



Board of Directors Meeting

September 11, 2025

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

August 14, 2025

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 August 14, 2025, 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

Sean Alley	Spencer Lightsey
Leslie Ashby	Tyler Merritt
Kinder Baumgartner	Roland Kennedy
Genora Boykins	Sean Liu
Clay Crawford	Ben Llana
Marcus Davis	Nick Massad
Jacques D’Rovencourt	Sherea McKenzie
Kelly Foreman	Kenny Meyer
Irma Galvan	Brandon Oliver
Marian Harper	Edna Ramos
C.C. Huang	Frem Reggie
Angus Hughes	John Schafer
Antoinette “Toni” Jackson	Richard Torres
Robbi Jones	Reggie Wilson

and all of the above were present, except Directors Davis, Foreman, Galvan, Huang, Hughes, Liu, McKenzie, Sanchez, and Wilson.

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, Andy Corbin, Brett DeBord, Scott Finke, Cassie Hoeprich, Justin Jerkins, Andres Laucirica, Amanda Marquez, Alyssa Mason, Dusty McCartney, Jamie Perkins, Albert Sanchez, and Ann Taylor, all with the District; and Clark Lord with Bracewell, outside counsel to the District.

Those present on behalf of the public included Linda Trevino from METRO; Wu Shih-Tsung from OpicOil; Terry Stanfield and TJ Tirado from Better Homes & Gardens/Gary Greene Real Estate; and Robert Williamson from the City of Houston.

WELCOME

Chair Ashby presided over the meeting and welcomed all Directors, Staff, and meeting attendees. Marian Harper served as Secretary. A 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.

APPROVAL OF MINUTES

The Board considered approving the minutes of the June 12, 2025, regular meeting of the Board of Directors. Chair Ashby called for comments and questions.

Hearing none, she called for a motion. Director Crawford moved, and Treasurer Torres seconded; and the June 12, 2025, minutes were approved, as presented.

FINANCE AND ADMINISTRATIVE MATTERS

Approval of Interim Financial Statements and Ratification of Expenditures

Chair Ashby invited Treasurer Torres to present the interim financial statements and check registers for the periods ending June 30 and July 31, 2025. Treasurer Torres shared highlights from the June and July financial statements and checked registers, then called for questions or comments.

Hearing none, Chair Ashby called for a motion to accept the June and July 2025 financial statements and check registers. Director Kennedy moved, and Secretary Harper seconded; and the Board accepted the financial statements and check registers as presented.

Second Quarter Investment Report

Continuing, Treasurer Torres presented highlights from the Second Quarter Investment Report, then called for comments or questions.

Hearing no comments or questions, Chair Ashby made a motion for the Board to accept the Second Quarter Investment Report. Director Ramos moved, and Director Jackson seconded; and the Second Quarter Investment Report was received, as presented.

Second Quarter DBE Report

Chair Ashby asked Jana Gunter to present highlights from the Second Quarter DBE Report. Ms. Gunter proceeded by sharing highlights from the report. No questions were asked, and no discussion took place.

Chair Ashby called a motion to accept the Second Quarter DBE Report. Director Jackson moved, and Director Kennedy seconded; and the Board accepted the Second Quarter DBE Report, as presented.

ITEMS PERTAINING TO THE DISTRICT'S SERVICE PLAN RENEWAL

Chair Ashby invited President Larson to share updates on behalf of the Service Plan Renewal Taskforce and the District's Service Plan Renewal process. President Larson announced that the goal of receiving signed petitions totaling over 50% of the taxable value has been met. Next, he shared information about the types of properties these petitions represent; these include the energy sector, downtown landmark properties, major hotels, and approximately 2,000 residential units.

President Larson concluded by outlining the next steps needed to move ahead, which include validation of each petition through outside counsel, Board approval of the Order included in the previously provided materials, setting a public hearing date, and appointing a hearing examiner. Questions were asked and answered, and a discussion ensued.

Chair Ashby called for a motion for the Board to consider approving the following three action items related to the Service Plan Renewal:

- (i) approve the Order Establishing and Calling a Public Hearing on Property Owner Petitions Requesting Services and Improvements for the Houston Downtown Management District;
- (ii) permit the President / Executive Director of the District with the authority to set the date, time and location of the Public Hearing; and
- (iii) permit District's outside counsel to assist with the appointment of a Hearing Examiner(s).

The motion was moved by Director Crawford, and seconded by Director Ramos; and the Board approved the above three action items to move ahead with the Service Plan Renewal process, as presented.

PROGRAM AUTHORIZATIONS

Planning & Economic Development – Cassie Hoeprich introduced an item on behalf of the Planning & Economic Development team for Board consideration:

- (i) Authorize an agreement and approve related expenditures with Piper Faust Public Art for the selection, curation, production, and installation of window vinyl art, in an amount not to exceed \$150,000. Questions were raised and answered, and discussion ensued. Chair Ashby called for a motion, moved by Director Reggie, and seconded by Director Kennedy, and the Board approved this request as presented.

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

- (i) Authorize expenditure to the City of Houston for enhanced street lighting electricity expenses for 2024, in an amount not to exceed \$55,000. Questions were asked and answered, and a discussion ensued. Chair Ashby called for a motion, moved by Director Kennedy, and seconded by Director Massad; and the Board approved this request as presented.

STRATEGIC ALIGNMENT UPDATES

President Larson referred to the Strategic Alignment report in the materials previously provided. He encouraged Board members to review the information and reach out if anyone had questions. No action was needed.

OTHER BUSINESS & ADJOURNMENT

Chair Ashby reminded the Board of the upcoming meetings:

- Enhance Committee - Monday, August 18th (12:00-1:30 PM)
- Connect Committee - Tuesday, August 19th (12:00-1:30 PM)
- Thrive Committee - Wednesday, August 20th (12:00-1:30 PM)
- Engage Committee - Thursday, August 21st (12:00-1:30 PM)
- Board meeting – Thursday, September 11th (12:00-1:30 PM)

She then asked if any further business needed to come forth to the Board. No additional business was presented, and the meeting was adjourned at 1:13 PM.

