

**BELVEDERE MUNICIPAL UTILITY DISTRICT
NOTICE OF MEETING**

TO: THE BOARD OF DIRECTORS OF BELVEDERE MUNICIPAL UTILITY DISTRICT
AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given pursuant to V.T.C.A., Government Code § 551, that the Board of Directors of Belvedere Municipal Utility District will hold a regular meeting, open to the public, on November 17, 2020 at 6:00 p.m. via remote access.

This meeting will be held via videoconference in accordance with the Office of the Governor's March 16, 2020 proclamation suspending certain open meetings statutes in response to the current COVID-19 pandemic and statewide disaster declaration, as extended. No physical meeting space will be available.

Members of the public may listen to and participate in the meeting via videoconference or conference call. To participate in the meeting, please go to <https://global.gotomeeting.com/join/229842517> or dial toll-free **1-866-899-4679**, and enter the following Code **229-842-517**.

Any citizen having interest in these matters is invited to participate in the call at the designated times. Any citizen wishing to provide public comment on any agenda or non-agenda item must notify the District prior to the Board meeting by emailing Stefanie Albright at salbright@lglawfirm.com. At the presiding officer's discretion, speakers will be limited to three minutes to support the orderly flow of the meeting.

Meeting materials are available at www.belvederemud.org.

1. Receive public comments.
2. Discuss, consider, and take action to approve the minutes of the October 20, 2020 regular meeting.
3. Discuss, consider, and take action as necessary concerning report from the District's Bookkeeper and Finance Committee, including:
 - a. Payment of invoices;
 - b. Coordination on bookkeeping matters;
 - c. TexPool investments; and
 - d. Reimbursement of costs to Belvedere HOA pursuant to the Joint Use and Maintenance Agreement.
4. Discuss, consider, and take action on planning, design, and construction of Amenity Center Lot improvements, including authorizing projects relating to:
 - a. Amenity Center improvements;
 - b. Landscaping of Amenity Center Lot improvements and other facilities, and authorization of projects; and

- c. Construction and improvement of parking lots.
- 5. Discuss, consider, and take action regarding report from the District liaison to the Belvedere Homeowners' Association ("HOA") and from the HOA liaison to the District.
- 6. Review of HOA landscape contract.
- 7. Discuss, consider, and take action on current and proposed facilities owned or maintained by the District, including existing and future trail facilities.
- 8. Discuss, consider, and take action regarding report from the District's Engineer.
- 9. Discuss, consider, and take action regarding drainage facilities, maintenance, and repair.
- 10. Adjournment.

The District may meet in executive session on any item listed above as provided by the Open Meetings Act, Tex. Gov't Code §§ 551.071, 551.072, 551.073, 551.074, or 551.075.

EXECUTED this the 13th day of November, 2020.

Stefanie Albright

 Attorney for the District

(SEAL)

Belvedere Municipal Utility District is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call Stefanie Albright at Lloyd Gosselink, Attorney for the District, at (512) 322-5814, for information.

Agenda Item No. 2

Discuss, consider, and take action to approve the minutes of the October 20, 2020 regular meeting.

The Board next considered the bookkeeper's report, including payment of invoices, coordination on bookkeeping matters, TexPool investments, reimbursement of costs to the Belvedere HOA under the Joint Use and Maintenance Agreement, and an amendment to the 2020-2021 District Budget regarding Senate Bill 2 compliance. Mr. Monzingo presented a Bookkeeper's Report that included a list of invoices and money transfers, attached as **Exhibit B**. He requested that the Board authorize the transfer of \$50,000 from the District's Money Market Account to the District's General Fund Checking Account to pay the invoices presented for payment. He also recommended that the Board consider the transfer all but \$25,000 out of the District's General Operating and Debt Service TexPool Investment Accounts to the District's Money Market Account in order to maximize interest income. Mr. Monzingo also proposed moving \$31,378.72 out of the District's Capital Projects Account in to the District's General Fund Checking Account to reimburse the Account for invoices paid in connection with the District Amenity Center Lot Landscaping project. Director Koerner stated that was in agreement with Mr. Monzingo that the District's General Fund Checking Account should be reimbursed, as recommended. **After discussion, upon motion by Director Koerner, seconded by Director Clifford, and unanimously carried by the Directors present, the Board approved and authorized payments of all invoices, money transfers, and reimbursing the District's General Funk Checking Account set forth in Exhibit B attached.** Director Clifford requested that the District's Finance Committee provide guidance to Mr. Monzingo as to what amount was appropriate to note as General Fund Operating Reserves for the current fiscal year.

Next, Ms. Albright stated that a provision in Senate Bill 2 from the 2019 Legislative Session requires that the District append to its budget copies of engineering reports, bond transcripts, and certain other documents related to the issuance of bonds. She stated that due to the volume of this information, appending such documents to the budget was not practical. She advised that the Board prepare a one-page appendix to the District's budget stating that documents required by law were available upon request including: audited financial statements; bond transcripts; and certain engineer's reports. Ms. Albright presented a resolution to amend the budget accordingly, a copy attached as **Exhibit C**, and recommended approval. **After discussion, upon motion by Director Clifford, seconded by Director Koerner, and unanimously carried by the Directors present, the Board adopted a resolution amending the District 2020-2021 District Budget.**

The next item to come before the Board was to consider the annual review of the District's Investment Policy. Ms. Albright noted that the Board was required to review and approve the District's Investment Policy on an annual basis. She added that upon review of the District's Investment Policy by her firm and Mr. Monzingo, the District's Investment Officer, no changes to the District's Investment Policy were recommended at this time. **Upon motion by Director Clifford, seconded by Director Bryson, and unanimously carried, the Board adopted a resolution regarding its annual review of the District's Investment Policy, a copy attached as Exhibit D.**

Next, Director Golde requested that once the Amenity Center Lot improvements project was completed, the Board revisit the landscape maintenance contract to review and update services to be performed, including the frequency that certain work was performed. Director Koerner stated

that he would volunteer to take the lead on this matter and recommend any changes needed due to the addition of the Amenity Center Lot improvements.

Director Golde stated that the Board would next consider planning, design, and construction of Amenity Center Lot improvements, including but not limited to: (A) Amenity Center improvements; (B) Landscaping of Amenity Center Lot improvements and other facilities, authorization of projects, and award of bids relating to same; and (C) construction and improvement of parking lots. Ms. Mitchell stated that bids were received in connection with the Amenity Center Lot Improvements Project and four bids were received by the District, but one was deemed incomplete, a copy of the bid tabulations attached as **Exhibit E**. She added that Fazzone Construction Co., Inc. ("Fazzone") was the low bidder with a base bid of \$306,226.03 and an alternate bid in the amount of \$57,720.15 for a total proposal in the amount of \$363,946.18. Ms. Mitchell noted that her firm and Pharis Design had worked with Fazzone in the past and she and Ms. Pharis found it to be an acceptable contractor. Ms. Mitchell added that she met with the District's Engineering Subcommittee, HOA representatives, and Pharis Design representatives to review the bids received. She recommended that the contract be awarded to Fazzone.

Next, Ms. Mitchell stated that the construction cost of the Amenity Center landscaping improvements was estimated at \$365,000 and that the HOA and the District agreed that the HOA would fund up to \$95,000 and the District would fund up to \$270,000. Ms. Mitchell stated that the Amenity Center landscaping improvements portion of the bid was \$316,814.53 and the existing trail repairs/improvements portion of the bid was \$47,131.65, which was not part of the shared project, for a total cost of \$363,946.18. She noted that since the bid price was less than estimated for the Amenity Center landscaping improvements, the new cost allocation came to \$82,466.82 for the HOA and \$234,347.71 for the District. **Upon motion by Director Clifford, seconded by Director Koerner, and unanimously carried by the Directors present, the Board awarded the contract for the Amenity Center landscaping improvements and the trail improvement and repair projects to Fazzone at a total cost of \$363,946.18 (base bid plus alternates) of which \$316,814.53 was for the landscape project and \$47,131.65 was for the District's trail improvements and repair projects.**

Next, Director Clifford recommended that the Board authorize Jones-Carter to provide construction administration services related to the Fazzone contract in an amount not to exceed \$20,000. Director Koerner inquired whether these services would overlap with those provided in the Pharis Design contract. Ms. Mitchell noted that her firm was responsible for providing information to the Board as required by the Texas Water Code. Ms. Mitchell stated that her firm would also monitor the construction work, provide the Board with a summary of work being performed in accordance with the construction plans and specifications and make recommendations for payment. Ms. Mitchell stated that Pharis Design would be reviewing submittals that fall under their review authority like plantings, irrigation system installation and configuration, including field inspections and there should be no overlapping of project administration. **Upon motion by Director Clifford, seconded by Director Koerner, and unanimously carried, the Board authorized Jones-Carter to provide the construction administration services related to the Fazzone contract in an amount not to exceed \$20,000.**

