



Dr. Christopher Harvey, Mayor
Emily Hill, Mayor Pro Tem, Place 1
Anne Weir, Place 2
Maria Amezcua, Place 3
Sonia Wallace, Place 4
Aaron Moreno, Place 5
Deja Hill, Place 6

City Council Regular Meeting

Wednesday, August 17, 2022 at 7:00 PM

Manor City Hall, Council Chambers, 105 E. Eggleston St.

AGENDA

CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT

PLEDGE OF ALLEGIANCE

PRESENTATIONS

- A. Donation of books to Manor ISD Elementary Librarians by 100 Black Men of Austin.**

PUBLIC COMMENTS

Comments will be taken from the audience on non-agenda related topics for a length of time, not to exceed three (3) minutes per person. Comments on specific agenda items must be made when the item comes before the Council. To address the City Council, please complete the white card and present it to the City Secretary prior to the meeting. No Action May be Taken by the City Council During Public Comments.

PUBLIC HEARINGS

- 1. Conduct a Public Hearing on the FY2022-2023 Proposed Property Tax Rate of the City of Manor, Texas.**
Submitted by: Lydia Collins, Director of Finance

- 2. Conduct a Public Hearing on an ordinance rezoning 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.**
Applicant: Henderson Professional Engineers
Owner: 16023 HWY 290 LLC
Submitted by: Scott Dunlop, Development Services Director

CONSENT AGENDA

All of the following items on the Consent Agenda are considered to be self-explanatory by the Council and will be enacted with one motion. There will be no separate discussion of these items unless requested by the Mayor or a Council Member; in which event, the item will be removed from the consent agenda and considered separately.

3. Consideration, discussion, and possible action to approve the City Council Minutes of August 3, 2022, City Council Regular Meeting.

Submitted by: Lluvia T. Almaraz, City Secretary

4. Consideration, discussion, and possible action on the acceptance of the July 2022 Departmental Reports.

Submitted by: Scott Moore, City Manager

- **Economic Development – Scott Jones, Economic Development Director**
- **Development Services – Scott Dunlop, Development Services Director**
- **Community Development – Debbie Charbonneau, Heritage and Tourism Manager**
- **Police – Ryan Phipps, Chief of Police**
- **Municipal Court – Sarah Friberg, Court Clerk**
- **Public Works – Michael Tuley, Director of Public Works**
- **Finance – Lydia Collins, Director of Finance**
- **Human Resources – Tracey Vasquez, HR Manager**
- **IT – Phil Green, IT Director**
- **Administration – Lluvia T. Almaraz, City Secretary**

REGULAR AGENDA

5. First Reading: Consideration, discussion and possible action on an ordinance rezoning 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.

Applicant: Henderson Professional Engineers

Owner: 16023 HWY 290 LLC

Submitted by: Scott Dunlop, Development Services Director

6. Consideration, discussion, and possible action on a resolution adopting and establishing a Deferred Compensation Plan with Mission Square Retirement and Adopting a Declaration of Trust with Vantage Trust.

Submitted by: Tracey Vasquez, HR Manager

7. Consideration, discussion, and possible action on an ordinance approving the 2022 Annual Update to the Service and Assessment Plan and Assessment Roll for the Manor Heights Public Improvement District Including the Collection of the 2022 Annual Installments.

Submitted by: Lydia Collins, Director of Finance

8. Consideration, discussion, and possible action on an ordinance approving the 2022 Annual Update to the Amended and Restated Service and Assessment Plan and Assessment Roll for the Rose Hill Public Improvement District Including the Collection of the 2022 Annual Installments.

Submitted by: Lydia Collins, Director of Finance

- 9. Consideration, discussion, and possible action on an ordinance amending Manor Code of Ordinances Chapter 15 Site Development by providing for the amendment of general requirements, content, off-street parking requirements, landscaping and screening definitions, landscaping requirements, screening requirements, on-site signs, off-site signs, and illuminated signs.**

Submitted by: Scott Dunlop, Development Services Director

- 10. Consideration, discussion, and possible action on a resolution for the purpose of planning for the priorities of the additional one percent (1%) use of General Revenue Sales and Use Tax Revenue if approved by a majority of qualified voters at the Special Election being held on November 8, 2022.**

Submitted by: Scott Moore, City Manager

- 11. Consideration, discussion, and possible action on a resolution ordering a General Election to be held on November 8, 2022, for the purpose of electing three (3) Council Members of the City Council (Place Nos. 2, 4, and 6) for a four-year term; Making provisions for the conduct of the election; Providing for other matters relating to the election; Authorize the Mayor to execute the final Notice of General Election; and Authorize the City Manager to execute the election agreements with Travis County.**

Submitted by: Scott Moore, City Manager

- 12. Consideration, discussion, and possible action on proposed Charter Amendments.**

Submitted by: Scott Moore, City Manager

- 13. Consideration, discussion, and possible action on an ordinance ordering a Special Election to be held on November 8, 2022, on the adoption of amendments to the City Charter; Providing for the election procedures; Providing for an effective date; Providing an open meetings clause; Providing for related matters; and Authorize the Mayor to execute the final Notice of Special Election.**

Submitted by: Scott Moore, City Manager

EXECUTIVE SESSION

The City Council will now Convene into executive session pursuant to the provisions of Chapter 551 Texas Government Code, in accordance with the authority contained in:

- *Section 551.071, Texas Government Code and Section 1.05, Texas Disciplinary Rules of Professional Conduct (Consultation with Attorney) to consult with legal counsel regarding the Interlocal Agreement for Fire Code Enforcement Services between the City of Manor and Travis County Emergency Services District No. 12.*

OPEN SESSION

The City Council will now reconvene into Open Session pursuant to the provisions of Chapter 551 Texas Government Code and take action, if any, on item(s) discussed during Closed Executive Session.

ADJOURNMENT

In addition to any executive session already listed above, the City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Section §551.071 (Consultation with Attorney), §551.072 (Deliberations regarding Real Property), §551.073 (Deliberations regarding Gifts and Donations), §551.074 (Personnel Matters), §551.076 (Deliberations regarding Security Devices) and §551.087 (Deliberations regarding Economic Development Negotiations).

CONFLICT OF INTEREST

In accordance with Section 12.04 (Conflict of Interest) of the City Charter, “No elected or appointed officer or employee of the city shall participate in the deliberation or decision on any issue, subject or matter before the council or any board or commission, if the officer or employee has a personal financial or property interest, direct or indirect, in the issue, subject or matter that is different from that of the public at large. An interest arising from job duties, compensation or benefits payable by the city shall not constitute a personal financial interest.”

Further, in accordance with Chapter 171, Texas Local Government Code (Chapter 171), no City Council member and no City officer may vote or participate in discussion of a matter involving a business entity or real property in which the City Council member or City officer has a substantial interest (as defined by Chapter 171) and action on the matter will have a special economic effect on the business entity or real property that is distinguishable from the effect on the general public. An affidavit disclosing the conflict of interest must be filled out and filed with the City Secretary before the matter is discussed.

POSTING CERTIFICATION

I, the undersigned authority do hereby certify that this Notice of Meeting was posted on the bulletin board, at the City Hall of the City of Manor, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time: Friday, August 12, 2022, by 5:00 PM and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

/s/ Lluvia T. Almaraz, TRMC
City Secretary for the City of Manor, Texas

NOTICE OF ASSISTANCE AT PUBLIC MEETINGS:

The City of Manor is committed to compliance with the Americans with Disabilities Act. Manor City Hall and the Council Chambers are wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary at 512.272.5555 or e-mail lalmaraz@cityofmanor.org.



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Lydia Collins, Director
DEPARTMENT: Finance

AGENDA ITEM DESCRIPTION:

Conduct a Public Hearing on the FY2022-2023 Proposed Property Tax Rate of the City of Manor, Texas.

BACKGROUND/SUMMARY:

The request for the postponing the Notice of Public Hearing for the FY2022-23 Proposed Property Tax Rate is to allow the Capital Committee and the Financial Bond Advisor to provide a list of priority infrastructure projects from the Capital Improvement Plan to be discussed during Special Council Meeting tentatively set for August 23rd to be included in the FY2022-23 indebtedness payment schedule. Authorizing the future capital projects this fiscal year will keep the city on track to meet the growth and demand by upgrading our infrastructure during the construction of the planned development projects.

LEGAL REVIEW: Not Applicable
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: No

STAFF RECOMMENDATION:

It is city staff's recommendation that the City Council postpone the Public Hearing to the September 7, 2022, Regular Council meeting at 7:00 p.m. for the FY 2022-2023 Proposed Property Tax Rate.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Scott Dunlop, Director
DEPARTMENT: Development Services

AGENDA ITEM DESCRIPTION:

Conduct a public hearing on an Ordinance rezoning 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.

*Applicant: Henderson Professional Engineers
Owner: 16023 HWY 290 LLC*

BACKGROUND/SUMMARY:

This property was annexed in 2017. No zoning was requested at the time of annexation, so it defaulted to Agricultural zoning. General Office should generally be located along arterial roadways and serve as community or regional employment centers.

P&Z voted 5-0 to approve

LEGAL REVIEW: No
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: Yes

- Ordinance
- Letter of Intent
- Zoning Map
- Area Map
- Permitted Use
- Notice
- Mailing Labels

STAFF RECOMMENDATION:

It is city staff's recommendation that the City Council conduct a public hearing on an Ordinance rezoning 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.

PLANNING & ZONING COMMISSION:	Recommend Approval	Disapproval	None
	X		

ORDINANCE NO.**AN ORDINANCE OF THE CITY OF MANOR, TEXAS, AMENDING THE ZONING ORDINANCE BY REZONING A PARCEL OF LAND FROM AGRICULTURAL (A) TO GENERAL OFFICE (GO); MAKING FINDINGS OF FACT; AND PROVIDING FOR RELATED MATTERS.**

WHEREAS, the owner of the property described hereinafter (the "Property") has requested that the Property be rezoned;

WHEREAS, after giving ten days written notice to the owners of land within three hundred feet of the Property, the Planning & Zoning Commission held a public hearing on the proposed rezoning and forwarded its recommendation on the rezoning to the City Council;

WHEREAS, after publishing notice of the public at least fifteen days prior to the date of such hearing, the City Council at a public hearing has reviewed the request and the circumstances of the Property and finds that a substantial change in circumstances of the Property, sufficient to warrant a change in the zoning of the Property, has transpired;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, THAT:

SECTION 1. Findings. The foregoing recitals are hereby found to be true and correct and are hereby adopted by the City Council and made a part hereof for all purposes as findings of fact.

SECTION 2. Amendment of Ordinance. City of Manor Code of Ordinances Chapter 14 Zoning Ordinance ("Zoning Ordinance" or "Code"), is hereby modified and amended by rezoning the Property as set forth in Section 3.

SECTION 3. Rezoned Property. The Zoning Ordinance is hereby amended by changing the zoning district for the land and parcel of property described in Exhibit "A" (the "Property"), from Agricultural (A) to zoning district General Office (GO). The Property is accordingly hereby rezoned to General Office (GO).

SECTION 4. Open Meetings. That it is hereby officially found and determined that the meeting at which this ordinance is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Chapt. 551, Texas Gov't. Code.

ORDINANCE NO.

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PASSED AND APPROVED FIRST READING on this the ___ day of June 2022.

PASSED AND APPROVED SECOND AND FINAL READING on this the ___ day of ___ 2022.

THE CITY OF MANOR, TEXAS

Dr. Christopher Harvey,
Mayor

ATTEST:

Lluvia T. Almaraz, TRMC
City Secretary

ORDINANCE NO.

Page 3

EXHIBIT "A"

Property Address: 16023 US Hwy 290 E, Elgin, TX 78621

Property Legal Description:

Lot 16, Bluebonnet Park, according to the map or plat thereof, recorded in Volume 95, Page 2, Plat Records, Travis County, Texas

February 15, 2022

Salt and Pepper Development
C/O Bruce Raney
601 Quail Valley Drive
Georgetown, Texas 78626
512.585.6346 BruceR@SaltAndPepperDevelopment.com

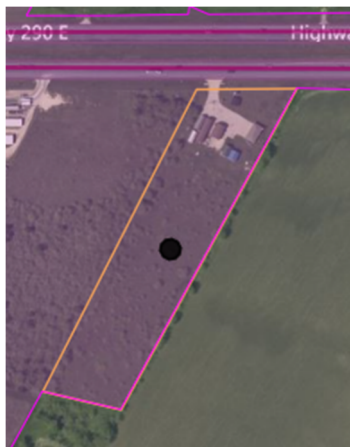
RE: 16023 US-290, Elgin, Texas 78621

To Whom It May Concern:

Henderson Professional Engineers is under contract with Salt and Pepper Development on the property located at 16023 US-290, Elgin, Texas 78621 for the Re-Zoning application from AG- Agricultural to GO- General Office. The legal description of the property is: Lot 16 Bluebonnet Park. The 4.7874-acre tract of land is shown in Travis County Appraisal District records as 773142, inside the corporate limits of Manor, Texas. The City of Manor application requires a deed showing ownership, proof of signatory authority, ownership authorization for HPE to represent them as an agent, several exhibits to show zoning categories of surrounding properties and a letter outlining the proposal for rezoning. It is important to note that re-zoning is a proposal and this could be changed and may be entirely different than this vision. This proposal cannot be conditionally approved for the rezoning.

The City of Manor requires information to be submitted to the development services department no less than 4 weeks before the first available Planning and Zoning Commission meeting. Those meetings are held on the second Wednesday of each Month. Based on our history of re-zoning applications in the area, the Planning and Zoning commission will then make a recommendation to the City Council to approve or deny the rezoning application. The City Council meets on the first and third Wednesday of each month and must hear the rezoning case and hold a public hearing twice prior to final approval. Based on the best available written data, it is possible that the re-zoning may be approved within 90 days from the date of the conveyance of the land and the application submittal to the city.

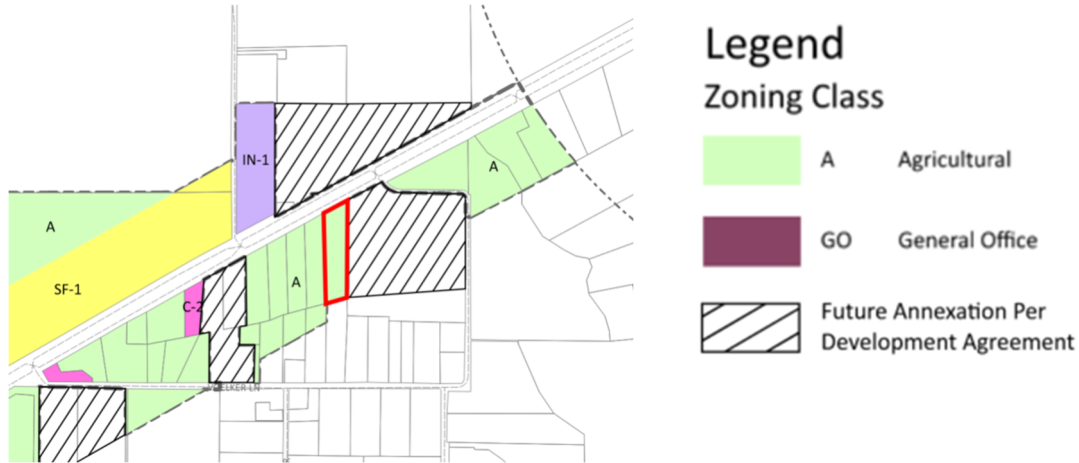
In my career, I have personally been involved in numerous re-zoning and re-platting projects within the Hill Country area. I am very familiar with the process in Manor, Texas and have a great working relationship with the City staff of Manor, Texas. I have a high degree of confidence that the rezoning from Ag-Agricultural to GO-General Office will be approved. The property is outlined in yellow below:



www.hendersonpe.com | 512.350.6228 | 600 Round Rock West Drive, Suite 604, Round Rock, TX 78681
PELS Firm F-22208 | WBE210166 | HUB 1853873845300

Page | 1

The project site is currently zoned A (Agricultural). The existing roads and utilities (water, sewer and power) will serve the new commercial development. The current zoning of the surrounding areas is:



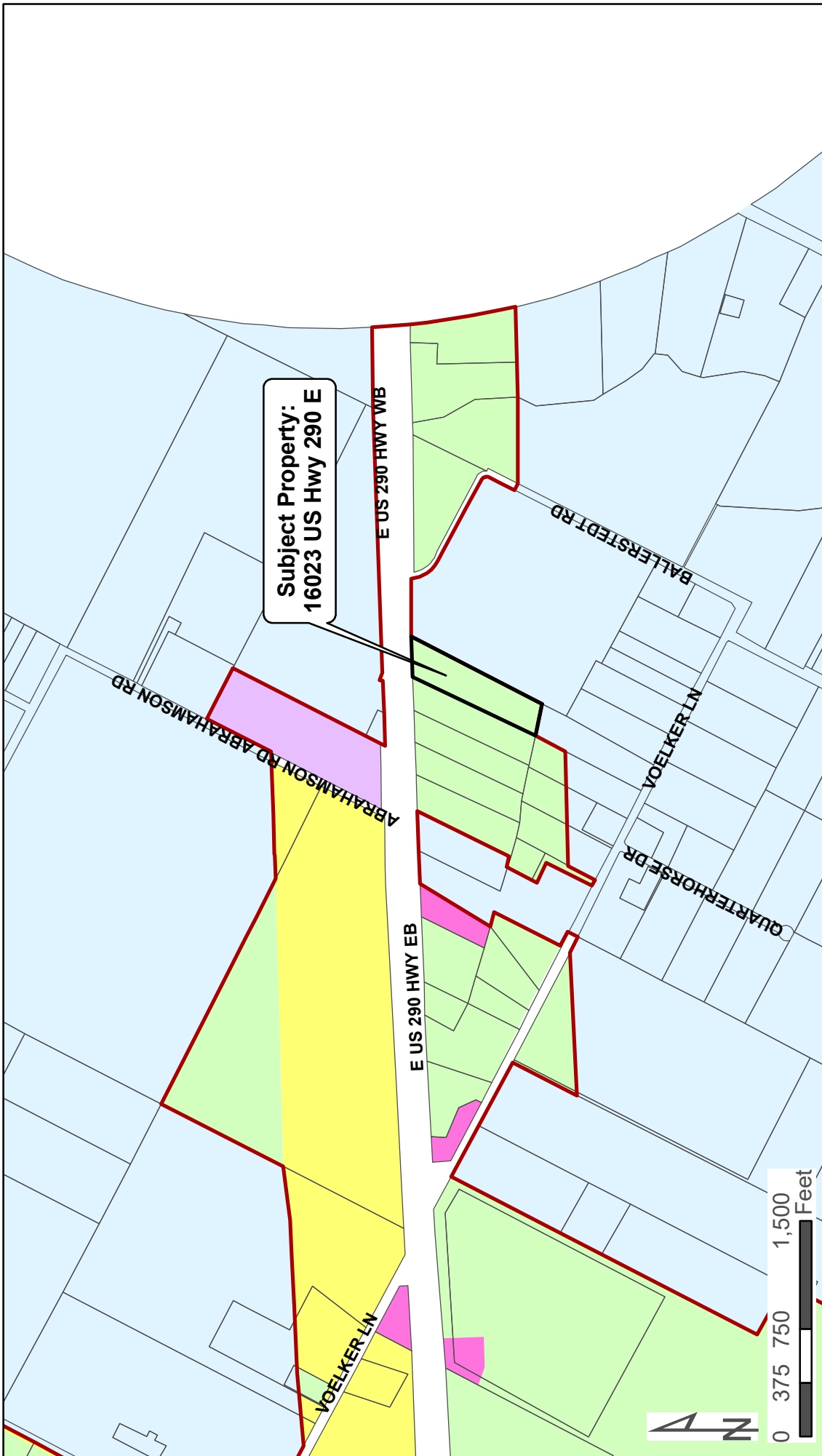
The City of Manor Code of Ordinances provides the regulations for the jurisdiction of this development at this time. The Code of Ordinances, Chapter 14, indicates that General Office should provide large office complexes to support the community as a whole and to provide regional employment opportunities. This site, located along an arterial roadway and can provide for transitional uses between neighborhoods and more intensive commercial regional activities.

Should you need additional information please do not hesitate to contact me at Jen@HendersonPE.com or 512.350.6228.

Respectfully,

Jen Henderson, P.E.
President
Henderson Professional Engineers, LLC

JH/



Subject Property:
16023 US Hwy 290 E

Zone	Color	Description
A - Agricultural	Light Green	Agricultural
SF-1 - Single Family Suburban	Yellow	Single Family Suburban
SF-2 - Single Family Standard	Light Yellow	Single Family Standard
TF - Two Family	Orange	Two Family
TH - Townhome	Light Orange	Townhome
MF-1 - Multi-Family 15	Light Brown	Multi-Family 15
MF-2 - Multi-Family 25	Dark Brown	Multi-Family 25
MH-1 - Manufactured Home	Light Green	Manufactured Home
I-1 - Institutional Small	Light Blue	Institutional Small
I-2 - Institutional Large	Blue	Institutional Large
GO - General Office	Dark Red	General Office
C-1 - Light Commercial	Light Pink	Light Commercial
C-2 - Medium Commercial	Medium Pink	Medium Commercial
C-3 - Heavy Commercial	Dark Pink	Heavy Commercial
NB - Neighborhood Business	Light Red	Neighborhood Business
DB - Downtown Business	Red	Downtown Business
IN-1 - Light Industrial	Light Purple	Light Industrial
IN-2 - Heavy Industrial	Dark Purple	Heavy Industrial
PUD - Planned Unit Development	Red Diagonal Lines	Planned Unit Development
ETJ	Light Blue	ETJ

Proposed:
General Office (GO)

Current:
Agricultural (A)



Item 2.



Item 2.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Adult day care		P	P					P	P		
Adult-oriented businesses									C/S	C/S	
Alcoholic beverage establishment					S	P	P	P	P		
Amusement (indoor)							C	C	C		
Amusement (outdoor)								C	C		
Antique shop					P	P	P	P	P		
Art studio or gallery		P	P		P	P	P	P	P	P	
Athletic facility	C	C	C								
Automobile repair (major)								C	C	C	C
Automobile repair (minor)							C	C	C	C	
Automobile sales and rental								C	C		
Automobile washing								C	C		
Brewery, micro								P	P	P	P
Brewery, regional									P	P	P
Brewpub						P	P	P	P		
Business support services					P	P	P	P	P		
Campground	S	S	S								
Cemetery	S	P	P								
Child care center		P	P	P	P	P	P	P	P		
Club or lodge		P	P	P	P	P	P	P	P		
Commercial off-street parking						C	C	C	C		
Communication services or facilities				P			P	P	P	P	
Community garden	C	C	C		C	C	C				

Item 2.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Construction and equipment sales (major)									P	P	P
Construction and equipment sales (minor)							P	P	P	P	
Consumer repair services					P	P	P	P	P		
Contractor's shop								C	C	C	C
Data center				P					P	P	
Day camp	S	P	P								
Distillery, micro								P	P	P	P
Distillery, regional									P	P	P
Event center		P	P		C/S	C/S	C/S	P	P		
Financial services				C	C	C	C	C	C		
Financial services, alternative								C	C		
Florist					C	C	C	C	C		
Food court establishment								C/S	C/S	C/S	
Food preparation						C	C	C	C	C	C
Food sales					C	C	C	C	C		
Funeral services		C	C		C	C	C	C	C	C	C
Game room								C/S	C/S	C/S	
Garden center								C	C	C	
Gasoline station (full service)								C/S	C		
Gasoline station (limited)					C/S			C/S	C/S	C	
General retail sales (convenience)				P	P	P	P	P	P		
General retail sales (general)					P	P	P	P	P		

Item 2.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Golf course/country club	S										
Governmental facilities	P	P	P	P	P	P	P	P	P	P	P
Hospital services		P	P	P							
Hotel					C/S	C	C	C	C		
Industrial use, light									P	P	
Industrial use, heavy											P
Kennel								C	C	C	
Laundry services								P	P	P	P
Laundry services (self)					P	P	P	P	P		
Liquor sales					P	P	P	P	P		
Medical clinic		P	P	P	P	P					
Metal recycling entity											C
Mini-storage warehouse								C	C	C	
Offices, government	P	P	P	P	P	P	P	P	P	P	P
Offices, medical		P	P	P	P	P					
Offices, professional		P	P	P	P	P					
Offices, showroom									P	P	
Offices, warehouse									C	C	C
Off-site accessory parking		P	P	P		P	P	P	P	P	P
Pawnshop								C	C	C	
Personal improvement services					P	P	P	P	P		
Personal services					P	P	P	P	P		
Pet store					C	C	C	C	C		

Item 2.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Portable building sales									P	P	
Printing and publishing				C	C	C	C	C	C		
Product development services (general)				P					P	P	
Product development services (hazard)											P
Recreational vehicle park								C/S	C/S		
Recreational vehicle sales, service, and rental								C	C	C	
Recycling operation (indoor)										P	P
Recycling operation (outdoor)											C
Religious assembly	P	P	P	P	P	P	P	P	P	P	P
Research services (general)				P					P	P	
Research services (hazard)											P
Restaurant				P	P	P	P	P	P		
Restaurant—Drive-in or drive-through							C	C	C		
School, boarding		P	P				P	P	P		
School, business or trade		P	P				P	P	P		
School, college or university		P	P					P	P		
School, private or parochial		P	P				P	P	P		
School, public		P	P				P	P	P		
Semi-permanent food establishment							C	C	C		
Shooting range, indoor									P	P	

Item 2.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Smoke shop or tobacco store							P	P	P		
Theater							P	P	P		
Transportation terminal								C	C	C	C
Truck and trailer sales and rental								C	C	C	
Truck stop or travel center									P	P	
Utility services, major			C							C	C
Utility services, minor	P	P	P	P	P	P	P	P	P	P	P
Vehicle storage facility									C	C	
Veterinary services, large								C	C		
Veterinary services, small					C	C	C	C	C		
Wireless transmission facilities (WTF), attached	C	C	C	C	C/S	C/S	C	C	C	C	C
Wireless transmission facilities (WTF) monopole	C/S	C/S	C/S	C/S			C/S	C/S	C/S	C/S	C/S
Wireless transmission facilities (WTF), stealth	C	C	C	C	C/S	C/S	C	C	C	C	C
Zoo, private								P	P		



7/7/2022

City of Manor Development Services

Notification for a Zoning Application

Project Name: 16023 US-290 General Office Rezoning
 Case Number: 2022-P-1454-ZO
 Case Manager: Scott Dunlop
 Contact: sdunlop@cityofmanor.org - 512-215-8262

The City of Manor Planning and Zoning Commission will be conducting a Regularly Scheduled meeting for the purpose of considering and acting upon on a Zoning Application for 16023 US-290 located at 16023 US-290, Elgin, TX. The request will be posted on the agenda as follows:

Public Hearing: Conduct a public hearing on a Zoning Application for the 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.

Applicant: Henderson Professional Engineers

Owner: 16023 HWY 290 LLC

The Planning and Zoning Commission will meet at 6:30PM on 8/10/2022 at 105 East Eggleston Street in the City Hall Council Chambers.

You are being notified because you own property within 300 feet of the property for which this Subdivision Short Form Final Plat has been filed. Comments may be addressed to the email address or phone number above. Any communications received will be made available to the Commissioners during the discussion of this item.

PHANTASTIC ENDEAVOR LLC
3345 KENDALL LN
IRVING TX 75062-6593

ABRAHAMSON ROYCE L
7009 BENT OAK CIR
AUSTIN TX 78749-2301

BRADLEY BLANCHE D
16100 VOELKER LN
ELGIN TX 78621-4108

CHUNG BENJAMIN TAEHOON
66 Quarter Horse
Irvine CA 92602-0201

424 GILMER LLC
12702 Sherbourne St
Austin TX 78729-4541

BRYANT CRAIG T
PO BOX 1534
BROWNWOOD TX 76804-1534

ALAMO CONCRETE PRODUCTS LTD
PO BOX 34210
SAN ANTONIO TX 78265-4210

PHAN HAI VAN
7205 CURPIN CV
AUSTIN TX 78754-5781

LINVILLE LLC
1100 N AVENUE F
ELGIN TX 78621-1035

NASSIM HILL PROPERTIES LP
15908 HIGHWAY 290 E
ELGIN TX 78621-4156



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Lluvia T. Almaraz, City Secretary
DEPARTMENT: Administration

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action to approve the City Council Minutes of August 3, 2022, City Council Regular Meeting.

BACKGROUND/SUMMARY:

LEGAL REVIEW: Not Applicable
FISCAL IMPACT: Not Applicable
PRESENTATION: No
ATTACHMENTS: Yes

- August 3, 2022, City Council Regular Meeting Minutes

STAFF RECOMMENDATION:

It is the city staff’s recommendation that the City Council approve the City Council Minutes of the August 3, 2022, City Council Regular Meeting.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**



**CITY COUNCIL
REGULAR SESSION MINUTES
AUGUST 3, 2022**

PRESENT:

Dr. Christopher Harvey, Mayor

COUNCIL MEMBERS:

Emily Hill, Mayor Pro Tem, Place 1
Anne Weir, Place 2
Maria Amezcua, Place 3 (Absent)
Sonia Wallace, Place 4
Aaron Moreno, Place 5
Deja Hill, Place 6 (Absent)

CITY STAFF:

Scott Moore, City Manager
Lluvia T. Almaraz, City Secretary
Scott Dunlop, Development Services Director
Scott Jones, Economic Development Director
Phil Green, IT Director
Lydia Collins, Director of Finance
Paige Saenz, City Attorney

REGULAR SESSION – 7:00 P.M.

With a quorum of the Council Members present, the regular session of the Manor City Council was called to order by Mayor Harvey at 7:03 p.m. on Wednesday, August 3, 2022, in the Council Chambers of the Manor City Hall, 105 E. Eggleston St., Manor, Texas.

PLEDGE OF ALLEGIANCE

Mayor Harvey led the Pledge of Allegiance.

PROCLAMATION

A. Declaring the week of July 12-16, 2022, as “Manor 8u Softball World Series Week”

Mayor Harvey read and presented proclamation to Coach Kinny Ochoa. Coach Ochoa thanked the City of Manor for the support they received to be able to attend the World Series. City Council and staff congratulated the team.

PUBLIC COMMENTS

Robert Battaile from Manor, Texas, submitted a speaker card and spoke in regard to the budget process regarding park allowances.

No one else appeared at this time.

CONSENT AGENDA

1. **Consideration, discussion, and possible action to approve the City Council Minutes of July 20, 2022, City Council Regular Meeting.**
2. **Second and Final Reading: Consideration, discussion and possible action on an ordinance annexing 62.84 acres, , more or less, located in Travis County, including the abutting streets, roadways, and rights-of-way into the corporate limits of the City, at the request of the property owner; approving an Agreement for the Provision of Services for the annexed area; making findings of fact; providing a severability clause and an effective date; and providing for open meetings and other related matters.**

Ethan Harwell with Kimley -Horn & Associates submitted a speaker card; however, he did not wish to speak but was available to answer any questions posed by the City Council.

Ordinance No. 663: An Ordinance of The City of Manor, Texas Annexing 62.8431 Acres of Land, More or Less Located in Travis County, Including the Abutting Streets, Roadways, and Rights-of-Way Into the Corporate Limits of the City, at the Request of the Property Owner; Approving an Agreement for the Provision of Services for the Annexed Area; Making Findings of Fact; Providing a Severability Clause and an Effective Date; and Providing for Open Meetings and Other Related Matters.

3. **Second and Final Reading: Consideration, discussion, and possible action on an ordinance rezoning 62.84 acres, more or less, out of the A.C. Caldwell Survey No. 52, Abstract No. 154, and being located near the intersection of US Hwy 290 and Old Kimbro Road, Manor, TX to Townhome (TH) and Medium Commercial (C-2).**
Applicant: Kimley-Horn and Associates; Owner: Millcreek Residential

Ethan Harwell with Kimley -Horn & Associates submitted a speaker card; however, he did not wish to speak but was available to answer any questions posed by the City Council.

Ordinance No. 664: An Ordinance of the City of Manor, Texas, Amending the Zoning Ordinance by Rezoning a Parcel of Land to Townhome (TH) and Medium Commercial (C-2); Making Findings of Fact; and Providing for Related Matters.

MOTION: Upon a motion made by Council Member Weir seconded by Mayor Pro Tem Hill to approve the Consent Agenda.

There was no further discussion.

Motion to approve carried 5-0

REGULAR AGENDA

4. Consideration, discussion, and possible action on the Second Amendment to the Development Agreement between the City of Manor and Jefferson Triangle Marine, LP.

The city staff recommended that the City Council approve the Second Amendment to Development Agreement between the City of Manor and Jefferson Triangle Marine, LP.

Development Services Director Dunlop discussed the proposed amendment to the Development Agreement between the City and Jefferson Triangle Marine, L.P.

MOTION: Upon a motion made by Council Member Moreno and seconded by Council Member Wallace, to approve the Second Amendment to Development Agreement between the City of Manor and Jefferson Triangle Marine, LP.

Discussion was held regarding the clarification of the termination on the original agreement.

There was no further discussion.

Motion to approve carried 5-0

5. Consideration, discussion, and possible action on a Development Services Financial Planning Model and Benchmarking Study engagement letter.

The city staff recommended that the City Council approve a Development Services Financial Planning Model and Benchmarking Study engagement letter.

Development Services Director Dunlop discussed the proposed revised services contract.

Discussion was held regarding the contract management.

Discussion was held regarding the proposed cost of \$22, 463.

City Manager Moore suggested that an outline of the scope of work and hours would be requested from the consultant for review before payment was released.

MOTION: Upon a motion made by Council Member Wallace and seconded by Mayor Pro Tem Hill, to approve the revised services contract and authorize for the City Manager to execute the final contract.

There was no further discussion.

Motion to approve carried 5-0

6. Consideration, discussion, and possible action on setting public hearings for the FY 2022-2023 Proposed Annual Budget.

The city staff recommended that the City Council set the Public Hearing on the FY 2022-2023 Proposed Annual Budget of the City of Manor, Texas for September 7, 2022, and September 21, 2022, at 7:00 p.m.

Robert Battaile from Manor, Texas, submitted a speaker card in support of this item. Mr. Battaile stated he would like for the budget process to be discussed openly and for the public to have additional time to discuss topic.

Director of Finance Collins explained the process of the public hearing and clarified that the public would be able to speak during the set public hearings.

MOTION: Upon a motion made by Council Member Weir and seconded by Mayor Pro Tem Emily Hill to set the Public Hearing on the FY 2022-2023 Proposed Annual Budget of the City of Manor, Texas for September 7, 2022, and September 21, 2022, at 7:00 p.m.

There was no further discussion.

Motion to approve carried 5-0

7. Consideration, discussion, and possible action on setting a public hearing for the FY 2022-2023 Proposed Property Tax Rate.

The city staff recommended that the City Council set a Public Hearing on August 17, 2022, at 7:00 p.m. for the FY 2022-2023 proposed Property Tax Rate.

Director of Finance Collins clarified that only one public hearing was needed for the FY2022-20233 Property Tax Rate.

Discussion was held regarding the decrease of the property tax was due to the new residential properties that had been developed.

Director of Finance Collins stated that if the city didn't decrease rates the citizens and the city would see a significant increase on taxes. She stated by decreasing the tax rate the savings for citizens and the city would be 2.2 million.

MOTION: Upon a motion made by Council Member Moreno and seconded by Council Member Weir to set the Public Hearing on the FY 2022-2023 Proposed Annual Budget of the City of Manor, Texas for September 7, 2022, and September 21, 2022 at 7:00 p.m.

There was no further discussion.

Motion to approve carried 5-0

- 8. Consideration, discussion, and possible action on an ordinance ordering a Special Election to be held on the question of The City of Manor's continued participation in The Capital Metropolitan Transportation Authority; designating November 8, 2022, as the date of the Special Election; prescribing the form of the ballot; providing for election procedures; providing for an effective date; providing an open meetings clause; and providing for related matters.**

The city staff recommended that the City Council approve Ordinance No. 665 ordering a Special Election to be held on the question of The City of Manor's continued participation in The Capital Metropolitan Transportation Authority; designating November 8, 2022, as the date of the Special Election; prescribing the form of the ballot; providing for election procedures; providing for an effective date; providing an open meetings clause; and providing for related matters.

City Manager Moore discussed the proposed ordinance for the special election regarding CapMetro.

Mayor Harvey discussed how the city had determined to move forward with an election for the people to vote on regarding the continuation of CapMetro services for the city.

Discussion was held regarding the clarification of the ballot language.

Ordinance No. 665: An Ordinance of the City of Manor, Texas, Ordering a Special Election to be Held on the Question of the City of Manor's Continued Participation in the Capital Metropolitan Transportation Authority; Designating November 8, 2022, as the Date of the Special Election; Prescribing the Form of the Ballot; Providing for Election Procedures; Providing for an Effective Date; Providing an Open Meetings Clause; and Providing for Related Matters.

MOTION: Upon a motion made by Council Member Weir and seconded by Mayor Pro Tem Emily Hill to approve Ordinance No. 665 ordering a Special Election to be held on the question of The City of Manor's continued participation in The Capital Metropolitan Transportation Authority; designating November 8, 2022, as the date of the Special Election; prescribing the form of the ballot; providing for election procedures; providing for an effective date; providing an open meetings clause; and providing for related matters.

There was no further discussion.

Motion to approve carried 5-0

- 9. Consideration, discussion, and possible action on an ordinance of the City of Manor Texas, ordering a Special Election to be held on November 8, 2022, on a proposition to increase the City's General Revenue Sales and Use Tax Rate pursuant to Chapter 321 of the Texas Tax Code, conditioned on a majority of qualified voters voting "No" on Proposition "A", which is the measure on the question of the continuation of the Capital Metropolitan Transportation Authority in the City of Manor; providing for proposition language; providing for election procedures; providing for an effective date; providing an open meetings clause; and providing for related matters.**

The city staff recommended that the City Council approve Ordinance No. 667 ordering a Special Election to be held on November 8, 2022, on a proposition to increase the City's General Revenue Sales and Use Tax Rate pursuant to Chapter 321 of the Texas Tax Code, conditioned on a majority of qualified voters voting "No" on Proposition "A", which is the measure on the question of the continuation of the Capital Metropolitan Transportation Authority in the City of Manor; providing for proposition language; providing for election procedures; providing for an effective date; providing an open meetings clause; and providing for related matters.

Mayor Harvey explained Proposition B regarding the sales tax from CapMetro.

Ordinance No. 667: An Ordinance of the City of Manor, Texas, Ordering a Special Election to be Held on November 8, 2022, on a Proposition to Increase the City's General Revenue Sales and Use Tax Rate Pursuant to Chapter 321 of the Texas Tax Code, Conditioned on a Majority of Qualified Voters Voting "No" on Proposition "A", Which is the Measure on the Question of the Continuation of the Capital Metropolitan Transportation Authority in the City of Manor; Providing for Proposition Language; Providing for Election Procedures; Providing for an Effective Date; Providing an Open Meetings Clause; and Providing for Related Matters.

MOTION: Upon a motion made by Council Member Moreno and seconded by Council Member Wallace to approve Ordinance No. 667 ordering a Special Election to be held on November 8, 2022, on a proposition to increase the City's General Revenue Sales and Use Tax Rate pursuant to Chapter 321 of the Texas Tax Code, conditioned on a majority of qualified voters voting "No" on Proposition "A", which is the measure on the question of the continuation of the Capital Metropolitan Transportation Authority in the City of Manor; providing for proposition language; providing for election procedures; providing for an effective date; providing an open meetings clause; and providing for related matters.

There was no further discussion.

Motion to approve carried 5-0

10. Consideration, discussion, and possible action on the First Amendment to the Professional Services Contract for the 2050 Comprehensive Plan to Freese and Nichols, Inc.

The city staff recommended that the City Council approve the first amendment of the Professional Services Contract for the 2050 Comprehensive Plan to Freese and Nichols, Inc. requesting a reimbursement in the amount of \$183,074.35.

City Manager Moore discussed the proposed amendment of the Services Contract with Freese and Nichols, Inc.

MOTION: Upon a motion made by Council Member Wallace and seconded by Council Member Weir to approve the first amendment of the Professional Services Contract for the 2050 Comprehensive Plan to Freese and Nichols, Inc. requesting a reimbursement in the amount of \$183,074.35.

There was no further discussion.

Motion to approve carried 5-0

11. Consideration, discussion, and possible action on allocating funds for senior transportation within the City of Manor.

The city staff recommended that the City Council direct staff to allocate funds not to exceed \$10,000 for senior transportation within the City of Manor.

City Manager Moore discussed how the city had an opportunity to address the need for providing senior citizens transportation services with Senior Access within the City of Manor.

MOTION: Upon a motion made by Council Member Wallace and seconded by Council Member Weir to direct city staff to allocate funds for the senior transportation within the City of Manor not to exceed \$10,000.

Discussion was held regarding the limited areas where Senior Access was able to go due to funds.

There was no further discussion.

Motion to approve carried 5-0

12. Consideration, discussion, and possible action on membership to the Austin Healthcare Council.

The city staff recommended that the City Council authorize the payment for city's membership to the Austin Healthcare Council.

City Manager Moore explained the need of the proposed membership to the Austin Healthcare Council. He discussed the benefits the city would have with the involvement and opportunity to discuss future healthcare resources. He recommended for the Mayor to be the advocate for the city.

Mayor Harvey discussed the need of healthcare resources for the city and the opportunity to dialog with the Austin Healthcare Council.

MOTION: Upon a motion made by Council Member Weir and seconded by Mayor Pro Tem Emily Hill to authorize the payment for city's membership to the Austin Healthcare Council.

There was no further discussion.

Motion to approve carried 5-0

13. Consideration, discussion, and possible action on Community Program opportunities utilizing Travis County facilities.

The city staff recommended that the City Council direct the Administration to develop a proposal for the use of Travis County facilities and open space for future community programs and services.

Robert Battaile from Manor, Texas, submitted a speaker card in support of this item. Mr. Battaile expressed his support to the Gilleland Greeway Project and Travis County Community Center in Manor.

Mayor Harvey discussed the relationship and support with the county commissioner and the county regarding future program opportunities. He asked for Council's support for the City Manager and himself to bring back a proposal regarding future community programs and services for discussion and review.

Council Member Moreno expressed his support.

MOTION: Upon a motion made by Council Member Wallace and seconded by Council Member Moreno to direct the Administration to develop a proposal for the use of Travis County facilities and open space for future community programs and services.

There was no further discussion.

Motion to approve carried 5-0

14. Consideration, discussion, and possible action on offering workforce training opportunities and Austin Community College Courses for City of Manor residents.

The city staff recommended that the City Council authorize the creation of a workforce training initiative with Austin Community College (ACC) .

Mayor Harvey discussed the opportunity to partner with ACC regarding workforce training for Manor residents. He discussed the challenges that Manor residents had regarding the commute into Austin to attend classes. Mayor Harvey proposed for the city to partner with ACC to be able to offer classes/programs within the city.

City Manager Moore stated that this would be a great opportunity to highlight in the City's Comprehensive Plan for future developers and businesses to see what the city visions are.

Discussion was held regarding scholarship opportunities that businesses could offer to local residents.

MOTION: Upon a motion made by Council Member Weir and seconded by Mayor Pro Tem Emily Hill to authorize the creation of workforce training initiative with Austin Community College.

Discussion was held regarding the ACC Sales Tax the city residents pay.

There was no further discussion.

Motion to approve carried 5-0

15. Consideration, discussion, and possible action on youth program opportunities.

The city staff recommended that the City Council direct the Administration to develop a proposal for future youth program and services.

Robert Battaile from Manor, Texas, submitted a speaker card in support of this item. Mr. Battaile expressed his support for youth program opportunities within the city. He suggested for a recreational staff member to be hired to facilitate programs in the parks.

Mayor Harvey discussed the temporary solution the city could have regarding youth program opportunities by partnering with different entities. He asked for Council's support for administration staff to bring back a proposal regarding future youth programs for discussion and review.

MOTION: Upon a motion made by Council Member Wallace and seconded by Council Member Weir to direct the Administration to develop a proposal for future youth program and services.

Discussion was held regarding the clarification of the proposal with different entities for program opportunities they could offer to the community.

There was no further discussion.

Motion to approve carried 5-0

Director of Economic Development Jones thanked City Council for approving Item 14 regarding the workforce training with ACC. He stated that this would help promote the city when he's asked if the community was engaged with local community colleges.

Mayor Harvey adjourned the regular session of the Manor City Council into Executive Session at 8:29 p.m. on Wednesday, August 3, 2022, in accordance with the requirements of the Open Meetings Law.

EXECUTIVE SESSION

The Manor City Council convene into executive session pursuant to the provisions of Chapter 551 Texas Government Code, in accordance with the authority contained in *Section 551.071, Texas Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct, to consult with legal counsel regarding; 1) Capital Metropolitan Transportation Authority; 2) Proposed Charter Amendments and related processes* at 8:29 p.m. on Wednesday, August 3, 2022.

The Executive Session was adjourned at 9:15 p.m. on Wednesday, August 3, 2022

OPEN SESSION

The City Council reconvened into Open Session pursuant to the provisions of Chapter 551 Texas Government Code and took action on item(s) discussed during Closed Executive Session regarding; 1) *Capital Metropolitan Transportation Authority*; 2) *Proposed Charter Amendments and related processes* at 9:15 p.m. on Wednesday, August 3, 2022.

Mayor Harvey opened the floor for action to be taken on the items discussed in the Executive Session.

There was no action taken.

ADJOURNMENT

The Regular Session of the Manor City Council Adjourned at 9:15 p.m. on Wednesday, August 3, 2022.

These minutes approved by the Manor City Council on the 17th day of August 2022. (*Audio recording archived*)

APPROVED:

Dr. Christopher Harvey
Mayor

ATTEST:

Lluvia T. Almaraz, TRMC
City Secretary



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Scott Moore, City Manager
DEPARTMENT: Administration

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on the acceptance of the July 2022 Departmental Reports.

BACKGROUND/SUMMARY:

- Economic Development – Scott Jones, Economic Development Director
- Development Services – Scott Dunlop, Development Services Director
- Community Development – Debbie Charbonneau, Heritage and Tourism Manager
- Police – Ryan Phipps, Chief of Police
- Municipal Court – Sarah Friberg, Court Clerk
- Public Works – Michael Tuley, Director of Public Works
- Finance – Lydia Collins, Director of Finance
- Human Resources, Tracey Vasquez, HR Manager
- IT – Phil Green, IT Director
- Administration – Lluvia T. Almaraz, City Secretary

LEGAL REVIEW: Not Applicable

FISCAL IMPACT: Not Applicable

PRESENTATION: No

ATTACHMENTS: Yes

- July 2022 Department Monthly Reports

STAFF RECOMMENDATION:

It is the city staff's recommendation that the City Council approve and accept the July 2022 Departmental Reports.



MEMO

To: Mayor and City Council Members
 From: Scott Jones, Economic Development Director
 Date: August 17, 2022
 RE: July 13 to August 11

- Discussion w/City Attorney about Ordinance 309 revisions required
- Attended Austin Chamber Regional Partners Meeting at Highland Lakes
- Met w/Freese-Nichols on Manor Comprehensive Master Plan to advance the process
- Met w/Mill Creek development team & City staff; Drayer tract development team & City staff
- Small Business Coffee at Lion's Club w/Joe Harper of SBDC (invited ED guest speaker)
- Attended 150th Anniversary Committee meeting, 3 City staff meetings, 2 City Council meetings
- Attended TxDOT STIP Virtual Public Hearing; visited Sheran Campbell in TxDOT office N. Austin
- Met with Mark Thomas, Taylor EDC Director; met with Leslie Tram Le, LT Commercial Group.; met with Pete Dwyer, Dwyer Realty and Jay Engineering representatives on Hill Lane/Greg Manor Rd. projects
- New prospect meeting: Project Fusion, new prospect meeting: Project Wrinkle, new prospect meeting: Project Mod, new prospect meeting: Project Cough
- Met with Avison Young – Austin brokerage team re: future business in Manor
- Received Economic Incentive Analysis deliverables from Government Insight Services, reviewed and delivered to ED Best Practices LLC, and completed review/comment of their draft incentive policy document
- Completed Manor Economic Development Strategic Assessment and communicated document to TXP for Comprehensive Master Plan inclusion
- Attended IT new domain training
- Virtual discussion with Charles Simon on availability and eligibility of transportation grant programs through CAPCOG/CARTPO
- Attended TxDOT virtual call on FM973 extension from TX130 to US290; attended TxDOT Public Hearing at Shadow Glen GC regarding FM973 extension
- Met with LanZola's land planner and directed her to discuss both alternative modular housing product specs and sanitary sewer flow engineering for company's owned real estate off FM973 with Development Services Director before proceeding further with future development plans

INCENTIVE COMPETITIVENESS ANALYSIS

Prepared for the City of Manor
8/8/2022

INCENTIVE COMPETITIVE LANDSCAPE SUMMARY

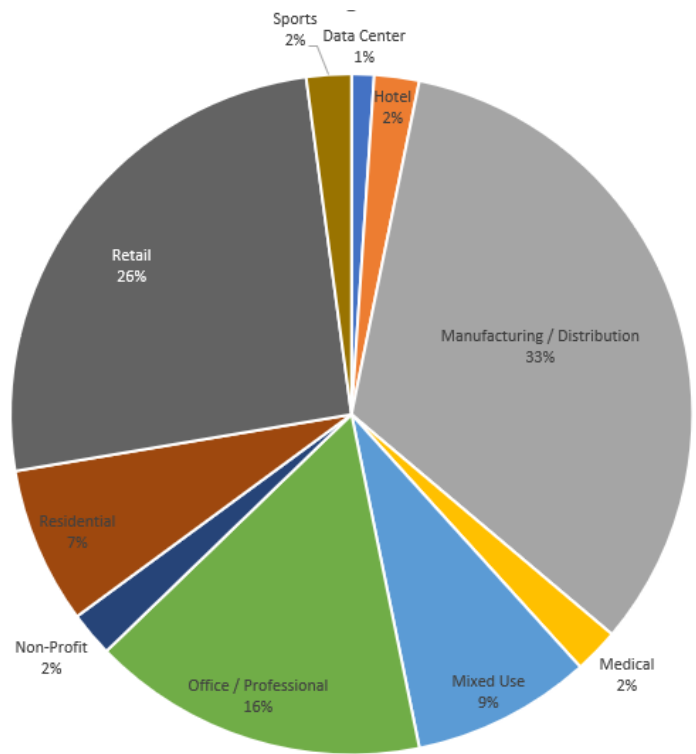
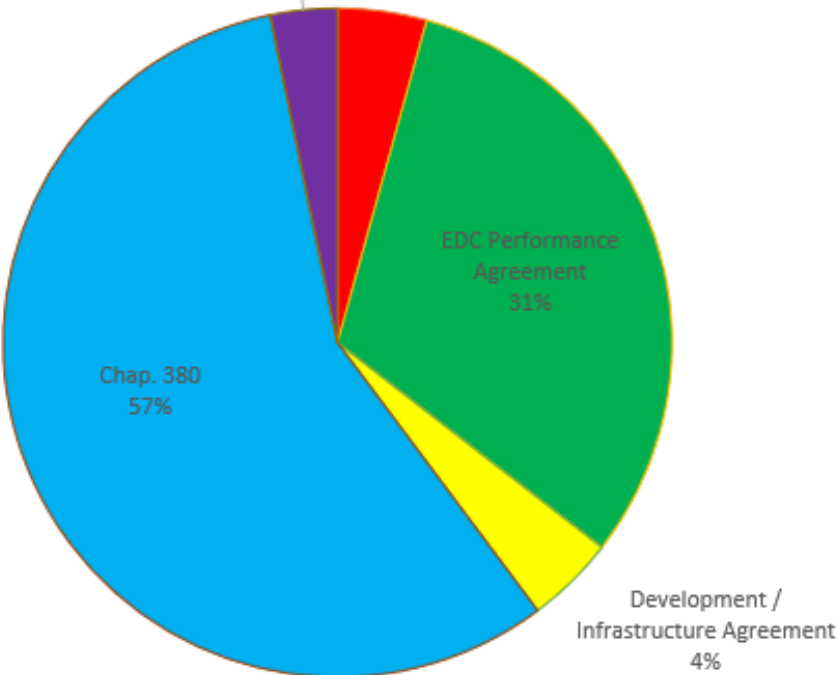
[Link to full data set](#)

Communities Surveyed:	Bastrop, Cedar Park, Elgin, Kyle, Leander, Lockhart, Pflugerville, San Marcos, Tyler, Wells Branch
Incentive deals evaluated:	96
New Capital Investment Tied to Incentives:	\$34.7 Billion
New Job Creation Tied to incentives:	6,921+
Average Agreement Term:	8 Years
Incentive Structure:	See spreadsheet for detail
Performance Criteria:	Typical metrics include capital investment, job creation, payroll/salary, taxable sales. See spreadsheet for detail

Incentive Program Breakdown:

TIF/TIRZ Tax Abatement

3% 5%



INCENTIVE COMPETITIVENESS ANALYSIS

Prepared for the City of Manor
8/8/2022

RECOMMENDATIONS

- **Develop Competitive Incentive Program Guidelines/Policy:** Competing communities are aggressively leveraging sales tax funded economic development corporations to incentivize projects. Without a Type A or Type B EDC, the City can remain competitive by establishing an incentive program utilizing:
 - o Tax Abatement (Chapter 312)
 - o Chapter 380 [Flexible structure including Direct Grants, Loans (forgivable or repayable), Sales/Property Tax Rebates, etc]
 - o Fast Track Permitting / Fee Waivers
 - o Special Districts: Tax Increment Financing (TIRZ), Public Improvement Districts (PIDs), Municipal Utility Districts (MUDs)

- **Deal Structuring:** To remain flexible in approach, do not include specific schedule of incentive amounts/percentages in the policy / guidelines. Instead, evaluate each on a case by case basis and determine incentive tool based on structure the of the deal.

- **Economic Impact Analysis:** Utilize Economic Impact Analysis tools or consultants to evaluate the potential return of the project (direct and induced property tax, sales tax, utility fees, etc) and use that to inform whether to incentivize and to what level. Examples include Impact DataSource and IMPLAN.

- **Leverage State / Federal Incentive Programs:** Leverage local incentive investments with potential State/Federal incentive programs including:
 - o Skills Development Find
 - o Texas Enterprise Fund
 - o Texas Enterprise Zone
 - o Texas Capital Fund
 - o Opportunity Zones

- **Invest in infrastructure:** Many competing communities evaluated have invested in infrastructure to create development ready opportunities. Work to identify key strategic real estate and invest in infrastructure to support development.

COMPANY OBLIGATIONS

City/Economic Development Corp	Company	Term (Length of Agreement)	Jobs Created	Avg Salary	Capital Investment	Taxable Sales	Agreement Type (Tax Abatement / Chapter 380/ Performance Agreement)	Incentive Amount	Other Performance Criteria	Payments	Agreement Link (Get publicly shareable link from OneDrive file)	Notes/Comments
Cedar Park Economic Development (Type A) Corporation	Abeo Solutions, Inc.	09/06/2019 to 05/31/2024	41	\$45,000 annual	\$1,000,000	Not specified	Performance Agreement	\$51,600	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 5/31; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Yearly after 3/31; total not to exceed \$51,600	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676318&canary=21t0%2BbRG6XQKGRNYbK0xGblUcbO4%2FGJMd%28PnhOAY%3D5&thint=%2Epdf&open=true&app=WordPdf	Jobs created referred from the number of jobs in the last performance installment.
Cedar Park Economic Development (Type A) Corporation	Additive Manufacturing Technologies, Inc.	06/27/2019 - 12/31/2025	100	\$80,000 annual	\$1,000,000	\$1,844,000	Performance Agreement	\$580,850	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 7/31; TWC Quarterly Employment Reports; Payroll records; EDC sales tax confirmation from Texas Comptroller; certified statement of compliance	Yearly after 11/30; total not to exceed \$580,850	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676288&canary=mZSSz0v2vC2WZhmK4U8jbdWGlC1OC0AJ2uJGyEdjs%3D08&thint=%2Epdf&open=true&app=WordPdf	Jobs created referred from the number of jobs in the last performance installment.
Cedar Park Economic Development Corporation	ETS-Lindgren L.P.	05/25/2017 - 05/24/2019	Not specified	Not specified	\$2,000,000	Not specified	Performance Agreement	\$50,000	Timely performance; Notice of Completion by 12/31/2017; Receipts for Reimbursable Costs; Annual Report by 12/31; TWC Quarterly Employment Reports; Payroll records	Single lump sum within 30 days of Notice of Completion but after 10/01/2017	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676178&canary=mZSSz0v2vC2WZhmK4U8jbdWGlC1OC0AJ2uJGyEdjs%3D78&thint=%2Epdf&open=true&app=WordPdf	
Cedar Park Economic Development (Type A) Corporation	Fifteen Five Corporation	12/19/2017 - 09/30/2024	107	\$53,271 annual	\$2,500,000	Not specified	Performance Agreement	\$140,170	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 9/30; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Yearly after 07/01 (except for last payment on 11/01/2022); total not to exceed \$140,170	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676158&canary=mZSSz0v2vC2WZhmK4U8jbdWGlC1OC0AJ2uJGyEdjs%3D68&thint=%2Epdf&open=true&app=WordPdf	Jobs created referred from the number of jobs in the last performance installment.
Cedar Park Economic Development (Type A) Corporation	Hyllion Inc.	02/08/2018 - 12/31/2024	229	\$90,000 annual	Not specified	Not specified	Performance Agreement	\$1,270,000	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 12/31; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Yearly after 8/31; plus \$125,000 for 25 employee residence; total not to exceed \$1,270,000	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676098&canary=mZSSz0v2vC2WZhmK4U8jbdWGlC1OC0AJ2uJGyEdjs%3D68&thint=%2Epdf&open=true&app=WordPdf	
Cedar Park Economic Development (Type A) Corporation	Innovative Funding Services, LLC.	09/14/2017 - 12/31/2028	200	\$60,000 annual	\$5,000,000	Not specified	Performance Agreement	\$580,000	Timely performance; Certificate of Occupancy; Statement of appraised value from Williamson Central Appraisal District; Annual Report by 12/31; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Yearly after 10/01; total not to exceed \$580,000	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676108&canary=mZSSz0v2vC2WZhmK4U8jbdWGlC1OC0AJ2uJGyEdjs%3D28&thint=%2Epdf&open=true&app=WordPdf	
Cedar Park Economic Development (Type A) Corporation	Innovative Funding Services, LLC.	05/09/2019 - 12/31/2028	130	\$60,000 annual	N/A	Not specified	Performance Agreement	\$260,000	Timely performance; Annual Report by 12/31; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Yearly after 06/30; total not to exceed \$260,000	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676068&canary=mZSSz0v2vC2WZhmK4U8jbdWGlC1OC0AJ2uJGyEdjs%3D28&thint=%2Epdf&open=true&app=WordPdf	

City of Cedar Park, Texas	James Avery Craftsman, Inc.	06/27/2019 - 09/30/2025	Not specified	Not specified	\$13,000,000	Not specified	Chapter 380 Agreement	100% Rollback Tax Revenue	Certificate of Occupancy; statement of appraised value; compliance report by 09/30/2021	Within 30 days of City receiving Rollback Tax Revenue	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167603&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D5&ithint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Corporation	James Avery Craftsman, Inc.	04/15/2021 - 12/15/2025	60	\$75,000 annual	\$13,000,000	Not specified	Performance Agreement	\$350,000	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 10/31; Affidavit; Payroll records; certified statement of compliance	Yearly after 11/30 & before 12/15; plus \$125,000 for 25 employee residence; total not to exceed \$350,000	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167623&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D8&ithint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Corporation	Momentum Extraction, LLC	12/04/2020 - 12/01/2042	65	\$85,269 annual	\$25,000,000	Not specified	Performance Agreement	Guarantor of Lease	Timely performance; Certificate of Occupancy; Property Lease with Landlord; Lease Escrow Account; 2% of Revenues payable annually; affidavits regarding operations and/with payroll records; annual compliance report by 12/15	Conditional upon all funds from Lease Escrow Account being exhausted	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167595&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D4&ithint=%2Epdf&open=true&app=WordPdf
Cedar Park Community Development Corporation	Pecan Grove-SPVEF, L.P.	12/11/2008 - Not Specified	Not specified	Not specified	\$964,536	Not specified	Performance Agreement (4B Project)	\$980,000	Timely performance; Infrastructure completion; Building completion; Certificate of Occupancy	2 Installments (Infrastructure completion & Certificate of Occupancy)	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167601&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D5&ithint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development Sales Tax Corporation	PG Cedar Park Group, LLC.	09/28/2021 - 03/01/2038	40	\$65,000 annual	\$4,000,000	Not specified	Performance Agreement	\$200,000	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 4/1; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Single lump sum within 30 days of Certificate of Occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167591&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D5&ithint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Corporation	Red Horn Brewery & Roastery, LLC.	02/13/2020 - 09/30/2025	15	Not specified	\$1,000,000	\$16,000 annual	Performance Agreement	\$80,000	Timely performance; Certificate of Occupancy; Statement of appraised value; EDC confirmation of Sales Tax Revenues from Texas Comptroller; Annual Report by 7/31; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Single lump sum after 07/31/2020	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167583&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D9&ithint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Corporation	RiversideCA 17, Ltd.	05/10/2018 - 05/09/2021	Not specified	Not specified	\$15,000,000	Not specified	Performance Agreement	\$1,500,000	Acceptance by City; Certificate of Occupancy; Notice of Completion; receipts	Twice; 50% each time within 45 days and 90 days of Notice of Completion, respectively	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167585&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D5&ithint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Sales Tax Corporation	Rose City Management, LLC.	09/21/2020 - 08/31/2029	Not specified	Not specified	Not specified	Not specified	Tax Abatement Agreement	Tax Rebate (100% less % of total squared footage of Building 1 leased to tenants) plus development related fees	Completion of 2 Buildings; Certificate of Completion of Commercial Development; Design Standards; Required Use; Trail Connection; Community Engagement; Annual Report by 10/01; Tax Rebate & development fees documentation	Annually within 30 days of documentation proof	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167598&canary=21T0%2BbRGi6XQGRNYbhK0xGbUcbO4%2FGJMd%2BIPnhOAY%3D5&ithint=%2Epdf&open=true&app=WordPdf

For starting date, please refer to "Term", "Closing" and "Purchase & Sale Agreement"

Cedar Park Economic Development Sales Tax Corporation	Shop LC Global, Inc.	11/18/2021 - 09/30/2035	1000	\$75,677 annual	\$24,000,000	Not specified	Tax Abatement Agreement	\$4,500,000; plus 59.5% (avg.) Tax Rebate; plus Public Infrastructure Reimbursement \$150,000	Timely performance; Certificate of Occupancy; Statement of appraised value; Notice of Completion; Annual Report by 9/30; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance; Tax Rebate documentation	Yearly after 11/1 & before 12/31 from 2024 till 2029, total not to exceed the Incentive Amount; Tax Rebate yearly; Public Infrastructure Reimbursement within 45 days of Notice of Completion	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675708&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D28&thint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Corporation	Painted Rock, LLC.	8/25/2016 - Not Specified	25	\$100,000 annual	\$3,500,000	Not specified	Performance Agreement	\$150,000	Certificate of Occupancy; statement of appraised value; Annual Report by 06/01; payroll records	Twice; 50% each time after 06/01/2018 and 12/01/2018, respectively	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675658&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D28&thint=%2Epdf&open=true&app=WordPdf
City of Cedar Park, Texas	Cedar Park Economic Development Sales Tax Corporation; "Developer" is CPM Development, LLC.	12/09/2021 - termination of Master Development Agreement	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement (Type A Funding)	EDC to provide funding in amount of 75% of EDC sales tax revenues generated from the Project	To be specified in the Master Development Agreement between City and Developer	Funding for a period not to exceed 15 years	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675568&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D48&thint=%2Epdf&open=true&app=WordPdf
City of Cedar Park, Texas	Cedar Park Community Development (Type B) Sales Tax Corporation; "Developer" is CPM Development, LLC.	12/09/2021 - termination of Master Development Agreement	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement (Type B Funding)	CDC to provide funding in amount of 75% of CDC sales tax revenues generated from the Project	To be specified in the Master Development Agreement between City and Developer	Funding for a period not to exceed 15 years	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675538&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D8&thint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Corporation	DRW Holdings, Inc.	04/13/2017 - 12/31/2019	38	\$46,053 annual	\$3,000,000	Not specified	Performance Agreement	\$100,000	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 12/31; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Single lump sum after 12/31/2017	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675548&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D58&thint=%2Epdf&open=true&app=WordPdf
Cedar Park Economic Development (Type A) Corporation	Wexco International, LLC.	02/13/2020 - 09/30/2025	25	Not specified	\$2,000,000	Not specified	Performance Agreement	\$112,500	Timely performance; Certificate of Occupancy; Statement of appraised value; Annual Report by 7/31; TWC Quarterly Employment Reports; Payroll records; certified statement of compliance	Yearly after 7/31 till 07/31/2022; total not to exceed the Incentive Amount	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675528&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D28&thint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	2nd & Main Lofts, LLC	09/20/2019 - payment of grant by City (approx. 10/20/2021)	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$25,000	Completing Building Improvement & maintaining Building; Compliance with all laws for Mixed Use; Certificate of Occupancy; verification of invoices; repayment of public subsidy with interest if 8 U.S.C., Section 1324a(f) is violated	Single lump sum within 30 days of verification and Certificate of Occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676308&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D58&thint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	Edward L. Hile	05/28/2019 - Not Specified	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$25,000	Completing Building Improvement & maintaining Building; Compliance with all laws for Mixed Use; Certificate of Occupancy; verification of invoices; repayment of public subsidy with interest if 8 U.S.C., Section 1324a(f) is violated	Single lump sum within 30 days of verification and Certificate of Occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676148&canary=21T0%2BbRGi6XQGRNYbK0xGblUcbO4%2FGJMd%2BIPhOAY%3D78&thint=%2Epdf&open=true&app=WordPdf

City of Taylor, Texas	Hart Components, LLC	11/14/2017 - 12/31/2024	Not specified	Not specified	\$4,000,000	1% Sales & Use Tax imposed by City on the sale of Taxable Items (Chapter 151, Texas Tax Code) by Retailers, to be collected by Retailers	Chapter 380 Agreement	1. Sales Tax Grants - 50% of Sales Tax Receipts from Sales & Use Tax, paid quarterly; 2. Ad Valorem Tax Reimbursements Grants - 50% of City ad valorem real property & business personal property taxes on the Land & Development, paid annually for period 1/1/2020 - 12/31/2024;	1. Sales Tax Grants to be paid within 30 days after end of each calendar quarter; 2. Ad Valorem Tax Reimbursements Grants to be paid by 3/5 following the tax year for which they were paid; 3. Infrastructure Grant - City and Infrastructure Assistance of \$210,000 upon installation of concrete slabs; Capital Investment Assistance of \$150,000 upon completion of facility; Job Creation Assistance of total \$175,000 (payment annually by 1/30 for 2020,2021 & 2022)	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676138&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D58&thint=%2Epdf&open=true&app=WordPdf	
Taylor Economic Development Corporation	Hart Components, LLC	11/03/2017 - 01/30/2023	46	Not specified	\$4,000,000	Not specified	Performance Agreement	Annual Report; IRS 941 returns; employer quarterly reports; certificate of completion; capital investment documentation; completion of construction by 12/31/2019		https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676258&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D88&thint=%2Epdf&open=true&app=WordPdf	
City of Taylor, Texas	I.P. Hart Lumber Company, LLC	01/11/2018 - 12/31/2024	Not specified	Not specified	\$4,000,000	1% Sales & Use Tax imposed by City on the sale of Taxable Items (Chapter 151, Texas Tax Code) by Retailers, to be collected by Retailers	Chapter 380 Agreement	Sales Tax Grants - 50% of Sales Tax Receipts from Sales & Use Tax, paid quarterly	Sales Tax Report; Commencement of Construction by 09/01/2018; Completion of Construction by 12/31/2019	Sales Tax Grants to be paid within 30 days after end of each calendar quarter	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676008&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D88&thint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	Lone Star Circle of Care	03/23/2020 - after 05/31/2022	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	Conveyance of Property for construction of Intergenerational Community Center and food gardens	Warranty Deed for conveyance; Deed of Trust in City's favor; Execution of Right of First Refusal and Right of First Offer agreement; wastewater easement;	Conveyance and Deed of Trust executed along with the Agreement	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675988&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D38&thint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	Lonestar Soccer Club of Austin, Inc.	Completion of construction of New Fields by City - 10 years thereafter (Effective date of agreement is 09/28/2017)	Not specified	Not specified	\$200,000	Not specified	Chapter 380 Agreement	Priority Use of New Fields; maintenance of New Fields by City; waiver of lights cost and City usage or league fee	Grant from Texas Parks & Wildlife Department; recreational level soccer program; 2 soccer clinics; schedule of Priority Use	N/A	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676078&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D18&thint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	Sadya Capital, LLC	04/11/2019 - Not Specified	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	2. For the 6th year, monthly rental payment equal to 90% of CITY Hotel Occupancy Tax paid on the Hotel; 2.5 Grants from 2019-2022; Annual Grant for Grant Years 1 to 10 - amount equal to 92.5% of ad valorem taxes assessed against the Property and collected for the applicable Grant Year; For Grant Years 11 to 20 - 90%; For Grant Years 21 to 30 - 85%;	Termination of Agreement if Certificate of Occupancy is not issued by 02/01/2020 (Payment Request to be made within 3/1 of year that follows the Grant Year; Company to contribute \$300,000 per year to civic and charitable purposes; Completion of Construction of 6 million sq. feet of Improvements by 1/31/2026;	Monthly rental payment; Cash Grants of \$20,000 annually for years 2019,2020,2021,2022 & 2023	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675738&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D58&thint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	Samsung Austin Semiconductor, LLC	11/29/2021 - (approx.) after 6/1/2053	1800	Not specified	\$17,000,000,000	Not specified	Chapter 380 Agreement	City to contribute 93.5% of City's 1. Tax abatement of 92.5% of the Taxable Value of New Tangible Personal Property (equipment, machinery, inventory, supplies, etc.) for 9 years after the First Year of Abatement (earlier of 1/1/2024 or full tax year following Certificate of Occupancy) [Phase I];	By 12/31/2024 - Completion of Construction of additional 800,000 square feet of Improvements; By 12/31/2025 - Completion of Construction of additional 2,500,000 square feet of Improvements;	Annually within 30 days of Payment Request but after 6/1 of the year following the Grant Year related to the Payment Request	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675668&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D18&thint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	Samsung Austin Semiconductor, LLC	11/29/2021 - 3/1 of year following expiration of the last tax abatement provided in the Agreement	Not specified	Not specified	Not specified	Not specified	Tax Abatement Agreement	2. Tax abatement of 90% of Taxable Value for New Tangible Personal Property for years 10 to 19 after		Period of tax abatement for New Tangible Personal Property in each annual rendition shall be for a period of 10 consecutive years beginning with the first calendar year after each rendition of New Tangible Personal Property	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675638&canary=21T0%2BbRGi6XQGRNybK0xGblUcbO4%2FGJMd%2BIPnhOAY%3D48&thint=%2Epdf&open=true&app=WordPdf

City of Taylor, Texas	Samsung Austin Semiconductor, LLC	9/30/2021 - Not Specified	Not specified	Not specified	Not specified	Not specified	Board of Directors' Resolution approving Tax Abatement Agreement	N/A	N/A	N/A	Company to deposit \$500,000 as Initial Deposit towards Development Review Costs incurred by City;	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%2111675898&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D58&ithint=%2Epdf&open=true&app=WordPdf	
City of Taylor, Texas	Samsung Austin Semiconductor, LLC	09/24/2021 - Completion of Construction of Initial Improvements (approx. 1/31/2026)	Not specified	Not specified	\$5,000,000 (as Review Cost Escrow)	Not specified	Development Review Reimbursement Agreement	N/A	Company to reimburse City for all	City to refund any remaining funds in Review Cost Escrow within 15 days of Company providing Initial Improvements Completion Notice	Review Cost Escrow not to exceed \$5,000,000;	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%2111675618&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D88&ithint=%2Epdf&open=true&app=WordPdf	
Williamson County, Texas	Samsung Austin Semiconductor, LLC	1/1/2023 - 12/31/2032	1800	Not specified	\$17,000,000,000	Not specified	Chapter 381 Agreement	N/A	Completion of construction and Certificate of Occupancy for 6 million sq. feet of Facility by 1/31/2026	Annually within 60 days of approval of Grant Submittal Package (documentation)	1. Reimbursement of 90% Ad Valorem Taxes paid on the Property; 2. If Term is extended for next 10 years, reimbursement of 85% Ad Valorem Taxes paid on the Property.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%2111675608&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D48&ithint=%2Epdf&open=true&app=WordPdf	
Williamson County, Texas	Samsung Austin Semiconductor, LLC	11/29/2021 - 02/27/2052 (approx.)	Not specified	Not specified	\$6,352,000	Not specified	Development Agreement	County will construct Public Improvements such as transportation, roads, relocation of utilities, etc. and waiver of certain County fees	Not specified	N/A		https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167586&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D18&ithint=%2Epdf&open=true&app=WordPdf	
City of Taylor, Texas	Texas Beer Company, LLC	06/29/2016 - 06/21/2027	Not specified	Not specified	\$600,000	Not specified	Chapter 380 Agreement	\$400,000 total (\$200,000 by City & \$200,000 by Texas Economic Development Corporation)	Execution of promissory note of \$200,000 in City's favor; certificates of occupancy & commence business by 05/01/2017 & 06/30/2016; promissory note to be cancelled upon operation of business for 5 years;	Within 30 days of verification of machinery & equipment		https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%211167568&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D38&ithint=%2Epdf&open=true&app=WordPdf	
City of Taylor, Texas	Townbridge Homes, LLC & Castlewood Developers, LLC	01/20/2021 - Not Specified	Not specified	Not specified	Not specified	Not specified	Performance Agreement	100% reimbursement of improvements (Oversizing Cost)	Design and construction by Developer as per applicable laws and zoning for the Property	Within 30 days of City receiving Reimbursement Invoice		https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%2111675578&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D98&ithint=%2Epdf&open=true&app=WordPdf	
City of Taylor, Texas	Townbridge Homes, LLC & Castlewood Developers, LLC	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate agreement - same as above	Duplicate Agreement	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%2111675598&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D38&ithint=%2Epdf&open=true&app=WordPdf
City of Taylor, Texas	V-Tex Logistics, LLC	10/12/2017 - 12/31/2032	Not specified	Not specified	\$500,000 (as cash donation) as well as donation of land	Not specified	Performance Agreement	Immunity from annexation by City; exemption from City ordinances and rules except Transportation User Fee & Municipal Drainage Utility System fee; provision of fire & police services by City	Payment to City in lieu of taxes; donation of land for City fire station; cash donation; annual civic donation of \$25,000	Please refer to Incentive Amount		https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%2111675558&canary=2ITo%2BbRGi6XQGRNYbhKxGbuUcbO4%2FGJMd%2BjPnhOAYAY%3D48&ithint=%2Epdf&open=true&app=WordPdf	
City of Leander, Texas	5th Element Brewing, LLC	06/20/2019 - 06/21/2020	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$50,000	Completion of Improvements & Certificate of Occupancy by 6/20/2020; Operation of Business within 30 days of Certificate of Occupancy; Building permit, financing & documentation.	Within 20 days of receipt of each payment application; total not to exceed \$50,000		https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACii%5f273Rf7fCO&resid=86f5316fa9c69e9f%2111677248&canary=CMUkrnCoGAeylpTVekCvWf8hLyZNNyPoCIMqb04P70%3D0&ithint=%2Epdf&open=true&app=WordPdf	