Marian Harper, Secretary
Houston Downtown Management District

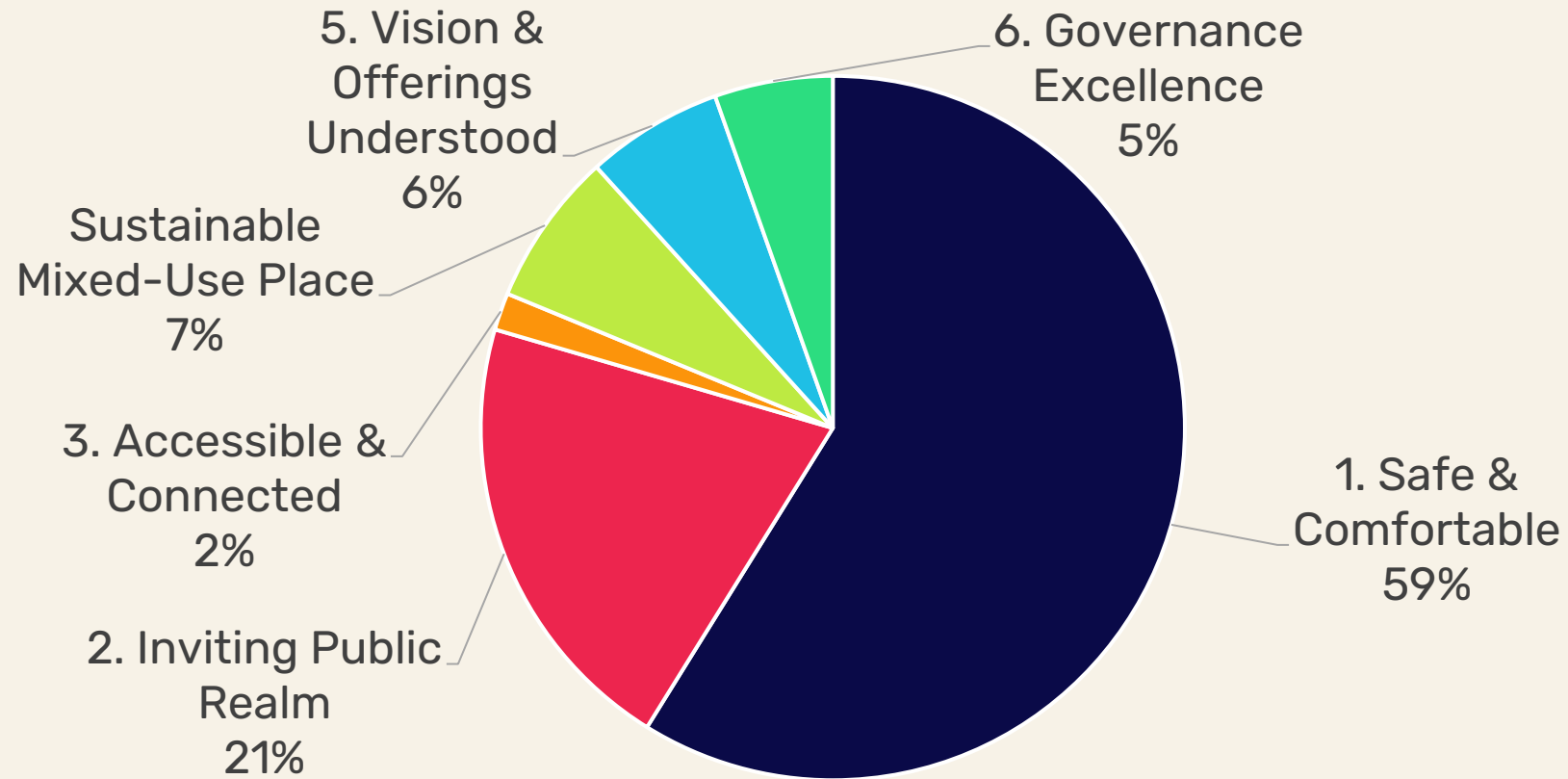
HDMD Financial Summary

August 2025

SEPTEMBER 11, 2025

**DOWNTOWN
HOUSTON+**

2025 AMENDED ANNUAL BUDGET



Total \$35,679,771

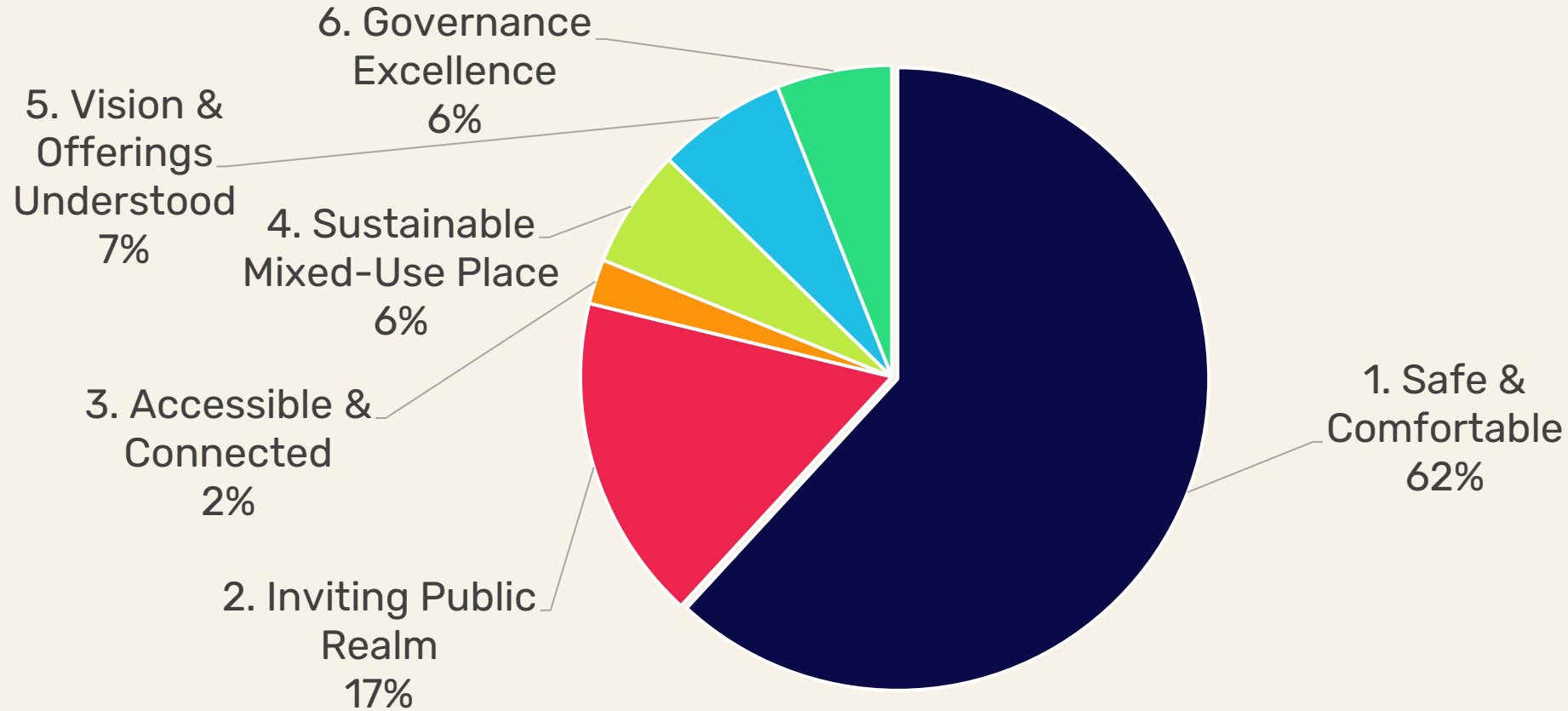
Operating: \$20,640,821 Amended Capital: \$15,038,950

YTD BALANCE SHEET

August 2025

- Assets
 - Cash Balance is \$996K
 - TexPool Investments \$12.8M
 - 2024 Assessments Due: \$51K or 99% have been collected.
- Liabilities
 - Reserves for Property Value Protests are \$1.3M
- Fund Balance
 - Unrestricted Operating Fund Balance is \$8.2M
 - Capital Restricted Fund Balance is \$4.6M

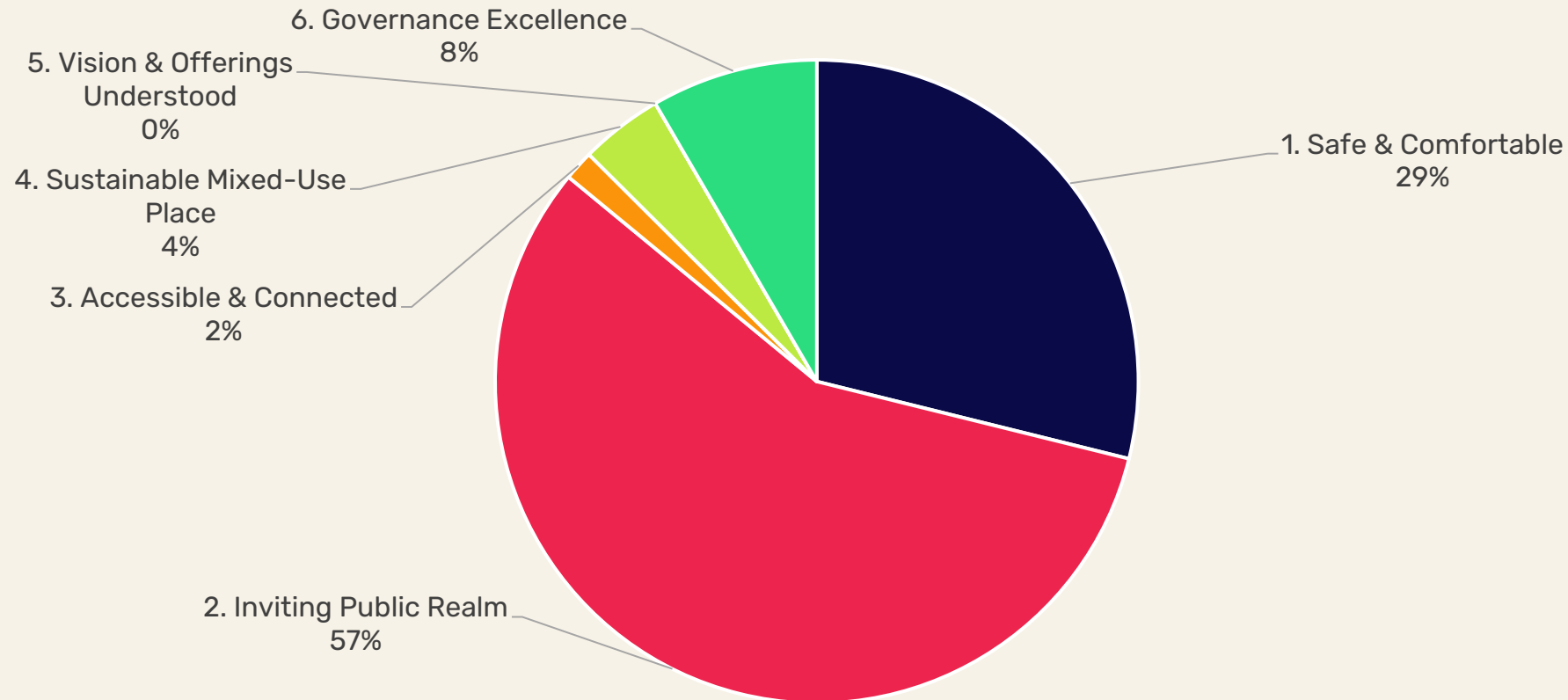
AUGUST 2025 OPERATING SPENDING



Total \$10,533,181

Budget Expended 51% at August 31, 2025

AUGUST 2025 CAPITAL SPENDING



Total \$2,128,572

Budget Expended 53% at August 31, 2025

AUGUST 2025 BUDGET NOTES

Amended Revenues are \$3.7M under budget

- **\$3M or 86% attributed to Capital reimbursements from FTA/TxDot**
- **Project Revenue**
 - \$39K under budget – MSP Kiosk Petite Lucie opening delayed to late-November.
 - \$97K under budget – Sponsorships ramping up with a new team member dedicated to this effort.
 - Amended budget-Capital reimbursements: \$7M (FTA), \$4.83M (TxDot), \$400K (Metro Rail Line).
 - Main Street construction began in June: Mill & Overlay starts late fall.
 - Capital Project Revenue \$3M under budget – FTA grant reimbursement paperwork is under review.
- **Other Income**
 - \$164K under budget – FEMA funds for 2025 received early in 2024

