

MINUTES OF MEETING
OF
BOARD OF DIRECTORS

THE STATE OF TEXAS

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COUNTY OF TRAVIS

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BELVEDERE MUNICIPAL UTILITY DISTRICT

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A regular meeting of the Board of Directors of Belvedere Municipal Utility District was held on June 11, 2019, in accordance with the duly posted notice of said meeting. The roll was called of the members of the Board of Directors, to-wit:

Peter Golde	President
James Koerner	Vice President
Kim Clifford	Secretary
Ronald Ubertini	Assistant Secretary
Steven Bryson	Assistant Secretary

All above-referenced members of the Board were present, thus constituting a quorum of the Board of Directors. All directors present participated in voting on all matters that came before the Board. Also in attendance were Stefanie Albright and Jacqueline Perrin, Attorneys with Lloyd Gosselink Rochelle and Townsend, P.C.; Evan Parker with Murfee Engineering Company; and Lee Blanton was present on behalf of the Belvedere Homeowners Association (“HOA”).

Director Golde called the meeting to order at 6:00 p.m. and announced the Board would first receive public comments. No comments were received.

The next item to come before the Board was to consider approval of the minutes of the April 16, 2019 regular meeting. No Board members had comments or objections. **Upon motion by Director Koerner, seconded by Director Bryson, and unanimously carried by the Board members present, the Board approved the minutes of the April 16, 2019 regular meeting, provided as Exhibit A.**

The Board next considered the bookkeeper’s report, including payment of invoices, coordination on bookkeeping matters, and TexPool investments. Director Koerner presented an updated and revised bookkeeper’s report provided as **Exhibit B**. Director Koerner noted that the District’s Bookkeeper has recommended that \$25,000.00 be transferred from the District’s Money Market Fund to the District’s General Fund to pay the current invoices. In connection with a review of the invoices presented by Ms. Albright’s firm, Director Clifford inquired as to the status of documentation granting permission to the property owner at 17100 Flagler Drive to encroach upon the District’s drainage easement to construct a new berm to divert water away from his property. Ms. Albright confirmed that the necessary documentation had been prepared, but that the property owner had not yet indicated that the project was ready to move forward. Director

Ubertini noted that it was his understanding that the property owner was in the process of obtaining quotes for the new berm.

Director Ubertini then led a discussion regarding a potential protocol for requesting legal services outside of Board meetings. He inquired whether any Board member should have the ability to contact Ms. Albright directly with legal questions or whether legal projects should be directed by the Board at Board meetings. Ms. Albright noted that she was flexible to comply with how the Board wished to direct and utilize her services. The Board agreed to address this question at its next meeting.

In connection with invoicing provided by the HOA, Director Ubertini questioned an invoice for \$173.93 for a water meter located adjacent to the Amenity Center and suggested that payment be withheld pending confirmation from the HOA that no water coming out of this meter was used for the swimming pool. Next, Mr. Blanton recommended that the invoice from Method Architecture for \$150 for contract management services should not be paid as no construction had yet taken place. It was the consensus of the Board that the Check No. 1113 for \$173.93 and Check No. 317 for \$150 be held. **After discussion, upon motion by Director Ubertini, seconded by Director Bryson, and unanimously carried by the Board members present, the Board approved the payment of invoices, as amended, and the transfer of funds from the District's Money Market account.**

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. The Board recognized Mr. Blanton, who informed the Board that thunderstorms, which occurred in late April, short-circuited all of the irrigation controllers, which had to be replaced. He noted that bids were currently being solicited by the HOA. Next, Mr. Blanton reported that the HOA's Architectural Control Committee (the "ACC") had come to a decision on the lighting for the Amenity Center parking lots and had decided that landscape lighting was the only permissible lighting and that it must comply with landscape lighting guidelines for the neighborhood. Next, Mr. Blanton reported that the HOA was soliciting bids for street maintenance and working on a communication plan for this project. He noted that the HOA would take action to award the contact at their next meeting to be held on June 27, 2019. In response to an inquiry from the Board, Mr. Blanton estimated the cost for the project at approximately \$20,000.

The Board next took up the engineering report from Murfee Engineering Company, including drainage facilities, maintenance, and repair. Mr. Parker presented the report, provided as **Exhibit C**. Mr. Parker informed the Board that Murfee Engineering met on site with three contractors qualified to make the necessary repairs to the Carlton Ridge Trail. He noted that the District received a quote for the repairs from JBS Underground for \$21,679.95. Mr. Parker informed the Board that two additional bids were expected to be received by the end of next week. Mr. Parker stated that Murfee Engineering was recommending that the Board postpone action until all bids have been received. Accordingly, no action was taken by the Board on this matter at this meeting.

Next, Director Golde stated that the Board would consider action on planning, design, and construction of the Amenity Center Lot improvements (the "Project"). Mr. Parker informed the

Board that the District received three bids ranging from \$369,495 to \$509,900, and total bids ranging from \$444,682.50 to \$595,800, which included the alternative lighting. A copy of the District Engineer's letter of recommendation and bid tabulations was provided, attached hereto as **Exhibit D**. Mr. Parker noted that the low bidder was G. Creek Construction, Inc. ("G. Creek"), with a base bid of \$369,495, and recommended the award of the contract to G. Creek.

After discussion, Mr. Blanton provided a bid comparison spreadsheet, attached as **Exhibit E**, reflecting the costs and comparisons to budgets for several alternative scopes of work. Mr. Blanton's cost estimates included his opinion of which aspects of the site work would likely change if the scope of work were limited to the storage building and the granite parking area. Mr. Parker responded that there were certain items on Mr. Blanton's bid comparison spreadsheet that could not be eliminated in their entirety if the scope of work was modified as noted.

At 7:08 p.m. Director Golde announced that the Board would convene in executive session regarding Agenda Item No. 7 to receive advice from its attorney pursuant to Texas Government Code § 551.071 regarding the planning, design, and construction of Amenity Center Lot improvements. The Board then entered into executive session. At 7:48 p.m., Director Golde announced that the Board would be coming out of executive session. Director Golde announced that no action had been taken by the Board during executive session.

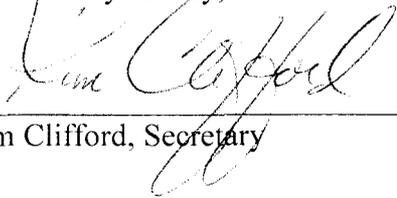
The Board then returned to Agenda Item No. 6. Ms. Albright noted that under the District's application to the Texas Commission on Environmental Quality for the approval of the engineering project and bond issuance, the parking lot was included as part of a line item under "Amenity Center Lot Improvements" without specifying how the \$210,000 assigned to the Project was to be spent, and that the parking lots could be removed from the scope of the project if needed. After discussion, Director Clifford requested that the legal advice regarding the use of bond funds dated May 21, 2019, as provided to the Board on June 7, 2019, along with the bid information, be provided to the HOA, in order to obtain input on how the HOA would like the Board to proceed with the Project. **After discussion, upon motion by Director Ubertini, seconded by Director Koerner, and unanimously carried, the Board awarded the contract for the Belvedere Amenity Center Lot improvements to G. Creek, agreed to waive privilege in order to share the legal advice regarding the use of bond funds with the HOA, and authorized moving forward with negotiating a construction contract after receiving feedback from the HOA and ACC.**

Director Golde stated that the Board would next consider the current and proposed facilities owned or maintained by the District, including reimbursement to the HOA under the Joint Maintenance Agreement. Director Golde noted that it had come to his attention that the playscape fall zone protection could be in need of repair or replacement and that tree branches were threatening to damage the playscape canopy. Director Clifford suggested that the HOA Maintenance Subcommittee be contacted to look into the matter. After discussion, there was a consensus from the Board that the District's liaison to the HOA be directed to bring this to the HOA's attention.

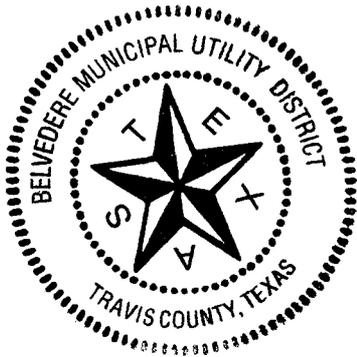
The next item to come before the Board was discussion of legislation affecting the District in the 86th Legislative Session. Ms. Albright provided a brief update concerning Senate Bill 2, which relates to property tax reform.

After discussion, there being no further business and upon motion made by Director Clifford, seconded by Director Bryson, and unanimously carried by the Board members present, the meeting was adjourned at 8:48 p.m.

PASSED, APPROVED AND ADOPTED THIS 16th day of July, 2019.