City of Leander, Texas	AEPS Corporation & DB Walker Investments, LLC	1/1/2019 - termination	10	Not specified	Not specified	Not specified	Chapter 380 Agreement	Annual amount equal to City's ad valorem taxes on 100% of Taxable Value of the Property & Improvements for 5 years beginning 1/1/2019;	Certificate of Occupancy by 1/1/2019; Lease agreement; Annual certification by 4/30 with reports and records	Annually within 30 days of later of receipt of Documentation OR City's receipt of ad valorem taxes and notification by Property Owner	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%2111677298&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D9&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	Braun & Butler Construction, Inc.	04/17/2019 - 3/1/2024 (approx.)	19	\$79,400 annual	\$900,000	Not specified	Chapter 380 Agreement	\$65,000 (as loan)	Certificate of Occupancy by 12/31/2019; operation of Business within 30 days of Certificate of Occupancy, payment of taxes; annual certification with documentation by 1/31	If performance criteria is met annually, then loan repayment is forgiven for that year, else annual repayment by 3/1 beginning 3/1/2020 in 5 equal annual installments	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%211167652&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D5&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	First Texas Bank, Texas Office Machines, Inc. & SGAG Investments, LLC	7/20/2017 - Not specified	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$35,000	Construction of Building and operation of Business by 7/20/2018 and within 30 days of Certificate of Occupancy; lease agreement regarding Property; permit for Building & other documentation provided to City	Bank will hold Grant Funds in escrow for City; City to notify Bank within 25 days of payment application; Bank to provide documentation to City regarding disbursement of Grant Funds within 14 days of disbursement;	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%2111676508&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D1&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	C&JMP, Inc.	12/07/2017 - Not specified	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$20,000	Completion of renovation and certificate of occupancy by 3/31/2018; operation of Business within 30 days of certificate of occupancy;	Within 30 days of payment request and certificate of occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%211167653&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D1&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	Cookie Hotels, LLC	06/13/2019 - termination	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	Annual amount equal to City's ad valorem taxes on 50% of Added Taxable Value of the Property, Improvements & Business Personal Property for 5 years and on 25% of Added Taxable Value of the Property, Improvements & Business Personal Property for additional 3 years.	Certificate of occupancy and commencement of operations by 12/31/2019; payment of Hotel Occupancy Taxes; creation of separate account for Chapter 380 Grants; expenditure as per Chapter 351 Texas Tax Code; submission of annual budget; annual certification with documentation by 4/30.	Annually for 8 years (beginning 2020) within 30 days of later of, receipt of Documentation OR City's receipt of ad valorem taxes and notification by Owner; Annual payment capped at the amount of Hotel Occupancy Taxes received by City in the previous year.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%211167655&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D6&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	Gangshan Cutlery Company, New Star Foodservice, Inc., Everware International & CMHH Heritage, LLC	06/30/2021 - 12/31/2032	200	\$40,000 annual	\$40,000,000	Not specified	Chapter 380 Agreement	\$5,500,000	Annual certification with reports by 4/30; Certificate of Occupancy and Business Operations by 12/31/2025; payment of taxes; designation as global headquarters; sales tax reports.	receipt of Documentation OR City's receipt of property taxes and notification by Owner, & Operations Phase Sales Tax Rebate paid quarterly within 30 days of City's receipt of sales tax for 10 years (beginning 2023) within 30 days of later of, receipt of Documentation OR City's receipt of property taxes and notification by Owner, & the Sales Tax Rebate paid quarterly within 30 days of City's receipt of sales tax for previous quarter.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%211167656&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D4&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	Upper Forty, LLC & Lower Forty, LLC	06/30/2021 - termination	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$1,600,000	Annual certification with reports by 4/30; Certificate of Occupancy and Business Operations by 12/21/2025; payment of taxes; sales tax reports; execution of license agreement.	Documentation OR City's receipt of property taxes and notification by Owner, & the Sales Tax Rebate paid quarterly within 30 days of City's receipt of sales tax for previous quarter.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%211167657&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D3&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	Hub Partners, LLC	05/25/2022 - termination	Not specified	Not specified	\$7,000,000	Not specified	Chapter 380 Agreement	\$1,657,000	Annual certification with reports by 4/30; Certificate of Occupancy by 12/31/2024 and commencement of Business Operations within 60 days thereof; payment of taxes; sales tax reports.	Sales Tax Rebate paid quarterly for 10 years (beginning 2025) within 30 days of City's receipt of sales tax for previous quarter; Sales Tax Rebate paid annually not to exceed \$165,791.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%211167658&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D9&thint=%2EpdF&open=true&app=WordPdf
City of Leander, Texas	Leander Springs, LLC	07/08/2020 - final payment (approx. 2038)	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$22,000,000	Annual certification with reports by 12/31/2023 Phase-I and 12/31/2028 Phase-II; commencement of Hotel construction by 12/31/2028 and completion by 12/31/2029; payment of taxes; expenditure as per Chapter 351 Texas Tax Code; submission of annual budget;	Documentation OR City's receipt of ad valorem taxes and notification by Owner, & the Sales Tax Rebate paid quarterly within 90 days after end of every quarter; Hotel Occupancy Tax Rebate paid	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7fCO&resid=86f5316fa9c69e9f%211167683&canary=CMUkrnCoGAEYlpTVgkVwF8hLyZNNyYp0CIMQb04P70%3D1&thint=%2EpdF&open=true&app=WordPdf

City of Leander, Texas	Liberty Civil Construction, LLC & Prelude Ventures, LLC	09/26/2019 - termination	150	\$40,000 annual	\$3,000,000	Not specified	Chapter 380 Agreement	Annual amount equal to 100% of City's ad valorem taxes on the Added Taxable Value to the Property, for 5 years; plus additional \$750,000 Chapter 380 Grant - annual amount equal to 100% of Real Property Taxes and Business Personal Property Taxes received by City for 7 years, and 50% of aforesaid taxes for additional 3 years; plus Chapter 380 Infrastructure Grant - \$1,500,000; plus Chapter 380 Supplemental Grant -	Completion of Utility Extension Project by 09/30/2020; Certificate of Occupancy and commencement of operations by 12/31/2020; execution of lease agreement; payment of taxes; annual certification with documentation by 4/30.	Annually for 5 years (beginning 2021) within 30 days of later of, receipt of Documentation OR City's receipt of ad valorem taxes and notification by Company;	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111676928&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D08&ithint=%2Epdf&open=true&app=WordPdf
City of Leander, Texas	Lone Star Tangible Assets, LLP	11/02/2017 - final payment (approx. 2029)	250	\$50,000 annual	\$10,000,300	Not specified	Chapter 380 Agreement	Chapter 380 Grant - annual amount equal to 100% of Real Property Taxes and Business Personal Property Taxes received by City for 7 years, and 50% of aforesaid taxes for additional 3 years; plus Chapter 380 Infrastructure Grant - \$1,500,000; plus Chapter 380 Supplemental Grant -	Certificate of Occupancy & commencement of Business Operations by 08/31/2019; execution of lease agreement; payment of taxes; building permit for Facility; annual certification with documentation by 4/30; Necessary Approvals by City by 03/31/2018.	Additional grant (\$750,000) within 30 days of verification of costs. Chapter 380 Grant and Chapter 380 Supplemental Grant annually for 10 years and 6 years, respectively (beginning 2020) within 30 days of later of, receipt of Documentation OR City's receipt of ad valorem taxes and notification by Company; Chapter 380 Infrastructure Grant (in portions) within 30 days of	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111676988&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D08&ithint=%2Epdf&open=true&app=WordPdf
City of Leander, Texas	The No.1 Sideline, Inc.	04/30/2021 - Not specified	6	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$50,000 (as loan)	Certificate of Occupancy & commencement of Business by 12/31/2021; necessary permits and licenses; display "Maggie Mae's"; payment of taxes; annual certification by 5/1.	Loan as reimbursement of Allowable Expenses within 30 days of required documentation; If performance criteria is not met annually, then repayment of loan in 5 annual installments of \$10,000 beginning 05/15/2022 to 05/15/2026.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111676988&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D08&ithint=%2Epdf&open=true&app=WordPdf
City of Leander, Texas	Prism Electric, Inc.	01/19/2021 - 02/28/2023	30	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$20,763	Certificate of Occupancy by 12/31/2021 & commencement of Business within 30 days thereof; payment of taxes; annual certification with documentation by 1/31.	Grant in the form of credit applied to roadway adequacy fees related to the Project.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111677048&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D09&ithint=%2Epdf&open=true&app=WordPdf
City of Leander, Texas	Smooth Hair & Wax Studio, LLC	12/07/2017 - Not specified	Not specified	Not specified	\$3,000	Not specified	Chapter 380 Agreement	\$3,500	Certificate of occupancy and completion by 01/31/2018 & commencement of Business within 30 days thereof; execution of lease.	Within 30 days of receipt of Grant Payment Application	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111677028&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D07&ithint=%2Epdf&open=true&app=WordPdf
City of Leander, Texas	Thirsty Chicken, LLC	07/08/2020 - Not specified	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$20,000	Completion of construction by 02/28/2021; commencement of Business within 30 days of certificate of occupancy; expenditure documentation; payment of taxes.	2 installments - within 45 days of certificate of occupancy and documentation, and expiration of 1 year after certificate of occupancy.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111677128&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D04&ithint=%2Epdf&open=true&app=WordPdf
City of Leander, Texas	Leander Development Authority, Bruce Nakfoor & Reinvestment Zone Number One	09/10/2018 - reimbursement	Not specified	Not specified	Not specified	Not specified	Reimbursement Agreement (Chapter 311)	\$524,226	Evidence of actual costs; dedication of Triangle Projects to the City; secure financing; bid requirements for work; quarterly reports; necessary permits and approvals; payment of necessary fees.	Quarterly within 30 days of end of each quarter after verification of actual Project Costs, till the total Incentive Amount is expended or actual Project Costs have been paid.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111677278&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D03&ithint=%2Epdf&open=true&app=WordPdf
City of Leander, Texas	Reinvestment Zone Number One & Williamson County, Texas	07/16/2019 - reimbursement	Not specified	Not specified	Not specified	Not specified	Reimbursement Agreement (Chapter 311)	\$4,700,000	(a) City and County will annually pay respective Tax Increment Payments into Tax Increment Fund; (b) Priority TIRZ Reimbursements will be paid; (c) Annual County Reimbursement will be paid by 4/30.	Annually by 4/30, an amount equal to 65% of balance remaining in the Tax Increment Fund that year after deduction of Priority TIRZ Reimbursements, till Incentive Amount is fully paid.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111677238&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D03&ithint=%2Epdf&open=true&app=WordPdf
Elgin Economic Development Corporation	Carr Lane Manufacturing Company	08/13/2021 - final payment (approx. 2027)	75	\$30,000 annual	\$7,650,000	Not specified	Performance Agreement	\$669,500	Purchase of Land & construction of Plant; construction of Building to commence within 6 months of closing on Land purchase (12/31/2021) and Certificate of Occupancy for the Building within 18 months of closing on Land purchase.	4 years (beginning approx. 6/30/2023) within 30 days of documentation regarding employees; \$25,000 - within 30 days of documentation regarding additional 10 employees; \$272,250 - within 30 days of	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2738f77c0&resid=86f5316fa9c69e9f%2111676358&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D07&ithint=%2Epdf&open=true&app=WordPdf

City of Elgin, Texas	Circle Brewing Company, LLC	approx. 09/14/2021 - 09/14/2026	12	Not specified	\$2,200,000	Not specified	Chapter 380 Agreement	\$200,000	Commencement of construction within 10 months of signing (5/14/2019) of Agreement, i.e. 3/14/2020; Certificate of Occupancy within 18 months of commencement, i.e. 9/14/2021.	Quarterly on 1st day of each quarter upon receipt of documentation regarding Project Costs; total not to exceed \$200,000	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676298&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D9&ithint=%2Edpf&open=true&app=WordPdf
City of Elgin, Texas	Circle Brewing Company, LLC	approx. 09/21/2021 - 09/21/2026	Same agreement as above with date of signing as 5/21/2019	Same agreement as above with date of signing as 5/21/2019	Same agreement as above with date of signing as 5/21/2019	Same agreement as above with date of signing as 5/21/2019	Chapter 380 Agreement	Same agreement as above with date of signing as 5/21/2019	Same agreement as above with date of signing as 5/21/2019	Same agreement as above with date of signing as 5/21/2019	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676368&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D3&ithint=%2Edpf&open=true&app=WordPdf
City of Elgin, Texas	Elgin Economic Development Corporation & Seton Family of Hospitals	12/13/2017 - final payment	8	\$60,000 annual	\$2,200,000	Not specified	Chapter 380 Agreement	30% of City Sales Tax Receipts collected by City within Designated Area for 20 years, beginning with the Commencement Time (i.e. when City has recouped 100% Sales Tax Receipts from Effective Date amounting to \$2,300,000)	Documentation regarding sales tax information within Seton Property	Annually within 60 days of end of each calendar year	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111676208&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D6&ithint=%2Edpf&open=true&app=WordPdf
City of Elgin, Texas	Southside Market & B-B-Q, Inc.	04/05/2019 - final payment	6	Not specified	Not specified	Not specified	Chapter 380 Agreement	\$115,000	Documentation regarding actual construction costs and payroll registers	Annually on anniversary of completion of Project; total not to exceed \$115,000	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675648&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D0&ithint=%2Edpf&open=true&app=WordPdf
Elgin Economic Development Corporation	Yerico Manufacturing, Inc.	12/2022 - 12/2026	10	\$36,400 annual	\$2,000,000	Not specified	Performance Agreement	\$653,400 plus utilities	Certificate of Occupancy by 12/2022; commencement of construction within 6 months of signing of Agreement (9/18/2020) & completion of construction within 18 months thereof.	In the form of a land grant with estimated value of land at \$653,400	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675498&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D9&ithint=%2Edpf&open=true&app=WordPdf
Elgin Economic Development Corporation	Yerico Manufacturing, Inc.	7/2023 - 7/2027	10	\$36,400 annual	\$2,000,000	Not specified	Performance Agreement	\$217,800 plus utilities	Certificate of Occupancy by 7/2023; commencement of construction within 6 months of signing of Agreement (10/12/2021) & completion of construction within 18 months thereof.	In the form of a land sale with estimated value of land at \$217,800	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675588&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D7&ithint=%2Edpf&open=true&app=WordPdf
City of Kyle, Texas	Shaggy Dog Market, LLC	11/25/2020 - Not specified	Not specified	Not specified	\$138,000	Not specified	Chapter 380 Agreement	\$5,000	Property; documentation regarding receipts, permits & fees; tax assessment records.	Reimbursement to be paid in the tax year following Certificate of Occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675368&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D2&ithint=%2Edpf&open=true&app=WordPdf
City of Kyle, Texas	Costco Wholesale Corporation	07/28/2021 - 07/28/2036	Not specified	Not specified	\$15,000,000	Not specified	Chapter 380 Agreement	\$5,012,200	Certificate of Occupancy	Annually by 3/31 (for 15 years) an amount equal to 50% of Sales Tax Revenues received by City for the previous calendar year from Costco Property; total not to exceed Incentive Amount.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675338&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D5&ithint=%2Edpf&open=true&app=WordPdf
City of Kyle, Texas	ENF (Kyle) Technology, LLC	03/26/2019 - 2026 (approx.)	45	\$55,000 annual	\$40,000,000	Not specified	Chapter 380 Agreement	Annual amount equal to - Year 1 (approx. 2022): 75% of Property Taxes; Year 2: 65% of Property Taxes; Year 3: 55% of Property Taxes; Year 4: 45% of Property Taxes; Year 5: 35% of Property Taxes.	Certificate of Occupancy by 3/26/2021; payment of taxes; annual certification with documentation	Annually within 90 days of Employer making its property tax payment for the Property	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACi%5f2238f77c0&resid=86f5316fa9c69e9f%2111675298&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNzYp0CIMQb04P70%3D7&ithint=%2Edpf&open=true&app=WordPdf

City of Kyle, Texas	Majestic Kyle, LLC	06/19/2018 - Not specified	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	Annual amount equal to - Year 1 (approx. 2024): 100% of Property Taxes; Year 2: 80% of Property Taxes; Year 3: 60% of Property Taxes; Year 4: 40% of Property Taxes; Year 5: 20% of Property Taxes.	Certificate of Occupancy by 06/19/2023	Annually within 90 days of Developer making its property tax payment for the Property	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111675318&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D6&thint=%2Epdf&open=true&app=WordPdf
City of Kyle, Texas	Lamyaco, LLC	11/16/2021 - Not specified	Not specified	Not specified	\$266,000	Not specified	Chapter 380 Agreement	\$5,000	Certificate of Occupancy by 11/16/2022 and leasing of Property within 30 days thereof; minimum \$5,000 of Added Taxable Value has been added to the Property; payment of taxes; documentation regarding receipts, permits & fees; tax assessment records.	Reimbursement to be paid in the tax year following Certificate of Occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111675258&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D6&thint=%2Epdf&open=true&app=WordPdf
City of Kyle, Texas	Hullum Properties, LLC	02/19/2019 - Not specified	Not specified	Not specified	\$1,083,111	Not specified	Chapter 380 Agreement	\$10,000	Certificate of Occupancy on 12/09/2019; minimum \$10,000 of Added Taxable Value has been added to the Property; payment of taxes; documentation regarding receipts, permits & fees; tax assessment records.	Reimbursement to be paid in the tax year following Certificate of Occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111675218&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D2&thint=%2Epdf&open=true&app=WordPdf
City of Kyle, Texas	Kindred Animal Hospital	04/07/2020 - Not specified	Not specified	Not specified	\$243,121	Not specified	Chapter 380 Agreement	\$5,000	Certificate of Occupancy by 4/7/2021 & operation of Business within 30 days thereof; \$243,121 of Added Taxable Value has been added to the Property; payment of taxes, lease on Property, documentation regarding receipts, permits & fees; tax assessment records.	Reimbursement to be paid in the tax year following Certificate of Occupancy	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%211167518&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D1&thint=%2Epdf&open=true&app=WordPdf
City of Kyle, Texas	PGI Investment, LLC	10/04/2017 - 2034 (approx.)	100	Not specified	\$5,250,000	1% sales tax collected by Retail Occupants on sale of taxable items	Chapter 380 Agreement	\$5,250,000	Commencement of business by 12/31/2025; documentation regarding actual costs; sales tax reports.	Annually by 3/31 of following year; total not to exceed the Incentive Amount	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111675108&canary=CMUkrnCoGAEYlpTVgkCvWf8hLyZNNyYp0CIMQb04P70%3D3&thint=%2Epdf&open=true&app=WordPdf
Bastrop Economic Development Corporation	Howard Designs, LLC	09/21/2020 - 09/21/2022 (approx.)	Not specified	Not specified	\$2,050,000	Not specified	Performance Agreement	\$600,000	Purchase of Property within 60 days of Effective Date; Certificate of Occupancy by 09/21/2021; execution of Lease Agreement; workforce development training center.	Total not to exceed \$600,000; \$205,000 within 10 days of Effective Date; \$175,000 within 10 days of approval of building permit; \$40,000, \$30,000 & \$150,000 within 10 days of purchase of respective Property and submission of cost estimate, receipts, documentation regarding receipts, permits & fees; tax assessment records.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111676278&canary=RjldNTS0PpkD1Bb3xz1WYNCarZzb8t%2FX%2BNEDEScoYUVM%3D7&thint=%2Epdf&open=true&app=WordPdf
Bastrop Economic Development Corporation	Coltzin, LLC	01/24/2022 - compliance (approx. 2024-2027)	0	N/A	\$2,400,000	Not specified	Performance Agreement	\$233,935	Certificate of Occupancy for Facility by 01/24/2024 & Certificate of Occupancy for Second Facility (if applicable) within 3 years thereof; payment of taxes; Annual Report within 30 days of written request; notice of claims (if any) within 30 days of claim receipt;	\$116,967.31 within 30 days of receipt of Certificate of Occupancy copy for Facility and documentation; \$116,967.31 (if applicable) within 30 days of receipt of Certificate of Occupancy copy for Second Facility and documentation.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111676268&canary=RjldNTS0PpkD1Bb3xz1WYNCarZzb8t%2FX%2BNEDEScoYUVM%3D9&thint=%2Epdf&open=true&app=WordPdf
Bastrop Economic Development Corporation	Moca Ventures Nebraska, LLC	09/17/2021 - termination	0	N/A	\$10,700,000	Not specified	Performance Agreement	\$903,500	Certificate of Occupancy by 1/1/2026	Within 30 days of receipt of Certificate of Occupancy copy and documentation	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111676058&canary=RjldNTS0PpkD1Bb3xz1WYNCarZzb8t%2FX%2BNEDEScoYUVM%3D2&thint=%2Epdf&open=true&app=WordPdf
Bastrop Economic Development Corporation	Seton Family of Hospitals	02/12/2018 - 04/01/2021	55	\$40,000 annual	\$26,000,000	Not specified	Performance Agreement	\$600,000	Certificate of Occupancy by 4/1/2019; Annual Report by 2/15; \$625,000 contribution to Drainage Improvements.	Total not to exceed \$600,000; Contribution of full costs for Right-of-Way Improvements and \$250,000 contribution to Drainage Improvements.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authKey=%21ACii%5f2238f77c0&resid=86f5316fa9c69e9f%2111675828&canary=RjldNTS0PpkD1Bb3xz1WYNCarZzb8t%2FX%2BNEDEScoYUVM%3D5&thint=%2Epdf&open=true&app=WordPdf

Bastrop Economic Development Corporation	TA Bastrop, LLC	01/24/2022 - 2025 (approx.)	0	N/A	\$2,500,000	Not specified	Performance Agreement	\$600,000	Certificate of Occupancy by 1/1/2025; \$200,000 penalty if not completed	Within 30 days of receipt of Certificate of Occupancy copy and documentation	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111675728cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D3D& thint=%2Epdf&open=true&app=WordPdf
City of Bastrop, Texas	Continental Homes of Texas, L.P.	07/13/2021 - 07/13/2061	Not specified	Not specified	Not specified	Not specified	Development Agreement (Chapter 212) / Chapter 372 Agreement	\$95,000,000	Land Use; Development Standards; Parks & Open Space Dedication; Building Permit; Wastewater Facilities; Annexation by City	In the form of PID Bonds (please refer Section 10.02 & Exhibit I)	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111675438cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D3D& thint=%2Epdf&open=true&app=WordPdf
City of San Marcos, Texas	Hill Country Group, LLC	06/07/2022 - 12/31/2029	44	\$27,300 annual	\$267,600,000	Not specified	Chapter 380 Agreement	Annual amount equal to % of Additional Property Taxes generated by Business on the Land: 90% for 2025; 80% for 2026; 60% for 2027; 40% for 2028; 20% for 2029.	Commencement of construction by 4/1/2023 & Certificate of Occupancy by 8/31/2025; Compliance Certificate by 1/30 every year beginning 2024.	Annually, for previous year (e.g. 2025 Grant Payment paid in 2026), within 30 days of City's receipt of Additional Property Taxes for previous year; Grant Payment request for previous year by 1/30 of following year.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111675238cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D3D& thint=%2Epdf&open=true&app=WordPdf
City of San Marcos, Texas	320 Barnes 2020, LP	05/04/2021 - 03/31/2026	Not specified	Not specified	\$11,000,000	Not specified	Chapter 380 Agreement	Annual amount equal to % of Real Property Taxes assessed on the Land attributable to Building Improvements: 100% for 2023; 75% for 2024; 50% for 2025.	Commencement of construction by 1/2/2022 & Certificate of Occupancy by 12/31/2022; Grant Payment reduced if buildings are leased; Certification verification for compliance.	Annually by 3/31 of following year.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111675068cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D3D& thint=%2Epdf&open=true&app=WordPdf
City of San Marcos, Texas	San Marcos Texas Tax Increment Reinvestment Zone No.4 & Carma Paso Robles, LLC	11/17/2011 - 11/15/2041	Not specified	Not specified	\$22,183,000	Not specified	Reimbursement Agreement (Chapter 311)	Reimbursements of actual costs incurred for the Improvements; not to exceed \$20,000,000.	Certificate of completion; acceptance letters; payment of taxes; award of contracts as per bid procedures; audit of reimbursement costs by firm approved by City.	Annual reimbursement of actual costs paid from tax increment revenues from Zone No.4 by 6/30 beginning 6/30/2013.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111675178cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D4& thint=%2Epdf&open=true&app=WordPdf
City of San Marcos, Texas	DBI San Marcos Property, L.P.	10/20/2020 - 03/31/2025	Not specified	Not specified	\$10,500,000	Not specified	Chapter 380 Agreement	Annual amount equal to % of Real Property Taxes assessed on the Land attributable to Building Improvements: 100% for 2022; 75% for 2023; 50% for 2024.	Commencement of construction by 1/4/2020 & Certificate of Occupancy by 10/31/2021; Grant Payment reduced if buildings are leased; Certification verification for compliance.	Annually by 3/31 of following year.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111674938cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D2& thint=%2Epdf&open=true&app=WordPdf
City of San Marcos, Texas	Whisper Industrial 2019 QOZB, LLC	08/17/2021 - 12/31/2034	100	\$44,629 annual	\$6,500,000	Not specified	Chapter 380 Agreement	Annual amount equal to % of Additional Property Taxes generated by Business on the Land: 25% for 2023; 50% for 2024; 25% for 2025. Beginning 2016 but not later than 2021, annual amount equal to: Year 1 - 100% Additional Property Taxes & 90% Additional Sales Taxes; Year 2 - 100% & 90%; Year 3 - 80% & 80%; Year 4 - 80% & 80%; Year 5 - 60% & 60%; Year 6 - 60% & 60%;	Lease Agreement by 9/1/2021; Commencement of construction by 10/31/2021 & Certificate of Occupancy by 5/31/2022; Business operation by 5/1/2022; TRSA Clean Green Certification by 12/31/2024; Compliance Certificate by 1/30 every year beginning 2022.	Annually beginning 2024, for previous year, within 30 days of City's receipt of Additional Property Taxes for previous year; Grant Payment request for previous year by 1/30 of following year.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111674918cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D8& thint=%2Epdf&open=true&app=WordPdf
City of San Marcos, Texas	Humpty Dumpty SSM, Ltd.	07/21/2015 - 12/31/2030 (latest)	Not specified	Not specified	\$56,000,000	Not specified	Chapter 380 Agreement	Annual Compliance Certificate with documentation by 3/1 beginning 2016; Sign Installation requirements; tenant capital investments; Class A Site Redevelopment.	Annual Compliance Certificate with documentation by 3/1 beginning 2016; Sign Installation requirements; tenant capital investments; Class A Site Redevelopment.	Annually, for previous year, within 30 days of City's receipt of Additional Property Taxes and Additional Sales Taxes for previous year.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111674858cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D5& thint=%2Epdf&open=true&app=WordPdf
City of Pflugerville, Texas	Cornerstone At Kelly Lane, LLC	12/07/2017 - Not specified	Not specified	Not specified	Not specified	Not specified	Chapter 380 Agreement	1% sales tax received by City from Retail Tenants within the Cornerstone Property	Property Purchase Agreement Contract with Large Volume National Retailer (local store retail sales revenue of at least \$50,000,000 per year) closed by 3/13/2018; TEC Form 1295.	Annually by 3/31, amount equal to 70% of Available Sales Tax for previous year, for 15 years or till Incentive Amount is reached, whichever earlier; plus \$1,000,000 by 12/31/2020; total not to exceed \$2,400,000.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5F223Rf7cQ&resid=86f5316fa9c69e9f%2111675398cana ry=RgldNtS0PpkD1Bb3xz1WYNCarZ zb8t%2FX%2BNEDSCoYUVM%3D5& thint=%2Epdf&open=true&app=WordPdf

City of Pflugerville, Texas	Costco Wholesale Corporation	12/21/2017 - Not determinable	Not specified	Not specified	\$15,000,000	1% sales tax received by City for transactions within the Costco Property	Chapter 380 Agreement	\$6,250,000	Certificate of completion; Certificate of Occupancy; construction of detention pond; Waiver of Sales Tax Confidentiality form.	Annually by 3/31, amount equal to 100% of Sales Tax Revenues for previous year from Costco Property, for 15 years or till Incentive Amount is reached, whichever earlier; total not to exceed \$6,250,000.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%2111675388cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
City of Pflugerville, Texas	Living Spaces Furniture, LLC	09/22/2016 - 02/28/2027 (approx.)	Not specified	Not specified	\$40,000,000	1% sales tax received by City generated from the Facility	Chapter 380 Agreement	\$3,000,000	Completion of Facility by 12/31/2018 (approx.); Annual Report by 1/30; TEC Form 1295; Cannot construct any other Facility in Central Texas Region & cannot construct more than 1 additional retail store within Travis County & adjacent counties.	Annually by 2/28, amount equal to 50% of City's Sales Tax for previous year from the Facility, for 10 years or till Incentive Amount is reached, whichever earlier; total not to exceed \$3,000,000.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%2111675378cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
City of Pflugerville, Texas	Geraldine Timmermann	12/12/2017 - Not specified	Not specified	Not specified	\$25,000,000		Chapter 380 Agreement	\$2,000,000	Approval of preliminary plan by 12/3/2018; construction of improvements in approved preliminary plan by 1/1/2032; annexation of Property in ETJ by City; Increase in ad valorem value of Property by 1/1/2021.	Annually on 1/15, an amount equal to the ad valorem taxes collected by City for previous year, for 20 years or till Incentive Amount is reached, whichever earlier; total not to exceed \$2,000,000.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%2111675408cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
City of Pflugerville, Texas	Hill Country Bible Church Pflugerville	07/30/2021 - Not specified	Not specified	Not specified	Not specified		Roadway Participation Agreement		Owner to pay actual cost of preparing 30% construction plans for the Road; Dedicate Right of Way to City; Convey 15 foot non-exclusive drainage easement to the City.	N/A	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%2111674888cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
Lockhart Economic Development Corporation	2120 Enterprise, LLC	06/14/2021 - 06/14/2023	Not specified	Not specified	\$15,000		Performance Agreement	\$7,500	City to bear full cost of completing the design of and constructing and maintaining the Road. Plus construction of storm sewer infrastructure.		https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%211168107&cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
City of Lockhart, Texas	Benny Boyd Lockhart, LLC	05/02/2017 - 07/29/2020 (approx.)	35	\$50,000 annual	\$3,500,000		Chapter 380 Agreement	\$30,794.40	Certificate of Occupancy by 12/31/2017 & operation of Business by 1/1/2018; Payment of City property taxes by 1/31 and Rebate request & Annual Certification with documentation within 90 days thereof.	Annually within 90 days of documentation; Year 1 - \$15,397.20; Year 2 - \$10,264.80; Year 3 - \$ 5,132.40.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%2111681108&cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
City of Lockhart, Texas	Chunilal, Inc.	10/17/2017 - 07/30/2021 (approx.)	15	\$16,416 annual	\$1,484,713		Chapter 380 Agreement	\$19,050	Certificate of Occupancy by 12/31/2018 & operation of Business by 1/1/2019; Payment of City property taxes by 1/31 and Rebate request & Annual Certification with documentation within 90 days thereof.	Annually within 90 days of documentation; Year 1 - \$10,885.91; Year 2 - \$5,442.96; Year 3 - \$ 2,721.48.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%2111681098&cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
Lockhart Economic Development Corporation	Commerce Cafe, LLC	01/20/2022 - 01/20/2024	Not specified	Not specified	Not specified		Performance Agreement	\$20,000	Commencement of construction within 120 days of building permit and completion of construction within 18 months of building permit; expenditure receipts within 30 days of completion; payment of taxes.	Within 14 days of receipt of proof of completion and full payment to contractors.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%211168111&cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf
City of Lockhart, Texas	Hill Country Foodworks, Inc.	03/24/2017 - 03/31/2023 (approx.)	20	\$30,250	\$920,000		Chapter 380 Agreement	\$21,774	Operation of Business by 3/24/2019; Completion of Improvement by 3/24/2020; Annual Certification with documentation by 1/31.	Annually by 3/31, an amount equal to a % of property taxes on the Company's property received by City for previous year, for 3 years; total not to exceed Incentive Amount.	https://onedrive.live.com/view.aspx?cid=86f5316fa9c69e9f&authkey=%21ACi%5f223Rf7cQ&resid=86f5316fa9c69e9f%211168111&cana&ry=RgldNtS0PpkD1Bb3xz1WYNCarZ&zb8t%2FX%2BNEDSCoYuVM%3D&thint=%2Epdf&open=true&app=WordPdf

**DEVELOPMENT SERVICES DEPARTMENT REPORT
PROJECT VALUATION AND FEE REPORT**

July 1-31, 2022

Description	Projects	Valuation	Fees	Detail
Commercial Electrical	1	\$1,500.00	\$172.00	
Commercial Plumbing	1	\$30,980.00	\$172.00	
Commercial Sign	2	\$15,188.00	\$469.00	
Residential Deck/Patio	2	\$14,000.00	\$394.00	
Residential Driveway	1	\$8,000.00	\$97.00	
Residential Electrical	7	\$168,744.80	\$749.00	
Residential Fence	1	\$0.00	\$107.00	
Residential Foundation	1	\$0.00	\$97.00	
Residential Foundation Repair	2	\$8,370.00	\$194.00	
Residential Irrigation	78	\$91,268.06	\$8,346.00	
Residential Mechanical-HVAC	6	\$13,190.00	\$642.00	
Residential New	56	\$17,820,527.00	\$380,908.40	
Residential Plumbing	2	\$6,764.00	\$214.00	
Residential Swimming Pool/Spa	1	\$58,827.00	\$272.00	
Totals	161	\$18,237,358.86	\$392,833.40	

Total Certificate of Occupancies Issued: 60

Total Inspections(Comm & Res): 2,316

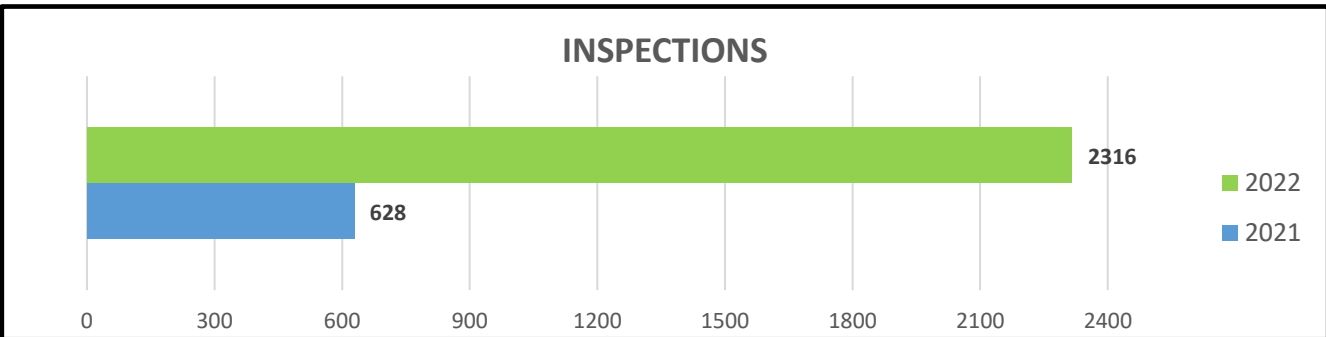
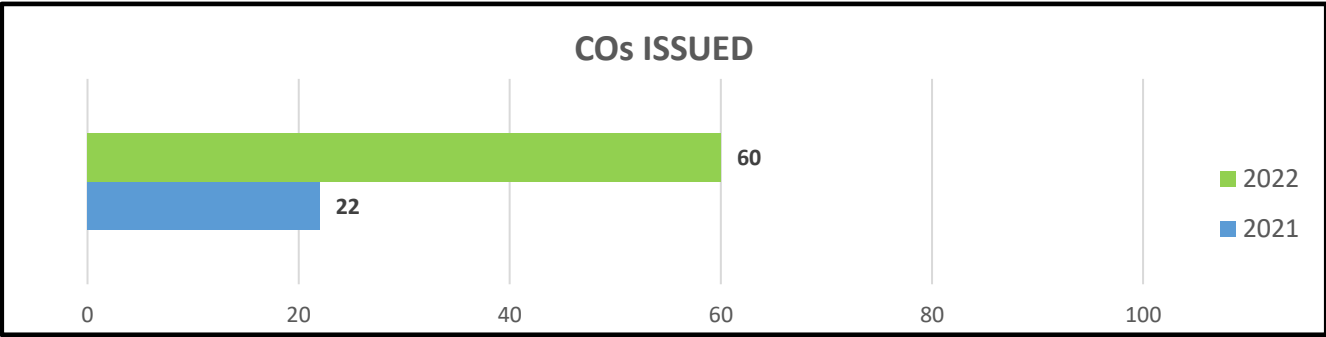
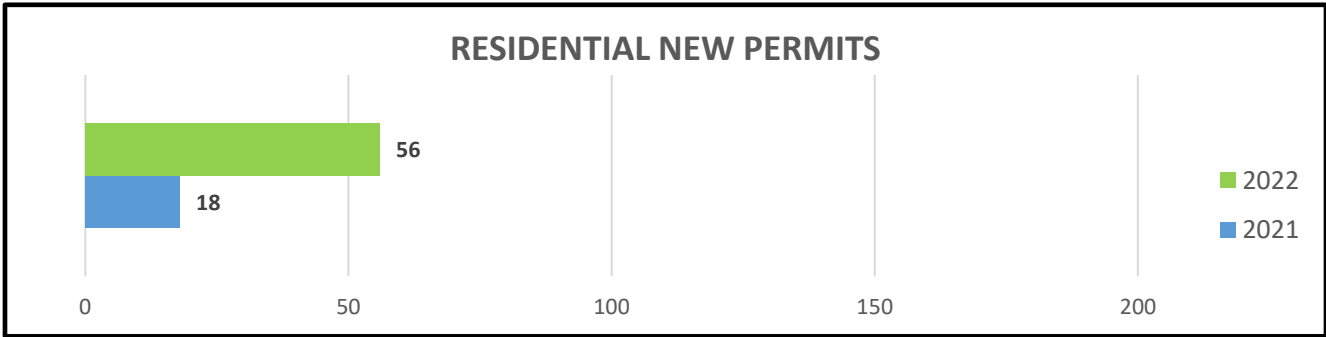
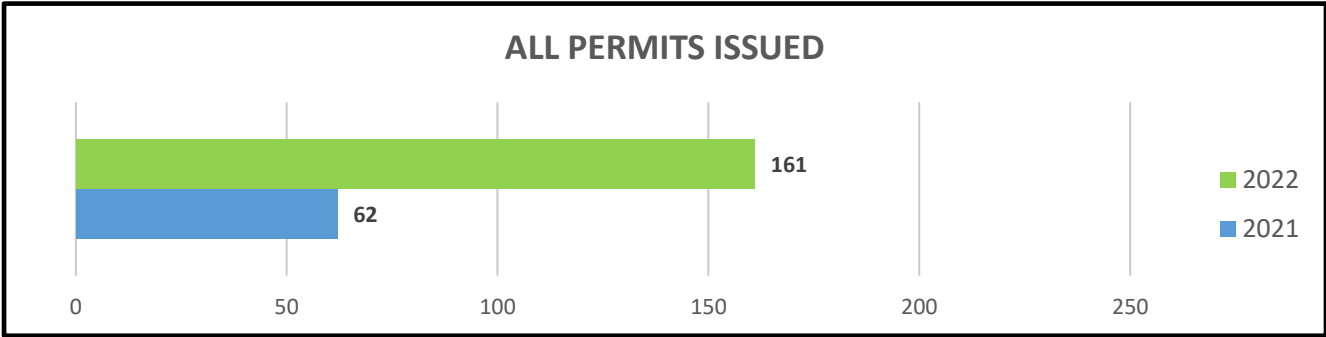
Scott Dunlop, Development Services Director





July 2022

DEPARTMENT OF DEVELOPMENT SERVICES
SCOTT DUNLOP, DIRECTOR



*Charts displayed at different scales



MEMO

To: Mayor and City Council Members
 From: Debbie Charbonneau, Heritage & Tourism Manager
 Date: August 17, 2022
 RE: July & August 2022

COMMUNITY MEETINGS

- Chamber of Commerce July Board of Directors Meeting – Monday, July 18, 2022
- Chamber of Commerce July Special Board Meeting – Friday, July 29, 2022
- Chamber of Commerce August Monthly Membership Meeting – Thursday, August 11, 2022
- Chamber of Commerce Growth Zone Meeting – Frontier Bank – Wednesday, July 6, 2022
- Chamber of Commerce Growth Zone Meeting – Frontier Bank – Tuesday, July 12, 2022
- Chamber of Commerce Growth Zone Meeting – Frontier Bank – Tuesday, July 19, 2022
- Chamber of Commerce Growth Zone Meeting – Frontier Bank – Tuesday, July 26, 2022
- Chamber of Commerce Growth Zone Meeting – Frontier Bank – Tuesday, August 2, 2022
- Chamber of Commerce Growth Zone Meeting – Frontier Bank – Tuesday, August 9, 2022
- Chamber of Commerce Business After Hours – Eatly Pizzeria – Thursday, July 21, 2022
- 2022 Sesquicentennial Monthly Meeting – Tuesday, July 12, 2022
- Small Business Coffee – Lions Club – Wednesday, July 20, 2022
- Small Business Coffee – Wednesday, August 17, 2022
- City Council Meeting – Wednesday, July 20, 2022
- City Council Meeting – Wednesday, August 17, 2022
- Regional Partners Meeting – Temple Texas – Friday, July 15, 2022
- Manor Artisans Market – Timmermann Park – Sunday, July 17, 2022
- Lions Club Donation Presentation to Leadership Manor – Wednesday, July 27, 2022
- Keep Manor Beautiful – Monday, Monday, August 1, 2022

BUSINESS CONTACTS/VISITS

I made twenty 44 business contacts/visits for the months of July & August 2022



MEMO

EVENTS

SESQUICENTENNIAL 2022

The Steering committee has been meeting monthly.

The Steering Committee Members are:

- Lluvia Almaraz (City Secretary)
- Michelle Anderson, (Dwyer Realty)
- Debbie Charbonneau (Heritage & Tourism Manager and Chair, City of Manor)
- Lydia Collins (Finance Director, City of Manor)
- Sean Donnelly (Vice-President, Frontier Bank)
- Scott Dunlop (Development Services Director, City of Manor)
- Phil Green (IT Manager, City of Manor)
- Michelle Glaze (Director, Public Relations, Principal Professional Communications & Community Affairs/SAS, Samsung Electronics)
- Grant Hutchison (Owner, Shadow Glen Golf Club)
- Chief Ryan Phipps (Chief of Police and Co-Chair, City of Manor)
- Mike Tuley (Public Works Director, City of Manor)
- Tim Schultz (Community & Economic Development Representative, Bluebonnet Electric Co-Op)
- Tracey Vasquez (Human Resources Manager, City of Manor)
- Anne Weir (Councilwoman Place 2, City of Manor)
- Lance Zeplin (Public Works Superintendent, City of Manor)

The Sponsorship Committee is actively seeking sponsors for this event. We are pleased to announce and welcome the following sponsors:

Samsung Austin Semiconductor	Water Tower Sponsor	\$25,000.00
Frontier Bank	James Manor Sponsor	\$10,000.00
Applied Materials	James Manor Sponsor	\$10,000.00
Bluebonnet	Timmerman Park Sponsor	\$ 5,000.00
Greater Texas Federal Credit Union	Jennie Lane Sponsor	\$ 2,500.00
Whiskey Girls	Jennie Lane Sponsor	\$ 2,500.00
Cap Metro	Jennie Lane Sponsor	\$ 2,500.00
Thomas Bolt & Dr, Dustin Welch	Marnos Art Park Sponsor	\$ 1,000.00
AustiNuts	Manor Art Park Sponsor	\$ 1,000.00
Modisett & Sons	Manor Art Park Sponsor	\$ 1,000.00
Southside Market	Manor Art Park Sponsor	\$ 1,000.00
Good Luck Grill	Manor Art Park Sponsor	\$ 1,000.00



MEMO

American Contractors	Manor Art Park Sponsor	\$ 1,000.00
Thomas Bolt & Dr. Dustin Welch	Manor Art Park Sponsor	\$ 1,000.00
Café 290	Manor Art Park Sponsor	\$ 1,000.00
Compass Rose	Manor Art Park Sponsor	\$ 1,000.00

“SHOP SMALL” “SHOP LOCAL” SUMMER FUN – The promotion began July 1 and will end on July 31, 2022. The participating businesses are – Baby Sharon’s Leis, Café 290, Eataly Pizzeria, Granny Clean, Las Salsas, Le’Body Med Spa, Libation Station, Lillie Mae’s, Manor Vision, Maxine’s Gumbo House and XDJ Automotive. We had a fabulous “Summer Fun” this year, but we really always do. There were 3,628 tickets sold out of 4,800 tickets with an impact of \$54,420.00! Way to go Manor community and thank you for supporting your small businesses!

4th OF JULY – JULY 4, 2022

The event was held at the Manor Senior High School on FM 973. It was a huge success, and the team estimated that 3,000 – 3,500 people were in attendance. There were eight food trucks, the Manor Youth Association had a fundraiser and Compass Rose was there with information about their school. The band was PDA and they played from 7:00pm – 9:00pm. The fireworks followed and closed out the event. We had people come from all around the Central Texas area for the event and fireworks which were great. A huge shout out to the committee who helped me pull all of this together. They were: Chief Ryan Phipps, Lydia Collins, Tracey Vasquez, Chief Ryan Smith, Lt. James Allen, The team from Public Works – Lance Zeplin, Anthony Moore, Terryon Wiks, Joshua Palmer, Kirk Nunn III, Timothy Lackland and Fabian Zamora.

MANOR ARTISANS MARKET – JULY 17, 2022

The Market will be located at Timmermann Park. Please join them the 3rd Sunday of each month and support local artisans from 11:00am – 2:00pm.

MANOR COMMUNITY FARMER’S MARKET

The Market is located at Jennie Lane Park. Please join them every Wednesday from 4:00pm – 7:00pm and support your local small businesses.



MEMO

OTHER DUTIES

Qwally Meeting – Monday, July 11, 2022 – Our bi-weekly meeting.

Banners - We have banners with our Sesquicentennial logo, 4th of July event, Manor Night in the Park and Holidays in the Parks.



What's Happening in Manor?

Wednesday, August 17, 2022

8:30am - 10:00am

City Hall Council Chambers, 105 E. Eggleston

Breakfast will be served.

You will hear from Scott Dunlop, City of Manor Development Services Director and Scott Jones, City of Manor Economic Development Director.

There Is No Charge For This Event

Breakfast provided by Granny Clean & Company

Space is Limited! Reservations are requested

To RSVP please call Debbie Charbonneau at **(512) 272-8111**
or email at **dcharbonneau@cityofmanor.org**



CHAMBER OF COMMERCE

**Wednesday, August 24, 2022****11:30am - 1:00pm | Manor United Methodist Church at 510 Burnet St.**

The Manor Police Department is proud to present

Small Business Robbery Training

Hosted by the Manor Chamber of Commerce.

In this training, local business owners and/or their staff will learn how to handle situations appropriately when confronted with a robbery or uncooperative customer.

Lunch will be served.**Members - \$15.00****Non-Members - \$20.00**

Seating is limited, so sign up before it fills up.

Lasagna, Salad and Bread Lunch
provided by *Eataly Pizzeria*manorchamber.cominfo@manorchamber.com

512-272-



Sunday, August 21, 2022
12:00pm – 4:00pm

Manor City Hall

105 E. Eggleston St.

FREE Styles/Simple Braiding

Provided by Granny Clean & Company

First come first serve basis

**Lasting Affects Barbershop
"The Lab"**

201 E. Parson St.

FREE haircuts

First come first serve basis

**Businesses and organizations
providing FREE backpacks
and other "goodies."**





Manor Police Department

Monthly Council Report

Ryan S. Phipps - Chief of Police

Date of Meeting: 8/17/2022

July

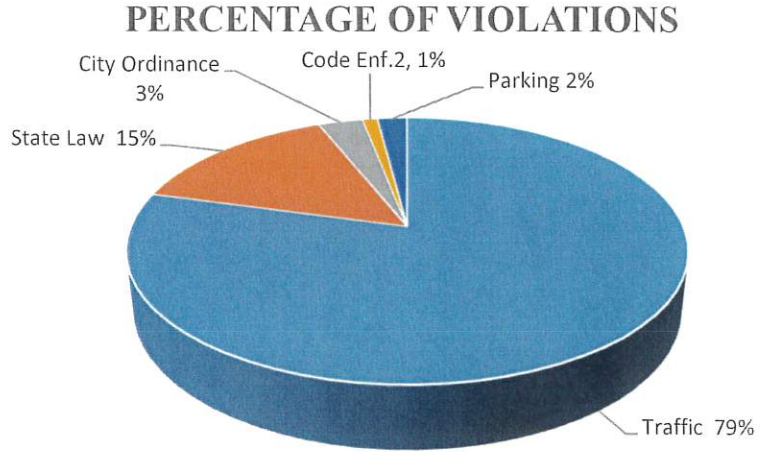
Activity	Reported Month	Same month Prior year	Percentage difference	
Calls for Service	1403	1962	28.5↓	Patrol Car Rental
Average CFS per day	45	63	28.5↓	
Open Cases	109	43	153.5↑	YTD \$15,180
Charges Filed	73	79	7.6↓	
Alarm Responses	59	48	22.9↑	
Drug Cases	11	7	57.1↑	
Family Violence	7	8	12.5↓	
Arrests FEL/MISD	15 Fel/51 Misd	15 Fel/ 35 Misd	0% Fel chg/45.7% ↑Misd	
Animal Control	26	20	30↑	
Traffic Accidents	49	60	22.4↓	
Impounds	63	60	5↑	
DWI Arrests	25	28	10.7↓	
Traffic Violations	405	423	4.3↓	
Ordinance Violations	78	93	16.1↓	
Victim cases	20	11	81.8↑	
Total Victims served	33	8	312↑	
Laboratory Submissions	13	0	100↑	

Notes:

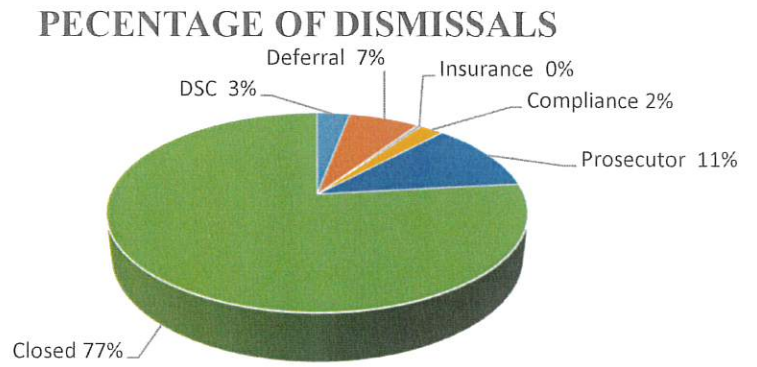
*DNA- DATA NOT AVAILABLE

City of Manor Municipal Court JULY 2022

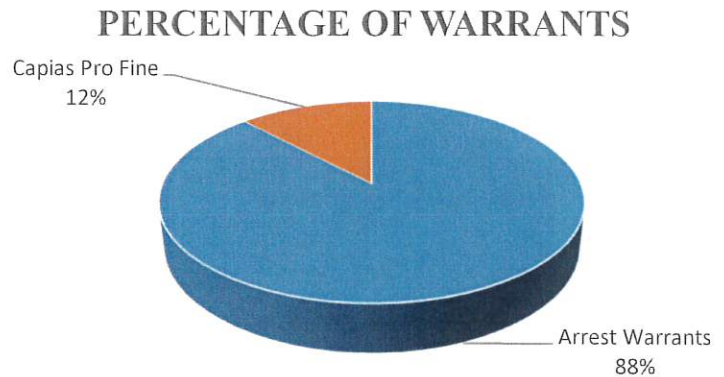
Violations Filed	Jul-22	Jul-21
Traffic	156	162
State Law	29	14
City Ordinance	6	10
Code Enforcement	2	0
Parking	4	5
Total	197	191



Dismissals	Jul-22	Jul-21
DSC	7	5
Deferral	15	15
Insurance	1	1
Compliance	5	4
Prosecutor	26	71
Closed	178	253
Total	232	349



Warrants	Jul-22	Jul-21
Arrest Warrants	87	2
Capias Pro Fine	12	7
Total	99	9



Money Collected in July 2022

Kept By City	\$30,751.38
Kept By State	\$10,775.55
Total	\$41,526.93

Money Collected in July 2021

Kept By City	\$29,352.40
Kept By State	\$11,358.56
Total	\$40,710.96



MEMO

To: Mayor and City Council Members
From: Mike Tuley, Director of Public Works
Date: August 17, 2022
RE: July Monthly Report

Public Works Department

Street and Public, Parks, and Maintenance Department

In July, the Public Parks and Maintenance Department mowed all city facilities, alleys, and right of ways. They cleaned and maintained all city's facilities and parks. They performed all maintenance on city vehicles and heavy equipment and the Street Department repaired streets, curbs, and signs.

Water and Wastewater Department

In July, the Water Department performed daily maintenance on the water system, repaired water mains, set water meters and tested the water daily and the Wastewater Department performed daily maintenance on the wastewater plant. They cleaned and unstopped wastewater mains.

Water Production & Purchase

In July, 43 % of the water we supplied to our residents was from our wells, and we purchased 57 % from EPCOR and Manville WSC.

Population

City of Manor- 18,687

Shadowglen- 6,348

Subdivision Inspections

- Street Inspections- 38
- MS4 – 20 Inspection per working day.
- Water Inspections- 9
- Wastewater Inspections- 4

CITY OF MANOR
CAPITAL PROJECT STATUS REPORT
PUBLIC WORKS DEPARTMENT

August 2022 PROJECT NAME	PROJECT DESCRIPTION	MONTHLY ACTIVITY	PERCENT CONSTRUCTION COMPLETE/PHASE
Wilbarger Creek Wastewater Treatment and Collection System Improvements, Phase 2	Creekside Lift Station improvements, Carrie Manor Lift Station	Carrie Manor Lift Station - Station energized, startup has taken place; contractor working on punch list items. The lift station is online.	99%
Cottonwood Creek Wastewater Treatment Plant	200,000 GPD wastewater treatment plant and lift station	Lift station start up complete; contractor working on punch list; WWTP plant startups took place on May 18 th and May 25 th . Contractor working on punch list items.	99%
Cottonwood Creek Wastewater Collection System Improvements Project	Gravity wastewater lines and lift station to serve Cottonwood Creek Basin and Cottonwood Creek Tributary Basin	Construction is substantially complete, waiting on final electrical work at lift station to commission system.	99%
FM973 Water & WW Lines	12" water line and 12"/15" gravity wastewater line in FM 973	Final walk-through to be conducted Thursday, July 7.	Construction Phase – Construction approx. 99% complete.

Bastrop/Parsons Gravity Main	12" gravity wastewater main	Change order was approved at June 1 st council meeting. Final change order will be needed to closeout project. Waiting on information from City regarding work on wastewater services.	99%
CIP W-15 FM973 WL	12" Water Line from downtown to Manor Commons area	Construction has been stopped due to missing easement. Contractor will start back up once easement is in place. The Condemnation should have been filed July 1.	Construction 85% complete.
Pavement Management Program	Pavement Assessment and Management Program	Began working on Phase 2. Working on updating list for FY2022 paving projects.	Phase 2 – 10% complete
Cottonwood Creek Phase 2 Wastewater Line Extension Manor Commercial Park WW Collection System	Northern extension of gravity wastewater line in Cottonwood Creek Basin Phased wastewater collection system improvements for Beltex area	Construction has been halted due to issue with easement. Surveying is happening this week and next.	Construction Phase Construction Documents
Gregg Manor Road GST and Pressurization Facilities	Ground storage tank and water pressurization facilities for the EPCOR water delivery point	Received survey July 1. Working on updating site layout as well as specifications for submittal to TCEQ.	Working on Construction documents.
FM 973 and US 290 Water Lines, CIP W-15 & W-16	Water line extensions along FM973 and US 290	Working on ROEs and preliminary engineering	Preliminary Engineering
Bell Farms and Presidential Glen LS Imp, CIP-2 & CIP-3	Upgrades to the Bell Farms and Presidential Glen lift stations to provide capacity for new growth	Preliminary Engineering submittals under City Review, final design under way	Preliminary/Design Engineering
FY 2021 Paving Improvements Project	Capital Metro BGA and City-Funded paving improvements	Construction began on May 5.	Under construction.
Cottonwood Creek West Tributary WW Improvements	Wastewater CIP Line in Cottonwood Creek West Tributary Basin	Preliminary Engineering under internal review. Waiting for survey.	Preliminary Engineering

Cottonwood Creek Grant Project	Grant funded expansion of the Cottonwood Wastewater Treatment Plant	Actively working with Gandolf. Mai and Frank had a meeting with Gandolf and his crew last week. They acquired that the City needs to finish land acquisition to be capable of applying for the grant. They also mentioned the fiscal year will end on September 30 th and we may want to apply as soon as we can, starting October 2022. Gandolf and his crew are reviewing the application forms. Mai sent out some questions yesterday to clarify some project budget forms. We will set up another meeting to confirm his service Preliminary Engineering	Preliminary Engineering
Cottonwood Creek WWTP Phase II Expansion 210 Reuse Authorization Application			

Streets and Parks Monthly Report July 2022

Daily Duties and Projects 7-1-2022 / 7-31-2022

Street Maintenance- Finished removing asphalt and replaced base on E. Rector St. for paving project.

Street Maintenance – Placed gravel on E. Rector St. for paving project.

Street Maintenance – Picked up 23 wooden spoons from High School from 4th of July event.

Streets Maintenance – Took down eight banners from 4th of July Event.

Streets/Parks Maintenance – Worked 4th of July event.

Streets Maintenance – Placed new park signs at the Woodlands Park Trails.

Streets Maintenance- Repaired sunk spot with asphalt on S. Lexington St.

Streets Maintenance – Saw cut asphalt on E. Rector for paving project.

Streets Maintenance – Placed 4 new banners along Lexington St.

Street/Parks Maintenance- Repaired granite rock washouts from rain at boogie courts at Timmermann Park.

Parks/Streets Maintenance – Took 4th of July items to Cube Smart Storage.

Parks/Streets Maintenance – Weekly table setups and take downs at city hall as requested.

Parks Maintenance- Placed mulch on trees at Public Works.

Weekly irrigation checks.

Playground and play scape monthly safety checks.

Scheduled weekly park mowing maintenance completed.

Friday afternoons bulk drop off for city residence.

Scheduled weekly park rounds at park facilities completed.

Scheduled weekly (ROW) Right of Way mowing completed.

Weekly vehicle & equipment checks and maintenance.

MS4 Storm drain inspections monitored New/Construction under warranty

- 38 locations inspected once a day.
- 2 MS4 reports submitted this month as required by TCEQ.

Concerte Pre pour Inspection

- Logos Phase 4 & 5 – 0 inspections
- Logos Phase 3 – 14 inspections
- Palomino – 0 inspections
- Shadowview Sec 3 Hill Ln – 0 inspections
- Manor Heights Phase 2 – 0 inspections
- Manor Heights Phase 3 – 9 inspections
- Manor Heights Phase 6 – 0 inspections
- Presidential Glen Commercial WW - 1
- Presidential Heights Phase 6 – 0 inspections
- Stonewater Phase-3 – 0 inspections
- Village of Manor Commons Phase 2 – 0 inspections
- Village of Manor Commons Phase 4 – 0 inspections

Density Test

- Lagos Phase 4 & 5 - 0 inspections
- Manor Heights Phase 3 – 1 inspection
- Manor Heights Phase 2 Sec 2 – 0 inspection
- Presidential Heights Phase 6 – 0 inspection
- Shadowview Sec 3 Hill Ln – 1 inspection
- Stonewater Phase-3 – 0 inspections
- Manor Commands Phase 2- 0 inspections
- Manor Commands Phase 3- 0 inspections
- Manor Commands Phase 4 & 5- 0 inspections
- Palomino – 0 inspections
- Lagos Phase 3 - 1 inspections
- Village of Manor Commons Phase 4 -0 inspections
- Village of Manor Commons Phase 2 – 0 inspections

Proof Rolls

- Lagos Phase 4 & 5 – 0 inspections
- Manor Heights Phase 6 – 0 inspections
- Manor Heights Phase 2 sec – 0 inspections
- Manor Heights Phase 3 – Sec 2 - 5 inspections
- Shadowview Sec 3 Hill Ln – 3 inspections
- Village of Manor Commons Phase 2 – 0 inspections
- Village of Manor Commons Phase 4 -0 inspections
- Stonewater Phase-3 – 0 inspections
- Palomino – 0 inspections
- Logos Phase 3 – 4 inspections
- Street paving project - 4

Pre-Pave Inspections

Logos Phase 3 – 1 inspection
 Manor Heights Phase 2 Sec 1 – 0 inspection
 Manor Heights Phase 6 – 0 inspection
 Presidential Heights Phase 6 – 0 inspection
 Manor Heights Phase 3 Sec 1 – 0 inspection
 Village of Manor Commons Phase 4 -1 inspections
 Village of Manor Commons Phase 5 -1 inspections

Storm Sewer Inspections

Manor Heights Phase 3 – 0 inspections
 Gregg Manor Rd – 0 inspections
 Shadowview Sec 3 Hill Ln – 0 inspections
 Village of Manor Commons Phase 2 – 0 inspections
 Manor Commands Phase 2- 0 inspections
 Holiday Inn - 0 inspection
 Palomino – 9 inspections

Inspections/Warranties/New subdivision Walkthroughs and Pre-Construction meetings.

Presidential Heights Phase 3 – homes are being built.

Presidential Heights Phase 6 – homes are being built.

Presidential Heights Phase 3- 2-year walkthrough has been done, contractor in process of repairs.
 October 2021 still waiting.

Presidential Heights Phase 5 – 1 -year walkthrough has been done, contractor in process of repairs.
 September 2021 still waiting.

Presidential Heights Phase 4 – 2 years walkthrough has been done, contractor in process of repairs.
 November 2021 still waiting.

Stonewater North Phase 2- 2 years walkthrough has been done, contractor in process of repair. April
 2021 still waiting.

Manor Commons – Phase 1- homes are being built.

Manor Heights – Phase I Sec. 1 – homes are being built.

Manor Heights – Phase I Sec. 2 – homes are being built.

Manor Heights Phase 1 Sec 1 – 1-year walkthrough has been done, contractor in process of repairs.
 November 2021 still waiting.

Manor Heights – Phase I Sec. 2 – Contractor in building process.

Manor Heights – Phase II Sec. 1- Contractor in building process.

Manor Heights – Phase II Sec. 1B & 2B Contractor in building process.

Manor Heights – Phase III Sec. 1- development process.

Manor Heights Phase III Sec. 2 – development process.

Manor Commons wastewater and water improvements in process.

Logos Phase 4 homes are being built.

Logos Phase 5 waiting to build houses.

Logos Phase 4 and 5 walkthrough punch list.

Lagos Phase 2- homes are being built.

Logos Village Clusters in building process.

Shadowglen Phase 2 Sec 22 & 23A walkthrough punch list. September 2021 still waiting.

Shadowglen Phase 2 Sec 25 & 26 walkthrough punch list. September 2021 still waiting.

Shadowglen Phase 2 Sec 27A & 27B walkthrough punch list September 2021 still waiting.

Shadowglen Phase 2 Sec 17 2-year walkthrough has been done, contractor in process of repairs.
November 2021 still waiting.

Shadowglen Phase 2 Sec 21A & 21B walkthrough punch list. January 2022 still waiting.

Palomino Subdivision - development process.

Presidential Glen Commercial WW – in development process.

Water Monthly Report July 2022

For the month of July, the Water Department had 24 service calls, 1 repair job, 6 maintenance and 9 inspections.

Service calls include Low water pressure calls, meter leaks, line locates, brown water calls, disconnect water services, and connected water services.

Repairs

13325 Pine Needle- water service repair.

Maintenance

Dead end flushing at Greenbury, Presidential Glen and in town. 7/7/22

Bac T samples at 11504 Burton, 501 North Caldwell, 12304 Water ford, 13316 Nelson Houser, and 18212 Canopy. 7/12/22

Dead end flushing at Presidential Heights and Wildhorse Creek. 7/14/22

Bac T samples at 16613 Trevin Cove, 12414 Timber Arch, 18212 Canopy, and 13301 Pine Needle. 7/18//22

Dead end flushing at Carriage Hills and Bell Farms. 7/21/22

Dead end flushing at Stonewater and Hamilton Point. 7/28/22

Inspections

Manor Heights Laying down water main bedding 7/12/22 to 7/15/22.

Flow test on W. Browning toward Gregg Manor Road. 7/12/22.

Flow test on W. Lane and N. Lexington. 7/12/22.

Locating 12-inch water main on N. Lexington for cash construction 7/18/22 to 7/22/22.

Cash – turned all valves on site for water to flow through construction site. Also checked to see if fire hydrant valve will shut off good 7/20/22.

Allied Underground- started working on bore site to go under 973. 13400 Apright installed water tap for community site for manor heights off Old Kimbro 7/20/22.

Manor Heights- installing new fire hydrants in phase 4, bedding and blocking looks great. 7/20/22.

Shut off valve for cash construction 7/25/22.

Flow test for compass rose 7/27/22.

Wastewater Monthly Report July 2022

For the month of July, the Wastewater Department had 7 service calls, 5 repair jobs, maintenance jobs and 4 inspections.

Service Calls

11806 Athens- Resident called to report a sewer back up. Line has been cleared by jet machine. Customer has been notified. 7/5/22

16812 Trevin Cv.- Resident called to report roots in sewer wastewater line. Sewer line was clear upon arrival. Locates have been called to make repairs to city side. 7/8/22

14306 Pebble Run- Resident called after hours to report a sewer back up. City side has been cleared. Customer has been notified. 7/8/22

305 E. Boyce- Resident called to report a sewer back up. City side was clear customer has been notified. 7/13/22

304 N. Lampasas- Resident called to report a sewer back up. Line has been cleared. Customer has been notified. 7/28/22

201 N. Lampasas- Resident called to report a sewer back up. Customer said there was no backup issue. 7/28/22

13232 Clara Martin- Resident called after hours to report a sewer backup. City side has been cleared. Customer has been notified. 7/30/22

Repairs

14306 Pebble Run- City side service and clean out has been repaired. 7/11/22

11806 Athens- City side service and clean out has been repaired. 7/14/22

12724 St. Mary- City side service and clean out has been repaired. 7/18/22

12713 Bella Park Way- City side service and clean out has been repaired. 7/20/22

16812 Trevin Cove- City side service and clean out has been repaired. 7/20/22

Inspections

Chasco is laying new 8-inch wastewater main. 7/12/22 to 7/15/22

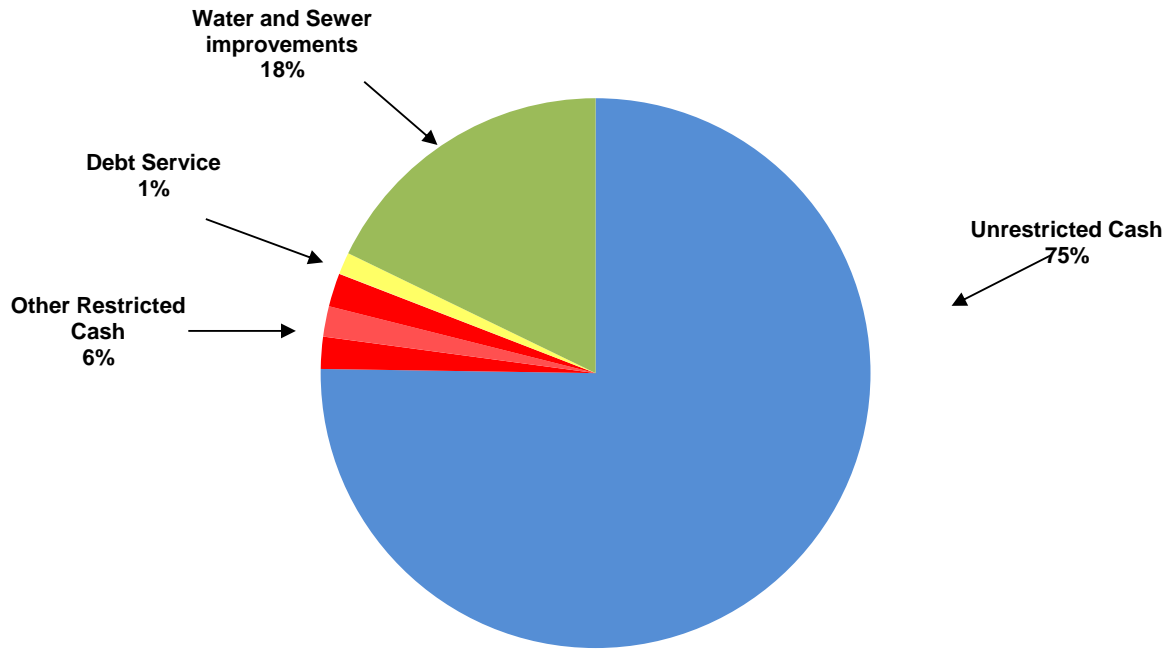
Chasco is laying new 8-inch wastewater main. 7/18/22 to 7/22/22

Manor heights phase 4 is laying new 8-inch wastewater main. 7/18/22 to 7/22/22

D Guerra- Wastewater pressure testing. 7/22/22

**CITY OF MANOR, TEXAS
CASH AND INVESTMENTS
As Of July, 2022**

CASH AND INVESTMENTS	GENERAL FUND	UTILITY FUND	DEBT SERVICE FUND	SPECIAL REVENUE FUNDS	CAPITAL PROJECTS FUND	TOTAL
Unrestricted:						
Cash for operations	\$ 19,746,150	\$ 10,689,046			\$ -	\$ 30,435,196
Restricted:						
Tourism				761,471		761,471
Court security and technology	1,261					1,261
Rose Hill PID				722,000		722,000
Customer Deposits		796,263				796,263
Park	8,962					8,962
Debt service			517,372			517,372
Capital Projects						
Water and sewer improvements		-		7,206,931		7,206,931
TOTAL CASH AND INVESTMENTS	\$ 19,756,374	\$ 11,485,309	\$ 517,372	\$ 8,690,402	\$ -	\$ 40,449,458



Overview of funds:
 \$225,308 sales tax collected
 GF is in a favorable status.
 UF is in a favorable status
 DSF is in a favorable status
 CIP Fund is in a favorable status



MEMO

To: Mayor and City Council Members
 From: Tracey Vasquez, Human Resources Manager
 Date: August 17, 2022
 RE: July 2022

Meetings and Events:

Manor Sesquicentennial Committee Meetings
 July 12, 2022

City Council Meetings
 July 6, 2022
 July 20, 2022

HR Workshop Roundtable Meeting
 July 7, 2022
 July 21, 2022

4th of July Event
 July 4, 2022

July 2022

- Budget meetings with Police and Development Services.
- Met with outside vendor regarding supplemental benefits for employees.
- Held initial and secondary interviews with qualified candidates for the open position of Public Works Director.
- Exit interview with one Police Department employee.
- New hire and onboarding of 3 Police Department employees.
- Policy and Procedure reviews with the City Manager regarding revamping current layout and updating policies.
- Day to day operations of the Human Resources department regarding property, liability, and worker's comp insurance. Assisted employees with specific needs regarding benefits claims, FMLA, and training schedules.
- Attended meetings with McGrath Human Resources Group.
- Retirement benefit meeting with upcoming retiree.



MEMO

To: Mayor and City Council Members

From: Phil Green, IT Director

Date: August 17, 2022

RE: July Monthly Report

This month we:

1. Finished implementing Multi-Factor Authentication. We have a few users to finish up with.
2. Continued project to migrate networks.
 - a. Migrate and cleanup Group Policy Objects
 - b. Put file and print services closer to the users
3. Started project to move the PD body and in-dash camera footage storage. This is at a critical juncture and needs to be addressed.
4. Continued documenting all processes in IT.
5. Started cleanup of the server area.
6. Added three new servers for the migration to the new network.
7. Implemented training for IT issues/challenges/opportunities.