AUGUST 2025 BUDGET NOTES

Operating Expenses are \$1.9M under budget

- **Downtown Feels Safe & Comfortable**

- Accounts for 56% of the variance, primarily due to delayed invoicing from Block by Block and Seal Security

- **Public Realm is Charming**

- Represents 36% of the variance, driven by:
 - Lower-than-expected fountain repair and maintenance costs
 - Adjusted event schedules
 - Unspent art programming and consulting funds

- **Downtown's Vision and Offering Understood by All**

- Makes up the remaining 8%, with savings from Marketing contract revisions and complimentary work provided by vendors.

AUGUST 2025 BUDGET NOTES

Amended Capital Expenses are \$3.2M under budget

- **Public Realm is Charming**

- Represents 84% of the variance, driven by:
 - Timing of project invoices for Main Street Promenade and Improved Pedestrian Connection

- **Vibrant Sustainable Mixed-Use Place**

- Contributes 12% of the variance, due to the timing of the funding of the Retail Challenge Grants and the Downtown Living Initiative (DLI) rebates. Rebates are pending resolution of property protests and court documentation.

CHECK REGISTER

August 2025

- Total checks issued were \$2.0 million
 - Block by Block - \$552K – contract services
 - Jerdon Enterprise, LP - \$300K – Main Street Promenade (to be reimbursed by FTA)
 - Main Street Market Square (DRA) – \$199K – DLI 2024 reimbursement
 - Color Specialist Landscaping, Inc. - \$158K – summer plantings
 - Seal Security Solutions - \$119K – contract services
 - Regency Main LLC - \$111K – assessment refund
 - Finger FSC Crawford, Ltd – \$84K – DLI 2024 reimbursement

**DOWNTOWN
HOUSTON+**



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 August 31, 2025 and 2024, 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,

nctp cpas, pllc

Houston, Texas
September 5, 2025

Houston Downtown Management District
Governmental Fund Balance Sheets and
Statement of Net Position
For the period ended August 2025, and August 2024

	2025			2024		
	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	9,835,500	3,929,061	13,764,561	10,506,916	4,646,943	15,153,859
Assessments Due	47,092	3,486	50,577	236,935	19,348	256,283
Accounts Receivable	823,763	-	823,763	529,481	-	529,481
Prepaid Expense	60,246	-	60,246	26,235	-	26,235
Property & Equipment, Net	473,133	106,386	579,519	550,654	-	550,654
Right of Use Lease Assets, Net	2,212,859	-	2,212,859	2,527,638	-	2,527,638
Intercompany Rec/Pay	(665,991)	665,991	-	(1,192,778)	1,192,778	-
Total Assets	<u>12,786,602</u>	<u>4,704,923</u>	<u>17,491,525</u>	<u>13,185,081</u>	<u>5,859,069</u>	<u>19,044,150</u>
Liabilities						
Accounts Payable & Accrued Expenses	964,622	2,572	967,193	446,898	-	446,898
Lease Liabilities	2,448,528	-	2,448,528	2,723,709	-	2,723,709
Deferred Revenue	-	-	-	-	-	-
Reserve for Refunds due to Property Protests	1,198,336	57,214	1,255,550	1,337,571	88,721	1,426,292
Total Liabilities & Deferred Revenue	<u>4,611,486</u>	<u>59,786</u>	<u>4,671,272</u>	<u>4,508,178</u>	<u>88,721</u>	<u>4,596,899</u>
Fund Balances						
Unreserved, Undesignated	7,780,459	-	7,780,459	7,876,903	-	7,876,903
Unreserved, Designated for Catastrophy	394,656	-	394,656	800,000	-	800,000
Reserved for Capital Projects	-	4,645,138	4,645,138	-	5,770,348	5,770,348
	<u>8,175,116</u>	<u>4,645,138</u>	<u>12,820,253</u>	<u>8,676,903</u>	<u>5,770,348</u>	<u>28,894,502</u>
Total Liabilities, Deferred Revenue & Fund Balances	<u>12,786,602</u>	<u>4,704,923</u>	<u>17,491,525</u>	<u>13,185,081</u>	<u>5,859,069</u>	<u>19,044,150</u>

Houston Downtown Management District
Statement of Activities
For the period ended August 2025, and August 2024

	Operating YTD Actual	Capital YTD Actual	Total YTD Actual	Amended 2025 Budget	% Budget Received	% Year Elapsed	Notes
Revenue							
Assessment Revenue	-	-	-	17,168,132	0%	67%	
Operations Revenue	1,067,763	-	1,067,763	1,766,540	60%	67%	
Project Revenue	184,297	-	184,297	11,762,500	2%	67%	1
Other Income	56,415	-	56,415	220,316	26%	67%	2
Interest Income	406,677	95,354	502,032	832,025	60%	67%	
Total Revenues	\$ 1,715,153	\$ 95,354	\$ 1,810,507	\$ 31,749,513	6%	67%	
Expenses					% Budget Expended		
Downtown Feels Safe & Comfortable at All Times							
Collaboration to Maintain Low Crime Rate	2,542,282	-	2,542,282	4,545,784	56%	67%	3
Reduced Presence of Homeless & Street Persons	675,815	-	675,815	1,177,417	57%	67%	
Downtown Sidewalks are Comfortably Lighted	120,504	-	120,504	252,526	48%	67%	4
Downtown Clean & Well-Kept Appearance	3,067,223	-	3,067,223	6,006,162	51%	67%	3
Remove Signs of Disorder in Downtown	39,138	-	39,138	60,906	64%	67%	
Prepare for Emergencies	68,815	-	68,815	104,153	66%	67%	
	6,513,777	-	6,513,777	12,146,948	54%	67%	
Public Realm is Charming, Inviting, Beautiful & Celebrates the Life of the City							
Key Pedestrian Streets are Inviting	419,822	-	419,822	645,561	65%	67%	
Public Spaces Managed, Programmed, & Delightful	1,076,370	-	1,076,370	2,279,119	47%	67%	5
Place of Civic Celebration	288,722	-	288,722	1,341,872	22%	67%	6
	1,784,915	-	1,784,915	4,266,553	42%	67%	
Accessible to Region & Easy to Get Around							
Effective Transit Access More Places, More Hours	168,134	-	168,134	178,221	94%	67%	7
Convenient Circulation Without Personal Vehicle	-	-	-	-	N/A	67%	
Easy to Find Way Around	24,894	-	24,894	95,425	26%	67%	8
Connect Neighborhoods & Districts Inside/Outside Downtown	42,410	-	42,410	64,503	66%	67%	
Convenient, Understandable & Managed Parking	9,894	-	9,894	14,740	67%	67%	
	245,332	-	245,332	352,888	70%	67%	
Vibrant, Sustainable Mixed-Use Place							
Best Place to Work in Region	103,103	-	103,103	222,196	46%	67%	9
Exciting Neighborhoods to Live In	500,393	-	500,393	1,156,553	43%	67%	10
Competitive Shopping Place	34,031	-	34,031	57,695	59%	67%	
Remarkable Destination for Visitors	13,005	-	13,005	20,136	65%	67%	
	650,532	-	650,532	1,456,579	45%	67%	
Downtown's Vision & Offering Understood By All							
Market to Region	376,380	-	376,380	727,134	52%	67%	11
Promote Downtown's Ease of Use	55,993	-	55,993	84,604	66%	67%	
Vision/Development Framework Understood By All	195,802	-	195,802	358,529	55%	67%	12
Tools to Assist Continued Redevelopment	29,660	-	29,660	46,291	64%	67%	
Develop & Main Information to Support Downtown	51,082	-	51,082	80,870	63%	67%	
	708,917	-	708,917	1,297,428	55%	67%	
District Governance & Service Known for Excellence							
Engage Stakeholders in Decision Making	510,006	-	510,006	957,106	53%	67%	13
Communications to Owners, Tenants & Others	67,935	-	67,935	111,619	61%	67%	
Preservation of District's Capital Assets	51,769	-	51,769	51,700	100%	67%	14
	629,709	-	629,709	1,120,425	56%	67%	
Capital Improvement & Expenditures							
Downtown Feels Safe & Comfortable	-	607,898	607,898	1,150,620	53%	67%	15
Public Realm is Charming, Inviting & Beautiful	-	1,202,640	1,202,640	1,470,303	82%	67%	16
Accessible to Region & Easy to Get Around	-	31,694	31,694	224,989	14%	67%	17
Vibrant, Sustainable Mixed-Use Place	-	87,477	87,477	887,272	10%	67%	18
Downtown's Vision & Offering Understood By All	-	-	-	-	N/A	67%	
Capital Replacement Expenditure	-	198,863	198,863	265,765	75%	67%	19
	-	2,128,572	2,128,572	3,998,949	53%	67%	
Total Expenses	10,533,181	2,128,572	12,661,754	24,639,771	51%	67%	
Depreciation Expense	75,901	16,688	92,589	125,129	74%	67%	
Fund Balance Allocation				3,245,387			
Excess of Revenue Over Expenses GAAP Basis	(8,893,929)	(2,049,906)	(10,943,835)	10,230,000			