Kim Clifford, Secretary



MINUTES OF MEETING
OF
BOARD OF DIRECTORS

THE STATE OF TEXAS

COUNTY OF TRAVIS

BELVEDERE MUNICIPAL UTILITY DISTRICT

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A regular meeting of the Board of Directors of Belvedere Municipal Utility District was held on April 16, 2019, in accordance with the duly posted notice of said meeting. The roll was called of the members of the Board of Directors, to-wit:

Peter Golde	President
James Koerner	Vice President
Kim Clifford	Secretary
Ronald Ubertini	Assistant Secretary
Steven Bryson	Assistant Secretary

All above-referenced members of the Board were present, thus constituting a quorum of the Board of Directors. All directors present participated in voting on all matters that came before the Board. Also in attendance were Stefanie Albright and Jacqueline Perrin, Attorneys, and Fred Castro, Legal Assistant, with Lloyd Gosselink Rochelle and Townsend, P.C.; David Malish and Evan Parker with Murfee Engineering Company; and Mark Greene, property owner within the District. Lee Blanton was present on behalf of the Belvedere Homeowners Association (HOA) as the HOA liaison to the District.

Director Golde called the meeting to order at 6:00 p.m. and announced the Board would first receive public comments. No comments were received.

The next item to come before the Board was to consider approval of the minutes of the March 19, 2019 regular meeting. No Board members had comments or objections. **Upon motion by Director Koerner, seconded by Director Bryson, and unanimously carried by the Board members present, the Board approved the minutes of the March 19, 2019 regular meeting, provided as Exhibit A.**

The Board next considered the bookkeeper's report, including payment of invoices, coordination on bookkeeping matters, and TexPool investments. Director Koerner presented the bookkeeper's report provided as **Exhibit B**. Director Koerner noted that \$23,000.00 would be transferred from the District's Money Market Fund to the District's General Fund to pay the current invoices. Director Ubertini expressed concern over the invoicing submitted by Method Architecture, which lacked a description of activities performed. The Board recognized Mr. Blanton, who noted that the scope of services provided by Method Architecture to date were consistent with those included in its contract and were almost completed. He advised that some budget was left for contract management, and that he did not expect Method Architecture to exceed its contract amount. After

discussion, Mr. Blanton noted that total invoices submitted by Method Architecture to date total \$22,031.00, with the total Method Architecture contract amount being \$28,650.00.

Next, Director Korner distributed a Capital Projects Fund spreadsheet listing expenditures for the Amenity Center and Trail Improvements and interest earned income for the Board's review, attached hereto as **Exhibit C**. Director Koerner noted that expenditures for Amenity Center and Trail Improvements were being paid directly out of the Capital Projects Fund and were no longer being paid out of the District's General Fund and then reimbursed out of the District's Capital Projects Fund. In response to an inquiry from Director Ubertini, and after discussion, Ms. Albright stated that she would establish a separate billing matter for legal services work related to Amenity Center Lot Improvements moving forward.

Next, Director Koerner noted that with the approval of the minutes for the Board's March 2019 meeting minutes, the District's Bookkeeper would now be in a position to submit the same to the Texas Municipal League Intergovernmental Risk Pool to complete establishment of investment accounts with TexPool. Director Koerner requested direction from the Board on the amount of the initial investment amounts to be deposited into these investment accounts. **After discussion, upon motion by Director Ubertini, seconded by Director Bryson, and unanimously carried, the Board authorized the District's Bookkeeper to retain \$100,000.00 in the District's General Fund Account and \$100,000.00 in the District's Debt Service Fund Account with the District's existing financial depository and transfer all remaining balances in these two accounts into appropriate accounts established with TexPool for investment purposes.**

Upon motion by Director Clifford, seconded by Director Koerner, and unanimously carried by the Board members present, the Board approved the payment of invoices; transfer of funds from the District's money market account and the District's Quarterly Investment Report attached as Exhibit B.

The Board then discussed solid waste collection and disposal services for the District. Director Koerner stated that after the Board's last meeting, he and Kim Bigley went back to Waste Connections and requested a revised proposal to the District in an attempt to get Waste Connections to at least match the level of services and cost currently enjoyed by the District through its current solid waste service provider, Texas Disposal Systems ("TDS"). Director Koerner noted that Waste Connections's latest proposal provided enhanced services over the existing TSD contract and that pricing was for a five-year term with yearly increases amounting to an annual increase of approximately 5%. Director Koerner informed the Board that, as the District's current agreement with TDS did not expire until November of 2020, the issue of timing to negotiate a new agreement for solid waste collection services was less urgent than previously thought. Accordingly, after discussion, the Board supported Director Koerner's suggestion to continue to negotiate for a better deal on solid waste collection services for the District's residents.

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. Director Clifford informed the Board that she had attended the most recent meeting of the HOA, at which time the HOA voted to appoint Mr. Blanton as the HOA's liaison.

The Board recognized Mr. Blanton, who stated that he was authorized by the HOA to distribute a copy of a proposed notice to be issued by the HOA to the District's residents concerning access to common areas and greenbelts, attached hereto as **Exhibit D**. Mr. Blanton noted that the notice would inform the residents that certain motorized vehicles would be prohibited in the common areas and greenbelts unless performing maintenance at the direction of the HOA or the District, and all such maintenance vehicles must enter at designated areas. After discussion, Mr. Blanton stated that discussions concerning exceptions for access points for certain motorized vehicles could be addressed through further discussions with the HOA on an as-needed basis. In response to inquiry from the Board, Ms. Albright noted that the District owns the trails, a portion of which were located within drainage easements granted to the District for operation and maintenance. Ms. Albright recommended that an item be placed on a later agenda to entertain the adoption of an order related to regulations associated with public access to certain areas within the District.

The Board next took up the engineering report from Murfee Engineering Company, including drainage facilities, maintenance, and repair. Mr. Parker presented the report, provided as **Exhibit E**. Mr. Parker presented two alternative preliminary drainage plans to address drainage from Bellancia Drive and its impact on Mr. Greene's house at 17100 Flagler Drive. He stated that out of a stormwater flow of 32.5 cfs on to Mr. Greene's property, only 2-3 cfs of that flow (about 10%) could be attributed to the flow off Bellancia Drive.

After discussion, Mr. Greene requested the necessary documentation granting him permission to encroach upon the District's drainage easement to construct a new berm to facilitate drainage away from his house consistent with the plans prepared by the District Engineer. Further to the Board's request, Ms. Albright stated that her office would prepare documentation to allow Mr. Greene to encroach upon District's drainage easement. Mr. Malish noted that Mr. Greene would be responsible for generating the design for the berm.

Ms. Albright suggested that the Board take action to authorize the President to execute an encroachment document relating to Mr. Greene's property. **Upon motion by Director Koerner, seconded by Director Clifford, and unanimously carried by the Board members present, the Board authorized President Golde to execute an encroachment document relating to Mr. Greene's construction of an earthen berm within the District's drainage easement.**

Mr. Malish presented a proposal for District trail modifications at Carlton Ridge Trail to address drainage issues at this location, attached hereto as **Exhibit F**. Mr. Malish presented a preliminary sketch of proposed improvements, but noted that due to resource limitations, the proposed improvements did not represent a fully engineered design. He left the decision on how to proceed with the Board, in association with the contractor retained, and as dictated by field conditions. Mr. Malish noted that his proposal for District trail modifications at Carlton Ridge Trail was prepared in the form of a bid package that the Board could distribute to interested contractors. Discussion ensued without any resolution on this matter.

Next, Director Golde stated that the Board would consider action on the Amenity Center Lot Project. Mr. Parker noted that sealed bids for construction of the District's Amenity Center

Lot Improvements were received and opened on March 26, 2019, with one bid having been received. He listed the base bid received from Austin Engineering Company, Inc., as \$253,050.00 and the total bid as \$339,050.00, which included the alternative lighting, attached hereto as **Exhibit G**. Mr. Parker stated that a review of the bid indicated that bid item unit prices appeared to be excessive. Mr. Parker recommended a rebid of the project on behalf of Murfee Engineering.

Upon motion by Director Clifford, seconded by Director Golde, and unanimously carried by the Board members present, the Board rejected the bid received from Austin Engineering Company, Inc. for the Amenity Center Lot Improvements.

After discussion, Mr. Blanton stated that as a member of the Amenity Center Subcommittee, he supported Murfee Engineering's recommendation to rebid the Amenity Center Lot Improvements and storage building as one project. Mr. Blanton explained his reasoning to the Board and made suggestions for making the rebid as successful as possible. Prior to rebidding, Mr. Malish recommended that certain activities be undertaken to provide additional information to bidders to help remove some uncertainties from the project. The Amenity Center Subcommittee requested surveying and/or staking the parking lot to facilitate future bids.

After discussion, upon motion by Director Clifford, seconded by Director Koerner, and unanimously carried by the Board members present, the Board authorized the Amenity Center Subcommittee to direct Murfee Engineering to locate and determine the depth of the septic system wastewater transfer line with potholing activities related to the same and to obtain surveying and/or staking of the parking lot in an amount not to exceed \$5,000.00.

Upon motion by Director Koerner, seconded by Director Ubertini, and unanimously carried by the Board members present, the Board authorized Murfee Engineering to rebid the construction project to include the construction contract for the storage building and authorized the Amenity Center Subcommittee to manage this activity.