MEMO

To: Mayor and City Council Members

From: Lluvia T. Almaraz, City Secretary

Date: August 17, 2022

Re: **July 2022**

City Records Obtained and Processed:

ACTIVITY	DESCRIPTION	TOTAL
City Council Agendas	City Council meetings & workshop agendas prepared & posted in accordance with Local Government Code.	5
Council Minutes	Minutes recorded, prepared, approved, archived	5
Ordinances	Ordinances written, processed, &/or published and forward to Municode for Code Supplement	3
Resolutions	Resolutions written & processed	0
Proclamations/Recognitions	Proclamations & Recognitions, written & presented	0
Boards & Commissions appointments	Board appointments implemented & completed; appointments recorded	0
Contracts & Agreements	Contracts & Agreements approved & executed	5
Deeds / Easements	Deeds / Easements, executed & recorded	1
Annexations	prepared & recorded	2
Public Improvement Districts	Agreements approved & executed	0
Alcohol Permits	Alcohol permits processed new, certificate or renewed	1
Bids	Bids advertised, received, tabulated, awarded, recorded	0
Records Management	Boxes of documents destroyed in accordance with records retention schedule – July 19, 2022	100
Open Records Requests	Number of Open Records Requests processed (within 10 days as required)	10



MEMO

ATTENDED MEETINGS

- Leadership Manor Project Meeting with Public Works – July 5th
- Sesquicentennial Meeting – July 12th
- Leadership Manor Meeting via Zoom – July 19th
- Council Regular Meetings – July 6th and July 20th
- Council Workshop – July 6th
- Council Special/Emergency Meeting – July 15th
- Small Business after Hours Eatery Pizzeria – July 21st

ATTENDED CITY EVENTS

- Artisans Market at Timmermann Park – July 17th

TRAINING

- Attended JustFOIA Training – July 12th
- Conducted PD record staff JustFOIA training – July 22nd

OTHER

- Prepared materials for the November 8, 2022, General and Special Elections
- Met with Leadership Manor class at Lions Club to receive \$1000 donation for class project – July 27th
- Conducted city purge (shred) records that met retention schedules – July 29th
- Ongoing daily responsibilities include Election Administration, Records Management Administration, Public Information Processes, Open Meetings Compliance, Boards and Commission processes, City Council Committees processes, Alcohol Beverage City Permits processes, Mayor and City Council administrative support, Administrative and Official duties and Customer Service.



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Scott Dunlop, Director
DEPARTMENT: Development Services

AGENDA ITEM DESCRIPTION:

First Reading: Consideration, discussion and possible action on an Ordinance rezoning 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.

Applicant: Henderson Professional Engineers
Owner: 16023 HWY 290 LLC

BACKGROUND/SUMMARY:

This property was annexed in 2017. No zoning was requested at the time of annexation, so it defaulted to Agricultural zoning. General Office should generally be located along arterial roadways and serve as community or regional employment centers.

P&Z voted 5-0 approve.

LEGAL REVIEW: No
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: Yes

- Ordinance
- Letter of Intent
- Zoning Map
- Area Map
- Permitted Use
- Notice
- Mailing Labels

STAFF RECOMMENDATION:

It is city staff's recommendation for the City Council to approve the first reading of an Ordinance rezoning 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**

X

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF MANOR, TEXAS, AMENDING THE ZONING ORDINANCE BY REZONING A PARCEL OF LAND FROM AGRICULTURAL (A) TO GENERAL OFFICE (GO); MAKING FINDINGS OF FACT; AND PROVIDING FOR RELATED MATTERS.

WHEREAS, the owner of the property described hereinafter (the "Property") has requested that the Property be rezoned;

WHEREAS, after giving ten days written notice to the owners of land within three hundred feet of the Property, the Planning & Zoning Commission held a public hearing on the proposed rezoning and forwarded its recommendation on the rezoning to the City Council;

WHEREAS, after publishing notice of the public at least fifteen days prior to the date of such hearing, the City Council at a public hearing has reviewed the request and the circumstances of the Property and finds that a substantial change in circumstances of the Property, sufficient to warrant a change in the zoning of the Property, has transpired;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, THAT:

SECTION 1. Findings. The foregoing recitals are hereby found to be true and correct and are hereby adopted by the City Council and made a part hereof for all purposes as findings of fact.

SECTION 2. Amendment of Ordinance. City of Manor Code of Ordinances Chapter 14 Zoning Ordinance ("Zoning Ordinance" or "Code"), is hereby modified and amended by rezoning the Property as set forth in Section 3.

SECTION 3. Rezoned Property. The Zoning Ordinance is hereby amended by changing the zoning district for the land and parcel of property described in Exhibit "A" (the "Property"), from Agricultural (A) to zoning district General Office (GO). The Property is accordingly hereby rezoned to General Office (GO).

SECTION 4. Open Meetings. That it is hereby officially found and determined that the meeting at which this ordinance is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Chapt. 551, Texas Gov't. Code.

ORDINANCE NO.

Page 2

PASSED AND APPROVED FIRST READING on this the 17th day of August 2022.

PASSED AND APPROVED SECOND AND FINAL READING on this the ___ day of ___ 2022.

THE CITY OF MANOR, TEXAS

Dr. Christopher Harvey,
Mayor

ATTEST:

Lluvia T. Almaraz, TRMC
City Secretary

ORDINANCE NO.

Page 3

EXHIBIT "A"

Property Address: 16023 US Hwy 290 E, Elgin, TX 78621

Property Legal Description:

Lot 16, Bluebonnet Park, according to the map or plat thereof, recorded in Volume 95, Page 2, Plat Records, Travis County, Texas

February 15, 2022

Salt and Pepper Development
C/O Bruce Raney
601 Quail Valley Drive
Georgetown, Texas 78626
512.585.6346 BruceR@SaltAndPepperDevelopment.com

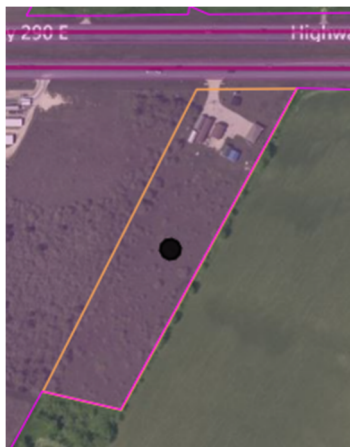
RE: 16023 US-290, Elgin, Texas 78621

To Whom It May Concern:

Henderson Professional Engineers is under contract with Salt and Pepper Development on the property located at 16023 US-290, Elgin, Texas 78621 for the Re-Zoning application from AG- Agricultural to GO- General Office. The legal description of the property is: Lot 16 Bluebonnet Park. The 4.7874-acre tract of land is shown in Travis County Appraisal District records as 773142, inside the corporate limits of Manor, Texas. The City of Manor application requires a deed showing ownership, proof of signatory authority, ownership authorization for HPE to represent them as an agent, several exhibits to show zoning categories of surrounding properties and a letter outlining the proposal for rezoning. It is important to note that re-zoning is a proposal and this could be changed and may be entirely different than this vision. This proposal cannot be conditionally approved for the rezoning.

The City of Manor requires information to be submitted to the development services department no less than 4 weeks before the first available Planning and Zoning Commission meeting. Those meetings are held on the second Wednesday of each Month. Based on our history of re-zoning applications in the area, the Planning and Zoning commission will then make a recommendation to the City Council to approve or deny the rezoning application. The City Council meets on the first and third Wednesday of each month and must hear the rezoning case and hold a public hearing twice prior to final approval. Based on the best available written data, it is possible that the re-zoning may be approved within 90 days from the date of the conveyance of the land and the application submittal to the city.

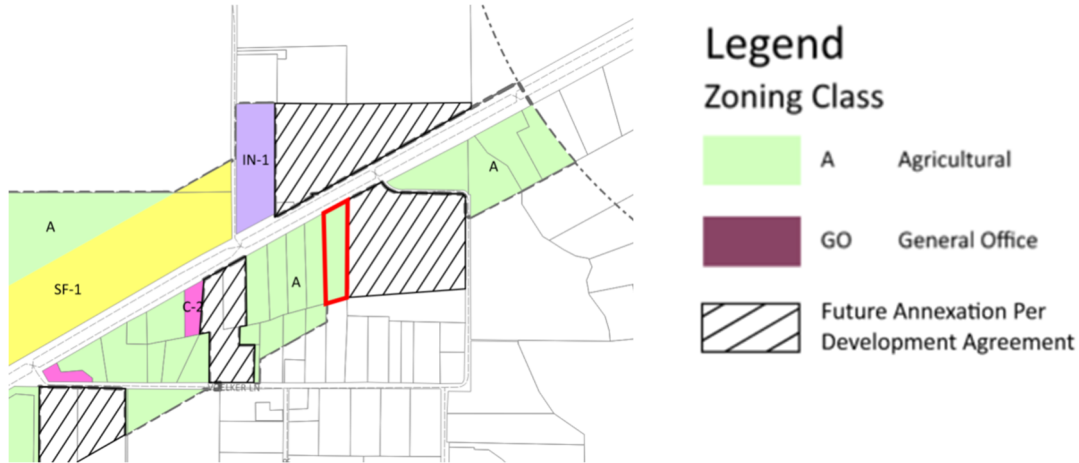
In my career, I have personally been involved in numerous re-zoning and re-platting projects within the Hill Country area. I am very familiar with the process in Manor, Texas and have a great working relationship with the City staff of Manor, Texas. I have a high degree of confidence that the rezoning from Ag-Agricultural to GO-General Office will be approved. The property is outlined in yellow below:



www.hendersonpe.com | 512.350.6228 | 600 Round Rock West Drive, Suite 604, Round Rock, TX 78681
PELS Firm F-22208 | WBE210166 | HUB 1853873845300

Page | 1

The project site is currently zoned A (Agricultural). The existing roads and utilities (water, sewer and power) will serve the new commercial development. The current zoning of the surrounding areas is:



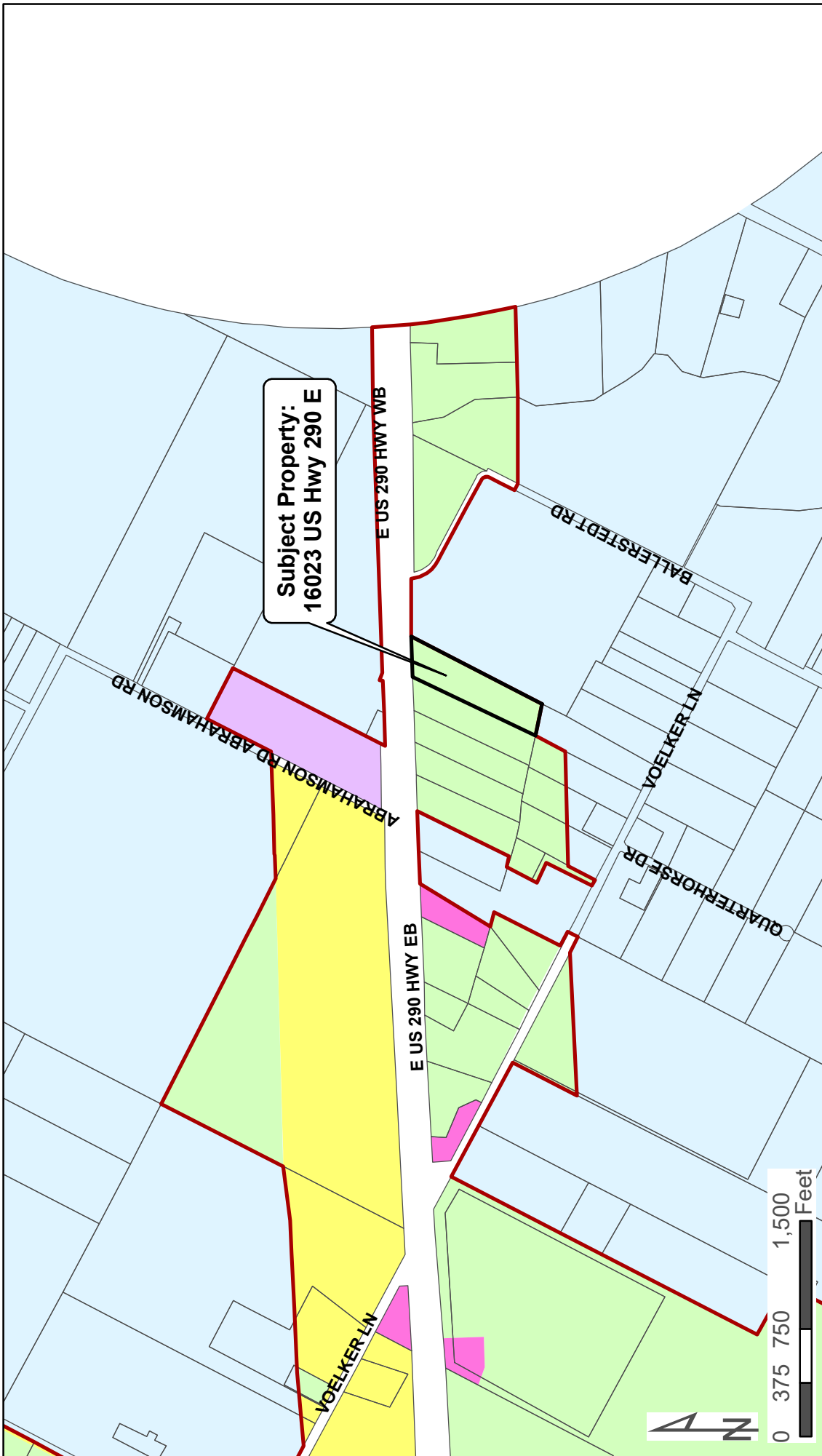
The City of Manor Code of Ordinances provides the regulations for the jurisdiction of this development at this time. The Code of Ordinances, Chapter 14, indicates that General Office should provide large office complexes to support the community as a whole and to provide regional employment opportunities. This site, located along an arterial roadway and can provide for transitional uses between neighborhoods and more intensive commercial regional activities.

Should you need additional information please do not hesitate to contact me at Jen@HendersonPE.com or 512.350.6228.

Respectfully,

Jen Henderson, P.E.
President
Henderson Professional Engineers, LLC

JH/

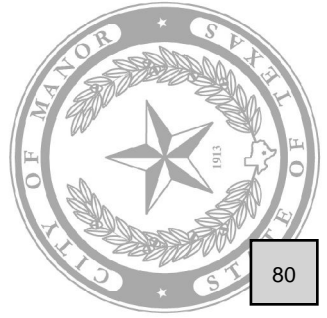


Subject Property:
16023 US Hwy 290 E

Zone	Color	Description
A - Agricultural	Light Green	Agricultural
SF-1 - Single Family Suburban	Yellow	Single Family Suburban
SF-2 - Single Family Standard	Light Yellow	Single Family Standard
TF - Two Family	Orange	Two Family
TH - Townhome	Light Orange	Townhome
MF-1 - Multi-Family 15	Light Brown	Multi-Family 15
MF-2 - Multi-Family 25	Dark Brown	Multi-Family 25
MH-1 - Manufactured Home	Light Green	Manufactured Home
I-1 - Institutional Small	Light Blue	Institutional Small
I-2 - Institutional Large	Blue	Institutional Large
GO - General Office	Dark Red	General Office
C-1 - Light Commercial	Light Pink	Light Commercial
C-2 - Medium Commercial	Medium Pink	Medium Commercial
C-3 - Heavy Commercial	Dark Pink	Heavy Commercial
NB - Neighborhood Business	Light Red	Neighborhood Business
DB - Downtown Business	Red	Downtown Business
IN-1 - Light Industrial	Light Purple	Light Industrial
IN-2 - Heavy Industrial	Dark Purple	Heavy Industrial
PUD - Planned Unit Development	Red Diagonal Lines	Planned Unit Development
ETJ	Light Blue	ETJ

Proposed:
General Office (GO)

Current:
Agricultural (A)





Item 5.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Adult day care		P	P					P	P		
Adult-oriented businesses									C/S	C/S	
Alcoholic beverage establishment					S	P	P	P	P		
Amusement (indoor)							C	C	C		
Amusement (outdoor)								C	C		
Antique shop					P	P	P	P	P		
Art studio or gallery		P	P		P	P	P	P	P	P	
Athletic facility	C	C	C								
Automobile repair (major)								C	C	C	C
Automobile repair (minor)							C	C	C	C	
Automobile sales and rental								C	C		
Automobile washing								C	C		
Brewery, micro								P	P	P	P
Brewery, regional									P	P	P
Brewpub						P	P	P	P		
Business support services					P	P	P	P	P		
Campground	S	S	S								
Cemetery	S	P	P								
Child care center		P	P	P	P	P	P	P	P		
Club or lodge		P	P	P	P	P	P	P	P		
Commercial off-street parking						C	C	C	C		
Communication services or facilities				P			P	P	P	P	
Community garden	C	C	C		C	C	C				

Item 5.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Construction and equipment sales (major)									P	P	P
Construction and equipment sales (minor)							P	P	P	P	
Consumer repair services					P	P	P	P	P		
Contractor's shop								C	C	C	C
Data center				P					P	P	
Day camp	S	P	P								
Distillery, micro								P	P	P	P
Distillery, regional									P	P	P
Event center		P	P		C/S	C/S	C/S	P	P		
Financial services				C	C	C	C	C	C		
Financial services, alternative								C	C		
Florist					C	C	C	C	C		
Food court establishment								C/S	C/S	C/S	
Food preparation						C	C	C	C	C	C
Food sales					C	C	C	C	C		
Funeral services		C	C		C	C	C	C	C	C	C
Game room								C/S	C/S	C/S	
Garden center								C	C	C	
Gasoline station (full service)								C/S	C		
Gasoline station (limited)					C/S			C/S	C/S	C	
General retail sales (convenience)				P	P	P	P	P	P		
General retail sales (general)					P	P	P	P	P		

Item 5.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Golf course/country club	S										
Governmental facilities	P	P	P	P	P	P	P	P	P	P	P
Hospital services		P	P	P							
Hotel					C/S	C	C	C	C		
Industrial use, light									P	P	
Industrial use, heavy											P
Kennel								C	C	C	
Laundry services								P	P	P	P
Laundry services (self)					P	P	P	P	P		
Liquor sales					P	P	P	P	P		
Medical clinic		P	P	P	P	P					
Metal recycling entity											C
Mini-storage warehouse								C	C	C	
Offices, government	P	P	P	P	P	P	P	P	P	P	P
Offices, medical		P	P	P	P	P					
Offices, professional		P	P	P	P	P					
Offices, showroom									P	P	
Offices, warehouse									C	C	C
Off-site accessory parking		P	P	P		P	P	P	P	P	P
Pawnshop								C	C	C	
Personal improvement services					P	P	P	P	P		
Personal services					P	P	P	P	P		
Pet store					C	C	C	C	C		

Item 5.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Portable building sales									P	P	
Printing and publishing				C	C	C	C	C	C		
Product development services (general)				P					P	P	
Product development services (hazard)											P
Recreational vehicle park								C/S	C/S		
Recreational vehicle sales, service, and rental								C	C	C	
Recycling operation (indoor)										P	P
Recycling operation (outdoor)											C
Religious assembly	P	P	P	P	P	P	P	P	P	P	P
Research services (general)				P					P	P	
Research services (hazard)											P
Restaurant				P	P	P	P	P	P		
Restaurant—Drive-in or drive-through							C	C	C		
School, boarding		P	P				P	P	P		
School, business or trade		P	P				P	P	P		
School, college or university		P	P					P	P		
School, private or parochial		P	P				P	P	P		
School, public		P	P				P	P	P		
Semi-permanent food establishment							C	C	C		
Shooting range, indoor									P	P	

Item 5.

Non-Residential Uses	Zoning Districts										
	OS	I-1	I-2	GO	NB	DB	C-1	C-2	C-3	IN-1	IN-2
Smoke shop or tobacco store							P	P	P		
Theater							P	P	P		
Transportation terminal								C	C	C	C
Truck and trailer sales and rental								C	C	C	
Truck stop or travel center									P	P	
Utility services, major			C							C	C
Utility services, minor	P	P	P	P	P	P	P	P	P	P	P
Vehicle storage facility									C	C	
Veterinary services, large								C	C		
Veterinary services, small					C	C	C	C	C		
Wireless transmission facilities (WTF), attached	C	C	C	C	C/S	C/S	C	C	C	C	C
Wireless transmission facilities (WTF) monopole	C/S	C/S	C/S	C/S			C/S	C/S	C/S	C/S	C/S
Wireless transmission facilities (WTF), stealth	C	C	C	C	C/S	C/S	C	C	C	C	C
Zoo, private								P	P		



7/7/2022

City of Manor Development Services

Notification for a Zoning Application

Project Name: 16023 US-290 General Office Rezoning
 Case Number: 2022-P-1454-ZO
 Case Manager: Scott Dunlop
 Contact: sdunlop@cityofmanor.org - 512-215-8262

The City of Manor Planning and Zoning Commission will be conducting a Regularly Scheduled meeting for the purpose of considering and acting upon on a Zoning Application for 16023 US-290 located at 16023 US-290, Elgin, TX. The request will be posted on the agenda as follows:

Public Hearing: Conduct a public hearing on a Zoning Application for the 16023 US-290 General Office Rezoning, one (1) lot on 4.7874 acres, more or less, and being located at 16023 US-290, Elgin, TX.

Applicant: Henderson Professional Engineers

Owner: 16023 HWY 290 LLC

The Planning and Zoning Commission will meet at 6:30PM on 8/10/2022 at 105 East Eggleston Street in the City Hall Council Chambers.

You are being notified because you own property within 300 feet of the property for which this Subdivision Short Form Final Plat has been filed. Comments may be addressed to the email address or phone number above. Any communications received will be made available to the Commissioners during the discussion of this item.

PHANTASTIC ENDEAVOR LLC
3345 KENDALL LN
IRVING TX 75062-6593

ABRAHAMSON ROYCE L
7009 BENT OAK CIR
AUSTIN TX 78749-2301

BRADLEY BLANCHE D
16100 VOELKER LN
ELGIN TX 78621-4108

CHUNG BENJAMIN TAEHOON
66 Quarter Horse
Irvine CA 92602-0201

424 GILMER LLC
12702 Sherbourne St
Austin TX 78729-4541

BRYANT CRAIG T
PO BOX 1534
BROWNWOOD TX 76804-1534

ALAMO CONCRETE PRODUCTS LTD
PO BOX 34210
SAN ANTONIO TX 78265-4210

PHAN HAI VAN
7205 CURPIN CV
AUSTIN TX 78754-5781

LINVILLE LLC
1100 N AVENUE F
ELGIN TX 78621-1035

NASSIM HILL PROPERTIES LP
15908 HIGHWAY 290 E
ELGIN TX 78621-4156



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Tracey Vasquez, Manager
DEPARTMENT: Human Resources

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on a resolution adopting and establishing a Deferred Compensation Plan with Mission Square Retirement and Adopting a Declaration of Trust with Vantage Trust.

BACKGROUND/SUMMARY:

The City offers supplemental retirement programs to provide extended benefits and options to assist in the employee's financial security health and wellbeing.

LEGAL REVIEW: Yes
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: Yes

- Optional Provisions Election Form
- Resolution No. 2022-11

STAFF RECOMMENDATION:

It is city staff's recommendation that the City Council approve and adopt Resolution No. 2022-11 establishing the Deferred Compensation Plan with Mission Square Retirement; and authorize the City Manager to execute the contract.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**

RESOLUTION NO. 2022-11

**A RESOLUTION OF THE CITY OF MANOR, TEXAS
ADOPTING AND ESTABLISHING A DEFERRED
COMPENSATION PLAN WITH MISSION SQUARE
RETIREMENT AND ADOPTING A DECLARATION OF
TRUST WITH VANTAGE TRUST.**

WHEREAS, the City established a Deferred Compensation Plan administered by Nationwide Retirement Solutions in 2018 which was made available to all eligible city employees, and eligible contractors pursuant to Federal legislation permitting such Plans; and

WHEREAS, certain employees have expressed a desire to have a Deferred Compensation Plan administered by a different entity; and

WHEREAS, Mission Square Retirement also offers a deferred compensation program for cities and political subdivisions permitting its member cities and their employees to enjoy the advantages of Deferred Compensation; and

WHEREAS, Mission Square Retirement is a wholly owned subsidiary of Vantage Trust Company which administers Vantage Trust plans; and

WHEREAS, the City of Manor, Texas desires to appoint Mission Square Retirement as another plan administrator to coincide with the services provided by Nationwide Retirement Solutions to provide a second option for employees.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANOR, THAT:

SECTION 1. FINDINGS. The foregoing recitals are hereby found to be true and correct and are incorporated herein as findings of fact.

SECTION 2. APPOINTMENT OF MISSIONSQUARE. The City Council hereby appoints Mission Square Retirement as a plan administrator for the City of Manor, Texas Deferred Compensation Plan for the voluntary participation of all eligible city employees, elected officials and independent contractors with the responsibilities described in the attached Exhibit Administrative Services Agreement.

SECTION 3. AUTHORITY. The City Manager, or designee, is hereby authorized to execute for the City, individual participation agreements with each said employee requesting same, and to act as the Administrator of the Plan representing the City, and to execute such agreements, documents and contracts as are necessary to implement the Program. It is implicitly understood that other than the incidental expenses of collecting and disbursing the employees' deferrals and other minor administrative matters, that there is to be no cost to the city for the Program.

PASSED AND ADOPTED by the City Council of Manor, Texas, at a regular meeting on the 17th day of August 2022, at which a quorum was present, and for which due notice was given pursuant to Government Code, Chapter 551.

THE CITY OF MANOR, TEXAS

Dr. Christopher Harvey, Mayor

ATTEST:

Lluvia Tijerina, City Secretary
City of Manor, Texas



457 Governmental Plan and Trust Optional Provisions Election Form (July 2020)

Employers should execute this form to make elections, or change prior elections, related to optional provisions contained in the ICMA Retirement Corporation *457 Governmental Deferred Compensation Plan and Trust* document. This form may also be used by plan sponsors utilizing an individually designed plan document.

Plan Number: 30 _____ Employer Plan Name: City of Manor

I. PLAN DOCUMENT (If you are establishing a new plan, please skip this section.)

Our plan currently uses:

ICMA-RC's model plan document

An individually designed plan document

II. PLAN YEAR

The plan year will be (select one):

January 1 – December 31 (*Default*); or

The 12-month period beginning _____
Month Day

III. ELIGIBILITY REQUIREMENTS

The following group or groups of Employees are eligible to participate in the plan:

All Employees (*Default*)

Full-time Employees

Salaried Employees

Non-union Employees

Management

Public Safety Employees

General Employees

Other Employees (specify the group(s) of eligible employees):

The group specified must correspond to a group of the same designation that is defined in the statutes, ordinances, rules, regulations, personnel manuals or other material in effect in the state or locality of the Employer.

IV. LOANS

Loans are allowed under the plan.

Yes No (*Default*)

If you select "Yes" above, you must also complete and return the [Loan Guidelines Agreement](#) in the Loan Implementation Package for 457/401 Plan Sponsors.

V. DISTRIBUTIONS

- a. In-service distributions while employed with the Employer are permitted after a participant attains (select one of the options):

Age 70½ (*Default*)

Not permitted at any age

- b. In-service distributions of rollovers are allowed at any time:

Yes

No (*Default*)

- c. Tax-free distributions for the payment of qualifying insurance premiums for eligible retired public safety officers are available under the plan.

Yes

No (*Default*)

- d. Unforeseeable emergency withdrawals are permitted.

Yes (*Default*)

No

In applying the rules for unforeseeable emergency withdrawals, the determination of any unforeseen emergency shall include circumstances applying to a Primary Beneficiary.

Yes (*Default*)

No

VI. ROTH PROVISIONS

- a. The plan will offer Designated Roth Accounts as described in Article IX.

Yes

No (*Default*)

[If No is selected, skip the remainder of this Section VI.]

- b. The plan will allow In-Plan Roth Conversions as provided in Section 9.05.

Yes (*Default*)

No

- c. Designated Roth Accounts will be available as a source for loans under the plan.

Yes

No or N/A (*Default*)

VII. AUTOMATIC ENROLLMENT

The plan will offer automatic enrollment.

Yes

No (*Default*)

If you select "Yes" above, further steps are required to implement this feature, including completing implementation forms. We will contact you.

VIII. DEFERRAL OF SICK PAY, VACATION AND BACK PAY (CHOOSE ANY/ALL THAT APPLY)

Participants may elect to defer:

- Accumulated Sick Pay
- Accumulated Vacation Pay
- Back Pay

Note: If no election is made, a Participant will not be able to defer any of these.

The Participant's election to defer accumulated sick pay, accumulated vacation pay, or back pay must be made before the beginning of the month in which these amounts would otherwise be paid or made available to the employee.

IX. EMPLOYER MATCH

Employer will match Elective Deferrals and Default Elective Deferrals ("Deferrals"), beginning with the first payroll period occurring 91 days after a Participant's first Deferral.

Yes No (Default)

[If No is selected, skip the remainder of Section IX. IF YES, COMPLETE ALL THAT APPLY].

Employer Percentage Match of Deferrals

The Employer shall contribute on behalf of each Participant an amount determined as follows (subject to the limitations of Article V of the plan):

_____ % of the Deferrals made on behalf of the Participant for the Plan Year (not including Deferrals exceeding _____ % of Earnings or \$ _____);

Plus _____ % of the Deferrals made on behalf of the Participant for the Plan Year in excess of those included in the above paragraph (but not including Deferrals exceeding in the aggregate _____ % of Earnings or \$ _____).

Employer matching contributions on behalf of a Participant for a Plan Year shall not exceed \$ _____ or _____ % of Earnings, whichever is (CHOOSE ONE) more less.

Employer Dollar Match of Deferrals

The Employer shall contribute on behalf of each Participant an amount determined as follows (subject to the limitations of Article V of the plan):

\$ _____ for each _____ % of Earnings or \$ _____ that the Employer contributes on behalf of the Participant as Deferrals for the Plan Year (not including Deferrals exceeding _____ % of Earnings or \$ _____);

Plus \$ _____ for each _____ % of Earnings or \$ _____ that the Employer contributes on behalf of the Participant as Deferrals for the Plan Year in excess of those included in the above paragraph (but not including

Deferrals exceeding in the aggregate % of Earnings or \$_____).

Employer matching contributions on behalf of a Participant for a Plan Year shall not exceed \$_____ or _____% of Earnings, whichever is

(CHOOSE ONE) more less.

X. MILITARY SERVICE ELECTIONS

- a. Plan contributions shall be made under the plan for differential wage payments (i.e., payments made by the employer to an individual performing military service that represents all or a portion of the wages he/she would have received).

Yes (*Default*) No

If yes is selected, this is effective beginning January 1, 2009 (or if later, the effective date of the Plan), unless another effective date is filled in here: _____

- b. A participant shall be deemed to have a severance from employment for purposes of eligibility for a distribution during any period of military service for more than 30 days.

Yes No (*Default*)

- c. A participant who dies or becomes Disabled (as defined in the plan) while performing qualified military service shall receive plan contributions as if the individual had resumed employment on the day preceding death or disability and then terminated employment on the actual date of death or disability.

Yes No (*Default*)

If yes is selected, this is effective for participants who died or became disabled while performing military service on or after January 1, 2007 (or if later, the effective date of the plan), unless another effective date is filled in here:

_____ (date cannot be prior to January 1, 2007)

XI. SPOUSAL CONSENT (APPLIES ONLY TO COMMUNITY PROPERTY STATES)

If your state is not a community property state, skip the remainder of Section XI.

Where spousal consent is required, it will apply to:

- | Only to persons who are married (*Default*)
- | A person who is married, who is a domestic partner under state law, or who is a person in a civil union or other formally recognized personal partnership
- | A person who is married or who is a domestic partner under state law
- A person who is married or is a person in a civil union or other formally recognized personal partnership

Note: This election applies only for plans in community property states requiring the consent of a spouse to name someone other than the spouse as a beneficiary, and only for determining who is treated as a "spouse" for this purpose and not for any other plan purposes.

XII. SUMMARY OF CHANGES

If you are making changes to an existing plan, please summarize the changes along with the effective dates of the changes below and identify the applicable *Optional Provisions Election Form* section number. If you are establishing a new plan, please skip this section.

- a. _____ Effective Date: ____/____/_____
- b. _____ Effective Date: ____/____/_____
- c. _____ Effective Date: ____/____/_____
- d. _____ Effective Date: ____/____/_____

XIII. EMPLOYER SIGNATURE

By signing, Employer confirms he or she is authorized to make the elections specified on this form.

Employer hereby appoints ICMA-RC as the non-discretionary Plan Administrator in accordance with the terms and conditions of the ICMA Retirement Corporation 457 Governmental Deferred Compensation Plan and Trust.

Employer hereby attests that it is a unit of state or local government or an agency or instrumentality of one or more units of state or local government.

Employer acknowledges that applicable state law may or may not allow for the addition of an Automatic Enrollment Feature in their 457(b) plan administered by ICMA-RC, and Employer assumes full responsibility for the decision to add such a feature to their plan.

Employer Signature: _____

Date (mm/dd/yyyy): ____/____/_____

Name (Please Print): _____

Title: _____

Preferred Phone Number: (_____) _____

Email Address: _____

Plan Number: _____



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Lydia Collins, Director
DEPARTMENT: Finance

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on an ordinance approving the 2022 Annual Update to the Service and Assessment Plan and Assessment Roll for the Manor Heights Public Improvement District Including the Collection of the 2022 Annual Installments.

BACKGROUND/SUMMARY:

The City Council previously approved the creation of the Manor Heights Public Improvement District. Pursuant to state statute, a service and assessment plan (SAP) must be reviewed and updated annually. City staff and consultants worked with P3Works, the City’s PID Administrator, in updating the SAP. The attached document serves as the required annual SAP update, which also includes the assessment roll for 2022.

LEGAL REVIEW: Yes

FISCAL IMPACT:

PRESENTATION:

ATTACHMENTS: Yes

- Ordinance No. 668
- Manor Heights PID 2022 Annual Service Plan Update

STAFF RECOMMENDATION:

It is city staff’s recommendation that the City Council adopt Ordinance No. 668 approving the Manor Heights Public Improvement District 2022 Annual Service Plan Update including the collection of the 2022 annual installments.

PLANNING & ZONING COMMISSION:	Recommend Approval	Disapproval	None
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ORDINANCE NO. 668

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS APPROVING THE 2022 ANNUAL UPDATE TO THE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLL FOR THE MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT INCLUDING THE COLLECTION OF THE 2022 ANNUAL INSTALLMENTS.

WHEREAS, on November 7, 2018, the City of Manor City Council (the “City Council”) passed and approved Resolution No. 2018-10 authorizing the creation of the Manor Heights Public Improvement District (the “District”) in accordance with the Public Improvement District Assessment Act (the “Act”), which authorization was effective upon publication as required by the Act; and

WHEREAS, on October 7, 2020, the City Council authorized additional land to be included within the District pursuant to Resolution No. 2020-11; and

WHEREAS, the purpose of the District is to finance the actual costs of authorized improvements that confer a special benefit on approximately 602.9 acres located within the City of Manor, Texas (the “City”); and

WHEREAS, on May 5, 2021, the City Council approved Ordinance No. 609 which approved the Service And Assessment Plan (the “SAP”) and assessment roll for the District and levied assessments to finance the authorized improvements to be constructed for the benefit of the land within the District; and

WHEREAS, the SAP also set forth the costs of the authorized improvements, the indebtedness to be incurred for such authorized improvements, and the manner of assessing the property in the District for the costs of such authorized improvements based on the benefit provided to the assessed property in the District; and

WHEREAS, the SAP and assessment roll is required to be reviewed and updated annually as described in Sections 372.013 and 372.014 of the Act; and

WHEREAS, the City Council now desires to proceed with the adoption of this Ordinance for the 2022 Annual Service Plan Update and the updated assessment roll attached thereto, in conformity with the requirements of the Act; and

WHEREAS, the City Council finds the passage of this Ordinance to be in the best interest for the citizens of Manor, Texas.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS:

SECTION 1: That all matters stated in the preamble are found to be true and correct and are incorporated herein as if copied in their entirety.

SECTION 2: That the Manor Heights Public Improvement District 2022 Annual Service Plan Update and updated Assessment Roll attached hereto as Exhibit A are hereby accepted as provided.

SECTION 3: If any provision of this Ordinance or the application of any provision to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the

Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be severable.

SECTION 4: That this Ordinance shall be cumulative of all other City Ordinances and all other provisions of other Ordinances adopted by the City which are inconsistent with the terms or provisions of this Ordinance are hereby repealed.

SECTION 5: This Ordinance shall take effect immediately from and after its passage and in accordance with the provisions of the Act, and it is accordingly so ordained.

SECTION 6: It is hereby officially found and determined that the meeting at which this Ordinance is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act.

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PASSED AND APPROVED on this 17th day of August 2022.

THE CITY OF MANOR, TEXAS

Dr. Christopher Harvey, Mayor

ATTEST:

Lluvia T. Almaraz, City Secretary

APPROVED AS TO FORM:

Veronica Rivera, Assistant City Attorney

AFTER RECORDING RETURN TO:

City of Manor
Attn: City Secretary
105 E. Eggleston Street
Manor, TX 78653

Exhibit A
2022 Annual Service Plan Update

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MANOR HEIGHTS
PUBLIC IMPROVEMENT DISTRICT
2022 ANNUAL SERVICE PLAN UPDATE

AUGUST 17, 2022

INTRODUCTION

Capitalized terms used in this Annual Service Plan Update shall have the meanings set forth in the original Service and Assessment Plan (the “SAP”).

On November 7, 2018, the City passed and approved Resolution No. 2018-10 authorizing the creation of the District in accordance with the PID Act, which authorization was effective upon publication as required by the PID Act. On October 7, 2020, the City authorized additional land to be included within the District pursuant to Resolution No. 2020-11. The purpose of the District is to finance the Actual Costs of Authorized Improvements that confer a special benefit on approximately 602.9 acres located within the City.

On May 5, 2021 the City Council approved Ordinance No. 609 which approved the SAP for the District and levied Assessments to finance the Authorized Improvements to be constructed for the benefit of the Assessed Property within the District. The SAP also set forth the costs of the Authorized Improvements, the indebtedness to be incurred for such Authorized Improvements, and the manner of assessing the property in the District for the costs of such Authorized Improvements based on the benefit provided to the Assessed Property.

Pursuant to the PID Act, the SAP must be reviewed and updated annually. This document is the 2022 Annual Service Plan Update. This 2022 Annual Service Plan Update also updates the Assessment Rolls for 2022.

PARCEL SUBDIVISION

Improvement Area #1

The final plat of Manor Heights South Phase 1 Section 1 attached hereto as **Exhibit B-1**, was filed and recorded with the County on January 5, 2021 and consists of 186 single-family residential lots and 5 non-benefitted lots.

The final plat of Manor Heights South Phase 1 Section 2 attached hereto as **Exhibit B-2**, was filed and recorded with the County on March 29, 2021 and consists of 78 single-family residential lots and 4 non-benefitted lots. An amendment to the Manor Heights South Phase 1 Section 2 plat amending Lots 76, 91 and 92 Block A and Lots 10 and 11 Block C, attached hereto as **Exhibit B-3**, was filed and recorded with the County on January 31, 2022.

Improvement Area #2

The final plat of Manor Heights Phase 2 Section 1A, attached hereto as **Exhibit B-4**, was filed and recorded with the County on September 28, 2021 and consists of 113 single-family residential lots and 4 non-benefitted lots. An amendment to the Manor Heights Phase 2, Section 1A plat amending Lots 13-17 Block B, attached hereto as **Exhibit B-5**, was filed and recorded with the County on January 31, 2022.

The final plat of Manor Heights Phase 2 Section 1B, attached hereto as **Exhibit B-6**, was filed and recorded with the County on October 1, 2021 and consists of 47 single-family residential lots, 1 multifamily lot and 5 non-benefitted lots.

The final plat of Manor Heights Phase 2 Section 2, attached hereto as **Exhibit B-7**, was filed and recorded with the County on September 22, 2021 and consists of 91 single-family residential lots and 3 non-benefitted lots.

Major Improvement Area

There have been no recorded plats in the Major Improvement Area.

LOT AND HOME SALES UPDATE

Improvement Area #1

Per the Quarterly Report dated March 31, 2022, all lots were closed with Continental Homes of Texas. With Continental Homes of Texas, 25 homes are under construction, 20 completed homes

are not under contract with end users, 83 homes are under contract with end-users and 48 homes have been delivered to end-users. All homes in Improvement Area #1 are expected to be completed by the April 2022.

See **Exhibit D** for Homebuyer Disclosures.

Improvement Area #2

Per the Quarterly Report dated March 31, 2022, 19 lots are owned by the Developer, 96 lots have been closed with Richmond American Homes of Texas, 44 Lots are under contract with Richmond American Homes of Texas and 92 Homes are under contract with Continental Homes of Texas.

With Richmond American Homes of Texas, 11 homes are under construction, 6 homes are under contract with end-users and no homes have been delivered to end-users. All homes in Improvement Area #2 are expected to be completed by October 2022.

See **Exhibit D** for Homebuyer Disclosures.

Major Improvement Area

Per the Quarterly Report dated March 31, 2022, 52 Lots are under contract with Continental Homes of Texas. No homes are under construction. All homes in the Major Improvement Area are expected to be completed by the first quarter of 2029.

See **Exhibit D** for Homebuyer Disclosures.

AUTHORIZED IMPROVEMENTS

Improvement Area #1

Per the Quarterly Report dated March 31, 2022, intract construction has been completed for Phase 1-1 and Phase 1-2 which make up Improvement Area #1. Substantial completion was achieved May 26, 2021, with initial home closings from Continental Homes of Texas, L.P. in October 2021, as projected.

Improvement Area #1			
	Budget	Spent to Date ¹	Percent Complete
<i>Major Improvements</i>			
Wastewater Treatment Plant Phase 1	\$ 799,086.55	\$ 770,436.34	96%
Roadway	486,270.45	228,160.31	47%
Kimbrow ROW Acquisition	7,389.75	0.00	0%
Soft Costs	193,912.01	0.00	0%
	\$ 1,486,658.76	\$ 998,596.65	67%
<i>Improvement Area #1 Improvements</i>			
Water	\$ 877,624.00	\$ 729,678.60	83%
Wastewater	761,450.00	661,905.00	87%
Drainage	1,147,364.00	1,032,627.60	90%
Roadway	3,462,804.75	2,220,170.22	64%
Trails	59,850.00	53,865.00	90%
Soft Costs	163,600.00	184,393.80	113%
	\$ 6,472,692.75	\$ 4,882,640.22	75%
Total	\$ 7,959,351.51	\$ 5,881,236.87	74%

Notes:

¹ Per quarterly report dated March 31, 2022

Improvement Area #2

Per the Quarterly Report dated March 31, 2022, Intract Phase 2-1A, Phase 2-1B, and Phase 2-2, which make up Improvement Area #2, have an anticipated substantial completion date of 5/27/22. Lots went under contract with Continental Homes of Texas, L.P. and Richmond American Homes of Texas, Inc. in August and September 2021.

Improvement Area #2			
	Budget	Spent to Date ¹	Percent Complete
<i>Major Improvements</i>			
Wastewater Treatment Plant Phase 1	\$ 763,720.28	\$ 736,338.08	96%
Roadway	464,748.91	218,062.30	47%
Kimbrow ROW Acquisition	7,062.69	0.00	0%
Soft Costs	185,329.78	0.00	0%
	\$ 1,420,861.66	\$ 954,400.38	67%
<i>Improvement Area #2 Improvements</i>			
Water	\$ 895,023.00	\$ 272,214.00	30%
Wastewater	1,119,316.00	369,184.50	33%
Drainage	1,164,737.00	187,071.30	16%
Roadway	4,889,701.55	785,953.18	16%
Trails	0.00	0.00	
Soft Costs	320,400.00	97,200.00	30%
	\$ 8,389,177.55	\$ 1,711,622.98	20%
Total	\$ 9,810,039.21	\$ 2,666,023.36	27%

Notes:¹ Per quarterly report dated March 31, 2022Major Improvement Area

Per the Quarterly Report dated March 31, 2022, Phase 3 has started construction as of June 2021, with an anticipated completion date of July 2022. Remaining phases are expected to be substantially complete by the middle of 2023. City of Manor is managing the construction of the Wastewater Treatment Plant Phase 1 and paying for improvements through the PID bond proceeds. Roadway, Kimbro ROW Acquisition, and Soft Costs for the Major Improvement Area will be completed alongside Phase 4.

Major Improvement Area			
	Budget	Spent to Date ¹	Percent Complete
<i>Major Improvements</i>			
Wastewater Treatment Plant Phase 1	\$ 3,557,090.67	\$ 3,426,614.08	96%
Roadway	2,164,606.65	1,015,642.40	47%
Kimbrow ROW Acquisition	32,895.06	0.00	0%
Soft Costs	863,188.86	0.00	0%
	\$ 6,617,781.23	\$ 4,442,256.48	67%

Notes:¹ Per quarterly report dated March 31, 2022

OUTSTANDING ASSESSMENT

Improvement Area #1

Improvement Area #1 has an outstanding Assessment of \$3,735,155.96.

Improvement Area #2

Improvement Area #2 has an outstanding Assessment of \$3,569,844.04.

Major Improvement Area

The Major Improvement Area has an outstanding Assessment of \$8,080,000.00.

ANNUAL INSTALLMENT DUE 1/31/2023

Improvement Area #1

- **IA#1-2 Bond – Principal and Interest** – The total principal and interest required for the Annual Installment for Improvement Area #1 is \$211,262.57.
- **Additional Interest** – Additional Interest is collected to fund the Additional Interest Reserve Account. The Additional Interest Reserve Requirement, as defined in the Improvement Area #1-2 Project Indenture, has not been met. As such, the Additional Interest Reserve Account will be funded with Additional Interest on the outstanding Assessment, resulting in an Additional Interest for Improvement Area #1 of \$18,675.78.
- **Annual Collection Costs** – The cost of administering the District and collecting the Annual Installments shall be paid for on a pro rata basis by each Parcel based on the amount of outstanding Assessment remaining on the Parcel. The total Annual Collection Costs budgeted for the Annual Installment for Improvement Area #1 is \$14,523.06.

Due January 31, 2023		
Improvement Area #1		
Principal	\$	76,697.25
Interest	\$	134,565.32
Additional Interest	\$	18,675.78
Annual Collection Costs	\$	14,523.06
Total Annual Installment	\$	244,461.41

Annual Collection Costs Breakdown Improvement Area #1	
Administration	\$ 11,777.53
City Auditor	641.48
Filing Fees	256.59
County Collection	51.32
Miscellaneous	256.59
PID Trustee Fees (UMB)	1,539.55
Total Annual Collection Costs	\$ 14,523.06

See **Exhibit C-1** for the debt service schedule for the Improvement Area #1-2 PID Bonds as shown in the Limited Offering Memorandum.

Improvement Area #2

- **IA#2 Bond – Principal and Interest** – The total principal and interest required for the Annual Installment for Improvement Area #2 is \$201,912.43.
- **Additional Interest** – Additional Interest is collected to fund the Additional Interest Reserve Account. The Additional Interest Reserve Requirement, as defined in the Improvement Area #1-2 Project Indenture, has not been met. As such, the Additional Interest Reserve Account will be funded with Additional Interest on the outstanding Assessment, resulting in an Additional Interest for Improvement Area #2 of \$17,849.22.
- **Annual Collection Costs** – The cost of administering the District and collecting the Annual Installments shall be paid for on a pro rata basis by each Parcel based on the amount of outstanding Assessment remaining on the Parcel. The total Annual Collection Costs budgeted for the Annual Installment for Improvement Area #2 is \$13,880.30.

Due January 31, 2023 Improvement Area #2	
Principal	\$ 73,302.75
Interest	\$ 128,609.68
Additional Interest	\$ 17,849.22
Annual Collection Costs	\$ 13,880.30
Total Annual Installment	\$ 233,641.95

Annual Collection Costs Breakdown Improvement Area #2	
Administration	\$ 11,256.29
City Auditor	613.09
Filing Fees	245.23
County Collection	49.05
Miscellaneous	245.23
PID Trustee Fees (UMB)	1,471.41
Total Annual Collection Costs	\$ 13,880.30

See **Exhibit C-1** for the debt service schedule for the Improvement Area #1-2 PID Bonds as shown in the Limited Offering Memorandum.

Major Improvement Area

- **MIA Bond – Principal and Interest** – The total principal and interest required for the Annual Installment is \$483,318.76.
- **Additional Interest** – Additional Interest is collected to fund the Additional Interest Reserve Account. The Additional Interest Reserve Requirement, as defined in the Major Improvement Area Indenture, has not been met. As such, the Additional Interest Reserve Account will be funded with Additional Interest on the outstanding Assessment, resulting in an Additional Interest for the Major Improvement Area of \$40,400.00.
- **Annual Collection Costs** – The cost of administering the District and collecting the Annual Installments shall be paid for on a pro rata basis by each Parcel based on the amount of outstanding Assessment remaining on the Parcel. The total Annual Collection Costs budgeted for the Annual Installment for the Major Improvement Area is \$28,196.64.

Due January 31, 2023	
Major Improvement Area	
Principal	\$ 150,000.00
Interest	\$ 333,318.76
Additional Interest	\$ 40,400.00
Annual Collection Costs	\$ 28,196.64
Total Annual Installment	\$ 551,915.40

Annual Collection Costs Breakdown Major Improvement Area		
Administration	\$	22,866.18
City Auditor		1,245.43
Filing Fees		498.17
County Collection		99.63
Miscellaneous		498.17
PID Trustee Fees (UMB)		2,989.04
Total Annual Collection Costs	\$	28,196.64

See **Exhibit C-2** for the debt service schedule for the Major Improvement Area PID Bonds as shown in the Limited Offering Memorandum.

PREPAYMENT OF ASSESSMENTS IN FULL

Improvement Area #1

No full prepayments have occurred within Improvement Area #1.

Improvement Area #2

No full prepayments have occurred within Improvement Area #1.

Major Improvement Area

No full prepayments have occurred within Improvement Area #1.

PARTIAL PREPAYMENT OF ASSESSMENTS

Improvement Area #1

No partial prepayments have occurred within the Improvement Area #1.

Improvement Area #2

No partial prepayments have occurred within the Improvement Area #1.

Major Improvement Area

No partial prepayments have occurred within the Improvement Area #1.

EXTRAORDINARY OPTIONAL REDEMPTIONS

Improvement Area #1

There have been no extraordinary optional redemptions.

Improvement Area #2

There have been no extraordinary optional redemptions.

Major Improvement Area

There have been no extraordinary optional redemptions.

SERVICE PLAN - FIVE YEAR BUDGET FORECAST

The Act requires the annual indebtedness and projected costs for the Authorized Improvements to be reviewed and updated in the Annual Service Plan Update, and the projection shall cover a period of not less than five years.

Improvement Area #1						
Installments Due		1/31/2023	1/31/2024	1/31/2025	1/31/2026	1/31/2027
Principal		\$ 76,697	\$ 79,254	\$ 81,810	\$ 84,367	\$ 86,924
Interest		134,565	132,648	130,667	128,621	126,512
Capitalized Interest		-	-	-	-	-
	(1)	\$ 211,263	\$ 211,902	\$ 212,477	\$ 212,988	\$ 213,436
Annual Collection Costs	(2)	\$ 14,523	\$ 14,814	\$ 15,110	\$ 15,412	\$ 15,720
Additional Interest Reserve	(3)	\$ 18,676	\$ 18,292	\$ 17,896	\$ 17,487	\$ 17,065
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 244,461	\$ 245,008	\$ 245,483	\$ 245,887	\$ 246,221

Improvement Area #2						
Installments Due		1/31/2023	1/31/2024	1/31/2025	1/31/2026	1/31/2027
Principal		\$ 73,303	\$ 75,746	\$ 78,190	\$ 80,633	\$ 83,076
Interest		128,610	126,777	124,883	122,929	120,913
Capitalized Interest		-	-	-	-	-
	(1)	\$ 201,912	\$ 202,523	\$ 203,073	\$ 203,562	\$ 203,989
Annual Collection Costs	(2)	\$ 13,880	\$ 14,158	\$ 14,441	\$ 14,730	\$ 15,024
Additional Interest Reserve	(3)	\$ 17,849	\$ 17,483	\$ 17,104	\$ 16,713	\$ 16,310
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 233,642	\$ 234,164	\$ 234,618	\$ 235,005	\$ 235,324

Major Improvement Area						
Installments Due		1/31/2023	1/31/2024	1/31/2025	1/31/2026	1/31/2027
Principal		\$ 150,000	\$ 155,000	\$ 160,000	\$ 170,000	\$ 175,000
Interest		333,319	328,631	323,788	318,788	313,475
Capitalized Interest		-	-	-	-	-
	(1)	\$ 483,319	\$ 483,631	\$ 483,788	\$ 488,788	\$ 488,475
Annual Collection Costs	(2)	\$ 28,197	\$ 28,761	\$ 29,336	\$ 29,922	\$ 30,521
Additional Interest Reserve	(3)	\$ 40,400	\$ 39,650	\$ 38,875	\$ 38,075	\$ 37,225
Total Annual Installment	(4) = (1) + (2) + (3)	\$ 551,915	\$ 552,042	\$ 551,998	\$ 556,785	\$ 556,221

ASSESSMENT ROLL

The list of current Parcels within the District, the corresponding total Assessments, and current Annual Installment are shown on the Assessment Roll attached hereto as **Exhibit A-1** for Improvement Area #1, **Exhibit A-2** for Improvement Area #2 and **Exhibit A-3** for the Major Improvement Area respectively. The Parcels shown on the Assessment Rolls will receive the bills for the 2022 Annual Installments which will be delinquent if not paid by January 31, 2023.

EXHIBIT A-1 – IMPROVEMENT AREA #1 ASSESSMENT ROLL

Property ID	Legal Description	Property Address	Lot Type	Improvement Area #1	
				Outstanding Assessment	Annual Installment Due 1/31/2023
951773	LOT 18 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19513 ABIGAIL FILLMORE RD	1	\$ 14,148.32	\$ 925.99
951774	LOT 19 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19517 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951775	LOT 20 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19521 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951776	LOT 21 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19525 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951891	LOT 1 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19601 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951892	LOT 2 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19605 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951893	LOT 3 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19609 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951894	LOT 4 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19613 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951895	LOT 5 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19617 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951896	LOT 6 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19621 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951897	LOT 7 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19625 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951898	LOT 8 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	19629 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951899	LOT 9 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951900	LOT 10 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951901	LOT 11 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951902	LOT 12 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951903	LOT 13 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951904	LOT 14 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951905	LOT 15 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951906	LOT 16 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951907	LOT 17 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951908	LOT 18 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951909	LOT 19 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951910	LOT 20 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951911	LOT 17 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951912	LOT 18 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951913	LOT 19 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951914	LOT 20 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951915	LOT 21 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951916	LOT 22 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ABIGAIL FILLMORE RD	1	14,148.32	925.99
951917	LOT 23 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19704 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951918	LOT 24 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19700 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951919	LOT 25 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19628 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951920	LOT 26 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19624 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951921	LOT 27 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19620 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951922	LOT 28 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19616 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951923	LOT 29 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19612 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951924	LOT 30 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19608 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951925	LOT 31 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19604 ABIGAIL FILLMORE RD	1	14,148.32	925.99
951926	LOT 32 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19600 ABIGAIL FILLMORE RD	1	14,148.32	925.99

Property ID	Legal Description	Property Address	Lot Type	Improvement Area #1	
				Outstanding Assessment	Annual Installment Due 1/31/2023
951927	LOT 1 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19701 ANN RICHARDS AVE	1	14,148.32	925.99
951928	LOT 2 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19709 ANN RICHARDS AVE	1	14,148.32	925.99
951929	LOT 3 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19713 ANN RICHARDS AVE	1	14,148.32	925.99
951930	LOT 4 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19717 ANN RICHARDS AVE	1	14,148.32	925.99
951931	LOT 5 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19721 ANN RICHARDS AVE	1	14,148.32	925.99
951932	LOT 6 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19801 ANN RICHARDS AVE	1	14,148.32	925.99
951933	LOT 7 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19805 ANN RICHARDS AVE	1	14,148.32	925.99
951934	LOT 8 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19809 ANN RICHARDS AVE	1	14,148.32	925.99
951935	LOT 9 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19813 ANN RICHARDS AVE	1	14,148.32	925.99
951936	LOT 10 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	19817 ANN RICHARDS AVE	1	14,148.32	925.99
951937	LOT 11 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951938	LOT 12 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951939	LOT 13 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951940	LOT 14 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951941	LOT 15 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951942	LOT 16 BLK F MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951943	LOT 57 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	CHARLES HUGHES ST	1	14,148.32	925.99
951944	LOT 56 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	CHARLES HUGHES ST	1	14,148.32	925.99
951945	LOT 55 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	CHARLES HUGHES ST	1	14,148.32	925.99
951946	LOT 54 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	CHARLES HUGHES ST	1	14,148.32	925.99
951947	LOT 53 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	CHARLES HUGHES ST	1	14,148.32	925.99
951948	LOT 52 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951949	LOT 51 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951950	LOT 50 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951951	LOT 49 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951952	LOT 48 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ANN RICHARDS AVE	1	14,148.32	925.99
951953	LOT 47 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ALLEN SHIVERS ST	1	14,148.32	925.99
951954	LOT 46 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ALLEN SHIVERS ST	1	14,148.32	925.99
951955	LOT 45 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ALLEN SHIVERS ST	1	14,148.32	925.99
951956	LOT 44 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ALLEN SHIVERS ST	1	14,148.32	925.99
951957	LOT 43 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ALLEN SHIVERS ST	1	14,148.32	925.99
951958	LOT 42 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	ALLEN SHIVERS ST	1	14,148.32	925.99
951960	LOT 41 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19816 CAROLINE HARRISON ST	1	14,148.32	925.99
951961	LOT 40 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19812 CAROLINE HARRISON ST	1	14,148.32	925.99
951962	LOT 39 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19808 CAROLINE HARRISON ST	1	14,148.32	925.99
951963	LOT 38 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19804 CAROLINE HARRISON ST	1	14,148.32	925.99
951964	LOT 37 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19800 CAROLINE HARRISON ST	1	14,148.32	925.99
951965	LOT 36 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19720 CAROLINE HARRISON ST	1	14,148.32	925.99
951966	LOT 35 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19716 CAROLINE HARRISON ST	1	14,148.32	925.99
951967	LOT 34 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19712 CAROLINE HARRISON ST	1	14,148.32	925.99

Property ID	Legal Description	Property Address	Lot Type	Improvement Area #1	
				Outstanding Assessment	Annual Installment Due 1/31/2023
951968	LOT 33 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19708 CAROLINE HARRISON ST	1	14,148.32	925.99
951969	LOT 32 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19704 CAROLINE HARRISON ST	1	14,148.32	925.99
951970	LOT 31 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19700 CAROLINE HARRISON ST	1	14,148.32	925.99
951971	LOT 30 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19624 CAROLINE HARRISON ST	1	14,148.32	925.99
951972	LOT 29 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19620 CAROLINE HARRISON ST	1	14,148.32	925.99
951973	LOT 28 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19616 CAROLINE HARRISON ST	1	14,148.32	925.99
951974	LOT 27 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19612 CAROLINE HARRISON ST	1	14,148.32	925.99
951975	LOT 26 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19608 CAROLINE HARRISON ST	1	14,148.32	925.99
951976	LOT 25 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19604 CAROLINE HARRISON ST	1	14,148.32	925.99
951977	LOT 24 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19600 CAROLINE HARRISON ST	1	14,148.32	925.99
951978	LOT 23 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14013 MAMIE EISENHOWER RD	1	14,148.32	925.99
951979	LOT 22 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14017 MAMIE EISENHOWER RD	1	14,148.32	925.99
951980	LOT 21 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14021 MAMIE EISENHOWER RD	1	14,148.32	925.99
951981	LOT 20 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14101 MAMIE EISENHOWER RD	1	14,148.32	925.99
951982	LOT 19 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14105 MAMIE EISENHOWER RD	1	14,148.32	925.99
951983	LOT 18 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14109 MAMIE EISENHOWER RD	1	14,148.32	925.99
951984	LOT 17 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14113 MAMIE EISENHOWER RD	1	14,148.32	925.99
951985	LOT 16 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14104 MAMIE EISENHOWER RD	1	14,148.32	925.99
951986	LOT 15 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14100 MAMIE EISENHOWER RD	1	14,148.32	925.99
951987	LOT 14 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14020 MAMIE EISENHOWER RD	1	14,148.32	925.99
951988	LOT 13 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14016 MAMIE EISENHOWER RD	1	14,148.32	925.99
951989	LOT 12 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14012 MAMIE EISENHOWER RD	1	14,148.32	925.99
951990	LOT 11 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14008 MAMIE EISENHOWER RD	1	14,148.32	925.99
951991	LOT 10 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14004 MAMIE EISENHOWER RD	1	14,148.32	925.99
951992	LOT 9 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	14000 MAMIE EISENHOWER RD	1	14,148.32	925.99
951993	LOT 8 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	13916 MAMIE EISENHOWER RD	1	14,148.32	925.99
951994	LOT 7 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	13912 MAMIE EISENHOWER RD	1	14,148.32	925.99
951995	LOT 6 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	13908 MAMIE EISENHOWER RD	1	14,148.32	925.99
951996	LOT 5 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19516 ANN RICHARDS AVE	1	14,148.32	925.99
951997	LOT 4 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19512 ANN RICHARDS AVE	1	14,148.32	925.99
951998	LOT 3 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19508 ANN RICHARDS AVE	1	14,148.32	925.99
951999	LOT 2 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1	19504 ANN RICHARDS AVE	1	14,148.32	925.99
952000	LOT 1 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1 (OPEN SPACE)	19400 12 ANN RICHARDS AVE	Open Space	-	-
952001	LOT 98 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1 (PARKLAND)	14108 12 MAMIE EISENHOWER RD	Open Space	-	-
952002	LOT 100 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1 (OPEN SPACE)	ALLEN SHIVERS ST	Open Space	-	-
952003	LOT 1 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1 (OPEN SPACE)	13809 12 BOIS D ARC RD	Open Space	-	-
952004	LOT 2 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	13820 ANDREW MELLON DR	1	14,148.32	925.99
952005	LOT 3 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	13816 ANDREW MELLON DR	1	14,148.32	925.99
952006	LOT 4 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	13812 ANDREW MELLON DR	1	14,148.32	925.99
952007	LOT 5 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	13808 ANDREW MELLON DR	1	14,148.32	925.99

Property ID	Legal Description	Property Address	Lot Type	Improvement Area #1	
				Outstanding Assessment	Annual Installment Due 1/31/2023
952008	LOT 6 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	13804 ANDREW MELLON DR	1	14,148.32	925.99
952009	LOT 7 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	13800 ANDREW MELLON DR	1	14,148.32	925.99
952010	LOT 8 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19401 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952011	LOT 9 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19405 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952012	LOT 10 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19409 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952013	LOT 11 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19413 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952014	LOT 12 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19417 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952015	LOT 13 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19421 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952016	LOT 14 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19425 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952017	LOT 15 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19501 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952018	LOT 16 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19505 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952019	LOT 17 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 1	19509 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952020	LOT 1 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19505 ANN RICHARDS AVE	1	14,148.32	925.99
952021	LOT 2 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19509 ANN RICHARDS AVE	1	14,148.32	925.99
952022	LOT 3 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19513 ANN RICHARDS AVE	1	14,148.32	925.99
952023	LOT 4 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19517 ANN RICHARDS AVE	1	14,148.32	925.99
952024	LOT 5 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19521 ANN RICHARDS AVE	1	14,148.32	925.99
952025	LOT 6 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19601 ANN RICHARDS AVE	1	14,148.32	925.99
952026	LOT 7 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19605 ANN RICHARDS AVE	1	14,148.32	925.99
952027	LOT 8 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19609 ANN RICHARDS AVE	1	14,148.32	925.99
952028	LOT 9 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19613 ANN RICHARDS AVE	1	14,148.32	925.99
952029	LOT 10 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19617 ANN RICHARDS AVE	1	14,148.32	925.99
952030	LOT 11 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19621 ANN RICHARDS AVE	1	14,148.32	925.99
952031	LOT 12 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19625 ANN RICHARDS AVE	1	14,148.32	925.99
952032	LOT 1 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19601 CAROLINE LN	1	14,148.32	925.99
952033	LOT 2 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19605 CAROLINE LN	1	14,148.32	925.99
952034	LOT 3 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19609 CAROLINE LN	1	14,148.32	925.99
952035	LOT 4 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19613 CAROLINE LN	1	14,148.32	925.99
952036	LOT 5 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19617 CAROLINE LN	1	14,148.32	925.99
952037	LOT 6 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19621 CAROLINE LN	1	14,148.32	925.99
952038	LOT 7 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19625 CAROLINE LN	1	14,148.32	925.99
952039	LOT 8 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19701 CAROLINE HARRISON ST	1	14,148.32	925.99
952040	LOT 9 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19705 CAROLINE LN	1	14,148.32	925.99
952041	LOT 10 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19709 CAROLINE LN	1	14,148.32	925.99
952042	LOT 11 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19713 CAROLINE LN	1	14,148.32	925.99
952043	LOT 12 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19717 CAROLINE HARRISON ST	1	14,148.32	925.99
952044	LOT 13 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19721 CAROLINE HARRISON ST	1	14,148.32	925.99
952045	LOT 14 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19801 CAROLINE LN	1	14,148.32	925.99
952046	LOT 15 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19805 CAROLINE LN	1	14,148.32	925.99
952047	LOT 16 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19809 CAROLINE LN	1	14,148.32	925.99

Property ID	Legal Description	Property Address	Lot Type	Outstanding Assessment	Annual Installment Due 1/31/2023
952048	LOT 17 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19813 CAROLINE LN	1	14,148.32	925.99
952051	LOT 13 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19524 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952052	LOT 14 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19520 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952053	LOT 15 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19516 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952054	LOT 16 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19512 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952055	LOT 17 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19508 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952056	LOT 18 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19504 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952057	LOT 19 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19500 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952058	LOT 20 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19424 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952059	LOT 21 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19420 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952060	LOT 22 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19416 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952061	LOT 23 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19412 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952062	LOT 24 BLK D MANOR HEIGHTS SOUTH PHS 1 SEC 1	19400 ABIGAIL FILLMORE RD	1	14,148.32	925.99
952063	LOT 18 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19812 ANN RICHARDS AVE	1	14,148.32	925.99
952064	LOT 19 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19808 ANN RICHARDS AVE	1	14,148.32	925.99
952065	LOT 20 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19804 ANN RICHARDS AVE	1	14,148.32	925.99
952066	LOT 21 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19800 ANN RICHARDS AVE	1	14,148.32	925.99
952067	LOT 22 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19720 ANN RICHARDS AVE	1	14,148.32	925.99
952068	LOT 23 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19716 ANN RICHARDS AVE	1	14,148.32	925.99
952069	LOT 24 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19712 ANN RICHARDS AVE	1	14,148.32	925.99
952070	LOT 25 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19708 ANN RICHARDS AVE	1	14,148.32	925.99
952071	LOT 26 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19704 ANN RICHARDS AVE	1	14,148.32	925.99
952072	LOT 27 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19700 ANN RICHARDS AVE	1	14,148.32	925.99
952073	LOT 28 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19624 ANN RICHARDS AVE	1	14,148.32	925.99
952074	LOT 29 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19620 ANN RICHARDS AVE	1	14,148.32	925.99
952075	LOT 30 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19616 ANN RICHARDS AVE	1	14,148.32	925.99
952076	LOT 31 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19612 ANN RICHARDS AVE	1	14,148.32	925.99
952077	LOT 32 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19608 ANN RICHARDS AVE	1	14,148.32	925.99
952078	LOT 33 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19604 ANN RICHARDS AVE	1	14,148.32	925.99
952079	LOT 34 BLK E MANOR HEIGHTS SOUTH PHS 1 SEC 1	19600 ANN RICHARDS AVE	1	14,148.32	925.99
952080	BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 1 (FUTURE RESIDENTIAL LOTS)	BOIS D ARC RD	Open Space	-	-
953579	LOT 97 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20001 PRICE DANIEL DR	1	14,148.32	925.99
953580	LOT 96 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20005 PRICE DANIEL DR	1	14,148.32	925.99
953583	LOT 27 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20004 PRICE DANIEL DR	1	14,148.32	925.99
953584	LOT 28 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20000 PRICE DANIEL DR	1	14,148.32	925.99
953585	LOT 1 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20001 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953586	LOT 63 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	19912 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953587	LOT 62 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	19828 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953588	LOT 61 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	19824 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953589	LOT 60 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	19820 ABIGAIL FILLMORE RD	1	14,148.32	925.99

Property ID	Legal Description	Property Address	Lot Type	Improvement Area #1	
				Outstanding Assessment	Annual Installment Due 1/31/2023
953590	LOT 59 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	19816 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953591	LOT 58 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	19812 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953592	LOT 21 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	19813 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953593	LOT 22 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	19817 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953594	LOT 23 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	19821 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953595	LOT 24 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	19825 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953596	LOT 25 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	19829 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953597	LOT 26 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2 (OPEN SPACE)	19901 ABIGAIL FILLMORE RD	Open Space	-	-
953598	LOT 27 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20220 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953599	LOT 28 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20216 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953600	LOT 29 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20212 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953601	LOT 30 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20208 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953602	LOT 31 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20204 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953603	LOT 32 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20200 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953604	LOT 33 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20124 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953605	LOT 34 BLK B MANOR HEIGHTS SOUTH PHS 1 SEC 2	20120 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953606	LOT 95 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20009 PRICE DANIEL DR	1	14,148.32	925.99
953607	LOT 94 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20013 PRICE DANIEL DR	1	14,148.32	925.99
953608	LOT 93 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20017 PRICE DANIEL DR	1	14,148.32	925.99
953609	LOT 92 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2 (OPEN SPACE)	PRICE DANIEL DR	Open Space	-	-
953610	LOT 91 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21001 PRICE DANIEL DR	1	14,148.32	925.99
953611	LOT 90 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21005 PRICE DANIEL DR	1	14,148.32	925.99
953612	LOT 89 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21009 PRICE DANIEL DR	1	14,148.32	925.99
953613	LOT 88 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2 (DRAINAGE)	PRICE DANIEL DR	Open Space	-	-
953614	LOT 87 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21013 PRICE DANIEL DR	1	14,148.32	925.99
953615	LOT 86 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21017 PRICE DANIEL DR	1	14,148.32	925.99
953616	LOT 85 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21021 PRICE DANIEL DR	1	14,148.32	925.99
953617	LOT 84 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21025 PRICE DANIEL DR	1	14,148.32	925.99
953618	LOT 83 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21029 PRICE DANIEL DR	1	14,148.32	925.99
953619	LOT 82 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21031 PRICE DANIEL DR	1	14,148.32	925.99
953620	LOT 81 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	13601 REBECCA LATIMER RD	1	14,148.32	925.99
953621	LOT 80 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	13605 REBECCA LATIMER RD	1	14,148.32	925.99
953622	LOT 79 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	13609 REBECCA LATIMER RD	1	14,148.32	925.99
953623	LOT 78 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	13613 REBECCA LATIMER RD	1	14,148.32	925.99
953624	LOT 77 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	13617 REBECCA LATIMER RD	1	14,148.32	925.99
953625	LOT 76 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21012 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953626	LOT 75 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21008 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953627	LOT 74 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21004 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953628	LOT 73 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	21000 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953629	LOT 72 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20028 ABIGAIL FILLMORE RD	1	14,148.32	925.99

Property ID	Legal Description	Property Address	Lot Type	Improvement Area #1	
				Outstanding Assessment	Annual Installment Due 1/31/2023
953630	LOT 71 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20024 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953631	LOT 70 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20020 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953632	LOT 69 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20016 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953633	LOT 68 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20012 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953634	LOT 67 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20008 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953635	LOT 66 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20004 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953636	LOT 65 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	20000 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953637	LOT 64 BLK A MANOR HEIGHTS SOUTH PHS 1 SEC 2	19916 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953638	LOT 2 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20005 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953639	LOT 3 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20009 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953640	LOT 4 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20013 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953641	LOT 5 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20017 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953642	LOT 6 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20021 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953643	LOT 7 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20025 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953644	LOT 8 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20029 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953645	LOT 9 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21001 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953646	LOT 10 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21005 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953647	LOT 11 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2 (OPEN SPACE)	ABIGAIL FILLMORE RD	Open Space	-	-
953648	LOT 12 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21017 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953649	LOT 13 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21021 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953650	LOT 14 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21025 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953651	LOT 15 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21029 ABIGAIL FILLMORE RD	1	14,148.32	925.99
953653	LOT 16 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21028 PRICE DANIEL DR	1	14,148.32	925.99
953654	LOT 17 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21024 PRICE DANIEL DR	1	14,148.32	925.99
953655	LOT 18 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21020 PRICE DANIEL DR	1	14,148.32	925.99
953656	LOT 19 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21016 PRICE DANIEL DR	1	14,148.32	925.99
953657	LOT 20 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	21012 PRICE DANIEL DR	1	14,148.32	925.99
953658	LOT 21 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20028 PRICE DANIEL DR	1	14,148.32	925.99
953659	LOT 22 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20024 PRICE DANIEL DR	1	14,148.32	925.99
953660	LOT 23 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20020 PRICE DANIEL DR	1	14,148.32	925.99
953661	LOT 24 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20016 PRICE DANIEL DR	1	14,148.32	925.99
953662	LOT 25 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20012 PRICE DANIEL DR	1	14,148.32	925.99
953663	LOT 26 BLK C MANOR HEIGHTS SOUTH PHS 1 SEC 2	20008 PRICE DANIEL DR	1	14,148.32	925.99
Total				\$ 3,735,155.96	\$ 244,461.41

Note: Totals may not sum due to rounding.