Houston Downtown Management District
Statement of Activities
For the period ended August 2025, and August 2024

	Operating YTD Actual	Capital YTD Actual	2025 Total YTD Actual	2024 Total YTD Actual	Fav (Unfav) Variance	% Var
Revenue						
Assessment Revenue	-	-	-	-	-	N/A
Operations Revenue	1,067,763	-	1,067,763	482,382	585,381	121%
Project Revenue	184,297	-	184,297	32,816	151,481	462%
Other Income	56,415	-	56,415	13,665	42,750	313%
Interest Income	406,677	95,354	502,032	658,064	(156,032)	-24%
Total Revenues	\$ 1,715,153	\$ 95,354	\$ 1,810,507	\$ 1,186,927	\$ 623,580	53%
Expenses						
Downtown Feels Safe & Comfortable at All Times						
Collaboration to Maintain Low Crime Rate	2,542,282	-	2,542,282	2,166,264	(191,194)	-9%
Reduced Presence of Homeless & Street Persons	675,815	-	675,815	619,569	(56,246)	-9%
Downtown Sidewalks are Comfortably Lighted	120,504	-	120,504	117,625	(2,879)	-2%
Downtown Clean & Well-Kept Appearance	3,067,223	-	3,067,223	3,149,590	82,367	3%
Remove Signs of Disorder in Downtown	39,138	-	39,138	45,814	6,676	15%
Prepare for Emergencies	68,815	-	68,815	369,941	301,126	81%
	6,513,777	-	6,513,777	6,468,804	(44,973)	-1%
Public Realm is Charming, Inviting, Beautiful & Celebrates the Life of the City						
Key Pedestrian Streets are Inviting	419,822	-	419,822	408,777	(11,046)	-3%
Public Spaces Managed, Programmed, & Delightful	1,076,370	-	1,076,370	1,299,367	222,996	17%
Place of Civic Celebration	288,722	-	288,722	524,734	236,012	45%
	1,784,915	-	1,784,915	2,232,878	447,963	20%
Accessible to Region & Easy to Get Around						
Effective Transit Access More Places, More Hours	168,134	-	168,134	13,272	(154,862)	-1167%
Convenient Circulation Without Personal Vehicle	-	-	-	-	-	N/A
Easy to Find Way Around	24,894	-	24,894	28,748	3,854	13%
Connect Neighborhoods & Districts Inside/Outside Downtown	42,410	-	42,410	42,485	75	0%
Convenient, Understandable & Managed Parking	9,894	-	9,894	8,462	(1,432)	-17%
	245,332	-	245,332	92,966	(152,366)	-164%
Vibrant, Sustainable Mixed-Use Place						
Best Place to Work in Region	103,103	-	103,103	253,015	149,911	59%
Exciting Neighborhoods to Live In	500,393	-	500,393	395,377	(105,016)	-27%
Competitive Shopping Place	34,031	-	34,031	12,644	(21,387)	-169%
Remarkable Destination for Visitors	13,005	-	13,005	11,390	(1,616)	-14%
	650,532	-	650,532	672,425	21,893	3%
Downtown's Vision & Offering Understood By All						
Market to Region	376,380	-	376,380	389,277	12,898	3%
Promote Downtown's Ease of Use	55,993	-	55,993	65,534	9,541	15%
Vision/Development Framework Understood By All	195,802	-	195,802	67,651	(128,151)	-189%
Tools to Assist Continued Redevelopment	29,660	-	29,660	17,850	(11,810)	-66%
Develop & Main Information to Support Downtown	51,082	-	51,082	15,361	(35,721)	-233%
	708,917	-	708,917	555,674	(153,243)	-28%
District Governance & Service Known for Excellence						
Engage Stakeholders in Decision Making	510,006	-	510,006	507,620	(2,385)	0%
Communications to Owners, Tenants & Others	67,935	-	67,935	40,779	(27,156)	-67%
Preservation of District's Capital Assets	51,769	-	51,769	46,972	(4,796)	-10%
	629,709	-	629,709	595,372	(34,337)	-6%
Capital Improvement & Expenditures						
Downtown Feels Safe & Comfortable	-	607,898	607,898	176,741	(431,157)	-244%
Public Realm is Charming, Inviting & Beautiful	-	1,202,640	1,202,640	187,408	(1,015,231)	-542%
Accessible to Region & Easy to Get Around	-	31,694	31,694	14,247	(17,447)	-122%
Vibrant, Sustainable Mixed-Use Place	-	87,477	87,477	31,654	(55,823)	-176%
Downtown's Vision & Offering Understood By All	-	-	-	-	-	N/A
Capital Replacement Expenditure	-	198,863	198,863	102,916	(95,947)	-93%
	-	2,128,572	2,128,572	512,967	(1,615,606)	-315%
Total Expenses	10,533,181	2,128,572	12,661,754	11,131,085	(1,530,669)	-14%
Depreciation Expense	75,901	16,688	92,589	60,698	(31,891)	-53%
Excess of Revenue Over Expenses GAAP Basis	(8,893,929)	(2,049,906)	(10,943,835)	(10,004,855)	(938,980)	9%

Houston Downtown Management District

Budget Notes (Capital Budget Amended in May, 2025)

For the Eight Months Ended August 31, 2025

Revenue Overview.

1) **Project Revenue:** Market Square Park Kiosk rent and utilities reimbursement income is under budget \$39K due to delays in the construction of the kiosk. The kiosk is scheduled to open in late-November. Sponsorships, a new budget line item, is under budget \$97K. The District is actively promoting sponsorship opportunities and a new team member who joined us in May is dedicated to this effort. Capital Project Revenue was amended to include the reimbursements from the FTA of \$7M for More Space Main Street construction, TxDot of \$4.83M for the Mill and Overlay of downtown streets and Metro of \$400K for paver repairs along the rail line. Construction began in June on Main Street. Mill and Overlay work will begin in the fall. Capital Project Revenue is under budget \$3M.

2) **Other Income:** Revenue is lower than plan due to \$164K in 2025 budgeted receipts for FEMA funding was received before the end of 2024.

Operating Budget

Expenses

3) **Goals 1a-Collaboration to Maintain Low Crime Rate, and 1d-Downtown Clean & Well-Kept Appearance:** Expenses under budget due to a one-month delay in invoicing from Block by Block.

4) **Goal 1c-Downtown Sidewalks are Comfortably Lighted:** Street lighting costs are \$65K under budget due to delayed City invoicing for 2024.

5) **Goal 2b-Public Spaces, Managed, Programmed and Delightful:** Fountain repairs and park maintenance are \$115K under budget; Downtown events are also \$189K under due to scheduling changes. Staffing costs are \$41K under budget.

6) **Goal 2c-Place of Civic Celebration:** \$31K in budgeted funds for art programming and consultants remain unspent.

7) **Goal 3a-Effective Transit Access More Places, More Hours:** The Fort Bend Transit grant of \$150K was fully funded in January and makes up 93% of the annual budget.

8) **Goal 3c-Easy to Find Way Around:** Wayfinding maintenance expenses are \$28K under budget due to invoicing delays.

9) **Goal 4a-Best Place to Work in Region:** Economic Development is \$43K under budget including Quarterly Market Reports, \$8K under, Marketing, \$22K under, Reference Materials and Research, \$17K under, and Admin Contractor expenses are \$5K over budget.

10) **Goal 4b-Exciting Neighborhoods to Live In:** DLI payments are \$81K over budget due to the timing. Rebates are delayed until protests are settled and court documents are submitted. 2025 payments are expected to align with budget.

11) **Goal 5a-Market to Region:** Marketing expenses are \$89K under budget due to \$20K in savings from contract revisions, \$11K under in web portal work, \$8K not yet spent for the Field Guide, \$10K (promotional items), \$17K (media), \$12K (photography), and \$9K (creative /strategy).