Next, Director Clifford recommended that the Board authorize the District's Engineering Subcommittee to work with Jones-Carter and legal counsel to finalize the contract with Fazzone and authorize a member of the District's Engineering Subcommittee to complete the documentation for the project after receipt of the written consent from the HOA to install these improvements on HOA property. Director Clifford noted that the consent has been drafted by Ms. Albright and submitted to the HOA for review and execution. **After discussion, upon motion by Director Clifford, seconded by Director Bryson, and unanimously carried by the Directors present, the Board authorized the District's Engineering Subcommittee to work with Jones-Carter and legal counsel to finalize the contract with Fazzone and authorized a member of the District's Engineering Subcommittee to execute any and all documents for the project including the contract award letter, the contract and notice to commence the project, upon receipt of written consent from the HOA granting the District authority to construct, operate, and maintain these improvements on HOA property.**

Next, Director Clifford recommended that in an effort to keep the project moving without undue delays, the Board authorize the District's Engineering Subcommittee to approve the District's share of one or more change orders related to the Fazzone contract, which change orders totaled an amount not to exceed \$10,000. **Upon motion by Director Clifford, seconded by Director Bryson, and unanimously carried by the Directors present, the Board authorized the District's Engineering Subcommittee to approve District's share of one or more change orders related to the Fazzone contract, which change orders totaled an amount not to exceed \$10,000.**

Next, Director Clifford inquired whether payments under the Fazzone contract would be handled consistent with the Board's practice of only approving invoices presented at regular Board meetings. Ms. Mitchell stated that under the Fazzone contract the District had 45-days to make payments. After discussion, the consensus was that the District would be able to approve invoices at regular Board meetings and comply with these payments terms.

Next, Director Clifford stated that the Board had not discussed the process for obtaining reimbursement from the HOA for the HOA's share of expenses under the Fazzone contract. She inquired whether it was the Board's intent to seek reimbursement from the HOA on a monthly basis, or wait until the project was complete to seek reimbursement from the HOA. After a lengthy discussion of numerous reimbursement alternatives, Director Ubertini proposed that the HOA pay its entire share of the project on December 1, 2020 and settle any outstanding amounts at the end of the project. Mr. Blanton stated that the HOA agreed to so proceed. Director Clifford suggested that information concerning the project be relayed to the residents of the District to keep them informed about the work that was to take place and suggested that the HOA's Communications Officer be responsible for providing that information. It was that consensus of the Board that the HOA's Communications Officer be tasked with providing information concerning the project to the residents of the District.

The next item to come before the Board was to consider action as necessary concerning a report from the District's liaison to the HOA and from the HOA liaison to the District. Director Clifford deferred to Mr. Blanton. Mr. Blanton reported on the progress concerning the HOA's progress on Amenity Center Lot maintenance projects including the parking lot drainage work;

rain gutter installation and the repair of hardscape and concrete surfaces at the rear of the Amenity Center. He noted that staining of the new concrete and the Amenity Center patio were scheduled to take place prior to the Thanksgiving holiday.

The next item to come before the Board was to consider action regarding current and proposed facilities owned or maintained by the District, including existing and future trail facilities. No action was taken in connection with this item.

Director Golde stated that the Board would next consider and take action as necessary regarding a report from the District's Engineer, a copy of which is attached as **Exhibit F**. Ms. Mitchell reported that the agreement with Sunscape for routine trail maintenance had been fully executed and that Sunscape was in the process of completing their first round of trail maintenance. She stated that their work would be inspected to determine how well they performed.

Director Golde stated that the Board would next consider action regarding drainage facilities, maintenance, and repair. Ms. Mitchell stated that the Board has had discussions concerning two instances of landscaping in the drainage ditches. She noted that a visit to 8312 Verde Mesa Cove determined that although the existing rocks had not migrated, it was possible that they could during a heavy rain event and cause downstream clogging issues. Ms. Mitchell stated that, in association with the District's Engineering Subcommittee, correspondence had been drafted to the property owners advising them to remove accumulated sediment and vegetation at their driveway culvert, and maintain the ditch going forward. Director Clifford stated that the property owners were advised that they did not have to remove the rocks at this time, but if it was determined that this was causing a problem, action would be required on their part.

Ms. Mitchell added that the property owner at 17912 Flagler Drive had requested approval for the placement of additional rocks in the drainage channel in front of their property. She stated that a visit to this location found that some of the existing rock had migrated downstream due to their small size and could during a heavy rain event cause downstream clogging issues. Ms. Mitchell stated that, in association with the District's Engineering Subcommittee, correspondence had been drafted to the property owners denying this resident's request to add rocks and requiring them to remove accumulated sediment and vegetation at their driveway culverts as well as rocks that had migrated. Director Clifford stated that it was her understanding that the homebuilder placed this rock in the ditch and recommended that the HOA's Architectural Control Committee be requested to refer landscaping submittals that involve the District's drainage channels to the District for review.

Next, Director Clifford requested input from the rest of the Board concerning the proposed email communication to be disseminated to the District's residents, a copy attached as **Exhibit G**, concerning the District Drainage System Rules requiring approval of the construction of any new improvements in any portion of the District's drainage system. During the ensuing discussion, Ms. Albright made note that the District maintains the right to remove any previously approved improvements, including landscaping, in any portion of the District's drainage system, including drainage channels/ditches if not properly maintained. After discussion, the consensus was that the email communication be sent as drafted.

After discussion, there being no further business, and upon motion made by Director Koerner, seconded by Director Ubertini, and unanimously carried by the Board members present, the meeting was adjourned at 7:13 p.m.

PASSED, APPROVED AND ADOPTED THIS 17th day of November, 2020.

Kim Clifford, Secretary

Agenda Item No. 3

Discuss, consider, and take action as necessary concerning report from the District's Bookkeeper and Finance Committee, including:

- a. Payment of invoices;
- b. Coordination on bookkeeping matters;
- c. TexPool investments; and
- d. Reimbursement of costs to Belvedere HOA pursuant to the Joint Use and Maintenance Agreement.

**BELVEDERE MUD
SCHEDULE OF CASH ACTIVITY
GENERAL FUND
MEETING DATE: NOVEMBER 17, 2020**

GENERAL FUND CHECKING ACCOUNT BALANCE AS OF 10/31/20 **\$ 13,825.38**

Revenue:

<u>Deposit Date</u>	<u>Description</u>	<u>Amount</u>	
11/17/2020	Transfer from Money Market	\$ 35,000.00	<u>\$ 35,000.00</u>
Cash Balance Before Expenditures			<u>\$ 48,825.38</u>

Expenditures:

<u>Check Number</u>	<u>Description</u>	<u>Amount</u>	
1191	Montoya & Monzingo LLP	\$ 1,200.00	
1192	Jones & Carter Inc	\$ 3,145.00	
1193	Jones & Carter Inc	\$ 323.75	
1194	Jones & Carter Inc	\$ 7,038.15	
1195	Pharis Design	\$ 1,225.00	
1196	Belvedere HOA	\$ 13,931.39	
1197	Sunscape Landscaping	\$ 894.85	
1198	Capital Surveying Company	\$ 900.00	
Transfer	Belvedere MUD - Debt Service	\$ 444.80	
Total Expenditures:			<u>\$ (29,102.94)</u>

ENDING BALANCE - GENERAL FUND CHECKING AS OF NOVEMBER 17, 2020 **\$ 19,722.44**

CASH BALANCE - GENERAL FUND - MONEY MARKET ACCOUNT - UNRESERVED **\$ 668,192.39**

Transfer	Transfer to General Fund Checking	\$ (35,000.00)	
Total Transfers:			<u>\$ (35,000.00)</u>

ENDING CASH BALANCE - GENERAL FUND - MONEY MARKET ACCOUNT - UNRESERVED **\$ 633,192.39**

CASH BALANCE - GENERAL FUND - TEXPOOL **\$ 25,056.29**

TOTAL GENERAL FUND OPERATING CASH **\$ 677,971.12**

LESS : GENERAL FUND - OPERATING RESERVES **\$ (580,000.00)**

TOTAL GENERAL FUND CASH BALANCE LESS RESERVES **\$ 97,971.12**

**BELVEDERE MUD
SCHEDULE OF CASH ACTIVITY
GENERAL FUND
MEETING DATE: NOVEMBER 17, 2020**

CASH BALANCE - CAPITAL PROJECTS **\$ 191,532.74**

	342	Belvedere - Operating	Landscaping Improvements	\$ 31,378.72	
	343	Belvedere - Operating	Landscaping Improvements	<u>\$ 8,263.15</u>	
			Total Expenditures:	<u>\$ 39,641.87</u>	

TOTAL CASH BALANCE - CAPITAL PROJECTS	\$ 151,890.87
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CASH BALANCE - DEBT SERVICE FUND - MONEY MARKET **\$ 214,090.20**