EXHIBIT A-2 – IMPROVEMENT AREA #2 ASSESSMENT ROLL

Parcel ID	Legal Description	Property Address	Lot Type	Improvement Area #2	
				Outstanding Assessment	Annual Installment Due 1/31/2023
958244	MANOR HEIGHTS PHS 2 SEC 2 BLK L LOT 12	MILLEDGE PS	2	\$ 14,148.32	\$ 925.99
958246	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 30	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958247	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 31	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958248	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 32	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958249	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 33	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958250	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 34	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958251	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 35	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958252	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 36	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958254	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 37	LONE PEAK CV	2	\$ 14,148.32	\$ 925.99
958255	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 38	LONE PEAK CV	2	\$ 14,148.32	\$ 925.99
958256	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 39	LONE PEAK CV	2	\$ 14,148.32	\$ 925.99
958257	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 40	LONE PEAK CV	2	\$ 14,148.32	\$ 925.99
958258	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 41 (DRAINAGE EASEMENT)	LONE PEAK CV	Open Space	\$ -	\$ -
958259	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 42	LONE PEAK CV	2	\$ 14,148.32	\$ 925.99
958260	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 43	LONE PEAK CV	2	\$ 14,148.32	\$ 925.99
958262	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 44	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958263	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 45	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958264	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 46	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958265	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 47	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958266	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 48	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958267	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 49	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958268	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 50	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958269	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 51	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958270	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 34	SILAS PARSONS PS	2	\$ 14,148.32	\$ 925.99
958271	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 33	SILAS PARSONS PS	2	\$ 14,148.32	\$ 925.99
958272	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 32	SILAS PARSONS PS	2	\$ 14,148.32	\$ 925.99
958273	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 31	SILAS PARSONS PS	2	\$ 14,148.32	\$ 925.99
958274	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 30	SILAS PARSONS PS	2	\$ 14,148.32	\$ 925.99
958275	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 29	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958276	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 28	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958277	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 27	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958278	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 26	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958279	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 25	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958280	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 24	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958282	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 23	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958283	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 22	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958284	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 21	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958285	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 20	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958286	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 19	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99
958287	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 18	LONE PEAK PS	2	\$ 14,148.32	\$ 925.99

Parcel ID	Legal Description	Property Address	Lot Type	Improvement Area #2		
				Outstanding Assessment	Annual Installment	
					Due 1/31/2023	
958288	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 17	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958289	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 16	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958290	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 15	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958291	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 14	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958292	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 13	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958293	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 12	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958294	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 11	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958295	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 10	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958296	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 12	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958297	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 13	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958298	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 14	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958299	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 15	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958300	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 16	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958301	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 17	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958302	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 18	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958303	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 19	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958304	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 20	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958305	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 21	THOMAS WHEELER WY	2	\$ 14,148.32	\$	925.99
958306	MANOR HEIGHTS PHS 2 SEC 2 BLK D LOT 41	PHEBE FOSTER ST	2	\$ 14,148.32	\$	925.99
958307	MANOR HEIGHTS PHS 2 SEC 2 BLK D LOT 40	PHEBE FOSTER ST	2	\$ 14,148.32	\$	925.99
958309	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 3	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958310	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 4	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958311	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 5	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958312	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 6	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958313	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 7	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958314	MANOR HEIGHTS PHS 2 SEC 2 BLK L LOT 8	MILLEDGE PS	2	\$ 14,148.32	\$	925.99
958315	MANOR HEIGHTS PHS 2 SEC 2 BLK L LOT 9	MILLEDGE PS	2	\$ 14,148.32	\$	925.99
958316	MANOR HEIGHTS PHS 2 SEC 2 BLK L LOT 10	MILLEDGE PS	2	\$ 14,148.32	\$	925.99
958317	MANOR HEIGHTS PHS 2 SEC 2 BLK L LOT 11	MILLEDGE PS	2	\$ 14,148.32	\$	925.99
958319	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 27	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958320	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 28	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958321	MANOR HEIGHTS PHS 2 SEC 2 BLK K LOT 29	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958323	MANOR HEIGHTS PHS 2 SEC 2 BLK L LOT 1 (AMENITY CENTER)	EPPRIGHT TRCE	Open Space	\$ -	\$ -	-
958324	MANOR HEIGHTS PHS 2 SEC 2 BLK L LOT 2	LONE PEAK PS	2	\$ 14,148.32	\$	925.99
958325	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 9	EPPRIGHT TRCE	2	\$ 14,148.32	\$	925.99
958326	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 8	EPPRIGHT TRCE	2	\$ 14,148.32	\$	925.99
958327	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 7	EPPRIGHT TRCE	2	\$ 14,148.32	\$	925.99
958328	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 6	EPPRIGHT TRCE	2	\$ 14,148.32	\$	925.99
958329	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 5	EPPRIGHT TRCE	2	\$ 14,148.32	\$	925.99
958330	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 4	EPPRIGHT TRCE	2	\$ 14,148.32	\$	925.99

Parcel ID	Legal Description	Property Address	Lot Type	Improvement Area #2		
				Outstanding Assessment	Annual Installment Due 1/31/2023	
958331	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 3	EPPRIGHT TRCE	2	\$	14,148.32	\$ 925.99
958332	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 2	EPPRIGHT TRCE	2	\$	14,148.32	\$ 925.99
958333	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 1	EPPRIGHT TRCE	2	\$	14,148.32	\$ 925.99
958334	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 42	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958335	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 41	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958336	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 40	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958337	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 39	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958338	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 38	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958339	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 37	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958340	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 36	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958341	MANOR HEIGHTS PHS 2 SEC 2 BLK J LOT 35	SILAS PARSONS PS	2	\$	14,148.32	\$ 925.99
958343	MANOR HEIGHTS PHS 2 SEC 2 BLK I LOT 1 (PARKLAND)	SILAS PARSONS PS	Open Space	\$	-	\$ -
958344	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 22	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958345	MANOR HEIGHTS PHS 2 SEC 2 BLK H LOT 23	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958357	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 1 (LANDSCAPE)	HOWSER TRCE	Open Space	\$	-	\$ -
958358	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 2	HOWSER TRCE	2	\$	14,148.32	\$ 925.99
958359	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 3	HOWSER TRCE	2	\$	14,148.32	\$ 925.99
958360	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 4	HOWSER TRCE	2	\$	14,148.32	\$ 925.99
958361	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 5	HOWSER TRCE	2	\$	14,148.32	\$ 925.99
958363	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 6	HOWSER CV	2	\$	14,148.32	\$ 925.99
958364	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 7	HOWSER CV	2	\$	14,148.32	\$ 925.99
958365	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 8	HOWSER CV	2	\$	14,148.32	\$ 925.99
958366	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 9	HOWSER CV	2	\$	14,148.32	\$ 925.99
958367	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 10	HOWSER CV	2	\$	14,148.32	\$ 925.99
958368	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 11	HOWSER CV	2	\$	14,148.32	\$ 925.99
958369	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 12	HOWSER CV	2	\$	14,148.32	\$ 925.99
958370	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 13 (LANDSCAPE)	STELFOX ST	Open Space	\$	-	\$ -
958375	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 29	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958376	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 28	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958377	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 27	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958378	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 26	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958379	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 25	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958380	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 24	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958381	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 23	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958382	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 22	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958383	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 21	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958384	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 20	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958385	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 19	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958386	MANOR HEIGHTS PHS 2 SEC 1B BLK B LOT 18	THOMAS WHEELER WY	2	\$	14,148.32	\$ 925.99
958387	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 12	HOWSER TRCE	2	\$	14,148.32	\$ 925.99

Parcel ID	Legal Description	Property Address	Lot Type	Improvement Area #2	
				Outstanding Assessment	Annual Installment
					Due 1/31/2023
958388	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 11	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958389	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 10	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958390	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 9	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958391	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 8	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958392	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 7	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958393	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 6	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958394	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 5	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958395	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 4	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958396	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 3	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958397	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 2	HOWSER TRCE	2	\$ 14,148.32	\$ 925.99
958398	MANOR HEIGHTS PHS 2 SEC 1B BLK A LOT 1 (LANDSCAPE)	HOWSER TRCE	Open Space	\$ -	\$ -
958402	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 16	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958403	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 15	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958404	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 14	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958405	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 13	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958407	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 6	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958408	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 5	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958409	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 4	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958410	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 3	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958411	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 2	THOMAS WHEELER WY	2	\$ 14,148.32	\$ 925.99
958412	MANOR HEIGHTS PHS 2 SEC 1B BLK C LOT 1 (LANDSCAPE)	THOMAS WHEELER WY	Open Space	\$ -	\$ -
958413	MANOR HEIGHTS PHS 2 SEC 1B BLK D LOT 4	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958414	MANOR HEIGHTS PHS 2 SEC 1B BLK D LOT 3	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958415	MANOR HEIGHTS PHS 2 SEC 1B BLK D LOT 2	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958416	MANOR HEIGHTS PHS 2 SEC 1B BLK D LOT 1	GRASS DALE VW	3	\$ 14,396.53	\$ 942.24
958463	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 2	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958464	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 3	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958465	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 4	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958466	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 5	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958467	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 6	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958468	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 7	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958469	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 8	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958470	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 9	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958471	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 10	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958472	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 11	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958475	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 10	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958476	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 11	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958477	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 12	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958478	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 13	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958479	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 14	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24

Parcel ID	Legal Description	Property Address	Lot Type	Improvement Area #2	
				Outstanding Assessment	Annual Installment
					Due 1/31/2023
958480	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 15	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958481	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 16	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958482	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 17	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958483	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 18	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958484	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 1	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958485	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 2	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958486	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 3	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958487	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 4	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958488	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 5	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958489	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 6	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958490	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 7	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958491	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 8	JOHN GILL DR	2	\$ 14,148.32	\$ 925.99
958492	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 9	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958493	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 10	JOHN GILL DR	3	\$ 14,396.53	\$ 942.24
958494	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 11	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958495	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 12	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958496	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 13	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958497	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 14	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958498	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 15	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958499	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 16	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958500	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 17	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958501	MANOR HEIGHTS PHS 2 SEC 1A BLK G LOT 18	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958761	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 39	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958762	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 38	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958763	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 37	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958764	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 36	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958765	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 35	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958766	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 34	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958767	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 33	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958768	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 32	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958769	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 31 (DRAINAGE EASEMENT)	PHEBE FOSTER ST	Open Space	\$ -	\$ -
958770	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 30	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958771	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 29	PHEBE FOSTER ST	2	\$ 14,148.32	\$ 925.99
958772	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 28	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958773	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 27	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958774	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 26 (DRAINAGE EASEMENT)	PHEBE FOSTER ST	Open Space	\$ -	\$ -
958775	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 25	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958776	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 24	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958777	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 23	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24
958778	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 22	PHEBE FOSTER ST	3	\$ 14,396.53	\$ 942.24

Parcel ID	Legal Description	Property Address	Lot Type	Improvement Area #2		
				Outstanding Assessment	Annual Installment Due 1/31/2023	
958779	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 21	PHEBE FOSTER ST	3	\$ 14,396.53	\$	942.24
958780	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 20	PHEBE FOSTER ST	3	\$ 14,396.53	\$	942.24
958781	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 19 (DRAINAGE EASEMENT)	PHEBE FOSTER ST	Open Space	\$ -	\$	-
958782	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 18	PHEBE FOSTER ST	3	\$ 14,396.53	\$	942.24
958783	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 17	PHEBE FOSTER ST	3	\$ 14,396.53	\$	942.24
958784	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 16	PHEBE FOSTER ST	3	\$ 14,396.53	\$	942.24
958785	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 15	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958786	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 14	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958787	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 13	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958788	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 12	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958789	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 11	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958790	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 10	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958791	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 9	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958792	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 8	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958793	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 7	SMITHWICK ST	3	\$ 14,396.53	\$	942.24
958794	MANOR HEIGHTS PHS 2 SEC 1A BLK B LOT 17	STELFOX ST	2	\$ 14,148.32	\$	925.99
958795	MANOR HEIGHTS PHS 2 SEC 1A BLK B LOT 16	STELFOX ST	2	\$ 14,148.32	\$	925.99
958796	MANOR HEIGHTS PHS 2 SEC 1A BLK B LOT 15	STELFOX ST	2	\$ 14,148.32	\$	925.99
958797	MANOR HEIGHTS PHS 2 SEC 1A BLK B LOT 14	STELFOX ST	2	\$ 14,148.32	\$	925.99
958798	MANOR HEIGHTS PHS 2 SEC 1A BLK B LOT 13	STELFOX ST	2	\$ 14,148.32	\$	925.99
958799	MANOR HEIGHTS PHS 2 SEC 1A BLK C LOT 12	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958800	MANOR HEIGHTS PHS 2 SEC 1A BLK C LOT 11	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958801	MANOR HEIGHTS PHS 2 SEC 1A BLK C LOT 10	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958802	MANOR HEIGHTS PHS 2 SEC 1A BLK C LOT 9	ED TOWNES TER	2	\$ 14,148.32	\$	925.99
958803	MANOR HEIGHTS PHS 2 SEC 1A BLK C LOT 8	ED TOWNES TER	2	\$ 14,148.32	\$	925.99
958804	MANOR HEIGHTS PHS 2 SEC 1A BLK C LOT 7	ED TOWNES TER	2	\$ 14,148.32	\$	925.99
958805	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 1	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958806	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 2	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958807	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 3	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958808	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 4	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958809	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 5	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958810	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 6	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958811	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 7	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958812	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 8	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958813	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 9	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958814	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 10	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958815	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 11	ED TOWNES TER	3	\$ 14,396.53	\$	942.24
958816	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 12	STELFOX ST	3	\$ 14,396.53	\$	942.24
958817	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 13	STELFOX ST	3	\$ 14,396.53	\$	942.24
958818	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 14	STELFOX ST	3	\$ 14,396.53	\$	942.24

Parcel ID	Legal Description	Property Address	Lot Type	Improvement Area #2	
				Outstanding Assessment	Annual Installment
					Due 1/31/2023
958819	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 15	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958820	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 16	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958821	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 17	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958822	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 18	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958823	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 19	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958824	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 20	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958825	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 21	STELFOX ST	2	\$ 14,148.32	\$ 925.99
958826	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 22	STELFOX ST	2	\$ 14,148.32	\$ 925.99
958827	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 23	STELFOX ST	2	\$ 14,148.32	\$ 925.99
958828	MANOR HEIGHTS PHS 2 SEC 1A BLK E LOT 24	STELFOX ST	2	\$ 14,148.32	\$ 925.99
958829	MANOR HEIGHTS PHS 2 SEC 1A BLK H LOT 1	HENRIETTA PLZ	2	\$ 14,148.32	\$ 925.99
958830	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 1	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958831	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 2	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958832	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 3	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958833	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 4	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958834	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 5	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958835	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 6	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958836	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 7	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958837	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 8	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958838	MANOR HEIGHTS PHS 2 SEC 1A BLK F LOT 9	STELFOX ST	3	\$ 14,396.53	\$ 942.24
958839	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 6 (DRAINAGE)	SMITHWICK ST	Open Space	\$ -	\$ -
958840	MANOR HEIGHTS PHS 2 SEC 1A BLK D LOT 5	ED TOWNES TER	3	\$ 14,396.53	\$ 942.24
Total				\$ 3,569,844.04	\$ 233,641.95

Note: Totals may not sum due to rounding.

EXHIBIT A-3 – MAJOR IMPROVEMENT AREA ASSESSMENT ROLL

Parcel ID	Legal Description	Major Improvement Area	
		Outstanding Assessment	Annual Installment Due 1/31/2023
248072	Major Improvement Area Initial Parcel	\$ 480,148.76	\$ 32,797.21
248122	Major Improvement Area Initial Parcel	2,058,413.67	140,602.75
477399	Major Improvement Area Initial Parcel	748,042.33	51,096.05
704716	Major Improvement Area Initial Parcel	461,478.69	31,521.93
816122	Major Improvement Area Initial Parcel	72,881.97	4,978.30
236952	Major Improvement Area Initial Parcel	911,320.89	62,249.01
248120	Major Improvement Area Initial Parcel	2,688,395.68	183,634.53
248146	Major Improvement Area Initial Parcel	296,706.44	20,266.94
902644	Major Improvement Area Initial Parcel	84,480.65	5,770.57
958418	Major Improvement Area Initial Parcel	248,849.55	16,998.01
958419	Major Improvement Area Initial Parcel	29,281.36	2,000.10
Total		\$ 8,080,000.00	\$ 551,915.40

Note: For billing purposes only, until a plat has been recorded within the Major Improvement Area Initial Parcel, the Annual Installment will be billed to each Tax Parcel within the Major Improvement Area Initial Parcel based on the acreage of the Tax Parcel as calculated by the Travis Central Appraisal District. Totals may not sum due to rounding.

January 5, 2021

202100001

THE STATE OF TEXAS X
COUNTY OF TRAVIS X KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF 110.524 ACRES TRACT LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 53, ABSTRACT NUMBER 154, AND THE CITY OF MANOR TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 207.942 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NUMBER 2019171724, CORRECTED IN DOCUMENT NUMBER 2019176230, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND DO HEREBY SUBSCRIBE SAID, HAVING BEEN APPROVED FOR SUBDIVISION PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISION OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAN, AND DESIGNATED HEREIN AS "MANOR HEIGHTS SOUTH PHASE 1, SECTION 1" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HEREIN, HEREBY SUBSCRIBES SAID 110.524 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAN TO BE KNOWN AS "MANOR HEIGHTS SOUTH PHASE 1, SECTION 1" AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREIN SHOWN FOR THE PURPOSES AND CONSIDERATIONS HEREIN EXPRESSED, SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY December 14 2020

BY:
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
2221 E. LAMAR BLVD., SUITE 700
ARLINGTON, TEXAS 76010

CITY OF MANOR ACKNOWLEDGMENTS
THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE 31st DAY OF October 2020

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS DATE 12th DAY OF December 2020

APPROVED:
PHILIP STREET, CHAIRPERSON

ATTEST:
LUIÑA ALMARAZ, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS DATE 12th DAY OF December 2020

APPROVED:
DR. LARRY WALLACE, JR., MAYOR

ATTEST:
LUIÑA ALMARAZ, CITY SECRETARY



COUNTY OF TRAVIS
STATE OF TEXAS
KNOW ALL ME BY THESE PRESENTS:

I, SARNA DEBEAUVOR, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING OF AUTENTICATION AND FILED FOR RECORD IN MY OFFICE ON THE DATE 5th DAY OF January 2021 AT 8:10 O'CLOCK AM ONLY, RECORDED ON THE DAY OF 5th DAY OF January 2021 AT 8:10 O'CLOCK AM ONLY IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202100001 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

ATTEST MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 5th DAY OF January 2021

SARNA DEBEAUVOR, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY:
DEPUTY CLERK



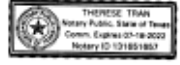
GENERAL NOTES:

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAN SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A 12" PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADDITIONAL LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHDRAWING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVED BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACEMENT OF ANY PORTIONS OF ANY EXISTING UNDERPASS OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1A.03 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURBS AND GUTTERS.
- BEFORE CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURETY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEOWNERS. IF IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE CITY'S ZONING ORDINANCE.
- THE HOME OWNERS ASSOCIATION AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- PER CITY OF MANOR ORDINANCE NO. 485, MINIMUM LOT SIZE SHALL BE 6000 Sq.Ft. AND THE MINIMUM LIVING AREA PER RESIDENTIAL UNIT SHALL BE 1000 Sq.Ft.
- THE PROPERTY IS ZONED SINGLE FAMILY RESIDENTIAL (R-2) WITH CONDITIONS PER CITY OF MANOR ORDINANCE NO. 485.
- LOT 1, BLOCK A, OPEN SPACE DRAINAGE LOT, LOT 100, BLOCK A, OPEN SPACE DRAINAGE LOT, AND LOT 1, BLOCK C, OPEN SPACE DRAINAGE LOT, ARE DEDICATED TO THE CITY OF MANOR, TEXAS. THE HOMEOWNER ASSOCIATION AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 1, BLOCK A, OPEN SPACE DRAINAGE LOT, LOT 100, BLOCK A, OPEN SPACE DRAINAGE LOT, AND LOT 1, BLOCK C, OPEN SPACE DRAINAGE LOT IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT") AND SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTITUTELY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 1, BLOCK A, OPEN SPACE DRAINAGE LOT, LOT 100, BLOCK A, OPEN SPACE DRAINAGE LOT, AND LOT 1, BLOCK C, OPEN SPACE DRAINAGE LOT UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- DEDICATION AND CONVEYANCE OF LOT 98, BLOCK A, PARKLAND SHALL BE MADE TO THE CITY OF MANOR, TEXAS IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"). THE HOME OWNERS ASSOCIATION AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 98 IN ACCORDANCE WITH THE TERMS OF THE DEVELOPMENT AGREEMENT AND SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTITUTELY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 98 UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY MADE. MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED.

THE STATE OF TEXAS X
COUNTY OF TRAVIS X
BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED ALIAMER E. ERANDOS RICO, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 14th DAY OF December, 2020

NOTARY PUBLIC
NOTARY REGISTRATION NUMBER: 01451458
MY COMMISSION EXPIRES: 08-27-2025
COUNTY OF TRAVIS
THE STATE OF TEXAS



THE STATE OF TEXAS X
COUNTY OF TRAVIS X

I, ALEJANDRO E. ERANDOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAN IS FEASIBLE FROM AN ENGINEERING POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.
A PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY FANEL NO. 464530485G, EFFECTIVE DATE AUGUST 16, 2004, TRAVIS COUNTY, TEXAS AND INCORPORATED AS FOLLOWS:

ALEJANDRO E. ERANDOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER No. 130084
KIMLEY-HORN AND ASSOCIATES, INC.
10914 JOLLYVILLE ROAD
AUSTIN, TEXAS 78759



I, JOHN G. MOSER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAN COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE AND IS CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

JOHN G. MOSER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - STATE OF TEXAS
801 NW LOOP 410, SUITE 330
SAN ANTONIO, TEXAS 78216
PH. 210-320-2400
GREG.MOSER@KIMLEY-HORN.COM



SURVEYOR'S NOTES:

- THE BEARINGS SHOWN HEREON ARE TIED TO THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE 4203 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL DISTANCES AND COORDINATES SHOWN HEREON ARE ON THE SURFACE. USE THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.999992087048 TO CONVERT TO THE GRID. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED PRIOR TO LOTS SAID AND AFTER ROAD CONSTRUCTION WITH A 1/2" IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.

Kimley Horn

CIVIL ENGINEERING
KIMLEY-HORN AND ASSOCIATES, INC.
10914 JOLLYVILLE ROAD, AVALON LN, SUITE 200
AUSTIN, TEXAS 78759
TELEPHONE REGISTRATION NO. F-688
PH. (212) 418-1171 FAX (212) 418-1171
CONTACT: ALEJANDRO E. ERANDOS RICO, P.E.
SURVEYOR
KIMLEY-HORN AND ASSOCIATES, INC.
801 NW LOOP 410, SUITE 330
SAN ANTONIO, TEXAS 78216
PH. (210) 541-9196 FAX (210) 541-8889
CONTACT: JOHN G. MOSER, P.L.S.
TELEPHONE REGISTRATION NO. 1819973

SUBDIVISION PLAT ESTABLISHING
MANOR HEIGHTS SOUTH
PHASE 1 SECTION 1

BEING 110.524 ACRES OF LAND LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 53, ABSTRACT NUMBER 154, AND THE CITY OF MANOR TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 207.942 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NUMBER 2019171724, CORRECTED IN DOCUMENT NUMBER 2019176230, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

DECEMBER 10, 2020
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DALLAS COUNTY
CONTACT:
JEFF SCOTT

JANUARY 5, 2021

20210001

SUBDIVISION PLAT ESTABLISHING
MANOR HEIGHTS SOUTH
PHASE 1 SECTION 1

BEING 110.524 ACRES OF LAND LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 53, ABSTRACT NUMBER 154, AND THE CITY OF MANOR TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 267.842 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC. AS DESCRIBED IN DOCUMENT NUMBER 201817124, CORRECTED IN DOCUMENT NUMBER 201817223, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

DECEMBER 10, 2020

Kimley»Horn

CIVIL ENGINEERS
KIMLEY-HORN AND ASSOCIATES, INC.
1601 JOLLYVILLE ROAD, SUITE 200
AUSTIN, TEXAS 78758
TELEPHONE REGISTRATION NO. F-428
P.O. BOX 498-1771 FAX: 512-498-1781
CONTACT: ALEJANDRO E. GRANADOS RODRIGUEZ, P.E.

SURVEYORS
KIMLEY-HORN AND ASSOCIATES, INC.
601 NW LOOP 410, SUITE 308
SAN ANTONIO, TEXAS 78215
P.O. BOX 541-8185 FAX: 214-541-8090
CONTACT: JOHN G. ROSSER, P.L.S.
TELEPHONE REGISTRATION NO. 18122973
DALLAS COUNTY

OWNER/DEVELOPER
FORESTAR (USA) REAL ESTATE GROUP INC.
A DELAWARE CORPORATION
2201 E LAMAR BLVD., SUITE 700
ARLINGTON, TEXAS 76010
DALLAS COUNTY
CONTACT: JOHN MAGEEY

Table with 5 columns: LINE TABLE, LINE TABLE, LINE TABLE, LINE TABLE, LINE TABLE. Each column contains a list of line segments with bearings and lengths.

A METERS AND SQUARES
DESCRIPTION OF A
118.8-ACRE TRACT OF LAND

BEING a 118.824-acre (4,814,420 square feet) tract of land situated in the A.C. Caldwell Survey Number 53, Abstract Number 154, Travis County, Texas, being a portion of that certain 267.842-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas, corrected in Document No. 201817223, as the Official Public Records of Travis County, Texas, and being more particularly described as follows:

BEGINNING at a found 850-foot rail corner in the southeasterly right-of-way line of Block D, An Road parallels north marking the east westerly northwest corner of a 168-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas.

THENCE, along the southeasterly right-of-way line of said Block D, An Road parallels north marking the east westerly northwest corner of a 168-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas.

THENCE, along the southeasterly right-of-way line of said Block D, An Road and along the southeasterly line of that certain 10.302-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas.

THENCE, along the southeasterly boundary line of said 10.302-acre tract and crossing into said 267.842-acre tract the following bearing (7) course and distance:

- 1. South 27°38'52" West, 688.88 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 2. South 82°02'00" East, 687.78 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 3. South 81°13'17" East, 485.77 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 4. South 81°13'17" East, 518.77 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 5. South 81°02'50" East, 126.88 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 6. South 1°57'59" East, 117.88 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 7. South 20°18'18" East, 626.27 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

THENCE, South 82°02'00" East, 687.78 feet along the southeasterly right-of-way line of said Block D, An Road and along the southeasterly line of that certain 10.302-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas.

THENCE, South 20°18'18" West, 626.27 feet along the southeasterly line of said Block D, An Road and along the southeasterly line of that certain 10.302-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas.

THENCE, South 20°18'18" West, 348.00 feet along the southeasterly line of said Block D, An Road and along the southeasterly line of that certain 10.302-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas.

THENCE, South 82°02'00" West, 118.31 feet along the southeasterly line of said Block D, An Road and along the southeasterly line of that certain 10.302-acre tract described in instrument to Forestar (USA) Real Estate Group, Inc. as described in Document No. 201817124 of the Official Public Records of Travis County, Texas.

THENCE, along the southeasterly boundary line of said 10.302-acre tract and crossing into said 267.842-acre tract the following bearing (2) course and distance:

- 1. North 14°32'27" East, 188.59 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 2. North 14°32'27" East, 188.59 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 3. North 27°32'27" East, 32.22 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.
- 4. North 27°32'27" East, 32.22 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

5. In a southeasterly direction, along a tangent curve to the right, a central angle of 28°42'31", a radius of 18.00 feet, a chord bearing and distance of North 67°04'48" East, 107.18 feet, and a total arc length of 141.54 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

6. In a southeasterly direction, along a tangent curve to the right, a central angle of 10°21'23", a radius of 35.21 feet, a chord bearing and distance of North 17°05'59" East, 60.50 feet, and a total arc length of 141.54 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

7. In a southeasterly direction, along a tangent curve to the right, a central angle of 28°42'31", a radius of 18.00 feet, a chord bearing and distance of North 67°04'48" East, 107.18 feet, and a total arc length of 141.54 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

8. North 82°02'00" West, 216.51 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

9. North 27°12'48" East, 126.88 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

10. North 82°02'00" West, 526.27 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

11. North 82°02'00" West, 32.22 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

12. North 82°02'00" West, 32.22 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

13. North 82°02'00" West, 126.88 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

14. South 27°12'48" East, 126.88 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

15. In a southeasterly direction, along a tangent curve to the right, a central angle of 10°21'23", a radius of 35.21 feet, a chord bearing and distance of North 17°05'59" East, 117.88 feet, and a total arc length of 141.54 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

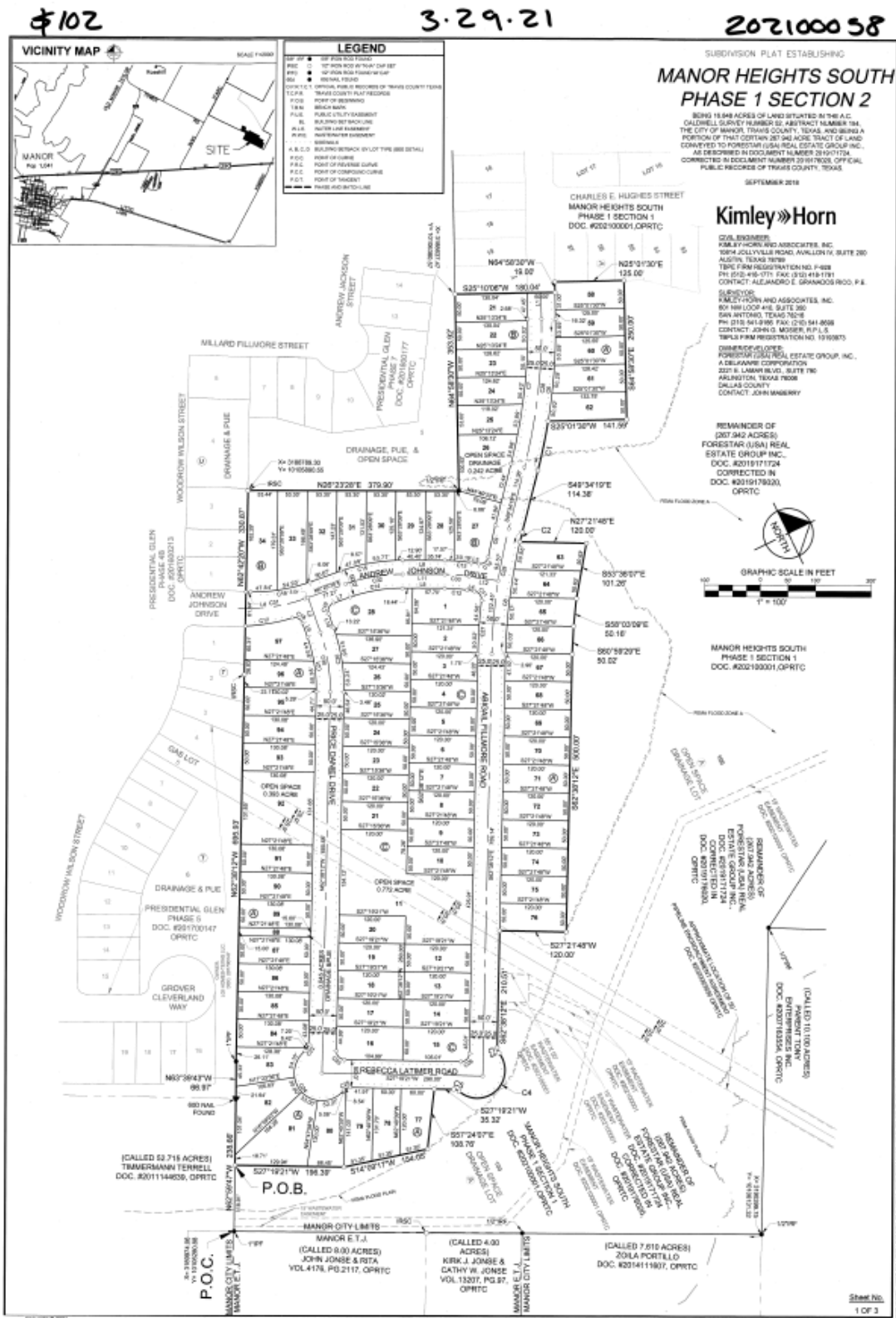
16. North 82°02'00" West, 118.31 feet to a 1.0-inch iron rod with a plastic cap stamped "104" set for corner.

THENCE, along the southeasterly line of said Presidential Golf, Phase 7 the following bearing (5) course and distance:

- 1. North 84°18'32" West, 488.50 feet to a 634 rail boundary corner.
- 2. North 84°18'32" West, 688.70 feet to a 634 rail boundary corner.
- 3. North 82°02'00" West, 688.33 feet to the right-of-way line of said Block D, An Road and the POINT OF BEGINNING and continuing 110.524 acres of Block D, Travis County, Texas, as shown in the document proposed in the Office of City Planning and Administration, Inc. in Ball A-2008, Texas. The bearings shown herein are Texas State Coordinate System (TSCS) Central Zone (NAD83) (NAD83), as determined by the 2008 Positioning System (GPS).

Table with 2 columns: CURVE TABLE, CURVE TABLE. Each column contains a list of curve segments with delta, radius, length, chord bearing, and chord.

EXHIBIT B-2 – MANOR HEIGHTS SOUTH PHASE 1 SECTION 2 PLAT



202100058

SUBDIVISION PLAT ESTABLISHING

MANOR HEIGHTS SOUTH PHASE 1 SECTION 2

BEING 16.848 ACRES OF LAND SITUATED IN THE A.C. CALDWELL SURVEY NUMBER 52, ABSTRACT NUMBER 104, THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF TRACT CERTAIN 267.943 ACRES TRACT OF LAND CONVEYED TO FORESTAR USA REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NUMBER 201911704, CORRECTED IN DOCUMENT NUMBER 201917600, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

SEPTEMBER 2018

Kimley»Horn

CIVIL ENGINEER: KIMLEY HORN AND ASSOCIATES, INC. 1814 JOLLYVILLE ROAD, ANNUETT IV, SUITE 208 AUSTIN, TEXAS 78758

SURVEYOR: KIMLEY HORN AND ASSOCIATES, INC. 801 MAP LOOP #18, SUITE 200 SAN ANTONIO, TEXAS 78216

COMMERCIAL DEVELOPER: FORESTAR USA REAL ESTATE GROUP, INC., A DELAWARE CORPORATION 2221 B. LAMAR BLVD., SUITE 700 ARLINGTON, TEXAS 76010

LINE TABLE with columns: NO., BEARING, LENGTH. Rows L1 through L12.

CURVE TABLE with columns: NO., DELTA, RADIUS, LENGTH, CHORD BEARING, CHORD. Rows C1 through C33.

LEGAL DESCRIPTION

Being 16.848 acre (161,880 square feet) tract of land located in the A.C. Caldwell Survey Number 52, Abstract Number 104, City of Manor, Travis County, Texas, being a portion of that certain 267.943 acre tract described in Instrument to Forestar USA Real Estate Group Inc., as described in Document Number 201911704, corrected in Document Number 201917600, Official Public Records of Travis County, and being more particularly described as follows:

COMMENCING at a 1/4 inch iron pipe found on the northwesterly line of that certain 12.775 acre tract described in Instrument to Thompson Trust as described in Document Number 201204400, Official Public Records of Travis County, for the westerly corner of said 267.943 acre tract and the westerly corner of that certain 4.00 acre tract also described in Instrument to John Jones, as described in Volume 40, Page 223 of the Public Records of Travis County;

THENCE North 02°04'47" West, 119.35 feet along the said northwesterly line of that certain 52.715 acre tract to a 1/4 inch iron rod with "KHM" cap set for the POINT OF BEGINNING of hereinafter described tract;

THENCE North 02°04'47" West, 119.75 feet along the said northwesterly line of that certain 52.715 acre tract to a 1/4 inch iron rod found for the most northerly corner of that certain 302.157 acre tract, and the easterly corner of that certain 302.157 acre tract of land conveyed to LGI Home Texas LLC, in Document Number 2014031318, Official Public Records of Travis County;

THENCE along the northwesterly line of said 302.157 acre tract, the following two (2) courses and distances:

- 1. North 81°38'41" West, 60.37 feet, to a 1/4 inch iron pipe found for corner;
2. North 81°38'17" West, 60.39 feet to a 1/4 inch iron rod with "KHM" cap set on the northwesterly line of residential tract Phase 1B, as described in Document Number 2014082118, Official Public Records of Travis County;

THENCE North 81°42'47" West, 180.87 feet along the said northwesterly line of said residential tract Phase 1B to a 1/4 inch iron rod with "KHM" cap set for the west end corner by the northwesterly corner of said 302.157 acre tract;

THENCE North 28°21'21" East, 176.82 feet along the said southeasterly line of said 302.157 acre tract to a 1/4 inch iron rod found for the most northerly corner of said 302.157 acre tract;

THENCE North 81°38'17" West, 302.82 feet along the northwesterly line of said 302.157 acre tract to a 1/4 inch iron rod with "KHM" cap set for the most northerly corner of hereinafter described tract;

THENCE, crossing said 302.157 acre tract of land, the following two (2) courses and distances:

- 1. North 21°20'27" East, 562.08 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
2. North 64°58'30" East, 25.00 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
3. North 21°21'30" East, 125.88 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
4. South 64°58'30" East, 25.00 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
5. South 21°21'30" East, 241.28 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
6. In a southeasterly direction, along a non-tangent curve to the right, a central angle of 17°34'48", a radius of 2023.89 feet, a chord bearing and distance of South 12°09'04" East, 30.80 feet, and a total arc length of 30.80 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
7. South 49°34'19" East, 114.38 feet to a 1/4 inch iron rod with "KHM" cap set for corner, and a point of curvature;
8. In a southeasterly direction, along a tangent curve to the left, a central angle of 17°32'37", a radius of 1876.00 feet, a chord bearing and distance of South 52°05'55" East, 17.83 feet, and a total arc length of 17.93 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
9. North 17°21'49" East, 130.88 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
10. South 18°41'01" East, 92.26 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
11. South 18°41'01" East, 90.18 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
12. South 87°01'29" East, 302.02 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
13. South 87°01'29" East, 302.02 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
14. South 42°18'17" East, 300.80 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
15. South 17°21'49" East, 130.88 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
16. South 07°28'17" East, 133.51 feet to a 1/4 inch iron rod with "KHM" cap set for corner, and a point of curvature;
17. In a southeasterly direction, along a tangent curve to the left, a central angle of 17°32'37", a radius of 1876.00 feet, a chord bearing and distance of South 17°29'25" East, 39.58 feet, and a total arc length of 39.58 feet to a 1/4 inch iron rod with "KHM" cap set for corner, and a point of curvature;
18. In a southeasterly direction, along a tangent curve to the left, a central angle of 17°32'37", a radius of 1876.00 feet, a chord bearing and distance of South 17°29'25" East, 39.58 feet, and a total arc length of 39.58 feet to a 1/4 inch iron rod with "KHM" cap set for corner, and a point of curvature;
19. South 17°21'49" East, 130.88 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
20. South 17°21'49" East, 130.88 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
21. South 14°09'17" West, 254.05 feet to a 1/4 inch iron rod with "KHM" cap set for corner;
22. South 17°21'49" East, 254.05 feet to the POINT OF BEGINNING and containing 16.848 acres of land in Travis County, Texas, as shown in the document prepared in the Office of Kimley-Horn and Associates, Inc. in San Antonio, Texas.

MANOR HEIGHTS SOUTH PHASE 1 SECTION 2 GENERAL INFORMATION. TOTAL ACREAGE: 16.848 ACRES. LINEAR FOOT OF 50' ROW: 3047'. NUMBER OF SINGLE FAMILY LOTS: 78. ACREAGE OF RESIDENTIAL LOTS: 11.848 ACRES. NUMBER OF NON-RESIDENTIAL LOTS: 4. ACREAGE OF NON-RESIDENTIAL LOTS: 4.452 ACRES. TOTAL NUMBER OF LOTS: 82.

MINIMUM LOT WIDTH 80 FT 30 FT (CUL-DE-SAC) TOTAL. PHASE 1 SECTION 2 74 4 78. TOTAL 78 4 82.

LEGEND. Symbols for SP RECORDED POLY, LOT BOUNDARIES, LOT RECORDED POLY, etc.

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Sheet No. 2 OF 3

202100038

THE STATE OF TEXAS)
COUNTY OF TRAVIS)

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF 18.848 ACRES TRACT LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 30, ABSTRACT NUMBER 154, AND THE CITY OF MANOR, TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 267.042 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NUMBER 2019171724, CORRECTED IN DOCUMENT NUMBER 2019171724, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND SO HEREBY SUBDIVIDE SAID, HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC UTILITY AND HEARING PROVISIONS OF CHAPTERS 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAN, AND DESIGNATED HEREIN AS "MANOR HEIGHTS SOUTH PHASE 1, SECTION 2" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS DESCRIBED HEREIN, HEREBY SUBDIVIDES SAID 18.848 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAN TO BE KNOWN AS "MANOR HEIGHTS SOUTH PHASE 1, SECTION 2" AND SO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOR ALL STREETS AND PUBLIC CASSEMENTS THEREON SHOWN FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY February 09 2021

BY: Jeff Scott
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
Jeff Scott
2221 E. LAMAR BLVD., SUITE 700
AUSTIN, TEXAS 78708

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, 29 DAY OF March, 2021.
ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS DATE, 18 DAY OF May, 2021.

APPROVED: Philip J. ...
PHILIP J. ...
CITY SECRETARY

ATTEST: Lluvia Almaraz
Lluvia Almaraz, City Secretary

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS DATE, 18 DAY OF May, 2021.

APPROVED: Larry Wallace, Jr.
DR. LARRY WALLACE, JR., MAYOR

ATTEST: Lluvia Almaraz
Lluvia Almaraz, City Secretary



COUNTY OF TRAVIS
STATE OF TEXAS
KNOW ALL ME BY THESE PRESENTS:

I, DANA DEBEHAUVER, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS COPIES OF AUTHENTICATION HAVE BEEN FILED FOR RECORD IN MY OFFICE ON THE DATE, 29 DAY OF March 2021, AT 11:20 O'CLOCK AM DULY RECORDED ON THE DAY OF 29 DAY OF March 2021 AT 11:20 O'CLOCK AM IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202100038 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 29 DAY OF March 2021.

DANA DEBEHAUVER, COUNTY CLERK, TRAVIS COUNTY, TEXAS

BY: E. Medina
DEPUTY
E. MEDINA



GENERAL NOTES:

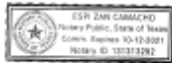
- 1. PROPERTY OWNERS OF THE LOTS OR WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAN SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- 2. A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- 3. PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHDRAWING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
- 4. FIREARM AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- 5. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNLESS CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- 6. NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND OBLIGATORY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- 7. ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROL SHALL BE CONSTRUCTED AND RETALLED TO CITY OF MANOR STANDARDS.
- 8. EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 14.04 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- 10. PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- 11. THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEOWNERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A MANOR HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- 12. THE BEARINGS SHOWN HEREON ARE TIED TO THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE 4303 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS). ALL DISTANCES SHOWN HEREON ARE ON THE SURFACE. THE COMBINED SURFACE TO GRID SCALE FACTOR IS 0.9999207945. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- 13. THE BUILDING SETBACK LINES SHALL COMPLY WITH THE CITY'S ZONING ORDINANCE.
- 14. THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- 15. PER CITY OF MANOR ORDINANCE NO. 481, MINIMUM LOT SIZE SHALL BE 8000 SQ.FT., AND THE MINIMUM LIVING AREA PER RESIDENTIAL UNIT SHALL BE 1000 SQ.FT.
- 16. THE PROPERTY IS ZONED SINGLE FAMILY RESIDENTIAL (R-2) WITH CONDITIONS PER CITY OF MANOR ORDINANCE NO. 481.
- 17. LOT 88, BLOCK A, OPEN SPACE DRAINAGE LOT, LOT 92, BLOCK A, OPEN SPACE, LOT 26, BLOCK B, OPEN SPACE DRAINAGE LOT AND LOT 11, BLOCK C, OPEN SPACE ARE DEDICATED TO THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF THOSE LOTS.

THE STATE OF TX)
COUNTY OF TRAVIS)

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED JEFF SCOTT, KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 9 DAY OF February, 2021.

BY: Erin Comanche
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 04542622
MY COMMISSION EXPIRES: 08/11/21
COUNTY OF TRAVIS,
THE STATE OF TEXAS.



THE STATE OF TEXAS)
COUNTY OF TRAVIS)

I, ALEJANDRO G. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAN IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONGWOOD CREEK WATERSHED.

A PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 484320485L EFFECTIVE DATE AUGUST 16, 2014, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

BY: Alejandro G. Granados Rico
ALEJANDRO G. GRANADOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER NO. 130084
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD
KILLON, TX, SUITE 208
AUSTIN, TEXAS 78759



I, JOHN G. MOSEY, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAN COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT AS PREPARED FROM MY ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

BY: John G. Mosey
JOHN G. MOSEY
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - STATE OF TEXAS
821 HWY LOOP 410, SUITE 100
SAN ANTONIO, TEXAS 78219
PH. 210-321-3463
jg@kimley-horn.com



SURVEYOR'S NOTES:

- 1. THE BEARINGS SHOWN HEREON ARE TIED TO THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE 4303 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- 2. ALL DISTANCES AND COORDINATES SHOWN HEREON ARE ON THE SURFACE. USE THE COMBINED SURFACE TO GRID SCALE FACTOR 0.9999207945 TO CONVERT TO THE GRID. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- 3. ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED PRIOR TO LOTS SALES AND OPEN ROAD CONSTRUCTION WITH A 1/2" IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.
- 4. ACCORDING TO COMMUNITY PANEL NO. 484320485L DATED 8/16/2014 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM), A PORTION OF THE SUBJECT TRACT IS LOCATED WITHIN ZONE A WHICH IS DESIGNATED BY FEMA AS AN ANNUAL FLOOD CHANCE AREA WITH NO BASE FLOOD ELEVATIONS DETERMINED. THE REMAINDER OF THE PROPERTY IS WITHIN ZONE X (UN-SHADED) DESIGNATED BY FEMA AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN. ALL ZONE DESIGNATIONS SHOWN HEREON ARE APPROXIMATE. THIS STATEMENT DOES NOT IMPLY THAT ANY PORTION OF THE SUBJECT TRACT IS TOTALLY FREE OF POTENTIAL FLOOD HAZARDS. LOCALIZED FLOODING CAN OCCUR DUE TO NATURAL AND/OR MAN-MADE INFLUENCES. THIS FLOOD STATEMENT SHALL CREATE NO LIABILITY ON THE PART OF KIMLEY-HORN OR THE UNDERSIGNED.

SUBDIVISION PLAT ESTABLISHING
MANOR HEIGHTS SOUTH
PHASE 1 SECTION 2

BEING 18.848 ACRES OF LAND RELIANT IN THE A.C. CALDWELL SURVEY NUMBER 30, ABSTRACT NUMBER 154, THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND BEING A PORTION OF THAT CERTAIN 267.042 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NUMBER 2019171724, CORRECTED IN DOCUMENT NUMBER 2019171724, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

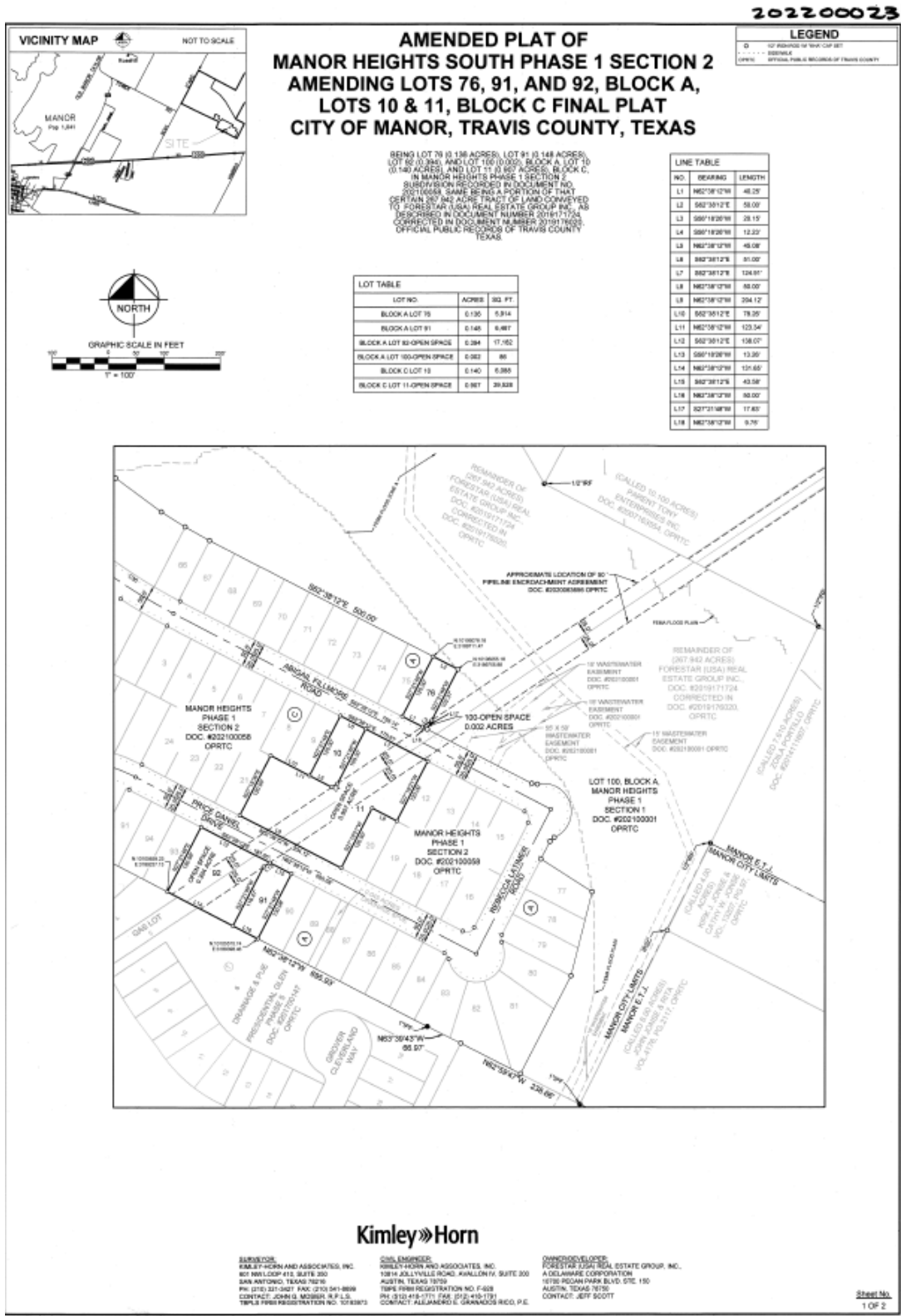
Kimley Horn

OWNER/ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD
AUSTIN, TEXAS 78759
PHONE: 214-835-1177 FAX: 214-835-1176
CONTACT: ALEJANDRO G. GRANADOS RICO, P.E.

SURVEYOR
KIMLEY-HORN AND ASSOCIATES, INC.
801 W. LOOP W. SUITE 200
SAN ANTONIO, TEXAS 78216
PHONE: 214-549-9166 FAX: 214-549-8888
CONTACT: JOHN G. MOSEY, R.L.S.
TSPS/FIRM REGISTRATION NO. 1910875

OWNER/DEVELOPER
FORESTAR (USA) REAL ESTATE GROUP, INC.
A DELAWARE CORPORATION
2221 E. LAMAR BLVD., SUITE 700
AUSTIN, TEXAS 78708
Sheet No. 3 of 3

EXHIBIT B-3 – MANOR HEIGHTS SOUTH PHASE 1 SECTION 2 AMENDED PLAT



20220023

THE STATE OF TEXAS
COUNTY OF TRAVIS

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF LOTS 76, 91, 92, AND 108, BLOCK A, LOTS 10 AND 11, BLOCK C, MANOR HEIGHTS PHASE 1 SECTION 2 PLAT OF WHICH RECORDS IN DOCUMENT NUMBER 20170088, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, BEING LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 32, ABSTRACT NUMBER 154, AND THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND DO HEREBY AMEND SAID SUBDIVISION PLAT, HAVING BEEN APPROVED FOR SUBDIVISION PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISIONS OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "AMENDED MANOR HEIGHTS PHASE 1, SECTION 2" LOTS 76, 91, 92, AND 108, BLOCK A, LOTS 10 AND 11, BLOCK C, AND VANCE WARE, BE SUBSCRIBED HERETO IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOWN AS "AMENDED MANOR HEIGHTS PHASE 1, SECTION 2" LOTS 76, 91, 92, AND 108, BLOCK A, LOTS 10 AND 11, BLOCK C, AND DO HEREBY DELEGATE TO THE USE OF THE PUBLIC, FOR EVERY ALL ERECTIONS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY 1-20 2022

BY: FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, 5370 PECAN PARK BLVD, STE 150, AUSTIN, TEXAS 78750, Jeff Scott, Authorized Agent

THE STATE OF TEXAS
COUNTY OF

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Jeff Scott, KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 22nd DAY OF JAN 2022

Notary Public
NOTARY REGISTRATION NUMBER 181229801
BY COMMISSION EXPIRES 7-8-23
COUNTY OF TRAVIS
THE STATE OF TEXAS



THE STATE OF TEXAS
COUNTY OF DEARBORN

I, ALEJANDRO E. GRANADOS RECIO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLIES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONTWOOD CREEK WATERSHED.
NO PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 105 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 484530465, EFFECTIVE DATE AUGUST 16, 2014, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

Alejandro E. Granados Recio
ALEJANDRO E. GRANADOS RECIO, P.E.
REGISTERED PROFESSIONAL ENGINEER NO. 103884
KIMLEY-HORN AND ASSOCIATES, INC.
10914 JOLLYVILLE ROAD
AUSTIN, TEXAS 78750
PH: 737-321-5462
ahp_mro@kimley-horn.com



THE STATE OF TEXAS
COUNTY OF DEARBORN

I, JOHN G. MOSEIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

John G. Mosier
JOHN G. MOSEIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 8338, STATE OF TEXAS
801 NW LOOP 416, SUITE 300
DAM ANTONIO, TEXAS 75121
PH: 713-321-5462
jgm_mosier@kimley-horn.com



SUBSCRIBER'S NOTES:

- 1. THE BEARINGS SHOWN HEREON ARE TIED TO THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE 420 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- 2. ALL DISTANCES AND COORDINATES SHOWN HEREON ARE ON THE SURFACE. USE THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.99999997 TO CONVERT TO THE GRID. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- 3. ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WILL BE MONUMENTED PRIOR TO LOTS SALES AND AFTER ROAD CONSTRUCTION WITH A 12" IRON ROD WITH RED PLASTIC CAP STAMPED "KH", UNLESS OTHERWISE NOTED.
- 4. THE SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE.
- 5. ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS 10th DAY OF January, 2022.
- 6. ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS 10th DAY OF January, 2022.
- 7. I, DNA DEBEAUXOR, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF IDENTIFICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 22nd DAY OF JANUARY 2022 AT 10:00 A.M. IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 20220023 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.
- 8. WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 22nd DAY OF January, 2022.

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS 10th DAY OF January, 2022.

APPROVED: Julie Scott, FORESTAR (USA) REAL ESTATE GROUP INC.

ATTEST: Evelyn Almaraz, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS 10th DAY OF January, 2022.

ATTEST: Evelyn Almaraz, CITY SECRETARY



COUNTY OF TRAVIS
STATE OF TEXAS

I, DNA DEBEAUXOR, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF IDENTIFICATION WAS FILED FOR RECORD IN MY OFFICE ON THE 22nd DAY OF JANUARY 2022 AT 10:00 A.M. IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 20220023 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 22nd DAY OF January, 2022.

DNA DEBEAUXOR, COUNTY CLERK

BY: DNA Debeauxor, COUNTY CLERK



GENERAL NOTES:

- 1. PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN CONJUNCTION WITH THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- 2. A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- 3. PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITH THIS SUBDIVISION. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED, FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHELDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
- 4. DIVERSITY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVED BY THE CITY OF MANOR.
- 5. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- 6. NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITY EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- 7. ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND SEWER/WATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- 8. EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 14.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
- 9. ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURBS AND GUTTER.
- 10. PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- 11. THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THIS PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A GRABER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- 12. THE BEARINGS SHOWN HEREON ARE TIED TO THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE 420 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS). ALL DISTANCES SHOWN HEREON ARE ON THE SURFACE. THE COMBINED SURFACE TO GRID SCALE FACTOR IS 0.99999997. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- 13. THE BUILDING SETBACK LINES SHALL COMPLY WITH THE CITY'S ZONING ORDINANCE.
- 14. THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- 15. PER CITY OF MANOR ORDINANCE NO. 40, MINIMUM LOT SIZE SHALL BE 6000 Sq.Ft., AND THE MINIMUM LIVING AREA PER RESIDENTIAL UNIT SHALL BE 1500 Sq.Ft.
- 16. THE PROPERTY IS ZONED SINGLE FAMILY RESIDENTIAL (R-2) WITH CONDITIONS PER CITY OF MANOR ORDINANCE NO. 401.
- 17. LOT 92, BLOCK A, OPEN SPACE, AND LOT 11, BLOCK C, OPEN SPACE ARE DEDICATED TO THE HOMEOWNER SUBDIVISION OR OTHER DEVELOPER'S USE. THE CITY OF MANOR IS NOT RESPONSIBLE FOR MAINTENANCE OF THOSE LOTS.
- 18. THIS SUBDIVISION IS SUBJECT TO ALL GENERAL NOTES AND RESTRICTIONS APPEARING ON THE PLAT OF MANOR HEIGHTS SOUTH PHASE 1 SECTION 2, LOTS 76, 91, & 92 BLOCK A, LOTS 10 & 11 BLOCK C, RECORDED IN DOCUMENT NO. 20170088 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

AMENDED PLAT OF
MANOR HEIGHTS SOUTH PHASE 1 SECTION 2
AMENDING LOTS 76, 91, AND 92, BLOCK A,
LOTS 10 & 11, BLOCK C FINAL PLAT
CITY OF MANOR, TRAVIS COUNTY, TEXAS

BEING LOT 76 TO 138 ACRES, LOT 91 (0.148 ACRES), LOT 92 (0.396), AND LOT 106 (0.002), BLOCK A, LOT 10 (0.140 ACRES), AND LOT 11 (0.807 ACRES), BLOCK C, IN MANOR HEIGHTS PHASE 1 SECTION 2 SUBDIVISION RECORDED IN DOCUMENT NO. 20170088, SAME BEING A PORTION OF THAT CERTAIN 267.842 ACRES TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NUMBER 2019117724, CORRECTED IN DOCUMENT NUMBER 2019117724, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY TEXAS.

Kimley»Horn

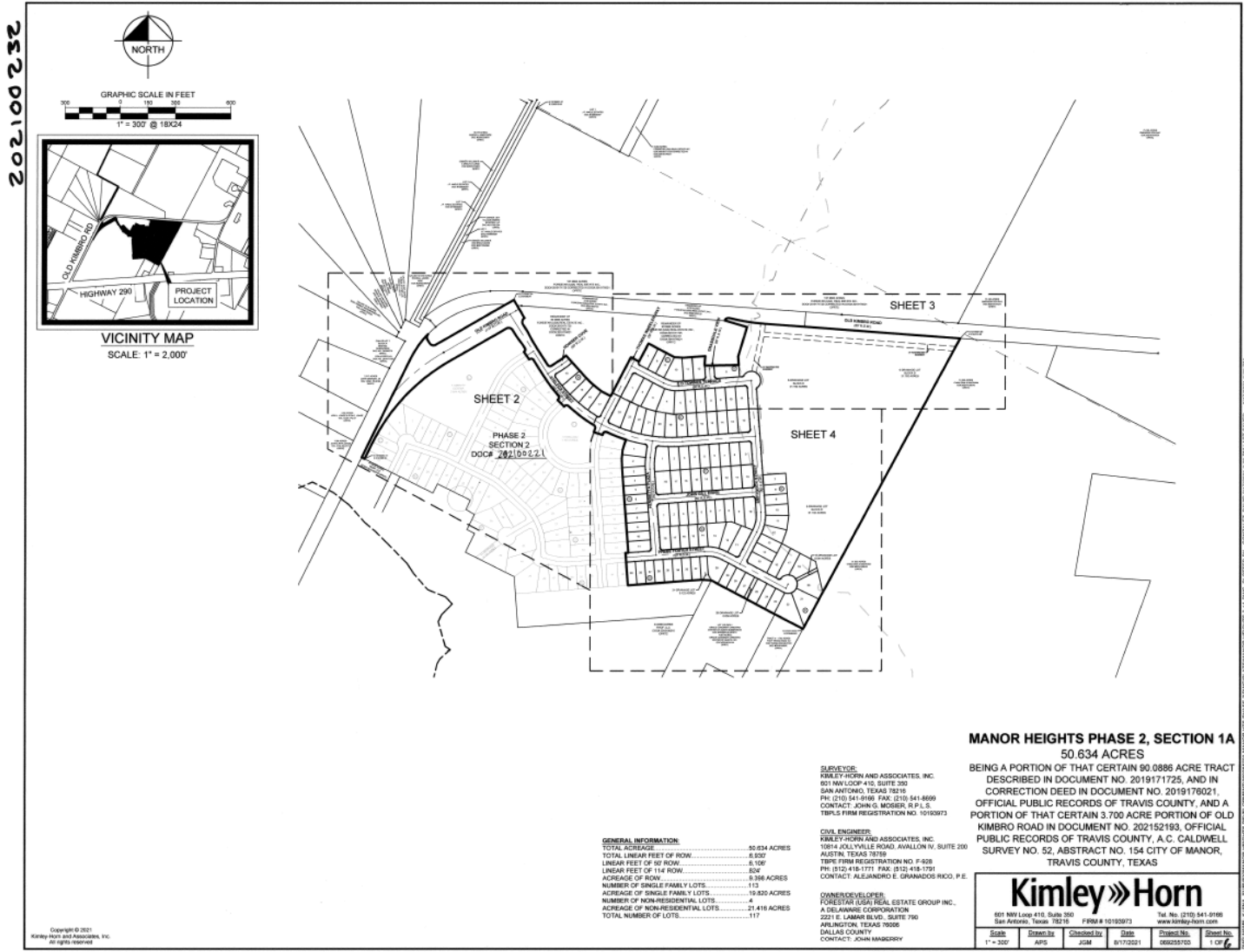
SURVEYOR: KIMLEY-HORN AND ASSOCIATES, INC. 801 NW LOOP 416, SUITE 300 DAM ANTONIO, TEXAS 75121 PH: (713) 321-3427 FAX: (713) 841-8888 CONTACT: JOHN G. MOSEIER, R.L.P.S. TRPLS FIRM REGISTRATION NO. 13181073

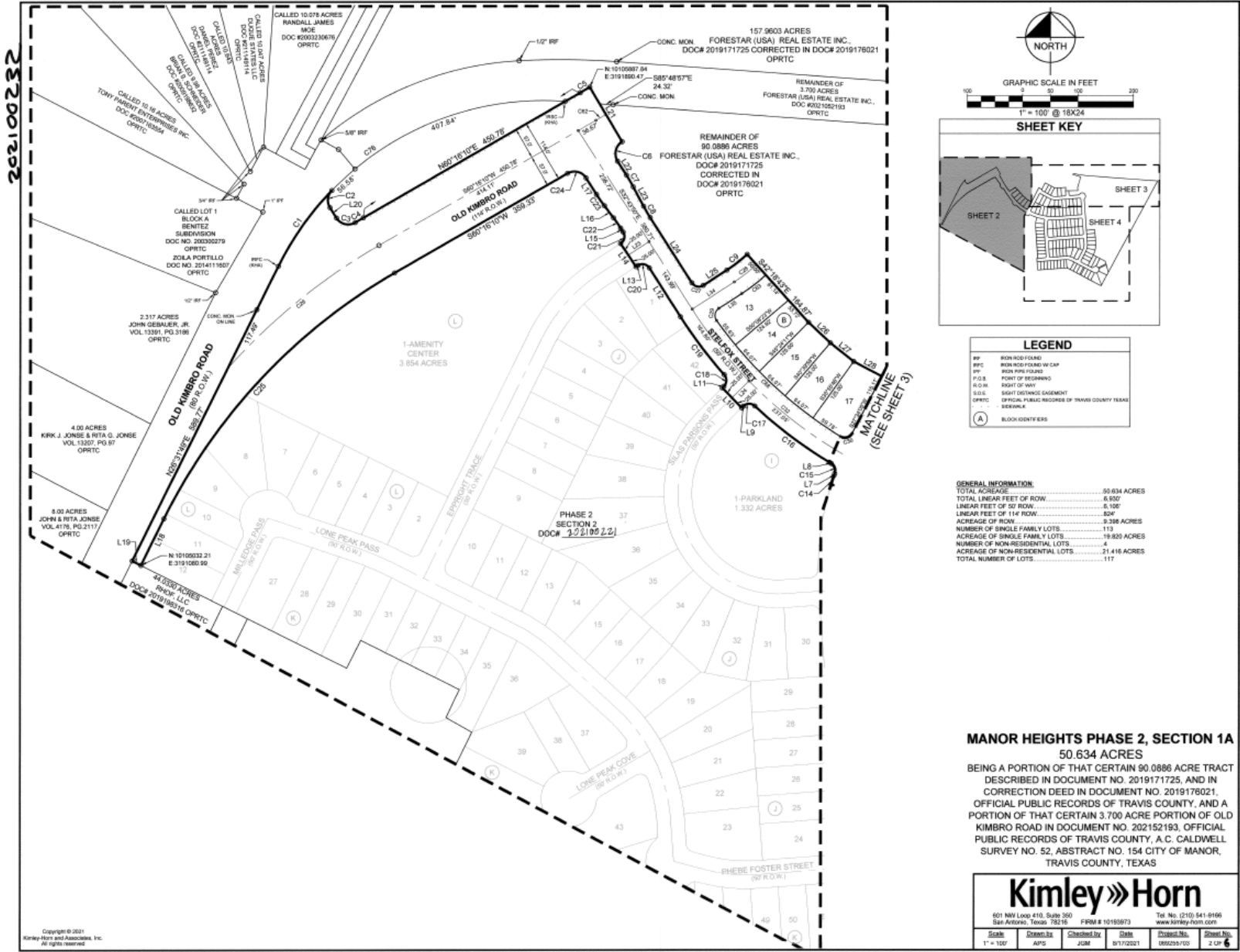
CITY ENGINEER: KIMLEY-HORN AND ASSOCIATES, INC. 10914 JOLLYVILLE ROAD, AUSTIN, TEXAS 78750 TRPLS FIRM REGISTRATION NO. F-408 PH: (512) 418-1771 FAX: (512) 418-1769 CONTACT: ALEJANDRO E. GRANADOS RECIO, P.E.