12) **Goal 5c-Vision Understood by All:** Planning expenses for Cool Corridors are \$59K under budget, and Streetscape designs are \$16K less

13) **Goal 6a-Engage Stakeholders in Decision Making:** \$12K over budget, driven by unplanned expenses related to summer interns.

14) **Goal 6c-Preservation of District's Capital Assets:** Insurance renewals were completed in January and remained within budget.

Amended Capital Budget - In 2025, HDMD allocated Admin Contractor expense for Capital Projects.

15) **Downtown Feels Safe & Comfortable:** The planned renewal for the flock cameras is expected to occur October 2025 for \$144K.

16) **Public Realm is Charming:** Main Street Promenade construction is under budget \$2.1M, improved pedestrian connections are \$400K under budget and paver stock is \$2K under plan.

17) **Accessible to Region & Easy to Get Around:** Accessible to Region is \$133K under budget. \$100K is forecasted for the Southeast Sidewalks project and \$33K is designated for Wayfinding signs.

18) **Vibrant, Sustainable Mixed-Use Place:** Includes Thrive Grants with \$373K awarded but pending funding due to outstanding reimbursement paperwork from awardees.

19) **Capital Replacement Expenditures:** Replacement expenditures are \$98K under budget. Expenses for the first eight months of the year are \$170K for repairs and replacements and \$6K in Admin Contractor services.

Operating-HDMD--Operating Fund-HDMD

Check register

September 2025

Date	Vendor	Document no.	Amount
Account no: 1890323643			
8/1/2025	VEN-00841--1720 Main LTD	36000	862.42
8/1/2025	VEN-00506--601 JEFFERSON TOWER (TX) LLC	36001	36,517.16
8/1/2025	VEN-00843--Aquarium-Downtown	36003	375.90
8/1/2025	VEN-00550--CLAYCO ACADEMY SPORTS NO 1 LTI	36005	397.94
8/1/2025	VEN-00848--COMMERCE MAIN STREET PROPERTI	36006	24.93
8/1/2025	VEN-00842--Fairfiel 1810 Main LP	36007	28,721.86
8/1/2025	VEN-00582--FANG LIVING TRUST	36008	342.83
8/1/2025	VEN-00512--GOLCONDA VENTURE	36009	4,823.50
8/1/2025	VEN-00585--HOUSTON HOTEL PARTNERS LLC	36010	5,466.46
8/1/2025	VEN-00673--HYCO INDUSTRIAL LTD	36011	335.18
8/1/2025	VEN-00849--NEWAY HOSPITALITY LP	36012	880.42
8/1/2025	VEN-00845--ONE ALLEN CENTER CO LLC	36013	7,268.36
8/1/2025	VEN-00851--PREMIER TOWER LP	36014	2,582.10
8/1/2025	VEN-00840--Regency Main LLC	36015	110,863.69
8/1/2025	VEN-00622--SPUS9 HSTN North Tower, LP	36016	5,631.20
8/1/2025	VEN-00847--THREE ALLEN CENTER CO LLC	36017	14,982.82
8/1/2025	VEN-00846--TWO ALLEN CENTER CO LLC	36018	47,969.49
8/1/2025	VEN-00289--UTS, LLC	36019	4,118.75
8/1/2025	VEN-00850--WEINROTH CONSULTANCY LTD	36020	57.50
8/4/2025	VEN-00386--Blumenthal		250.00
8/4/2025	VEN-00028--Carr Riggs & Ingram		700.00
8/4/2025	VEN-00372--Coopwoods Air Conditioning Inc.		2,643.09
8/4/2025	VEN-00044--Crest Printing		158.00
8/4/2025	VEN-00759--DANIELLE DUNN-RIDGILL		4,600.00
8/4/2025	VEN-00838--Lightcraft Outdoor		952.39
8/11/2025	VEN-00546--MVL ESTATES FOUR LLC	35997	228.00
8/13/2025	VEN-00380--ABC Home & Commercial services		145.00
8/13/2025	VEN-00530--Antoine Holmes		1,007.50
8/13/2025	VEN-00324--Associated Landscape Services LLC		27,725.15
8/13/2025	VEN-00525--Brandon Kpotie		1,040.00
8/13/2025	VEN-00526--Charles Franklin		1,300.00
8/13/2025	VEN-00569--Christina LaFour		520.00
8/13/2025	VEN-00531--Christopher Gilliam		1,040.00
8/13/2025	VEN-00331--City Of Houston - HPARD		212.44
8/13/2025	VEN-00393--CKP Communications Group LLC		1,000.00
8/13/2025	VEN-00039--Cold Creek Productions		33,250.00

8/13/2025	VEN-00044--Crest Printing	3,024.00
8/13/2025	VEN-00519--David Russell	520.00
8/13/2025	VEN-00327--DirecTV	104.98
8/13/2025	VEN-00517--Franklin Burnett	780.00
8/13/2025	VEN-00323--Gulf Coast Pavers, Inc	30,000.00
8/13/2025	VEN-00082--Hardy & Hardy	9,050.00
8/13/2025	VEN-00086--Home Depot Credit Services	822.37
8/13/2025	VEN-00102--Incontrol Construction LLC	22,428.99
8/13/2025	VEN-00532--Ivan Sosa-Castillo	1,040.00
8/13/2025	VEN-00527--Jacob Pena	520.00
8/13/2025	VEN-00520--Jennifer Kennedy	1,440.75
8/13/2025	VEN-00595--Joe O'Neal	1,560.00
8/13/2025	VEN-00528--Joell Matthews	260.00
8/13/2025	VEN-00126--Keith Gould	58.82
8/13/2025	VEN-00146--Lincoln Colwell	1,910.00
8/13/2025	VEN-00523--Marcus Labbe	1,040.00
8/13/2025	VEN-00721--Mario Maldonado	520.00
8/13/2025	VEN-00159--Maurice Duhon Jr	600.00
8/13/2025	VEN-00529--Moises Alfaro	1,300.00
8/13/2025	VEN-00604--Nancy Jones	260.00
8/13/2025	VEN-00185--Pfeiffer & Son, LTD.	10,352.94
8/13/2025	VEN-00199--Rae Security	220.00
8/13/2025	VEN-00560--SASHA SHEPARD	260.00
8/13/2025	VEN-00219--Seal Security Solutions, LLC	119,454.88
8/13/2025	VEN-00318--STERLING EXPRESS SERVICES	45.00
8/13/2025	VEN-00417--TEXAS SALSA CONGRESS	200.00
8/13/2025	VEN-00260--The Harris Center For Mental Health and IDD	22,541.67
8/13/2025	VEN-00271--Touch Agree Property	2,572.80
8/13/2025	VEN-00276--TriK Motorsports	2,388.36
8/13/2025	VEN-00277--Triple R Brothers	263.79
8/13/2025	VEN-00279--TXU Energy	484.85
8/13/2025	VEN-00283--Universal Plumbing Supply	239.50
8/13/2025	VEN-00302--Westpark Communications, L.P.	69.00
8/14/2025	VEN-00351--Dog Waste Depot	559.88
8/14/2025	VEN-00625--Finger FSC Crawford, Ltd	35998 83,615.00
8/14/2025	VEN-00151--Main Street Market Square (Downton)	35999 131,799.00
8/20/2025	VEN-00530--Antoine Holmes	520.00
8/20/2025	VEN-00324--Associated Landscape Services LLC	824.00
8/20/2025	VEN-00525--Brandon Kpotie	520.00
8/20/2025	VEN-00503--Challenge Entertainment	450.00
8/20/2025	VEN-00526--Charles Franklin	780.00
8/20/2025	VEN-00569--Christina LaFour	260.00