	Deposits	Transfer from Operating Checking	Property Taxes	<u>\$ 444.80</u>	
			Total Deposits:	<u>\$ 444.80</u>	

ENDING CASH BALANCE - DEBT SERVICE FUND - MONEY MARKET	\$ 214,535.00
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CASH BALANCE - DEBT SERVICE - TEXPOOL	\$ 25,096.42
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TOTAL CASH BALANCE - DEBT SERVICE	\$ 239,631.42
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Belvedere Municipal Utility District
Statement of Revenues and Expenditures Budget vs. Actual
For the Year to Date Ended November 17, 2020
Unaudited

	Year to Date Actual	2021 Annual Budget	2021 Annual Variance Favorable (Unfavorable)
<u>Revenues</u>			
Maintenance Taxes	\$ 267	\$ 196,819	\$ (196,552)
Interest Income	138	2,000	(1,862)
Total Revenues	405	198,819	(198,414)
<u>Expenditures</u>			
Solid Waste Disposal	11,358	45,000	33,642
Legal Fees	-	55,000	55,000
Audit Fees	-	7,500	7,500
Accounting Fees	2,400	14,400	12,000
Engineering Fees	3,145	38,000	34,855
Engineering Fees - Drainage & Trail Maint	324	20,000	19,676
Amenity Center Operations	13,931	55,000	41,069
Amenity Center Maintenance	-	20,000	20,000
Amenity Center Landscaping	900	97,000	96,100
Drainage and Trail Maintenance	1,790	71,000	69,210
Insurance	1,343	4,000	2,657
Tax Appraisal and Collection Fees	-	5,000	5,000
Bank Charges	5	200	195
Other Fees	-	100	100
Newspaper notices	-	2,000	2,000
Website Expenses	-	500	500
Total Expenditures	35,196	434,700	399,504
Projected Excess Revenue Over Expenditures	\$ (34,791)	\$ (235,881)	\$ 201,090

**Belvedere MUD
Capital Projects Fund**

<u>Check Number</u>	<u>Date</u>	<u>Payee</u>	<u>Amenity Center</u>	<u>Surplus Funds</u>	<u>Interest Earnings</u>	<u>Total</u>
Cash Balance	7/31/2020		\$ 160,310.44	\$ 21,700.75	\$ 9,376.77	\$ 191,387.96
	8/31/2020	Interest earned	-	-	\$ 51.25	\$ 51.25
	9/31/2020	Interest earned	-	-	\$ 47.07	\$ 47.07
	10/31/2020	Interest earned	-	-	\$ 46.46	\$ 46.46
342	11/17/2020	Belvedere - Operating	(31,378.72)	-	\$ -	\$ (31,378.72)
343	11/17/2020	Belvedere - Operating	(8,263.15)	-	\$ -	\$ (8,263.15)
			<u>\$ 120,668.57</u>	<u>\$ 21,700.75</u>	<u>\$ 9,521.55</u>	<u>\$ 151,890.87</u>

Belvedere Municipal Utility District
Balance Sheet
As of November 17, 2020

	Nov 17, 20
ASSETS	
Current Assets	
Checking/Savings	
Checking Account - ABC Bank	19,722.44
Money Market - ABC Bank	633,192.39
TexPool	25,056.29
	677,971.12
Total Checking/Savings	
Accounts Receivable	
Taxes Receivable	9,550.91
	9,550.91
Total Accounts Receivable	
Other Current Assets	
Due From Capital Projects	39,641.87
	39,641.87
Total Other Current Assets	
	727,163.90
Total Current Assets	
	727,163.90
TOTAL ASSETS	
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Deferred Revenue	9,550.91
	9,550.91
Total Other Current Liabilities	
	9,550.91
Total Current Liabilities	
	9,550.91
Total Liabilities	
	9,550.91
Equity	
Unassigned	752,404.29
Net Income	-34,791.30
	717,612.99
Total Equity	
	727,163.90
TOTAL LIABILITIES & EQUITY	

Belvedere Municipal Utility District
Profit & Loss
October 1 through November 17, 2020

	Oct 1 - Nov 17, 20
Ordinary Income/Expense	
Income	
Interest Income	137.51
Income	
Property Taxes	266.88
Total Income	266.88
Total Income	404.39
Expense	
Amenity Maintenance-Landscaping	900.00
Amenity Center Operations	13,931.39
Trail Repairs	
Trail General Maintenance	1,789.70
Total Trail Repairs	1,789.70
Bank Service Charges	5.00
Bookkeeping Fees	2,400.00
Engineering	
Drainage & Trail Maintenance	323.75
District Engineering	3,145.00
Total Engineering	3,468.75
Insurance	
Liability Insurance	1,343.33
Total Insurance	1,343.33
Waste Disposal	11,357.52
Total Expense	35,195.69
Net Ordinary Income	-34,791.30
Net Income	-34,791.30

Belvedere MUD - Capital Projects Fund
Balance Sheet
As of November 17, 2020

	<u>Nov 17, 20</u>
ASSETS	
Current Assets	
Checking/Savings	
Cash	<u>151,890.87</u>
Total Checking/Savings	<u>151,890.87</u>
Total Current Assets	<u>151,890.87</u>
TOTAL ASSETS	<u><u>151,890.87</u></u>
LIABILITIES & EQUITY	
Equity	
Restricted	160,107.56
Net Income	<u>-8,216.69</u>
Total Equity	<u>151,890.87</u>
TOTAL LIABILITIES & EQUITY	<u><u>151,890.87</u></u>

Belvedere MUD - Capital Projects Fund
Profit & Loss
October 1 through November 17, 2020

	<u>Oct 1 - Nov 17, 20</u>
Ordinary Income/Expense	
Expense	
Landscaping	8,263.15
Total Expense	<u>8,263.15</u>
Net Ordinary Income	-8,263.15
Other Income/Expense	
Other Income	
Interest Income	46.46
Total Other Income	<u>46.46</u>
Net Other Income	<u>46.46</u>
Net Income	<u><u>-8,216.69</u></u>

Belvedere MUD-Debt Service Fund
Balance Sheet
As of November 17, 2020

	Nov 17, 20
ASSETS	
Current Assets	
Checking/Savings	
MUD Debt Service Fund	214,535.00
TexPool	25,096.42
Total Checking/Savings	239,631.42
Accounts Receivable	
Taxes Receivable	13,274.48
Total Accounts Receivable	13,274.48
Total Current Assets	252,905.90
TOTAL ASSETS	252,905.90
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Deferred Revenue	13,274.48
Total Other Current Liabilities	13,274.48
Total Current Liabilities	13,274.48
Total Liabilities	13,274.48
Equity	
Restricted	239,153.37
Net Income	478.05
Total Equity	239,631.42
TOTAL LIABILITIES & EQUITY	252,905.90

Belvedere MUD-Debt Service Fund
Profit & Loss
October 1 through November 17, 2020

	<u>Oct 1 - Nov 17, 20</u>
Ordinary Income/Expense	
Income	
Tax Revenue	444.80
Total Income	444.80
Expense	
Bank Service Charges	5.00
Total Expense	5.00
Net Ordinary Income	439.80
Other Income/Expense	
Other Income	
Interest Income	38.25
Total Other Income	38.25
Net Other Income	38.25
Net Income	<u><u>478.05</u></u>

Montoya & Monzingo, LLP

P.O. Box 2029
Pflugerville, TX 78691
(512) 251-5668

Invoice

Date	Invoice #
11/5/2020	23990

Bill To
Belvedere MUD P.O. Box 2029 Pflugerville, TX 78691

Description	Amount
November 2020 accounting services.	1,200.00
Thank you for your business.	Total \$1,200.00

Rec'd 11/5/20



JONES CARTER

6330 West Loop South, Suite 150
Bellaire, Texas 77401

Invoice Total \$3,145.00

November 11, 2020
Project No: 16654-0900-20
Invoice No: 00312761

Jeff Monzingo
Belvedere Municipal Utility District
c/o Montoya&Monzingo
203 N. Railroad Avenue
Pflugerville, TX 78660

PLEASE NOTE OUR REMIT INFO
REMIT ADDRESS: Jones & Carter, Inc.
P.O. Box 95562
Grapevine, TX 76099-9708
ACH INFORMATION: BB&T
Account #: 1440002564231
Routing #: 111017694
Please send remittance advice to:
AccountsReceivable@jonescarter.com
Payment Terms: Due upon Receipt

Project 16654-0900-20 2020 General Consultation (Belvedere MUD)

Services include preparation for and attendance at October Board meeting; coordination with Engr. Subcommittee and Sunscape regarding trail maintenance, including site visits; investigation of erosion at Lower Pond, and coordination with Sunscape for a repair proposal; coordination with Attorney on consent agreement with HOA for Amenity Center project; and review of letters to residents requesting approval for stones in drainage ditches in front of their properties.