Next, Mr. Blanton provided information related to the parking lot lighting portion of this project. Ms. Albright noted that the lighting is an alternate to the base bid for the project and that once approved, the Board can address this issue through change orders, or decide not to include this option in the final contract. Mr. Blanton stated that he had presented the proposed lighting plan to the HOA's Architectural Control Committee ("ACC") and that the ACC was not in favor of this lighting plan. Mr. Blanton advised that he had, therefore, requested that the ACC provide an alternate lighting plan. Directors Golde, Ubertini, and Koerner indicated that the Amenity Center Subcommittee should act in a manner consistent with the direction provided by the ACC.

Director Golde stated that the Board would next consider the current and proposed facilities owned or maintained by the District, including reimbursement to the HOA under the Joint Maintenance Agreement. Mr. Blanton provided a copy of the HOA's Income Statement Report, attached hereto as **Exhibit H**. He noted that the HOA had created special general ledger categories for all District-related expenses. Director Ubertini indicated that copies of invoices were all that was necessary for the District's Finance Subcommittee to recommend reimbursement to the HOA by the District.

The next item to come before the Board was discussion of legislation affecting the District in the 86th Legislative Session. Ms. Albright noted that Senate Bill 2 relating to ad valorem taxation would impact the District by subjecting the District to a 2.5% rollback tax rate threshold for operations and maintenance tax rates, should it pass in its current form. Ms. Albright stated that her office would provide a final report on legislation of interest following completion of the legislative session.

After discussion, there being no further business and upon motion made by Director Clifford, seconded by Director Ubertini, and unanimously carried by the Board members present, the meeting was adjourned at 8:33 p.m.

PASSED, APPROVED AND ADOPTED THIS 11th day of June, 2019.

Kim Clifford, Secretary

**BELVEDERE MUD
SCHEDULE OF CASH ACTIVITY
GENERAL FUND
MEETING DATE: JUNE 11, 2019**

GENERAL FUND CHECKING ACCOUNT BALANCE AS OF 5/31/19 **\$ 16,467.53**

Revenue:

<u>Deposit Date</u>	<u>Description</u>	<u>Amount</u>	
6/11/2019	Transfer from Money Market	\$ 25,000.00	
			<u>\$ 25,000.00</u>
	Cash Balance Before Expenditures		<u>\$ 41,467.53</u>

Expenditures:

<u>Check Number</u>	<u>Description</u>	<u>Amount</u>	
1108	Montoya & Monzingo LLP Accounting Fees	\$ 2,400.00	
1109	Murfee Engineering Company Engineering Fees	\$ 3,000.00	
1110	Void	\$ -	
1111	Lloyd Gosselink Legal Fees	\$ 8,929.69	
1112	Belvedere HOA Amenity Center Maintenance	\$ 8,811.68	
1113	Belvedere HOA Amenity Center Maintenance	\$ 173.93	
Transfer	Belvedere - Debt Service Property Taxes	\$ 3,815.66	
	Total Expenditures		<u>\$ 27,130.96</u>

ENDING BALANCE - GENERAL FUND CHECKING AS OF JUNE 11, 2019 **\$ 14,336.57**

CASH BALANCE - GENERAL FUND - MONEY MARKET ACCOUNT - UNRESERVED **\$ 841,775.93**

Transfer	Transfer to General Fund Checking	\$ (25,000.00)	
Transfer	Transfer to TexPool	<u>\$ (730,775.00)</u>	
	Total Transfers:		<u>\$ (755,775.00)</u>

ENDING CASH BALANCE - GENERAL FUND - MONEY MARKET ACCOUNT - UNRESERVED **\$ 86,000.93**

CASH BALANCE - GENERAL FUND - TEXPOOL **\$ -**

Deposit	Transfer from Money Market	<u>\$ 730,775.00</u>	
	Total Transfers:		<u>\$ 730,775.00</u>

ENDING CASH BALANCE - GENERAL FUND - TEXPOOL **\$ 730,775.00**

TOTAL GENERAL FUND OPERATING CASH - UNRESERVED **\$ 831,112.50**

GENERAL FUND - MONEY MARKET ACCOUNT - OPERATING RESERVES **\$ 480,000.00**

TOTAL GENERAL FUND CASH BALANCE **\$ 351,112.50**

CASH BALANCE - CAPITAL PROJECTS				\$ 236,227.27
317	Method Architecture	Amenity Center	\$ 150.00	
318	Murfee Engineering Company	Amenity Center	\$ 2,646.88	
319	Murfee Engineering Company	Trail Improvements	\$ 1,651.25	
320	Lloyd Gosselink	Amenity Center	\$ 4,129.50	
Total Expenditures:				<u>\$ 8,577.63</u>
TOTAL CASH BALANCE - CAPITAL PROJECTS				\$ 227,649.64

CASH BALANCE - DEBT SERVICE FUND - MONEY MARKET				\$ 610,468.85
Transfer	Transfer to TexPool		<u>\$(510,000.00)</u>	
Total Transfers:				<u>\$ (510,000.00)</u>
ENDING CASH BALANCE - DEBT SERVICE FUND - MONEY MARKET				\$ 100,468.85
CASH BALANCE - DEBT SERVICE - TEXPOOL				\$ -
Deposit	Transfer from Money Market		<u>\$ 510,000.00</u>	
Total Deposits:				<u>\$ 510,000.00</u>
ENDING CASH BALANCE - DEBT SERVICE - TEXPOOL				\$ 510,000.00
TOTAL CASH BALANCE - DEBT SERVICE				\$ 610,468.85

Belvedere Municipal Utility District
Statement of Revenues and Expenditures Budget vs. Actual
For the Year to Date Ended June 11, 2019
Unaudited

	Year to Date Actual	Year to Date Budget	Year to Date Variance Favorable (Unfavorable)	2019 Annual Budget	2019 Annual Variance Favorable (Unfavorable)
<u>Revenues</u>					
Maintenance Taxes	\$ 297,383	\$ 223,892	\$ 73,492	\$ 298,522	\$ (1,139)
Interest Income	4,920	2,250	2,670	3,000	1,920
Total Revenues	302,303	226,142	76,162	301,522	781
<u>Expenditures</u>					
Solid Waste Disposal	32,273	33,750	1,477	45,000	12,727
Legal Fees	39,823	41,250	1,427	55,000	15,177
Audit Fees	7,500	7,500	-	7,500	-
Accounting Fees	10,800	10,800	-	14,400	3,600
Engineering Fees	15,470	13,500	(1,970)	18,000	2,530
Engineering Fees - Drainage Maintenance	-	11,250	11,250	15,000	15,000
Amenity Center Operations	23,517	48,750	25,233	65,000	41,483
Amenity Center Maintenance	-	3,750	3,750	5,000	5,000
Amenity Center Landscaping	-	15,000	15,000	20,000	20,000
Amenity Center Improvements - Engineering	-	18,750	18,750	25,000	25,000
Amenity Center Improvements - Consultants	-	15,000	15,000	20,000	20,000
Amenity Center Improvements - Construction	-	48,750	48,750	65,000	65,000
Drainage Maintenance	-	15,000	15,000	20,000	20,000
Insurance	2,566	3,000	434	4,000	1,434
Tax Appraisal and Collection Fees	1,577	3,750	2,173	5,000	3,423
Bank Charges	-	150	150	200	200
Other Fees	-	75	75	100	100
Newspaper notices	-	1,500	1,500	2,000	2,000
Total Expenditures	133,526	291,525	157,999	386,200	252,674
Projected Excess Revenue Over Expenditures	\$ 168,777	\$ (65,384)	\$ 234,161	\$ (84,678)	\$ 253,455

Belvedere MUD
Capital Projects Fund

Check Number	Date	Payee	Amenity Center Improvements	Trail Improvements	Surplus Funds	Surplus Funds Interest Earnings	Total
Beginning Cash Balance			\$ 210,000.00	\$ 40,000.00	\$ 92,247.00	\$ 5,050.40	\$ 347,297.40
1051	7/17/2018	T Bar M Land Services, LLC	-	-	(18,575.00)	-	(18,575.00)
	8/31/2018	Interest earned	-	-	-	226.46	226.46
Transfer	2/18 - 9/18	Engineering fees	(29,736.91)	-	(6,285.00)	-	(36,021.91)
		TCEQ fee	-	-	(100.00)	-	(100.00)
	9/30/2018	Interest earned	-	-	-	167.36	167.36
Transfer	10/16/2018	Engineering fees	(4,207.63)	-	-	-	(4,207.63)
1074	10/16/2018	Method Architecture	(7,410.00)	-	-	-	(7,410.00)
Transfer	10/16/2018	JBS & TexasScope (maint)	-	-	(23,940.00)	-	(23,940.00)
	10/22/2018	Bond expense refund	-	-	-	153.19	153.19
	10/31/2018	Interest earned	-	-	-	234.77	234.77
	11/30/2018	Interest earned	-	-	-	244.12	244.12
	12/31/2018	Interest earned	-	-	-	223.57	223.57
	1/31/2019	Interest earned	-	-	-	247.89	247.89
	2/28/2019	Interest earned	-	-	-	224.11	224.11
Transfer	2/14/2019	Murfee Engineering	-	-	(3,237.50)	-	(3,237.50)
Transfer	3/15/2019	Murfee Engineering	-	(247.50)	(2,043.75)	-	(2,291.25)
Transfer	3/19/2019	Method Architecture	(6,888.75)	-	-	-	(6,888.75)
	3/31/2019	Interest earned	-	-	-	247.32	247.32
315	4/16/2019	Method Architecture	(7,732.75)	-	-	-	(7,732.75)
316	4/16/2019	Murfee Engineering	(2,866.34)	-	-	232.21	(2,866.34)
	4/30/2019	Interest earned	-	-	-	232.21	232.21
317	6/11/2019	Method Architecture	(150.00)	-	-	-	(150.00)
318	6/11/2019	Murfee Engineering	(2,646.88)	-	-	-	(2,646.88)
319	6/11/2019	Murfee Engineering	-	(1,651.25)	-	-	(1,651.25)
320	6/11/2019	Lloyd Gosselink	(4,129.50)	-	-	-	(4,129.50)
Ending Cash Balance			\$ 144,231.24	\$ 38,101.25	\$ 38,065.75	\$ 7,251.40	\$ 227,649.64