8/20/2025	VEN-00322--Color Specialist Landscaping, Inc	158,076.00
8/20/2025	VEN-00519--David Russell	520.00
8/20/2025	VEN-00517--Franklin Burnett	260.00
8/20/2025	VEN-00081--Hamilton Plumbing Services	630.00
8/20/2025	VEN-00088--Houston Business Journal	6,000.00
8/20/2025	VEN-00532--Ivan Sosa-Castillo	520.00
8/20/2025	VEN-00527--Jacob Pena	260.00
8/20/2025	VEN-00520--Jennifer Kennedy	670.00
8/20/2025	VEN-00595--Joe O'Neal	520.00
8/20/2025	VEN-00528--Joell Matthews	260.00
8/20/2025	VEN-00523--Marcus Labbe	520.00
8/20/2025	VEN-00721--Mario Maldonado	260.00
8/20/2025	VEN-00529--Moises Alfaro	780.00
8/20/2025	VEN-00172--NCTP-CPAS PPLC*	1,800.00
8/20/2025	VEN-00185--Pfeiffer & Son, LTD.	3,647.81
8/20/2025	VEN-00251--Texas Outhouse	598.58
8/20/2025	VEN-00259--The Davey Tree Expert Company	1,300.00
8/20/2025	VEN-00259--The Davey Tree Expert Company	700.00
8/20/2025	VEN-00279--TXU Energy	7,276.16
8/21/2025	VEN-00151--Main Street Market Square (Downtown) 36022	61,587.00
8/25/2025	VEN-00530--Antoine Holmes	260.00
8/25/2025	VEN-00404--AT&T	799.08
8/25/2025	VEN-00497--BIII GStreet LLC	21,529.18
8/25/2025	VEN-00321--Block by Block	552,430.68
8/25/2025	VEN-00525--Brandon Kpotie	780.00
8/25/2025	VEN-00425--Centra 417 San Jacinto LLC	3,125.00
8/25/2025	VEN-00526--Charles Franklin	780.00
8/25/2025	VEN-00569--Christina LaFour	260.00
8/25/2025	VEN-00372--Coopwoods Air Conditioning Inc.	1,664.34
8/25/2025	VEN-00374--CoStar Realty Information, Inc.	1,687.26
8/25/2025	VEN-00759--DANIELLE DUNN-RIDGILL	1,600.00
8/25/2025	VEN-00519--David Russell	260.00
8/25/2025	VEN-00695--Engage by Cell	10,057.00
8/25/2025	VEN-00517--Franklin Burnett	260.00
8/25/2025	VEN-00082--Hardy & Hardy	4,400.00
8/25/2025	VEN-00532--Ivan Sosa-Castillo	520.00
8/25/2025	VEN-00527--Jacob Pena	260.00
8/25/2025	VEN-00520--Jennifer Kennedy	722.00
8/25/2025	VEN-00595--Joe O'Neal	1,560.00
8/25/2025	VEN-00447--Jordan Dunn-Ridgill	4,300.00
8/25/2025	VEN-00523--Marcus Labbe	520.00
8/25/2025	VEN-00529--Moises Alfaro	1,040.00

8/25/2025	VEN-00199--Rae Security	595.57
8/25/2025	VEN-00212--Ronald Cooks	275.00
8/25/2025	VEN-00217--Sabrina Naulings	275.00
8/25/2025	VEN-00220--SEARCH Homeless Services	11,859.45
8/25/2025	VEN-00563--TEXAS PRIDE DISPOSAL	2,091.52
8/25/2025	VEN-00259--The Davey Tree Expert Company	450.00
8/25/2025	VEN-00271--Touch Agree Property	2,572.80
8/25/2025	VEN-00276--Trik Motorsports	892.50
8/25/2025	VEN-00290--Verizon Wireless	667.56
8/25/2025	VEN-00534--Vestis Group, Inc	208.85
8/25/2025	VEN-00299--We 68 LLC	5,325.83
		<u>1,684,868.83</u>

Capital-HDMD--Capital Fund-HDMD
Check register
September 2025

Date	Vendor	Amount
Account no: 1890323635		
8/25/2025	VEN-00369--Environmental Design INC	2,311.25
8/25/2025	VEN-00115--Jerdon Enterprise, LP	299,501.98
8/14/2025	VEN-00151--Main Street Market Square (Downtown Redevelopment Authority)	4,569.00
8/13/2025	VEN-00174--Neon Electric Corporation	17,184.00
		<u>323,566.23</u>

HDMD Renewal Process Moves Forward

NOTICE OF PUBLIC HEARING OF THE HOUSTON DOWNTOWN MANAGEMENT DISTRICT TO CONSIDER ADVISABILITY OF APPROVING THE ASSESSMENT PLAN ASSESSMENT ROLL AND THE LEVY OF ASSESSMENTS ON PROPERTY WITHIN THE DISTRICT

DATE & TIME: September 30, 2025; 3:00 p.m.

PLACE: Houston Downtown Management District
1221 McKinney Street, Suite 4250
Houston, Texas 77010
H-Town Conference Room

GENERAL NATURE OF THE PROPOSED IMPROVEMENTS AND SERVICES:

The Houston Downtown Management District (the "District") was created to provide services and improvements in the downtown area of the City of Houston, Texas, as authorized by Senate Bill 1620, Acts of the 74th Legislature, Regular Session, 1995, codified as Chapter 3801, Texas Special Districts Code and by Chapter 375, Texas Local Government Code. The District proposes that assessments for services and improvements be levied over a ten-year period, as set forth in the proposed Service and Improvement Plan and Assessment Plan (the "Plan"). Funds received from the assessment will be used to provide services and improvements in the areas of five Plan goals: (i) Champion major projects, initiatives, and investment that will improve Downtown; (ii) Enhance and maintain a comfortable, welcoming, and well-managed public realm; (iii) Drive vibrancy through improved street level connectivity, a commitment to walkability, and inclusive programming strategies; (iv) Foster a vital and thriving economy through business growth, residential expansion, and enhanced reasons to be in Downtown; and (v) Develop a hivedmind of intelligence and goodwill by genuinely engaging and convening stakeholders; all as further described in the Plan.

ESTIMATED COST OF THE PROPOSED SERVICES AND IMPROVEMENTS:

The annual operating cost is estimated to be \$20,119,901 and the Plan's total operating expenditure cost over the ten-year period is estimated to be \$253,065,953.

PROPOSED METHOD OF ASSESSMENT:

The District proposes to levy an assessment based on the assessed valuation of land and improvements in the 2024 certified appraised values by Harris County Appraisal District ("Plan Base Year"). The initial rate of assessment will be \$1,1695 per \$100 of assessed valuation for the Plan Base Year. For subsequent years 2027-2035, if the certified HCAD assessed valuation increases, the assessment will be based on such increased assessed value. However, the assessment in any year of the Plan shall not be based below the assessed value established by the Plan Base Year. The annual rate of assessment may increase no more than 5% per year. The determination of annual adjustments in program budgets and assessment rates will be subject to the review and approval of the District Board of Directors, consistent with the increase in the Houston-area consumer price index (CPI) and increases in other program costs.

All residents and property owners within the District and all other interested persons are hereby invited to appear in person, or by their attorney, and offer testimony regarding the proposed Plan, the assessment, the assessment roll and any other issue presented at the hearing. Oral or written objections to or in support of the District's proposed Plan will be considered at the hearing.

For further information, please contact Alyssa Mason at (713) 650-3022, ext. 1006.

1. Petitions Still Being Collected.

- Collected 50.56% by August 14 Board Meeting.
- Collected 1% through 3 Additional Petitions.
- Still collecting signatures to October 9th Board Meeting.
- Keeping website up to date
- Receiving inquiries from residents – offering presentations.

2. Public Hearing to be held September 30th

- Published + Mailed August 27th.
- Held at 1221 McKinney, Suite 4250 at 3 PM
- Hearings Examiner will host

3. Board Action October 9 or Nov 13

- Examiner Report presented to Board following public hearing
- Board's Final Action to Adopt Service Plan, Set Assessment Rate

ACTION ITEM	Authorize a professional services agreement with SWA Group for the design and engineering work for the Cool Connected Corridors project.
SERVICE PLAN	2021-2025
Account Code	583-810
Budget & Year	\$660,000 2025
REQUEST	Not to exceed \$660,000
DESCRIPTION	District staff requests authorization of \$660,000 to design public realm improvements along our designated 2025 Cool Connected Corridors: Texas Avenue and sections of McKinney Street and Preston Street. This project is one of the key initiatives for 2025 outlined in the Public Realm Action Plan. The design will include trees, native plants, shade structures, lighting, and potentially other distinctive wayfinding elements. This design process will yield a cohesive design language for these types of enhancements so that we can continue to add to future Cool Connected Corridors. The overall goal of the Cool Connected Corridors is to create vibrant, pedestrian-friendly links between Downtown's major destinations by enhancing comfort and amenities. The design and implementation of the enhancements to our corridors will be installed in time for the World Cup events, which begin in June 2026. Complementing these public realm improvements are our retail grant programs are also focusing on the same corridors (Texas Avenue, McKinney, and Preston Streets) as well as Main Street. We will also be developing programming specifically for these corridors to increase overall vibrancy and activation.
DISCUSSION	The SWA Group and their subconsultant team were selected through a competitive Request for Qualifications (RFQ) process. A panel of reviewers, including Houston Downtown Management District (HDMD) board members and a Downtown Redevelopment Authority (DRA) board member, evaluated the proposals.
DBE PARTICIPATION	SWA Group's team includes DBE firms.

ACTION ITEM	Authorize additional 2025 expenditure with WE 68 for leasing warehouse space.
SERVICE PLAN	2021-2025
Account Code	822.252
Budget & Year	\$60,000 2025
REVISED REQUEST	Not to exceed \$68,000 (additional \$8,000 from prior authorization)
DESCRIPTION	This action provides for the monthly rent and the CAM reconciliation for the warehouse lease at 3711 Polk for 2025.
DISCUSSION	The CAM (Common Area Maintenance) expenses for the building have increased and the amount for the reconciliation was not budgeted into the prior authorization amount.
M/WBE Participation	WE 68 is not a DBE.

