Mayor
Duke W. Coon

Mayor Pro Tem
John Sellars

Council Member, Place 1
David Hairel

Council Member, Place 2
Shana R. Arthur

Council Member, Place 3
Kristin Hoisington

Council Member, Place 4
Ken Blevins

City Administrator
David M. Willard

Interim City Attorney
Olson and Olson

City Secretary
Sami H. Quinlan

CITY OF CONROE

CITY OF CONROE
COUNCIL MEETING AGENDA
CITY HALL, COUNCIL CHAMBERS
300 W. DAVIS, CONROE, TX 77301
SEPTEMBER 10, 2026 - 6:00 P.M.

TAXPAYER IMPACT STATEMENT			
	2025 Adopted Tax Rate	**2026 NNR Tax Rate**	**2026 Proposed Tax Rate**
Total Tax Rate (per $100 of value)	$0.4272	$0.4270	$0.4272
Median Homestead Taxable Value	232,658	232,000	232,000
Tax on Median Homestead	$993.91	$990.64	$991.10
Proposed Budget: Can be found online at https://www.cityofconroe.org/services/finance/financial_reports			

CALL TO ORDER

ROLL CALL

INVOCATION/PLEDGE

PROCLAMATIONS/RECOGNITIONS

CITIZEN INQUIRIES – NOT TO EXCEED 30 MINUTES

Citizen inquires are limited to 3 minutes per person. Preference is given to speakers addressing agenda items. Responses are limited to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision by Council shall be limited to a proposal to place the subject on the agenda of a future meeting. All speakers shall be courteous in their language and deportment and shall not engage in or discuss or comment on personalities or indulge in derogatory remarks or insinuations in respect to any person. The Citizen Inquiry Form is available on the table outside of the Council Chambers and must be given to the Police Officer prior to the beginning of the meeting. Persons turning in incomplete Citizen Inquiry Forms will not be called upon to speak.

AGENDA

1. Discuss and Consider the bids received for the SSOI Section 12 project.
   B. Taylor

2. Discuss and Consider the responses to the Request for Qualifications for Communications and PIO Services.
   B. Taylor

3. Discuss and Staff guidance for Stormwater Utility Fee Study.
   J. Miller

4. Discuss purchase of bucket truck for Traffic Signal Department.
   J. Miller

5. Discuss and Consider FY27 Purchase Order to Montgomery County UD #3 and #4 Waste Water Treatment Plant.
   A. Gibbs

6. Discuss and Consider FY 27 Purchase Order to Montgomery County Hospital District for 51% of the City's Radio Tower Lease Annual Revenue received per the Joint Agreement.
   A. Gibbs

7. Conduct Public Hearing on the 2026 Tax Rate.
   M. Monteilh

8. Discussion regarding the appropriation of funds in the FY 26-27 budget for the continued use of Flock Safety automated license plate reader technology.
   Councilman Hairel and Councilwoman Arthur

9. Discuss and request the city attorney to issue a legal opinion identifying the earliest date which the City of Conroe may call charter amendment election, following the election held on November 4, 2025.
   Councilman Hairel and Councilwoman Arthur

10. Discuss and Consider Adoption of the FY 2026-2027 Operating Budget.
    M. Monteilh

11. Discuss and Consider Vote to Ratify the Property Tax Revenue Increase for FY 2026-2027.
    M. Monteilh

12. Discuss and Consider Adoption of the FY 2026-2027 Capital Improvement Program (CIP) Budget.
    M. Monteilh

13. Discuss and Consider Adoption of the 2026 Ad Valorem Total Tax Rate of $0.4272 per $100.
    M. Monteilh

14. Discuss and Consider Adoption of the 2026 Ad Valorem Tax Rate for Maintenance and Operations of $0.3022 per $100.
    M. Monteilh

15. Discuss and Consider Adoption of the 2026 Ad Valorem Tax Rate for Debt Service of $0.1250 per $100.
    M. Monteilh

16. Discuss and Consider Ordinance Amending Water and Sewer Rates.
M. Monteilh

17. Discuss and Consider an Ordinance Amending Garbage and Recycling Rates for FY 26-27.
A. Gibbs

Recess Open Meeting in order to conduct Closed Executive Session for consultation with Interim City Attorney to receive legal advice concerning the following threatened, contemplated or pending claims and litigation, and to deliberate other matters as authorized by Texas Government Code Chapter 551 relating to:

18. *Private consultation with Interim City Attorney to seek advice concerning pending or contemplated litigation. (Sec. 551.071)
*Litigation related to John Sellars vs. City of Conroe vs. Duke W. Coon. (Sec. 551.071)
*Deliberation regarding economic development and real property matters. (Sec. 551.087 and Sec. 551.072)
*Deliberation concerning the purchase, exchange, lease or value of real property, to include but not limited to MSEC, Inc. Water & Wastewater Assets. (Sec. 551.072)
*Personnel Matters. (Sec. 551.074)
Mayor Coon

Reconvene Open Meeting

19. Request non-privileged update on the pending Ninth Circuit Court of Appeals charter election litigation.
Councilman Hairel and Councilwoman Arthur

20. Discussion and possible action regarding a potential national economic development opportunity and related real property matters.
Councilman Hairel and Councilwoman Arthur

21. Discuss and Consider making an offer for Water Plant 35 property, as discussed in Executive Session.
B. Taylor

The Consent Agenda may be acted upon in one motion and contains items which are routine and typically noncontroversial. Items may be removed from this agenda for individual discussion by the Mayor, any Council Member, or the City Administrator.