Belvedere Municipal Utility District
Balance Sheet
As of June 11, 2019

	<u>Jun 11, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
Checking Account - ABC Bank	14,336.57
Money Market - ABC Bank	86,000.93
TexPool	730,775.00
Total Checking/Savings	<u>831,112.50</u>
Accounts Receivable	
Taxes Receivable	12,807.96
Total Accounts Receivable	<u>12,807.96</u>
Other Current Assets	
Prepaid Insurance	1,245.58
Total Other Current Assets	<u>1,245.58</u>
Total Current Assets	<u>845,166.04</u>
TOTAL ASSETS	<u><u>845,166.04</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Deferred Revenue	12,807.96
Total Other Current Liabilities	<u>12,807.96</u>
Total Current Liabilities	<u>12,807.96</u>
Total Liabilities	12,807.96
Equity	
Unassigned	663,581.32
Net Income	168,776.76
Total Equity	<u>832,358.08</u>
TOTAL LIABILITIES & EQUITY	<u><u>845,166.04</u></u>

Belvedere Municipal Utility District
Profit & Loss
October 1, 2018 through June 11, 2019

	Oct 1, '18 - Jun 11, 19
Ordinary Income/Expense	
Income	
Interest Income	4,920.41
Income	
Property Taxes	297,382.54
Total Income	297,382.54
Total Income	302,302.95
Expense	
Amenity Center Operations	23,516.61
Trail Repairs	
Trail General Maintenance	0.00
Total Trail Repairs	0.00
Audit Fees	7,500.00
Bookkeeping Fees	10,800.00
Engineering	
Engineering Design - Amenity	0.00
District Engineering	15,470.00
Total Engineering	15,470.00
Insurance	
Liability Insurance	2,566.37
Total Insurance	2,566.37
Legal Fees	
Legal Fees	39,823.32
Total Legal Fees	39,823.32
Collection and Appraisal Fees	1,576.96
Waste Disposal	32,272.93
Total Expense	133,526.19
Net Ordinary Income	168,776.76
Net Income	168,776.76

Belvedere MUD - Capital Projects Fund
Balance Sheet
As of June 11, 2019

	<u>Jun 11, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
Cash	<u>227,649.64</u>
Total Checking/Savings	<u>227,649.64</u>
Total Current Assets	<u>227,649.64</u>
TOTAL ASSETS	<u><u>227,649.64</u></u>
LIABILITIES & EQUITY	
Equity	
Restricted	257,436.68
Net Income	<u>-29,787.04</u>
Total Equity	<u>227,649.64</u>
TOTAL LIABILITIES & EQUITY	<u><u>227,649.64</u></u>

Belvedere MUD - Capital Projects Fund
Profit & Loss
October 1, 2018 through June 11, 2019

	<u>Oct 1, '18 - Jun 11, 19</u>
Ordinary Income/Expense	
Income	
Bond Expense Refund	153.19
Total Income	<u>153.19</u>
Gross Profit	153.19
Expense	
Trail Improvements & Repairs	1,898.75
Drainage Improvements & Repairs	2,043.75
Amenity Center Improvements	<u>27,651.72</u>
Total Expense	<u>31,594.22</u>
Net Ordinary Income	-31,441.03
Other Income/Expense	
Other Income	
Interest Income	1,653.99
Total Other Income	<u>1,653.99</u>
Net Other Income	<u>1,653.99</u>
Net Income	<u><u>-29,787.04</u></u>

Belvedere MUD-Debt Service Fund
Balance Sheet
As of June 11, 2019

	<u>Jun 11, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
MUD Debt Service Fund	100,468.85
TexPool	<u>510,000.00</u>
Total Checking/Savings	610,468.85
Accounts Receivable	
Taxes Receivable	<u>16,709.13</u>
Total Accounts Receivable	<u>16,709.13</u>
Total Current Assets	<u>627,177.98</u>
TOTAL ASSETS	<u>627,177.98</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Deferred Revenue	<u>16,709.13</u>
Total Other Current Liabilities	<u>16,709.13</u>
Total Current Liabilities	<u>16,709.13</u>
Total Liabilities	16,709.13
Equity	
Restricted	306,809.01
Net Income	<u>303,659.84</u>
Total Equity	<u>610,468.85</u>
TOTAL LIABILITIES & EQUITY	<u>627,177.98</u>

Belvedere MUD-Debt Service Fund
Profit & Loss
October 1, 2018 through June 11, 2019

	<u>Oct 1, '18 - Jun 11, 19</u>
Ordinary Income/Expense	
Income	
Tax Revenue	396,468.98
Total Income	<u>396,468.98</u>
Expense	
Bank Service Charges	72.00
Interest Expense	94,340.63
Paying Agent Fee	1,000.00
Total Expense	<u>95,412.63</u>
Net Ordinary Income	301,056.35
Other Income/Expense	
Other Income	
Interest Income	2,603.49
Total Other Income	<u>2,603.49</u>
Net Other Income	<u>2,603.49</u>
Net Income	<u><u>303,659.84</u></u>

Montoya & Monzingo, LLP

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

Invoice

Date	Invoice #
05/06/2019	23312

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

Terms
Due on receipt

Description	Amount
May 2019 accounting services.	1,200.00
5/6/19	
Thank you for your business.	Total \$1,200.00

Montoya & Monzingo, LLP

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

Invoice

Date	Invoice #
06/03/2019	23337

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

Terms
Due on receipt

Description	Amount
June 2019 accounting services.	1,200.00
6/3/19	
Thank you for your business.	Total \$1,200.00



Murfee Engineering Company

Belvedere Municipal Utility District
c/o Montoya & Monzingo, LLP
via email: Jeff Monzingo jeff@jeffmcpa.com
cc: Michele michele@jeffmcpa.com

Invoice number 40836
Date 05/13/2019

Project 17031 BELVEDERE MUNICIPAL UTILITY DISTRICT

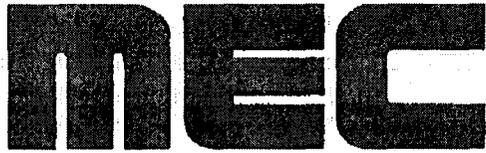
Professional Engineering Services Rendered Through April 28, 2019

Attendance at District Board Meeting
Meeting preparation
Interfacing with Board members and HOA project related members.
Trail repair planning.

Description	Contract Amount	Prior Billed	Current Billed
17031-11 District Engineering Oct 2018 to Sept 2019	18,000.00	9,000.00	1,500.00
Total	18,000.00	9,000.00	1,500.00

Invoice total 1,500.00

5/18/19



Murfee Engineering Company

Belvedere Municipal Utility District
c/o Montoya & Monzingo, LLP
via email: Jeff Monzingo jeff@jeffmcpa.com
cc: Michele michele@jeffmcpa.com

Invoice number 40912
Date 06/06/2019
Project 17031 BELVEDERE MUNICIPAL UTILITY DISTRICT

Professional Engineering Services Rendered Through May 26, 2019

Attendance at District Board Meeting
Meeting preparation
Interfacing with Board members and HOA project related members.
Trail repair planning.

Description	Contract Amount	Prior Billed	Current Billed
17031-11 District Engineering Oct 2018 to Sept 2019	18,000.00	10,500.00	1,500.00
Total	18,000.00	10,500.00	1,500.00

Invoice total 1,500.00

6/6/19

M METHOD architecture
2118 Lamar St., Suite 200
Houston, TX 77003
713.842.7500
www.methodarchitecture.com

INVOICE

INVOICE NO: MA3001-6

DATE: 5/7/2019

PROJECT

PROJECT: Hamilton Pool Storage
PROJECT NO: MA3001
ADDRESS: , Austin, TX

CLIENT

Belvedere MUD

SERVICES RENDERED	AMOUNT
Construction Administration- 5%	150.00

5/10/19

TOTAL AMOUNT DUE: \$150.00

THANK YOU FOR YOUR BUSINESS!

TOTAL AMOUNT SHOWN ABOVE IS DUE UPON RECEIPT OF THIS INVOICE. IF PAYMENT IS NOT RECEIVED WITHIN 30 DAYS FROM THE INVOICE DATE, A LATE FEE SHALL BE ASSESSED UPON THE TOTAL INVOICE AMOUNT AND WILL CONTINUE TO ACCRUE UNTIL PAYMENT IS RECEIVED. FOR INVOICE INQUIRIES, PLEASE CONTACT ACCOUNTING@METHODARCHITECTURE.COM.