Project Spotlight: 2025 Holiday

Planning

(presentation will be shared at meeting)



DOWNTOWN HOUSTON+

STRATEGIC ALIGNMENT PLAN UPDATES

September 2025

GOAL 1

Champion major projects, initiatives and investments that improve Downtown.

1.4 Plan collaboratively for Downtown’s evolving edges, connections, and major attractions.

Highlight: HDMD’s last mile transportation study was completed in June and presented to the Host Committee / Sports Authority (HC/SA) staff in July. The HC/SA was very receptive to the recommendations, especially those involving the creation of comfortable, legible paths of travel between the METRO red line and the Fan Fest in EaDo. As a next step, the HC/SA will engage Brian Mason from Transtar, the Chair of the HC/SA Transportation Committee, to discuss elements for implementation. Additionally, after discussions with HC/SA, they have accepted DTH+’s recommendation to establish a place-based community stakeholder committee to facilitate information flow and coordination. DTH+ leadership will Co-Chair the effort alongside the Executive Director from the EaDo Management District. Invitees will include other Management Districts, parks, TIRZs and comparable place-based organizations. This effort is intended to help fill a pervasive need to facilitate comprehensive information about preparations for the 40-day long event and maximize opportunities for coordination. The first meeting was held on August 27, with meetings continuing monthly through the event or as needed.

Participating Agency:



1.5 Collaborate with partners such as the City of Houston, Harris County, GHP and Houston First to leverage opportunities for shared strategies to improve Downtown Houston

Highlight: Downtown Houston’s holiday initiatives are advancing toward a cohesive “City Lights” destination that reinforces Downtown’s position as the region’s premier festive hub. A completed proposal is prepared for submission to Houston First to activate Lynn Wyatt Square with complementary programming throughout the campaign. Ongoing coordination with major destinations—Discovery Green, the Theater District, and POST HTX—as well as key property owners along key connected corridors, including McKinney, Texas, and Main Streets, are aligning activations and “Sweet Spot” installations to deliver an integrated, walkable experience across Downtown.

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: As part of the Main Street Promenade, a Silva Cell system is being installed to support a stronger, healthier tree canopy—the corridor’s primary cooling strategy. These underground modular grids guide root growth, expand soil volume, reduce compaction and filter more than 43,000 gallons of stormwater annually, while also augmenting resilience during severe weather. By enabling sycamores, elms, oaks and other tree species to thrive, the Silva Cells help deliver five times more shade coverage and lower surface and ambient temperatures, creating a cooler, more comfortable walking experience Downtown.

Participating Agency:



2.11 Broadly address the needs of people experiencing homelessness and the associated impacts.

Highlight: A novel arrangement proposed by DTH+ recently produced meaningful funding to advance the new plan to end street homelessness, plus other Downtown objectives such as parks and affordable housing. Previously, Precinct 1 Commissioner Rodney Ellis was at the precipice of discontinuing Harris County’s participation in the DRA/TIRZ 3. However, through the identification of shared goals and initiatives, the County, City and the DRA advanced a legal agreement to extend the County’s participation in the TIRZ. If the County had opted out fully, its revenue would have flowed back to the Countywide general fund vs. operating via the Precinct Commissioner’s direction. This relationship leveraged approximately \$15M annually to be invested in the new Remembrance Park, affordable housing, plus a 10% set-aside to the City to contribute to the ending street homelessness strategy.

Participating Agencies:



GOAL 3

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

3.1 Plan, design, and construct public infrastructure that supports safety and equity.

Highlight: As of September, construction on the Main Street Promenade spans five blocks, with four nearing substantial completion following tree plantings and paver installation. Improvements across these blocks to date include expanded ADA-accessible ramps, enhanced storm drainage and irrigation, refreshed utility connections, and defined spaces created for trees and landscaping. To support equitable access, DTH+ staff hold weekly office hours on Main Street and engage directly with businesses, residents and other stakeholders, providing real-time responses and support to help mitigate disruptions while construction progresses.

Participating Agency:



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

Highlight: “Underpassage,” the new experiential light and sound installations under Texas and Rusk, are taking shape. Hinting at delightful, human-centered neighborhood connections to come, bright paint and perforated metal cladding now grace support columns. Work is progressing on programmable lighting that will wash the highway undersides in a spectrum of colors, plus a special “human touch” to forge new bonds, reflect home team pride and welcome visitors from around the globe. A celebratory “switch flip,” is anticipated in early fall.

Participating Agency:



GOAL 4

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

4.9 Develop focused marketing materials and incentive programs intended to support storefront recruitment efforts.

Highlight: In partnership with the HDMD, DTH+ has been implementing the 2025 Thrive Storefront Grant Program, available to property owners and street-level retail businesses in Downtown. To date, the HDMD Thrive Committee has approved 13 storefront projects for a total of \$373K of approved reimbursements. Through a variety of exterior property improvements, these projects enhance retail storefront conditions, promote pedestrian safety, and contribute to the overall vibrancy of Downtown's cityscape. All project selections have been made by the HDMD Thrive Committee, with final approval coming from the Board of the HDMD.

Participating Agencies:



4.13 Be the go-to organization for Downtown market research and intelligence.

Highlight: DTH+ recently released the Q2 2025 Market Report, with key findings presented at the CHI Member's Quarterly Breakfast event. This is the eighth consecutive report since its Q3 2023 revival, marking two years of in-depth data sharing with Downtown stakeholders. In addition to CoStar real estate trends, this report covers visitor activity, major events, retail activity, and Downtown developments. This edition also introduced the Downtown Residential Survey, which gathered direct input from residents regarding demographics, motivations, and lifestyle preferences. DTH+ aims to continue expanding our research efforts through projects like this, strengthening our role as a trusted source of data for Downtown.

Participating Agencies:



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: Presentations to member organizations and their leadership teams reintroduced Downtown Houston+ and its affiliates, highlighting organizational history, current projects, and future initiatives. These sessions deepened awareness of the work underway and created enthusiasm for what lies ahead. The outcome has been stronger engagement across collaborative committees, with multiple new members joining. Recent discussions with the Houston Rockets and KPMG proved especially valuable, as leaders from both organizations expressed interest in contributing directly to committee efforts.

Participating Agencies:



5.2 Expand CHI-produced events and engagement opportunities to offer broader opportunities for stakeholders to engage with and participate in the Downtown community.

Highlight: The Aug 28 “Last Call for Summer” event brought together CHI member organizations, key partners, representatives from all three boards of directors, and members of The Beacon’s Board of Directors. The gathering offered valuable opportunities for connection and networking while marking the close of the season. A highlight was the introduction of Ana Rausch as the new CEO of The Beacon, a vital partner in Downtown Houston. Her introduction, paired with the strong participation, reinforced the momentum of our shared work ahead.

Participating Agencies:



Engagements

67,334

Total

Homeless Count

172

Average

Sidewalk Cleaning

4.16

Average

Garbage Disposed (Tons)