CONSENT AGENDA

22. Discuss and Consider the approval of invoices related to 100 Park Place Facility.
B. Taylor

PAYMENT OF STATEMENTS

23. Vendor: Conroe Independent School District
Development and Cost Sharing Agreement
$346,650.00
B. Taylor

24. Vendor: Dana Safety Supply
As approved in Council on 02/13/2025 for the upfit for the police Tahoes.
$76,732.14
J. Buckholtz

25. Vendor: Holt Truck Center
2025-2026 VERF Replacing unit 1605
Unit 2625 - 2026 International Roll-off truck for Waste Water Treatment Plant
$216,350.00
B. Taylor

26. Vendor: iCon GC LLC
Construction - Street Rehab - Glenwod Park
$158,968.90
B. Taylor

27. Vendor: Inland Environments, Ltd
Removal of Obsolete City Structure
$97,936.00
B. Taylor

28. Vendor: SLI Design Inc.
Design/Construction Build Agreement Fire Station 8
$319,122.74
P. Sims

29. Vendor: Stealth Partner Group
Stop loss insurance premium
$162,682.56
L. White

30. Vendor: T Construction LLC
Sewer Rehab - Cedar Ln & San Jacinto
$73,840.18
B. Taylor

31. Vendor: Texkota Enterprises
Construction - Waterline Rehab - Conroe Hospital Area
$168,832.39
B. Taylor

32. Vendor: Utility District #3
Utility District Payments to UD#3 Pursuant to Agreement under Section 4.02 (Debt Service Agreement)
Amount $88,876.75
A. Gibbs

33. Vendor: Weisinger Inc.
Construction/Replacement - Water Well No. 14
$617,495.25
B. Taylor

34. Vendor: Wharton-Smith, Inc.
Construction Water Plant No. 32
$612,778.67
B. Taylor

Briefing – The Council will be briefed on and may discuss any item on the Action Agenda.

Council Members Inquiry Time – Pursuant to Tex. Gov. Code Sec. 551.042 the Mayor or Council Members may inquire about a subject not specifically listed on this agenda. Responses are limited to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision shall be limited to a proposal to place the subject on the agenda of a future meeting.

Adjourn

I certify that the above notice of meeting was posted on the bulletin board in City Hall, 300 West Davis, and in other places accessible to the public on the 3rd day of September, 2026.

_____
Sami H. Quinlan, City Secretary

Agenda Items: Council may vote and/or act upon each of the items listed in this agenda in an order considered to be convenient to the public and Council. One agenda item will be discussed at a time unless logic and practical consideration allow similar topics to be considered together for purposes of convenience and efficiency.

It is the policy of the City of Conroe to afford disabled persons maximum access to all public meetings. The City of Conroe will make reasonable accommodations to address the needs of persons with vision or hearing impairments or other disabilities, including the provision of readers or sign language interpreters when requested reasonably in advance.

VIDEO CONFERENCE PARTICIPATION ALLOWED:
It is intended that a quorum of the City Council be physically present in the City Council Chambers at all times during the meeting. If a quorum of the Council is physically present then, any other member of the Council, officer or employee of the City may participate in the meeting from a remote location by means of a video conference call if the video and audio feed of the remote participant is broadcast live at the meeting and complies with the provisions of Texas Gov. Code Section 551.127.

EXECUTIVE SESSION
At any time during the WORK SESSION or ACTION AGENDA the City Council may announce it will go into closed session pursuant to Chapter 551 of the Texas Government Code to receive advice from legal counsel, to discuss matters of land acquisition, personnel matters or other lawful matters that are specifically related to items listed on this agenda. Prior to any such closed session the Mayor, in open session, will identify the agenda item to be discussed and the section or sections of Chapter 551 under which the closed discussion is authorized.

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Brandy Taylor, Community Development Director

Item Type: Bid Award

B. Taylor
Joint Meeting: No Joint Meeting

Description
Discuss and Consider the bids received for the SSOI Section 12 project.

Summary/Recommendation
Discuss and Consider the bids received for the SSOI Section 12 project.

1. Is the request necessary?
Yes, this project is to update old sewer lines.

2. Why was the item not budgeted in the normal budget process?
The original estimate was $1,200,000. However, bids came in higher than anticipated. A budget amendment is necessary; use project savings from 508/8050/9030/I50 from old bond money.