Professional Services from September 26, 2020 to October 30, 2020

Task 001 District Operations

	Hours	Rate	Amount
Professional Engineer III	17.00	185.00	3,145.00
Totals	17.00		3,145.00
Total Labor			3,145.00

TOTAL THIS INVOICE \$3,145.00



JONES | CARTER

6330 West Loop South, Suite 150
Bellaire, Texas 77401

Invoice Total \$323.75

November 11, 2020
Project No: 16654-0003-00
Invoice No: 00312762

Belvedere Municipal Utility District
c/o Montoya&Monzingo
203 N. Railroad Avenue
Pflugerville, TX 78660

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REMIT ADDRESS: Jones & Carter, Inc.
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Grapevine, TX 76099-9708
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Payment Terms: Due upon Receipt

Project 16654-0003-00 Belvedere CIP Trail Repairs 2020
Services include design phase services.

Professional Services from September 26, 2020 to October 30, 2020

Task 200 Design Phase Services

	Hours	Rate	Amount
Professional Engineer III	1.75	185.00	323.75
Totals	1.75		323.75
Total Labor			323.75

TOTAL THIS INVOICE \$323.75



JONES | CARTER

6330 West Loop South, Suite 150
Bellaire, Texas 77401

Invoice Total \$7,038.15

November 11, 2020
Project No: 16654-0004-00
Invoice No: 00312763

Belvedere Municipal Utility District
c/o Montoya&Monzingo
203 N. Railroad Avenue
Pflugerville, TX 78660

PLEASE NOTE OUR REMIT INFO

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Please send remittance advice to:
AccountsReceivable@jonescarter.com

Payment Terms: Due upon Receipt

Project 16654-0004-00 Belvedere Landscaping Bid Services
Services include design phase services; bidding phase services; meetings with Engineering Subcommittee and HOA Subcommittee regarding bid package, received bids, and contract award; discussions with HOA Subcommittee members regarding project, contract, and schedule; preparation of cost sharing breakdown with HOA; construction contract administration services; and reimbursable expenses for bid advertisement and online bid management.

Professional Services from September 26, 2020 to October 30, 2020

Task	200	Design Phase Services			
			Hours	Rate	Amount
		Professional Engineer III	12.00	185.00	2,220.00
		Totals	12.00		2,220.00
		Total Labor			2,220.00

Task	201	Bidding Phase Services			
			Hours	Rate	Amount
		Professional Engineer III	17.50	185.00	3,237.50
		Admin II	5.25	75.00	393.75
		Totals	22.75		3,631.25
		Total Labor			3,631.25

Task	300	Construction Phase Services			
			Hours	Rate	Amount
		Professional Engineer III	2.00	185.00	370.00
		Totals	2.00		370.00
		Total Labor			370.00

Task	800	Reimbursable Expenses			
		Bid/Legal Advertising			
		10/1/2020 Amtek Informations Services, Inc. Inv 26292			119.06
		10/21/2020 Austin American Statesman Inv I00597810-10012020			697.84
		Total Reimbursables			816.90

TOTAL THIS INVOICE \$7,038.15

PHARIS DESIGN
 PLANNING | LANDSCAPE ARCHITECTURE
Pharis Design, Inc.
 2525 South Lamar Blvd, Unit 4
 Austin, TX 78704
 US
 (512) 853-8682

INVOICE

Invoice Date: 11/09/20
 Due Date: 12/09/20
 Total Amount: \$1,225.00
 Number: 5656
 Invoice Period: 10/01/20 - 10/31/20
 Terms: Net 30
 Job: Belvedere MUD Amenity Center

Belvedere MUD

 Belvedere MUD
 C/O Mark Greene
 Austin, Texas

INVOICE SUMMARY

Description	Total Budget	Remaining Budget		Prior Billings		This Invoice		
		%	\$	% Billed	\$ Billed	% Billed	\$ Billed	
Schematic Design	\$4,960.00	--	--	100.00%	\$4,960.00	--	--	
Design Development	\$7,745.60	--	--	100.00%	\$7,745.60	--	--	
Construction Documents	\$13,041.20	--	--	100.00%	\$13,041.20	--	--	
Regulatory Approval	\$1,100.00	--	--	100.00%	\$1,100.00	--	--	
Construction Observation	\$4,010.00	69.45%	\$2,785.00	--	--	30.55%	\$1,225.00	
	--	--	--		--		--	
BUDGET TOTALS	\$30,848.80		\$2,785.00		\$26,836.80		\$1,225.00	
TOTAL AMOUNT DUE								\$1,225.00

Bidding and RFI



SUNSCAPE
LANDSCAPING

INVOICE

Invoice: 9684

Invoice Date: 11/01/2020

BILL TO **PROPERTY ADDRESS**

Belvedere Municipal Utility District
C/O Montoya & Monzingo, LLP
P.O. Box 2029
Pflugerville, TX 78691

Belvedere Municipal Utility District
17400 Flagler Drive
Austin, TX 78738

Phone: 512-251-5668

INVOICE **TERMS** **ACCOUNT MANAGER**

11/01/2020

Due on Receipt

Jesse Trevino

DESCRIPTION **PRICE**

#8509 - Trail Maintenance Contract November 2020

\$894.85

Subtotal: \$894.85

Sales Tax (.00%) \$0.00

INVOICE TOTAL: \$894.85

Rec'd 11/9/20

Sunscape Landscaping • P.O. Box 342228 • Austin, TX 78734

Thank you for your business!!

Capital Surveying Company, Inc.
925 S Capital of Texas Hwy B-115
Austin, TX 78746
(512) 327-4006

Belveder MUD
c/o Lloyd, Gosselink, Rochelle & Townsend, P.C.
816 Congress Ave., Suite 1900
Austin, TX 78701

Invoice number CSCI-102332
Date 01/31/2019
Project 18510 BELVEDERE MUD AMENITY
CENTER

Description	Contract Amount	Prior Billed	Current Billed
70 - Sight Line Easement	900.00	0.00	900.00
Total	900.00	0.00	900.00

Invoice total 900.00

for creation of sight-line easement (fieldnotes and sketch) on amenity site.

Rec'd 11/2/20



Drawer 9
Wolfforth, Texas 79382-0009

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2735887

Belvedere Municipal Utility District
General Funds
PO Box 2029
Pflugerville TX 78691

Date 10/30/20
Primary Account

Page 1

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Checking Account

Account Title: Belvedere Municipal Utility District
General Funds

Business Checking Public Funds		Enclosures/Images	9
Account Number	[REDACTED]	Statement Dates	10/01/20 thru 11/01/20
Previous Balance	925.49	Days in the Statement Period	32
3 Deposits/Credits	50,711.68	Average Ledger Balance	12,568.25
8 Checks/Debits	36,611.79	Average Collected	12,568.25
Service Charge Amount	.00		
Interest Paid	.00		
Current Balance	15,025.38 <i>mw</i>		

Deposits and Other Credits

Date	Description	Amount
10/15	PPD F746000192	640.01
10/19	PPD F746000192	71.67
10/21	Deposit	50,000.00

		Checks			
Date	Check No.	Amount	Date	Check No.	Amount
10/21		405.84	10/26	1187	7,641.81
10/26	1184*	3,988.75	10/27	1188	11,357.52
10/26	1185	2,273.75	10/27	1189	894.85
10/26	1186	3,945.00	10/27	1190	6,104.27

* 00540007160303000 *



Date 10/30/20
Primary Account

Page 2

Belvedere Municipal Utility District
General Funds
PO Box 2029
Pflugerville TX 78691

Business Checking Public Funds

(Continued)

Daily Balance Information

Date	Balance	Date	Balance	Date	Balance
10/01	925.49	10/19	1,637.17	10/26	33,382.02
10/15	1,565.50	10/21	51,231.33	10/27	15,025.38

End of Statement



Belvedere Municipal Utility District
Reconciliation Detail
Checking Account - ABC Bank, Period Ending 10/31/2020

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						925.49
Cleared Transactions						
Checks and Payments - 8 Items						
Check	10/20/2020	1188	Texas Disposal Syst...	X	-11,357.52	-11,357.52
Check	10/20/2020	1187	Pharis Design	X	-7,641.81	-18,999.33
Check	10/20/2020	1190	Lloyd Gosselink	X	-6,104.27	-25,103.60
Check	10/20/2020	1184	Jones & Carter Inc.	X	-3,988.75	-29,092.35
Check	10/20/2020	1186	Jones & Carter Inc.	X	-3,945.00	-33,037.35
Check	10/20/2020	1185	Jones & Carter Inc.	X	-2,273.75	-35,311.10
Check	10/20/2020	1189	Sunscape Landscap...	X	-894.85	-36,205.95
Check	10/20/2020	Transfer	Belvedere MUD Deb...	X	-405.84	-36,611.79
Total Checks and Payments					-36,611.79	-36,611.79
Deposits and Credits - 3 Items						
Deposit	10/15/2020			X	640.01	640.01
Deposit	10/19/2020			X	71.67	711.68
Transfer	10/20/2020			X	50,000.00	50,711.68
Total Deposits and Credits					50,711.68	50,711.68
Total Cleared Transactions					14,099.89	14,099.89
Cleared Balance					14,099.89	15,025.38
Uncleared Transactions						
Checks and Payments - 1 Item						
Check	10/20/2020	1183	Montoya & Monzing...		-1,200.00	-1,200.00
Total Checks and Payments					-1,200.00	-1,200.00
Total Uncleared Transactions					-1,200.00	-1,200.00
Register Balance as of 10/31/2020					12,899.89	13,825.38
Ending Balance					12,899.89	13,825.38