Murfee Engineering Company

Belvedere Municipal Utility District
c/o Montoya & Monzingo, LLP
via email: Jeff Monzingo jeff@jeffmcpa.com
cc: Michele michele@jeffmcpa.com

Invoice number 40835
Date 05/13/2019

Project 17031 Belvedere Municipal Utility District

Professional Engineering Services Rendered Through April 28, 2019

Reimbursables

Travis County Clerk
17031-20R Amenity Center Improvements Reimbursables

Table with 3 columns: Units, Rate, Billed Amount. Row for Fees & Permits with Billed Amount 75.90.

Fees & Permits

Consultant

Staking
17031-20R Amenity Center Improvements Reimbursables

Table with 3 columns: Units, Rate, Billed Amount.

Surveying Services
CAPITAL SURVEYING CO., INC

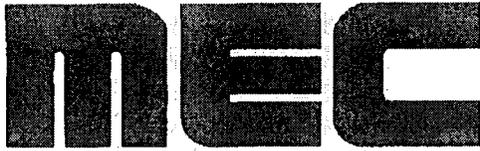
Billed Amount 517.50

Invoice total 593.40

Billing Summary

Table with 5 columns: Description, Estimated Fee, Total Earned, Prior Billed, Current Billed. Rows include AMENITY CENTER IMPROVEMENTS, AMENITY CENTER IMPROVEMENTS REIMBURSABLES, and a Total row.

5/18/19



Murfee Engineering Company

Belvedere Municipal Utility District
c/o Montoya & Monzingo, LLP
via email: Jeff Monzingo jeff@jeffmcpa.com
cc: Michele michele@jeffmcpa.com

Invoice number 40913
Date 06/06/2019

Project 17031 Belvedere Municipal Utility District

Professional Engineering Services Rendered Through May 26, 2019

Re-bid of Amenity Center Site Plan.

Professional Fees

17031-20 Amenity Center Improvements

Table with 4 columns: Description, Hours, Rate, Billed Amount. Rows include Principal David Malish, Engineering Technician I Evan Parker, Senior CAD Design Technician Christopher D. Shaleesh, and Professional Fees subtotal.

Reimbursables

Mileage for site visits; announcement in paper.

17031-20R Amenity Center Improvements Reimbursables

Table with 2 columns: Description, Billed Amount. Rows include Mileage Allowances for Evan Parker, Newspaper Notices for AUSTIN AMERICAN STATESMAN - CMG, and Reimbursables subtotal.

Invoice total 2,053.48

Billing Summary

Table with 5 columns: Description, Estimated Fee, Total Earned, Prior Billed, Current Billed. Rows include AMENITY CENTER IMPROVEMENTS, AMENITY CENTER IMPROVEMENTS REIMBURSABLES, and Total.

Handwritten signature/initials



Murfee Engineering Company

Belvedere Municipal Utility District
c/o Montoya & Monzingo, LLP
via email: Jeff Monzingo jeff@jeffmcpa.com
cc: Michele michele@jeffmcpa.com

Invoice number 40837
Date 05/13/2019

Project 17031 Belvedere Municipal Utility District

Professional Engineering Services Rendered Through April 28, 2019

Description

TRAIL REHABILITATION AND REPAIR

Plans, drainage, exhibits, plotting on trail repairs/modifications.

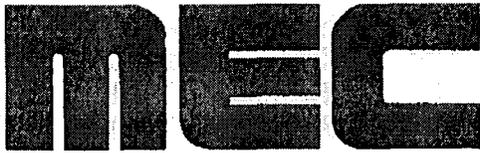
Total

PROFESSIONAL FEES

17031-32 Trail Rehabilitation and Repair

	Hours	Rate	Billed Amount
Engineering Technician I Evan Parker	2.00	95.00	190.00
Senior CAD Design Technician Christopher D. Shaleesh	2.25	165.00	371.25
CAD Design Technician Melanie Reeves	0.50	110.00	55.00
PROFESSIONAL FEES subtotal	4.75		616.25
		Invoice total	616.25

5/18/19



Murfee Engineering Company

Belvedere Municipal Utility District
c/o Montoya & Monzingo, LLP
via email: Jeff Monzingo jeff@jeffmcpa.com
cc: Michele michele@jeffmcpa.com

Invoice number 40914
Date 06/06/2019

Project 17031 Belvedere Municipal Utility District

Professional Engineering Services Rendered Through May 26, 2019

Description

TRAIL REHABILITATION AND REPAIR

Solicited contractors for work; met with contractors in the field on two occasions; provided plan interpretations.

Total

PROFESSIONAL FEES

17031-32 Trail Rehabilitation and Repair

	Hours	Rate	Billed Amount
Principal			
David Malish	2.50	300.00	750.00
Engineering Technician I			
Evan Parker	3.00	95.00	285.00
PROFESSIONAL FEES subtotal	5.50		1,035.00
		Invoice total	1,035.00

u/6/19



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2325857

Date 4/30/19
Primary Account

Page 1

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

* Please help us keep your contact information updated. In the event of fraud or other related issues, it is important for us to be able to contact you. *

Checking Account

Account Title: Belvedere Municipal Utility District
General Funds

The Unlawful Internet Gambling Enforcement Act prohibits you from receiving payments related to Internet gambling. Please call us toll free at 1-888-902-2552 for questions.

Business Checking Public Funds		Enclosures/Images	8
Account Number	[REDACTED]	Statement Dates	4/01/19 thru 4/30/19
Previous Balance	16,991.81	Days in the Statement Period	30
5 Deposits/Credits	29,677.74	Average Ledger Balance	19,511.87
7 Checks/Debits	30,202.02	Average Collected	19,511.87
Service Charge Amount	.00		
Interest Paid	.00		
Current Balance	16,467.53		

Deposits And Other Credits

Date	Description	Amount
4/05	PPD F746000192	539.43
	CONS PAY PT CLEARING	
4/16	PPD F746000192	5,374.74
	CONS PAY PT CLEARING	
4/18	Deposit	23,000.00
4/23	PPD F746000192	374.34
	CONS PAY PT CLEARING	
4/30	PPD F746000192	389.23
	CONS PAY PT CLEARING	

NOTICE: SEE REVERSE SIDE FOR DISCLOSURE

Member FDIC Equal Housing Lender

FORM NO. US-1060L
2371



Date 4/30/19
Primary Account

Page 2

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

Business Checking Public Funds (Continued)

Date	Check No.	Checks		Check No.	Amount
		Amount	Date		
4/18		6,079.88	4/23	1105	2,491.16
4/08	1098*	788.48	4/23	1106	10,925.42
4/18	1103*	1,200.00	4/26	1107	1,500.00
4/18	1104	7,217.08			

Daily Balance Summary					
Date	Balance	Date	Balance	Date	Balance
4/01	16,991.81	4/16	22,117.50	4/26	16,078.30
4/05	17,531.24	4/18	30,620.54	4/30	16,467.53
4/08	16,742.76	4/23	17,578.30		

End of Statement



Belvedere Municipal Utility District
Reconciliation Detail
Checking Account - ABC Bank, Period Ending 04/30/2019

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						16,991.81
Cleared Transactions						
Checks and Payments - 7 items						
Check	03/19/2019	1098	Travis Central Appra...	X	-788.48	-788.48
Check	04/16/2019	1106	Texas Disposal Syst...	X	-10,925.42	-11,713.90
Check	04/16/2019	1104	Lloyd GosseLink - Att...	X	-7,217.08	-18,930.98
Check	04/16/2019	Transfer	Belvedere MUD Deb...	X	-6,079.88	-25,010.86
Check	04/16/2019	1105	TML Intergovernme...	X	-2,491.16	-27,502.02
Check	04/16/2019	1107	Murfee Engineering ...	X	-1,500.00	-29,002.02
Check	04/16/2019	1103	Montoya & Monzing...	X	-1,200.00	-30,202.02
Total Checks and Payments					-30,202.02	-30,202.02
Deposits and Credits - 5 items						
Deposit	04/05/2019			X	539.43	539.43
Deposit	04/16/2019			X	5,374.74	5,914.17
Transfer	04/16/2019			X	23,000.00	28,914.17
Deposit	04/23/2019			X	374.34	29,288.51
Deposit	04/30/2019			X	389.23	29,677.74
Total Deposits and Credits					29,677.74	29,677.74
Total Cleared Transactions					-524.28	-524.28
Cleared Balance					-524.28	16,467.53
Register Balance as of 04/30/2019					-524.28	16,467.53
Ending Balance					-524.28	16,467.53 ^W



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2325861

Date 4/30/19
Primary Account

Page 1

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

* Please help us keep your contact information updated. In the event of fraud or other related issues, it is important for us to be able to contact you. *

Checking Account

Account Title: Belvedere Municipal Utility District
Operating Money Market

The Unlawful Internet Gambling Enforcement Act prohibits you from receiving payments related to Internet gambling. Please call us toll free at 1-888-902-2552 for questions.