OWNER/DEVELOPER: FORESTAR (USA) REAL ESTATE GROUP, INC. A DELAWARE CORPORATION 5370 PECAN PARK BLVD, STE. 150 AUSTIN, TEXAS 78750 CONTACT: JEFF SCOTT

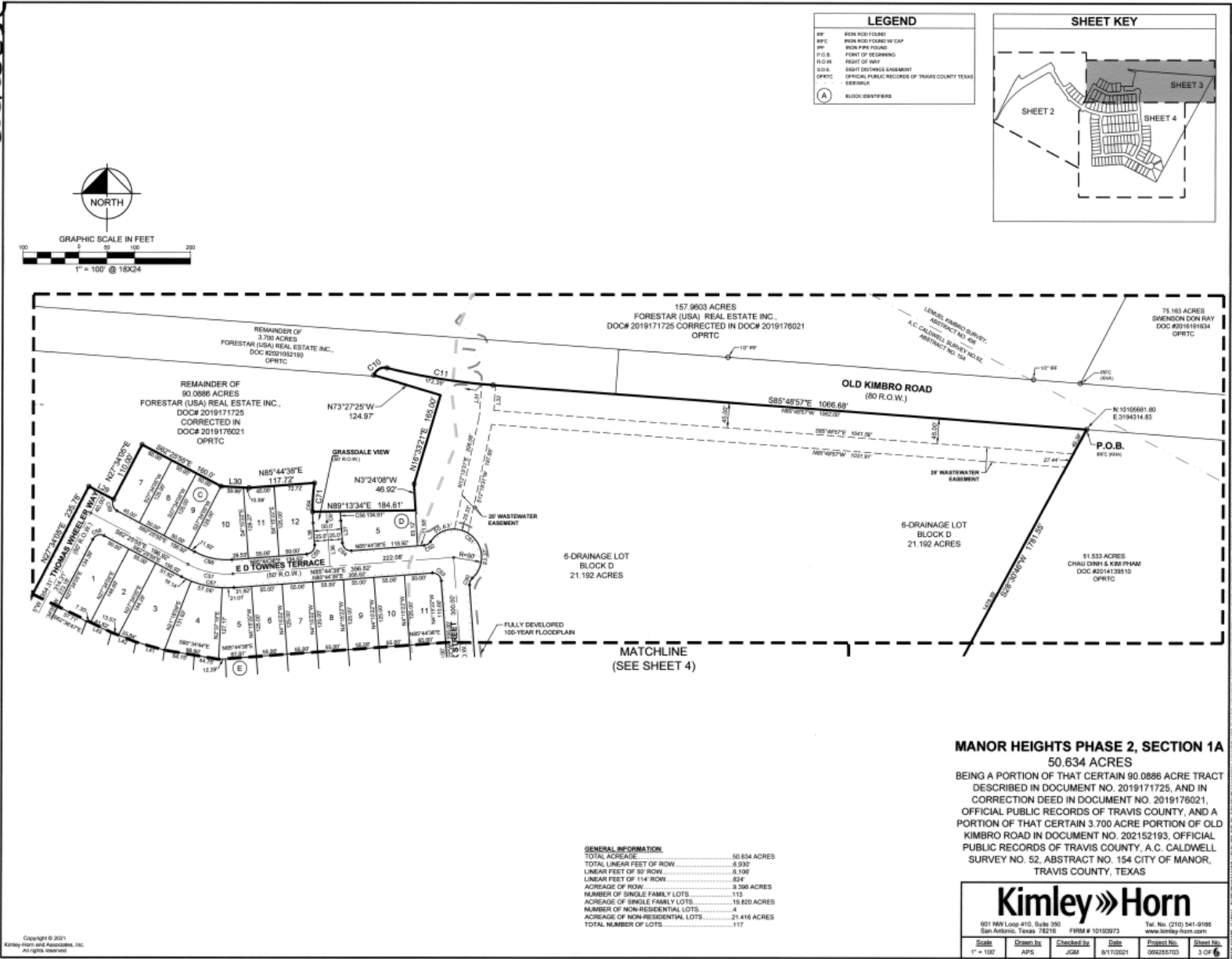
Sheet No. 2 OF 2

EXHIBIT B-4 – MANOR HEIGHTS PHASE 2 SECTION 1A PLAT

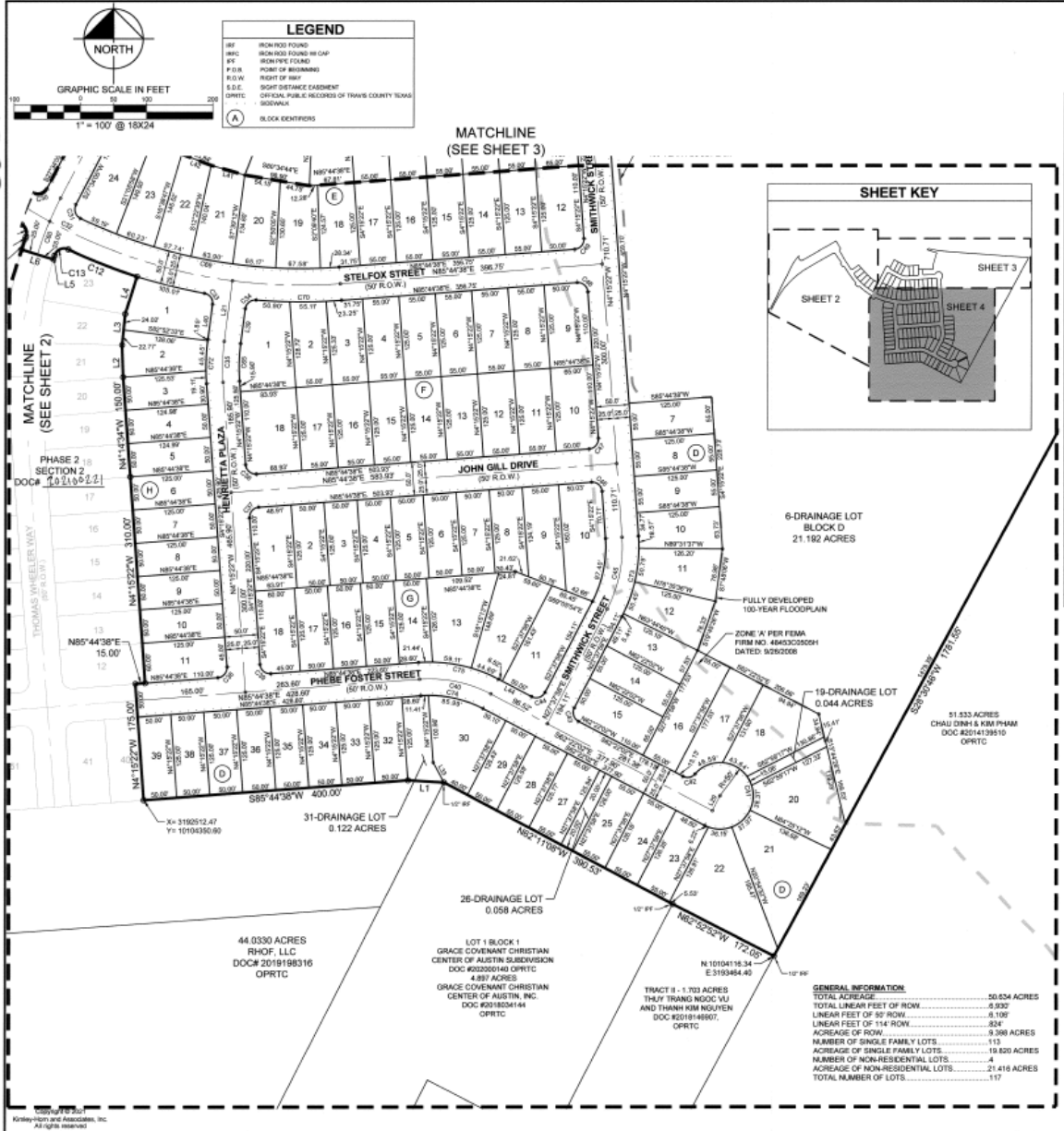




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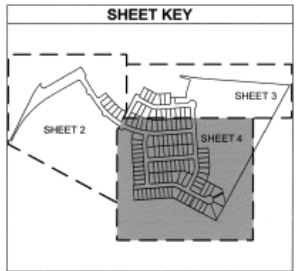


CURVE TABLE

NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	173°21'	531.18	107.08	N82°01'29"E	188.42
C2	78°32'31"	23.00	28.47	S89°17'31"W	31.00
C3	88°44'42"	23.00	28.47	S20°52'39"E	34.00
C4	278°42'	1152.00	15.80	N82°50'18"E	15.80
C5	112°28'	945.00	19.70	N89°49'17"E	19.70
C6	87°45'47"	23.00	28.47	S17°18'17"W	30.00
C7	47°30'31"	21.80	24.44	S30°39'11"E	24.44
C8	47°30'31"	23.00	23.00	S20°52'39"E	23.00
C9	37°45'47"	21.80	24.44	N20°50'18"E	24.44
C10	87°45'47"	23.00	28.47	N17°49'17"E	28.47
C11	87°45'47"	1148.00	192.71	S87°49'17"E	192.48
C12	74°33'57"	825.00	111.60	N89°39'50"W	111.52
C13	87°32'31"	15.80	25.49	S89°21'31"W	25.52
C14	17°00'	83.80	16.87	N89°00'00"E	16.87
C15	87°32'31"	15.80	25.49	N17°49'17"E	25.52
C16	114°42'	825.00	103.53	N89°54'54"W	103.24
C17	87°45'47"	15.80	22.85	S89°06'17"W	25.52
C18	87°45'47"	15.80	22.85	N17°49'17"E	25.52
C19	87°32'31"	82.50	155.85	N17°18'17"E	155.81
C20	87°32'31"	15.80	23.00	N70°50'18"W	23.21
C21	87°32'31"	15.80	23.00	N20°51'18"E	23.21
C22	87°32'31"	28.47	22.47	N18°49'17"E	22.47
C23	47°30'31"	31.40	24.70	N18°49'17"E	24.70
C24	87°32'31"	25.50	21.30	N20°51'30"W	24.42
C25	27°45'47"	1148.00	191.98	S47°49'17"E	191.98
C26	18°45'47"	1148.00	302.27	S17°49'17"E	302.27
C27	87°32'31"	15.80	23.00	S77°49'17"E	23.21
C28	87°32'31"	30.00	30.00	S87°30'18"E	30.00
C29	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C30	87°32'31"	15.80	24.30	N17°49'17"E	21.70
C31	87°32'31"	15.80	24.30	N17°49'17"E	21.70
C32	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C33	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C34	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C35	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C36	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C37	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C38	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C39	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C40	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C41	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C42	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C43	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C44	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C45	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C46	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C47	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C48	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C49	87°32'31"	15.80	24.30	S17°49'17"E	21.70
C50	87°32'31"	15.80	24.30	S17°49'17"E	21.70

CURVE TABLE

NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C51	238°32'31"	53.00	23.98	N17°41'40"W	18.47
C52	78°32'31"	15.80	25.07	N20°51'18"E	18.47
C53	87°32'31"	15.80	23.00	S17°49'17"E	21.21
C54	87°32'31"	15.80	23.00	N20°51'18"E	21.21
C55	112°28'	945.00	19.70	N89°49'17"E	19.70
C56	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C57	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C58	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C59	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C60	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C61	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C62	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C63	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C64	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C65	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C66	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C67	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C68	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C69	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C70	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C71	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C72	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C73	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C74	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C75	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C76	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C77	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C78	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C79	87°45'47"	15.80	23.96	N17°49'17"E	21.21
C80	87°45'47"	15.80	23.96	N17°49'17"E	21.21



LINE TABLE

NO.	BEARING	LENGTH	NO.	BEARING	LENGTH
L1	N89°02'19"W	54.58	L33	S28°10'18"E	38.54
L2	N81°58'12"W	41.80	L34	S22°43'25"E	138.08
L3	N87°31'19"W	48.79	L35	N87°16'17"E	88.27
L4	N47°39'57"E	18.44	L36	S48°15'18"E	188.27
L5	S10°27'00"W	8.32	L37	S50°42'09"E	152.72
L6	N23°54'17"W	52.00	L38	S82°59'55"E	97.29
L7	N18°48'42"E	4.08	L39	S82°59'55"E	68.00
L8	N88°00'00"W	3.88	L40	S87°42'42"E	68.00
L9	S48°59'55"W	4.07	L41	N40°52'52"E	58.67
L10	N40°52'52"W	15.00	L42	S40°52'52"W	45.00
L11	N48°59'55"E	4.50	L43	N28°11'18"E	38.50
L12	N23°54'17"W	103.88	L44	N10°17'18"E	60.27
L13	S87°16'17"W	4.02	L45	S57°16'17"W	48.21
L14	N87°32'31"W	58.07	L46	N40°52'52"W	79.50
L15	N82°49'17"E	8.07	L47	N40°52'52"W	58.07
L16	N27°42'17"W	27.24	L48	N28°11'18"E	38.50
L17	N23°54'17"E	38.14	L49	N10°17'18"E	62.73
L18	S28°11'18"W	69.07	L50	N10°17'18"E	62.73
L19	N87°32'31"W	17.00	L51	S17°49'17"E	52.85
L20	S27°17'18"E	21.00	L52	N89°39'50"W	47.47
L21	S28°11'18"E	114.00	L53	N10°17'18"E	48.00
L22	S27°42'18"E	29.44	L54	S27°42'18"E	96.52

MANOR HEIGHTS PHASE 2, SECTION 1A
50.634 ACRES
BEING A PORTION OF THAT CERTAIN 90.0886 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2019171725, AND IN CORRECTION DEED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.700 ACRE PORTION OF OLD KIMBRO ROAD IN DOCUMENT NO. 202152193, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154 CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley Horn

021 NW Loop 410, Suite 350 San Antonio, Texas 78216 FIRM # 10123973 Tel. No. (210) 541-2186 www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 100'	APB	JGH	01/17/2021	098260703	4 OF 6

20210921

THE STATE OF TEXAS §
KNOW ALL MEN BY THESE PRESENTS: §
COUNTY OF TRAVIS §

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF 50.634 ACRE TRACT LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 52, ABSTRACT NUMBER 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 157,9655 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., A PORTION OF THAT CERTAIN 90,0886 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN DOCUMENT NUMBER 20191720, AND CORRECTED IN DOCUMENT NUMBER 201917021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND A PORTION OF THAT CERTAIN 3,700 ACRES OF OLD KIMBRO ROAD CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP, INC., AN 80 FOOT WIDE RIGHT-OF-WAY, AND DO HEREBY SUBDIVIDE SAID LANDS HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISIONS OF CHAPTERS 212 AND 232 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAN AND DESIGNATED HEREIN AS MANOR HEIGHTS PHASE 2, SECTION 1A OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY SUBDIVIDES SAID 50.634 ACRES OF LAND OF SAID IN ACCORDANCE WITH THE ATTACHED MAP OR PLAN TO BE KNOWN AS "MANOR HEIGHTS PHASE 2, SECTION 1A" AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY August 20 2021

BY: [Signature]
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION

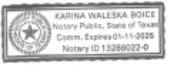
2221 E. LAMAR BLVD., SUITE 750
ARLINGTON, TEXAS 75006

THE STATE OF TEXAS §
COUNTY OF WILLIAMSON §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED [Signature] KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 30 DAY OF August 2021.

[Signature]
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 035022-D
MY COMMISSION EXPIRES 01/11/2025
COUNTY OF WILLIAMSON
THE STATE OF TEXAS



STATE OF TEXAS §
COUNTY OF TRAVIS §

I, ALEJANDRO E. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAN IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

A PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 486330509H EFFECTIVE DATE SEPTEMBER 26, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

[Signature]
ALEJANDRO E. GRANADOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER NO. 130084
KIMLEY-HORN AND ASSOCIATES, INC.
10814 JOLLIVILLE ROAD
AVALONIA, TX, SUITE 200
AUSTIN, TEXAS 78759



STATE OF TEXAS §
COUNTY OF BEKAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAN COMPLES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

[Signature] 8-19-21

JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330, STATE OF TEXAS
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78216
PH: 210-321-3602
greg.mosier@kimley-horn.com



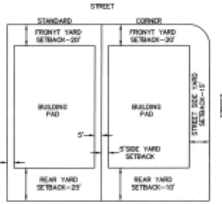
SURVEYOR'S NOTES

- 1. THE BEARINGS, DISTANCES, AREAS AND COORDINATES SHOWN HEREON ARE TEXAS STATE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4203, NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- 2. ALL DISTANCES SHOWN HEREON ARE ON THE SURFACE. THE CORRECTED SURFACE TO GRID SCALE FACTOR FOR THE PROJECT IS 0.99992049. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
- 3. ALL PROPERTY OWNERS OF THE LOTS IN THIS SUBDIVISION WILL BE NOTICED PRIOR TO LOT SALES AND AFTER ROAD CONSTRUCTION WITH A 10-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "NOA" UNLESS OTHERWISE NOTED.

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GENERAL NOTES:

- 1. PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAN SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- 2. A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- 3. PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
- 4. DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THIS PLAN AND DESIGNATED HEREIN UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- 5. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- 6. NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- 7. ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- 8. EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.3 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL, FEBRUARY 20, 2020.
- 9. ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- 10. PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- 11. THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURETY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEOWNERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- 12. THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD (ORDINANCE NO. 534) AND ARE AS FOLLOWS: (SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 25'
SIDE YARD - 15'
STREET SIDE YARD - 15'
- 13. PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6350 Sq. Ft. WITHIN PUD-SF-1 AND 3300 Sq. Ft. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 Sq. Ft.
- 14. LOT 6, BLOCK D, DRAINAGE LOT IS DEDICATED TO THE CITY OF MANOR, TEXAS, THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "OWN") SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 6, BLOCK D, DRAINAGE LOT IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2016 AS AMENDED (THE "DEVELOPMENT AGREEMENT") AND SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY IN SUBSTANTIALLY THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 6, BLOCK D, DRAINAGE LOT, UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, WHICHEVER IS LONGER.
- 15. LOT 19, BLOCK D, DRAINAGE LOT, LOT 26, BLOCK D, DRAINAGE LOT AND LOT 31, BLOCK D, DRAINAGE LOT ARE TO BE DEDICATED TO THE HOMEOWNER ASSOCIATION, THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "OWN") SHALL BE RESPONSIBLE FOR MAINTAINING AND MAINTAINING LANDSCAPING IN THE DRAINAGE LOTS. THE CITY OF MANOR WILL MAINTAIN THE PUBLIC STORM INFRASTRUCTURE LOCATED IN THE DRAINAGE LOTS.
- 16. ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2016, AS AMENDED.



TYPICAL SETBACK DETAIL
NOT TO SCALE

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE: 11th DAY OF Aug 2021
ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS DATE: 11th DAY OF Aug 2021

[Signature]
PHILIP TRYON, CHAIRMAN

[Signature]
LLOVA ALMARAZ, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS DATE: 11th DAY OF Aug 2021

[Signature]
DIR. LARRY WALLACE JR., MAYOR

[Signature]
LLOVA ALMARAZ, CITY SECRETARY



COUNTY OF TRAVIS:
STATE OF TEXAS
KNOW ALL ME BY THESE PRESENTS:

I, DANA DEBEAUVOR, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DATE 28 DAY OF September 2021 AT 11:36 O'CLOCK A.M. DULY RECORDED ON THE DAY OF 28 DAY OF Sept 2021 AT 11:36 O'CLOCK A.M.
IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 20100832 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 28 DAY OF September 2021

DANA DEBEAUVOR, COUNTY CLERK, TRAVIS COUNTY, TEXAS

[Signature]
DEPUTY
E. MEDINA



MANOR HEIGHTS PHASE 2, SECTION 1A
50.634 ACRES
BEING A PORTION OF THAT CERTAIN 90.0886 ACRE TRACT DESCRIBED IN DOCUMENT NO. 20191725, AND IN CORRECTION DEED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.700 ACRE PORTION OF OLD KIMBRO ROAD IN DOCUMENT NO. 202152193, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154 CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley Horn logo and contact information: 601 NW Loop 410, Suite 350, San Antonio, Texas 78216. Phone: 210-541-9166. Website: www.kimley-horn.com. Includes a table with columns: State, Created By, Checked By, Date, Printed No., Sheet No.

2021-00132

A METES AND BOUNDS DESCRIPTION OF A 50.634 ACRE TRACT OF LAND

BEING a 50.634 acre (2,205,638 square feet) tract situated in the A.C. Caldwell Survey No. 52, Abstract No. 154, City of Manor, Travis County, Texas, and being a portion of that certain 90.0886 acre tract of land described in instrument to Forrester (USA) Real Estate Group Inc., recorded in Document No. 201917725, recorded in the Official Public Records of Travis County, Texas, and a portion of that certain 3.700 acre tract described in instrument to Forrester (USA) Real Estate Group Inc., recorded in Document No. 202152193, Official Public Records of Travis County, and being more particularly described as follows:

BEING a 1/2-inch iron rod with a plastic cap stamped "KHA" found on the southerly right-of-way line of said Old Kimbro Road marking the northwestern-most corner of a called 51.553 acre tract described in instrument to Chia Diah and Kim Pham recorded in Document No. 2014139010 of the Official Public Records of Travis County.

THENCE, South 25°30'46" West, 1791.55 feet, departing the southerly right-of-way line of said Old Kimbro Road and along the northwesterly line of said 51.553 acre tract to a 1/2-inch iron rod found marking the northwest corner of a called 1.700 acre Tract B described in instrument to Thai Trang Ngoc Vu and Thanh Kim Nguyen recorded in Document No. 2019148607 of the Official Public Records of Travis County.

THENCE, North 62°52'52" West, 172.05 feet, departing the northwesterly line of said 51.553 acre tract and along the northerly line of said Tract B to a 1/2-inch iron pipe found marking the northern-most corner of said Tract B, same being the northwestern-most corner of a called 4.861 acre tract of land described in instrument to Grace Coveman Christian Center of Audubon, Inc., recorded in Document No. 201034144 of the Official Public Records of Travis County.

THENCE, North 62°11'08" West, 390.53 feet along the northwesterly line of said 4.861 acre tract to a 1/2-inch iron rod found marking the northern-most corner of said 4.861 acre tract;

THENCE, departing from said 4.861 acre tract and crossing said 90.0886 acre tract, the following thirty-two (32) courses and distances:

- 1. North 06°32'15" West, 54.58 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. South 08°42'38" East, 403.30 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. North 41°52'22" West, 170.50 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
4. North 85°44'38" East, 19.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
5. North 41°52'22" West, 100.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
6. North 41°43'44" West, 100.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
7. North 17°01'12" West, 47.90 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
8. North 57°25'38" East, 46.78 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
9. North 17°28'23" East, 50.84 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
10. In a northwesterly direction, along a tangent curve to the right, a central angle of 623.00 feet, a chord bearing and distance of North 68°39'56" West, 111.52 feet, and a total arc length of 111.60 feet to a point of reverse curvature;
11. In a southeasterly direction, along a tangent reverse curve to the left, a central angle of 97°22'24", a radius of 15.00 feet, a chord bearing and distance of North 68°39'56" West, 111.52 feet, and a total arc length of 111.60 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
12. South 17°27'35" West, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
13. North 72°54'51" West, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
14. In a northwesterly direction, along a non-tangent curve to the right, a central angle of 17°50'24", a radius of 525.00 feet, a chord bearing and distance of North 67°02'02" East, 16.87 feet, and a total arc length of 16.87 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
15. In a northwesterly direction, along a non-tangent curve to the right, a central angle of 17°50'24", a radius of 525.00 feet, a chord bearing and distance of North 67°02'02" East, 16.87 feet, and a total arc length of 16.87 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
16. In a northwesterly direction, along a tangent curve to the left, a central angle of 78°20'23", a radius of 15.00 feet, a chord bearing and distance of North 15°26'28" West, 19.00 feet, and a total arc length of 20.56 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
17. North 59°28'22" West, 3.86 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
18. In a northwesterly direction, along a non-tangent curve to the right, a central angle of 11°42'16", a radius of 625.00 feet, a chord bearing and distance of North 57°06'14" West, 168.24 feet, and a total arc length of 168.53 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of reverse curvature;
19. In a southeasterly direction, along a tangent reverse curve to the left, a central angle of 87°16'14", a radius of 15.00 feet, a chord bearing and distance of South 85°06'01" West, 20.70 feet, and a total arc length of 22.85 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
20. South 45°20'07" West, 4.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
21. North 44°20'07" West, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
22. North 47°30'07" East, 4.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
23. In a northwesterly direction, along a tangent curve to the left, a central angle of 67°10'14", a radius of 15.00 feet, a chord bearing and distance of North 17°49'57" East, 20.70 feet, and a total arc length of 22.85 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of reverse curvature;
24. In a northwesterly direction, along a tangent reverse curve to the right, a central angle of 97°04'25", a radius of 825.00 feet, a chord bearing and distance of North 57°16'12" West, 130.51 feet, and a total arc length of 130.65 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
25. North 24°23'02" West, 103.50 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
26. In a northwesterly direction, along a tangent curve to the left, a central angle of 60°50'07", a radius of 15.00 feet, a chord bearing and distance of North 77°43'50" West, 21.21 feet, and a total arc length of 23.96 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
27. South 97°16'10" West, 4.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
28. North 37°32'34" West, 50.01 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
29. In a northwesterly direction, along a non-tangent curve to the left, a central angle of 60°50'07", a radius of 15.00 feet, a chord bearing and distance of North 12°16'10" East, 21.21 feet, and a total arc length of 23.96 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
30. North 32°53'52" West, 4.19 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
31. In a northwesterly direction, along a tangent curve to the left, a central angle of 47°20'37", a radius of 285.50 feet, a chord bearing and distance of North 58°58'06" West, 22.47 feet, and a total arc length of 22.47 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
32. North 37°42'27" West, 23.24 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
33. In a northwesterly direction, along a tangent curve to the right, a central angle of 292°37", a radius of 214.00 feet, a chord bearing and distance of North 54°58'06" West, 24.75 feet, and a total arc length of 24.78 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
34. North 32°43'50" West, 35.18 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
35. In a northwesterly direction, along a tangent curve to the left, a central angle of 87°09'09", a radius of 25.00 feet, a chord bearing and distance of North 70°13'50" West, 24.42 feet, and a total arc length of 27.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
36. South 69°16'10" West, 250.33 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
37. In a northwesterly direction, along a tangent curve to the right, a central angle of 32°44'24", a radius of 156.58 feet, a chord bearing and distance of South 43°24'00" West, 95.35 feet, and a total arc length of 91.14 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
38. South 26°31'48" West, 92.07 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
39. South 63°20'50" West, 17.50 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner on the southeasterly right-of-way line of oldroad Old Kimbro Road.

THENCE, along the southeasterly right-of-way line of said Old Kimbro Road, the following thirty-one (31) courses and distances:

- 1. North 26°31'48" East, 569.77 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" found for a point of curvature;
2. In a northwesterly direction, along a tangent curve to the right, a central angle of 17°57'27", a radius of 533.10 feet, a chord bearing and distance of North 57°21'29" East, 168.42 feet, and a total arc length of 167.98 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. In a southeasterly direction, along a tangent reverse curve to the right a central angle of 78°37'22", a radius of 25.00 feet, a chord bearing and distance of South 07°52'22" West, 31.00 feet, and a total arc length of 33.43 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
4. South 32°17'48" East, 21.93 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
5. In a southeasterly direction, along a tangent reverse curve to the right a central angle of 88°16'04", a chord bearing and distance of South 79°25'38" East, 34.82 feet, and a total arc length of 38.52 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
6. In a southeasterly direction, along a tangent reverse curve to the right a central angle of 0°50'10", a radius of 1157.00 feet, a chord bearing and distance of North 57°19'52" East, 18.88 feet, and a total arc length of 18.88 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
7. North 60°16'10" East, 486.78 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
8. In a northwesterly direction, along a tangent curve to the right, a central angle of 17°57'27", a radius of 533.10 feet, a chord bearing and distance of North 59°40'07" East, 19.78 feet, and a total arc length of 19.78 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
9. South 30°50'59" East, 114.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;

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- 10. In a southeasterly direction, along a tangent reverse curve to the left a central angle of 91°47'54", a radius of 25.00 feet, a chord bearing and distance of South 13°10'37" West, 35.91 feet, and a total arc length of 40.05 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
11. South 32°43'50" East, 24.44 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
12. In a southeasterly direction, along a tangent curve to the right a central angle of 47°20'37", a radius of 310.50 feet, a chord bearing and distance of North 30°28'11" West, 24.44 feet, and a total arc length of 24.44 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
13. South 28°17'13" East, 36.84 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
14. In a southeasterly direction, along a tangent reverse curve to the left a central angle of 9°30'37", a radius of 300.00 feet, a chord bearing and distance of South 30°28'11" East, 20.61 feet, and a total arc length of 23.02 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
15. South 32°43'50" East, 130.66 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
16. North 57°16'10" East, 50.27 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
17. In a northwesterly direction, along a tangent curve to the left, a central angle of 9°46'04", a radius of 275.00 feet, a chord bearing and distance of South 52°20'09" West, 46.35 feet, and a total arc length of 46.40 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
18. South 47°18'42" East, 154.87 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
19. South 48°57'59" East, 52.72 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
20. South 51°42'08" East, 53.72 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
21. South 82°25'55" East, 57.28 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
22. North 27°34'01" East, 236.78 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
23. South 52°50'05" East, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
24. North 27°34'01" East, 110.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
25. South 82°25'55" East, 160.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
26. South 87°24'07" East, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
27. North 85°44'38" East, 117.72 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
28. In a southeasterly direction, along a tangent reverse curve to the left a central angle of 97°13", a radius of 325.00 feet, a chord bearing and distance of South 3°44'50" West, 51.17 feet, and a total arc length of 51.23 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
29. North 69°12'54" East, 184.61 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
30. North 15°22" West, 48.92 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
31. North 16°32'11" East, 160.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
32. North 73°27'25" West, 124.97 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;

THENCE, along the southern right-of-way line of said Old Kimbro Road, the following three (3) courses and distances:

- 1. In a northwesterly direction, along a tangent curve to the right, a central angle of 84°16'16", a radius of 20.00 feet, a chord bearing and distance of North 61°42'42" East, 20.44 feet, and a total arc length of 20.42 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. In a southeasterly direction, along a tangent curve to the right, a central angle of 94°11'01", a radius of 1140.00 feet, a chord bearing and distance of South 69°58'25" East, 192.49 feet, and a total arc length of 192.71 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. South 10°48'07" East, 1096.60 feet to the POINT OF BEGINNING, and containing 50.634 acres of land in Travis County, Texas. The basis of bearing for the description in the Travis State Plane Coordinate System GCS, Central Zone (FIPS 4202) (NAD83). All distances are on the surface and shown in U.S. Survey Feet. To convert grid distances to grid, apply the combined SURFACE to GRID scale factor of 0.99999937045. This document was prepared in the office of Kimley-Horn and Associates, Inc. in San Antonio, Texas.

LOT TABLE with columns: LOT NO., ACRES, SQ. FT., LOT NO., ACRES, SQ. FT. and rows listing individual lots and their respective acreage and square footage.

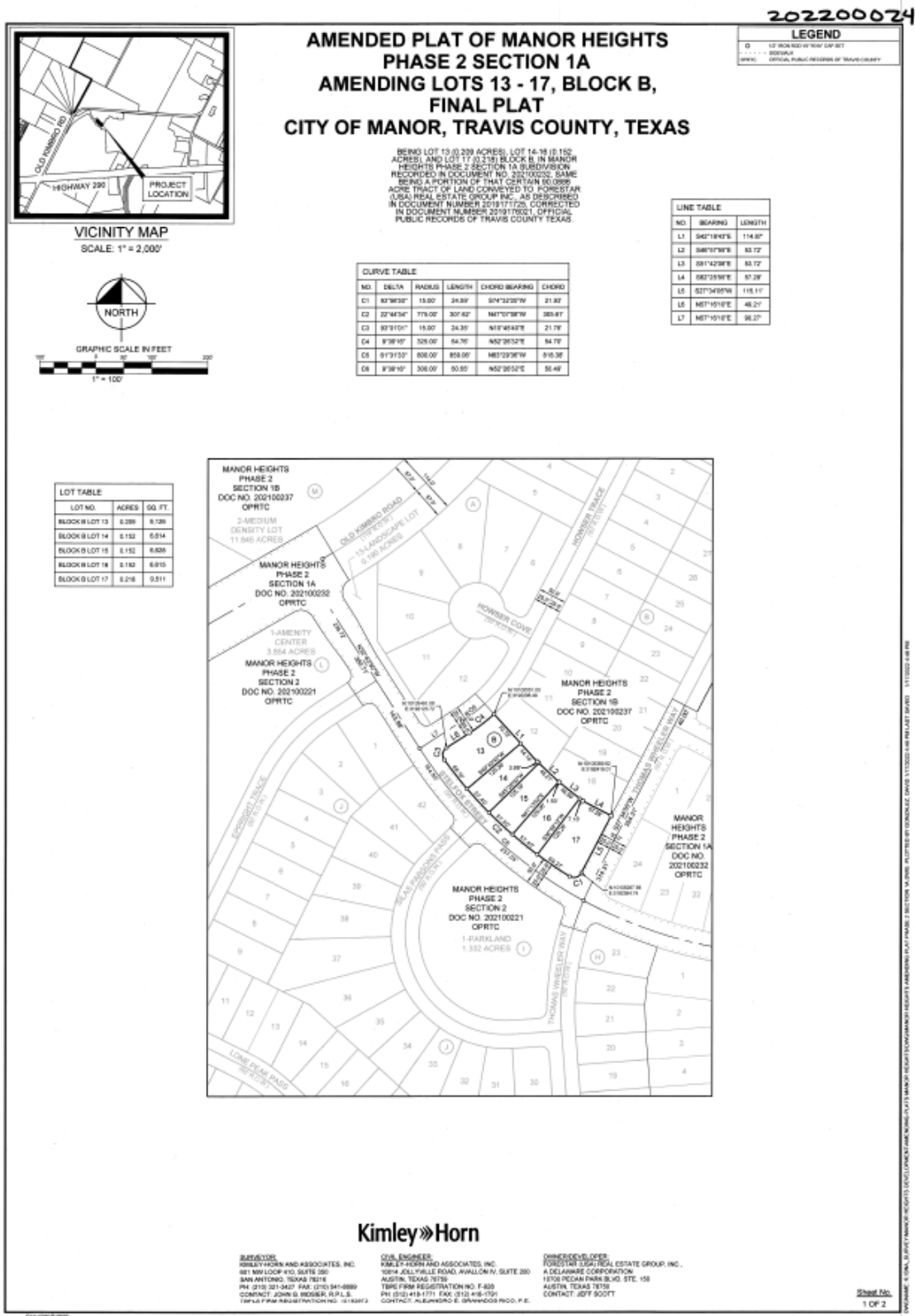
MANOR HEIGHTS PHASE 2, SECTION 1A 50.634 ACRES BEING A PORTION OF THAT CERTAIN 90.0886 ACRE TRACT DESCRIBED IN DOCUMENT NO. 201917725, AND IN CORRECTION DEED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.700 ACRE PORTION OF OLD KIMBRO ROAD IN DOCUMENT NO. 202152193, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL, SURVEY NO. 52, ABSTRACT NO. 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS

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Small table with columns: Scale, Drawn by, Checked by, Date, Project No., Sheet No. Values: N/A, APB, JSM, 8/17/2021, 080505703, 6 of 6

MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT 2022 ANNUAL SERVICE PLAN UPDATE

EXHIBIT B-5 – MANOR HEIGHTS PHASE 2 SECTION 1A AMENDED PLAT



LOT NO.	ACRES	SQ. FT.
BLOCK B LOT 13	0.299	8,128
BLOCK B LOT 14	0.152	4,814
BLOCK B LOT 16	0.152	4,808
BLOCK B LOT 18	0.152	4,815
BLOCK B LOT 17	0.218	6,911



Kimley Horn

SURVEYORS
KIMLEY HORN AND ASSOCIATES, INC.
801 MIDCOP RD, SUITE 200
SAN ANTONIO, TEXAS 78216
PH: (210) 351-1847 FAX: (210) 341-8869
CONTACT: JOHN B. MOSELER, R.P.L.S.
10914 FARM ROAD SECTION 10, N. 134612

CIVIL ENGINEERS
KIMLEY HORN AND ASSOCIATES, INC.
7004 JAILVILLE ROAD, WALKER V. SUITE 200
AUSTIN, TEXAS 78718
TERRI FIRM REGISTRATION NO. F-438
PH: (512) 418-1771 FAX: (512) 418-1759
CONTACT: ALEJANDRO E. GONZALEZ, P.E.

COMMERCIAL/DCES
FORESTAR USA REAL ESTATE GROUP, INC.
A DELAWARE CORPORATION
1700 PECAN PARK BLVD, STE. 108
AUSTIN, TEXAS 78751
CONTACT: JEFF BOOTH

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DRAWING: 100% COMPLETE MANOR HEIGHTS PHASE 2 SECTION 1A AMENDED PLAT SHEET 1 OF 2
DATE: 11/22/21 10:00 AM
PROJECT: MANOR HEIGHTS PHASE 2 SECTION 1A AMENDED PLAT SHEET 1 OF 2
DRAWN BY: JEFF BOOTH
CHECKED BY: JEFF BOOTH
DATE: 11/22/21 10:00 AM

Sheet No.
1 OF 2

202200024

THE STATE OF TEXAS
 COUNTY OF TRAVIS

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF LOTS 13-17, BLOCK B, MANOR HEIGHTS PHASE 2 SECTION 1A PLAT OF WHICH RECORDED IN DOCUMENT NUMBER 2021-00232, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, BEING LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 10, ABSTRACT NUMBER 194, AND THE CITY OF MANOR TRAVIS COUNTY, TEXAS, AND DO HEREBY AMEND SAID SUBDIVISION PLAT, HAVING BEEN APPROVED FOR SUBDIVISION PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVISION OF CHAPTER 212 AND 232 OF THE LOCAL GOVERNMENT CODE

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "AMENDED MANOR HEIGHTS PHASE 2, SECTION 1A, LOTS 13-17, BLOCK B, AND WHOSE NAME IS DESCRIBED HERETO IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOWN AS "AMENDED MANOR HEIGHTS PHASE 2, SECTION 1A, LOTS 13-17, BLOCK B, AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC, FOREVER, ALL STRAIGHTS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSED, AND CONSIDERATION THEREIN EXPRESSED, SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY 1-20 2022

BY: *[Signature]*
 FORESTAR (USA) REAL ESTATE GROUP INC.,
 A DELAWARE CORPORATION
 1202 PECAN PARK BLVD, STE. 180
 AUSTIN, TEXAS 78760
Jeff Scott, Authorized Signatory

THE STATE OF TEXAS
 COUNTY OF

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Jeff Scott known to me to be the person or agent whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 20th DAY OF Jan 2022

[Signature]
 NOTARY PUBLIC
 NOTARY REGISTRATION NUMBER: 91629861
 MY COMMISSION EXPIRES: 7-1-22
 COUNTY OF TRAVIS
 THE STATE OF TEXAS



THE STATE OF TEXAS
 COUNTY OF

I, ALEJANDRO E. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT COMPLES WITH THE ENGINEERING STAND POINT AND COMPLES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

NO PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 103 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY FLOOD NUMBER 17-0430305H, EFFECTIVE DATE SEPTEMBER 26, 2008, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

[Signature]
 ALEJANDRO E. GRANADOS RICO, P.E.
 REGISTERED PROFESSIONAL ENGINEER NO. 130094
 KIMLEY-HORN AND ASSOCIATES, INC.
 10511 JOLLYVILLE ROAD
 AUSTIN, TEXAS 78750



THE STATE OF TEXAS
 COUNTY OF DEKALB

I, JOHN G. MOSHER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

[Signature]
 JOHN G. MOSHER
 REGISTERED PROFESSIONAL LAND SURVEYOR
 NO. 6330 - STATE OF TEXAS
 601 W.W. LOOP #100, SUITE 300
 SAN ANTONIO, TEXAS 78218
 PH. 210-321-3822
 jgm@mosherandsurvey.com



- SURVEYOR'S NOTES:**
- THE BEARINGS SHOWN HEREON ARE TIED TO THE TEXAS STATE PLANE COORDINATE SYSTEM GRID, CENTRAL ZONE 4203 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
 - ALL DISTANCES AND COORDINATES SHOWN HEREON ARE ON THE SURFACE. USE THE COMBINED SURFACE TO GRID SCALE FACTOR OF 0.9999921940 TO CONVERT TO THE GRID. THE UNIT OF LINEAR MEASUREMENT IS U.S. SURVEY FEET.
 - ALL PROPERTY CORNERS OF THIS LOTS IN THIS SUBDIVISION SHALL BE MONUMENTED PRIOR TO LOT SPLIT AND AFTER ROAD CONSTRUCTION WITH A 10" IRON ROD WITH RED PLASTIC CAP STAMPED "KHA", UNLESS OTHERWISE NOTED.

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, 20th DAY OF January, 2022.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS DAY OF January, 2022.

[Signature]
 CITY CLERK

[Signature]
 MAYOR

CITY OF MANOR ACKNOWLEDGMENTS

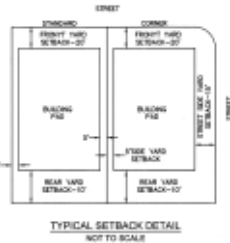
THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, 20th DAY OF January, 2022.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS DAY OF January, 2022.

[Signature]
 CITY CLERK

[Signature]
 MAYOR

- GENERAL NOTES:**
- PROPERTY CORNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
 - A 12" PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
 - PUBLIC SIDEWALKS BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADDING LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE COVERING BODY OR UTILITY COMPANY.
 - GRINDING AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVED BY THE CITY OF MANOR.
 - NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
 - NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
 - ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
 - EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 14.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL.
 - ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
 - PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
 - THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURETY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAN. WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEOWNERS, IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A WAIVER HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
 - THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD (ORDINANCE NO. 534) AND ARE AS FOLLOWS:
 (SEE TYPICAL SETBACK DETAIL)
 FRONT YARD - 30'
 REAR YARD - 10'
 SIDE YARD - 5'
 STREET SIDE YARD - 10'
 - PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6000 Sq Ft WITHIN PUD 52-A AND 3300 Sq Ft WITHIN PUD 500-01 DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 Sq Ft.
 - THIS SUBDIVISION IS SUBJECT TO ALL GENERAL NOTES AND RESTRICTIONS APPEARING ON THE PLAT OF AMOR HEIGHTS PHASE 2 SECTION 1A (LOTS) 13-17 BLOCK B, RECORDED IN DOCUMENT NUMBER 2021-00232, OF THE PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.



**AMENDED PLAT OF MANOR HEIGHTS
 PHASE 2 SECTION 1A
 AMENDING LOTS 13 - 17, BLOCK B,
 FINAL PLAT
 CITY OF MANOR, TRAVIS COUNTY, TEXAS**

BEING LOT 13 (0.208 ACRES), LOT 14-16 (0.102 ACRES), AND LOT 17 (0.318) BLOCK B, IN MANOR HEIGHTS PHASE 2 SECTION 1A SUBDIVISION RECORDED IN DOCUMENT NO. 2021-00232, SAME BEING A PORTION OF THAT CERTAIN 10.000 ACRES TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP, INC., AS DESCRIBED IN DOCUMENT NUMBER 2019171726, CORRECTED IN DOCUMENT NUMBER 2018178001, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

Kimley Horn

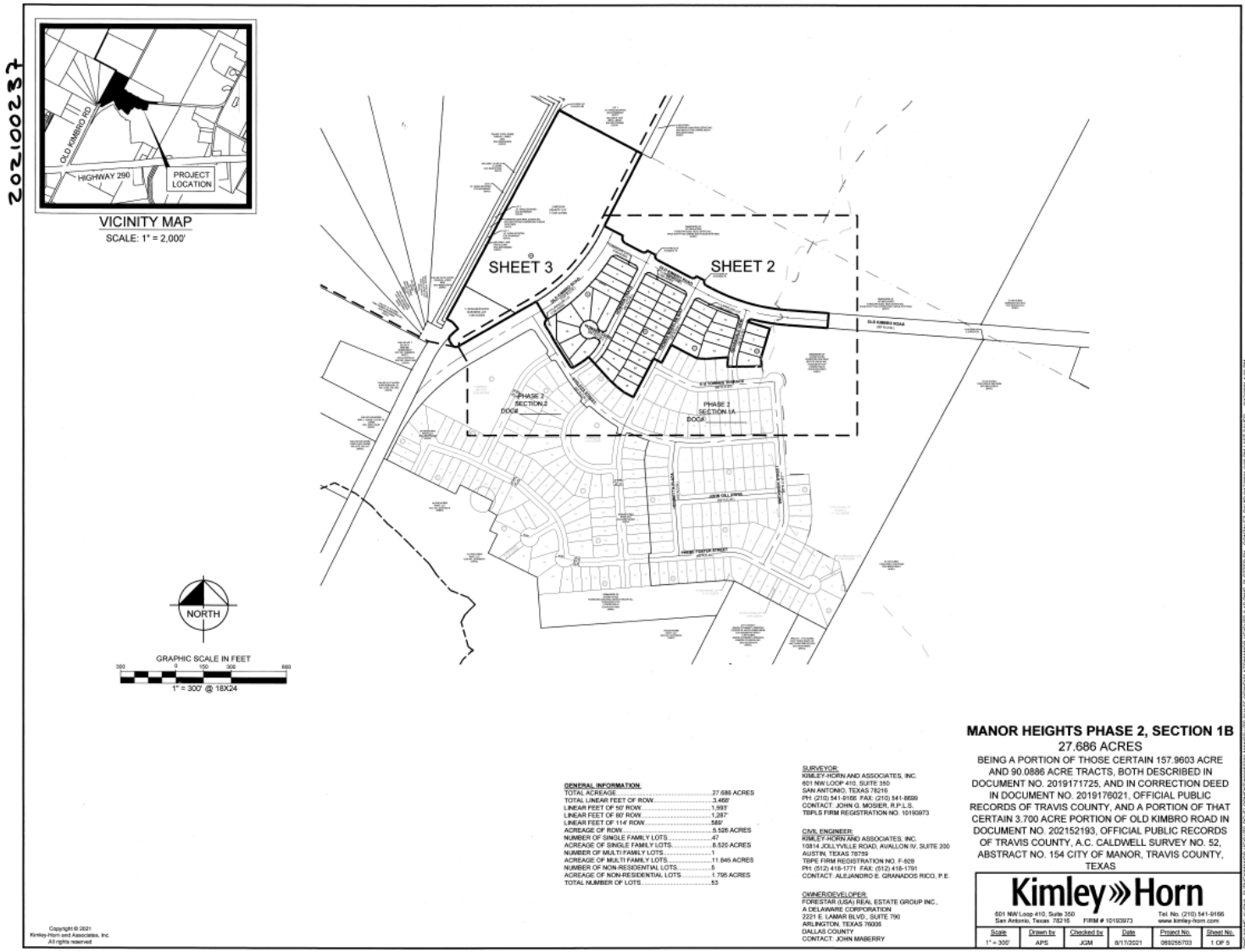
SUBDIVISION:
 KIMLEY-HORN AND ASSOCIATES, INC.
 501 W.W. LOOP #100, SUITE 300
 SAN ANTONIO, TEXAS 78218
 PH. (210) 321-3427 FAX (210) 341-8899
 COUNTY: JOHN G. MOSHER, P.L.S.
 TSPS FIRM REGISTRATION NO. 10433075

CIVIL ENGINEER:
 KIMLEY-HORN AND ASSOCIATES, INC.
 10511 JOLLYVILLE ROAD, AUSTIN, TEXAS 78750
 TYPE FIRM REGISTRATION NO. P-828
 P.L.S. JOHN G. MOSHER, P.L.S.
 CONTACT ALEJANDRO E. GRANADOS RICO, P.E.

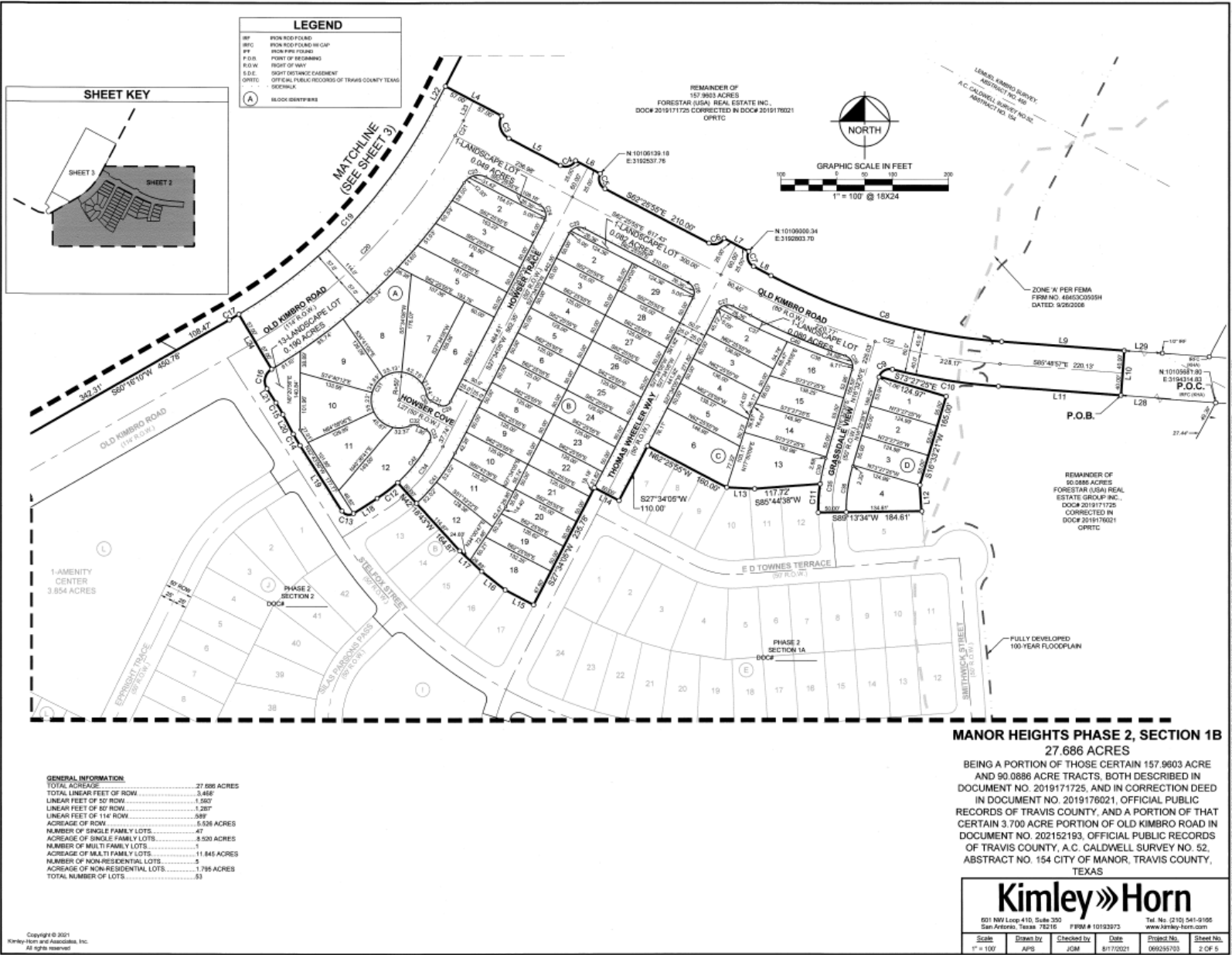
DRAWING DEVELOPER:
 FORESTAR (USA) REAL ESTATE GROUP, INC.,
 A DELAWARE CORPORATION
 1202 PECAN PARK BLVD, STE. 180
 AUSTIN, TEXAS 78760
 COUNTRY: JEFF ARBERRY

Sheet No.
 2 OF 2

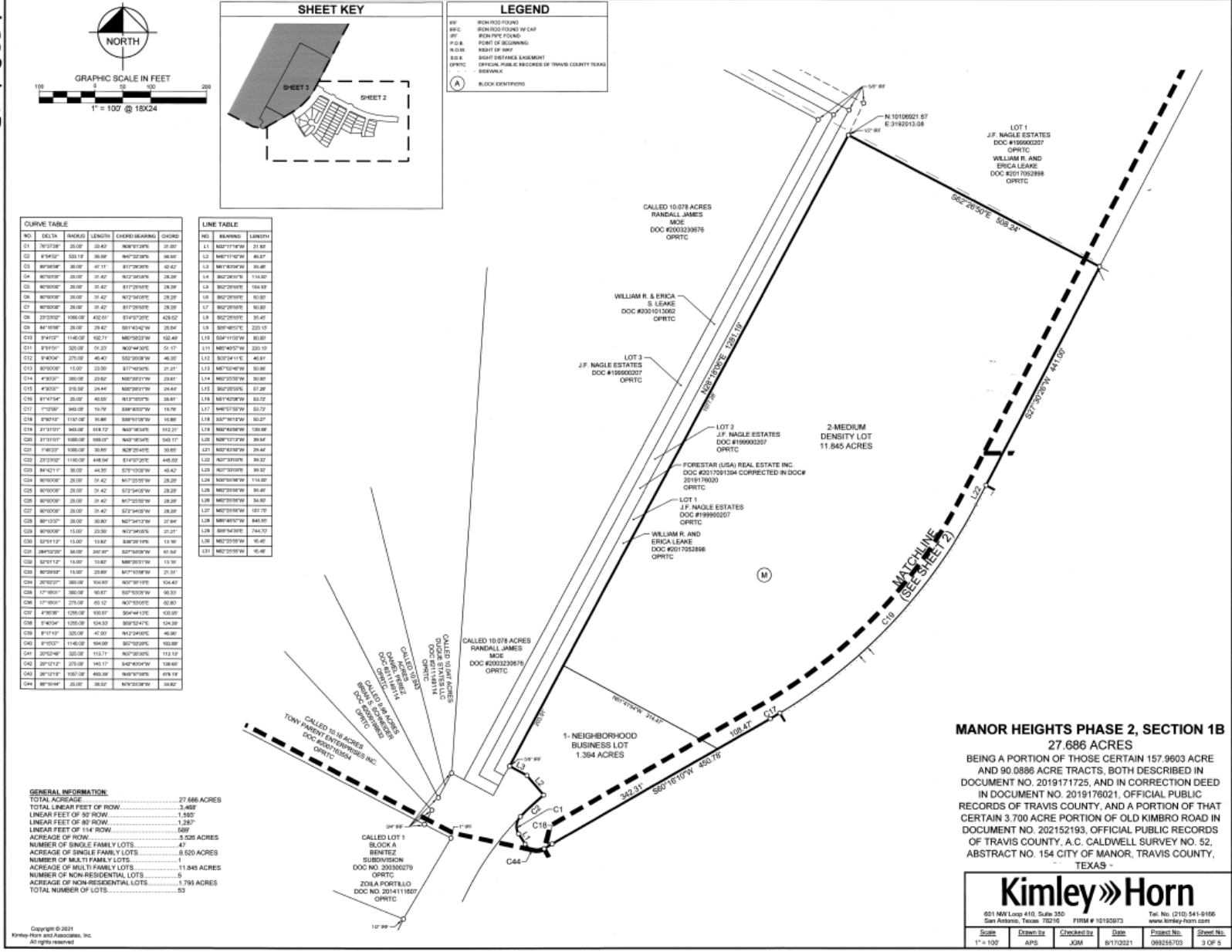
EXHIBIT B-6 – MANOR HEIGHTS PHASE 2 SECTION 1B PLAT



20210202



202100237



MANOR HEIGHTS PHASE 2, SECTION 1B
27.686 ACRES
BEING A PORTION OF THOSE CERTAIN 157.9603 ACRE AND 90.0866 ACRE TRACTS, BOTH DESCRIBED IN DOCUMENT NO. 2019171725, AND IN CORRECTION DEED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.700 ACRE PORTION OF OLD KIMBRO ROAD IN DOCUMENT NO. 202152193, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154 CITY OF MANOR, TRAVIS COUNTY, TEXAS -

Kimley»Horn
 601 NW Loop 410, Suite 350 San Antonio, Texas 78216 FIRM # 10192973 Tel. No. (210) 541-9166 www.kimley-horn.com
 Scale: 1" = 100' Drawn by: APS Checked by: JHM Date: 8/17/2021 Project No.: 089265703 Sheet No.: 3 OF 3

20210202

THE STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §

WHEREAS, FORESTAR (USA) REAL ESTATE GROUP INC., A DELAWARE CORPORATION, THE OWNER OF 27.686 ACRE TRACT LOCATED IN THE A.C. CALDWELL SURVEY NUMBER 52, ABSTRACT NUMBER 154, CITY OF MANOR, TRAVIS COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN 157.9603 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., A PORTION OF THAT CERTAIN 90.6886 ACRE TRACT OF LAND CONVEYED TO FORESTAR (USA) REAL ESTATE GROUP INC., AS DESCRIBED IN CERTAIN DOCUMENT NUMBER 2019171725, CORRECTED IN DOCUMENT NUMBER 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, AND A PORTION OF OLD KIMBRO ROAD, AN 80 FOOT WIDE RIGHT-OF-WAY, AND DO HEREBY SUBDIVIDE SAID, HAVING BEEN APPROVED FOR SUBDIVISION, PURSUANT TO THE PUBLIC NOTIFICATION AND HEARING PROVIDED BY CHAPTER 212 AND 233 OF THE LOCAL GOVERNMENT CODE.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "MANOR HEIGHTS PHASE 2, SECTION 1B" OF THE CITY OF MANOR, TRAVIS COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY SUBDIVIDES SAID 27.686 ACRES OF LAND IN ACCORDANCE WITH THE ATTACHED MAP OR PLAT TO BE KNOWN AS "MANOR HEIGHTS PHASE 2, SECTION 1B" AND DO HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND PUBLIC EASEMENTS THEREON SHOWN FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED, SUBJECT TO ANY EASEMENT OR RESTRICTIONS HERETOFORE GRANTED AND NOT RELEASED.

WITNESS MY HAND THIS DAY August 30 2021

BY: *[Signature]*
FORESTAR (USA) REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION

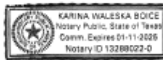
2221 E. LAMAR BLVD., SUITE 700
ARLINGTON, TEXAS 76010

THE STATE OF TEXAS §
COUNTY OF WILLAMETTE §

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED WILL SCOTT KNOWN TO ME TO BE THE PERSON OR AGENT WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED AND IN THE CAPACITY HEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 20 DAY OF August, 2021.

[Signature]
NOTARY PUBLIC
NOTARY REGISTRATION NUMBER 13296022-0
MY COMMISSION EXPIRES: 01/11/2025
COUNTY OF WILLAMETTE
THE STATE OF OREGON



STATE OF TEXAS §
COUNTY OF TRAVIS §

I, ALEJANDRO E. GRANADOS RICO, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAT IS FEASIBLE FROM AN ENGINEERING STAND POINT AND COMPLES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTONWOOD CREEK WATERSHED.

A PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 100 YEAR FLOODPLAIN AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48453C005H, EFFECTIVE DATE SEPTEMBER 26, 2009, TRAVIS COUNTY, TEXAS AND INCORPORATED AREAS.

[Signature]
ALEJANDRO E. GRANADOS RICO, P.E.
REGISTERED PROFESSIONAL ENGINEER No. 130064
KIMLEY HORN AND ASSOCIATES, INC.
10814 JOLLYVILLE ROAD
AVALON, TX, SUITE 200
AUSTIN, TEXAS 78759



STATE OF TEXAS §
COUNTY OF BEKAR §

I, JOHN G. MOSIER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

[Signature] 8-17-21

JOHN G. MOSIER
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6330 - STATE OF TEXAS
601 NW LOOP 410, SUITE 350
SAN ANTONIO, TEXAS 78219
PH: 210-321-1400
jgpmosier@kimley-horn.com



SURVEYOR'S NOTES

- 1. THE BEARINGS, DISTANCES, AREAS AND COORDINATES SHOWN HEREON ARE TEXAS STATE COORDINATE SYSTEM GRID, CENTRAL ZONE (FIPS 4302) (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- 2. ALL DISTANCES SHOWN HEREON ARE ON THE SURFACE. THE COMBINED SURFACE TO GRID SCALE FACTOR FOR THE PROJECT IS 1.00000000. THE UNIT OF LENGTH MEASUREMENT IS U.S. SURVEY FEET.
- 3. ALL PROPERTY CORNERS OF THE LOTS IN THIS SUBDIVISION WERE MONUMENTED PRIOR TO LOTS SALES AND AFTER ROAD CONSTRUCTION WITH A 12-INCH IRON ROD WITH RED PLASTIC CAP STAMPED "KHA" UNLESS OTHERWISE NOTED.

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Kimley-Horn and Associates, Inc.
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GENERAL NOTES:

- 1. PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAT SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- 2. A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ALONG AND ADJACENT TO ALL STREET RIGHTS OF WAY.
- 3. PUBLIC SIDEWALKS WITHIN CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION. THESE SIDEWALKS SHALL BE IN PLACE PRIOR TO THE ADJOINING LOT BEING OCCUPIED. FAILURE TO CONSTRUCT THE REQUIRED SIDEWALKS MAY RESULT IN THE WITHHOLDING OF CERTIFICATES OF OCCUPANCY, BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
- 4. DRIVEWAY AND DRAINAGE CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- 5. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- 6. NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FENCING, LANDSCAPING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- 7. ALL STREETS, DRAINAGE IMPROVEMENTS, SIDEWALKS, WATER AND WASTEWATER LINES, AND EROSION CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- 8. EROSION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL (FEBRUARY 20, 2020).
- 9. ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- 10. PRIOR TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- 11. THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAT IS RESPONSIBLE FOR POSTING FISCAL SURVEY FOR THE CONSTRUCTION OF ALL SIDEWALKS AS SHOWN OR LISTED ON THE PLAT, WHETHER INSTALLED BY THE OWNER/DEVELOPER OR INDIVIDUAL HOMEBUILDERS. IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER TO ENSURE ALL SIDEWALKS ARE ADA COMPLIANT UNLESS A MANOR HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- 12. THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD (ORDINANCE NO. 634) AND ARE AS FOLLOWS: (SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 25'
REAR YARD - 25'
SIDE YARD - 5'
STREET SIDE YARD - 15'
- 13. LOT 1, BLOCK A, LANDSCAPE LOT, LOT 13, BLOCK A, LANDSCAPE LOT, LOT 1, BLOCK B, LANDSCAPE LOT AND LOT 1, BLOCK C, LANDSCAPE LOT ARE DEDICATED TO THE HOMEOWNER ASSOCIATION, THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA") SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- 14. PER THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE-FAMILY RESIDENTIAL LOT SHALL BE 6250 Sq Ft. WITHIN PUD-SF-1 AND 3000 Sq Ft. WITHIN PUD-MEDIUM DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 Sq Ft.
- 15. ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED.

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THIS DATE, 7th DAY OF August 2021.

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS DATE, 11th DAY OF August 2021.

[Signature]
PHILIP TRIN, CHAIRPERSON

[Signature]
LILIANA ALMAYAR, CITY SECRETARY

ACCEPTED AND AUTHORIZED FOR RECORD BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, ON THIS DATE, 11th DAY OF August 2021.

[Signature]
DR. LARRY WALLACE, JR., MAYOR

[Signature]
LILIANA ALMAYAR, CITY SECRETARY

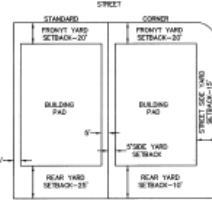


COUNTY OF TRAVIS:
STATE OF TEXAS
KNOW ALL MEN BY THESE PRESENTS:

I, DANA DEBAUJOUR, CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING AND ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE DATE, 14th DAY OF October 2021 AT 10:00 AM, DULY RECORDED ON THE DAY OF 14th DAY OF October 2021 AT 10:00 AM. IN THE PLAT RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 20210827, OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 14th DAY OF October 2021.

DANA DEBAUJOUR, COUNTY CLERK, TRAVIS COUNTY, TEXAS
BY: *[Signature]*
DEPUTY E. MELINA



TYPICAL SETBACK DETAIL
NOT TO SCALE

MANOR HEIGHTS PHASE 2, SECTION 1B
27.686 ACRES

BEING A PORTION OF THOSE CERTAIN 157.9603 ACRE AND 90.0886 ACRE TRACTS, BOTH DESCRIBED IN DOCUMENT NO. 2019171725, AND IN CORRECTION DEED IN DOCUMENT NO. 2019176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3.700 ACRE PORTION OF OLD KIMBRO ROAD IN DOCUMENT NO. 202152193, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154 CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley-Horn logo and contact information: 601 NW Loop 410, Suite 350, San Antonio, Texas 78216, FIRM # 10190373, Tel. No. (210) 541-9166, www.kimley-horn.com. Includes a table with columns: Scale, Drawn by, Checked by, Date, Project No., Sheet No.

20210202

A METES AND BOUNDS DESCRIPTION OF A 27.686 ACRE TRACT OF LAND

BEING a 27,686 acre tract (1,205,861 square feet) tract of land situated in the A.C. Caldwell Survey No. 52, Abstract No. 154, City of Manor, Travis County, Texas, being a portion of that certain 157,9603 acre tract of land and being a portion of that certain 50,0886 acre tract of land described in instrument to Forestar (USA) Real Estate Group Inc., recorded in Document No. 2019117125 corrected in Document No. 2019117602 of the Official Public Records of Travis County, Texas, and a portion of that certain 3,700 acre tract described in instrument to Forestar (USA) Real Estate Group Inc., recorded in Document No. 202152193, Official Public Records of Travis County, Texas, and being more particularly described as follows:

COMMENCING at a 1/2-inch iron rod with a plastic cap stamped "KHA" found on the southerly right-of-way line of said Old Kimbro Road marking the northwestern-most corner of a called 51.533 acre tract of land described in instrument to Chau Dinh and Kim Pham recorded in Document No. 2014139510 of the Official Public Records of Travis County;

THENCE, North 05°45'37" West, 645.55 feet, along the southern right-of-way line of said Old Kimbro Road to a **POINT OF BEGINNING**;

THENCE, Along the southern right-of-way line of said Old Kimbro Road, the following two (2) courses and distances:

1. North 85°49'57" West, 220.13 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. in a northwesterly direction, along a tangent curve to the right, a central angle of 9°41'07", a radius of 1140.00 feet, a chord bearing and distance of North 82°58'20" West, 152.49 feet, and a total arc length of 162.71 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;

THENCE, crossing said 50.0886 acre tract, the following twenty-four (24) courses and distances:

1. in a southeasterly direction, along a tangent curve to the left, a central angle of 84°16'59", a radius of 20.50 feet, a chord bearing and distance of South 61°43'42" West, 29.84 feet, and a total arc length of 23.42 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. South 72°27'25" East, 124.07 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. South 15°32'21" West, 165.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
4. South 32°01'11" East, 49.91 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
5. South 80°32'22" West, 184.61 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
6. in a northwesterly direction, along a tangent reverse curve to the right a central angle of 9°15'1", a radius of 325.50 feet, a chord bearing and distance of North 57°42'30" East, 51.17 feet, and a total arc length of 51.23 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
7. South 82°04'43" West, 117.25 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
8. North 87°40'47" West, 50.36 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
9. North 82°20'55" West, 160.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
10. South 27°04'23" West, 110.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
11. North 82°52'55" West, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
12. South 27°34'51" West, 226.78 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
13. South 62°20'55" East, 57.28 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
14. North 51°42'28" West, 53.72 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
15. North 49°51'59" West, 53.72 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
16. North 42°19'41" West, 154.47 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
17. in a southwesterly direction, along a tangent curve to the right, a central angle of 9°49'4", a radius of 275.00 feet, a chord bearing and distance of South 82°38'38" West, 45.25 feet, and a total arc length of 49.40 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
18. South 57°16'19" West, 60.27 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
19. in a southeasterly direction, along a tangent curve to the right a central angle of 89°00'00", a radius of 15.00 feet, a chord bearing and distance of South 77°42'50" East, 21.21 feet, and a total arc length of 23.51 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
20. North 32°42'50" West, 126.08 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
21. in a northwesterly direction, along a tangent reverse curve to the right a central angle of 4°30'37", a radius of 300.00 feet, a chord bearing and distance of North 80°28'25" West, 29.51 feet, and a total arc length of 23.62 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
22. North 28°12'12" West, 26.54 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
23. in a northwesterly direction, along a tangent curve to the left a central angle of 4°23'31", a radius of 319.00 feet, a chord bearing and distance of North 30°28'31" West, 24.44 feet, and a total arc length of 24.44 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
24. North 32°42'50" West, 29.44 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
25. in a northwesterly direction, along a tangent reverse curve to the right a central angle of 9°14'59", a radius of 26.00 feet, a chord bearing and distance of North 17°03'07" East, 35.91 feet, and a total arc length of 40.26 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
26. North 32°42'50" West, 29.44 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;

THENCE, departing the southwesterly boundary line of said 50.0886 acre tract and crossing said Old Kimbro Road, the following four (4) courses and distances:

1. North 30°09'08" West, 114.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. in a southwesterly direction, along a tangent curve to the left, a central angle of 1°12'0", a radius of 843.00 feet, a chord bearing and distance of South 59°40'07" West, 19.79 feet, and a total arc length of 19.79 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. South 60°18'19" West, 450.78 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
4. in a southwesterly direction, along a non-tangent curve to the left, a central angle of 0°50'07", a radius of 1157.00 feet, a chord bearing and distance of South 59°01'05" West, 16.88 feet, and a total arc length of 16.88 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;

THENCE, departing the southeasterly right-of-way line of and said Old Kimbro Road, the following four (4) courses and distances:

1. in a northwesterly direction, along a tangent reverse curve to the right a central angle of 88°16'4", a radius of 25.00 feet, a chord bearing and distance of North 10°25'24" West, 34.42 feet, and a total arc length of 38.52 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
2. North 33°17'05" West, 21.93 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. North 40°17'42" West, 45.07 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
4. North 61°40'04" West, 35.46 feet to a 5/8-inch iron rod found marking the southwestern-most corner of abstract 157,9603 acre tract on the southeasterly line of Lot 1 of J.F. Heagy Estates, plat of which recorded in Document No. 199900207 of the Official Public Records of Travis County;

THENCE, along the boundary of said Lot 1, the following two (2) courses and distances:

1. North 28°18'00" East, 1281.19 feet to a 1/2-inch iron rod found for corner;
2. South 62°20'55" East, 609.24 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set marking the easterly southeast corner of said Lot 1, same being the southwest corner of a called 3,465 acre tract of land described in instrument to Forestar (USA) Real Estate, Inc. recorded in Document No. 2019117124 of the Official Public Records of Travis County;

THENCE, departing from said Lot 1 and said 3,465 acre tract and crossing said 157,9603 acre tract, the following fourteen (14) courses and distances:

1. South 27°30'28" West, 441.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
2. South 62°20'55" East, 114.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
3. in a southwesterly direction, along a non-tangent curve to the left, a central angle of 88°50'59", a radius of 30.00 feet, a chord bearing and distance of South 17°20'28" East, 42.42 feet, and a total arc length of 47.11 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
4. South 62°20'55" East, 104.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
5. in a northwesterly direction, along a tangent curve to the left, a central angle of 90°00'00", a radius of 20.00 feet, a chord bearing and distance of North 72°15'58" East, 28.28 feet, and a total arc length of 31.42 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
6. South 62°20'55" East, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
7. in a southwesterly direction, along a non-tangent curve to the left, a central angle of 90°00'00", a radius of 20.00 feet, a chord bearing and distance of South 17°20'55" East, 28.28 feet, and a total arc length of 31.42 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
8. South 52°29'55" East, 210.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;
9. in a northwesterly direction, along a tangent curve to the left, a central angle of 90°00'00", a radius of 20.00 feet, a chord bearing and distance of North 72°15'58" East, 28.28 feet, and a total arc length of 31.42 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
10. South 62°20'55" East, 50.00 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
11. in a southwesterly direction, along a non-tangent curve to the left, a central angle of 90°00'00", a radius of 20.00 feet, a chord bearing and distance of South 17°20'55" East, 28.28 feet, and a total arc length of 31.42 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of tangency;
12. South 62°20'55" East, 35.45 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for a point of curvature;

13. in a southwesterly direction, along a tangent curve to the left, a central angle of 27°32'02", a radius of 1060.00 feet, a chord bearing and distance of South 74°07'20" East, 420.62 feet, and a total arc length of 432.61 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner;
14. South 80°48'51" East, 220.13 feet to a 1/2-inch iron rod with a plastic cap stamped "KHA" set for corner on the northerly right-of-way line of abstract Old Kimbro Road;

THENCE, South 41°13'02" West, 80.00 feet, departing the northerly right-of-way line of said Old Kimbro Road to the **POINT OF BEGINNING**, and covering 27,686 acres of land in Travis County, Texas. The basis of bearing for this description is the Texas State Plane Coordinate System-Grid, Central Zone (FIPS 4221) (NAD83). All distances are on the surface and shown in U.S. Survey Feet. To convert grid distances to grid, apply the combined SURFACE to GRID scale factor of 0.9999205045. This document was prepared in the office of Kimley-Horn and Associates, Inc. in San Antonio, Texas.

LOT TABLE	
LOT NO.	ACRES
BLOCK A LOT 1-LANDSCAPE	0.048 0.139
BLOCK A LOT 2	0.184 0.808
BLOCK A LOT 3	0.162 0.343
BLOCK A LOT 4	0.202 0.798
BLOCK A LOT 5	0.193 0.389
BLOCK A LOT 6	0.247 0.271
BLOCK A LOT 7	0.217 0.208
BLOCK A LOT 8	0.268 0.142
BLOCK A LOT 9	0.281 0.037
BLOCK A LOT 10	0.243 0.507
BLOCK A LOT 11	0.225 0.986
BLOCK A LOT 12	0.275 1.408
BLOCK A LOT 13-LANDSCAPE	0.198 0.261
BLOCK B LOT 1-LANDSCAPE	0.060 0.580
BLOCK B LOT 2	0.158 0.474
BLOCK B LOT 3	0.140 0.250
BLOCK B LOT 4	0.140 0.250
BLOCK B LOT 5	0.140 0.250
BLOCK B LOT 6	0.140 0.250
BLOCK B LOT 7	0.140 0.250
BLOCK B LOT 8	0.140 0.250
BLOCK B LOT 9	0.140 0.250
BLOCK B LOT 10	0.140 0.250
BLOCK B LOT 11	0.140 0.250
BLOCK B LOT 12	0.140 0.250
BLOCK B LOT 13	0.140 0.250
BLOCK B LOT 14	0.140 0.250
BLOCK B LOT 15	0.140 0.250
BLOCK B LOT 16	0.140 0.250
BLOCK B LOT 17	0.140 0.250
BLOCK B LOT 18	0.140 0.250
BLOCK B LOT 19	0.140 0.250
BLOCK B LOT 20	0.140 0.250
BLOCK B LOT 21	0.140 0.250
BLOCK B LOT 22	0.140 0.250
BLOCK B LOT 23	0.140 0.250
BLOCK B LOT 24	0.140 0.250
BLOCK B LOT 25	0.140 0.250
BLOCK B LOT 26	0.140 0.250
BLOCK B LOT 27	0.140 0.250
BLOCK B LOT 28	0.140 0.250
BLOCK B LOT 29	0.140 0.250
BLOCK C LOT 1-LANDSCAPE	0.060 0.885
BLOCK C LOT 2	0.181 1.303
BLOCK C LOT 3	0.158 0.800
BLOCK C LOT 4	0.158 0.816
BLOCK C LOT 5	0.158 1.120
BLOCK C LOT 6	0.200 1.080
BLOCK C LOT 7	0.201 10.244
BLOCK C LOT 8	0.160 0.877
BLOCK C LOT 9	0.181 1.880
BLOCK C LOT 10	0.168 0.333
BLOCK C LOT 11	0.158 0.875
BLOCK C LOT 12	0.158 0.874
BLOCK C LOT 13	0.158 0.873
BLOCK C LOT 14	0.157 0.867
BLOCK D LOT 1-NEIGHBORHOOD BUSINESS	1.204 10.713
BLOCK D LOT 2-MEMBERSHIP ONLY	11.843 115.802
BOUNDARY	27.686 1,205,861
T.O.W.	0.026 240.223

MANOR HEIGHTS PHASE 2, SECTION 18B 27.686 ACRES

BEING A PORTION OF THOSE CERTAIN 157,9603 ACRE AND 90.0886 ACRE TRACTS, BOTH DESCRIBED IN DOCUMENT NO. 2019117125, AND IN CORRECTION DEED IN DOCUMENT NO. 20191176021, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, AND A PORTION OF THAT CERTAIN 3,700 ACRE PORTION OF OLD KIMBRO ROAD IN DOCUMENT NO. 202152193, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154 CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn

021 NW Loop 410, Suite 350 San Antonio, Texas 78216 FIRM # 101910373 Tel. No. (210) 541-9166 www.kimley-horn.com

Sheet No.	Drawn by	Checked by	Date	Project No.	Sheet No.
101	AKH	JKH	02/17/2021	102144701	10 of 10

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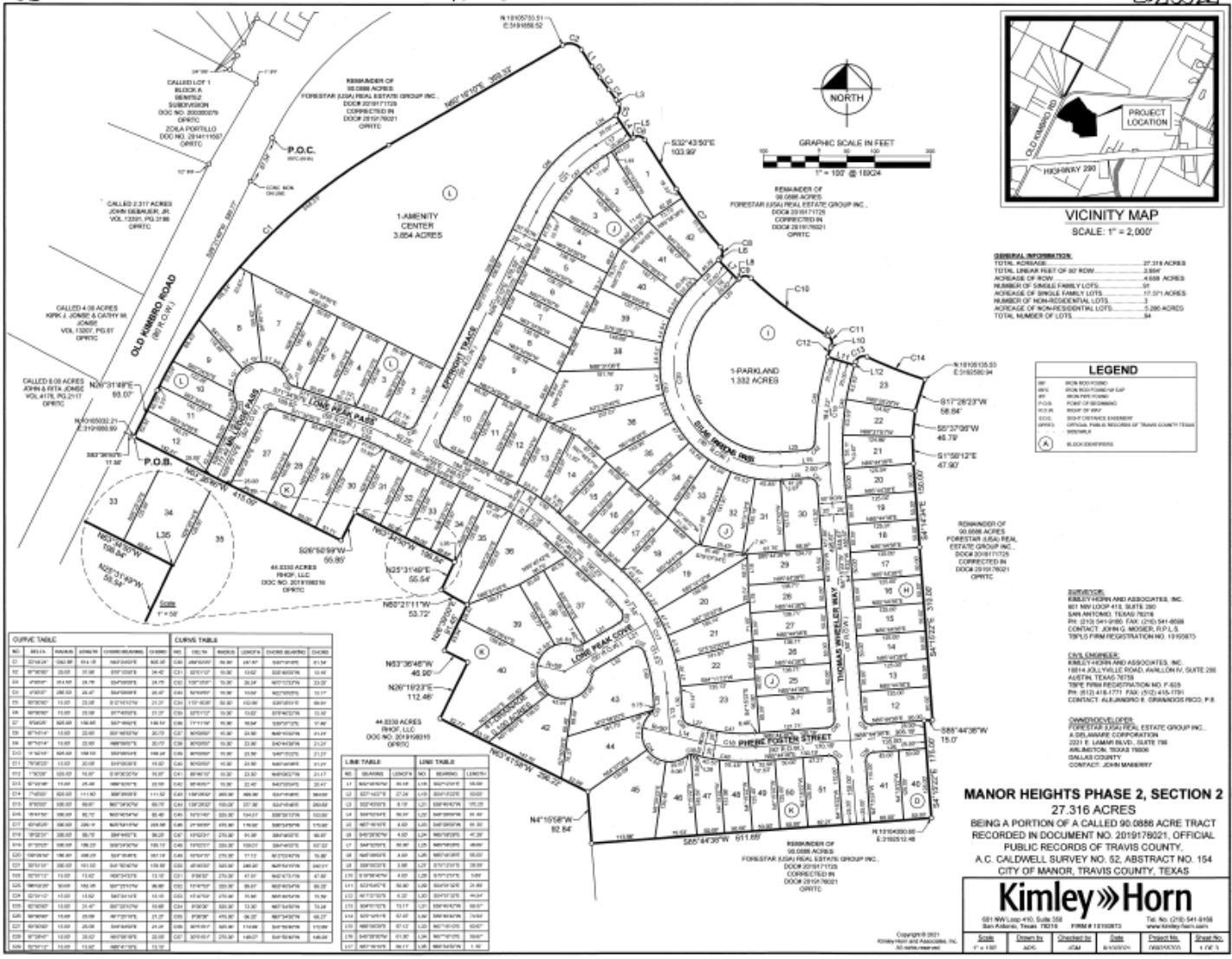
MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT 2022 ANNUAL SERVICE PLAN UPDATE

EXHIBIT B-7 – MANOR HEIGHTS PHASE 2 SECTION 2 PLAT

09.22.2021

\$ 102.00

202100221



202100221

THE STATE OF TEXAS
COUNTY OF TRAVIS

GENERAL NOTES

- PROPERTY OWNERS OF THE LOTS ON WHICH THE PUBLIC UTILITY EASEMENT OR THE UNDERGROUND STORM WATER DRAINAGE FACILITIES EASEMENT ARE LOCATED AS SHOWN ON THIS PLAN SHALL PROVIDE ACCESS TO THE CITY OF MANOR IN ORDER FOR THE CITY OF MANOR TO INSPECT AND MAINTAIN THE UNDERGROUND FACILITIES LOCATED WITHIN ANY OF SUCH EASEMENTS.
- A 10' PUBLIC UTILITY EASEMENT IS HEREBY DEDICATED ADJACENT AND ADJUNCT TO ALL STREET RIGHTS OF WAY.
- PUBLIC SEWERLINES BUILT TO CITY OF MANOR STANDARDS, ARE REQUIRED ALONG ALL STREETS WITHIN THIS SUBDIVISION. THESE SEWERLINES SHALL BE IN PLACE PRIOR TO THE BEGINNING OF CONSTRUCTION OF OCCUPANCY BUILDING PERMITS, OR UTILITY CONNECTIONS BY THE GOVERNING BODY OR UTILITY COMPANY.
- DRIVEWAY AND DRIVEWAY CONSTRUCTION STANDARDS SHALL BE IN ACCORDANCE WITH THE REQUIREMENT OF THE CITY OF MANOR STANDARDS UNLESS OTHERWISE SPECIFIED AND APPROVE BY THE CITY OF MANOR.
- NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTION IS MADE TO THE CITY OF MANOR WATER AND WASTEWATER SYSTEM.
- NO BUILDINGS SHALL BE CONSTRUCTED OR MAINTAINED WITHIN THE PUBLIC UTILITIES EASEMENTS OR THE UNDERGROUND STORM WATER FACILITIES EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY OF MANOR. THE CITY OF MANOR IS NOT RESPONSIBLE FOR THE DAMAGE TO OR REPLACING ANY PORTIONS OF ANY FINISHED LADECKING OR OTHER IMPROVEMENTS CONSTRUCTED WITHIN ANY OF SUCH EASEMENTS WHICH WERE NOT APPROVED BY THE CITY OF MANOR BEFORE THEIR CONSTRUCTION DUE TO THE NECESSARY AND CUSTOMARY WORK BY THE CITY OF MANOR IN REPAIRING, MAINTAINING, OR REPLACING THE UNDERGROUND PIPES AND RELATED FACILITIES WITHIN SUCH EASEMENTS.
- ALL STREETS, DRAINAGE IMPROVEMENTS, SEWERLINES, WATER AND WASTEWATER LINES, AND SEWISON CONTROLS SHALL BE CONSTRUCTED AND INSTALLED TO CITY OF MANOR STANDARDS.
- ERODION CONTROLS ARE REQUIRED FOR ALL CONSTRUCTION ON INDIVIDUAL LOTS, INCLUDING DETACHED SINGLE FAMILY HOMES IN ACCORDANCE WITH SECTION 1.4.0 OF THE CITY OF AUSTIN ENVIRONMENTAL CRITERIA MANUAL, FEBRUARY 30, 2020.
- ALL STREETS IN THE SUBDIVISION SHALL BE CONSTRUCTED TO CITY OF MANOR URBAN STREET STANDARDS. ALL STREETS WILL BE CONSTRUCTED WITH CURB AND GUTTER.
- PROVIDE TO CONSTRUCTION, EXCEPT DETACHED SINGLE FAMILY HOME ON ANY LOT IN THIS SUBDIVISION, A SITE DEVELOPMENT PERMIT MUST BE OBTAINED FROM THE CITY OF MANOR.
- THE SUBDIVISION OWNER/DEVELOPER AS IDENTIFIED ON THIS PLAN IS RESPONSIBLE FOR POSTING FISCAL SURETY FOR THE CONSTRUCTION OF ALL SEWERLINES AS SHOWN OR LISTED ON THE MANOR HEIGHTS PHASE 2 SECTION 2 FINAL PLAN, WHETHER INSTALLED ON OR BELOW GROUND OR BY INDIVIDUAL HOMEOWNERS. IT IS THE RESPONSIBILITY OF THE CONVEYOR/DEVELOPER TO ENSURE ALL SEWERLINES ARE ADA COMPLIANT UNLESS A VARIANCE HAS BEEN GRANTED BY THE TEXAS DEPARTMENT OF LICENSING AND REGULATION.
- THE SEWERLINES SHOWN HEREON ARE TIED TO THE TEXAS STATE PLUMBING COORDINATE SYSTEM GRID, CENTRAL ZONE 4003 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS), ALL SEWERLINES AND COORDINATED BENCHMARK HEREON ARE ON THE SURFACE. THE COMBINED SURFACE TO GRID SCALE FACTOR IS 1.0000000000. THE LIMIT OF LINEAR REQUIREMENT IS U.S. SURVEY FEET.
- THE BUILDING SETBACK LINES SHALL COMPLY WITH THE APPROVED MANOR HEIGHTS PUD (PERFORMANCE NO. 034) AND ARE AS FOLLOWS:
(SEE TYPICAL SETBACK DETAIL)
FRONT YARD - 20'
REAR YARD - 20'
SIDE YARD - 0'
STREET SIDE YARD - 10'
- THE HOME OWNERS ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA"), SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL NON-RESIDENTIAL LOTS THAT ARE DEDICATED TO THE HOA.
- FOR THE APPROVED MANOR HEIGHTS PUD, MINIMUM SINGLE FAMILY RESIDENTIAL LOT SHALL BE 4000 SQ. FT. WITHIN PUD OF-1 AND 3000 SQ. FT. WITHIN PUD-REG-DENSITY. THE MINIMUM HOME SIZES WILL COMPLY WITH THOSE SET FORTH IN THE MANOR HEIGHTS PUD OF 1500 SQ. FT.
- LOT #1, BLOCK K, OPEN SPACE DRAINAGE LOT, IS DEDICATED TO THE HOMEOWNER ASSOCIATION, THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA"), SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT #1, BLOCK K, OPEN SPACE DRAINAGE LOT IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"). THE CITY OF MANOR WILL MAINTAIN THE PUBLIC STORM INFRASTRUCTURE IN LOT #1, BLOCK K, OPEN SPACE DRAINAGE LOT.
- DEDICATION AND COMPLETION OF LOT 1, BLOCK L PARKLAND SHALL BE MADE TO THE CITY OF MANOR, TEXAS IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED (THE "DEVELOPMENT AGREEMENT"). THE DEVELOPER/OWNER SHALL ENTER INTO A LICENSE AGREEMENT WITH THE CITY OF MANOR PURSUANT TO THE FORM PROVIDED IN THE DEVELOPMENT AGREEMENT. THE CITY SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 1, BLOCK L PARKLAND UPON THE TERMINATION OF THE LICENSE AGREEMENT OR THE TERMINATION OF THE MAINTENANCE PERIOD PROVIDED IN THE DEVELOPMENT AGREEMENT, UNLESS OTHERWISE PROVIDED.
- LOT 1, BLOCK L, AMENITY CENTER LOT WILL BE OWNED BY THE HOMEOWNER ASSOCIATION, THE HOMEOWNER ASSOCIATION, AND/OR ITS SUCCESSORS AND ASSIGNS (THE "HOA"), SHALL BE RESPONSIBLE FOR MAINTENANCE OF LOT 1, BLOCK L, AMENITY CENTER.
- ACCESS TO NON-RESIDENTIAL LOTS SHALL BE PROVIDED TO THE CITY WHERE MAINTENANCE IS REQUIRED TO BE PERFORMED BY THE CITY IN ACCORDANCE WITH THAT CERTAIN DEVELOPMENT AGREEMENT (MANOR HEIGHTS) DATED EFFECTIVE NOVEMBER 7, 2018, AS AMENDED.