Drawer 9
Wolfforth, Texas 79382-0009

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2735890

Belvedere Municipal Utility District
Operating Money Market
PO Box 2029
Pflugerville TX 78691

Date 10/30/20
Primary Account

Page 1

*

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Checking Account

Account Title: Belvedere Municipal Utility District
Operating Money Market

Money Market Public Fund		Enclosures/Images	1
Account Number	[REDACTED]	Statement Dates	10/01/20 thru 11/01/20
Previous Balance	542.34	Days in the Statement Period	32
1 Deposits/Credits	717,574.00	Average Ledger Balance	250,880.71
2 Checks/Debits	50,005.00	Average Collected	250,880.71
Service Charge Amount	.00	Interest Earned	81.05
Interest Paid	81.05	Annual Percentage Yield Earned	0.37%
Current Balance	668,192.39	2020 Interest Paid	273.82

Deposits and Other Credits

Date	Description	Amount
10/21	Wire Transfer Credit	717,574.00
11/01	Interest Deposit	81.05

Date	Description	Debits	Amount
10/21	Wire Transfer Fee		5.00-

Date	Check No.	Amount	Checks
10/21		50,000.00	





Date 10/30/20
Primary Account

Page 2

Belvedere Municipal Utility District
Operating Money Market
PO Box 2029
Pflugerville TX 78691

Money Market Public Fund

(Continued)

Daily Balance Information

Date	Balance	Date	Balance	Date	Balance
10/01	542.34	10/21	668,111.34	11/01	668,192.39

INTEREST RATE SUMMARY

Date	Rate
10/21	0.370000%

End of Statement



**Belvedere Municipal Utility District
Reconciliation Detail
Money Market - ABC Bank, Period Ending 10/31/2020**

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						542.34
Cleared Transactions						
Checks and Payments - 2 Items						
Transfer	10/20/2020			X	-50,000.00	-50,000.00
Check	10/31/2020	EFT	American Bank of C...	X	-5.00	-50,005.00
Total Checks and Payments					-50,005.00	-50,005.00
Deposits and Credits - 2 Items						
Transfer	10/21/2020			X	717,574.00	717,574.00
Deposit	10/31/2020			X	81.05	717,655.05
Total Deposits and Credits					717,655.05	717,655.05
Total Cleared Transactions					667,650.05	667,650.05
Cleared Balance					667,650.05	668,192.39
Register Balance as of 10/31/2020					667,650.05	668,192.39
Ending Balance					667,650.05	668,192.39

TexPool Participant Services
 1001 Texas Avenue, Suite 1150
 Houston, TX 77002



TEXAS TRUST
 TEXAS TREASURY SAFEKEEPING TRUST COMPANY
 COMPTROLLER GLENN HEGAR, CHAIRMAN

Participant Statement

BELVEDERE MUD
 GENERAL FUND
 ATTN JEFF MONZINGO
 PO BOX 2029
 PFLUGERVILLE TX 78691-2029

Statement Period **10/01/2020 - 10/31/2020**

Page 1 of 2

Customer Service **1-866-TEX-POOL**
 Location ID **[REDACTED]**
 Investor ID **[REDACTED]**

TexPool Update

Get the latest insights from key market strategists. Our portfolio managers and strategists provide weekly updates on news and trends in the financial industry. Visit the Insights page at TexPool.com for the latest commentary.

TexPool Summary

Pool Name	Beginning Balance	Total Deposits	Total Withdrawals	Total Interest	Current Balance	Average Balance
Texas Local Government Investment Pool	\$742,573.83	\$0.00	\$717,574.00	\$56.46	\$25,056.29	\$487,954.44
Total Dollar Value	\$742,573.83	\$0.00	\$717,574.00	\$56.46	\$25,056.29	

Portfolio Value

Pool Name	Pool/Account	Market Value (10/01/2020)	Share Price (10/31/2020)	Shares Owned (10/31/2020)	Market Value (10/31/2020)
Texas Local Government Investment Pool	[REDACTED]	\$742,573.83	\$1.00	25,056.290	\$25,056.29
Total Dollar Value		\$742,573.83			\$25,056.29

Interest Summary

Pool Name	Pool/Account	Month-to-Date Interest	Year-to-Date Interest
Texas Local Government Investment Pool	[REDACTED]	\$56.46	\$3,534.29
Total		\$56.46	\$3,534.29



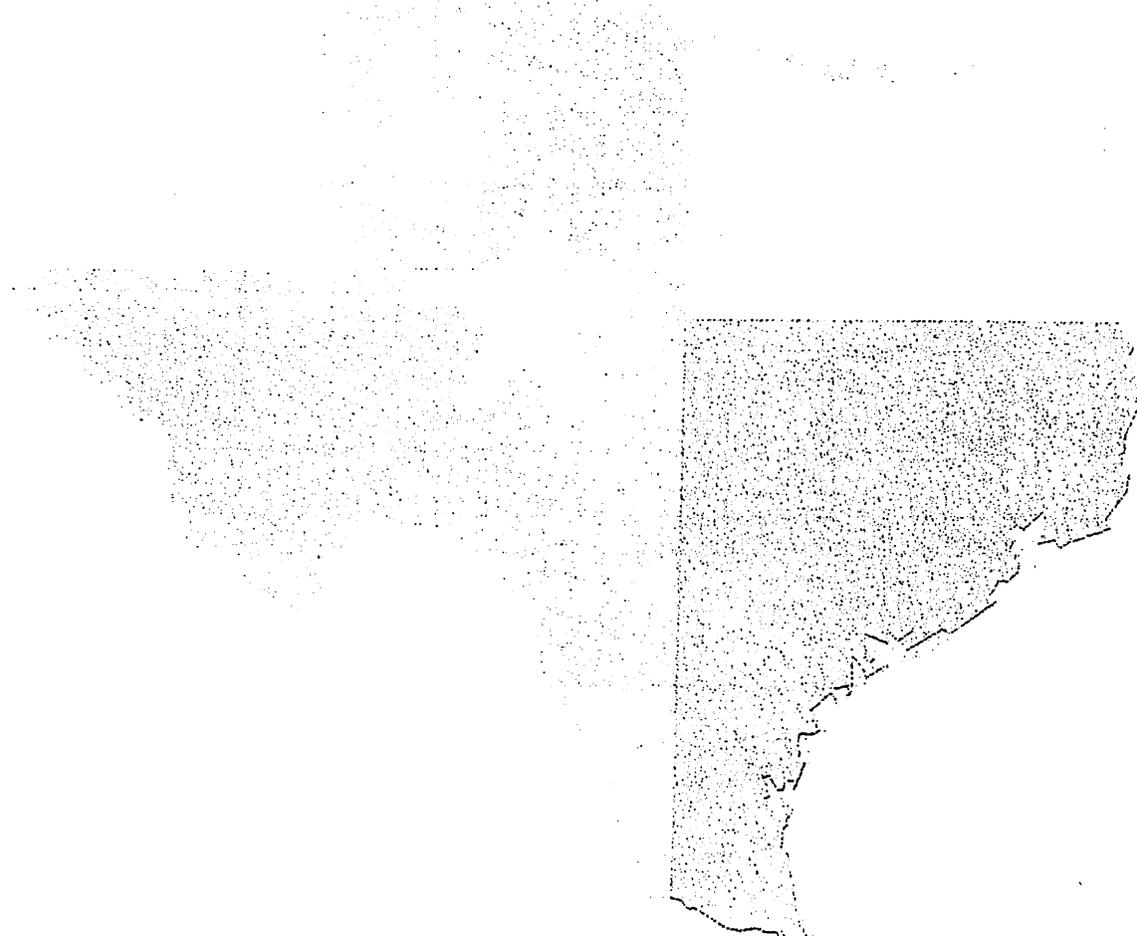
Transaction Detail

Texas Local Government Investment Pool

Participant: BELVEDERE MUD

Pool/Account: XXXXXXXXXX

Transaction Date	Settlement Date	Transaction Description	Transaction Dollar Amount	Share Price	Shares This Transaction	Shares Owned
10/01/2020	10/01/2020	BEGINNING BALANCE	\$742,573.83	\$1.00		742,573.830
10/21/2020	10/21/2020	WITHDRAWAL	\$717,574.00-	\$1.00	717,574.000-	24,999.830
10/30/2020	10/30/2020	MONTHLY POSTING	\$56.46	\$1.00	56.460	25,056.290
Account Value as of 10/31/2020			\$25,056.29	\$1.00		25,056.290