Money Market Public Fund		Enclosures/Images	2
Account Number	[REDACTED]	Statement Dates	4/01/19 thru 4/30/19
Previous Balance	857,013.86	Days in the Statement Period	30
1 Deposits/Credits	6,888.75	Average Ledger Balance	850,032.31
1 Checks/Debits	23,000.00	Average Collected	850,032.31
Service Charge Amount	.00	Interest Earned	873.32
Interest Paid	873.32	Annual Percentage Yield Earned	1.26%
Current Balance	841,775.93	2019 Interest Paid	3,053.46

Deposits And Other Credits

Date	Description	Amount
4/18	Deposit	6,888.75
4/30	Interest Deposit	873.32

Checks

Date	Check No.	Amount
4/18		23,000.00

NOTICE: SEE REVERSE SIDE FOR DISCLOSURE

Member FDIC Equal Hou Lender

FORM NO. VS 1060L
2382



Date 4/30/19
Primary Account

Page 2

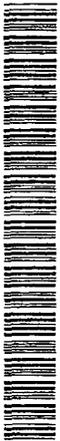
Belvedere Municipal Utility District
Operating Money Market
PO Box 2029
Pflugerville TX 78691

Money Market Public Fund (Continued)

		Daily Balance Summary			
Date	Balance	Date	Balance	Date	Balance
4/01	857,013.86	4/18	840,902.61	4/30	841,775.93

Interest Rate Summary
 Date 3/31 Rate 1.250000%

End of Statement



Belvedere Municipal Utility District
Reconciliation Detail
Money Market - ABC Bank, Period Ending 04/30/2019

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						857,013.86
Cleared Transactions						
Checks and Payments - 1 Item						
Transfer	04/16/2019			X	-23,000.00	-23,000.00
Total Checks and Payments					-23,000.00	-23,000.00
Deposits and Credits - 2 Items						
Deposit	04/18/2019			X	6,888.75	6,888.75
Deposit	04/30/2019			X	873.32	7,762.07
Total Deposits and Credits					7,762.07	7,762.07
Total Cleared Transactions					-15,237.93	-15,237.93
Cleared Balance					-15,237.93	841,775.93
Register Balance as of 04/30/2019					-15,237.93	841,775.93
Ending Balance					-15,237.93	841,775.93

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2325859

Date 4/30/19
Primary Account

Page 1

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

* Please help us keep your contact information updated. In the event of fraud or other related issues, it is important for us to be able to contact you. *

Checking Account

Account Title: Belvedere Municipal Utility District
Capital Projects

The Unlawful Internet Gambling Enforcement Act prohibits you from receiving payments related to Internet gambling. Please call us toll free at 1-888-902-2552 for questions.

Money Market Public Fund		Enclosures/Images	2
Account Number	[REDACTED]	Statement Dates	4/01/19 thru 4/30/19
Previous Balance	253,482.90	Days in the Statement Period	30
Deposits/Credits	.00	Average Ledger Balance	250,020.05
2 Checks/Debits	9,755.09	Average Collected	250,020.05
Service Charge Amount	.00	Interest Earned	232.21
Interest Paid	232.21	Annual Percentage Yield Earned	1.14%
Current Balance	243,960.02	2019 Interest Paid	951.53

Deposits And Other Credits

Date	Description	Amount
4/30	Interest Deposit	232.21

Checks

Date	Check No.	Amount	Date	Check No.	Amount
4/18		6,888.75	4/26	316*	2,866.34

NOTICE: SEE REVERSE SIDE FOR DISCLOSURE

Member FDIC Equal Housing Lender

FORM NO. VS-1060L
2377



Date 4/30/19
Primary Account

Page 2

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

Money Market Public Fund (Continued)

Daily Balance Summary	
Date	Balance
4/01	253,482.90
4/18	246,594.15
Date	Balance
4/26	243,727.81
4/30	243,960.02

Interest Rate Summary	
Date	Rate
3/31	1.130000%

End Of Statement



Belvedere MUD - Capital Projects Fund
Reconciliation Detail
Cash, Period Ending 04/30/2019

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						253,482.90
Cleared Transactions						
Checks and Payments - 2 items						
Check	04/16/2019	Transfer	Belvedere MUD-Gen...	X	-6,888.75	-6,888.75
Check	04/16/2019	316	Murfee Engineering ...	X	-2,866.34	-9,755.09
Total Checks and Payments					-9,755.09	-9,755.09
Deposits and Credits - 1 item						
Deposit	04/30/2019			X	232.21	232.21
Total Deposits and Credits					232.21	232.21
Total Cleared Transactions					-9,522.88	-9,522.88
Cleared Balance					-9,522.88	243,960.02 <i>W</i>
Uncleared Transactions						
Checks and Payments - 1 item						
Check	04/16/2019	315	Method Architecture		-7,732.75	-7,732.75
Total Checks and Payments					-7,732.75	-7,732.75
Total Uncleared Transactions					-7,732.75	-7,732.75
Register Balance as of 04/30/2019					-17,255.63	236,227.27
Ending Balance					<u>-17,255.63</u>	<u>236,227.27</u>



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2325858

Date 4/30/19
Primary Account

Page 1

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

J

* Please help us keep your contact information updated. In the event of fraud or other related issues, it is important for us to be able to contact you. *

Checking Account

Account Title: Belvedere Municipal Utility District
Debt Services

The Unlawful Internet Gambling Enforcement Act prohibits you from receiving payments related to Internet gambling. Please call us toll free at 1-888-902-2552 for questions.

Money Market Public Fund		Enclosures/Images	1
Account Number	[REDACTED]	Statement Dates	4/01/19 thru 4/30/19
Previous Balance	599,954.21	Days in the Statement Period	30
1 Deposits/Credits	6,079.88	Average Ledger Balance	602,588.82
Checks/Debits	.00	Average Collected	602,588.82
Service Charge Amount	.00	Interest Earned	619.10
Interest Paid	619.10	Annual Percentage Yield Earned	1.26%
Current Balance	606,653.19	2019 Interest Paid	1,785.24

Deposits And Other Credits

Date	Description	Amount
4/18	Deposit	6,079.88
4/30	Interest Deposit	619.10

Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
4/01	599,954.21	4/18	606,034.09	4/30	606,653.19

NOTICE: SEE REVERSE SIDE FOR DISCLOSURE

Member FDIC Equal Housing Lender

FORM NO. YS-1060L
2374



Date 4/30/19
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
3/31	1.250000%

End of Statement



Belvedere MUD-Debt Service Fund
Reconciliation Detail
Cash, Period Ending 04/30/2019

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						599,954.21
Cleared Transactions						
Deposits and Credits - 2 items						
Deposit	04/16/2019			X	6,079.88	6,079.88
Deposit	04/30/2019			X	619.10	6,698.98
Total Deposits and Credits					6,698.98	6,698.98
Total Cleared Transactions					6,698.98	6,698.98
Cleared Balance					6,698.98	606,653.19
Register Balance as of 04/30/2019					6,698.98	606,653.19
Ending Balance					6,698.98	606,653.19

YEAR	BEGINNING TAX BALANCE	TAX ADJ	BASE TAX COLLECTED	REVERSALS	NET BASE TAX COLLECTED	PERCENT COLLECTED	ENDING TAX BALANCE	P & I COLLECTED	P & I REVERSALS	LRP COLLECTED	OTHER PENALTY COLLECTED	TOTAL DISTRIBUTED
2006	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2007	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2008	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2009	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2010	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2011	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2012	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2013	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
2014	2371.31	.00	.00	.00	.00	.00 %	2371.31	.00	.00	.00	.00	.00
2015	3336.25	.00	.00	.00	.00	.00 %	3336.25	.00	.00	.00	.00	.00
2016	3363.93	.00	.00	.00	.00	.00 %	3363.93	.00	.00	.00	.00	.00
2017	4321.88	72.15-	954.50	72.15	882.35	20.76 %	3363.93	208.67	.00	.00	.00	1091.02
TOTL	13393.37	72.15-	954.50	72.15	882.35	6.62 %	12438.87	208.67	.00	.00	.00	1091.02
2018	710765.95	706.84-	693116.90	136.01	692980.89	97.59 %	17078.22	1965.72	.00	.00	.00	694946.61
ENTITY	724159.32	778.99-	694071.40	208.16	693863.24	95.92 %	29517.09	2174.39	.00	.00	.00	696037.63

Outstanding property tax receivable

Debt Service: 2014=1440.81
 2015=1962.38
 2016=1727.38
 2017=1820.07
 2018=9758.49
 } 16,709.13

Operating: 2014=930.50
 2015=1373.87
 2016=1636.55
 2017=1547.31
 2018=7319.73
 } 12,807.96

Current tax rate
 Operating: .15
 Debt Service: .20
 total: .35

MONTHLY ENGINEERING REPORT
Belvedere Municipal Utility District
Prepared on June 7th, 2019
For Meeting on June 11th, 2019
By David Malish P.E., District Engineer

Amenity Center Improvements

Sealed bids for construction of the Belvedere MUD Amenity Center Improvements were received and opened at the offices of Murfee Engineering Company on May 29th, 2019. Three bids were received with a base bid offers ranging from \$369,495.00 to \$509,900.00 and a total bids ranging from \$444,682.50 to \$595,800.00 which included the alternative lighting. I have reviewed and certified the bid tabulations and I have found two discrepancies. JBS Underground had two mathematical mistakes on their bid package, and have been corrected on the bid tabulation. These discrepancies do not affect the result of the lowest bid. A copy of the bid tabulation is attached. I have also researched the history of each of the participating bidders and have found nothing that would disqualify the firms from performing the work. This information is offered for consideration for contract award by the Belvedere MUD Board of Directors.