CITY OF MANOR ACKNOWLEDGMENTS

THIS SUBDIVISION IS LOCATED WITHIN THE CITY OF MANOR CORPORATE CITY LIMITS AS OF THE DATE 1st DAY OF April, 2021

ACCEPTED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF MANOR, TEXAS, ON THIS DATE, 13th DAY OF July, 2021

ATTEST: [Signature]
CITY CLERK

ATTEST: [Signature]
CITY SECRETARY

ATTEST: [Signature]
CITY OF MANOR

COUNTY OF TRAVIS
STATE OF TEXAS

I, [Signature], CLERK OF TRAVIS COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF RECORD AND ITS CERTIFICATE OF AUTHENTICATION HAS BEEN FILED FOR RECORD IN MY OFFICE ON THE DATE 22nd DAY OF September, 2021 AT 10:54 O'CLOCK, P.M. DULY RECORDED ON THE DAY OF 22nd DAY OF September, 2021 AT 10:54 O'CLOCK, P.M. IN THE PUBLIC RECORDS OF SAID COUNTY AND STATE IN DOCUMENT NUMBER 202100221 OFFICIAL RECORDS OF TRAVIS COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF OFFICE OF THE COUNTY CLERK, THIS 22nd DAY OF September, 2021

SARA DEBORAUX, COUNTY CLERK, TRAVIS COUNTY, TEXAS

NOTARY PUBLIC
KARINA WALESKA BOGOL
Notary Public, State of Texas
Commission Expires 11/11/2025
Notary ID 132860210

STATE OF TEXAS
COUNTY OF TRAVIS

I, [Signature], GRADUATED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF ENGINEERING, AND HEREBY CERTIFY THAT THIS PLAN IS PREPARED FROM AN ENGINEERING STAND POINT AND COMPLES WITH THE ENGINEERING RELATED PORTION OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THIS SITE IS LOCATED IN THE COTTOWNOOD WOOD WATERSHED.

NO PORTION OF THIS SITE LIES WITHIN THE BOUNDARIES OF THE 15 YEAR FLOODPLAIN AS SHOWN ON THE FLOODED INSURANCE RATE MAP COMMUNITY PANEL NO. 494530009, EFFECTIVE DATE SEPTEMBER 26, 2009, TRAVIS COUNTY, TEXAS AND INCORPORATED AS IS.

REGISTERED PROFESSIONAL ENGINEER NO. 133884
KIMLEY-HORN AND ASSOCIATES, INC.
1911 JELL PAVILL ROAD
AUSTIN, TEXAS 78758

STATE OF TEXAS
COUNTY OF BEXAR

I, JOHN G. BOSSER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAN COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6531 - STATE OF TEXAS
181 NW LOOP 413, SUITE 358
SAN ANTONIO, TEXAS 78218
PH. 210.321.1442
jgibson@kimley-horn.com

STATE OF TEXAS
COUNTY OF BEXAR

I, JOHN G. BOSSER, AM AUTHORIZED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING, AND HEREBY CERTIFY THAT THIS PLAN COMPLIES WITH THE SURVEYING RELATED PORTIONS OF THE CITY OF MANOR, TEXAS SUBDIVISION ORDINANCE IS TRUE AND CORRECT, AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6531 - STATE OF TEXAS
181 NW LOOP 413, SUITE 358
SAN ANTONIO, TEXAS 78218
PH. 210.321.1442
jgibson@kimley-horn.com

GENERAL NOTES

- THE SEWERLINES, SEWERLINES, LARGES AND COORDINATES SHOWN HEREON ARE TEXAS STATE COORDINATE SYSTEM GRID, CENTRAL ZONE PPP 4003 (NAD83), AS DETERMINED BY THE GLOBAL POSITIONING SYSTEM (GPS).
- ALL SEWERLINES SHOWN HEREON ARE ON THE SURFACE. THE COMBINED SURFACE TO GRID SCALE FACTOR FOR THE PROJECT IS 1.0000000000. THE LIMIT OF LINEAR REQUIREMENT IS U.S. SURVEY FEET.
- ALL PROPERTY OWNERS OF THE LOTS IN THIS SUBDIVISION WILL BE NOTICED PRIOR TO LOT SALES AND BEFORE ROAD CONSTRUCTION WITH A 10-INCH PAPER FOR VEHICULAR PLACED CAP STAMPED "WAY" (UNLESS OTHERWISE NOTED).

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TYPICAL SETBACK DETAIL
NOT TO SCALE

SURVEYOR
KIMLEY-HORN AND ASSOCIATES, INC.
1811 JELL PAVILL ROAD, SAN ANTONIO, TEXAS 78218
PH. 210.341.9988 FAX. 210.341.9998
CONTACT: JOHN G. BOSSER, P.L.S.
TRAVIS FIRM REGISTRATION NO. 13193873

CIVIL ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.
1911 JELL PAVILL ROAD, SAN ANTONIO, TEXAS 78218
TRAVIS FIRM REGISTRATION NO. P-428
PH. 210.341.9988 FAX. 210.341.9998
CONTACT: ALAN WARD, P.E.
GRADUATED PROFESSIONAL ENGINEER

CHANGES/DEVELOPER
FORESTAR TEXAS REAL ESTATE GROUP INC.,
A DELAWARE CORPORATION
2021 E. LAMAR BLVD., SUITE 700
ARLINGTON, TEXAS 76010
DALLAS COUNTY
CONTACT: JOHN MANDRETTI

MANOR HEIGHTS PHASE 2, SECTION 2
27.316 ACRES
BEING A PORTION OF A CALLED 90.0895 ACRE TRACT
RECORDED IN DOCUMENT NO. 2019178021, OFFICIAL
PUBLIC RECORDS OF TRAVIS COUNTY,
A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154
CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley-Horn

801 Hill Loop 413, Suite 350 San Antonio, Texas 78210	Phone 210.321.1442	Tel. No. 210.541.9395 www.kimley-horn.com
State TX	Created APR	Checked JMB
Drawn APR	Date 07/01/2021	Drawn/No. 002024783
Scale	Sheet No.	Sheet Total
		2 OF 2

202100221

A METES AND BOUNDS DESCRIPTION OF A 27.316 ACRES TRACT OF LAND

BEING a 27.316 acre (71,988.00 square feet) tract of land situated in the A.C. Caldwell Survey No. 52, Abstract No. 1954, City of Manor, Travis County, Texas, being a portion of a called 90.0888 acre tract of land described in Instrument to Forestar (2284) Real Estate Group Inc. recorded in Document No. 2019178201, corrected in Document No. 2019178201 of the Official Public Records of Travis County, and being more particularly described as follows:

COMMENCEMENT at a 10-inch iron rod with a plastic cap stamped "90M" found marking the southeasterly end of a well on the southeasterly right-of-way line of Old Kinderhook Road (80 feet wide) on the northeasterly line of said 90.0888 acre tract.

THENCE, South 29°14'07" West, along the southeasterly right-of-way line of said Old Kinderhook Road, at a distance of 87.24 feet (888) a concrete monument found on line, continuing for a total distance of 589.77 feet to the well's road southeast corner of said 90.0888 acre tract.

THENCE, South 63°50'59" East, 17.88 feet, departing the southeasterly right-of-way line of said Old Kinderhook Road and along the southeasterly line of said 90.0888 acre tract to a 10-inch iron rod with a plastic cap stamped "90M" set for the **POINT OF BEGINNING** of the herein described tract.

THENCE, departing the southeasterly line of and re-entrant said 90.0888 acre tract, the following metes-and-distances:

- North 30°51'48" East, 83.87 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a northeasterly direction, along a tangent curve to the right, a central angle of 32°44'24", a radius of 104.56 feet, a chord bearing and distance of North 34°20'00" East, 438.36 feet, and a total arc length of 614.55 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- North 08°18'10" East, 255.33 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 87°00'00", a radius of 23.20 feet, a chord bearing and distance of South 19°12'00" West, 34.42 feet, and a total arc length of 37.88 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- South 32°42'00" East, 28.13 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- South 32°42'00" East, 28.13 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- South 27°14'07" East, 27.24 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 4°50'17", a radius of 283.02 feet, a chord bearing and distance of South 34°39'00" East, 22.41 feet, and a total arc length of 22.41 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- South 27°14'07" East, 8.78 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 80°00'00", a radius of 18.08 feet, a chord bearing and distance of South 12°18'10" West, 21.21 feet, and a total arc length of 23.58 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- South 32°52'34" East, 88.08 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 07°18'10" East, 4.00 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 50°08'00", a radius of 18.00 feet, a chord bearing and distance of South 27°43'00" West, 21.21 feet, and a total arc length of 23.58 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- South 32°42'00" East, 130.81 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 80°18'14", a radius of 19.08 feet, a chord bearing and distance of South 27°14'07" East, 15.81 feet, and a total arc length of 22.85 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- South 02°28'00" West, 4.00 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 40°20'00" East, 30.00 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 87°00'00", a radius of 15.00 feet, a chord bearing and distance of North 80°00'00" East, 22.05 feet, and a total arc length of 22.05 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- in a southeasterly direction, along a tangent curve to the left, a central angle of 11°42'10", a radius of 825.80 feet, a chord bearing and distance of South 53°20'54" East, 160.24 feet, and a total arc length of 184.53 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 80°00'00" East, 2.88 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 70°20'22", a radius of 15.30 feet, a chord bearing and distance of South 19°30'00" East, 18.00 feet, and a total arc length of 20.88 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- South 19°30'00" West, 4.00 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the left, a central angle of 11°42'10", a radius of 825.80 feet, a chord bearing and distance of South 53°20'54" East, 160.24 feet, and a total arc length of 184.53 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 72°04'00" East, 90.88 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 17°12'18" East, 6.30 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the right, a central angle of 87°00'00", a radius of 15.00 feet, a chord bearing and distance of North 08°20'00" East, 22.05 feet, and a total arc length of 25.48 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of tangency;
- South 19°30'00" West, 4.00 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a point of curvature;
- in a southeasterly direction, along a tangent curve to the left, a central angle of 11°42'10", a radius of 825.80 feet, a chord bearing and distance of South 60°59'00" East, 111.82 feet, and a total arc length of 111.82 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 9°32'00" West, 48.78 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 1°54'10" East, 47.80 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 4°12'00" East, 150.58 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 4°12'00" East, 210.88 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 80°44'00" West, 15.80 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 4°12'00" East, 115.80 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 85°44'38" West, 601.88 feet to a 10-inch iron rod with a plastic cap stamped "90M" set on the southeasterly line of said 90.0888 acre tract.

THENCE, along the southeasterly line of said 90.0888 acre tract, the following metes-and-distances:

- North 41°23'00" West, 92.04 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 87°14'18" West, 230.22 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 82°48'00" West, 41.80 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 20°12'00" East, 91.45 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 82°01'11" West, 62.52 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 20°12'00" East, 55.55 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 07°14'00" West, 188.84 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- South 22°18'00" West, 58.84 feet to a 10-inch iron rod with a plastic cap stamped "90M" set for a corner;
- North 62°38'00" West, 415.08 feet to the **POINT OF BEGINNING**, and containing 27.316 acres of land in Travis County, Texas.

The basis of bearing for this description is the Texas State Plane Coordinate System (GCS, Central Zone 1099) (2011) (NAD83), all distances are on the surface and shown as U.S. Survey Feet. To convert gcb distances to gsd, apply the combined 2-DIPRACE to GSDN scale factor of 0.9999997045. This instrument was prepared in the office of Kinley Horn and Associates, Inc. in San Antonio, Texas.

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LOT TABLE			LOT TABLE			LOT TABLE			
LOT NO.	ACRES	SQ. FT.	LOT NO.	ACRES	SQ. FT.	LOT NO.	ACRES	SQ. FT.	
BLOCK D LOT 48	0.143	8,288	BLOCK J LOT 28	0.187	8,038	BLOCK L LOT 1	AMMUNITY CENTER	3.894	167,880
BLOCK D LOT 41	0.171	7,482	BLOCK J LOT 28	0.175	7,738	BLOCK L LOT 2		0.171	7,482
BLOCK H LOT 12	0.171	7,482	BLOCK J LOT 30	0.190	8,346	BLOCK L LOT 3		0.188	8,369
BLOCK H LOT 13	0.143	8,288	BLOCK J LOT 31	0.142	7,810	BLOCK L LOT 4		0.153	8,479
BLOCK H LOT 14	0.143	8,288	BLOCK J LOT 32	0.191	8,330	BLOCK L LOT 5		0.161	7,058
BLOCK H LOT 15	0.143	8,288	BLOCK J LOT 33	0.189	8,340	BLOCK L LOT 6		0.165	7,088
BLOCK H LOT 16	0.143	8,288	BLOCK J LOT 34	0.172	7,480	BLOCK L LOT 7		0.203	8,831
BLOCK H LOT 17	0.143	8,288	BLOCK J LOT 36	0.163	8,588	BLOCK L LOT 8		0.207	11,847
BLOCK H LOT 18	0.143	8,288	BLOCK J LOT 38	0.276	12,135	BLOCK L LOT 9		0.174	7,889
BLOCK H LOT 19	0.144	8,281	BLOCK J LOT 37	0.232	10,470	BLOCK L LOT 10		0.188	8,674
BLOCK H LOT 20	0.144	8,281	BLOCK J LOT 36	0.244	10,630	BLOCK L LOT 11		0.183	7,712
BLOCK H LOT 21	0.187	8,815	BLOCK J LOT 39	0.195	8,494	BLOCK L LOT 12		0.171	7,443
BLOCK I LOT 1 (HAWKLAND)	1.532	66,022	BLOCK J LOT 40	0.188	8,614	BOUNDARY		27.316	1,188,688
BLOCK J LOT 1	0.187	8,078	BLOCK J LOT 41	0.186	8,528	ROW		4.650	202,828
BLOCK J LOT 2	0.189	8,247	BLOCK J LOT 42	0.194	8,487				
BLOCK J LOT 3	0.192	8,374	BLOCK K LOT 27	0.201	11,264				
BLOCK J LOT 4	0.188	8,286	BLOCK K LOT 28	0.194	8,488				
BLOCK J LOT 5	0.190	8,809	BLOCK K LOT 29	0.202	8,805				
BLOCK J LOT 6	0.188	8,300	BLOCK K LOT 30	0.218	9,600				
BLOCK J LOT 7	0.188	8,300	BLOCK K LOT 31	0.142	6,358				
BLOCK J LOT 8	0.188	8,300	BLOCK K LOT 32	0.143	6,358				
BLOCK J LOT 9	0.289	11,718	BLOCK K LOT 33	0.143	6,358				
BLOCK J LOT 10	0.171	7,480	BLOCK K LOT 34	0.143	6,358				
BLOCK J LOT 11	0.143	8,288	BLOCK K LOT 35	0.204	9,748				
BLOCK J LOT 12	0.143	8,288	BLOCK K LOT 36	0.218	12,125				
BLOCK J LOT 13	0.148	8,317	BLOCK K LOT 37	0.237	10,319				
BLOCK J LOT 14	0.178	7,810	BLOCK K LOT 38	0.158	6,938				
BLOCK J LOT 16	0.143	8,288	BLOCK K LOT 39	0.261	11,568				
BLOCK J LOT 16	0.143	8,288	BLOCK K LOT 40	0.470	20,477				
BLOCK J LOT 17	0.143	8,288	BLOCK L LOT 41 (DRAINAGE)	0.100	4,395				
BLOCK J LOT 18	0.174	7,578	BLOCK K LOT 42	0.263	12,237				
BLOCK J LOT 19	0.229	9,882	BLOCK K LOT 43	0.261	14,882				
BLOCK J LOT 20	0.238	10,301	BLOCK K LOT 44	0.261	12,115				
BLOCK J LOT 21	0.198	8,619	BLOCK K LOT 46	0.283	18,104				
BLOCK J LOT 22	0.181	7,888	BLOCK K LOT 46	0.161	6,548				
BLOCK J LOT 25	0.286	11,583	BLOCK K LOT 47	0.190	8,830				
BLOCK J LOT 24	0.205	8,838	BLOCK K LOT 48	0.147	6,483				
BLOCK J LOT 28	0.197	8,636	BLOCK K LOT 49	0.144	6,253				
BLOCK J LOT 28	0.197	8,636	BLOCK K LOT 50	0.143	6,290				
BLOCK J LOT 27	0.197	8,636	BLOCK K LOT 51	0.177	7,739				

SUBJECT
KINLEY HORN AND ASSOCIATES, INC.
811 W. LOOP 412, SUITE 200
SAN ANTONIO, TEXAS 78201
PH: (210) 541-8190, FAX: (210) 541-8088
CONTACT: JOHN C. MOSEY, P.L.L.C.
TRIPS FROM REGISTRATION NO. 1781913

CIVIL ENGINEER
KINLEY HORN AND ASSOCIATES, INC.
10314 JOLLYVILLE ROAD, WAXALON IN, SUITE 200
AUSTIN, TEXAS 78758
TRIPS FROM REGISTRATION NO. 8-408
PH: (512) 415-1171, FAX: (512) 418-1156
CONTACT: ALVARADO S. GRANADOS RICO, P.E.

OWNER/DEVELOPER
FORESTAR (2284) REAL ESTATE GROUP, INC.,
A DELAWARE CORPORATION,
8221 E. LAMAR BLVD., SUITE 900
ARLINGTON, TEXAS 76010
DALLAS COUNTY
CONTACT: JOHN MAURETTI

MANOR HEIGHTS PHASE 2, SECTION 2
27.316 ACRES
BEING A PORTION OF A CALLED 90.0888 ACRE TRACT
RECORDED IN DOCUMENT NO. 2019178201, OFFICIAL
PUBLIC RECORDS OF TRAVIS COUNTY,
A.C. CALDWELL SURVEY NO. 52, ABSTRACT NO. 154
CITY OF MANOR, TRAVIS COUNTY, TEXAS

Kimley»Horn					
811 W. Loop 412, Suite 200 San Antonio, Texas 78201					
State	Contract No.	Contractor	Date	Contract No.	Sheet No.
TX	APG	JCM	8/18/2021	082187320	3 OF 2

EXHIBIT C-1 – IMPROVEMENT AREA #1-2 BOND DEBT SERVICE SCHEDULE

DEBT SERVICE REQUIREMENTS

The following table sets forth the debt service requirements for the Series 2021 IA#1-2 Bonds:

Year Ending (September 30)	Principal	Interest	Total
2021 ⁽¹⁾	\$ -	\$ 78,952.50	\$ 78,952.50
2022 ⁽¹⁾	-	263,175.00	263,175.00
2023	150,000.00	263,175.00	413,175.00
2024	155,000.00	259,425.00	414,425.00
2025	160,000.00	255,550.00	415,550.00
2026	165,000.00	251,550.00	416,550.00
2027	170,000.00	247,425.00	417,425.00
2028	175,000.00	242,112.50	417,112.50
2029	180,000.00	236,643.76	416,643.76
2030	185,000.00	231,018.76	416,018.76
2031	190,000.00	225,237.50	415,237.50
2032	200,000.00	219,300.00	419,300.00
2033	205,000.00	212,300.00	417,300.00
2034	210,000.00	205,125.00	415,125.00
2035	220,000.00	197,775.00	417,775.00
2036	230,000.00	190,075.00	420,075.00
2037	235,000.00	182,025.00	417,025.00
2038	245,000.00	173,800.00	418,800.00
2039	255,000.00	165,225.00	420,225.00
2040	265,000.00	156,300.00	421,300.00
2041	275,000.00	147,025.00	422,025.00
2042	285,000.00	137,400.00	422,400.00
2043	295,000.00	126,000.00	421,000.00
2044	305,000.00	114,200.00	419,200.00
2045	320,000.00	102,000.00	422,000.00
2046	335,000.00	89,200.00	424,200.00
2047	350,000.00	75,800.00	425,800.00
2048	360,000.00	61,800.00	421,800.00
2049	380,000.00	47,400.00	427,400.00
2050	395,000.00	32,200.00	427,200.00
2051	410,000.00	16,400.00	426,400.00
Total	<u>\$ 7,305,000.00</u>	<u>\$ 5,205,615.02</u>	<u>\$ 12,510,615.02</u>

⁽¹⁾ Bond proceeds will be capitalized to pay interest due in 2021 and 2022.

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EXHIBIT C-2 – MAJOR IMPROVEMENT AREA BOND DEBT SERVICE SCHEDULE

DEBT SERVICE REQUIREMENTS

The following table sets forth the debt service requirements for the Series 2021 MIA Bonds:

Year Ending (September 30)	Principal	Interest	Total
2021 ⁽¹⁾	\$ -	\$ 99,995.63	\$ 99,995.63
2022 ⁽¹⁾	-	333,318.76	333,318.76
2023	150,000.00	333,318.76	483,318.76
2024	155,000.00	328,631.26	483,631.26
2025	160,000.00	323,787.50	483,787.50
2026	170,000.00	318,787.50	488,787.50
2027	175,000.00	313,475.00	488,475.00
2028	180,000.00	306,912.50	486,912.50
2029	185,000.00	300,162.50	485,162.50
2030	195,000.00	293,225.00	488,225.00
2031	200,000.00	285,912.50	485,912.50
2032	210,000.00	278,412.50	488,412.50
2033	220,000.00	269,750.00	489,750.00
2034	230,000.00	260,675.00	490,675.00
2035	240,000.00	251,187.50	491,187.50
2036	250,000.00	241,287.50	491,287.50
2037	260,000.00	230,975.00	490,975.00
2038	270,000.00	220,250.00	490,250.00
2039	280,000.00	209,112.50	489,112.50
2040	295,000.00	197,562.50	492,562.50
2041	305,000.00	185,393.76	490,393.76
2042	320,000.00	172,812.50	492,812.50
2043	335,000.00	158,812.50	493,812.50
2044	350,000.00	144,156.26	494,156.26
2045	365,000.00	128,843.76	493,843.76
2046	380,000.00	112,875.00	492,875.00
2047	400,000.00	96,250.00	496,250.00
2048	420,000.00	78,750.00	498,750.00
2049	440,000.00	60,375.00	500,375.00
2050	460,000.00	41,125.00	501,125.00
2051	480,000.00	21,000.00	501,000.00
Total	<u>\$8,080,000.00</u>	<u>\$6,597,133.19</u>	<u>\$14,677,133.19</u>

⁽¹⁾ Bond proceeds will be capitalized to pay interest due in 2021 and 2022.

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EXHIBIT D – HOMEBUYER DISCLOSURES

Homebuyer Disclosures for the following Lot Types are found in this Exhibit:

- Lot Type 1
- Lot Type 2
- Lot Type 3
- Major Improvement Area Initial Parcel

**MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT – IMPROVEMENT AREA #1 - LOT
TYPE 1 BUYER DISCLOSURE****NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT**

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 1 PRINCIPAL ASSESSMENT: \$14,148.32

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within Improvement Area #1 of the *Manor Heights Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

§
§
§

COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

§
§
§

COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 1

Installment Due 1/31	Principal	Interest [a]	Annual Collection Costs	Additional Interest	Capitalized Interest	Total Annual Installment
2023	290.52	509.72	55.01	70.74	-	925.99
2024	300.20	502.45	56.11	69.29	-	928.06
2025	309.89	494.95	57.23	67.79	-	929.86
2026	319.57	487.20	58.38	66.24	-	931.39
2027	329.26	479.21	59.55	64.64	-	932.66
2028	338.94	468.92	60.74	62.99	-	931.59
2029	348.62	458.33	61.95	61.30	-	930.21
2030	358.31	447.44	63.19	59.56	-	928.49
2031	367.99	436.24	64.45	57.77	-	926.45
2032	387.36	424.74	65.74	55.93	-	933.77
2033	397.04	411.18	67.06	53.99	-	929.27
2034	406.73	397.29	68.40	52.00	-	924.42
2035	426.10	383.05	69.77	49.97	-	928.88
2036	445.46	368.14	71.16	47.84	-	932.60
2037	455.15	352.55	72.59	45.61	-	925.89
2038	474.52	336.62	74.04	43.34	-	928.51
2039	493.88	320.01	75.52	40.96	-	930.37
2040	513.25	302.72	77.03	38.49	-	931.50
2041	532.62	284.76	78.57	35.93	-	931.88
2042	551.99	266.12	80.14	33.26	-	931.51
2043	571.36	244.04	81.74	30.50	-	927.64
2044	590.72	221.18	83.38	27.65	-	922.93
2045	619.78	197.55	85.05	24.69	-	927.07
2046	648.83	172.76	86.75	21.60	-	929.93
2047	677.88	146.81	88.48	18.35	-	931.52
2048	697.25	119.69	90.25	14.96	-	922.16
2049	735.98	91.80	92.06	11.48	-	931.32
2050	765.04	62.36	93.90	7.80	-	929.09
2051	794.09	31.76	95.78	3.97	-	925.60
Total	\$ 14,148.32	\$ 9,419.60	\$ 2,134.02	\$ 1,238.63	\$ -	\$ 26,940.57

[a] Interest is calculated at the actual rate of the PID Bonds.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

**MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT IMPROVEMENT AREA #2– LOT
TYPE 2 BUYER DISCLOSURE****NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT**

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2 PRINCIPAL ASSESSMENT: \$14,148.32

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, Texas, for the costs of a portion of a public improvement or services project (the “Authorized Improvements”) undertaken for the benefit of the property within Improvement Area #2 of the *Manor Heights Public Improvement District* (the “District”) created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2

Installment Due 1/31	Principal	Interest [a]	Annual Collection Costs	Additional Interest	Capitalized Interest	Total Annual Installment
2023	290.52	509.72	55.01	70.74	-	925.99
2024	300.20	502.45	56.11	69.29	-	928.06
2025	309.89	494.95	57.23	67.79	-	929.86
2026	319.57	487.20	58.38	66.24	-	931.39
2027	329.26	479.21	59.55	64.64	-	932.66
2028	338.94	468.92	60.74	62.99	-	931.59
2029	348.62	458.33	61.95	61.30	-	930.21
2030	358.31	447.44	63.19	59.56	-	928.49
2031	367.99	436.24	64.45	57.77	-	926.45
2032	387.36	424.74	65.74	55.93	-	933.77
2033	397.04	411.18	67.06	53.99	-	929.27
2034	406.73	397.29	68.40	52.00	-	924.42
2035	426.10	383.05	69.77	49.97	-	928.88
2036	445.46	368.14	71.16	47.84	-	932.60
2037	455.15	352.55	72.59	45.61	-	925.89
2038	474.52	336.62	74.04	43.34	-	928.51
2039	493.88	320.01	75.52	40.96	-	930.37
2040	513.25	302.72	77.03	38.49	-	931.50
2041	532.62	284.76	78.57	35.93	-	931.88
2042	551.99	266.12	80.14	33.26	-	931.51
2043	571.36	244.04	81.74	30.50	-	927.64
2044	590.72	221.18	83.38	27.65	-	922.93
2045	619.78	197.55	85.05	24.69	-	927.07
2046	648.83	172.76	86.75	21.60	-	929.93
2047	677.88	146.81	88.48	18.35	-	931.52
2048	697.25	119.69	90.25	14.96	-	922.16
2049	735.98	91.80	92.06	11.48	-	931.32
2050	765.04	62.36	93.90	7.80	-	929.09
2051	794.09	31.76	95.78	3.97	-	925.60
Total	\$ 14,148.32	\$ 9,419.60	\$ 2,134.02	\$ 1,238.63	\$ -	\$ 26,940.57

[a] Interest is calculated at the actual rate of the PID Bonds.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

**MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT – IMPROVEMENT AREA #2 –
LOT TYPE 3 BUYER DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 3 PRINCIPAL ASSESSMENT: \$14,396.53

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within Improvement Area #2 of the *Manor Heights Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 3

Installment Due 1/31	Principal	Interest [a]	Annual Collection Costs	Additional Interest	Capitalized Interest	Total Annual Installment
2023	295.62	518.66	55.98	71.98	-	942.24
2024	305.47	511.27	57.10	70.50	-	944.34
2025	315.32	503.63	58.24	68.98	-	946.17
2026	325.18	495.75	59.40	67.40	-	947.73
2027	335.03	487.62	60.59	65.77	-	949.02
2028	344.89	477.15	61.80	64.10	-	947.94
2029	354.74	466.37	63.04	62.38	-	946.53
2030	364.59	455.29	64.30	60.60	-	944.78
2031	374.45	443.89	65.59	58.78	-	942.71
2032	394.16	432.19	66.90	56.91	-	950.15
2033	404.01	418.40	68.24	54.94	-	945.58
2034	413.86	404.26	69.60	52.92	-	940.63
2035	433.57	389.77	70.99	50.85	-	945.18
2036	453.28	374.60	72.41	48.68	-	948.96
2037	463.13	358.73	73.86	46.41	-	942.14
2038	482.84	342.52	75.34	44.10	-	944.80
2039	502.55	325.62	76.84	41.68	-	946.70
2040	522.26	308.03	78.38	39.17	-	947.84
2041	541.96	289.75	79.95	36.56	-	948.22
2042	561.67	270.78	81.55	33.85	-	947.85
2043	581.38	248.32	83.18	31.04	-	943.92
2044	601.09	225.06	84.84	28.13	-	939.13
2045	630.65	201.02	86.54	25.13	-	943.33
2046	660.21	175.79	88.27	21.97	-	946.25
2047	689.77	149.38	90.04	18.67	-	947.87
2048	709.48	121.79	91.84	15.22	-	938.33
2049	748.90	93.41	93.67	11.68	-	947.66
2050	778.46	63.46	95.55	7.93	-	945.39
2051	808.02	32.32	97.46	4.04	-	941.84
Total	\$ 14,396.53	\$ 9,584.85	\$ 2,171.46	\$ 1,260.36	\$ -	\$ 27,413.21

[a] Interest is calculated at the actual rate of the PID Bonds.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.

**MANOR HEIGHTS PUBLIC IMPROVEMENT DISTRICT – MAJOR IMPROVEMENT AREA
INITIAL PARCEL BUYER DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

**MAJOR IMPROVEMENT AREA INITIAL PARCEL PRINCIPAL ASSESSMENT:
\$8,080,000.00**

As the purchaser of the real property described above, you are obligated to pay assessments to Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within the Major Improvement Area of the *Manor Heights Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²

² To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³

³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - MAJOR IMPROVEMENT AREA INITIAL PARCEL

Installment Due 1/31	Principal	Interest [a]	Annual Collection Costs	Additional Interest	Capitalized Interest	Total Annual Installment
2023	150,000.00	333,318.76	28,196.64	40,400.00	-	551,915.40
2024	155,000.00	328,631.26	28,760.57	39,650.00	-	552,041.83
2025	160,000.00	323,787.50	29,335.78	38,875.00	-	551,998.28
2026	170,000.00	318,787.50	29,922.50	38,075.00	-	556,785.00
2027	175,000.00	313,475.00	30,520.95	37,225.00	-	556,220.95
2028	180,000.00	306,912.50	31,131.37	36,350.00	-	554,393.87
2029	185,000.00	300,162.50	31,754.00	35,450.00	-	552,366.50
2030	195,000.00	293,225.00	32,389.08	34,525.00	-	555,139.08
2031	200,000.00	285,912.50	33,036.86	33,550.00	-	552,499.36
2032	210,000.00	278,412.50	33,697.59	32,550.00	-	554,660.09
2033	220,000.00	269,750.00	34,371.55	31,500.00	-	555,621.55
2034	230,000.00	260,675.00	35,058.98	30,400.00	-	556,133.98
2035	240,000.00	251,187.50	35,760.16	29,250.00	-	556,197.66
2036	250,000.00	241,287.50	36,475.36	28,050.00	-	555,812.86
2037	260,000.00	230,975.00	37,204.87	26,800.00	-	554,979.87
2038	270,000.00	220,250.00	37,948.97	25,500.00	-	553,698.97
2039	280,000.00	209,112.50	38,707.94	24,150.00	-	551,970.44
2040	295,000.00	197,562.50	39,482.10	22,750.00	-	554,794.60
2041	305,000.00	185,393.74	40,271.75	21,275.00	-	551,940.49
2042	320,000.00	172,812.50	41,077.18	19,750.00	-	553,639.68
2043	335,000.00	158,812.50	41,898.72	18,150.00	-	553,861.22
2044	350,000.00	144,156.26	42,736.70	16,475.00	-	553,367.96
2045	365,000.00	128,843.76	43,591.43	14,725.00	-	552,160.19
2046	380,000.00	112,875.00	44,463.26	12,900.00	-	550,238.26
2047	400,000.00	96,250.00	45,352.53	11,000.00	-	552,602.53
2048	420,000.00	78,750.00	46,259.58	9,000.00	-	554,009.58
2049	440,000.00	60,375.00	47,184.77	6,900.00	-	554,459.77
2050	460,000.00	41,125.00	48,128.46	4,700.00	-	553,953.46
2051	480,000.00	21,000.00	49,091.03	2,400.00	-	552,491.03
Total	\$ 8,080,000.00	\$ 6,163,818.78	\$ 1,093,810.67	\$ 722,325.00	\$ -	\$ 16,059,954.45

[a] Interest is calculated at the actual rate of the PID Bonds.

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs, reserve fund requirements, interest earnings, or other available offsets could increase or decrease the amounts shown.



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Lydia Collins, Director
DEPARTMENT: Finance

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on an ordinance approving the 2022 Annual Update to the Amended and Restated Service and Assessment Plan and Assessment Roll for the Rose Hill Public Improvement District Including the Collection of the 2022 Annual Installments.

BACKGROUND/SUMMARY:

The City Council previously approved the creation of the Rose Hill Public Improvement District. Pursuant to state statute, a service and assessment plan (SAP) must be reviewed and updated annually. City staff and consultants worked with P3Works, the City’s PID Administrator, in updating the Amended and Restated SAP. The attached document serves as the required annual SAP update, which also includes the assessment roll for 2022.

LEGAL REVIEW: Yes

FISCAL IMPACT:

PRESENTATION:

ATTACHMENTS: Yes

- Ordinance No. 669
- Rose Hill PID Amended and Restated SAP

STAFF RECOMMENDATION:

It is city staff’s recommendation that the City Council adopt Ordinance No. 669 approving the Rose Hill Public Improvement District 2022 Amended and Restated Service and Assessment Plan including the collection of the 2022 annual installments.

PLANNING & ZONING COMMISSION:	Recommend Approval	Disapproval	None
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ORDINANCE NO. 669

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS APPROVING THE 2022 ANNUAL UPDATE TO THE AMENDED AND RESTATED SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLL FOR THE ROSE HILL PUBLIC IMPROVEMENT DISTRICT INCLUDING THE COLLECTION OF THE 2022 ANNUAL INSTALLMENTS.

WHEREAS, on June 25, 2003, the City of Manor City Council (the “City Council”) passed and approved Resolution No. 2003-15 (the “Original Creation Resolution”) authorizing the creation of the Rose Hill Public Improvement District (the “District”) in accordance with the Public Improvement District Assessment Act (the “Act”); and

WHEREAS, on July 16, 2003, the City Council adopted Ordinance No. 227 (“Original Assessment Ordinance”), which levied assessments on property located within the District to finance the authorized improvements for the benefit of the property in the District; and

WHEREAS, on September 20, 2006, the City adopted Resolution No. 2006-14 (the “Amended Resolution”) which added a certain 53.17 acres of land to the District and recalculated and established the assessment against lots located within the District; and

WHEREAS, on October 21, 2009, the City adopted and approved Ordinance No. 378 which reassessed the payment of Assessments regarding the addition of land to the PID, including an Assessment Roll, and levied Assessments on property within the PID to finance the Authorized Improvements for the benefit of such property; and

WHEREAS, On August 18, 2021, the City Council approved the Amended and Restated Service and Assessment Plan (the “SAP”) which updated the Assessment Roll for 2021; and

WHEREAS, the SAP and assessment roll is required to be reviewed and updated annually as described in Sections 372.013 and 372.014 of the Act; and

WHEREAS, the City Council now desires to proceed with the adoption of this Ordinance for the annual updated 2022 Amended and Restated Service and Assessment Plan and the updated assessment roll attached thereto, in conformity with the requirements of the Act; and

WHEREAS, the City Council finds the passage of this Ordinance to be in the best interest for the citizens of Manor, Texas.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS:

SECTION 1: That all matters stated in the preamble are found to be true and correct and are incorporated herein as if copied in their entirety.

SECTION 2: That the Rose Hill Public Improvement District 2022 Amended and Restated Service and Assessment Plan and updated Assessment Roll attached hereto as Exhibit A are hereby accepted as provided.

SECTION 3: If any provision of this Ordinance or the application of any provision to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be severable.

SECTION 4: That this Ordinance shall be cumulative of all other City Ordinances and all other provisions of other Ordinances adopted by the City which are inconsistent with the terms or provisions of this Ordinance are hereby repealed.

SECTION 5: This Ordinance shall take effect immediately from and after its passage and in accordance with the provisions of the Act, and it is accordingly so ordained.

SECTION 6: It is hereby officially found and determined that the meeting at which this Ordinance is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act.

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PASSED AND APPROVED on this 17th day of August 2022.

THE CITY OF MANOR, TEXAS

Dr. Christopher Harvey, Mayor

ATTEST:

Lluvia T. Almaraz, City Secretary

APPROVED AS TO FORM:

Veronica Rivera, Assistant City Attorney

AFTER RECORDING RETURN TO:

City of Manor
Attn: City Secretary
105 E. Eggleston Street
Manor, TX 78653

Exhibit A

2022 Amended and Restated Service and Assessment Plan

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ROSE HILL PUBLIC IMPROVEMENT DISTRICT
AMENDED AND RESTATED SERVICE AND ASSESSMENT PLAN
AUGUST 17, 2022

INTRODUCTION

Capitalized terms used in this Amended and Restated Service and Assessment Plan shall have the meanings given to them in **Section I** unless otherwise defined in this Amended and Restated Service and Assessment Plan or unless the context in which a term is used clearly requires a different meaning. Unless otherwise defined, a reference to a “Section” or an “Exhibit” shall be a reference to a Section of this Amended and Restated Service and Assessment Plan or an Exhibit attached to and made a part of this Amended and Restated Service and Assessment Plan for all purposes.

The District was created pursuant to the PID Act, by Resolution No. 2003-15 (the “Original Creation Resolution”) of the City Council on June 25, 2003 to finance certain public improvement projects for the benefit of the property in the PID.

The Management Agreement between the City and Kevin McCright (“PID Manager”) was approved and effective June 26, 2003. The Management Agreement directed the management of the PID and the reimbursement obligations of PID.

On July 2, 2003, the City Council adopted Ordinance No. 226 (“Method of Assessment Ordinance”), which determined the method of assessing individual parcels within the District.

On July 16, 2003, the City Council adopted Ordinance No. 227 (“Original Assessment Ordinance”), which levied Assessments on property located within the District to finance the Authorized Improvements for the benefit of such property.

On February 28, 2006, the Manager sent the City the 2005 PID Management Report, which summarized the Assessment Roll for 2005.

On September 20, 2006, the City adopted Resolution No. 2006-14 (the “Amended Resolution”) which added a certain 53.17 acres of land to the PID and recalculated and established the Assessment against Lots located within the District.

On October 4, 2006, the City Council adopted Ordinance No. 311, which assessed cost services and improvements related to the District.

On November 1, 2006, the City Council adopted Ordinance No. 313, which closed public hearings and levied Assessments.

On October 21, 2009, the City adopted and approved Ordinance No. 378 which reassessed the payment of Assessments regarding the addition of land to the PID, including an Assessment Roll, and levied Assessments on property within the PID to finance the Authorized Improvements for the benefit of such property.

The Manager sent to the city the 2007-2019 PID Management Reports which summarized the Assessment Rolls for 2008-2020.

The City and the Owner entered into the PID Reimbursement Agreement, effective June 2, 2021.

On August 18, 2021, the City Council approved the Amended and Restated Service and Assessment Plan which updated the Assessment Roll for 2021.

The PID Act requires a service plan covering a period of at least five years and defining the annual indebtedness and projected cost of the Authorized Improvements. The Service Plan is contained in **Section VIII**.

The PID Act requires that the Service Plan include an Assessment Plan that assesses the Actual Costs of the Authorized Improvements against the District based on the special benefits conferred on the District by the Authorized Improvements. The Assessment Plan is contained in **Section IX**.

The PID Act requires an Assessment Roll that states the Assessment against each Parcel determined by the method chosen by the City Council. The Assessment against each Parcel must be sufficient to pay the share of the Actual Costs of the Authorized Improvements apportioned to the Parcel and cannot exceed the special benefit conferred on the Parcel by such Authorized Improvements.

The Assessment Roll for the District is included as **Exhibit A**.

SECTION I: DEFINITIONS

“Actual Costs” mean with respect to Authorized Improvements, the actual costs paid or incurred by or on behalf of an Owner, including : (1) the costs incurred by or on behalf of the Original Owner or Owner (either directly or through affiliates) for the design, planning, administration/management, acquisition, installation, construction and/or implementation of such Authorized Improvements; (2) the fees paid for obtaining permits, licenses, or other governmental approvals for such Authorized Improvements; (3) the costs incurred by or on behalf of the Original Owner or Owner for external professional costs, such as engineering, geotechnical, surveying, land planning, architectural landscapers, appraisals, legal, accounting, and similar professional services; (4) all labor, bonds, and materials, including equipment and fixtures, by contractors, builders, and materialmen in connection with the acquisition, construction, or implementation of the Authorized Improvements; (5) all related permitting and public approval expenses, architectural, engineering, and consulting fees, taxes, and governmental fees and charges and (6) costs to implement, administer, and manage the above-described activities including, but not limited to, a construction management fee of up to four percent (4%) of construction costs if managed by or on behalf of the owners or developers.

“Administrator” means the City or independent firm designated by the City who shall have the responsibilities provided in this Amended and Restated Service and Assessment Plan, the Indenture, or any other agreement or document approved by the City related to the duties and responsibilities of the administration of the District.

“Amended Resolution” means Resolution No. 2006-14 adopted by the City Council on September 20, 2006 which added a certain 53.17 acres of land to the PID and recalculated and established the Assessment against Lots located within the District.

“2021 Amended and Restated Service and Assessment Plan” means the Rose Hill Public Improvement District Amended and Restated Service and Assessment Plan, approved by the City on August 18, 2021, as amended and updated from time to time.

“2022 Amended and Restated Service and Assessment Plan” means the Rose Hill Public Improvement District Amended and Restated Service and Assessment Plan, approved by the City on August 17, 2022, as amended and updated from time to time.

“Annual Collection Costs” mean the actual or budgeted costs and expenses related to the creation and operation of the District and the construction of the Authorized Improvements, including, but not limited to, costs and expenses for: (1) the Administrator; (2) City staff; (3) legal counsel, engineers, accountants, financial advisors, and other consultants engaged by the City; (4) calculating, collecting, and maintaining records with respect to Assessments and Annual Installments; (5) preparing and maintaining records with respect to Assessment Rolls and Annual

Service Plan Updates; and (6) investing or depositing Assessments and Annual Installments. The 2022 Amended and Restated Service and Assessment Plan includes an additional budgeted \$15.00 per Lot to be applied toward Annual Collection Costs. After Annual Installments have been collected, actual Annual Collection Costs are deducted from the amount paid to the Owner.

“Annual Installment” means the annual installment payment of an Assessment as calculated by the Administrator and approved by the City Council, that includes: (1) principal; (2) interest; and (3) Annual Collection Costs.

“Annual Service Plan Update” means an update to this Amended and Restated Service and Assessment Plan prepared no less frequently than annually by the Administrator and approved by the City Council.

“Assessed Property” means any Parcel within the District against which an Assessment is levied.

“Assessment” means an assessment levied against a Parcel within the District and imposed pursuant to an Assessment Ordinance and the provisions herein, as shown on an Assessment Roll, subject to reallocation upon the subdivision of such Parcel or reduction according to the provisions herein and in the PID Act.

“Assessment Ordinance” means an ordinance adopted by the City Council in accordance with the PID Act that levies an Assessment on Assessed Property within the District, as shown on any Assessment Roll.

“Assessment Plan” means the methodology employed to assess the Actual Costs of the Authorized Improvements against the Assessed Property within the District based on the special benefits conferred on such property by the Authorized Improvements, more specifically described in **Section IX**.

“Assessment Roll” means any assessment roll for the Assessed Property within the District, including the Lot Type 2023 Assessment Roll, Lot Type 2022 Assessment Roll, Lot Type 2021 Assessment Roll, Lot Type 2020 Assessment Roll, the Lot Type 2019 Assessment Roll, the Lot Type 2018 Assessment Roll, the Lot Type 2017 Assessment Roll, the Lot Type 2016 Assessment Roll, the Lot Type 2015 Assessment Roll, the Lot Type 2014 Assessment Roll, the Lot Type 2013 Assessment Roll, the Lot Type 2012 Assessment Roll, the Lot Type 2011 Assessment Roll, the Lot Type 2010 Assessment Roll, the Lot Type 2009 Assessment Roll, the Lot Type 2008 Assessment Roll, the Lot Type 2007 Assessment Roll, and the Lot Type 100 Assessment Roll, as updated, modified or amended from time to time in accordance with the procedures set forth herein and in the PID Act, or any Annual Service Plan Update.

“Authorized Improvements” means improvements authorized by Section 372.003 of the PID Act, as described in **Section VII**.

“**City**” means the City of Manor, Texas.

“**City Council**” means the governing body of the City.

“**County**” means Travis County, Texas.

“**Delinquent Collection Costs**” mean costs related to the foreclosure on Assessed Property and the costs of collection of delinquent Assessments, delinquent Annual Installments, or any other delinquent amounts due under this Amended and Restated Service and Assessment Plan including penalties and reasonable attorney’s fees actually paid, but excluding amounts representing interest and penalty interest.

“**District**” means Rose Hill Public Improvement District located within the corporate limits of the City, and more specifically described in **Exhibit D** and depicted on **Exhibit E**.

“**Lot**” means for any portion of the District for which a final subdivision plat has been recorded in the official public records of the County, a tract of land described by “Lot” in such subdivision plat.

“**Lot Type**” means a classification of final building Lots with similar characteristics (e.g. Lots that have not been issued a certificate of occupancy or Lots that have been issued a certificate of occupancy during a certain time period, etc.), as determined by the Administrator and confirmed by the City Council.

“**Lot Type 100**” means a Lot within the District that has been platted as of the acceptance date of this Amended and Restated Service and Assessment Plan but has not been issued a certificate of occupancy.

“**Lot Type 2023**” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2022 and before or on December 31, 2022. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“**Lot Type 2022**” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2021 and before or on December 31, 2021. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“**Lot Type 2021**” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2020 and before or on December 31, 2020. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“**Lot Type 2020**” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2019 and before or on December 31, 2019. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2019” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2018 and before or on December 31, 2018. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2018” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2017 and before or on December 31, 2017. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2017” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2016 and before or on December 31, 2016. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2016” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2015 and before or on December 31, 2015. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2015” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2014 and before or on December 31, 2014. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2014” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2013 and before or on December 31, 2013. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2013” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2012 and before or on December 31, 2012. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2012” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2011 and before or on December 31, 2011. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2011” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2010 and before or on December 31, 2010. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2010” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2009 and before or on December 31, 2009. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2009” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2008 and before or on December 31, 2008. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2008” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2007 and before or on December 31, 2007. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Lot Type 2007” means a Lot within the District that was issued a certificate of occupancy on or after January 1, 2006 and before or on December 31, 2006. The Form of Homebuyer Disclosure is attached as **Exhibit F**.

“Management Agreement” means the agreement between the City and Kevin McCright (“PID Manager”) approved and effective June 26, 2003, and terminated March 18, 2020.

“Management Report” means the annual reports issued by the PID Manager prior to the approval of the 2021 Amended and Restated Service and Assessment Plan.

“Non-Benefitted Property” means Parcels within the boundaries of the District that accrue no special benefit from the Authorized Improvements as determined by the City Council.

“Owner” means Continental Homes of Texas, L.P., a Texas limited partnership, and its successors or assigns.

“Parcel” or **“Parcels”** means a specific property within the District identified by either a tax map identification number assigned by the Travis Central Appraisal District for real property tax purpose, by metes and bounds description, or by Lot and block number in a final subdivision plat recorded in the official public records of the County, or by any other means determined by the City.

“PID Act” means Chapter 372, Texas Local Government Code, as amended.

“PID Manager” means the individual responsible for the issuance of annual Management Reports, collection of Annual Installments and all other actions related to the duties and responsibilities of the administration of the District as outlined in the Management Agreement.

“PID Reimbursement Agreement” means that certain “PID Reimbursement Agreement – Rose Hill PID” approved by Resolution No. 2021-15 effective on June 2, 2021, entered into by and between the City and Owner.

“Prepayment” means the payment of all or a portion of an Assessment before the due date of the final Annual Installment thereof. Amounts received at the time of a Prepayment which represent a payment of principal, interest, or penalties on a delinquent installment of an Assessment are not to be considered a Prepayment, but rather are to be treated as the payment of the delinquent scheduled Annual Installment.

“Prepayment Costs” means interest, and Annual Collection Costs to the date of Prepayment.

“**Service Plan**” covers a period of at least five years and defines the annual indebtedness and projected costs of the Authorized Improvements, more specifically described in **Section VIII**.

SECTION II: THE DISTRICT AND PARCEL SUBDIVISION

The District includes approximately 196.236 contiguous acres located within the corporate limits of the City, as more particularly described by metes and bounds on **Exhibit D** and depicted on **Exhibit E**. The District is anticipated to be developed as 1204 single-family residential units.

Per the 2019 PID Management Report, the Parcels within the District were subdivided and recorded as described below.

Stonewater – Phase 1

The Final Plat of Stonewater Phase 1 was approved on December 21, 2004 and recorded on September 16, 2005 by Travis County consists of 228 residential Lots.

Stonewater – Phase 1A

Stonewater Phase 1A was accepted by the City on August 29, 2013 and consists of 79 residential Lots.

Stonewater – Phase 2

Stonewater Phase 2 was accepted by the City on July 6, 2016 and consists of a total of 115 residential Lots, including 10 residential Lots that were re-subdivided from Lot 132 Block H and accepted by the City on July 12, 2017.

Stonewater – Phase 3

Stonewater Phase 3 was accepted by the City on February 02, 2016 and consists of 62 residential Lots¹.

Stonewater – Phase 4

Stonewater Phase 4 was accepted by the City on May 13, 2015 and consists of 86 residential Lots.

Stonewater – Phase 5

Stonewater Phase 5 was accepted by the City on August 19, 2015 and consists of 89 residential Lots.

Stonewater – Phase 6

¹ Plat shows 63 lots but one lot was sold to a homeowners association as an easement tract.

Stonewater Phase 6 was accepted by the City on January 5, 2015 and consists of 74 residential Lots.

Stonewater – Phase 7

Stonewater Phase 7 was accepted by the City on July 6, 2016 and consists of 41 residential Lots.

Stonewater – Phase 8

Stonewater Phase 8 was accepted by the City on consists of a total of 73 residential Lots. Phase 8 was amended to subdivide 4 residential Lots from Lot(s) 105 through 108 Block Q, which was accepted by the city on January 24, 2018.

Stonewater North – Phase 1

Stonewater North Phase 1 was accepted by the City on November 14, 2018 and consists of 93 residential Lots.

Stonewater North – Phase 2

Stonewater North Phase 2 was accepted by the City on March 11, 2020 and consists of 162 residential Lots.

Stonewater North – Phase 3

Stonewater North Phase 3 was accepted by the City on March 13, 2019 and consists of 102 residential Lots.

SECTION III: OUTSTANDING ASSESSMENTS

The District has an outstanding Assessment of \$7,669,445.54 on 1,125 Lots currently categorized as Lot Type 2007 through Lot Type 2022 and does not include the annual Assessment of \$100.00 on Lot Type 100 Lots or future Lot Types.

SECTION IV: ANNUAL INSTALLMENTS DUE 1/31/2022

Lots with Certificates of Occupancy

- The Annual Installment for Lots that have been issued a Certificate of Occupancy on or before December 31, 2021 including Lot Type 2007 Lots through Lot Type 2022 Lots shall include interest on the unpaid principal amount of the Assessment at a rate of 5.00% per annum, simple interest. The total Annual Installment due January 31, 2023, for Lots with Certificate of Occupancy, is \$ \$565,920.00.

Lots without Certificates of Occupancy

- Lots that have not been issued a Certificate of Occupancy on or before December 31, 2021 including Lot Type 100 Lots will be charged an Annual Installment of \$115. The total Annual Installment due January 31, 2022, for Lots without Certificate of Occupancy, is \$575.00.

Due January 31, 2023		
Lots with Certificate of Occupancy		
Principal		\$ 164,555.49
Interest		\$ 383,214.51
Annual Collection Costs		\$ 17,670.00
Subtotal	1	\$ 565,440.00
Lots without Certificate of Occupancy		
Annual Lot Assessment		\$ 500.00
Annual Collection Costs		\$ 75.00
Subtotal	2	\$ 575.00
Total	1+2	\$ 566,015.00 ⁽¹⁾

Notes:

⁽¹⁾ After Assessments have been collected, Annual Collection Costs are deducted from the amount paid to the Developer.

SECTION V: PREPAYMENT OF ASSESSMENTS IN FULL

Prepayments in Full					
Count	Property ID	Address	Legal Description	Prepayment Amount	Prepayment Date
1	710445	12322 Jamie Dr	Phase 1 Block L Lot 25	\$ 7,370.45	8/22/2013
2	710472	12313 Jamie Dr	Phase 1 Block H Lot 78	\$ 7,706.90	4/23/2018
3	710526	14406 Pebble Run Path	Phase 1 Block H Lot 16	\$ 2,765.92	2/22/2017
4	710540	14300 Pebble Run Path	Phase 1 Block H Lot 3	\$ 6,207.19	1/10/2015
5	710564	12416 Stoneridge Gap Ln	Phase 1 Block I Lot 50	\$ 8,847.26	2/28/2018
6	710605	12317 Stoneridge Gap Ln	Phase 1 Block E Lot 10	\$ 6,628.32	1/31/2018
7	710623	12400 Waterford Run Way	Phase 1 Block E Lot 28	\$ 7,093.32	10/9/2018
8	710662	12410 Jamie Dr	Phase 1 Block L Lot 17	\$ 6,354.47	1/10/2015
9	710670	14505 Joy Lee Ln	Phase 1 Block N Lot 38	\$ 7,720.24	9/15/2017
10	710685	14413 Joy Lee Ln	Phase 1 Block I Lot 2	\$ 6,333.03	5/27/2016
11	842774	12406 Walter Vaughn Dr	Phase 1A Block N Lot 4	\$ 7,419.80	5/31/2018
12	858197	12119 Walter Vaughn Dr	Phase 6 Block K Lot 80	\$ 6,755.54	5/20/2019
13	866150	14506 Almodine Rd	Phase 4 Block G Lot 37	\$ 7,710.08	8/28/2019
14	866179	14514 Callan Crt	Phase 4 Block H Lot 113	\$ 7,104.67	9/20/2019
15	888845	12104 Greywacke Dr	Phase 3 Block C Lot 23	\$ 7,305.28	7/22/2018
16	922613	14914 Shalestone Way	Phase N3 Block V Lot 25	\$ 7,102.00	7/22/2020
17	710598	12303 Stoneridge Gap Ln	Phase 1 Block E Lot 3	\$ 5,896.53	1/5/2021
18	884174	14437 Estuary Rd	Phase 5 Block C Lot 31	\$ 6,539.70	1/12/2021
19	888837	12203 Stoneridge Gap Ln	Phase 3 Block D Lot 9	\$ 6,515.82	4/19/2021
20	878088	14518 Pernella Rd	Phase 7 Block V Lot 6	\$ 6,301.97	9/7/2021

SECTION VI: PARTIAL PREPAYMENT OF ASSESSMENTS

There have been no partial prepayments of Assessments in the District.

SECTION VII: AUTHORIZED IMPROVEMENTS

On March 18, 2021, the City Council approved Actual Costs of the Authorized Improvements through December 31, 2019, in the sum of \$35,769,202, as included in the 2019 Management Report and shown below. This amount exceeds the total outstanding Assessment and any interest to be paid to the Owner pursuant to the PID Reimbursement Agreement. The City Council has accepted the plats as described in Section II which serve as City acceptance of the Authorized Improvements for each completed phase within the District.

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT
Five Year Plan of Service and Budget
(All Phases--1,1A,2,3,4,5,6,7,8,N1,N2,N3)
for the Period January 1, 2020 Through December 31, 2024**

	Cumulative to December 31, 2018	Actual 2019	Cumulative to December 31, 2019	Projected 2020	Projected 2021	Projected 2022	Projected 2023	Projected 2024	Projected Cumulative To 12/31/2024
Beginning Fund Balance	\$0		\$0	\$356,387	\$279,433	\$369,229	\$375,843	\$372,957	\$0
FUNDS GENERATED									
Developer Construction Advances	\$27,980,820	\$7,788,382	\$35,769,202	\$1,742,377	\$263,151	\$0	\$0	\$0	\$37,774,731
Developer Cash Advances	\$4,540	\$0	\$4,540	\$0	\$0	\$0	\$0	\$0	\$4,540
Assessments Billed	\$1,530,205	\$426,211	\$1,956,416	\$425,725	\$511,750	\$570,340	\$594,055	\$547,215	\$4,605,501
Assessments Collected	\$1,240,023	\$500,436	\$1,740,458	\$425,486	\$596,736	\$594,055	\$594,055	\$594,055	\$4,544,846
Other Income	\$669	\$0	\$669	\$0	\$0	\$0	\$0	\$0	\$669
TOTAL FUNDS GENERATED	\$29,226,051	\$8,288,817	\$37,514,868	\$2,167,864	\$859,887	\$594,055	\$594,055	\$594,055	\$42,324,784
FUNDS USED									
Administrative Costs (Funded by PID)									
Administration Costs - City	\$140	\$0	\$140	\$0	\$0	\$0	\$0	\$0	\$140
Management Services	\$44,500	\$8,000	\$52,500	\$4,214	\$4,214	\$4,214	\$4,214	\$4,214	\$73,570
Other	\$90,298	\$6,141	\$96,439	\$23,227	\$22,727	\$23,227	\$22,727	\$23,227	\$211,572
Subtotal-Administrative Costs	\$134,938	\$14,141	\$149,079	\$27,441	\$26,941	\$27,441	\$26,941	\$27,441	\$285,282
Costs of District Improvements (Funded by Developer) *									
Water Distribution	\$2,465,834	\$629,263	\$3,095,097	\$39,164	\$0	\$0	\$0	\$0	\$3,134,261
Wastewater Collection	\$2,739,571	\$639,950	\$3,379,521	\$87,534	\$0	\$0	\$0	\$0	\$3,467,055
Public Roadways	\$6,356,941	\$1,966,868	\$8,323,810	\$88,953	\$0	\$0	\$0	\$0	\$8,412,763
Drainage Improvements	\$2,426,635	\$2,092,245	\$4,518,880	\$169,292	\$0	\$0	\$0	\$0	\$4,688,172
Common Area Improvements	\$5,621,922	\$518,005	\$6,139,927	\$789,453	\$263,151	\$0	\$0	\$0	\$7,192,531
Other Utilities	\$2,821,580	\$593,258	\$3,414,838	\$388,057	\$0	\$0	\$0	\$0	\$3,802,895
Other	\$5,548,337	\$1,348,792	\$6,897,129	\$179,924	\$0	\$0	\$0	\$0	\$7,077,053
Subtotal-District Improvements	\$27,980,820	\$7,788,382	\$35,769,202	\$1,742,377	\$263,151	\$0	\$0	\$0	\$37,774,731
Developer Distributed Assessments	\$960,660	\$275,000	\$1,235,660	\$475,000	\$480,000	\$560,000	\$570,000	\$570,000	\$3,890,660
Repay Cash Advance from Developer	\$4,540	\$0	\$4,540	\$0	\$0	\$0	\$0	\$0	\$4,540
Total Funds Used	\$29,080,958	\$8,077,523	\$37,158,481	\$2,244,818	\$770,092	\$587,441	\$596,941	\$597,441	\$41,955,213
Ending Fund Balance	\$145,093	\$211,295	\$356,387	\$279,433	\$369,229	\$375,843	\$372,957	\$369,572	\$369,572

SECTION VIII: SERVICE PLAN - FIVE YEAR BUDGET FORECAST

The PID Act requires the annual indebtedness and projected costs for the improvements to be reviewed and updated each year, and the projection shall cover a period of not less than five years.

Annual Installments Due	1/31/2023	1/31/2024	1/31/2025	1/31/2026	1/31/2027
Lots with Certificates of Occupancy					
Principal	\$ 164,555.49	\$ 172,783.26	\$ 181,422.43	\$ 190,493.55	\$ 200,018.23
Interest	\$ 383,214.51	\$ 374,986.74	\$ 366,347.57	\$ 357,276.45	\$ 347,751.77
Annual Collection Costs	\$ 17,670.00	\$ 17,670.00	\$ 17,670.00	\$ 17,670.00	\$ 17,670.00
1	\$ 547,770.00	\$ 547,770.00	\$ 547,770.00	\$ 547,770.00	\$ 547,770.00
Lots without a Certificate of Occupancy					
Annual Lot Assessment	\$ 500.00	\$ 500.00	\$ 500.00	\$ 500.00	\$ 500.00
Annual Collection Costs	\$ 75.00	\$ 75.00	\$ 75.00	\$ 75.00	\$ 75.00
2	\$ 575.00	\$ 575.00	\$ 575.00	\$ 575.00	\$ 575.00
Total	3=1+2	\$ 548,345.00	\$ 548,345.00	\$ 548,345.00	\$ 548,345.00

Notes: _____

⁽¹⁾ Installments due 1/31/2024-2027 assume no new certificates of occupancy have been issued, these amount will be updated in the next Annual Service Plan Update

SECTION IX: ASSESSMENT PLAN

The Assessment of \$7,102.00 for each Lot Type excluding Lot Type 100 shall be amortized over a 30 year period and shall include interest on the unpaid principal amount of the Assessment at a rate of 5.00% per annum, simple interest. Lot Type 100 shall have an annual Assessment of \$100.00.

The District currently has multiple Lot Types each with matching Annual Installment schedules, but different start dates depending on Lot Type. Please see the projected Annual Installment schedule on **Exhibit B**. The Buyer Disclosures by Lot Type for Lot Types 2007 through Lot Type 2023 are shown on **Exhibit F**.

SECTION X: TERMS OF THE ASSESSEMENT

The owner of the Assessed Property may pay, at any time, all or any part of an Assessment in accordance with the PID Act. If an Annual Installment has been billed prior to the Prepayment, the Annual Installment shall be due and payable and shall be credited against the Prepayment.

If an Assessment is paid in full, with interest to the date of Prepayment: (1) the Administrator shall cause the Assessment to be reduced to zero and the Assessment Roll to be revised

accordingly; (2) the Administrator shall prepare the revised Assessment Roll and submit to the City Council for review and approval as part of the next Annual Service Plan Update; (3) the obligation to pay the Assessment and corresponding Annual Installments shall terminate; and (4) the City shall provide the owner with a recordable Notice of Assessment Termination, a form of which is attached as **Exhibit C**.

If an Assessment is paid in part, with Prepayment Costs: (1) the Administrator shall cause the Assessment to be reduced and the Assessment Roll revised accordingly; (2) the Administrator shall prepare the revised Assessment Roll and submit to the City Council for review and approval as part of the next Annual Service Plan Update; and (3) the obligation to pay the Assessment and corresponding Annual Installments shall be reduced to the extent of the Prepayment made.

Assessments that are not paid in full shall be due and payable in Annual Installments. **Exhibit B** shows the projected Annual Installments. The owner of the Assessed Property may contact the Administrator for the projected Annual Installments by Lot Type. Annual Installments are subject to adjustment in each Annual Service Plan Update.

The Administrator shall prepare and submit to the City Council for its review and approval an Annual Service Plan Update to allow for the billing and collection of Annual Installments. Each Annual Service Plan Update shall include updated Assessment Rolls and updated calculations of Annual Installments. Annual Installments shall be collected by the City in the same manner and at the same time as ad valorem taxes. Annual Installments shall be subject to the penalties, procedures, and foreclosure sale in case of delinquencies as set forth in the PID Act and in the same manner as ad valorem taxes for the City. The City Council may provide for other means of collecting Annual Installments. Assessments shall have the lien priority specified in the PID Act.

Sales of the Assessed Property for nonpayment of Annual Installments shall be subject to the lien for the remaining unpaid Annual Installments against the Assessed Property, and the Assessed Property may again be sold at a judicial foreclosure sale if the purchaser fails to timely pay the Annual Installments as they become due and payable.

Each Annual Installment of an Assessment, including interest on the unpaid principal of the Assessment, shall be updated annually. Each Annual Installment shall be due when billed and shall be delinquent if not paid prior to February 1 of the following year.

SECTION XI: ASSESSMENT ROLL

The list of current Lots within the District, the corresponding total Assessments, and current Annual Installment are shown on the Assessment Roll attached hereto as **Exhibit A**. The Parcels

shown on the Assessment Roll will receive the bills for the 2022 Annual Installments which will be delinquent if not paid by January 31, 2023.

SECTION XII: ADDITIONAL PROVISIONS

A. Calculation Errors

If the owner of a Parcel claims that an error has been made in any calculation required by this Amended and Restated Service and Assessment Plan, including, but not limited to, any calculation made as part of any Annual Service Plan Update, the owner's sole and exclusive remedy shall be to submit a written notice of error to the Administrator by December 1st of each year following City Council approval of the calculation; otherwise, the owner shall be deemed to have unconditionally approved and accepted the calculation. Upon receipt of a written notice of error from an owner the Administrator shall provide a written response to the City Council and the owner within 30 days of such referral. The City Council shall consider the owner's notice of error and the Administrator's response at a public hearing, and within 30 days after closing such hearing, the City Council shall make a final determination as to whether an error has been made. If the City Council determines that an error has been made, the City Council may take such corrective action as is authorized by the PID Act, this Service and Assessment Plan, the Assessment Ordinance, or the Indenture, or is otherwise authorized by the discretionary power of the City Council. The determination by the City Council as to whether an error has been made, and any corrective action taken by the City Council, shall be final and binding on the owner and the Administrator.

B. Amendments

Amendments to this Service and Assessment Plan must be made by the City Council in accordance with the PID Act. To the extent permitted by the PID Act, this Service and Assessment Plan may be amended without notice to owners of the Assessed Property: (1) to correct mistakes and clerical errors; (2) to clarify ambiguities; and (3) to provide procedures to collect Assessments, Annual Installments, and other charges imposed by this Service and Assessment Plan.