Belvedere Municipal Utility District
Reconciliation Detail
 TexPool, Period Ending 10/31/2020

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						742,573.83
Cleared Transactions						
Checks and Payments - 1 Item						
Transfer	10/21/2020			X	-717,574.00	-717,574.00
Total Checks and Payments					-717,574.00	-717,574.00
Deposits and Credits - 1 Item						
Deposit	10/31/2020			X	56.46	56.46
Total Deposits and Credits					56.46	56.46
Total Cleared Transactions					-717,517.54	-717,517.54
Cleared Balance					-717,517.54	25,056.29
Register Balance as of 10/31/2020					-717,517.54	25,056.29
Ending Balance					-717,517.54	25,056.29 W



Drawer 9
Wolfforth, Texas 79382-0009

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2734858
Belvedere Municipal Utility District
Capital Projects
PO Box 2029
Pflugerville TX 78691

Date 10/30/20
Primary Account

Page 1

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Checking Account

Account Title: Belvedere Municipal Utility District
Capital Projects

Money Market Public Fund		Enclosures/Images	0
Account Number	[REDACTED]	Statement Dates	10/01/20 thru 11/01/20
Previous Balance	191,486.28	Days in the Statement Period	32
Deposits/Credits	.00	Average Ledger Balance	191,486.28
Checks/Debits	.00	Average Collected	191,486.28
Service Charge Amount	.00	Interest Earned	46.46
Interest Paid	46.46	Annual Percentage Yield Earned	0.28%
Current Balance	191,532.74	2020 Interest Paid	738.13

Deposits and Other Credits

Date	Description	Amount
11/01	Interest Deposit	46.46

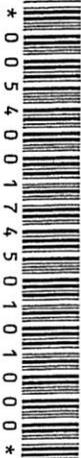
Daily Balance Information

Date	Balance	Date	Balance
10/01	191,486.28	11/01	191,532.74

INTEREST RATE SUMMARY

Date	Rate
9/30	0.300000%
10/09	0.270000%

End Of Statement



Belvedere MUD - Capital Projects Fund
Reconciliation Detail
Cash, Period Ending 10/31/2020

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						191,486.28
Cleared Transactions						
Deposits and Credits - 1 Item						
Deposit	10/31/2020			X	46.46	46.46
Total Deposits and Credits					46.46	46.46
Total Cleared Transactions					46.46	46.46
Cleared Balance					46.46	191,532.74
Register Balance as of 10/31/2020					46.46	191,532.74
Ending Balance					46.46	191,532.74 <i>W</i>



Drawer 9
Wolfforth, Texas 79382-0009

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2735888

Belvedere Municipal Utility District
Debt Services
PO Box 2029
Pflugerville TX 78691

Date 10/30/20
Primary Account

Page 1

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Checking Account

Account Title: Belvedere Municipal Utility District
Debt Services

Money Market Public Fund		Enclosures/Images	1
Account Number	[REDACTED]	Statement Dates	10/01/20 thru 11/01/20
Previous Balance	13,668.91	Days in the Statement Period	32
2 Deposits/Credits	200,405.84	Average Ledger Balance	88,819.22
1 Checks/Debits	5.00	Average Collected	88,819.22
Service Charge Amount	.00	Interest Earned	20.45
Interest Paid	20.45	Annual Percentage Yield Earned	0.26%
Current Balance	214,090.20	2020 Interest Paid	599.23

Deposits and Other Credits

Date	Description	Amount
10/21	Wire Transfer Credit	200,000.00
10/21	Deposit	405.84
11/01	Interest Deposit	20.45

Date	Description	Debits	Amount
10/21	Wire Transfer Fee		5.00-

Daily Balance Information

Date	Balance	Date	Balance	Date	Balance
10/01	13,668.91	10/21	214,069.75	11/01	214,090.20



Date 10/30/20
Primary Account

Page 2

Belvedere Municipal Utility District
Debt Services
PO Box 2029
Pflugerville TX 78691

Money Market Public Fund

[REDACTED] (Continued)

INTEREST RATE SUMMARY

Date	Rate
9/30	0.200000%
10/21	0.270000%

End of Statement



**Belvedere MUD-Debt Service Fund
Reconciliation Detail
MUD Debt Service Fund, Period Ending 10/31/2020**

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						13,668.91
Cleared Transactions						
Checks and Payments - 1 item						
Check	10/31/2020	EFT	American Bank of C...	X	-5.00	-5.00
Total Checks and Payments					-5.00	-5.00
Deposits and Credits - 3 items						
Deposit	10/20/2020			X	405.84	405.84
Deposit	10/31/2020			X	20.45	426.29
Transfer	10/31/2020			X	200,000.00	200,426.29
Total Deposits and Credits					200,426.29	200,426.29
Total Cleared Transactions					200,421.29	200,421.29
Cleared Balance					200,421.29	214,090.20
Register Balance as of 10/31/2020					200,421.29	214,090.20
Ending Balance					200,421.29	214,090.20

TexPool Participant Services
 1001 Texas Avenue, Suite 1150
 Houston, TX 77002



Participant Statement

BELVEDERE MUD
 DEBT SERVICE FUND
 ATTN JEFF MONZINGO
 PO BOX 2029
 PFLUGERVILLE TX 78691-2029

Statement Period **10/01/2020 - 10/31/2020**

Page 1 of 2

Customer Service **1-866-TEX-POOL**

Location ID **[REDACTED]**

Investor ID **[REDACTED]**

TexPool Update

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TexPool Summary

Pool Name	Beginning Balance	Total Deposits	Total Withdrawals	Total Interest	Current Balance	Average Balance
Texas Local Government Investment Pool	\$225,078.62	\$0.00	\$200,000.00	\$17.80	\$25,096.42	\$154,112.03
Total Dollar Value	\$225,078.62	\$0.00	\$200,000.00	\$17.80	\$25,096.42	

Portfolio Value

Pool Name	Pool/Account	Market Value (10/01/2020)	Share Price (10/31/2020)	Shares Owned (10/31/2020)	Market Value (10/31/2020)
Texas Local Government Investment Pool	[REDACTED]	\$225,078.62	\$1.00	25,096.420	\$25,096.42
Total Dollar Value		\$225,078.62			\$25,096.42

Interest Summary

Pool Name	Pool/Account	Month-to-Date Interest	Year-to-Date Interest
Texas Local Government Investment Pool	[REDACTED]	\$17.80	\$1,291.80
Total		\$17.80	\$1,291.80

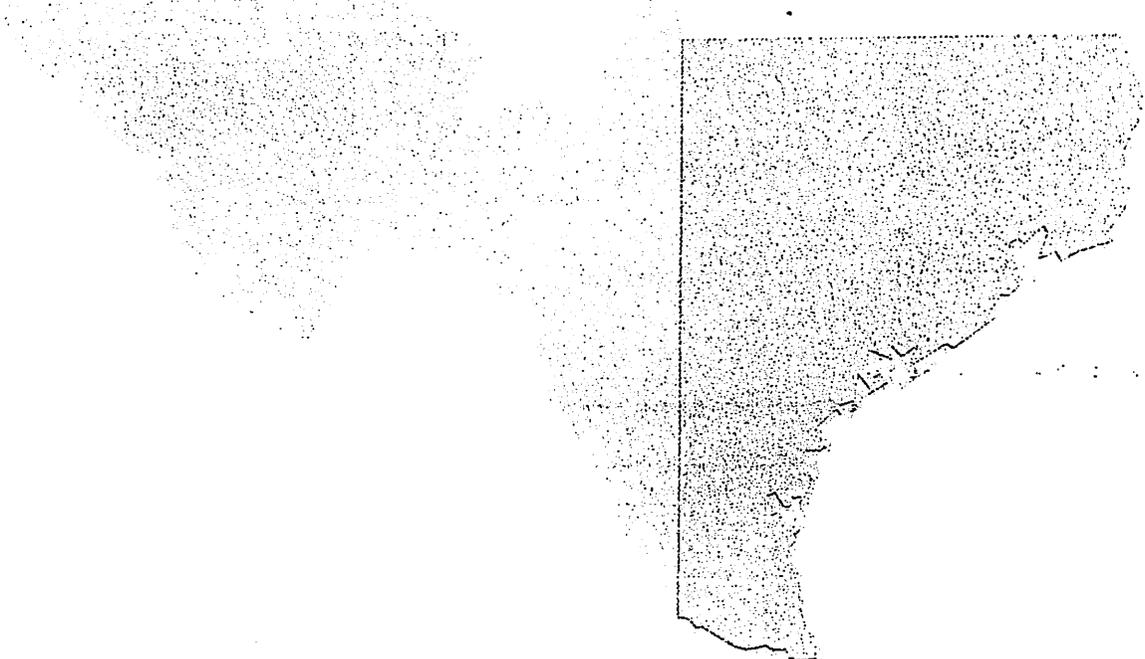
Transaction Detail

Texas Local Government Investment Pool

Participant: BELVEDERE MUD

Pool/Account: XXXXXXXXXX

Transaction Date	Settlement Date	Transaction Description	Transaction Dollar Amount	Share Price	Shares This Transaction	Shares Owned
10/01/2020	10/01/2020	BEGINNING BALANCE	\$225,078.62	\$1.00		225,078.620
10/21/2020	10/21/2020	WITHDRAWAL	\$200,000.00	\$1.00	200,000.000	25,078.620
10/30/2020	10/30/2020	MONTHLY POSTING	\$17.80	\$1.00	17.800	25,096.420
Account Value as of 10/31/2020			\$25,096.42	\$1.00		25,096.420