1142

Total

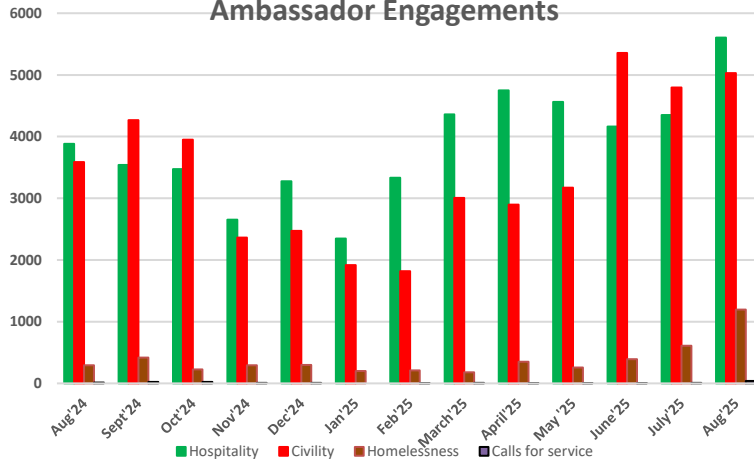
BF Clean/Graffiti/Bio

117948/4544/11338

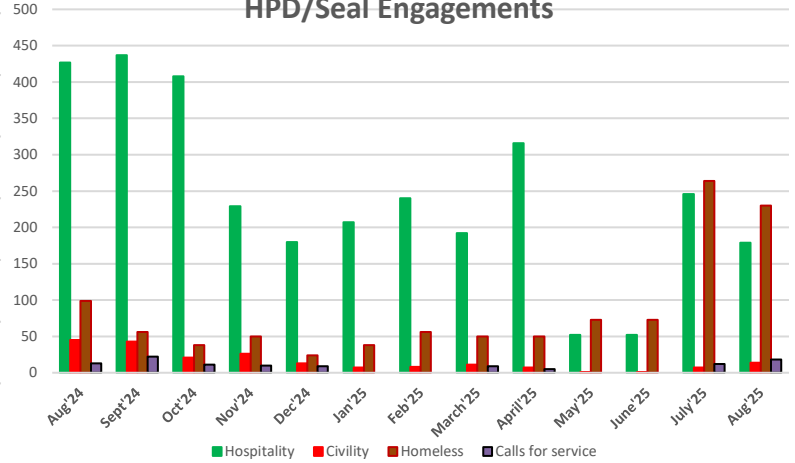
Total

Safety & Quality Control

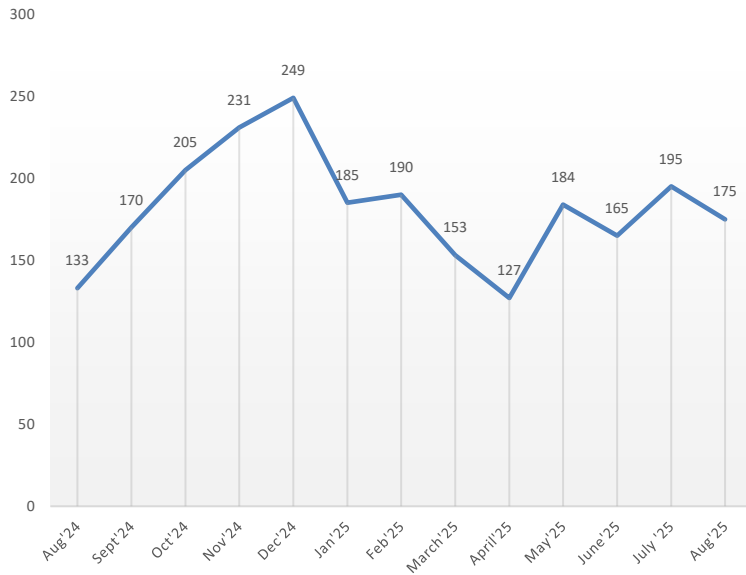
Ambassador Engagements



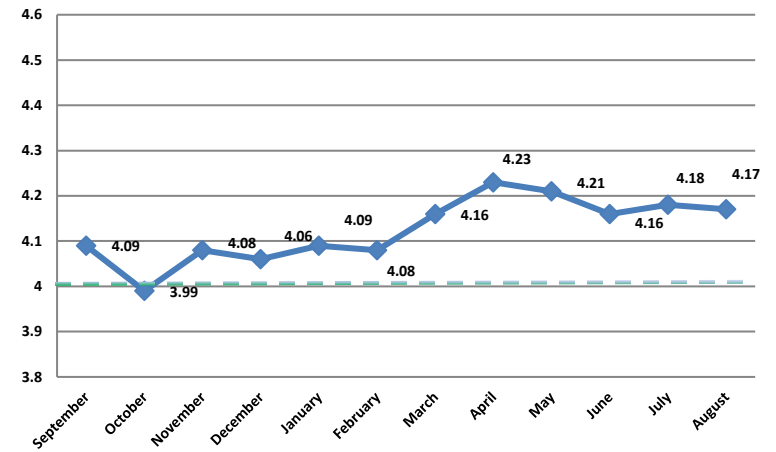
HPD/Seal Engagements



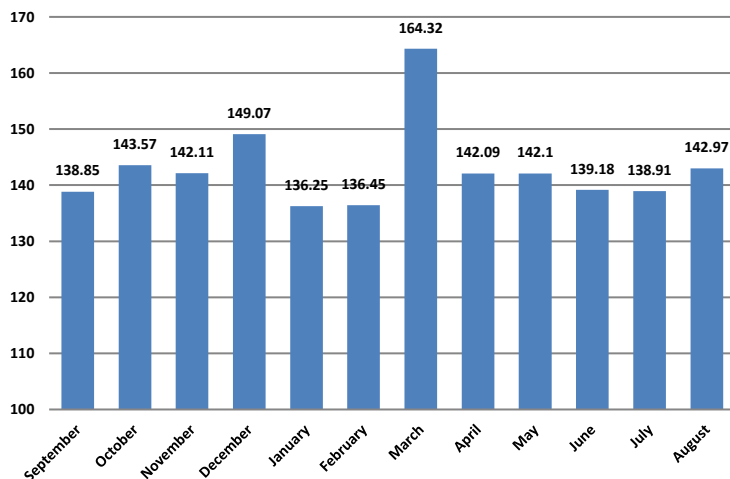
Homeless Count



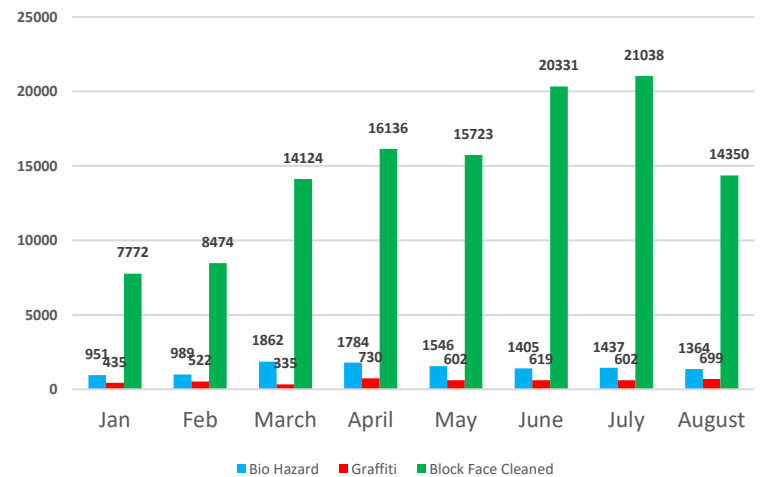
Sidewalk Cleaning



Garbage Disposed (Tons)



Tasks Completed



Engagement Metrics

August 2025

FOLLOWERS BY AGE

18-24 25-34 35-44 45-54 55-64 65+



FOLLOWERS BY GENDER

Female Male



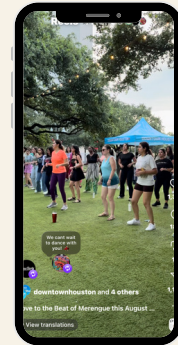
SOCIAL METRICS

	Instagram	Facebook	X	TikTok	LinkedIn
Total Reach	129,030	109K	4,412	5,931	3,259
Total Impressions	824,128	589,439	20,681	80,000	6,179
Total Followers	197,303 (915 New Followers)	155,747 (1,279 New Followers)	172,622 (254 New Followers)	8,592 (519 New Followers)	5,071 (61 New Followers)

TOP CONTENT OF THE MONTH

Get Down, Downtown - Merengue

Plays	246,716
Likes	5,382
Comments	458
Shares	5,799
Saves	1,613
Total Reach	146,964



TOP 3 VIEWED PAGES

1

Tunnels

13,974 Views

Unique Visitors: 8,237
Views/User: 1.70
Avg. Time: 52s

2

Calendar

13,673 Views

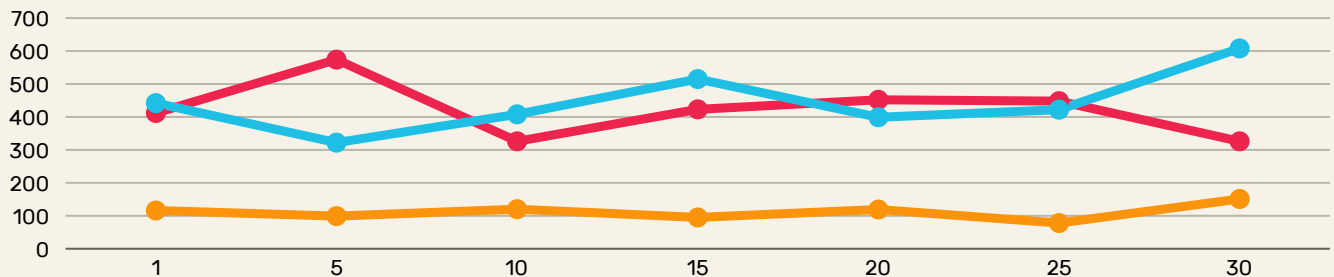
Unique Visitors: 6,932
Views/User: 1.97
Avg. Time: 42s

3

Market Square Park

3,668 Views

Unique Visitors: 2,621
Views/User: 1.40
Avg. Time: 25s



Event Metrics

August 2025



**TOTAL EVENT
ATTENDANCE**

673

**MARKET
SQUARE PARK**

303

**TREBLY
PARK**



**TOTAL
GAME ON!
CHECKOUTS**

120

**MARKET
SQUARE PARK**

64

**TREBLY
PARK**

EVENTS