C. Administration and Interpretation

The Administrator shall: (1) perform the obligations of the Administrator as set forth in this Service and Assessment Plan; (2) administer the District for and on behalf of and at the direction of the City Council; and (3) interpret the provisions of this Amended and Restated Service and Assessment Plan. Interpretations of this Amended and Restated Service and Assessment Plan by the Administrator shall be in writing and shall be appealable to the City Council by owners or developers adversely affected by the interpretation. Appeals shall be decided by the City Council after holding a public hearing at which all interested parties have an opportunity to be heard. Decisions by the City Council shall be final and binding on the owners and developers and their successors and assigns.

D. Severability

If any provision of this Amended and Restated Service and Assessment Plan is determined by a governmental agency or court to be unenforceable, the unenforceable provision shall be deleted and, to the maximum extent possible, shall be rewritten to be enforceable. Every effort shall be made to enforce the remaining provisions.

EXHIBIT A: ASSESSMENT ROLL

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
710437	02457201010000	Non-Benefitted Property	\$ -	\$ -
710438	02457201020000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710439	02457201030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710440	02457201040000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710441	02457201050000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710442	02457202010000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710443	02457202020000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710444	02457202030000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710445	02457202040000	Prepaid	\$ -	\$ -
710446	02457202050000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710447	02457202060000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710448	02457202070000	Non-Benefitted Property	\$ -	\$ -
710450	02457204010000	Non-Benefitted Property	\$ -	\$ -
710451	02457204020000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710452	02457204030000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710453	02457204040000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710454	02457204050000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710455	02457204060000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710456	02457204070000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710457	02457204080000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710458	02457204090000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710459	02457204100000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710460	02457204110000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710461	02457204120000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710462	02457204130000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710463	02457204140000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710464	02457204150000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710465	02457204160000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710467	02457204170000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710468	02457204180000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710469	02457203010000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710470	02457203020000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710471	02457203030000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710472	02457203040000	Prepaid	\$ -	\$ -
710473	02457203050000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710474	02457203060000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710475	02457203070000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710477	02457203080000	Lot Type 2009	\$ 5,155.34	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
710478	02457203090000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710479	02457203100000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710480	02457203110000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710481	02457203120000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710482	02457203130000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710483	02457203140000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710484	02457203150000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710485	02457203160000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710486	02457203170000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710487	02457203180000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710488	02457203190000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710489	02457203200000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710490	02457203210000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710491	02457203220000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710492	02457203230000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710493	02457203240000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710494	02457203250000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710495	02457203260000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710496	02457203270000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710497	02457203280000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710499	02457203290000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710500	02457203300000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710501	02457203310000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710502	02457203320000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710503	02457203330000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710504	02457203340000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710505	02457203350000	Non-Benefitted Property	\$ -	\$ -
710506	02457203360000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710507	02457203370000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710508	02457203380000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710509	02457203390000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710510	02457203400000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710511	02457203410000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710512	02457203420000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710513	02457203430000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710514	02457203440000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710515	02457203450000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710516	02457203460000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710517	02457203470000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710518	02457203480000	Lot Type 2009	\$ 5,155.34	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
710520	0245720350000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710521	02457203510000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710522	02457203520000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710523	02457203530000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710524	02457203540000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710525	02457203550000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710526	02457203560000	Prepaid	\$ -	\$ -
710527	02457203570000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710528	02457203580000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710529	02457203590000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710530	02457203600000	Non-Benefitted Property	\$ -	\$ -
710531	02457203610000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710532	02457203620000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710533	02457203630000	Lot Type 2011	\$ 5,540.67	\$ 480.00
710534	02457203640000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710535	02457203650000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710536	02457203660000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710537	02457203670000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710538	02457203680000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710539	02457203690000	Non-Benefitted Property	\$ -	\$ -
710540	02437201010000	Prepaid	\$ -	\$ -
710541	02437201020000	Non-Benefitted Property	\$ -	\$ -
710542	02437202010000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710543	02437202020000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710544	02437202030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710545	02437202040000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710546	02437202050000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710547	02437202060000	Non-Benefitted Property	\$ -	\$ -
710548	02437202070000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710549	02437202080000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710550	02437202090000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710551	02437202100000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710552	02437205010000	Non-Benefitted Property	\$ -	\$ -
710553	02437205020000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710554	02437205030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710555	02437205040000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710556	02437205050000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710557	02437205060000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710558	02437205070000	Lot Type 2015	\$ 6,207.19	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
710559	02437205080000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710560	02437205090000	Lot Type 2016	\$ 6,354.47	\$ 480.00
710561	02437205100000	Lot Type 2016	\$ 6,354.47	\$ 480.00
710562	02437205110000	Lot Type 2016	\$ 6,354.47	\$ 480.00
710563	02437205120000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710564	02437205130000	Prepaid	\$ -	\$ -
710565	02437205140000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710566	02437205150000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710567	02437205160000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710568	02437205170000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710569	02437205180000	Lot Type 2010	\$ 5,352.71	\$ 480.00
710570	02437205190000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710571	02437205200000	Non-Benefitted Property	\$ -	\$ -
710573	02437205210000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710574	02437205220000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710575	02437205230000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710576	02437205240000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710577	02437205250000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710578	02437205260000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710579	02437205270000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710580	02437205280000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710581	02437203010000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710582	02437203020000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710583	02437203030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710584	02437203040000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710585	02437203050000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710586	02437203060000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710587	02437203070000	Non-Benefitted Property	\$ -	\$ -
710588	02437203080000	Lot Type 2017	\$ 6,494.73	\$ 480.00
710589	02437203090000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710590	02437203100000	Lot Type 2017	\$ 6,494.73	\$ 480.00
710591	02437203110000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710592	02437203120000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710593	02437203130000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710594	02437203140000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710595	02437203150000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710596	02437204010000	Non-Benefitted Property	\$ -	\$ -
710597	02437204020000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710598	02437204030000	Prepaid	\$ -	\$ -
710599	02437204040000	Lot Type 2014	\$ 6,052.55	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
710600	02437204050000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710601	02437204060000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710602	02437204070000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710603	02437204080000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710604	02437204090000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710605	02437204100000	Prepaid	\$ -	\$ -
710606	02437204110000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710607	02437204120000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710608	02437204130000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710609	02437204140000	Lot Type 2011	\$ 5,540.67	\$ 480.00
710610	02437204150000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710611	02437204160000	Lot Type 2013	\$ 5,890.18	\$ 480.00
710612	02437204170000	Lot Type 2012	\$ 5,719.69	\$ 480.00
710613	02437204180000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710614	02437204190000	Non-Benefitted Property	\$ -	\$ -
710615	02437204200000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710616	02437204210000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710617	02437204220000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710618	02437204230000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710619	02437204240000	Lot Type 2013	\$ 5,890.18	\$ 480.00
710620	02437204250000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710621	02437204260000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710622	02437204270000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710623	02437204280000	Prepaid	\$ -	\$ -
710624	02437204290000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710625	02437204300000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710626	02437204310000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710627	02437204320000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710628	02437204330000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710629	02437204340000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710630	02437204350000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710631	02437204360000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710632	02437206010000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710633	02437206020000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710634	02437206030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710635	02437206040000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710636	02437206050000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710637	02437206060000	Lot Type 2016	\$ 6,354.47	\$ 480.00
710638	02437206070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
710639	02437206080000	Lot Type 2019	\$ 6,755.54	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
710640	02437206090000	Non-Benefitted Property	\$ -	\$ -
710641	02437207010000	Non-Benefitted Property	\$ -	\$ -
710642	02437207020000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710643	02437207030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710644	02437207040000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710645	02437207050000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710646	02437207060000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710647	02437207070000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710648	02437207080000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710649	02437207090000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710650	02437207100000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710651	02437207110000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710652	02437207120000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710653	02437207130000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710654	02437207140000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710655	02437207150000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710656	02437207160000	Lot Type 2015	\$ 6,207.19	\$ 480.00
710657	02437207170000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710658	02437207180000	Lot Type 2014	\$ 6,052.55	\$ 480.00
710660	02457501010000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710661	02457501020000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710662	02457501030000	Prepaid	\$ -	\$ -
710663	02457501040000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710664	02457501050000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710665	02457501060000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710666	02457501070000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710667	02457502010000	Non-Benefitted Property	\$ -	\$ -
710668	02457502020000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710669	02457502030000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710670	02457502040000	Prepaid	\$ -	\$ -
710671	02457503010000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710672	02457503020000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710673	02457503030000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710674	02457503040000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710675	02457503050000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710676	02457503060000	Lot Type 2011	\$ 5,540.67	\$ 480.00
710677	02457503070000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710678	02457503080000	Lot Type 2007	\$ 4,730.52	\$ 480.00
710679	02457503090000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710680	02457503100000	Lot Type 2008	\$ 4,948.11	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
710681	02457503110000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710682	02457503120000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710683	02457503130000	Lot Type 2008	\$ 4,948.11	\$ 480.00
710684	02457503140000	Lot Type 2009	\$ 5,155.34	\$ 480.00
710685	02457503150000	Prepaid	\$ -	\$ -
710686	02457503160000	Lot Type 2008	\$ 4,948.11	\$ 480.00
842732	02457205010000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842733	02457205020000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842734	02457205030000	Non-Benefitted Property	\$ -	\$ -
842735	02457205040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
842736	02457205050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
842738	02457502430000	Non-Benefitted Property	\$ -	\$ -
842739	02457502440000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842740	02457502050000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842741	02457502060000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842742	02457502070000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842743	02457502080000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842744	02457502090000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842745	02457502100000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842746	02457502110000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842747	02457502120000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842748	02457502130000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842749	02457502140000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842750	02457502150000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842751	02457502160000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842752	02457502170000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842753	02457502180000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842754	02457502190000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842755	02457502200000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842756	02457502210000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842757	02457502220000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842758	02457502230000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842759	02457502240000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842760	02457502250000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842761	02457502260000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842762	02457502270000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842763	02457502280000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842764	02457502290000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842765	02457502300000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842766	02457502310000	Lot Type 2015	\$ 6,207.19	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
842767	02457502320000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842768	02457502330000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842769	02457502340000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842770	02457502350000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842771	02457502360000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842772	02457502370000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842773	02457502380000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842774	02457502390000	Prepaid	\$ -	\$ -
842775	02457502400000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842776	02457502410000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842777	02457502420000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842778	02457207010000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842779	02457207020000	Lot Type 2016	\$ 6,354.47	\$ 480.00
842780	02457207030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842781	02457207040000	Non-Benefitted Property	\$ -	\$ -
842782	02457504010000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842783	02457504020000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842784	02457504030000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842785	02457504040000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842786	02457504050000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842787	02457504060000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842788	02457504070000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842789	02457504080000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842790	02457504090000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842791	02457504100000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842792	02457504110000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842793	02457504120000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842794	02457504130000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842795	02457504140000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842796	02457504150000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842797	02457504160000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842798	02457504170000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842799	02457504180000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842800	02457504190000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842801	02457504200000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842802	02457206010000	Non-Benefitted Property	\$ -	\$ -
842803	02457201060000	Non-Benefitted Property	\$ -	\$ -
842804	02457202080000	Non-Benefitted Property	\$ -	\$ -
842805	02457202090000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842806	02457202100000	Lot Type 2015	\$ 6,207.19	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
842807	02457202110000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842808	02457202120000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842809	02457202130000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842810	02457501080000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842811	02457501090000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842812	02457501100000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842813	02457501110000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842814	02457501120000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842815	02457501130000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842816	02457501140000	Lot Type 2015	\$ 6,207.19	\$ 480.00
842817	02457501150000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858170	02457205070000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858171	02457205080000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858172	02457205090000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858173	02457205100000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858174	02457205110000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858175	02457205120000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858176	02457205130000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858177	02457205140000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858178	02457205150000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858179	02457205160000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858180	02457205170000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858181	02457205180000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858182	02457205190000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858183	02457205200000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858184	02457205210000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858185	02457205220000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858186	02457205230000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858187	02457205240000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858188	02457205250000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858189	02457205260000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858190	02457201080000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858191	02457201090000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858192	02457201100000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858193	02457201110000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858194	02457201120000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858195	02457201130000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858196	02457201140000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858197	02457201150000	Prepaid	\$ -	\$ -
858198	02457201160000	Lot Type 2016	\$ 6,354.47	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
858199	02457201170000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858200	02457201180000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858201	02457201190000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858202	02457201200000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858203	02457201210000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858204	02457201220000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858205	02457201230000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858206	02457201240000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858207	02457201250000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858208	02457201260000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858209	02457201270000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858210	02457201280000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858211	02457201290000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858212	02457201300000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858213	02457201310000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858214	02457201320000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858215	02457201330000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858216	02457201340000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858217	02457201350000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858218	02457201360000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858219	02457201370000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858220	02457201380000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858221	02457201390000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858222	02457201400000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858223	02457201410000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858224	02457201420000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858225	02457201430000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858226	02457201440000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858227	02457201450000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858228	02457201460000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858229	02457201470000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858230	02457201480000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858231	02457201490000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858232	02457201500000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858233	02457201510000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858234	02457201520000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858235	02457201530000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858236	02457201540000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858237	02457201550000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858238	02457201560000	Lot Type 2016	\$ 6,354.47	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
858239	02457201570000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858240	02457201580000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858241	02457201590000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858242	02457201600000	Lot Type 2016	\$ 6,354.47	\$ 480.00
858243	02457201610000	Lot Type 2016	\$ 6,354.47	\$ 480.00
866124	02457209140000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866125	02457209150000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866126	02457209160000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866127	02457209170000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866128	02457209180000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866129	02457209190000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866130	02457209200000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866131	02457209210000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866132	02457209220000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866133	02457209230000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866134	02457209240000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866135	02457209250000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866136	02457209260000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866137	02457209270000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866138	02457209280000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866139	02457209290000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866140	02457209300000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866141	02457209310000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866142	02457209320000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866143	02457209330000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866144	02457209340000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866145	02457209350000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866146	02457209360000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866147	02457209370000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866148	02457209010000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866149	02457209020000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866150	02457209030000	Prepaid	\$ -	\$ -
866151	02457209040000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866152	02457209050000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866153	02457209060000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866154	02457209070000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866155	02457209080000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866156	02457209090000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866157	02457209100000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866158	02457209110000	Lot Type 2017	\$ 6,494.73	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
866159	02457209120000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866160	02457209130000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866161	02457208030000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866162	02457208040000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866163	02457208050000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866164	02457208060000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866165	02457208070000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866166	02457208080000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866167	02457208090000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866168	02457208100000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866169	02457208110000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866170	02457208120000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866171	02457208130000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866172	02457208140000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866173	02457208150000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866174	02457208160000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866175	02457208170000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866176	02457208180000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866177	02457208190000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866178	02457208010000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866179	02457208020000	Prepaid	\$ -	\$ -
866180	02457203700000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866181	02457203710000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866182	02457203720000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866183	02457203730000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866184	02457203740000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866185	02457203750000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866186	02457203760000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866187	02457203770000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866188	02457203780000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866189	02457203790000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866190	02457203800000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866191	02457203810000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866192	02457203820000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866193	02457203830000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866194	02457203840000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866195	02457203850000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866196	02457203860000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866197	02457203870000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866198	02457203880000	Lot Type 2017	\$ 6,494.73	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
866199	02457203890000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866200	02457203900000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866201	02457203910000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866202	02457203920000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866203	02457203930000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866204	02457203940000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866205	02457203950000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866206	02457203960000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866207	02457203970000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866208	02457203980000	Lot Type 2017	\$ 6,494.73	\$ 480.00
866209	02457203990000	Lot Type 2017	\$ 6,494.73	\$ 480.00
877923	02476905010000	Non-Benefitted Property	\$ -	\$ -
877924	02476905020000	Non-Benefitted Property	\$ -	\$ -
877925	02476906010000	Non-Benefitted Property	\$ -	\$ -
877926	02457210010000	Non-Benefitted Property	\$ -	\$ -
877927	02457209390000	Non-Benefitted Property	\$ -	\$ -
877928	02457209400000	Non-Benefitted Property	\$ -	\$ -
877931	02457211020000	Non-Benefitted Property	\$ -	\$ -
877932	02457209410000	Non-Benefitted Property	\$ -	\$ -
877933	02457209420000	Non-Benefitted Property	\$ -	\$ -
877934	02457209430000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877935	02457209440000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877936	02457209450000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877937	02457209460000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877938	02457209470000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877939	02457209480000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877940	02457209490000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877941	02457209500000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877942	02457209510000	Non-Benefitted Property	\$ -	\$ -
877943	02457209520000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877944	02457209530000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877945	02457209540000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877946	02457209550000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877947	02457209560000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877948	02457209570000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877949	02457209580000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877950	02457209590000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877951	02457209600000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877952	02457209610000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877953	02457209620000	Lot Type 2018	\$ 6,628.32	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
877954	02457209630000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877955	02457209640000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877956	02457209650000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877957	02457209660000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877958	02457209670000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877959	02457209680000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877960	02457209690000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877961	02457209700000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877962	02457209710000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877963	02457209720000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877964	02457209730000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877965	02457209740000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877966	02457209750000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877967	02457209760000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877968	02457201620000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877969	02457201630000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877970	02457201640000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877971	02457201650000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877972	02457201660000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877973	02457201670000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877974	02457201680000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877975	02457201690000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877976	02457201700000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877977	02457201710000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877978	02457201720000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877979	02457201730000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877980	02457201740000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877981	02457201750000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877982	02457201760000	Lot Type 2021	\$ 6,992.10	\$ 480.00
877983	02457201770000	Lot Type 2021	\$ 6,992.10	\$ 480.00
877984	02457212010000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877985	02457212020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877986	02457212030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877987	02457212040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877988	02457212050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877989	02457212060000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877990	02457212070000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877991	02457212080000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877992	02457212090000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877993	02457212100000	Lot Type 2018	\$ 6,628.32	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
877994	02457212110000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877995	02457212120000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877996	02457212130000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877997	02457212140000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877998	02457212150000	Lot Type 2018	\$ 6,628.32	\$ 480.00
877999	02457212160000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878000	02457212170000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878001	02457212180000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878002	02457212190000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878003	02457212200000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878004	02457212210000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878005	02457212220000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878006	02457212230000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878007	02457212240000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878008	02457212250000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878009	02457212260000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878010	02457212270000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878011	02457212280000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878012	02457212290000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878014	02457212300000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878015	02457212310000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878016	02457212320000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878017	02457212330000	Non-Benefitted Property	\$ -	\$ -
878018	02457213010000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878019	02457213020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878020	02457213030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878021	02457213040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878022	02457213050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878023	02457213060000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878024	02457213070000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878025	02457213080000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878026	02457213090000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878027	02457213100000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878028	02457213110000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878029	02457213120000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878030	02457213130000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878031	02457213140000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878032	02457213150000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878033	02457213160000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878034	02457213170000	Lot Type 2018	\$ 6,628.32	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
878035	02457213180000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878036	02457213190000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878038	02476901010000	Non-Benefitted Property	\$ -	\$ -
878039	02456902010000	Non-Benefitted Property	\$ -	\$ -
878041	02476901020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878042	02476901030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878043	02476901040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878044	02476902010000	Lot Type 2020	\$ 6,876.71	\$ 480.00
878045	02476902020000	Lot Type 2020	\$ 6,876.71	\$ 480.00
878046	02476902030000	Non-Benefitted Property	\$ -	\$ -
878047	02476902040000	Non-Benefitted Property	\$ -	\$ -
878048	02476901050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878049	02476901060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878050	02476901070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878051	02476901080000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878052	02476901090000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878053	02476901100000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878054	02476901110000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878055	02476901120000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878056	02476901130000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878057	02476901140000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878058	02476901150000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878059	02476901160000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878060	02476901170000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878061	02476901180000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878062	02476901190000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878063	02476903010000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878064	02476903020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878065	02476903030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878066	02476903040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878067	02476903050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878069	02476904010000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878070	02476904020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878071	02476904030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878072	02476904040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878073	02476904050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878074	02476904060000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878075	02476904070000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878076	02476904080000	Lot Type 2018	\$ 6,628.32	\$ 480.00
878077	02476904090000	Lot Type 2018	\$ 6,628.32	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
878078	02476904100000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878079	02476904110000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878080	02476904120000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878081	02476904130000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878082	02476904140000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878083	02476904150000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878084	02476904160000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878085	02476904170000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878086	02476902050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878087	02476902060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
878088	02476902070000	Prepaid	\$ -	\$ -
878089	02476902080000	Lot Type 2020	\$ 6,876.71	\$ 480.00
878090	02476902090000	Non-Benefitted Property	\$ -	\$ -
884134	02476905030000	Non-Benefitted Property	\$ -	\$ -
884135	02476905040000	Lot Type 100	\$ -	\$ 115.00
884136	02476905050000	Lot Type 2020	\$ 6,876.71	\$ 480.00
884137	02476905060000	Lot Type 100	\$ -	\$ 115.00
884138	02476905070000	Lot Type 2022	\$ 7,102.00	\$ 480.00
884139	02456903010000	Lot Type 100	\$ -	\$ 115.00
884140	02456903020000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884141	02456903030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884142	02456903040000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884143	02456904010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884144	02456904020000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884145	02456904030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884146	02456904040000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884147	02456904050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884148	02456904060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884149	02456904070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884150	02456904080000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884151	02456904090000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884152	02456904100000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884153	02456904110000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884154	02456904120000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884155	02456904130000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884156	02456904140000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884157	02456904150000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884158	02456904160000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884159	02456904170000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884160	02456904180000	Lot Type 2019	\$ 6,755.54	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
884161	02456904190000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884162	02456904200000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884163	02456904210000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884164	02456905010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884165	02456905020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884166	02456905030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884167	02456905040000	Non-Benefitted Property	\$ -	\$ -
884168	02456905050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884169	02456905060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884170	02456905070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884171	02456905080000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884172	02456905090000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884173	02456905100000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884174	02456905110000	Prepaid	\$ -	\$ -
884175	02456906010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884176	02456906020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884177	02456906030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884178	02456906040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884179	02456906050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884180	02456906060000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884181	02456906070000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884182	02456906080000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884183	02456906090000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884184	02456906100000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884185	02456906110000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884186	02456906120000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884187	02476906020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884188	02476906030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884189	02476906040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884190	02476906050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884191	02476906060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884192	02476906070000	Non-Benefitted Property	\$ -	\$ -
884193	02476907010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884194	02476907020000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884195	02456907010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884196	02456907020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884197	02456907030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884198	02456907040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884199	02456907050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884200	02456907060000	Lot Type 2018	\$ 6,628.32	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
884201	02456907070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884202	02456907080000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884203	02456907090000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884204	02456907100000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884205	02456907110000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884206	02456907120000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884207	02456907130000	Lot Type 2018	\$ 6,628.32	\$ 480.00
884208	02456907140000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884209	02456907150000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884210	02456907160000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884211	02456907170000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884212	02456907180000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884213	02456907190000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884214	02456907200000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884215	02456907210000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884216	02456907220000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884217	02456907230000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884218	02456907240000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884219	02456907250000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884220	02456907260000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884221	02456907270000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884222	02456907280000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884223	02456907290000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884224	02456907300000	Lot Type 2019	\$ 6,755.54	\$ 480.00
884225	02456907310000	Lot Type 2019	\$ 6,755.54	\$ 480.00
888821	02437203160000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888822	02437203170000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888823	02437203180000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888824	02437203190000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888825	02437203200000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888826	02457214010000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888827	02457214020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888828	02457214030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888829	02457214040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888830	02457214050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888831	02457214060000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888832	02457214070000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888833	02457214080000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888834	02457214090000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888835	02457214100000	Lot Type 2018	\$ 6,628.32	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
888836	02457214110000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888837	02457214120000	Prepaid	\$ -	\$ -
888838	02457214130000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888839	02457209770000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888840	02457209780000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888841	02457209790000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888842	02457209800000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888843	02457209810000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888844	02457209820000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888845	02457209830000	Prepaid	\$ -	\$ -
888846	02457209840000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888847	02457209850000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888848	02457209860000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888849	02457209870000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888850	02457209880000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888851	02457209890000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888852	02457209900000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888853	02457209910000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888854	02457209920000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888855	02457209930000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888856	02457209940000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888857	02457209950000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888858	02457209960000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888859	02457209970000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888860	02457209980000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888861	02457209990000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888862	02457215010000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888863	02457215020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888864	02457215030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888865	02457215040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888866	02457215050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888867	02457216010000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888868	02457216020000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888869	02457216030000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888870	02457216040000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888871	02457216050000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888872	02457216060000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888873	02457216070000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888874	02457216080000	Lot Type 2019	\$ 6,755.54	\$ 480.00
888875	02437206110000	Non-Benefitted Property	\$ -	\$ -

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
888876	02437206120000	Non-Benefitted Property	\$ -	\$ -
888877	02437206130000	Non-Benefitted Property	\$ -	\$ -
888878	02437206140000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888879	02437206150000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888880	02437206160000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888881	02437206170000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888882	02437206180000	Lot Type 2019	\$ 6,755.54	\$ 480.00
888883	02437206190000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888884	02437206200000	Lot Type 2018	\$ 6,628.32	\$ 480.00
888885	02437206210000	Lot Type 2018	\$ 6,628.32	\$ 480.00
894378	02457201780000	Lot Type 2020	\$ 6,876.71	\$ 480.00
894379	02457201790000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894380	02457201800000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894381	02457201810000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894382	02457201820000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894383	02457201830000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894384	02457201840000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894385	02457201850000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894386	02457201860000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894387	02457201870000	Lot Type 2020	\$ 6,876.71	\$ 480.00
894388	02457205270000	Non-Benefitted Property	\$ -	\$ -
894389	02457205280000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894390	02457205290000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894391	02457205300000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894392	02457205310000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894393	02457205320000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894394	02457205330000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894395	02457205340000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894396	02457205350000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894397	02457205360000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894398	02457205370000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894399	02457205380000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894400	02457205390000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894401	02457205400000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894402	02457205410000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894403	02457205420000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894404	02457205430000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894405	02457205440000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894406	02477201010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894407	02477201020000	Lot Type 2019	\$ 6,755.54	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
894408	02477201030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894409	02477201040000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894410	02477201050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894411	02477201060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894412	02457502450000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894413	02457502460000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894414	02457502470000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894415	02457502480000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894416	02457502490000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894417	02457502500000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894418	02457217010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894419	02457217020000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894420	02457217030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894421	02457217040000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894422	02457217050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894423	02457217060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894424	02457217070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894425	02477202010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894426	02477202020000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894427	02477202030000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894428	02477202040000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894429	02477202050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894430	02477202060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894431	02477202070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894432	02477202080000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894433	02477202090000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894434	02477202100000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894435	02477202110000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894436	02477202120000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894437	02477202130000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894438	02477203010000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894439	02457212340000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894440	02457212350000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894441	02457212360000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894442	02457212370000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894443	02457212380000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894444	02457212390000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894445	02457212400000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894446	02457212410000	Lot Type 2020	\$ 6,876.71	\$ 480.00
894447	02457212420000	Lot Type 2019	\$ 6,755.54	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
894448	02457212430000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894449	02457212440000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894450	02457212450000	Lot Type 2019	\$ 6,755.54	\$ 480.00
894451	02457212460000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897067	02457211030000	Non-Benefitted Property	\$ -	\$ -
897068	02457211040000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897069	02457211050000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897070	02457211060000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897071	02457211070000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897072	02457211080000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897073	02457211090000	Lot Type 2020	\$ 6,876.71	\$ 480.00
897074	02457211100000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897075	02457211110000	Lot Type 2020	\$ 6,876.71	\$ 480.00
897076	02457211120000	Lot Type 2019	\$ 6,755.54	\$ 480.00
897077	02457211130000	Lot Type 2019	\$ 6,755.54	\$ 480.00
914734	02477202140000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914735	02477202150000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914736	02477202160000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914737	02477202170000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914739	02477202180000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914740	02477202190000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914741	02477202200000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914742	02477202210000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914743	02477202220000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914744	02477202230000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914745	02477202240000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914746	02477202250000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914747	02477202260000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914748	02477202270000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914749	02477202280000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914750	02477202290000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914751	02477202300000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914752	02477202310000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914753	02477202320000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914754	02477202330000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914755	02477202340000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914756	02477202350000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914757	02477202360000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914758	02477202370000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914759	02477202380000	Lot Type 2021	\$ 6,992.10	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
914760	02477202390000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914761	02477202400000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914762	02477202410000	Lot Type 100	\$ -	\$ 115.00
914763	02477202420000	Lot Type 100	\$ -	\$ 115.00
914764	02477204010000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914765	02477204020000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914766	02477204030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914767	02477204040000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914768	02477204050000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914769	02477204060000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914770	02477205010000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914771	02477205020000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914772	02477205030000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914773	02477205040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914774	02477205050000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914775	02477205060000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914776	02477205070000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914777	02477205080000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914778	02477205090000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914779	02477205100000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914780	02477205110000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914781	02477205120000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914782	02477205130000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914783	02477205140000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914784	02477205150000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914785	02477205160000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914786	02477205170000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914793	02477203030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914794	02477203040000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914795	02477203050000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914796	02477203060000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914797	02477203070000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914798	02477203080000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914799	02477203090000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914800	02477203100000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914801	02477203110000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914802	02477203120000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914803	02477203130000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914804	02477203140000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914805	02477203150000	Lot Type 2020	\$ 6,876.71	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
914806	02477203160000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914807	02477203170000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914808	02477203180000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914809	02477203190000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914810	02477203200000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914811	02477203210000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914812	02477203220000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914813	02477203230000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914814	02477203240000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914815	02477203250000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914816	02477203260000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914817	02477203270000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914818	02477203280000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914819	02477203290000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914820	02477203300000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914821	02477203310000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914822	02477203320000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914823	02477203330000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914824	02477203340000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914825	02477203350000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914826	02477203360000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914827	02477203370000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914828	02477203380000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914829	02477203390000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914830	02477203400000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914831	02477203410000	Lot Type 2020	\$ 6,876.71	\$ 480.00
914832	02477203420000	Lot Type 2021	\$ 6,992.10	\$ 480.00
914833	02477203430000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922591	02477501010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922592	02477501020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922593	02477501030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922594	02477501040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922595	02477501050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922596	02477501060000	Non-Benefitted Property	\$ -	\$ -
922597	02477502010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922598	02477502020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922599	02477502030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922600	02477502040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922601	02477502050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922602	02477502060000	Lot Type 2021	\$ 6,992.10	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
922603	02477502070000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922604	02477502080000	Non-Benefitted Property	\$ -	\$ -
922605	02477503010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922606	02477503020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922607	02477503030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922608	02477503040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922609	02477503050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922610	02477503060000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922611	02477503070000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922612	02477503080000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922613	02477503090000	Prepaid	\$ -	\$ -
922614	02477503100000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922615	02477206010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922616	02477206020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922617	02477206030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922618	02477207010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922619	02477207020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922620	02477207030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922621	02477207040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922622	02477207050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922623	02477207060000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922624	02477207070000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922625	02477207080000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922626	02477207090000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922627	02477207100000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922628	02477207110000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922629	02477207120000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922630	02477207130000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922631	02477207140000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922632	02477207150000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922633	02477207160000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922634	02477207170000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922635	02477207180000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922636	02477207190000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922637	02477207200000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922638	02477207210000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922639	02477207220000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922640	02477208010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922641	02477208020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922642	02477208030000	Lot Type 2021	\$ 6,992.10	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
922643	02477208040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922644	02477208050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922645	02477208060000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922646	02477208070000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922647	02477208080000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922648	02477208090000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922649	02477208100000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922650	02477208110000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922651	02477208120000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922652	02477208130000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922653	02477208140000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922654	02477208150000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922655	02477208160000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922657	02477208170000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922658	02477208180000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922659	02477208190000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922660	02477208200000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922661	02477208210000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922662	02477208220000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922663	02477208230000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922664	02477208240000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922665	02477208250000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922666	02477208260000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922667	02477208270000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922668	02477208280000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922669	02477208290000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922670	02477208300000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922671	02477208310000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922672	02477208320000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922673	02477209010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922674	02477209020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922675	02477209030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922676	02477209040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922677	02477209050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922678	02477209060000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922679	02477209070000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922680	02477209080000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922681	02477209090000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922682	02477209100000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922683	02477209110000	Lot Type 2021	\$ 6,992.10	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
922684	02477209120000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922685	02477209130000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922686	02477209140000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922687	02477209150000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922688	02477209160000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922689	02477209170000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922690	02477209180000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922691	02477209190000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922692	02477209200000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922693	02477210010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922694	02477210020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
922695	02477210030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938598	02477204070000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938599	02477204080000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938600	02477204090000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938601	02477204100000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938602	02477204110000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938603	02477204120000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938604	02477204130000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938605	02477204140000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938606	02477204150000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938607	02477204160000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938608	02477204170000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938609	02477204180000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938610	02477204190000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938611	02477204200000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938612	02477204210000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938613	02477204220000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938614	02477204230000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938615	02477204240000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938616	02477204250000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938617	02477204260000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938618	02477204270000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938619	02477204280000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938620	02477204290000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938621	02477204300000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938622	02477204310000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938623	02477204320000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938624	02477204330000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938625	02477204340000	Lot Type 2021	\$ 6,992.10	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
938626	02477204350000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938627	02477204360000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938628	02477204370000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938629	02477204380000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938630	02477204390000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938631	02477204400000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938632	02477204410000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938633	02477204420000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938634	02477204430000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938635	02477204440000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938636	02477204450000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938637	02477204460000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938638	02477204470000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938639	02477204480000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938640	02477204490000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938641	02477204500000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938642	02477204510000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938643	02477204520000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938644	02477204530000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938645	02477204540000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938646	02477204550000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938647	02477204560000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938648	02477204570000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938649	02477204580000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938650	02477204590000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938652	02477205180000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938653	02477205190000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938654	02477205200000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938655	02477205210000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938656	02477205220000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938657	02477205230000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938658	02477205240000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938659	02477205250000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938660	02477205260000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938661	02477205270000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938662	02477205280000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938663	02477205290000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938664	02477205300000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938665	02477205310000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938666	02477205320000	Lot Type 2021	\$ 6,992.10	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
938667	02477205330000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938668	02477205340000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938669	02477205350000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938670	02477205360000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938671	02477205370000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938672	02477205380000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938673	02477205390000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938674	02477205400000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938675	02477205410000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938676	02477205420000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938677	02477205430000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938678	02477205440000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938679	02477205450000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938680	02477205460000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938681	02477205470000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938682	02477205480000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938683	02477205490000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938684	02477205500000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938685	02477205510000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938686	02477205520000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938687	02477205530000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938688	02477205540000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938689	02477205550000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938690	02477205560000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938691	02477205570000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938692	02477205580000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938693	02477205590000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938694	02477205600000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938697	02477209210000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938698	02477209220000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938699	02477209230000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938700	02477209240000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938701	02477209250000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938702	02477209260000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938703	02477209270000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938704	02477209280000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938705	02477209290000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938706	02477209300000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938707	02477209310000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938708	02477209320000	Lot Type 2021	\$ 6,992.10	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
938709	02477209330000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938710	02477209340000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938711	02477209350000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938712	02477209360000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938713	02477209370000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938714	02477209380000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938715	02477209390000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938716	02477209400000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938717	02477209410000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938718	02477209420000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938719	02477209430000	Non-Benefitted Property	\$ -	\$ -
938720	02477209440000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938721	02477209450000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938722	02477211010000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938723	02477211020000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938724	02477211030000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938725	02477211040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938726	02477211050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938727	02477211060000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938728	02477211070000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938729	02477211080000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938730	02477211090000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938731	02477211100000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938732	02477211110000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938733	02477211120000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938734	02477211130000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938735	02477211140000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938737	02477211150000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938738	02477211160000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938739	02477211170000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938740	02477211180000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938741	02477211190000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938742	02477211200000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938743	02477211210000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938744	02477211220000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938745	02477211230000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938746	02477211240000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938747	02477211250000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938748	02477211260000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938749	02477211270000	Lot Type 2022	\$ 7,102.00	\$ 480.00

Property ID [a]	Geographic ID	Lot Type	Outstanding Assessment [b], [c]	Installment Due 1/31/2023 [c], [d]
938750	02477211280000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938751	02477211290000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938752	02477211300000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938753	02477211310000	Non-Benefitted Property	\$ -	\$ -
938754	02477211320000	Non-Benefitted Property	\$ -	\$ -
938756	02477210040000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938757	02477210050000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938758	02477210060000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938759	02477210070000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938760	02477210080000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938761	02477210090000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938762	02477210100000	Non-Benefitted Property	\$ -	\$ -
938763	02477210110000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938764	02477210120000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938765	02477210130000	Lot Type 2022	\$ 7,102.00	\$ 480.00
938766	02477210140000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938767	02477210150000	Lot Type 2021	\$ 6,992.10	\$ 480.00
938768	02477210160000	Lot Type 2021	\$ 6,992.10	\$ 480.00
Total			\$ 7,664,290.20	\$ 566,015.00

Notes:

[a] Property IDs based on preliminary Travis County Appraisal District data and may be updated based on certified data when available.

[b] Outstanding Assessment prior to 1/31/2023 Annual Installment.

[c] Totals may not match the total outstanding Assessment or Annual Installment due to rounding.

[d] The Annual Installment covers the period January 1, 2023 to December 31, 2023 and is due by January 31, 2023.

EXHIBIT B: PROJECTED ANNUAL INSTALLMENTS PER LOT

Year	Outstanding		Interest	Annual	Total Annual
	Principal	Principal		Collection Costs	Installment
1	\$ 7,102.00	\$ 109.90	\$ 355.10	\$ 15.00	\$ 480.00
2	\$ 6,992.10	\$ 115.40	\$ 349.61	\$ 15.00	\$ 480.00
3	\$ 6,876.71	\$ 121.16	\$ 343.84	\$ 15.00	\$ 480.00
4	\$ 6,755.54	\$ 127.22	\$ 337.78	\$ 15.00	\$ 480.00
5	\$ 6,628.32	\$ 133.58	\$ 331.42	\$ 15.00	\$ 480.00
6	\$ 6,494.73	\$ 140.26	\$ 324.74	\$ 15.00	\$ 480.00
7	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total		\$ 7,102.00	\$ 6,648.37	\$ 450.00	\$ 14,200.37

Note: The figures shown above are estimates only and subject to change in Annual Service Plan Updates. Changes in Annual Collection Costs or other available offsets could increase or decrease the amounts shown.

EXHIBIT C – FORM OF ASSESSMENT TERMINATION NOTICE



P3Works, LLC
9284 Huntington Square, Suite 100
North Richland Hills, TX 76182

[DATE]
Travis County Clerk’s Office
Honorable Rebecca Guerrero
5501 Airport Boulevard
Austin, Texas 78751

Re: City of Manor Lien Release documents for filing

Dear Ms. Guerrero,

Enclosed is a lien release that the City of Manor is requesting to be filed in your office. Lien release for [LEGAL DESCRIPTION] created by Document/Instrument [PLAT NO.]. Please forward copies of the field documents below:

City of Manor
Attn: Lluvia T. Almaraz
105 E. Eggleston Street
Manor, Texas 78653

Please contact me if you have any questions or need additional information.

Sincerely,

A handwritten signature in black ink, appearing to be 'J. Almaraz'.

P3Works, LLC
(817) 393-0353
admin@p3-works.com
www.p3-works.com

AFTER RECORDING RETURN TO:

**City Secretary
105 E. Eggleston Street
Manor, Texas 78653**

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

FULL RELEASE OF PUBLIC IMPROVEMENT DISTRICT LIEN

**STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS §**

THIS FULL RELEASE OF PUBLIC IMPROVEMENT DISTRICT LIEN (this "Full Release") is executed and delivered as of the Effective Date by the City of Manor, Texas.

RECITALS

WHEREAS, the governing body (hereinafter referred to as the "City Council") of the City of Manor, Texas (hereinafter referred to as the "City"), is authorized by Chapter 372, Texas Local Government Code, as amended (hereinafter referred to as the "Act"), to create public improvement districts within the corporate limits and extraterritorial jurisdiction of the City; and

WHEREAS, on or about June 25, 2003, the City Council for the City, approved Resolution No. 2003-15, creating the Rose Hill Public Improvement District; and

WHEREAS, the Rose Hill Public Improvement District consists of approximately 196 contiguous acres located within the within the corporate limits of the City; and

WHEREAS, on or about July 16, 2003 the City Council, adopted Ordinance No. 226, (hereinafter referred to as the "Assessment Ordinance") approving a Management Report and assessment roll for the assessed property within the Rose Hill Public Improvement District; and

WHEREAS on or about August 18, 2021, the City Council, approved the 2021 Amended and Restated Service and Assessment Plan (the "2021 Amended and Restated SAP") for the assessed property within Rose Hill Public Improvement District and which revised the lien amounts for the District and,

WHEREAS, the Assessment Ordinance, as modified by the 2021 Amended and Restated SAP, imposed an assessment in the amount of [AMOUNT DESCRIPTION (\$ AMOUNT)] (hereinafter referred to as the "Lien Amount") for the following property:



[LEGAL DESCRIPTION], a subdivision according to the map or plat of record in Document/Instrument No. [PLAT NO.] of the real property records of Travis County, Texas (hereinafter referred to as the "Property"); and

WHEREAS, the property owners of the Property have paid unto the City the Lien Amount.

RELEASE

NOW THEREFORE, the City, the owner and holder of the Lien, in the real property records of Travis County, Texas, in the amount of the Lien Amount against the Property releases and discharges, and by these presents does hereby release and discharge, the above-described Property from said lien held by the undersigned securing said indebtedness.

EXECUTED to be EFFECTIVE this, the ____ day of _____, 20__.

CITY OF MANOR, TEXAS

By: _____
Scott Moore, City Manager

ATTEST:

Lluvia T. Almaraz, City Secretary

STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the ____ day of _____, 20__, by Scott Moore, City Manager for the City of Manor, Texas, on behalf of said municipality.

Notary Public, State of Texas

EXHIBIT D: DISTRICT LEGAL DESCRIPTION

FIELD NOTES FOR 196.236 ACRES OUT OF THE GREENBURY GATES SURVEY NO. 63, TRAVIS COUNTY, TEXAS, BEING COMPOSED OF TRACTS CALLED 164.70 ACRES AND 30 ACRES RECORDED IN VOLUME 12602, PAGE 1514, TRAVIS COUNTY DEED RECORDS, SAID 196.236 ACRES BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 60D nail found on top of a wood fence post, at the northeast corner of said 30 acres, in the fenced south line of a 157.109 acre tract recorded in Document No. 1999156308, Travis County Deed Records, for the northeast corner hereof;

THENCE S30°08'W 2861.03 feet along the west line of a 184.013 acre tract recorded in Volume 11862, Page 268, Travis County Deed Records, to a 1/2" steel pin set in the north line of Tower Road, a county road approximately 30 feet wide, for the southeast corner hereof;

THENCE N60°04'30"W 1959.94 feet along said north line of Tower Road to a 1/2" steel pin set at the southeast corner of a 1.095 acre tract recorded in Document No. 1999001598, Travis County Deed Records, for the southwest corner hereof;

THENCE N29°08'12"E 2362.85 feet generally following a fence along the west line of said 164.70 acres to a 16D nail found at the base of a wood fence corner post, at the northeast corner of a 31.004 acre tract recorded in Volume 9682, Page 858, Travis County Deed Records, for an inside corner hereof;

THENCE N59°44'29"W 963.08 feet generally following a fence along the northeast line of said 31.004 acres and of a 5.50 acre cemetery tract, to a 1/2" steel pin set at an inside corner of said 31.004 acres, for an easterly corner hereof;

THENCE N30°06'43"E 885.19 feet generally following a fence along the northerly east line of said 31.004 acres, passing at 245.63 feet a 1/2" steel pin found at its northeast corner, to a 1/2" steel pin set at the northeast corner of a 8.59 acre tract recorded in Volume 10063, Page 83, Travis County Deed Records, in the south line of Johnson Road, a county road approximately 40 feet wide, for corner hereof;

THENCE along the east and south line of said Johnson Road the following 4 courses, maintaining an approximate distance of 10 feet from the edge of pavement which is 20 feet wide:

- 1) S60°00'E 34.11 feet to 1/2" steel pin set for corner,
- 2) N29°48'E 769.75 feet along a fence to a 1/2" steel pin set at the start of a curve to the right,
- 3) along said curve with chord of N75°36'41"E 114.73 feet and radius of 80 feet, to a 1/2" steel pin set at the end of curve,
- 4) S58°34'47"E 1874.59 feet to a 1/2" steel pin with orange cap found at the base of a lone wood fence post, 8.7 feet west of a fence, for the northeast corner hereof;

THENCE S30°02'06"W 1191.98 feet generally following said fence, along the west line of a 157.109 acre tract recorded in Document No. 1999156308, Travis County Deed Records, to a 1/2" steel pin with orange cap found at the fenced southwest corner of said 157.109 acres, for an inside corner hereof;

THENCE S60°00'E 976.85 feet generally following a fence, along the south line of said 157.109 acres to the POINT OF BEGINNING, containing 196.236 acres of land.

Bearing basis is the last course above, from deed of this tract (12602/1514).

Surveyed July 10, 2000, by Stuart Watson, RPLS 4550.

County: Travis
 Project: 53 Acres
 Project No. 050807

FIELD NOTES 53.17 ACRE TRACT

BEING 53.17 ACRES OF LAND LOCATED IN THE GREENBURY GATES SURVEY NUMBER 63, ABSTRACT NUMBER 315, IN TRAVIS COUNTY, TEXAS, AND BEING ALL OF A CALLED 53.328 ACRE TRACT OF LAND RECORDED IN THE NAME OF DOUGLAS KADISON IN DOCUMENT NUMBER 2003272042, OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY (O.P.R.T.C.), AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS; (bearings are based on the westerly line of said 53.328 acre tract, being North 29 degrees 44 minutes 28 seconds East);

BEGINNING at 1/2 inch iron rod found for the southwesterly corner of said 53.328 acre tract, said iron rod being the southeasterly corner of a called 0.087 acre tract of land recorded in the name of the State of Texas in Document Number 2002025068 of the O.P.R.T.C., said iron rod being on the northerly line of Lot 1, Kroll-Lundgren Acres, a subdivision as recorded in Volume 81, Pages 243-244 of the Travis County Plat Records (T.C.P.R.);

Thence, with the westerly line of said 53.328 acre tract and the easterly line of said 0.087 acre tract, 260.53 feet along the arc of a curve to the right, said curve having a central angle of 06 degrees 48 minutes 37 seconds, a radius of 2,191.83 feet, and a chord that bears North 22 degrees 03 minutes 45 seconds East, a distance of 260.38 feet to a 1/2-inch iron rod found for the most northerly corner of said 0.087 acre tract, said iron rod being on the westerly line of said 53.328 acre tract, also being on the easterly Right-of-Way (R.O.W.) line of F.M. 973;

Thence, with the westerly line of said 53.328 acre tract and the easterly line of said F.M. 973, North 29 degrees 44 minutes 28 seconds East, a distance of 695.21 feet to 5/8-inch iron rod set for the northwesterly corner of said 53.328 acre tract, said iron rod being the southwesterly corner of a called 31.004 acre tract of land recorded in the name of Pat W. Kelley in Volume 9682, Page 858 of the Travis County Deed Records (T.C.D.R.), from which a 1/2-inch iron rod found for the northwesterly corner of said 31.004 acre tract bears, North 29 degrees 45 minutes 41 seconds East, a distance of 728.48 feet;

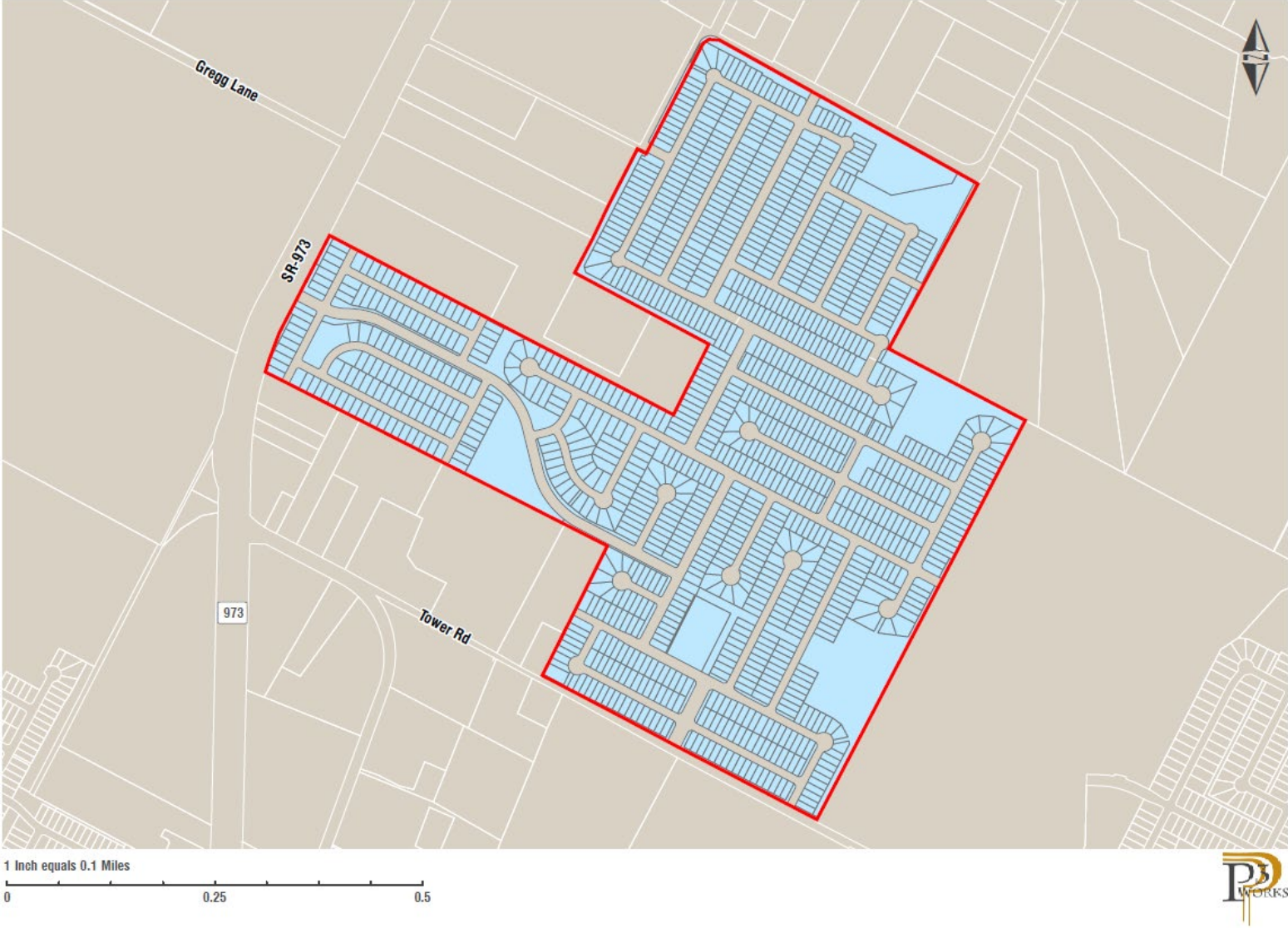
Thence, with the northerly line of said 53.328 acre tract and the southerly line of said 31.004 acre tract the following two (2) courses and distances;

1. South 60 degrees 07 minutes 48 seconds East, a distance of 1,505.92 feet to a 5/8-inch iron rod set;
2. South 60 degrees 18 minutes 22 seconds East, a distance of 954.44 feet to a 5/8-inch iron rod set for the northeasterly corner of said 53.328 acre tract, said iron rod being the southeasterly corner of said 31.004 acre tract, also being on the westerly line of a called 196.236 acre tract of land recorded in the name of The Park at Hawk Hollow, L.P. in Document Number 2001154813 of the O.P.R.T.C.;

Thence, with the easterly line of said 53.328 acre tract and the westerly line of 196.236 acre tract, South 29 degrees 08 minutes 12 seconds West, a distance of 930.48 feet to a 5/8-inch iron rod set for the southeasterly corner of said 53.328 acre tract, said iron rod being the northeasterly corner of a called 5.793 acre tract recorded in the name of Frances A. Wright in Document Number 1999001016 of the O.P.R.T.C., from which a 1/2-inch iron rod found for the most southerly southwest corner of said 196.236 acre tract bears, South 29 degrees 08 minutes 12 seconds West, a distance of 933.05 feet;

Thence, with the southerly line of said 53.328 acre tract, North 60 degrees 44 minutes 04 seconds West, a distance of 2,435.46 feet to the POINT OF BEGINNING and containing 53.17 acres of land, more or less.

EXHIBIT E: DISTRICT BOUNDARY MAP



**EXHIBIT F: ROSE HILL PUBLIC IMPROVEMENT DISTRICT: FORM OF BUYER
DISCLOSURE**

Forms of the homebuyer disclosures for the following Lot Types are found in this exhibit:

- Lot Type 2007
- Lot Type 2008
- Lot Type 2009
- Lot Type 2010
- Lot Type 2011
- Lot Type 2012
- Lot Type 2013
- Lot Type 2014
- Lot Type 2015
- Lot Type 2016
- Lot Type 2017
- Lot Type 2018
- Lot Type 2019
- Lot Type 2020
- Lot Type 2021
- Lot Type 2022
- Lot Type 2023

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2007 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING² RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2007 PRINCIPAL ASSESSMENT: \$4,730.52

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

² To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]³

³ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴

⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁵

⁵ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2007

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
16	1/31/2023	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2024	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2025	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2026	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2027	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2028	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2029	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2030	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2031	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2032	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2033	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2034	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2035	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2036	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2037	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 4,730.52	\$ 2,044.85	\$ 225.00	\$ 7,000.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2008 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁶ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS
LOT TYPE 2008 PRINCIPAL ASSESSMENT: \$4,948.11

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the “Authorized Improvements”) undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the “District”) created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁶ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁷

⁷ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁸

⁸ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁹

⁹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2008

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
15	1/31/2023	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2024	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2025	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2026	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2027	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2028	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2029	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2030	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2031	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2032	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2033	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2034	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2035	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2036	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2037	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2038	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 4,948.11	\$ 2,292.26	\$ 240.00	\$ 7,480.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2009 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹⁰ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2009 PRINCIPAL ASSESSMENT: \$5,155.34

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹⁰ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]¹¹

¹¹ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]¹²

¹² To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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§
§

COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]¹³

¹³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2009

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
14	1/31/2023	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2024	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2025	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2026	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2027	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2028	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2029	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2030	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2031	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2032	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2033	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2034	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2035	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2036	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2037	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2038	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2039	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 5,155.34	\$ 2,550.03	\$ 255.00	\$ 7,960.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2010 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹⁴ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2010 PRINCIPAL ASSESSMENT: \$5,352.71

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the “Authorized Improvements”) undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the “District”) created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]¹⁵

¹⁵ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]¹⁶

¹⁶ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]¹⁷

¹⁷ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2010

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
13	1/31/2023	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2024	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2025	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2026	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2027	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2028	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2029	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2030	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2031	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2032	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2033	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2034	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2035	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2036	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2037	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2038	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2039	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2040	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 5,352.71	\$ 2,817.66	\$ 270.00	\$ 8,440.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2011 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING¹⁸ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2011 PRINCIPAL ASSESSMENT: \$5,540.67

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the “Authorized Improvements”) undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the “District”) created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

¹⁸ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]¹⁹

¹⁹ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]²⁰

²⁰ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS
COUNTY OF _____

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The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]²¹

²¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2011

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
12	1/31/2023	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2024	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2025	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2026	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2027	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2028	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2029	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2030	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2031	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2032	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2033	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2034	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2035	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2036	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2037	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2038	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2039	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2040	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2041	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 5,540.67	\$ 3,094.70	\$ 285.00	\$ 8,920.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2012 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING²² RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2012 PRINCIPAL ASSESSMENT: \$5,719.69

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

²² To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²³

²³ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]²⁴

²⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]²⁵

²⁵ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2012

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
11	1/31/2023	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2024	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2025	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2026	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2027	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2028	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2029	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2030	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2031	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2032	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2033	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2034	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2035	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2036	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2037	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2038	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2039	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2040	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2041	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2042	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 5,719.69	\$ 3,380.68	\$ 300.00	\$ 9,400.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2013 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING²⁶ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2013 PRINCIPAL ASSESSMENT: \$5,890.18

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

²⁶ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]²⁷

²⁷ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]²⁸

²⁸ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]²⁹

²⁹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2013

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
10	1/31/2023	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2024	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2025	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2026	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2027	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2028	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2029	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2030	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2031	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2032	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2033	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2034	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2035	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2036	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2037	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2038	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2039	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2040	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2041	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2042	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2043	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 5,890.18	\$ 3,675.19	\$ 315.00	\$ 9,880.37

ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2014
BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING³⁰ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2014 PRINCIPAL ASSESSMENT: \$6,052.55

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the “Authorized Improvements”) undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the “District”) created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

³⁰ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]³¹

³¹ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³²

³² To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³³

³³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2014

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
9	1/31/2023	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2024	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2025	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2026	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2027	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2028	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2029	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2030	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2031	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2032	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2033	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2034	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2035	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2036	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2037	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2038	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2039	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2040	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2041	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2042	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2043	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2044	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,052.55	\$ 3,977.82	\$ 330.00	\$ 10,360.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2015 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING³⁴ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2015 PRINCIPAL ASSESSMENT: \$6,207.19

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

³⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]³⁵

³⁵ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³⁶

³⁶ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]³⁷

³⁷ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2015

Year	Annual Installment Due	Outstanding			Annual Collection Costs	Total Annual Installment
		Principal	Principal	Interest		
8	1/31/2023	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2024	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2025	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2026	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2027	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2028	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2029	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2030	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2031	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2032	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2033	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2034	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2035	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2036	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2037	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2038	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2039	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2040	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2041	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2042	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2043	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2044	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2045	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,207.19	\$ 4,288.18	\$ 345.00	\$ 10,840.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2016 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING³⁸ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2016 PRINCIPAL ASSESSMENT: \$6,354.47

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

³⁸ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]³⁹

³⁹ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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§

COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴⁰

⁴⁰ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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§

COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴¹

⁴¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2016

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
7	1/31/2023	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	1/31/2024	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2025	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2026	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2027	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2028	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2029	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2030	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2031	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2032	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2033	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2034	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2035	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2036	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2037	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2038	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2039	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2040	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2041	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2042	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2043	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2044	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2045	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2046	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,354.47	\$ 4,605.90	\$ 360.00	\$ 11,320.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2017 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁴² RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2017 PRINCIPAL ASSESSMENT: \$6,494.73

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁴² To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁴³

⁴³ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴⁴

⁴⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴⁵

⁴⁵ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2017

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
6	1/31/2023	\$ 6,494.73	\$ 140.26	\$ 324.74	\$ 15.00	\$ 480.00
7	1/31/2024	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	1/31/2025	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2026	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2027	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2028	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2029	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2030	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2031	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2032	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2033	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2034	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2035	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2036	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2037	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2038	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2039	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2040	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2041	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2042	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2043	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2044	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2045	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2046	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2047	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,494.73	\$ 4,930.64	\$ 375.00	\$ 12,265.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2018 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁴⁶ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2018 PRINCIPAL ASSESSMENT: \$6,628.32

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁴⁶ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁴⁷

⁴⁷ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴⁸

⁴⁸ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁴⁹

⁴⁹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2018

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
5	1/31/2023	\$ 6,628.32	\$ 133.58	\$ 331.42	\$ 15.00	\$ 480.00
6	1/31/2024	\$ 6,494.73	\$ 140.26	\$ 324.74	\$ 15.00	\$ 480.00
7	1/31/2025	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	1/31/2026	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2027	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2028	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2029	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2030	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2031	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2032	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2033	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2034	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2035	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2036	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2037	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2038	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2039	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2040	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2041	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2042	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2043	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2044	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2045	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2046	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2047	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2048	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,628.32	\$ 5,262.05	\$ 390.00	\$ 12,280.37

ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2019
BUYER DISCLOSURE

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁵⁰ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2019 PRINCIPAL ASSESSMENT: \$6,755.54

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁵⁰ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁵¹

⁵¹ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁵²

⁵² To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁵³

⁵³ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2019

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
4	1/31/2023	\$ 6,755.54	\$ 127.22	\$ 337.78	\$ 15.00	\$ 480.00
5	1/31/2024	\$ 6,628.32	\$ 133.58	\$ 331.42	\$ 15.00	\$ 480.00
6	1/31/2025	\$ 6,494.73	\$ 140.26	\$ 324.74	\$ 15.00	\$ 480.00
7	1/31/2026	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	1/31/2027	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2028	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2029	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2030	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2031	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2032	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2033	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2034	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2035	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2036	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2037	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2038	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2039	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2040	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2041	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2042	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2043	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2044	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2045	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2046	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2047	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2048	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2049	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,755.54	\$ 5,599.83	\$ 405.00	\$ 12,760.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2020 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁵⁴ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2020 PRINCIPAL ASSESSMENT: \$6,876.71

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁵⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁵⁵

⁵⁵ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁵⁶

⁵⁶ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁵⁷

⁵⁷ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2020

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
3	1/31/2023	\$ 6,876.71	\$ 121.16	\$ 343.84	\$ 15.00	\$ 480.00
4	1/31/2024	\$ 6,755.54	\$ 127.22	\$ 337.78	\$ 15.00	\$ 480.00
5	1/31/2025	\$ 6,628.32	\$ 133.58	\$ 331.42	\$ 15.00	\$ 480.00
6	1/31/2026	\$ 6,494.73	\$ 140.26	\$ 324.74	\$ 15.00	\$ 480.00
7	1/31/2027	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	1/31/2028	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2029	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2030	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2031	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2032	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2033	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2034	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2035	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2036	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2037	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2038	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2039	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2040	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2041	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2042	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2043	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2044	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2045	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2046	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2047	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2048	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2049	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2050	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,876.71	\$ 5,943.67	\$ 420.00	\$ 13,240.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2021 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁵⁸ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2021 PRINCIPAL ASSESSMENT: \$6,992.10

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁵⁸ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁵⁹

⁵⁹ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁶⁰

⁶⁰ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁶¹

⁶¹ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2021

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
2	1/31/2023	\$ 6,992.10	\$ 115.40	\$ 349.61	\$ 15.00	\$ 480.00
3	1/31/2024	\$ 6,876.71	\$ 121.16	\$ 343.84	\$ 15.00	\$ 480.00
4	1/31/2025	\$ 6,755.54	\$ 127.22	\$ 337.78	\$ 15.00	\$ 480.00
5	1/31/2026	\$ 6,628.32	\$ 133.58	\$ 331.42	\$ 15.00	\$ 480.00
6	1/31/2027	\$ 6,494.73	\$ 140.26	\$ 324.74	\$ 15.00	\$ 480.00
7	1/31/2028	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	1/31/2029	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2030	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2031	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2032	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2033	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2034	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2035	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2036	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2037	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2038	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2039	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2040	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2041	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2042	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2043	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2044	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2045	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2046	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2047	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2048	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2049	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2050	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2051	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 6,992.10	\$ 6,293.27	\$ 435.00	\$ 13,720.37

Annual Installment Schedule to Notice
of Obligation to Pay Improvement District Assessment

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2022 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁶² RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2022 PRINCIPAL ASSESSMENT: \$7,102.00

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁶² To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁶³

⁶³ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁶⁴

⁶⁴ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

[The undersigned seller acknowledges providing a separate copy of the notice required by Section 5.014 of the Texas Property Code including the current information required by Section 5.0143, Texas Property Code, as amended, at the closing of the purchase of the real property at the address above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER

STATE OF TEXAS

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COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁶⁵

⁶⁵ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County.

ANNUAL INSTALLMENTS - LOT TYPE 2022

Year	Annual Installment Due	Outstanding Principal	Principal	Interest	Annual Collection Costs	Total Annual Installment
1	1/31/2023	\$ 7,102.00	\$ 109.90	\$ 355.10	\$ 15.00	\$ 480.00
2	1/31/2024	\$ 6,992.10	\$ 115.40	\$ 349.61	\$ 15.00	\$ 480.00
3	1/31/2025	\$ 6,876.71	\$ 121.16	\$ 343.84	\$ 15.00	\$ 480.00
4	1/31/2026	\$ 6,755.54	\$ 127.22	\$ 337.78	\$ 15.00	\$ 480.00
5	1/31/2027	\$ 6,628.32	\$ 133.58	\$ 331.42	\$ 15.00	\$ 480.00
6	1/31/2028	\$ 6,494.73	\$ 140.26	\$ 324.74	\$ 15.00	\$ 480.00
7	1/31/2029	\$ 6,354.47	\$ 147.28	\$ 317.72	\$ 15.00	\$ 480.00
8	1/31/2030	\$ 6,207.19	\$ 154.64	\$ 310.36	\$ 15.00	\$ 480.00
9	1/31/2031	\$ 6,052.55	\$ 162.37	\$ 302.63	\$ 15.00	\$ 480.00
10	1/31/2032	\$ 5,890.18	\$ 170.49	\$ 294.51	\$ 15.00	\$ 480.00
11	1/31/2033	\$ 5,719.69	\$ 179.02	\$ 285.98	\$ 15.00	\$ 480.00
12	1/31/2034	\$ 5,540.67	\$ 187.97	\$ 277.03	\$ 15.00	\$ 480.00
13	1/31/2035	\$ 5,352.71	\$ 197.36	\$ 267.64	\$ 15.00	\$ 480.00
14	1/31/2036	\$ 5,155.34	\$ 207.23	\$ 257.77	\$ 15.00	\$ 480.00
15	1/31/2037	\$ 4,948.11	\$ 217.59	\$ 247.41	\$ 15.00	\$ 480.00
16	1/31/2038	\$ 4,730.52	\$ 228.47	\$ 236.53	\$ 15.00	\$ 480.00
17	1/31/2039	\$ 4,502.04	\$ 239.90	\$ 225.10	\$ 15.00	\$ 480.00
18	1/31/2040	\$ 4,262.14	\$ 251.89	\$ 213.11	\$ 15.00	\$ 480.00
19	1/31/2041	\$ 4,010.25	\$ 264.49	\$ 200.51	\$ 15.00	\$ 480.00
20	1/31/2042	\$ 3,745.76	\$ 277.71	\$ 187.29	\$ 15.00	\$ 480.00
21	1/31/2043	\$ 3,468.05	\$ 291.60	\$ 173.40	\$ 15.00	\$ 480.00
22	1/31/2044	\$ 3,176.45	\$ 306.18	\$ 158.82	\$ 15.00	\$ 480.00
23	1/31/2045	\$ 2,870.28	\$ 321.49	\$ 143.51	\$ 15.00	\$ 480.00
24	1/31/2046	\$ 2,548.79	\$ 337.56	\$ 127.44	\$ 15.00	\$ 480.00
25	1/31/2047	\$ 2,211.23	\$ 354.44	\$ 110.56	\$ 15.00	\$ 480.00
26	1/31/2048	\$ 1,856.79	\$ 372.16	\$ 92.84	\$ 15.00	\$ 480.00
27	1/31/2049	\$ 1,484.63	\$ 390.77	\$ 74.23	\$ 15.00	\$ 480.00
28	1/31/2050	\$ 1,093.86	\$ 410.31	\$ 54.69	\$ 15.00	\$ 480.00
29	1/31/2051	\$ 683.56	\$ 430.82	\$ 34.18	\$ 15.00	\$ 480.00
30	1/31/2052	\$ 252.73	\$ 252.73	\$ 12.64	\$ 15.00	\$ 280.37
Total			\$ 7,102.00	\$ 6,648.37	\$ 450.00	\$ 14,200.37

**ROSE HILL PUBLIC IMPROVEMENT DISTRICT – LOT TYPE 2023 BUYER
DISCLOSURE**

NOTICE OF OBLIGATIONS RELATED TO PUBLIC IMPROVEMENT DISTRICT

A person who proposes to sell or otherwise convey real property that is located in a public improvement district established under Subchapter A, Chapter 372, Local Government Code (except for public improvement districts described under Section 372.005), or Chapter 382, Local Government Code, shall first give to the purchaser of the property this written notice, signed by the seller.

For the purposes of this notice, a contract for the purchase and sale of real property having a performance period of less than six months is considered a sale requiring the notice set forth below.

This notice requirement does not apply to a transfer:

- 1) under a court order or foreclosure sale;
- 2) by a trustee in bankruptcy;
- 3) to a mortgagee by a mortgagor or successor in interest or to a beneficiary of a deed of trust by a trustor or successor in interest;
- 4) by a mortgagee or a beneficiary under a deed of trust who has acquired the land at a sale conducted under a power of sale under a deed of trust or a sale under a court-ordered foreclosure or has acquired the land by a deed in lieu of foreclosure;
- 5) by a fiduciary in the course of the administration of a decedent's estate, guardianship, conservatorship, or trust;
- 6) from one co-owner to another co-owner of an undivided interest in the real property;
- 7) to a spouse or a person in the lineal line of consanguinity of the seller;
- 8) to or from a governmental entity; or
- 9) of only a mineral interest, leasehold interest, or security interest.

The following notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller having provided the required notice, the purchaser, subject to certain exceptions, is entitled to terminate the contract.

A separate copy of this notice shall be executed by the seller and the purchaser and must be filed in the real property records of the county in which the property is located at the closing of the purchase and sale of the property.

AFTER RECORDING⁶⁶ RETURN TO:

NOTICE OF OBLIGATION TO PAY IMPROVEMENT DISTRICT ASSESSMENT TO
THE CITY OF MANOR, TEXAS
CONCERNING THE FOLLOWING PROPERTY

STREET ADDRESS

LOT TYPE 2022 PRINCIPAL ASSESSMENT: \$7,102.00

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Manor, Texas, for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within *Rose Hill Public Improvement District* (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City of Manor. The exact amount of each annual installment will be approved each year by the Manor City Council in the annual service plan update for the district. More information about the assessments, including the amounts and due dates, may be obtained from the City of Manor.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

⁶⁶ To be included in separate copy of the notice required by Section 5.0143, Tex. Prop. Code, to be executed at the closing of the purchase and sale and to be recorded in the deed records of Travis County when updating for the Current Information of Obligation to Pay Improvement District Assessment.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

The undersigned seller acknowledges providing this notice to the potential purchaser before the effective date of a binding contract for the purchase of the real property at the address described above.

DATE:

DATE:

SIGNATURE OF SELLER

SIGNATURE OF SELLER]⁶⁷

⁶⁷ To be included in copy of the notice required by Section 5.014, Tex. Prop. Code, to be executed by seller in accordance with Section 5.014(a-1), Tex. Prop. Code.

[The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above. The undersigned purchaser acknowledged the receipt of this notice including the current information required by Section 5.0143, Texas Property Code, as amended.

DATE:

DATE:

SIGNATURE OF PURCHASER

SIGNATURE OF PURCHASER

STATE OF TEXAS

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§
§

COUNTY OF _____

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas]⁶⁸

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Total			\$ 7,102.00	\$ 6,648.37	\$ 450.00	\$ 14,200.37



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Scott Dunlop, Director
DEPARTMENT: Development Services

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on an ordinance amending Manor Code of Ordinances Chapter 15 Site Development by providing for the amendment of general requirements, content, off-street parking requirements, landscaping and screening definitions, landscaping requirements, screening requirements, on-site signs, off-site signs, and illuminated signs.

BACKGROUND/SUMMARY:

See detailed summary.

LEGAL REVIEW: Yes
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: Yes

- Ordinance No. 670
- Detailed summary

STAFF RECOMMENDATION:

It is the city staff’s recommendation that the City Council approve Ordinance No. 670 amending Manor Code of Ordinances Chapter 15 Site Development by providing for the amendment of general requirements, content, off-street parking requirements, landscaping and screening definitions, landscaping requirements, screening requirements, on-site signs, off-site signs, and illuminated signs.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**

Chapter 15 Site Development – Detailed Summary

Additions are in blue

Deletions are in red

Section 3: Adds to Sec. 15.01.001(c) General Requirements that sidewalks are required on all public ROW frontages

“(9) All site development plans require a sidewalk along all public right-of-way frontages consistent with the City’s standard detail.”

Rationale: Our Subdivision Code requires sidewalks but if a property is already platted or does not need to plat, then the requirement that a project construct sidewalks following only our Site Development Code is not clear. This would explicitly state that site development plans include sidewalks.

Section 4: Adds further refence to sidewalk construction as well as a Geotechnical Report be included. Geotech Reports provide paving designs based on site (soil) conditions.

(C) The location, type and dimensions of proposed driveways, sidewalks, signs and traffic-control devices. Include a Geotechnical Report.

Rationale: Reinforces the sidewalk requirement adding in Section 15.01.001(c). Including a Geotech Report will allow our engineers to determine if the proposed paving for driveways, drive aisles, parking and internal sidewalks are sufficient for the site conditions. Due to Manor’s clay soils, it’s important that installed paving can withstand the shifting.

Section 5: Adds to the off-street parking requirements in a residential project developed under a Site Development permit (multi-family and townhomes) that the residential parking maximum of 125% excludes garage and driveway spaces. Also removes an incorrect chapter reference.

(13) The maximum number of parking spaces for residential use areas shall not exceed 125 percent of the parking pursuant to the minimum parking requirements of this article.

(A) Maximum parking limit does not apply to parking spaces provided in enclosed garages incorporated into an individual residential unit or private driveways connected to an individual residential unit’s garage.

Rationale: This maximum is intended to limit surface parking lot spaces but without exempting garage and driveway spaces, projects that provide those plus the required guest parking spaces would exceed the 125% maximum. Under that condition, to comply those project would have to eliminate garages or make them 1 car instead of 2. For example, a 335 unit townhome development by code is required 670 spaces plus 67 for guests (2 per unit plus 20% of # units for guests). One of the 2 spaces must be in an enclosed garage so the second could be provided in a

driveway. 125% of 737 spaces is 922 spaces. If the project opts to provide 2-car enclosed garages and 2-car driveways they'd be providing 1,340 spaces, which would not be permitted without the exemption so they would have to eliminate or reduce garage parking. The 125% maximum would apply to surface guest parking if that was provided (excess parking provided per townhome would count towards the guest parking requirement) so the maximum non-driveway surface parking would be 125% of 67 or 84 spaces.