Belvedere MUD-Debt Service Fund
Reconciliation Detail
TexPool, Period Ending 10/31/2020

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						225,078.62
Cleared Transactions						
Checks and Payments - 1 item						
Transfer	10/31/2020			X	-200,000.00	-200,000.00
Total Checks and Payments					-200,000.00	-200,000.00
Deposits and Credits - 1 item						
Deposit	10/31/2020			X	17.80	17.80
Total Deposits and Credits					17.80	17.80
Total Cleared Transactions					-199,982.20	-199,982.20
Cleared Balance					-199,982.20	25,096.42
Register Balance as of 10/31/2020					-199,982.20	25,096.42
Ending Balance					-199,982.20	25,096.42

ULK	RECEIVABLE BALANCE 'R' REPORT	TAX ADJ	BASE TAX COLLECTED	NET BASE TAX COLLECTED	PERCENT COLLECTED	ENDING TAX BALANCE	P & I COLLECTED	P & I REVERSALS	LRP OTHER PENALTY COLLECTED	TOTAL DISTRIBUTED
2006	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2007	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2008	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2009	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2010	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2011	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2012	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2013	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00
2014	2371.31	.00	.00	.00	.00	2371.31	.00	.00	.00	.00
2015	3336.25	.00	.00	.00	.00	3336.25	.00	.00	.00	.00
2016	3363.93	.00	.00	.00	.00	3363.93	.00	.00	.00	.00
2017	3367.38	.00	.00	.00	.00	3367.38	.00	.00	.00	.00
2018	3129.30	.00	.00	.00	.00	3129.30	.00	.00	.00	.00
TOTL	15568.17	.00	.00	.00	.00	15568.17	.00	.00	.00	.00
2019	7845.38	.00	588.16	588.16	7.50	7257.22	123.52	.00	.00	711.68

ENTITY	TOTAL	23413.55	588.16	22825.39	123.52	.00	.00	.00	.00	711.68
TOTL	23413.55	.00	588.16	22825.39	123.52	.00	.00	.00	.00	711.68

Outstanding property tax receivable

Debt Service: 2014=1440.81
 2015=1962.38
 2016=1727.38
 2017=1820.07
 2018=1788.08
 2019=4535.76

13,274.48

Operating: 2014=930.50
 2015=1373.87
 2016=1636.55
 2017=1547.31
 2018=1341.22
 2019=2721.46

9550.91

Current tax rate
 Operating: . . . 20
 Debt Service: .095

Agenda Item No. 6
Review of HOA landscape contract.



The landscaping at Belvedere HOA shall be maintained in a first class manner. Sunscape Landscaping shall follow accepted horticultural practices to keep the property attractive and clean in appearance and maintain all plant materials and turf in a healthy and vigorous condition. Sunscape Landscaping will utilize a two crew method at Belvedere HOA. One crew will strictly focus on maintaining the turf. This crew will be mowing, blowing, trimming, edging, spot treat any weeds or ant mounds and picking up trash. The second; detail crew will keep all the beds looking clean. They will turn mulch, keep irrigation line buried, keep shrubs/grasses trimmed and shaped, pull weeds, pickup any trash and spot treat ant mounds.

This comprehensive plan covers all landscape and irrigation services, and the pricing for those services. Included is a map that outlines the service area.

TURF GRASS AREAS

Turf will be cut in accordance with the following schedule:

- April, May, (June, July, August)*, September, October – Weekly
*when temperatures are over 100 degrees mow every other week(Weekly if needed)
- November, December, January, February, March – Biweekly (Weekly if Rye is desired)
- Cutting height will be adjusted seasonally to benefit turf performance:
Turf: 1.5" normal height, increased to 2" in June through September
Mowing patterns will be varied to prevent turf damage or compaction.

NATIVE AREAS

Native areas should be maintained to an acceptable appearance, on an as needed basis throughout the year.

EDGING & TRIMMING TURF PERIMETERS

Turf adjacent to hard surfaces, plant beds, fences and other permanent structures will be edged and/or trimmed to maintain proper appearance (normally during each mowing). Not all plant beds include metal edging, and in that case, turf should be edged periodically with a metal blade to maintain a "shovel cut" edge.

PRUNING & SHAPING

Shrubs and plants will be pruned and shaped at least 4 times during the growing season to promote full canopy, preserve structural stability and health, while maintaining a pleasing appearance. Perennials should be pruned to promote natural growth habits. Ground cover will be trimmed and edged to maintain a crisp and neat appearance. Shrubs and plants must be pruned, as necessary, away from landscape light fixtures, and must be pruned back from sidewalks and paths.

All perennial plant material and native grasses should be pruned low in early March prior to the normal growing season. Perennial plants that suffer from frost or freezing prior to pruning in March should be pruned as necessary to remove dead material and promote a pleasing appearance. Muhly grasses should only be pruned in March.

Trees must be trimmed annually, or as needed, to maintain a minimum 7' - 10' height at lower branches.



April 20, 2018

2018 Contract Proposal
Contract No. - 3594

BELVEDERE HOA

This is an agreement between SunScape Landscaping, LLC, P.O. Box 342228, Austin, TX 78734, and Belvedere HOA ("Client"). Attn: Kim Bigley, 17400 Flagler Drive, Austin, TX 78738.

Contract can be cancelled by either party with a 60 day written notice.

2018 CONTRACT SUMMARY

INCLUDED SERVICES	OCCURS	COST EACH	EXT COST	SALES TAX	TOTAL COST
AMENITY CENTER, ENTRANCE,POND, MEDIANS	42	\$232.92	\$9,782.64	\$807.07	\$10,589.71
ROADWAYS, TRAILS, HAMILTON POOL ROAD, PARK AREAS	26	\$1,319.84	\$34,315.84	\$2,831.06	\$37,146.90
THREE ADDITIONAL LOT AREAS	12	\$116.46	\$1,397.52	\$115.30	\$1,512.82
FULL SERVICE BED DETAIL	14	\$310.55	\$4,347.70	\$358.69	\$4,706.39
INITIAL IRRIGATION WALKTHROUGH	1	\$532.80	\$532.80	\$0.00	\$532.80
MONTHLY IRRIGATION WALKTHROUGH	7	\$266.41	\$1,864.87	\$0.00	\$1,864.87
WINTER TURF PRE-EMERGENT (FEB 15 - MAR 15)	1	\$471.42	\$471.42	\$38.89	\$510.31
WINTER BED PRE-EMERGENT (FEB 15 - MAR 15)	1	\$312.23	\$312.23	\$25.76	\$337.99
SPRING FIRE ANT BROADCAST TREATMENT (MARCH 15 - APRIL 15)	1	\$362.05	\$362.05	\$29.87	\$391.92
SPRING TURF FERTILIZER (APR 15 - MAY 15)	1	\$852.02	\$852.02	\$70.29	\$922.31
SPRING TURF POST EMERGENT (MAY 15 - JUNE 15)	1	\$419.70	\$419.70	\$34.63	\$454.33
SPRING BED FERTILIZER (MAY 15 - JUNE 15)	1	\$174.22	\$174.22	\$14.37	\$188.59
SUMMER TURF FERTILIZER (JUNE 15 - JULY 15)	1	\$852.02	\$852.02	\$70.29	\$922.31
SUMMER TURF PRE-EMERGENT (AUG 15 - SEP 15)	1	\$290.53	\$290.53	\$23.97	\$314.50
FALL BED FERTILIZER (SEPT 15 - OCT 15)	1	\$174.22	\$174.22	\$14.37	\$188.59
FALL TURF FERTILIZER (SEP 15 - OCT 15)	1	\$852.02	\$852.02	\$70.29	\$922.31
FALL BED PRE-EMERGENT (OCT 15 - NOV 15)	1	\$312.23	\$312.23	\$25.76	\$337.99
FALL FIRE ANT BROADCAST TREATMENT (SEPT 15 - OCT 15)	1	\$362.05	\$362.05	\$29.87	\$391.92
FALL TURF POST-EMERGENT (NOV 15 - DEC 15)	1	\$419.70	\$419.70	\$34.63	\$454.33
FALL TURF PRE-EMERGENT (NOV 15 - DEC 15)	1	\$290.53	\$290.53	\$23.97	\$314.50



TOTAL: \$58,386.31 \$4,619.08 \$63,005.39

OPTIONAL SERVICES:	OCCURS	COST EACH	EXT COST	SALES TAX	TOTAL COST
MULCH INSTALLATION	1	\$8,147.44	\$8,147.44	\$672.16	\$8,819.60
ANNUAL COLOR INSTALLATION	1	\$758.27	\$758.27	\$62.56	\$820.83
BLUE MOWING AREA (SEE MAP)	1	\$715.67	\$715.67	\$59.04	\$774.71
TOTAL:			\$9,621.38	\$793.76	\$10,415.14

Contract - 3594

BELVEDERE HOA

May 1, 2018

BILLING SCHEDULE

NOTE: Optional services are not included.