Review of bid item unit price offers appears to be accurate for each item of the lowest bidder, therefore Murfee Engineering Co., Inc. recommends award of contract to G. Creek Construction, Inc.

Decomposed Granite Trail Improvements

As requested by the Board, the District engineer has reached out to three established companies that are qualified to make repairs to the Carlton Ridge Trail. The District Engineer has visited the trail on three separate occasions with a representative of each company to assess appropriate repairs for the trail as well as gather enough information to formulate a cost estimate. These three companies include- JBS Underground, G. Creek, and DigDug. Of the three, JBS Underground is the only one at this time that has submitted a quote for the repairs, which is attached to this report. G. Creek and DigDug have notified Murfee Engineering that they should have quotes submitted within the end of next week. It is recommended that all the quotes be submitted and reviewed by the Belvedere MUD Board before deciding on what actions should be taken next.

BID PROPOSAL



14202 Fort Smith Trail; Austin, TX 78734

<http://jbsundergroundllc.com>

jbsunderground@gmail.com

City of Austin Right of Way Contractor License 2018-063093 LC

Underground Fire Line Installers License: SCR-U-2203019, Byron Dupre RME-U-2203013

Texas Commission on Environmental Quality – OSSF I (Septic) Installer License: Byron Dupre OS0033375

Bid Proposal Date: 5/16/2019

Project Name: Belvedere MUD - Carlton Ridge Trail Restoration

Project Address: Carlton Ridge Road

<i>Owners Information</i>	<i>General Contractor</i>	<i>Engineer Information</i>
Company Name: Belvedere Mud Contact Name: Address: Phone: Email:	Firm Name: Contact Name: Address: Phone: Email:	Firm Name: Murfee Engineering Contact Name: Even Parker Address: Phone: Email: eparker@murfee.com

1	Mobilization.	1	EA	\$2,500.00	\$2,500.00
2	Granite Trail Repair 1" to 2" New Granite	450	LF	\$9.10	\$4,093.26
3	Site Grading Including Swales and Berms Needed to Create Positive Drainage.	1	LS	\$6,019.03	\$6,019.03
4	Limestone Block Head Wall Including Small Concrete Footer for Blocks To Set On.	2	EA	\$2,339.76	\$4,679.52
5	Install Curlex Berms Where Needed.	222	SY	\$8.28	\$1,838.76
6	Seed & Fertilizer Disturbed Areas.	1,100	SY	\$1.18	\$1,295.13
7	Grade and Build up Berm on 30' to 40' Area on Trail Side not in Plans.	1	LS	\$1,254.26	\$1,254.26
8	Import Topsoil If Needed.	1	CY	\$28.50	\$0.00
9	Export Fill If Needed.	1	CY	\$17.50	\$0.00
	Total				\$21,679.95

Proposal EXCLUDES unless noted: Rock Excavation, Asphalt Cut, Asphalt Repair, Concrete Cut, Concrete Repair, Road Base, Flowable Fill, Initial Survey Control Points, Structural Excavation, Vapor Barriers, Gravel Drainage Layers, Top Soil, Fine Grading Landscaping, Grassing, Re-Seeding, Hazardous Material Handling, Move or Remove Existing utilities, Barricades, Traffic Control, Car Stops, Signage, Striping, Other Contractor Disposal, Shoring, Bracing, Demolition of Structures, Lime Stabilization, Under Brushing, Tree Trimming, Tree Removal, Root Raking, Stump Removal, Water to Restore Vegetation.

Proposal Terms & Conditions:
 Prices based on one mobilization if additional mobilization is required, a charge of \$2,500.00 will be applied per each mobilization. If Rock is encountered during excavation, a charge for excavating rock will be applied to cover extra equipment and labor cost JBS Underground and owner will make an agreement and a executed change order will be signed before rock equipment is brought to site.
 Customer/Owner is responsible for protecting the work from tenants, customers and other work site activities. Any changes in the work not listed in the above proposal will be issued a change order prior to commencing with the additional work. Customer/Owner is responsible for clearing the work area of cars, trash, and other items inside the work zone prior to work commencing. This proposal is void if not signed and returned 30 days from proposal date.

Terms & Conditions:
 All agreements must be made in writing. All permits and fees are excluded unless otherwise noted. JBS Underground LLC will carry General Liability and Auto Insurance for labor provided in the performance of this contract. The amounts included in this estimate are based on information provided and are subject to change if new information is provided or differing site conditions are encountered. From time to time, the work performed in this quote requires different quantities or make and model of materials, the fees for these additional amounts of materials will be discussed and agreed to prior to commencement of work. All changes in the scope of the work must be agreed prior to the commencement of work. Fees for our services are due 30 days from the date of invoice. Payments should be remitted to JBS Underground. Interest shall accrue for all amounts past due at the rate of eighteen percent (18%) compound interest per annum or highest legal limit. The Contractor agrees to pay reasonable attorney fees, expert fees, all costs of court, and any other expenses incurred by JBS Underground in the collection of any sums due under the performance of this contract. The venue for any legal action under this contract shall be Travis County, Texas. The parties expressly agree to waive the right to a jury trial.

Payment Terms: Payment is due no later than 30 calendar days from invoice date.

By signing below, you have stated that the price and terms have been accepted and the work is authorized to begin

Customer Signature: _____ Title: _____

Company Name: _____ Date: _____



Murfee Engineering Company

June 4, 2019

Pete Golde, President Belvedere MUD and Board of Directors
c/o Lloyd Gosselink Rochelle & Townsend, P.C.
816 Congress Avenue, Suite 1900
Austin, TX 78701

Re: Belvedere Amenity Center Improvements and Storage Building
Bid Opening and Recommendation for Contract Award

Dr. Mr. Golde,

Sealed bids for construction of the Belvedere Amenity Center Improvements and Storage Building were received and opened on May 29, 2019 at the office of Murfee Engineering Company. A total of three bids were received with the Base Bid price ranging from \$369,495 to \$509,900. The apparent low bid was offered by G Creek Construction, Inc. The District engineer has received and checked all bid tabulations submitted and found two minor calculation errors which have been corrected. These errors are inconsequential and did not affect the range of offers, as cited above, or the apparent low bidder. A copy of the itemized and corrected bid tabulation is attached.

Murfee Engineering Company is familiar with G. Creek Construction and finds no reason to disqualify this firm for performing this work. Therefore, MEC recommends that the Belvedere MUD Board considers awarding this contract to G. Creek Construction for the Base Bid of \$369,495. If you have any questions please call.

Sincerely,

A handwritten signature in blue ink that reads 'David Malish'.

David Malish

Cc: Stefanie Albright, Principal - Lloyd Gosselink Rochelle & Townsend, P.C
Lee Blanton, President - Belvedere HOA

Owner: BELVEDERE M.U.D.
 c/o Lloyd & Gosselink Rochelle & Townsend PC
 816 Congress Ave. Suite 1900
 Austin, Texas 78701

BID TABULATION

Project: BELVEDERE AMENITY CENTER IMPROVEMENTS
Project Manager: David Malish
Project Number: 17031.20