(3) A parking analysis shall be required for each development and shall be a part of the site development submittal. It shall include the number of employees, number of parking spaces provided, number of spaces required with proper calculations, square footage of each structure and the use of each structure. When deemed necessary, by the development services committee, an additional traffic impact analysis may be required to determine the impacts of a development on the off-site public street system. **See chapter 16, transportation regulations for traffic impact analysis (TIA) requirements.**

Rationale: Was incorrectly inserted when the code was drafted. We do not have Chapter 16.

Section 6. Adds definitions for terms within the code

Drive Aisle means a circulation route for vehicular traffic through a parking lot, site or property, and may connect to a driveway.

Drive Aisle, Major means a primary circulation route for vehicular traffic through a development which provides access to two (2) or more lots. Major drive aisles typically intersect with public right-of-way or other major drive aisles.

Rationale: These terms were added to the Zoning chapter when that was recently updated. Adds clarity for these terms which are referenced through the Site Development code, in particular the Parking Standards article.

Section 7. Adds the ability for phased projects to phase their landscaping and updates the landscaping requirements for Institutional Small and Large as well as Light and Heavy Industrial.

(b) *Non-residential zoning districts.* The required percentage of landscape area and quantity of trees and shrubs for non-residential uses shall comply with the requirements provided in table (d) and the following:

- (1) In the agriculture district, landscaping requirements shall apply to the limits of construction, and are not applicable to agriculturally exempt appurtenances.
- (2) Additional plantings may be required to comply with the streetscape, building, bufferyard, screening, and parking lot landscaping requirements.

(3) For phased developments landscaping requirements shall apply to the limits of construction of each phase. Upon submittal of the final phase, landscaping for the entire property shall comply with the requirements provided in table (d).

(c) Residential zoning districts. The required percentage of landscape area and quantity of trees and shrubs for residential uses shall comply with the requirements provided in table (d) and the following:

(1) At least half of the required trees shall be planted in the commonly perceived front yard;

(2) Within a condominium development, a corner residential dwelling shall be considered a dwelling adjacent to two public streets, internal drive aisles or a combination thereof;

(3) Where tree spacing constraints exist, remaining required trees may be planted within common open space areas within the development if approved by the development services director;

(4) Additional plantings may be required to comply with the streetscape, building, bufferyard, screening, and parking lot landscaping requirements.

(5) For phased developments landscaping requirements shall apply to the limits of construction of each phase. Upon submittal of the final phase, landscaping for the entire property shall comply with the requirements provided in table (d).

Rationale: Total landscaping requirements are based on the developed acreage of a property, but if a project is developing that area in phases it may not be feasible or practical that 100% of the required landscaping be installed in the first phase because future construction activities could disturb the planting areas or buildings where shrubs would be planted are not yet constructed.

Institutional Small and Institutional Large

1 Tree per 600 800 s.f. of landscaped area.
4 shrubs per 600 s.f. of landscaped area.

Light Industrial and Heavy Industrial

2 1 Tree per 800 s.f. of landscaped area.
4 shrubs per 800 s.f. of landscaped area.

Rationale: Reduces the required number of trees on Institutional properties by about 25% since most institutional uses require larger open spaces unobstructed by landscaping. Reduces the required number of trees on Industrial properties by 50%. These are generally larger tracts with large buildings, storage areas, and vehicular areas. This causes the provided trees to be crowded into the remaining open spaces, which could diminish the trees' health as they grow.

Section 8. Clarifies dumpster enclosure drains and what “public view” is in regards to loading docks, overhead doors and service courts.

(3) Containers shall be located on a reinforced slab that is at least six inches thick and sloped to an internal drain which is connected to a wastewater line [or stormwater line](#).

Rationale: It is not always practicable to connect into the wastewater line so this provides a development the flexibility to connect into their storm drain system.

(3) At a minimum, walls commonly known as "wing walls" shall be provided to screen from ground level all loading docks from public view. [Public view is any public right-of-way, major drive aisle, adjoining residential property, or parkland](#). The wall shall consist of complimentary materials as the principal structure permitted by chapter 14, at a consistent height which substantially provides consistent screening from the highest loading dock and extending at least 50 feet from the building in order to screen the truck and trailer. If a wall is determined to not be feasible due to site or height constraints, the development services director may consider native evergreen trees and shrubs to be used provided the plantings result in a solid vegetative screening of at least eight feet tall within two years, the plantings or wall combination extend the distance otherwise required for a solid wall as required herein, and the plantings shall be in addition to the landscaping required in section 15.03.005.

Rationale: Clarifies the intent of “public view” in this context for when wing wall screening shall be provided so it only applies to the listed areas and would not include uses like adjoining commercial or industrial uses (unless they're separated by a major drive aisle).

Section 9. Updates to when sign permits can be issued, consistency for canopy signage with our architectural standards, rewrites the temporary sign section, add outdoor lighting references to a couple sections

[\(K\) A building permit for a permanent structure on the same property as the freestanding high profile sign is required to be issued prior to a freestanding high profile sign permit being issued.](#)

Rationale: There is the potential that cities would no longer be able to regulate on-site sign vs off-site signs (billboards) because you have to read the sign to determine if its advertising for an on-site use or an off-site one. This amendment would require that property have a building

permit before a freestanding high profile sign (pole or pylon sign) permit can be issued. This would prevent a vacant property from installing a sign that would be used as an off-site sign.

Section 9(b) of this Ordinance did not modify Section 15.04.018(1) of the Code. Sec. 15.04.018(1) was just re-lettered as subsection (L) because it had been (K) but the prior section was given that letter.

(vii) A building permit for a permanent structure on the same property as the freestanding low profile sign is required to be issued prior to a freestanding low profile sign permit being issued.

Rationale: This is the same rationale as above for the high profile signs but this one applies to low profile (monument) signs.

Section 9(b) of this Ordinance did not modify Section 15.04.018(2)(A) of the Code. Sec. 15.04.018(2)(A) was just re-lettered as subsection (viii) because it had been (vii) but the prior section was given that letter.

(K) Canopy band face shall be color consistent with the principal structure's exterior building materials and shall not be illuminated, either internally or externally, or used as signage except that the business name may be displayed on the canopy band. The business name may be illuminated in compliance with Section 15.04.020.

Rationale: This language was in the Architectural Standards in the Zoning Code but since it relates to signage it was also added here into the sign code as a more appropriate place for this information to be found.

(7) Temporary signs. Temporary signs may be displayed with the approval of a temporary sign permit. Each lot in the city is limited to two temporary sign permits per calendar year with a maximum time period of no more than 30 consecutive days for each permit. Temporary signs may not exceed 32 square feet in sign face area nor eight feet in height when not securely attached to a permanently installed building or wall. When placed in or upon a window the sign shall not cover more than 30 percent of the window in which it is placed. All such signs must be removed immediately after and upon the expiration of the maximum time period allowed. The location of these signs and devices must be approved in writing by the building official for safety and setback purposes and, if the adjacent property owners have and make objections to the sign, the adjacent property owners may appeal any such application to the board of adjustments. Displayed signs must be securely attached to permanently installed building or wall or securely attached to pipes, poles, posts or similar if the signs and supporting materials are kept in good repair. All externally illuminated signs shall conform to all restrictions of article 15.05, Outdoor Lighting and shall be fully shielded. A temporary sign must obtain a permit and pay a temporary sign fee as required by the city fee schedule for the time the sign will be displayed. A temporary sign must have an affixed permit sticker on the sign in a location easily accessible to a code enforcement officer or other designated city official.

(A) New business temporary sign. Within ten business days of a certificate of occupancy having been issued for a commercial establishment, one temporary sign permit may be applied for and, if permitted, displayed for a period of time not to exceed 30 consecutive days. The temporary sign shall not exceed 32 square feet in face area nor eight feet in height when not securely attached to a permanently installed building or wall. When placed in or upon a window the sign shall not cover more than 30 percent of the window in which it is placed. This sign shall not count towards the two temporary sign permits allowed for each lot in a calendar year.

(7) Temporary signs may be displayed with the approval of a temporary sign permit.

(A) A property is limited to four temporary sign permits per calendar year.

(i) New business temporary sign. Within 10 business days of a certificate of occupancy having been issued for a commercial establishment, one temporary sign permit may be applied for and, if permitted, displayed for a period of time not to exceed 30 consecutive calendar days. This permit shall not count towards the four temporary sign permits allowed for each property in a calendar year.

(B) Only two temporary signs may be authorized under a single permit for a property.

(C) The maximum time period to display a temporary sign is 30 calendar days. Days must be consecutive. All signs must be removed immediately after and upon the expiration of the maximum time period allowed.

(D) Temporary signs securely attached to a permanently installed building or wall may not exceed 0.5x the length of the wall for which it is attached, or 32 square feet, whichever is larger.

(i) Attached signs may not cover more than 30 percent of a window in which it is placed.

(ii) Attached signs may not protrude or extend above or beyond the building or wall on which they are placed. Signs shall not be placed on roofs.

(iii) The maximum size for an attached sign is 225 square feet.

(E) Unattached temporary signs shall not exceed 16 square feet nor be displayed higher than eight feet.

(i) Unattached temporary signs must be securely attached to pipes, poles, posts or similar.

(F) The location of temporary signs must be shown and approved as part of the application. Temporary signs may not be placed in a manner that obstructs views or creates a safety hazard.

(G) External lighting shall not be provided to illuminate a temporary sign.

(H) A diagram, schematic, image or similar is required to be submitted with the temporary sign application showing the accurate dimensions of the sign(s) to be displayed.

(I) Temporary signs may not be a prohibited sign type.

Rationale: Doubles the number of temporary sign permits from 2 to 4 per calendar year and increases the size of *attached* temporary signs from 32 square feet to ½ the length of the wall on which it is attached or 32 sf, whichever is larger. The length of time a sign can be displayed is the same at 30 days. The number of signs per temporary sign permit was added which is 2 signs per permit. For *unattached* temporary signs the size was reduced to 16 square feet. This is to promote temporary signs that are attached and to limit unattached signs which would clutter the right-of-way and be visual distractions. It is also in keeping with our Scenic City designation to reduce and limit right-of-way signs and increase landscaping along our rights-of-way. Most temporary sign permits we issue are for attached signs, but this would further help incentive temporary signs on buildings rather than by the road. Overall, for businesses that want to have attached temporary signs they can have twice as many permits in calendar year and can have signs up to 225 sf if their structure is big enough, so it's providing better options for our businesses.

(A) The coordinated sign plan shall be reviewed and approved in writing by the planning and zoning commission. There may be one freestanding high-profile sign located at each entrance to the development. Multi-tenant freestanding signs may only be allowed along the frontages of the north and south sides of Highway 290 and on the east and west sides of North FM 973 from Highway 290 to Old Highway 20 in C-1, C-2, C-3, and commercially designated areas within PUD zoned districts. Freestanding signs approved by the planning and zoning commission shall not exceed thirty-five (35) feet in height from finished grade and the lowest portion of the structure or sign, excluding poles, may not be below eight (8) feet from finished grade. It shall be located above a sign foundation with landscaping, or architectural facet incorporating some design elements found in the overall development. No sign with a moving display such as video or changing graphics displaying the name, service, or product to be sold at the location shall be allowed. Changeable electronic variable message signs (CEVMS), digital signs, and light emitting diode (LED) signs are prohibited, unless authorized under section 15.04.018(15). [A building permit for a permanent structure on the same property is required to be issued prior to a sign permit authorized under a coordinated sign plan to be issued.](#)

(A) There may be one freestanding low-profile sign located at each entrance to the development. Low profile signs approved by the planning and zoning commission shall

not exceed twenty-five (25) feet in height from finished grade nor be located in manner that will obstruct clear view for entering or exiting a property by a motor vehicle. No sign with a moving display such as video or changing graphics displaying the name, service, or product to be sold at the location shall be allowed. Changeable electronic variable message signs (CEVMS), digital signs, and light emitting diode (LED) signs are prohibited, unless authorized under section 15.04.018(15). [A building permit for a permanent structure on the same property is required to be issued prior to a sign permit authorized under a coordinated sign plan to be issued.](#)

Rationale: These two sections are for Coordinated Sign Plans for Multi-Tenant properties. The first is for high-profile signs and the second is for low-profile signs. The wording related to building permits needing to be issued for sign permit issuance was added similar to the earlier sections that related to single tenant properties.

Section 15.04.018(13)(B)(i)(a)

a. **The maximum luminance of the sign shall not be greater than 200 footlamberts. All illuminated signs shall conform to all restrictions of article 15.05, Outdoor lighting and lights used for external illumination of any portion of a sign shall be fully shielded.**

a. [Illuminated signs shall comply with section 15.04.020 and article 15.05, as applicable.](#)

Section 15.04.018(13)(B)(ii)(a)

a. **The maximum luminance of the sign shall not be greater than 200 footlamberts. All illuminated signs shall conform to all restrictions of article 15.05, Outdoor lighting and lights used for external illumination of any portion of a sign shall be fully shielded.**

a. [Illuminated signs shall comply with section 15.04.020 and article 15.05, as applicable.](#)

Section 15.04.018(14)(A)(i)(b)

b. **The maximum luminance of the sign shall not be greater than 200 footlamberts. All illuminated signs shall conform to all restrictions of article 15.05, Outdoor lighting and lights used for external illumination of any portion of a sign shall be fully shielded.**

b. [Illuminated signs shall comply with section 15.04.020 and article 15.05, as applicable.](#)

Rationale: These three sections just update/clarify that residential subdivision entry signs, neighborhood signs, and multi-family entry signs comply with the relevant sections of code pertaining to Illuminated Signs and Outdoor Lighting.

Section 10. Limits high profile signs on properties with off-site sign(s)

(b) *Existing billboard signs.*

(1) Signs in existence prior to September 20, 2017 shall not exceed 40 feet in height and shall not have a face area, or gross surface area greater than 672 square

feet; provided that a billboard with signs located back to back and facing opposite directions may have up to (or no more than a total of) 672 square feet of surface area for each of the two sign faces.

(2) Existing billboards cannot be modified, upgraded, or converted to an electronic, changeable message (digital) billboard format.

(3) Existing billboards cannot be relocated within or onto another property.

(4) Properties with an existing off-site sign shall only be permitted a Freestanding low profile sign. This applies to single-tenant and multi-tenant freestanding low profile signs.

Rationale: This addition would prohibit a property with an off-site sign (billboard) from also having a high profile (pylon or pole) sign and would only permit that property a low profile (monument) sign. This would reduce the number of signs higher than 8' along our roadways (high profile signs can be up to 30' and in a Coordinated Sign Plan up to 35') and it would also help incentive properties that desire to have a high profile sign to remove their off-site sign (billboard) in order to obtain the permit for a high profile sign specific to their on-site business.

Section 11. Add that exterior disconnect switches are required for illuminated signs.

(a) Compliance with Electrical Code. Illuminated signs shall comply with all applicable provisions of the Electrical Code of the City. All electrical connections to the sign shall be placed underground and an exterior disconnect switch shall be provided. Electrical transformer boxes and raceways shall be concealed from public view. If a raceway cannot be mounted internally behind the finished exterior wall, the exposed metal surfaces of the raceway shall be finished to match the background wall or integrated into the overall sign design. If raceways are necessary, they shall never extend in width or height beyond the area of the sign's lettering or graphics.

Rationale: Helps to clarify to applicants for sign permits that an exterior disconnect switch is required. Many plans we receive do not have them so including within our code helps provide a direct reference when providing plan review comments.

ORDINANCE NO. 670

AN ORDINANCE OF THE CITY OF MANOR, TEXAS, AMENDING MANOR CODE OF ORDINANCES CHAPTER 15 SITE DEVELOPMENT BY PROVIDING FOR THE AMENDMENT OF GENERAL REQUIREMENTS; CONTENT; OFF-STREET PARKING REQUIREMENTS; LANDSCAPING AND SCREENING DEFINITIONS; LANDSCAPING REQUIREMENTS; SCREENING REQUIREMENTS; ON-SITE SIGNS; OFF-SITE SIGNS; ILLUMINATED SIGNS; PROVIDING SEVERABILITY, SAVINGS CLAUSE, OPEN MEETINGS AND EFFECTIVE DATE CLAUSES; AND PROVIDING FOR RELATED MATTERS.

WHEREAS, the City of Manor City Council (the “City Council”) passed and approved Ordinance 571, amending the City of Manor (“City”) Code of Ordinances and establishing Chapter 15 Site Development, a comprehensive Site Development Ordinance on February 19, 2020 (the “Site Development Ordinance”), to create consistency across various chapters, articles, and sections of the City’s Code of Ordinances; and

WHEREAS, various sections in Chapter 15 needed updating, revising, or additions to clarify intent as well as improving construction standards; and

WHEREAS, the City Council finds it necessary to amend the Site Development Ordinance and adopt the amendments set forth in this ordinance.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, THAT:

SECTION 1. Findings. The foregoing recitals are hereby found to be true and correct and are hereby adopted by the City Council and made a part hereof for all purposes as findings of fact.

SECTION 2. Amendment of the Code of Ordinances. The City Council hereby amends Chapter 15, Site Development of the Manor Code of Ordinances (the “Site Development Ordinance”) to amend the general requirements, content, off-street parking requirements, landscaping and screening definitions, landscaping requirements, screening requirements, on-site signs, off-site signs; and illuminated signs as provided for in Sections 3 through 11 of this Ordinance.

SECTION 3. Amendment of Section 15.01.001(c) General Requirements. Section 15.01.001(c) of the Site Development Ordinance is hereby amended to add subsection (9) to read as follows:

“(9) All site development plans require a sidewalk along all public right-of-way frontages consistent with the City’s standard detail.”

SECTION 4. Amendment of Section 15.01.002(b)(4)(C) Content. Section 15.01.002(b)(4)(C) of the Site Development Ordinance is hereby amended in its entirety to read as follows:

“(C) The location, type and dimensions of proposed driveways, sidewalks, signs and traffic-control devices. Include a Geotechnical Report.”

SECTION 5. Amendment of Section 15.02.004a Off-Street Parking Requirements. Section 15.02.004a of the Site Development Ordinance is hereby amended as follows:

(a) Section 15.02.004a(a)(13) is hereby amended to add subsection (A) to read as follow

“(A) Maximum parking limit does not apply to parking spaces provided in enclosed garages incorporated into an individual residential unit or private driveways connected to an individual residential unit’s garage.”

(b) Section 15.02.004a(c)(3) is hereby amended in its entirety to read as follow:

“(3) A parking analysis shall be required for each development and shall be a part of the site development submittal. It shall include the number of employees, number of parking spaces provided, number of spaces required with proper calculations, square footage of each structure and the use of each structure. When deemed necessary, by the development services department, an additional traffic impact analysis may be required to determine the impacts of a development on the off-site public street system.”

SECTION 6. Amendment of Section 15.03.002 Definitions. Section 15.02.002 of the Site Development Ordinance is hereby amended as follows:

(a) The definition for “Drive Aisle” is hereby added in alphabetical order to read as follows:

“*Drive Aisle* means a circulation route for vehicular traffic through a parking lot, site or property, and may connect to a driveway.”

(b) The definition for “Drive Aisle, Major” is hereby added in alphabetical order to read as follows:

“*Drive Aisle, Major* means a primary circulation route for vehicular traffic through a development which provides access to two (2) or more lots. Major drive aisles typically intersect with public right-of-way or other major drive aisles.”

SECTION 7. Amendment of Section 15.03.005 Landscaping Requirements. Section 15.03.005 of the Site Development Ordinance is hereby amended as follows:

(a) Section 15.03.005(b) is hereby amended to add subsection (3) to read as follows:

“(3) For phased developments landscaping requirements shall apply to the limits of construction of each phase. Upon submittal of the final phase, landscaping for the entire property shall comply with the requirements provided in table (d).”

(b) Section 15.03.005(c) is hereby amended to add subsection (5) to read as follows:

“(5) For phased developments landscaping requirements shall apply to the limits of construction of each phase. Upon submittal of the final phase, landscaping for the entire property shall comply with the requirements provided in table (d).”

(c) Section 15.03.005(d) is hereby amended to revise the minimum Required Trees and Shrubs for Institutional Small, Institutional Large to read as follows:

1 Tree per 800 s.f. of landscaped area.

4 shrubs per 600 s.f. of landscaped area.

(d) Section 15.03.005(d) is hereby amended to revise the minimum Required Trees and Shrubs for Light Industrial, Heavy Industrial to read as follows:

1 Tree per 800 s.f. of landscaped area.

4 shrubs per 800 s.f. of landscaped area.

SECTION 8. Amendment of Section 15.03.021 Screening Requirements.

Section 15.03.021 of the Site Development Ordinance is hereby amended as follows:

- (a) Section 15.03.021(d)(3) is hereby amended in its entirety to read as follows:

“(3) Containers shall be located on a reinforced slab that is at least six inches thick and sloped to an internal drain which is connected to a wastewater line or stormwater line.”

- (b) Section 15.03.021(e)(3) is hereby amended in its entirety to read as follows:

“(3) At a minimum, walls commonly known as "wing walls" shall be provided to screen from ground level all loading docks from public view. Public view is any public right-of-way, major drive aisle, adjoining residential property, or parkland. The wall shall consist of complimentary materials as the principal structure permitted by chapter 14, at a consistent height which substantially provides consistent screening from the highest loading dock and extending at least 50 feet from the building in order to screen the truck and trailer. If a wall is determined to not be feasible due to site or height constraints, the development services director may consider native evergreen trees and shrubs to be used provided the plantings result in a solid vegetative screening of at least eight feet tall within two years, the plantings or wall combination extend the distance otherwise required for a solid wall as required herein, and the plantings shall be in addition to the landscaping required in section 15.03.005.”

SECTION 9. Amendment of Section 15.04.018 On-Site Signs.

Section 15.04.018 of the Site Development Ordinance is hereby amended as follows:

- (a) Section 15.04.018(1)(K) is hereby amended in its entirety to read as follows:

“(K) A building permit for a permanent structure on the same property as the freestanding high profile sign is required to be issued prior to a freestanding high profile sign permit being issued.”

- (b) Section 15.04.018(1) is hereby amended to add subsection (L) to read as follows:

“(L) The face area for a high profile sign shall be determined by the length of the street frontage along which the sign is placed. When a sign is placed so as to be read from multiple frontages of the lot the most restrictive calculations apply. Frontages less than 100 feet shall only be permitted a low profile sign.

Street Frontage	Face Area Allowed
From 100’ to 349’	48 square feet

From 350' to 499'	64 square feet
From 500' to 750'	80 square feet
Over 750'	96 square feet

”

- (c) Section 15.04.018(2)(A)(vii) is hereby amended in its entirety to read as follows:

“(vii) A building permit for a permanent structure on the same property as the freestanding low profile sign is required to be issued prior to a freestanding low profile sign permit being issued.”

- (d) Section 15.04.018(2)(A) is hereby amended to add subsection (viii) to read as follows:

“(viii) The maximum total face area shall be determined by the street frontage of the lot. Where the lot fronts on more than one street, the frontage (length to be used) shall be the length of the longest side.

Street Frontage	Face Area Allowed
Under 100'	32 square feet
From 100' to 349'	48 square feet
From 350' to 499'	64 square feet
From 500' to 750'	80 square feet
Over 750'	96 square feet

”

- (e) Section 15.04.018(3) is hereby amended to add subsection (K) to read as follows:

“(K) Canopy band face shall be color consistent with the principal structure's exterior building materials and shall not be illuminated, either internally or externally, or used as signage except that the business name may be displayed on the canopy band. The business name may be illuminated in compliance with Section 15.04.020.”

- (f) Section 15.04.018(7) is amended in its entirety to read as follows:

“(7) Temporary signs may be displayed with the approval of a temporary sign permit.

(A) A property is limited to four temporary sign permits per calendar year.

- (i) New business temporary sign. Within 10 business days of a certificate of occupancy having been issued for a commercial establishment, one temporary sign permit may be applied for and, if permitted, displayed for a period of time not to exceed 30 consecutive calendar days. This permit shall not count towards the four temporary sign permits allowed for each property in a calendar year.
- (B) Only two temporary signs may be authorized under a single permit for a property.
- (C) The maximum time period to display a temporary sign is 30 calendar days. Days must be consecutive. All signs must be removed immediately after and upon the expiration of the maximum time period allowed.
- (D) Temporary signs securely attached to a permanently installed building or wall may not exceed 0.5x the length of the wall for which it is attached, or 32 square feet, whichever is larger.
- (i) Attached signs may not cover more than 30 percent of a window in which it is placed.
- (ii) Attached signs may not protrude or extend above or beyond the building or wall on which they are placed. Signs shall not be placed on roofs.
- (iii) The maximum size for an attached sign is 225 square feet.
- (E) Unattached temporary signs shall not exceed 16 square feet nor be displayed higher than eight feet.
- (i) Unattached temporary signs must be securely attached to pipes, poles, posts or similar.
- (F) The location of temporary signs must be shown and approved as part of the application. Temporary signs may not be placed in a manner that obstructs views or creates a safety hazard.
- (G) External lighting shall not be provided to illuminate a temporary sign.
- (H) A diagram, schematic, image or similar is required to be submitted with the temporary sign application showing the accurate dimensions of the sign(s) to be displayed.
- (I) Temporary signs may not be a prohibited sign type.”

- (g) Section 15.04.018(9) is hereby amended to add subsection (I) to read as follows:

“(I) One additional temporary sign, which may be a pole sign, wall sign, or monument sign, may be located on a property without a permit when the owner consents to the placement of the sign and that the entire property has a site development permit or building permit issued or if an individual unit or units have a building permit or tenant finish out permit issued. This subsection does not affect the content of the sign allowed under this subsection.

(i) *Entire property.* One additional sign, not exceeding 64 square feet in sign area, while the entire property or portion of the property has a site development permit or building permit issued. A sign posted under this section must be removed within ten days following completion of construction or permitted work. This sign shall be placed at least 30 feet from any public right-of-way.

(ii) *Individual unit(s).* One additional sign, not exceeding 16 square feet in sign area, where an individual unit or units have a building permit or tenant finish out permit. A sign posted under this section must be removed within ten days following completion of construction or permitted work. This sign shall be placed at least 30 feet from any public right-of-way.”

- (h) Section 15.04.018(11)(A) is hereby amended to in its entirety to read as follows:

“(A) The coordinated sign plan shall be reviewed and approved in writing by the planning and zoning commission. There may be one freestanding high-profile sign located at each entrance to the development. Multi-tenant freestanding signs may only be allowed along the frontages of the north and south sides of Highway 290 and on the east and west sides of North FM 973 from Highway 290 to Old Highway 20 in C-1, C-2, C-3, and commercially designated areas within PUD zoned districts. Freestanding signs approved by the planning and zoning commission shall not exceed thirty-five (35) feet in height from finished grade and the lowest portion of the structure or sign, excluding poles, may not be below eight (8) feet from finished grade. It shall be located above a sign foundation with landscaping, or architectural facet incorporating some design elements found in the overall development. No sign with a moving display such as video or changing graphics displaying the name, service, or product to be sold at the location shall be allowed. Changeable electronic variable message signs (CEVMS), digital signs, and light emitting diode (LED) signs are prohibited, unless authorized under section 15.04.018(15). A building permit for a permanent structure on the same property is required to be issued prior to a sign permit authorized under a coordinated sign plan to be issued.”

- (i) Section 15.04.018(12)(A) is hereby amended in its entirety to read as follows:

“(A) There may be one freestanding low-profile sign located at each entrance to the development. Low profile signs approved by the planning and zoning commission shall not exceed twenty-five (25) feet in height from finished grade nor be located in manner that will obstruct clear view for entering or exiting a property by a motor vehicle. No sign with a moving display such as video or changing graphics displaying the name, service, or product to be sold at the location shall be allowed. Changeable electronic variable message signs (CEVMS), digital signs, and light emitting diode (LED) signs are prohibited, unless authorized under section 15.04.018(15). A building permit for a permanent structure on the same property is required to be issued prior to a sign permit authorized under a coordinated sign plan to be issued.”

- (j) Section 15.04.018(13)(B)(i)(a) is hereby amended in its entirety to read as follows:

“(a) Illuminated signs shall comply with section 15.04.020 and article 15.05, as applicable.”

- (k) Section 15.04.018(13)(B)(ii)(a) is hereby amended in its entirety to read as follows:

“(a) Illuminated signs shall comply with section 15.04.020 and article 15.05, as applicable.”

- (l) Section 15.04.018(14)(A)(i)(b) is hereby amended in its entirety to read as follows:

“(b) Illuminated signs shall comply with section 15.04.020 and article 15.05, as applicable.”

SECTION 10. Amendment of Section 15.04.019(b) Off-Site Signs. Section 15.04.019(b) of the Site Development Ordinance is hereby amended to add subsection (4) to read as follows:

“(4) Properties with an existing off-site sign shall only be permitted a Freestanding low profile sign. This applies to single-tenant and multi-tenant freestanding low profile signs.”

SECTION 11. Amendment of Section 15.04.020 Illuminated Signs. Section 15.04.020 of the Site Development Ordinance is hereby amended in its entirety to read as follows:

“(a) Compliance with Electrical Code. Illuminated signs shall comply with all applicable provisions of the Electrical Code of the City. All electrical connections to the sign shall be placed underground and an exterior disconnect switch shall be

provided. Electrical transformer boxes and raceways shall be concealed from public view. If a raceway cannot be mounted internally behind the finished exterior wall, the exposed metal surfaces of the raceway shall be finished to match the background wall or integrated into the overall sign design. If raceways are necessary, they shall never extend in width or height beyond the area of the sign's lettering or graphics.”

SECTION 12. Repealing all Conflicting Ordinances. All ordinances or parts thereof conflicting or inconsistent with the provisions of this ordinance as adopted herein are hereby amended to the extent of such conflict. In the event of a conflict or inconsistency between this ordinance and any other code or ordinance of the City of Manor (“City”), the terms and provisions of this ordinance shall control.

SECTION 13. Savings Clause. This City Council of the City of Manor, Texas hereby declares that if any section, subsection, paragraph, sentence, clause, phrase, work or portion of this ordinance is declared invalid, or unconstitutional, by a court of competent jurisdiction, that, in such event that it would have passed and ordained any and all remaining portions of this ordinance without the inclusion of that portion or portions which may be so found to be unconstitutional or invalid, and declares that its intent is to make no portion of this Ordinance dependent upon the validity of any portion thereof, and that all said remaining portions shall continue in full force and effect.

SECTION 14. Severability. If any provision of this ordinance or the application of any provision to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be severable.

SECTION 15. Open Meetings. It is hereby officially found and determined that the meeting at which this ordinance was considered was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551, Texas Government Code.

SECTION 16. Effective Date. This Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the Texas Local Government Code.

PASSED AND APPROVED THIS the 17th day of August 2022.

THE CITY OF MANOR, TEXAS:

Dr. Christopher Harvey,
Mayor

ATTEST:

Lluvia T. Almaraz, TRMC
City Secretary



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Scott Moore
DEPARTMENT: Administration

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on a resolution for the purpose of planning for the priorities of the additional one percent (1%) use of General Revenue Sales and Use Tax Revenue if approved by a majority of qualified voters at the Special Election Being Held on November 8, 2022.

BACKGROUND/SUMMARY:

This Resolution sets the City Council’s funding priorities should voters opt to allocate 1% of the sales tax back to the city. This Resolution and its priorities list will be used to help educate the community on the City Council’s funding intentions should the 1% sales tax be allocated to the city.

LEGAL REVIEW: Yes
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: Yes

Resolution No. 2022-12

STAFF RECOMMENDATION:

It is city staff's recommendation that the City Council approve Resolution No. 2022-12 for the purpose of planning for the priorities of the additional one percent (1%) use of General Revenue Sales and Use Tax Revenue if approved by a majority of qualified voters at the Special Election Being Held on November 8, 2022.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**

RESOLUTION NO. 2022-12

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, PLANNING FOR THE PRIORITIES FOR THE USE OF THE ADDITIONAL ONE PERCENT (1%) GENERAL REVENUE SALES AND USE TAX REVENUE IF APPROVED BY A MAJORITY OF QUALIFIED VOTERS AT THE SPECIAL ELECTION BEING HELD ON NOVEMBER 8, 2022.

WHEREAS, the City of Manor (the “City”) has ordered a special election to be held on November 8, 2022, on Proposition B, the question of the adoption of a local sales and use tax in the City of Manor at the rate of two percent (2%);

WHEREAS, currently there is a one percent (1%) general revenue sales and use tax in effect within the City;

WHEREAS, the enactment of a two percent (2%) general revenue sales and use tax is conditioned on a majority vote of “YES” on Proposition B, described above, and majority vote of “NO” on Proposition A, which is the question of whether the Capital Metropolitan Transportation Authority (Capital Metro) should be continued in the City of Manor;

WHEREAS, if a majority vote “NO” on Proposition A and “YES” on Proposition B, then the additional one percent (1%) general revenue sales and use tax will begin to be collected after the net financial obligation (calculated pursuant to Section 451.611, Texas Transportation Code), is collected and paid to Capital Metro; and

WHEREAS, the Manor City Council desires to document its discussions regarding its priorities for future uses of revenue allocated from a general revenue sales and use tax at the rate of two percent (2%);

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, THAT:

1. The Manor City Council hereby establishes the following priorities in no particular order for use of an additional one percent (1%) general revenue sales tax in the event a majority of voters vote “NO” to Proposition “A” and “YES” to Proposition B:

- a. Establishing a special revenue fund solely for community and economic development uses to include, but not limited to, expanding business enterprises that create or retain primary jobs and supporting quality-of-life projects that directly benefit the Manor community, which would be funded from a portion of the City of Manor's sales and use tax revenue and appropriated annually for such purposes.
- b. Enhancing and expanding critical city infrastructure and services as needed to support strategic residential and commercial growth to include, but not limited to, public safety operations, water and wastewater resources, parks, and city facilities, which would be funded from a portion of the City of Manor's sales and use tax revenue and appropriated annually for such purposes.
- c. Meeting the transit needs of the Manor community by providing for public transportation services to include, but not limited to, commuter service to certain regional destinations and in-city service to certain local destinations, which would be funded from a portion of the City of Manor's sales and use tax revenue and appropriated annually for such purposes.

2. This Resolution shall serve as guidance for future discussions and planning for use of an additional one percent (1%) general revenue sale tax in the event it is implemented as described in the recitals of this Resolution.

PRESENTED AND PASSED on this 17th day of August 2022, by a vote of _____ ayes and _____ nays at a regular meeting of the City Council of the City of Manor, Texas.

APPROVED:

Dr. Christopher Harvey, Mayor

ATTEST:

Lluvia T. Almaraz, City Secretary



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Lluvia T. Almaraz, City Secretary
DEPARTMENT: Administration

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on a resolution ordering a General Election to be held on November 8, 2022, for the purpose of electing three (3) Council Members of the City Council (Place Nos. 2, 4, and 6) for a four-year term; making provisions for the conduct of the election; providing for other matters relating to the election; authorize the Mayor to execute the final Notice of General Election; and authorize the City Manager to execute the election agreements with Travis County.

BACKGROUND/SUMMARY:

The City of Manor will hold a General Election on November 8, 2022, for the following positions on the City Council: Council Member, Place 2; Council Member, Place 4; and Council Member, Place 6 for a four-year term.

The Final Notice of General Election will address polling locations for both Early Voting and Election Day to the registered voters of the City of Manor, Texas. Notices will be published on the city’s webpage and the local newspaper as required by the Texas Election Code.

LEGAL REVIEW: Not Applicable
FISCAL IMPACT: Not Applicable
PRESENTATION: No
ATTACHMENTS: Yes

- Resolution No. 2022-13

STAFF RECOMMENDATION:

It is the city staff’s recommendation that the City Council approve Resolution No. 2022-13 ordering the November 8, 2022, General Election for the purpose of electing three (3) Council Members of the City Council (Place Nos. 2, 4, and 6); making provisions for the conduct of the election; providing for other matters relating to the election; authorize the Mayor to execute the final Notice of General Election; and authorize the City Manager to execute the election agreements with Travis County.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**

RESOLUTION NO. 2022-13

A RESOLUTION OF THE CITY OF MANOR, TEXAS, ORDERING A GENERAL ELECTION TO BE HELD ON NOVEMBER 8, 2022, FOR THE PURPOSE OF ELECTING THREE (3) COUNCIL MEMBERS OF THE CITY COUNCIL (PLACE NOS. 2, 4, AND 6) FOR A FOUR-YEAR TERM; MAKING PROVISIONS FOR THE CONDUCT OF THE ELECTION; PROVIDING FOR OTHER MATTERS RELATING TO THE ELECTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council of the City of Manor wishes to order a general election for the purpose of electing three (3) Council Members by the qualified voters of the City of Manor; and

WHEREAS, the City Council wishes to proceed with the ordering of an election to be held on November 8, 2022; and

WHEREAS, the Texas Election Code is applicable to said election, and in order to comply with said Code, a resolution should be passed calling the election and establishing the procedures to be followed in said election, and designating the voting place for said election; and

WHEREAS, the City Council wishes to designate certain officials to conduct various aspects of election services for the city.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS THAT:

Section 1. General Election. A general election is hereby ordered to be held on November 8, 2022, between the hours of 7:00 am to 7:00 pm for the purpose of electing three (3) Council Members: Council Member Place 2; Council Member Place 4; and Council Member Place 6; of the City of Manor, Texas. A candidate to fill Place 2, 4, and 6 will be elected for a four-year term.

Section 2. Candidate Filing Period and Drawing. In accordance with Section 143.007 of the Texas Election Code (“Code”), the filing period for an application for a place on the ballot, for this election, is declared to begin at 8:00 a.m. on Saturday, July 23, 2022, and will conclude at 5:00 p.m. on Monday, August 22, 2022. All candidates for the offices to be filled, in the election, to be held on November 8, 2022, shall file their application to become candidates with the City Secretary at City Hall, 105 E. Eggleston Street, Manor, Texas, on any weekday that is not a City holiday between 8:00 a.m. and 5:00 p.m., and all of said applications shall be on a form as prescribed by the Election Code of the State of Texas. The order in which the names of the candidates are to be printed on the ballot shall be determined by a drawing conducted by the City Secretary, as provided by the Election Code. Such drawing will be held at 9:00 a.m. on Tuesday, August 30, 2022, at City Hall in the Council Chamber.

Section 3. Printed Materials. The official ballots, together with such other election materials as are required by the *Texas Election Code*, as amended, shall be printed in both the English and Spanish languages and shall contain such provisions, markings and language as required by law.

Section 4. Notice of Election. This Resolution shall serve as the Order of Election (as required by Section 3.001 of the Code) for the General Election. A copy of the Resolution shall be posted on the bulletin board used for posting notices of the meetings of the City Council at least twenty-one (21) days before the election. Notice of General Election (as required by Section 4.001 of the Code) shall be published in the newspaper in accordance with state law. A copy of the Notice of General Election shall be posted on the bulletin board used for posting notices of the meetings of the City Council at least twenty-one (21) days before the election.

Section 5. Conduct of Election. The Travis County Election Officer and his/her employees and appointees, and the election judges, alternate judges and clerks properly appointed for the election, shall hold and conduct the election in the manner provided by the Contract for Election Services, the City Charter, and the law governing the holding of special elections; and the official ballots, together with such other election materials as are required by the Tex. Elec. Code, shall be prepared in both the English and Spanish languages and shall contain such provisions, markings and language as is required by law.

Section 6. Joint Election. The City agrees to conduct a joint election with other political subdivisions within Travis County, provided that such political subdivisions hold an election on August 8, 2022, in all or part of the same territory as the City (the "Political Subdivisions"). The joint election for Political Subdivisions will be conducted in accordance with state law, this ordinance, and the respective Election Services Contracts.

Section 7. Election Precincts and Election Day Polling Places. The election precincts for the election shall be the election precincts established by the Travis County Election Officer in accordance with applicable law and the City Charter. The polling places for Election Day shall be at such locations designated by the Travis County Election Officer and authorized by state law. The polls shall remain open on the day of the election from 7:00 a.m. to 7:00 p.m. The returns will be provided by precinct and the Travis County Election Officer shall tabulate and provide the election returns for the election.

Section 8. Early Voting.

- (a) Early voting shall commence on Monday, October 24, 2022, and continue through Friday, November 4, 2022 and early voting polls shall remain open for the time specified by the *Texas Election Code*.
- (b) The period to apply for a ballot by mail is January 1, 2022 through October 28, 2022. An application for ballot by mail (ABBM) must be received by the Early Voting Clerk no later than the close of business on October 28, 2022 (mere postmarking by the deadline is insufficient).

- (c) The period to apply for a federal postcard application (FPCA) is January 1, 2022 through October 28, 2022. An FPCA must be received by the Early Voting Clerk no later than the close of business on October 28, 2022 (mere postmarking by the deadline is insufficient).
- (d) Early Voting Conducted by the Travis County Elections Administrator:
 - 1) Early voting, both by personal appearance and by mail will be conducted by the Travis County Elections Administrator in accordance with the *Texas Election Code*. Rebecca Guerrero, County Clerk, is hereby designated and appointed as an Early Voting Clerk for the special election.
 - 2) Applications for ballot by mail for qualified voters of the City shall be mailed to:
 - By mail:
 - Rebecca Guerrero, County Clerk
 - Travis County Early Voting Clerk
 - PO Box 149325
 - Austin, Texas 78714-9325
 - By Contract Carriers/ Fedex:
 - Elections Division
 - Travis County Clerk
 - 5501 Airport Blvd., Suite #100
 - Austin, Texas 78751
 - Telephone: (512) 238-VOTE
 - Email: elections@traviscountytexas.gov
 - Website: <https://countyclerk.traviscountytexas.gov/departments/elections/>
 - 3) The main early voting location for the special election is:
 - City of Austin Permitting and Development Center
 - 6310 Wilhelmina Delco Drive
 - Austin, TX 78752
 - Polling place hours: Monday – Saturday, 7:00 am – 7:00 pm
 - Sunday, Noon – 6:00 pm
 - 4) Early voting shall be held at the dates, times, and location authorized by the Travis County Elections Administrator. Any early voting polling place may be added or changed by the Administrator upon compliance with applicable law.

Section 9. Election Judges and Clerks. The presiding judges, alternate presiding judges and clerks for the election shall be selected and appointed by Travis County and its appointees in compliance with the requirements of state law, and such judges and clerks so selected by Travis County and its appointees are hereby designated and appointed by the city council as the election officers, judges and clerks, respectively, for the holding of said election. The presiding judges, alternate presiding judges and clerks shall perform the functions and duties of their respective positions that are provided by state law. The city council confirms and appoints the election judges and alternate election judges that are appointed by Travis County for the election.

Section 10. City Secretary Assistance. The City Secretary is hereby authorized and instructed to aide the Travis County Elections Administrator in the acquisition and furnishing of all election supplies and materials necessary to conduct the election. The City Secretary is further authorized to assist with the giving of notices required for the election, and to take such other and further action as is required to conduct the election in compliance with the *Texas Election Code*; provided that, pursuant to the Election Services Contracts between the City and the Travis County Elections Administrators, the Travis County Elections Administrators shall have the duty and be responsible for organizing and conducting the election in compliance with the *Texas Election Code*; and for providing all services specified to be provided in the Election Services Contract.

Section 11. Necessary Actions. The Mayor and the City Secretary of the City, in consultation with the City's Attorney, are hereby authorized and directed to take any and all actions necessary to comply with the provisions of the Code and the Federal Voting Rights Act in carrying out and conducting the Election, whether or not expressly authorized herein, including but not limited to making changes or additions to polling places, ballot language, or procedures to the extent required or desirable or as may become necessary due to circumstances arising after the date of this Ordinance. The City Manager is further authorized to give notice of the election as provided in Section 451.607, Texas Election Code.

Section 12. General. The election shall be held and conducted by the Travis County Elections Administrators in compliance with the *Tex. Elec. Code* and, to the extent not inconsistent therewith, the *City Charter*, and only resident qualified voters of the City shall be eligible to vote at the election. The Election Officers are hereby authorized and instructed to provide and furnish all necessary election supplies to conduct said election. Returns of the election shall be made known as soon as possible after the closing of the polls; and the election returns shall be canvassed by the City Council not earlier than November 11, 2022 nor later than November 22, 2022.

Section 13. Authorization to Execute. The Mayor is authorized to execute and the City Secretary is authorized to attest this Resolution on behalf of the Council; and the Mayor is authorized to do all other things legal and necessary in connection with the holding and consummation of the election.

Section 14. Effective Date; Election Code. This resolution shall be in full force and effect from and after its passage on the date shown below; provided that if any term or provision of this Resolution conflicts with, or is inconsistent with, the Texas Elections Code, the Texas Election Code shall govern, and control and the Travis County Elections Administrator shall comply with the Texas Elections Code.

Section 15. Severability. If any provision, section of this ordinance or the application of any provision to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are declared to be severable.

Section 16. Open Meetings. It is officially found and determined that the meeting at which this Resolution is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required *Chapt. 551, Tex. Gov't. Code*.

**DULY PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF
MANOR, TEXAS, ON THIS THE 17th DAY OF AUGUST 2022.**

CITY OF MANOR, TEXAS

Dr. Christopher Harvey
Mayor

ATTEST:

Lluvia T. Almaraz, TRMC
City Secretary



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Scott Moore, City Manager
DEPARTMENT: Administration

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on proposed Charter Amendments.

BACKGROUND/SUMMARY:

The Proposed Charter Amendments are listed below

- **CITY OF MANOR PROPOSITION C**
Filling Vacancies in Office
- **CITY OF MANOR PROPOSITION D**
Council Attendance Requirements
- **CITY OF MANOR PROPOSITION E**
Council Compensation and Renumbering of Sections
- **CITY OF MANOR PROPOSITION F**
Mayoral Duties
- **CITY OF MANOR PROPOSITION G**
Appointment of the Mayor Pro Tem
- **CITY OF MANOR PROPOSITION H**
Term of the Mayor Pro Tem
- **CITY OF MANOR PROPOSITION I**
Municipal Court
- **CITY OF MANOR PROPOSITION J**
Renumbering of Section

LEGAL REVIEW: Yes
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: Yes

- Charter Proposed Amendments

STAFF RECOMMENDATION:

It is city staff's recommendation that the City Council approve the proposed Charter Amendments Proposition C through Proposition J as proposed.

PLANNING & ZONING COMMISSION: Recommend Approval Disapproval None

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City of Manor City Charter Review

CITY OF MANOR PROPOSITION C
Filling Vacancies in Office

Shall Section 3.05(c) of the City Charter be amended to delete the requirement that vacancies must be filled within 45 days from the date the vacancy occurs?

_____ YES _____ NO

Section 3.05(c). – Vacancies in Office

(c) If a vacancy occurs for an unexpired term of 12 months or less for a position other than the mayor when there are less than two place[s] on council filled by appointment, then the vacancy may be filled by either special election called for such purpose or by the majority of the remaining council members appointing a qualified person to fill the vacancy. ~~Vacancies filled by appointment must be filled within 45 days from the date the vacancy occurs.~~

CITY OF MANOR PROPOSITION D
Council Attendance Requirements

Shall Section 3.06 of the City Charter be amended to require that: Council members attend each committee meeting to which the council member is assigned; Council adopt a policy for determining whether an absence is without good and sufficient cause; Council may revoke a prior-excused absence for a Council member who is absent from thirty percent of all regular, special, and committee meetings for the purposes of removal under Section 3.04 of the City Charter; and providing that a member of Council may not have an excused absence revoked during the first six months in office?

_____ YES _____ NO

Section 3.06. - Quorum and Attendance.

Four members of the council shall constitute a quorum for transacting business and no action of the council shall be valid or binding unless taken in an open meeting with a quorum present. Less than a quorum may adjourn any meeting, or order and compel the attendance of absent members. It shall be the duty of each member of the council to attend each regular and special council meeting and each committee meeting to which council member is assigned, and the failure of any member to attend three consecutive, regular meetings, without good and sufficient cause, shall constitute misconduct in office. The council shall adopt a policy for determining whether an absence is without good and sufficient cause and may be excused. In the event that a council member is absent from thirty percent (30%) of all regular meetings, special meetings, and committee meetings to which the council member is assigned, the council may revoke its approval of prior excused absences and deem such absences to be without good and sufficient cause for the purposes of Sections 3.04 of the city charter. A council member may not have excused absences revoked until they have been in office at least six months.

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CITY OF MANOR PROPOSITION E
Council Compensation and Renumbering of Sections

Shall Section 3.09 of the City Charter be deleted (which provides that the mayor and city councilmembers shall not be paid, shall be entitled to reimbursements for expenses incurred in the performance of official duties as budgeted, and shall not be provided staff or assistants) and Section 3.10. Automatic Resignation be renumbered as Section 3.09?

_____ YES _____ NO

Section 3.09. Compensation.

~~The mayor shall not be paid and each other council member shall not be paid. They shall be entitled to reimbursement for actual and necessary expenses incurred in the performance of official duties, as budgeted and duly authorized. No staff or assistant shall be provided for any member of the council.~~

Section 3.10 09. Automatic Resignation.

CITY OF MANOR PROPOSITION F
Mayoral Duties

Shall Section 4.01 of the City Charter be amended to add that the Mayor may take command of the police and maintain order and enforce all laws during the time of a declared emergency?

_____ YES _____ NO

Section 4.01. - Mayor.

The mayor serves as the ceremonial head of the city, and shall preside at all meetings of the council and provide the leadership necessary to good government. He or she shall work with the council to obtain legislation in the public interest and with the city manager to ensure the same is enforced, and participate in the discussion and vote on all legislative and other matters coming before the council. The mayor shall have signatory authority for all legal contracts and commitments of the city, sign all ordinances and resolutions, work and coordinate with the city manager and the council, but may not bind or obligate the city in any way without prior authorization from the council and to the extent provided by state law in time of declared emergency, may take command of the police and govern the city by proclamation, maintain order and enforce all laws; provided that the mayor must immediately call for an emergency meeting of the city council to consider the appropriate actions for the city during the emergency; and perform ceremonial duties.

CITY OF MANOR PROPOSITION G
Appointment of the Mayor Pro Tem

Shall Section 4.02 of the City Charter be amended to clarify that the appointment of the Mayor Pro Tem occurs at the first regular meeting following the canvass of the general election and any runoff election associated with that general election?

_____ YES _____ NO

CITY OF MANOR PROPOSITION H
Term of the Mayor Pro Tem

Shall Section 4.02 of the City Charter be amended to provide that the Mayor Pro Tem shall serve a two-year term?

_____ YES _____ NO

Section 4.02. - Mayor Pro-Tem.

At its first regular meeting after all the members of the council elected at a general election **and any runoff election associated with the general election**, have taken office, or after a vacancy in the office of mayor pro-tem, the council shall elect one of its members to be mayor pro-tem for a ~~one~~ **two**-year term, or to fill the unexpired term resulting from the vacancy. The mayor pro-tem shall be the council member who receives a majority of the votes cast but not less than four votes. In the absence of the mayor, the mayor pro-tem shall perform the duties of the mayor and in such capacity shall be vested with all powers conferred on such office. In the event of the failure, inability or refusal of the mayor to act in respect to any matter or duty, the mayor pro-tem shall act. In the event the office of mayor becomes vacant, the mayor pro-tem shall serve as mayor until the office is filled.

CITY OF MANOR PROPOSITION I
Municipal Court

Shall Section 7.10 of the City Charter be amended to establish the department of the Municipal Court and provide that the City Manager’s appointment of the presiding municipal judge and associate judges are subject to confirmation by the City Council?

_____ YES _____ NO

Section 7.10. Municipal Court.

The department of the Municipal Court shall be established and maintained. There shall be a court, designated as the “Municipal Court” of the City of Manor, for the trial of misdemeanor offenses, with all such powers and duties as are now, or may hereafter be, prescribed by laws of the State of Texas relative to municipal courts. The municipal court shall be organized and supervised as follows:

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- (a) The presiding municipal judge and the associate judges shall be authorized by a majority of council and are appointed by the City Manager, subject to confirmation by the City Council. They shall be compensated as recommended by the city manager and approved by the city council. The municipal judge is responsible for the supervision and management of the court.

CITY OF MANOR PROPOSITION J
Renumbering of Section

Shall Section 10.10. Community Committees of the City Charter be amended to be Section 10.11 to correct a scrivener’s error in the original numbering of the section?

_____ YES _____ NO

Section 10.10 11. Community Committees.

CITY SECRETARY OPTION 1:

CITY OF MANOR PROPOSITION K
City Secretary

Shall Section 7.07 of the City Charter be amended to provide that the City Manager’s appointment and removal of the City Secretary is subject to confirmation of the City Council and to remove the duties of the City Secretary from Section 7.07 and instead provide that the City Secretary shall have the duties established by ordinance?

_____ YES _____ NO

Section 7.07. City Secretary.

The office and department of city secretary shall be established and maintained. ~~The city secretary may appoint such assistant city secretaries as are authorized. The duties of the city secretary are as set forth in this charter and/or as established by ordinance. Such duties include, but are not be limited to, the giving notice of all council meetings; keeping the minutes of the proceedings of council meetings and the archives of the city; authenticating by his or her signature, and recording in full in books kept and indexed for the purpose, all ordinances and resolutions; performing such other duties as shall be assigned to the position by state law; maintain appropriate files of all contracts and other legal documents resulting from and/or having a bearing on actions of council; and assisting the city manager in gathering of appropriate records, files and resources which pertain to city business or specific council meeting agenda items.~~ The City Manager shall appoint, subject to confirmation by the City Council, an officer of the City and such assistants as deemed necessary, who shall have the title of City Secretary. The duties of the City Secretary shall be as set forth in this charter and as established by ordinance. The City Secretary may be removed from office by the City Manager subject to confirmation by the City Council.

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CITY SECRETARY OPTION 2:

Section 7.07. City Secretary.

The office and department of city secretary shall be established and maintained. The city secretary may appoint such assistant city secretaries as are authorized. The duties of the city secretary are as set forth in this charter and/or as established by ordinance. ~~Such duties include, but are not be limited to, the giving notice of all council meetings; keeping the minutes of the proceedings of council meetings and the archives of the city; authenticating by his or her signature, and recording in full in books kept and indexed for the purpose, all ordinances and resolutions; performing such other duties as shall be assigned to the position by state law; maintain appropriate files of all contracts and other legal documents resulting from and/or having a bearing on actions of council; and assisting the city manager in gathering of appropriate records, files and resources which pertain to city business or specific council meeting agenda items.~~

CITY SECRETARY OPTION 3:

Remove Proposition K addressing appointment of the City Secretary. The result of removing the proposition addressing appointment of the City Secretary is that Section 7.07 of the City Charter will remain the same, and the City Secretary will continue to be appointed and removed by the City Manager and the City Secretary’s duties are established both by the City Charter and City ordinance. The current version of Section 7.07 reads as follows:

Section 7.07. City Secretary.

The office and department of city secretary shall be established and maintained. The city secretary may appoint such assistant city secretaries as are authorized. The duties of the city secretary are as set forth in this charter and/or as established by ordinance. Such duties include, but are not be limited to, the giving notice of all council meetings; keeping the minutes of the proceedings of council meetings and the archives of the city; authenticating by his or her signature, and recording in full in books kept and indexed for the purpose, all ordinances and resolutions; performing such other duties as shall be assigned to the position by state law; maintain appropriate files of all contracts and other legal documents resulting from and/or having a bearing on actions of council; and assisting the city manager in gathering of appropriate records, files and resources which pertain to city business or specific council meeting agenda items.



AGENDA ITEM SUMMARY FORM

PROPOSED MEETING DATE: August 17, 2022
PREPARED BY: Scott Moore, City Manager
DEPARTMENT: Administration

AGENDA ITEM DESCRIPTION:

Consideration, discussion, and possible action on an ordinance ordering a Special Election to be held on November 8, 2022, on the adoption of amendments to the City Charter; Providing for the election procedures; Providing for an effective date; Providing an open meetings clause; Providing for related matters; and Authorize the Mayor to execute the final Notice of Special Election.

BACKGROUND/SUMMARY:

In January the City Council initiated the review process of the City Charter and sought feedback from staff and legal counsel for recommendations for proposed amendments. It has been established practice of the City Council to submit to the voters the charter amendments that need to be adjusted to reflect the level of effectiveness and transparency necessary to operate the organization on daily basis. The voters will be asked to vote "Yes" or "No" on each proposition as proposed to amend the City Charter.

The City of Manor will be contracting with the Travis County Elections Officer to hold and conduct the election for the City, which the election will be held as a joint election.

The special election is ordered to be held in the city on Tuesday, November 8, 2022, between the hours of 7:00 a.m. and 7:00 p.m., for the purpose of submitting to the qualified voters of the city propositions on whether the Charter of the City of Manor should be amended. The special election will be held and conducted by the Travis County Elections Officer and located within the same territory as the City. The proposed amendments shall take effect upon their adoption and the entering of an order by the City Council declaring the amendments adopted.

LEGAL REVIEW: Yes
FISCAL IMPACT: No
PRESENTATION: No
ATTACHMENTS: Yes

Ordinance No. 671

STAFF RECOMMENDATION:

It is city staff's recommendation that the City Council approve Ordinance No. 671 Ordering a Special Election to be Held on the Adoption of Amendments to the City Charter; Providing for the Election Procedures; Providing for an Effective date; Providing an Open Meetings Clause; Providing for related matters; and authorize the Mayor to execute the final Notice of General Election.

PLANNING & ZONING COMMISSION: **Recommend Approval** **Disapproval** **None**

ORDINANCE NO. 671

AN ORDINANCE OF THE CITY OF MANOR, TEXAS, ORDERING A SPECIAL ELECTION TO BE HELD ON THE ADOPTION OF AMENDMENTS TO THE CITY CHARTER; PROVIDING FOR THE ELECTION PROCEDURES; PROVIDING FOR AN EFFECTIVE DATE; PROVIDING AN OPEN MEETINGS CLAUSE; AND PROVIDING FOR RELATED MATTERS.

Whereas, the City Council studied and reviewed the City Charter of the City of Manor, and made recommendations for the amendment of the City Charter;

Whereas, the City Council desires to submit to the voters the charter amendments set forth herein; and

WHEREAS, the City Council finds it appropriate to substitute the words “Yes” and “No” on the ballot for “For” and “Against” to be consistent with requirements for proposition language set forth in the City Charter; and

Whereas, the City Council is contracting with the Travis County Elections Officer to hold and conduct the election for the City (the “Election Agreement”), and such election may be held as a joint election;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, THAT:

SECTION 1: Special Election Ordered. A special election is ordered to be held in the city on Tuesday, November 8, 2022, between the hours of 7:00 a.m. and 7:00 p.m., for the purpose of submitting to the qualified voters of the city propositions on whether the Charter of the City of Manor should be amended. The special election shall be held and conducted by the Travis County Elections Officer, pursuant to a contract authorized by state law, and such election may be held as a joint election with Travis County and/or any other government jurisdiction contracting with Travis County therefore and located within the same territory as the City. The proposed amendments shall take effect upon their adoption and the entering of an order by the City Council declaring the amendments adopted. The proposed amendments affect only the Articles and sections listed below and submitted for amendment to read as follows (with proposed new language being underlined, bolded, and italicized and language proposed to be removed is italicized and struck through):

**Article III
The City Council**

Section 3.05. Vacancies in Office.

(c) If a vacancy occurs for an unexpired term of 12 months or less for a position other than the mayor when there are less than two place[s] on council filled by appointment, then the vacancy

may be filled by either special election called for such purpose or by the majority of the remaining council members appointing a qualified person to fill the vacancy. *Vacancies filled by appointment must be filled within 45 days from the date the vacancy occurs.*

Section 3.06. Quorum and Attendance.

Four members of the council shall constitute a quorum for transacting business and no action of the council shall be valid or binding unless taken in an open meeting with a quorum present. Less than a quorum may adjourn any meeting, or order and compel the attendance of absent members. It shall be the duty of each member of the council to attend each regular and special council meeting **and each committee meeting to which council member is assigned,** and the failure of any member to attend three consecutive, regular meetings, without good and sufficient cause, shall constitute misconduct in office. **The council shall adopt a policy for determining whether an absence is without good and sufficient cause and may be excused. In the event that a council member is absent from thirty percent (30%) of all regular meetings, special meetings, and committee meetings to which the council member is assigned, the council may revoke its approval of prior excused absences and deem such absences to be without good and sufficient cause for the purposes of Sections 3.04 of the city charter. A council member may not have excused absences revoked until they have been in office at least six months.**

~~Section 3.09. Compensation.~~

The mayor shall not be paid and each other council member shall not be paid. They shall be entitled to reimbursement for actual and necessary expenses incurred in the performance of official duties, as budgeted and duly authorized. No staff or assistant shall be provided for any member of the council.

Section ~~3.10~~ 3.09. Automatic Resignation.¹

Article IV.

The Authority and the Limitations of the City Council

Section 4.01. Mayor.

The mayor serves as the ceremonial head of the city and shall preside at all meetings of the council and provide the leadership necessary to good government. He or she shall work with the council to obtain legislation in the public interest and with the city manager to ensure the same is enforced and participate in the discussion and vote on all legislative and other matters coming before the council. The mayor shall have signatory authority for all legal contracts and commitments of the city, sign all ordinances and resolutions, work and coordinate with the city manager and the council, but may not bind or obligate the city in any way without prior authorization from the council and to the extent provided by state law in time of declared emergency, may **take command of the police and** govern the city by proclamation, **maintain order and enforce all laws;** provided that the mayor must immediately call for an emergency

¹ Note that Section 3.10. Automatic Resignation of the City Charter will be renumbered to Section 3.09 if a majority of voters approve deletion of Section 3.09. Compensation.

meeting of the city council to consider the appropriate actions for the city during the emergency; and perform ceremonial duties.

Section 4.02. Mayor Pro-Tem.

At its first regular meeting after all the members of the council elected at a general election and any runoff election associated with the general election, have taken office, or after a vacancy in the office of mayor pro-tem, the council shall elect one of its members to be mayor pro-tem for a ~~one~~ two-year term, or to fill the unexpired term resulting from the vacancy. The mayor pro-tem shall be the council member who receives a majority of the votes cast but not less than four votes. In the absence of the mayor, the mayor pro-tem shall perform the duties of the mayor and in such capacity shall be vested with all powers conferred on such office. In the event of the failure, inability or refusal of the mayor to act in respect to any matter or duty, the mayor pro-tem shall act. In the event the office of mayor becomes vacant, the mayor pro-tem shall serve as mayor until the office is filled.

Article VII. Administrative Services

Section 7.10. Municipal Court.

The department of the Municipal Court shall be established and maintained. There shall be a court, designated as the “Municipal Court” of the City of Manor, for the trial of misdemeanor offenses, with all such powers and duties as are now, or may hereafter be, prescribed by laws of the State of Texas relative to municipal courts. The municipal court shall be organized and supervised as follows:

- (a) The presiding municipal judge and the associate judges shall be ~~authorized by a majority of council and are~~ appointed by the City Manager, subject to confirmation by the City Council. They shall be compensated as recommended by the city manager and approved by the city council. ~~The municipal judge is responsible for the supervision and management of the court.~~

Section ~~10.10~~ 10.11. Community Committees.

[CITY SECRETARY OPTION 1:

Section 7.07. City Secretary.

The office and department of city secretary shall be established and maintained. ~~The city secretary may appoint such assistant city secretaries as are authorized. The duties of the city secretary are as set forth in this charter and/or as established by ordinance. Such duties include, but are not be limited to, the giving notice of all council meetings; keeping the minutes of the proceedings of council meetings and the archives of the city; authenticating by his or her signature, and recording~~

~~in full in books kept and indexed for the purpose, all ordinances and resolutions; performing such other duties as shall be assigned to the position by state law; maintain appropriate files of all contracts and other legal documents resulting from and/or having a bearing on actions of council; and assisting the city manager in gathering of appropriate records, files and resources which pertain to city business or specific council meeting agenda items.~~ **The City Manager shall appoint, subject to confirmation by the City Council, an officer of the City and such assistants as deemed necessary, who shall have the title of City Secretary. The duties of the City Secretary shall be as set forth in this charter and as established by ordinance. The City Secretary may be removed from office by the City Manager subject to confirmation by the City Council.**

CITY SECRETARY OPTION 2:

Section 7.07. City Secretary.

The office and department of city secretary shall be established and maintained. The city secretary may appoint such assistant city secretaries as are authorized. The duties of the city secretary are as set forth in this charter and/or as established by ordinance. ~~Such duties include, but are not be limited to, the giving notice of all council meetings; keeping the minutes of the proceedings of council meetings and the archives of the city; authenticating by his or her signature, and recording in full in books kept and indexed for the purpose, all ordinances and resolutions; performing such other duties as shall be assigned to the position by state law; maintain appropriate files of all contracts and other legal documents resulting from and/or having a bearing on actions of council; and assisting the city manager in gathering of appropriate records, files and resources which pertain to city business or specific council meeting agenda items.~~

CITY SECRETARY OPTION 3:

Remove the proposition addressing appointment of the City Secretary.]

SECTION 2. Printed Materials and Ballots. The official ballots, together with such other election materials as are required by the *Texas Election Code*, as amended, shall be printed in both the English and Spanish languages and shall contain such provisions, markings and language as required by law. The ballot propositions for the special election shall comply with the Tex. Elec. Code and be in the form provided by the City to the Travis County Elections Officer for use on the voting devices and ballots used by Travis County; provided that the official ballot shall be prepared in such a manner as will permit the voters to vote “Yes” or “No” each proposition submitted, with the propositions to be expressed on the official ballot in a form substantially as follows:

CITY OF MANOR PROPOSITION C
Filling Vacancies in Office

Shall Section 3.05(c) of the City Charter be amended to delete the requirement that vacancies must be filled within 45 days from the date the vacancy occurs?

_____ YES _____ NO

CITY OF MANOR PROPOSITION D
Council Attendance Requirements

Shall Section 3.06 of the City Charter be amended to require that: Council members attend each committee meeting to which the council member is assigned; Council adopt a policy for determining whether an absence is without good and sufficient cause; Council may revoke a prior-excused absence for a Council member who is absent from thirty percent of all regular, special, and committee meetings for the purposes of removal under Section 3.04 of the City Charter; and providing that a member of Council may not have an excused absence revoked during the first six months in office?

_____ YES _____ NO

CITY OF MANOR PROPOSITION E
Council Compensation and Renumbering of Sections

Shall Section 3.09 of the City Charter be deleted (which provides that the mayor and city councilmembers shall not be paid, shall be entitled to reimbursements for expenses incurred in the performance of official duties as budgeted, and shall not be provided staff or assistants) and Section 3.10. Automatic Resignation be renumbered as Section 3.09?

_____ YES _____ NO

**CITY OF MANOR PROPOSITION F
Mayoral Duties**

Shall Section 4.01 of the City Charter be amended to add that the Mayor may take command of the police and maintain order and enforce all laws during the time of a declared emergency?

_____ YES _____ NO

**CITY OF MANOR PROPOSITION G
Appointment of the Mayor Pro Tem**

Shall Section 4.02 of the City Charter be amended to clarify that the appointment of the Mayor Pro Tem occurs at the first regular meeting following the canvass of the general election and any runoff election associated with that general election?

_____ YES _____ NO

**CITY OF MANOR PROPOSITION H
Term of the Mayor Pro Tem**

Shall Section 4.02 of the City Charter be amended to provide that the Mayor Pro Tem shall serve a two-year term?

_____ YES _____ NO

**CITY OF MANOR PROPOSITION I
Municipal Court**

Shall Section 7.10 of the City Charter be amended to establish the department of the Municipal Court and provide that the City Manager's appointment of the presiding municipal judge and associate judges are subject to confirmation by the City Council?

_____ YES _____ NO

CITY OF MANOR PROPOSITION J
Renumbering of Section

Shall Section 10.10. Community Committees of the City Charter be amended to be Section 10.11 to correct a scrivener’s error in the original numbering of the section?

_____ YES _____ NO

SECTION 3. Notice of Election. Notice of the election shall be given, and the election shall be held in compliance with the provisions of the Texas Election Code and Chapter 9, Texas Local Government Code, in all respects.

SECTION 4. Conduct of Election. The Travis County Election Officer and his/her employees and appointees, and the election judges, alternate judges and clerks properly appointed for the election, shall hold and conduct the election in the manner provided by the Contract for Election Services, the City Charter, and the law governing the holding of special elections; and the official ballots, together with such other election materials as are required by the *Tex. Elec. Code*, shall be prepared in both the English and Spanish languages and shall contain such provisions, markings and language as is required by law.

SECTION 5. Joint Election. The City agrees to conduct a joint election with other political subdivisions within Travis County, provided that such political subdivisions hold an election on November 8, 2022, in all or part of the same territory as the City (the “Political Subdivisions”). The joint election for Political Subdivisions will be conducted in accordance with state law, this ordinance, and the respective Election Services Contracts.

SECTION 6. Election Precincts and Election Day Polling Places.

The election precincts for the election shall be the election precincts established by the Travis County Election Officer in accordance with applicable law and the City Charter. The polling places for Election Day shall be at such locations designated by the Travis County Election Officer and authorized by state law. The polls shall remain open on the day of the election from 7:00 a.m. to 7:00 p.m. The returns will be provided by precinct and the Travis County Election Officer shall tabulate and provide the election returns for the election.

SECTION 7. Early Voting.

- (a) Early voting shall commence on Monday, October 24, 2022, and continue through Friday, November 4, 2022 and early voting polls shall remain open for the time specified by the *Texas Election Code*.
- (b) The period to apply for a ballot by mail is January 1, 2022 through October 28, 2022. An application for ballot by mail (ABBM) must be received by the Early Voting Clerk no later than the close of business on October 28, 2022 (mere postmarking by the deadline is insufficient).
- (c) The period to apply for a federal postcard application (FPCA) is January 1, 2022 through October 28, 2022. An FPCA must be received by the Early Voting Clerk no later than the close of business on October 28, 2022 (mere postmarking by the deadline is insufficient).
- (d) Additional Provisions Governing Early Voting:
 - 1) Early voting, both by personal appearance and by mail will be conducted by the Travis

County Elections Administrator in accordance with the *Texas Election Code*. Rebecca Guerrero, County Clerk, is hereby designated and appointed as an Early Voting Clerk for the special election.

- 2) Applications for ballot by mail for qualified voters of the City shall be mailed to:

By mail:

Rebecca Guerrero, County Clerk
 Travis County Early Voting Clerk
 PO Box 149325
 Austin, Texas 78714-9325

By Contract Carriers/ Fedex:

Elections Division
 Travis County Clerk
 5501 Airport Blvd., Suite #100
 Austin, Texas 78751

Telephone: (512) 238-VOTE

Email: elections@traviscountytexas.gov

Website: <https://countyclerk.traviscountytexas.gov/departments/elections/>

- 3) The main early voting location for the special election is:

City of Austin Permitting and Development Center
 6310 Wilhelmina Delco Drive
 Austin, TX 78752

Polling place hours: Monday – Saturday, 7:00 am – 7:00 pm
 Sunday, Noon – 6:00 pm

- 4) Early voting shall be held at the dates, times, and location authorized by the Travis County Elections Administrator. Any early voting polling place may be added or changed by the Administrator upon compliance with applicable law.

SECTION 8. Election Judges and Clerks. The presiding judges, alternate presiding judges and clerks for the election shall be selected and appointed by Travis County and its appointees in compliance with the requirements of state law, and such judges and clerks so selected by Travis County and its appointees are hereby designated and appointed by the city council as the election officers, judges and clerks, respectively, for the holding of said election. The presiding judges, alternate presiding judges and clerks shall perform the functions and duties of their respective positions that are provided by state law. The city council confirms and appoints the election judges and alternate election judges that are appointed by Travis County for the election.

SECTION 9. City Secretary Assistance. The City Secretary is hereby authorized and instructed to aide the Travis County Elections Administrator in the acquisition and furnishing of all election supplies and materials necessary to conduct the election. The City Secretary is further authorized to assist with the giving of notices required for the election, and to take such other and further action as is required to conduct the election in compliance with the *Texas Election Code*; provided that, pursuant to the Election Services Contracts between the City and the Travis County Elections Administrators, the Travis County Elections Administrators shall have the duty and be responsible

for organizing and conducting the election in compliance with the *Texas Election Code*; and for providing all services specified to be provided in the Election Services Contract.

SECTION 10. Necessary Actions. The Mayor and the City Secretary of the City, in consultation with the City's Attorney, are hereby authorized and directed to take any and all actions necessary to comply with the provisions of the Code and the Federal Voting Rights Act in carrying out and conducting the Election, whether or not expressly authorized herein, including but not limited to making changes or additions to polling places, ballot language, or procedures to the extent required or desirable or as may become necessary due to circumstances arising after the date of this Ordinance. The City Manager is further authorized to give notice of the election as provided in Section 451.607, Texas Election Code.

SECTION 11. General. The election shall be held and conducted by the Travis County Elections Administrators in compliance with the *Tex. Elec. Code* and, to the extent not inconsistent therewith, the *City Charter*, and only resident qualified voters of the City shall be eligible to vote at the election. The Election Officers are hereby authorized and instructed to provide and furnish all necessary election supplies to conduct said election. Returns of the election shall be made known as soon as possible after the closing of the polls; and the election returns shall be canvassed by the City Council not earlier than November 11, 2022 nor later than November 22, 2022.

SECTION 12. Authorization to Execute. The Mayor is authorized to execute and the City Secretary is authorized to attest this Ordinance on behalf of the Council; and the Mayor is authorized to do all other things legal and necessary in connection with the holding and consummation of the election.

SECTION 13. Effective Date; Election Code. This ordinance shall be in full force and effect from and after its passage on the date shown below; provided that if any term or provision of this Ordinance conflicts with, or is inconsistent with, the Texas Elections Code, the Texas Election Code shall govern, and control and the Travis County Elections Administrator shall comply with the Texas Elections Code.

SECTION 14. Severability. If any provision, section of this ordinance or the application of any provision to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are declared to be severable.

SECTION 15. Open Meetings. It is officially found and determined that the meeting at which this Ordinance is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required *Chapt. 551, Tex. Gov't. Code*.

PASSED, ADOPTED AND APPROVED on this the 17th day of August 2022.

THE CITY OF MANOR, TEXAS

Dr. Christopher Harvey,
Mayor

ATTEST:

Lluvia T. Almaraz,
City Secretary