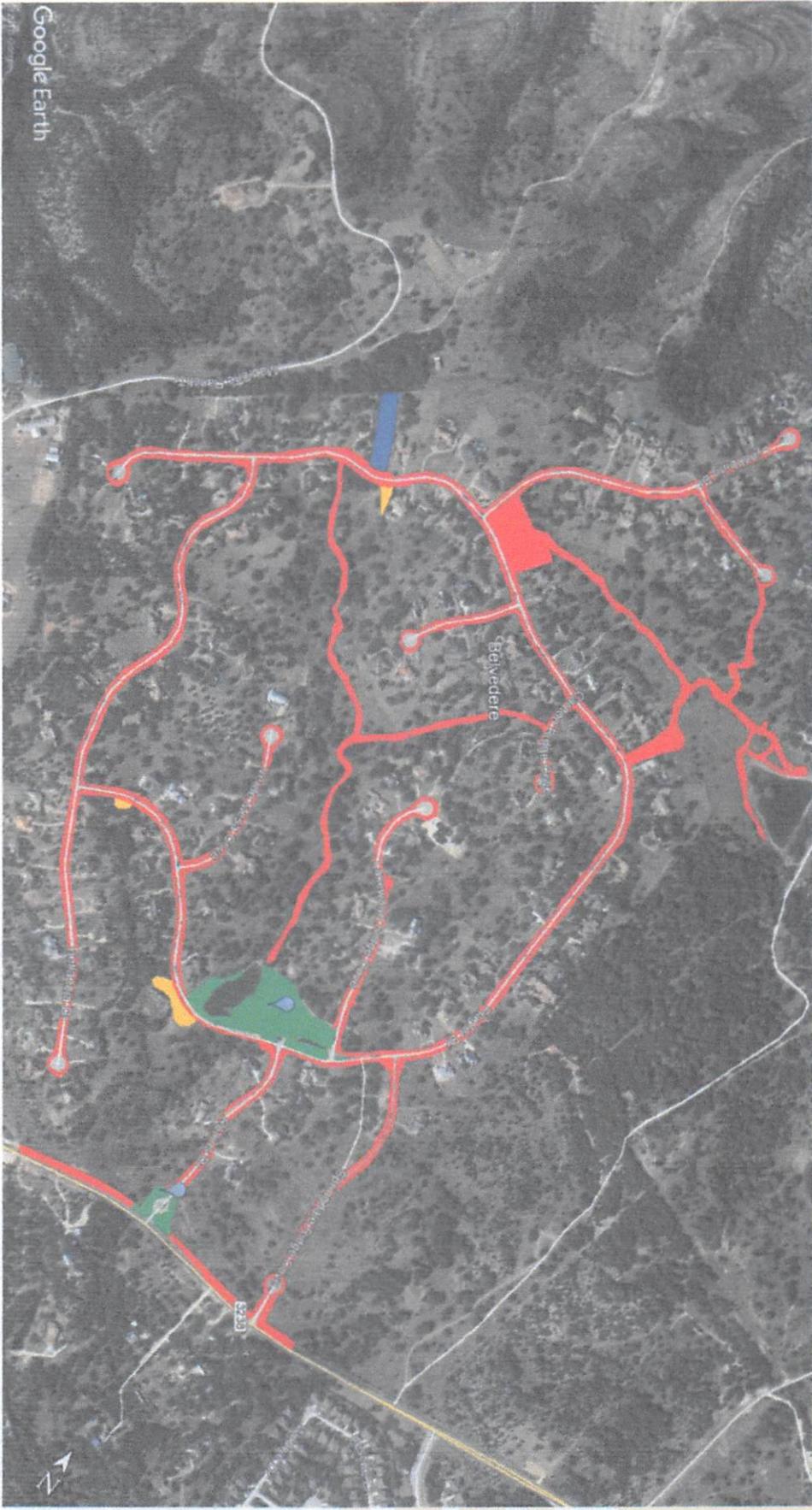
MONTHLY BILLING SCHEDULE	SERVICE COST	SALES TAX	TOTAL COST
May	\$4,865.53	\$384.92	\$5,250.45
June	\$4,865.53	\$384.92	\$5,250.45
July	\$4,865.52	\$384.92	\$5,250.44
August	\$4,865.53	\$384.92	\$5,250.45
September	\$4,865.52	\$384.92	\$5,250.44
October	\$4,865.53	\$384.92	\$5,250.45
November	\$4,865.52	\$384.92	\$5,250.44
December	\$4,865.53	\$384.92	\$5,250.45
January	\$4,865.52	\$384.92	\$5,250.44
February	\$4,865.53	\$384.92	\$5,250.45
March	\$4,865.52	\$384.92	\$5,250.44
April	\$4,865.53	\$384.92	\$5,250.45
	\$58,386.31	\$4,619.04	\$63,005.35

By _____
Jesse D Trevino

Date 4/20/2018 _____

By _____

Date _____



Agenda Item No. 8

Discuss, consider, and take action regarding report from the District's Engineer.

November 13, 2020

Board of Directors
Belvedere Municipal Utility District
c/o Lloyd Gosselink Rochelle & Townsend, P.C.
816 Congress Ave., Suite 1900
Austin, TX 78701

Re: Monthly Status Report
Belvedere MUD Regular Board Meeting of November 17, 2020

Dear Directors:

The following is a brief summary that describes our activities during the past month:

1. Amenity Center Lot Improvements

- a. Contract Administration – We assembled the contract documents and sent them to Fazzone Construction for their execution. We reviewed the performance and payment bonds and the insurance certificate they submitted. The bonds met the requirements stated in the contract, but there were two items in the insurance certificate that differed from the contract requirements. After consultation with Lloyd Gosselink, the Engineering Subcommittee waived these discrepancies. As authorized at the last Board meeting, the Engineering Subcommittee executed the contract. We will issue the Notice to Proceed to Fazzone on November 16.
- b. Construction Phase Services – We held a pre-construction meeting on November 6, 2020. The contractor has begun the preliminary layout of the trails, and they will mobilize on November 16.

2. **Trail Facilities** – Sunscape completed the first quarterly maintenance effort on October 20. Following the work, the Engineering Subcommittee reviewed the photos and work summary provided by Sunscape, and they inspected the work. We met on site on November 9th with Sunscape to discuss feedback and questions from the Subcommittee, and Sunscape plans to perform additional maintenance on a few of the trails before the next regularly scheduled visit. Overall, the work Sunscape performed had a positive effect on the trail system.

3. Drainage Facilities

- a. Landscaping Requests
 - 8312 Verde Mesa Cove – The resident acknowledged receipt of the letter from the District Subcommittee as discussed last month, and the resident agrees with the District’s position. No further action is necessary.
 - 17912 Flagler Drive – The resident acknowledged receipt of the letter from the Engineering Subcommittee as discussed last month. We understand that Director Clifford met with the

Board of Directors
Belvedere MUD
Page 2
November 13, 2020

resident to further clarify the requirements in the letter, and the resident agrees with the District's position. The resident has completed the initial clean up of the drainage ditch as requested. No further action is necessary.

- b. Erosion Observation – On October 25th, Director Ubertini reported an eroded gully located in the rip rap at the mouth of an existing drainage outfall into the Lower Pond, west of the Amenity Center. We inspected the erosion, and we believe it has been occurring for some time. We have requested a quote from Sunscape to repair the gully with similar size rip rap to deter further erosion.



Should you have any questions or need additional information, please notify us.

Sincerely,

Catherine B. Mitchell

Catherine Garza Mitchell, PE

CGM/cgm

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