Bid Opening Date: 5/29/2019
Time: 2:00 p.m.
Location: Murfee Engineering Company

Item No.	Quantity	Units	Description	Austin Engineering Company, Inc. P.O. Box 342349 Austin, TX 78734		JBS Underground, LLC 14202 Fort Smith Trail Austin, Texas 78734		G. Creek Construction, Inc. P.O. Box 163764 Austin, TX 78716	
				Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
ES-1	1	LS	Secure and Monitor SWP3	\$ 2,500.00	\$ 2,500.00	\$ 2,200.00	\$ 2,200.00	\$ 625.00	\$ 625.00
ES-2	1	LS	Secure Fire Hydrant Meter	\$ 6,000.00	\$ 6,000.00	\$ 4,000.00	\$ 4,000.00	\$ 1,250.00	\$ 1,250.00
ES-3	1	LS	Stabilized Construction Entrance	\$ 2,500.00	\$ 2,500.00	\$ 2,200.00	\$ 2,200.00	\$ 1,500.00	\$ 1,500.00
ES-4	80	LF	Tree Protection	\$ 15.00	\$ 1,200.00	\$ 30.00	\$ 2,400.00	\$ 6.25	\$ 500.00
ES-5	495	LF	Silt Fence	\$ 10.00	\$ 4,950.00	\$ 15.00	\$ 7,425.00	\$ 3.75	\$ 1,856.25
ES-6	15	LF	Mulch Sock	\$ 40.00	\$ 600.00	\$ 30.00	\$ 450.00	\$ 15.00	\$ 225.00
ES-7	75	SY	Site Restoration	\$ 150.00	\$ 11,250.00	\$ 210.00	\$ 15,750.00	\$ 11.25	\$ 843.75
FH-1	1	EA	Fire Hydrant	\$ 15,450.00	\$ 15,450.00	\$ 15,000.00	\$ 15,000.00	\$ 11,625.00	\$ 11,625.00
P-1	245	CY	14" Excavation	\$ 200.00	\$ 49,000.00	\$ 90.00	\$ 22,050.00	\$ 70.00	\$ 17,150.00
P-2	145	CY	Base 8" Select Gravel	\$ 150.00	\$ 21,750.00	\$ 215.00	\$ 31,175.00	\$ 75.00	\$ 10,875.00
P-3	85	CY	6" Porous Pavement	\$ 690.00	\$ 58,650.00	\$ 580.00	\$ 49,300.00	\$ 325.00	\$ 27,625.00
P-4	28	CY	6" Decomposed Granite	\$ 300.00	\$ 8,400.00	\$ 170.00	\$ 4,760.00	\$ 250.00	\$ 7,000.00
P-5	60	LF	18" Culvert	\$ 145.00	\$ 8,700.00	\$ 120.00	\$ 7,200.00	\$ 300.00	\$ 18,000.00
P-6	2	EA	Headwalls	\$ 3,200.00	\$ 6,400.00	\$ 6,000.00	\$ 12,000.00	\$ 3,750.00	\$ 7,500.00
P-7	50	LF	Drainage Swale	\$ 125.00	\$ 6,250.00	\$ 100.00	\$ 5,000.00	\$ 62.50	\$ 3,125.00
P-8	1	EA	Entrance Ramp/Bridge	\$ 20,000.00	\$ 20,000.00	\$ 6,000.00	\$ 6,000.00	\$ 12,500.00	\$ 12,500.00
P-9	310	LF	Ribbon Curb	\$ 30.00	\$ 9,300.00	\$ 35.00	\$ 10,850.00	\$ 18.75	\$ 5,812.50
P-10	23	EA	Wheel Stops 8"	\$ 100.00	\$ 3,300.00	\$ 9.30	\$ 3,069.00	\$ 3.75	\$ 1,237.50
P-11	1	LS	Forcemain Concrete Trench Cap	\$ 200.00	\$ 200.00	\$ 300.00	\$ 300.00	\$ 190.00	\$ 190.00
P-12	1	LS	Wastewater Service Line Concrete Trench Cap	\$ 8,500.00	\$ 8,500.00	\$ 7,000.00	\$ 7,000.00	\$ 10,000.00	\$ 10,000.00
P-13	1	LS	Wastewater Service Line Concrete Trench Cap	\$ 2,000.00	\$ 2,000.00	\$ 8,000.00	\$ 8,000.00	\$ 2,500.00	\$ 2,500.00
P-14	3	EA	Bollards	\$ 1,200.00	\$ 3,600.00	\$ 2,000.00	\$ 6,000.00	\$ 1,125.00	\$ 3,375.00
Total Amount Base Bid Without Building				\$ 254,900.00	\$ 254,900.00	\$ 241,529.00	\$ 241,529.00	\$ 149,495.00	\$ 149,495.00

*Highlighted items indicate corrected values that were not reflected in the original submitted bid. The values displayed below compare the corrected values with the original submitted values.

Corrected Value	Submitted Value
\$ 6,000.00	\$ 2,000.00
\$ 241,529.00	\$ 237,529.00

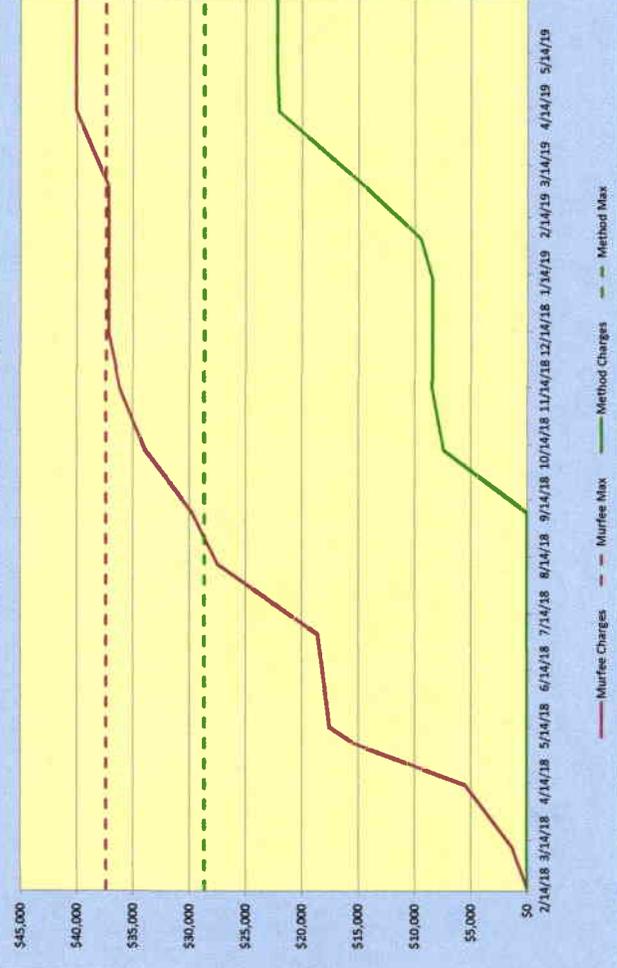
Item No.	Quantity	Units	Description	Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
SB-1	1	LS	800 Square Foot Storage Building	\$ 255,000.00	\$ 255,000.00	\$ 216,000.00	\$ 216,000.00	\$ 220,000.00	\$ 220,000.00
Total Amount Base Bid With Building				\$ 509,900.00	\$ 509,900.00	\$ 457,529.00	\$ 457,529.00	\$ 369,495.00	\$ 369,495.00

Corrected Value	Submitted Value
\$ 457,529.00	\$ 453,529.00

Item No.	Quantity	Units	Description	Austin Engineering Company, Inc. P.O. Box 342349 Austin, TX 78734		JBS Underground, LLC 14202 Fort Smith Trail Austin, Texas 78734		G. Creek Construction, Inc. P.O. Box 163764 Austin, TX 78716	
				Unit Price	Total Price	Unit Price	Total Price	Unit Price	Total Price
ALT-1	740	LF	Parking Lot Lighting Conduit	\$ 60.00	\$ 44,400.00	\$ 21.00	\$ 15,540.00	\$ 43.75	\$ 32,375.00
ALT-2	8	EA	Parking Lot Lighting Standards	\$ 5,000.00	\$ 40,000.00	\$ 4,500.00	\$ 36,000.00	\$ 4,375.00	\$ 35,000.00
ALT-3	25	LF	2" Diameter Steel Conduit Under Ext. Driveway	\$ 60.00	\$ 1,500.00	\$ 210.00	\$ 5,250.00	\$ 312.50	\$ 7,812.50
Total Amount Alternates Bid				\$ 85,900.00	\$ 85,900.00	\$ 56,790.00	\$ 56,790.00	\$ 75,187.50	\$ 75,187.50
Total Amount Complete Bid				\$ 595,800.00	\$ 595,800.00	\$ 514,319.00	\$ 514,319.00	\$ 444,682.50	\$ 444,682.50

Corrected Value	Submitted Value
\$ 15,540.00	\$ 15,536.76
\$ 56,790.00	\$ 56,786.76
\$ 514,319.00	\$ 510,315.76

Capital Projects Expenditures



Date	Murfee Charges	Murfee Cumm	Murfee Contract Max	Method Architectur e	Method Cumm	Method Max	Loyd Gosslink
2/14/18	0.00	0	37400		0	28650	
3/9/18	1353.75	1353.75	37400		0	28650	
4/12/18	4175.13	5528.88	37400		0	28650	
5/4/18	9792.50	15321.38	37400		0	28650	
5/13/18	2201.78	17523.16	37400		0	28650	
7/12/18	1061.25	18584.41	37400		0	28650	
8/9/18	8892.50	27476.91	37400		0	28650	
9/6/18	2260.00	29736.91	37400		0	28650	
10/10/18	4207.63	33944.54	37400	7410	7410	28650	
11/12/18	2217.50	36162.04	37400	1000	8410	28650	
12/11/18	1020.00	37182.04	37400		8410	28650	
1/10/19	0.00	37182.04	37400		8410	28650	
2/1/19	0.00	37182.04	37400	1036	9446	28650	
3/1/19	0.00	37182.04	37400	4852.75	14298.75	28650	
4/11/19	2866.34	40048.38	37400	7732.75	22031.5	28650	
5/1/19	0.00	40048.38	37400	150	22181.5	28650	
6/11/19		40048.38	37400		22181.5	28650	4129.5
7/1/19			37400			28650	
8/1/19			37400			28650	
9/1/19	40048.38		37400	22181.5		28650	4129.5
		62229.88					
Reimbursable Expenses							
4/11/19		2866.34					
5/13/19		40835.00					
6/6/19		40913.00					
		5512.82					
Total Cost		71872.20					