3. Why can a transfer not be made within the department?
No, this is a capital expense.

Source of Funds & Amount of Amendment Needed:

Reserves: $	Grants: $
Bond Proceeds: $1,939,500	Additional Revenues: $

5-Year Budget Impact

	Year 1	Year 2	Year 3	Year 4	Year 5	Total
Revenues						
Expenditures						
Personnel	$	$	$	$	$	$
Supplies						
Contractual						
Capital	739,500					739,500
Total	**$739,500**	**$**	**$**	**$**	**$**	**$739,500**
Net Impact	**($739,500)**	**$**	**$**	**$**	**$**	**($739,500)**

City of Conroe Financial Management Policy, Section V.B. - The budget may be amended by using the following criteria for evaluation of requests. The following questions must be answered by the appropriate department head prior to submittal to the City Council for approval and shall be included as a part of the agenda packet:

The Director of Finance certifies that there are available revenues in excess of those estimated in the budget or that unreserved/unencumbered fund balance is available.

Fiscal Impact

Expenditure Amount: $1,939,500
Revenue Amount: $0
Account Number: 509/8050/9030/SWR25-38
Budget Amendment Required Y/N: Y
Financial Review Complete: MM

Financial Review Complete: MM

Financial Review Notes:

Attachments

Recommendation Packet
Proposed Contract
Budget Sheet

Engineering

CITY OF CONROE

Est. 1904

To: David Willard - City Administrator

CC: Brandy Taylor; CTCD, CTCM, Director of Community Development Brandy Taylor

From: Nichelle Jones – Engineering Project Coordinator

Date: September 10, 2026

Subject: Bid Recommendation: Sanitary Sewer Rehabilitation – SSOI Program Section 12

Council Approval:` _X___ Yes ____ No

Purchasing staff solicited competitive bids to secure a vendor to provide sanitary sewer rehabilitation for SSOI program section 12. Bids were opened on July 30, 2026. Five bids were received and evaluated. Below is the bid amounts received.

- Afresh Vision Enterprises $1,862,225.73
- Ram Rod Utilities, LLC $1,939,500.00
- Vera Industries $2,094,569.25
- DL Glover Utilities, LLC $2,436,007.70
- Vortex Services, LLC $2,952,214.75

Purchasing conducted an administrative review of all submitted documents, including reference checks, and subsequently met with Engineering, Community Development, and Public Works staff to evaluate the bids.

Based on this review, Purchasing recommends awarding the contract to Ram Rod Utilities, LLC in the amount of $1,939,500.00 based on the overall scores listed below.

AGGREGATE SCORES SUMMARY

Vendor	Evaluator 1	Evaluator 2	Evaluator 3	Evaluator 4	Evaluator 5	Evaluator 6	Evaluator 7	Evaluator 8	Total Score (Max Score 100)
Ram Rod Utilities, LLC	86	93.5	93	90	95	83.5	91	91	**90.38**
Vera Industries	90	91	89	87	95	83	89	91	**89.38**
DL GLOVER UTILITIES, LLC	75	74.7	74	77	79	69.7	79	79	**75.92**
Afresh Vision Enterprises	65	84	63	51	61	79	84	70	**69.63**
Vortex Services, LLC	64	62.6	62	61	75	60.6	67	66	**64.77**

City of Conroe, TX
Engineering
Nichelle Jones, Contract Administrator / Engineering Manager
300 West Davis, Conroe, TX 77301

[RAM ROD UTILITIES, LLC] RESPONSE DOCUMENT REPORT

CSP No. 2025-38

Sanitary Sewer Rehabilitation - SSOI Program Section 12

RESPONSE DEADLINE: July 30, 2026 at 1:00 pm

Report Generated: Monday, August 3, 2026

Ram Rod Utilities, LLC Response

CONTACT INFORMATION

Company:
Ram Rod Utilities, LLC

Email:
alex.sanchez@ramrodutilities.com

Contact:
Alex Sanchez

Address:
26119 Interstate 45 N Suite 215
Spring, TX 77380

Phone:
(281) 809-3106

Website:
https://ramrodutilities.com

Submission Date:
Jul 30, 2026 12:12 PM (Central Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Jul 30, 2026 7:33 AM by Bertin Maya

Addendum #2
Confirmed Jul 30, 2026 7:33 AM by Bertin Maya

QUESTIONNAIRE

1. Cover Letter*

Provide a cover letter indicating your firm's understanding of the requirements of this specific job bid. The letter must be brief and formal from the proposer that provides information regarding the firm's interest in and ability to perform the requirements of the proposal. A person who is authorized by the organization to enter into an agreement with the City of Conroe will sign the letter.

Please include all contact information.

Cover_Letter.jpeg

2. Acceptance of Conditions*

Indicate any exceptions to the terms and conditions of this CSP, including the Scope of Services. Include a copy of all amendments issued pertaining to this CSP.

CSP_Form-.pdf

3. Calendar Days for Substantial Completion*

Please enter only number of days (ex. 365)

Maximum response length: 4 characters

240

4. Company Background*

2 - Pages Maximum

A. Years in business under present name.

B. Name and address of each office location.

C. Ownership structure (Corporation / Partnership).

D. Names and titles of officers in the company.

E. Company trade organizations/associations/affiliations

Company_Background.pdf

5. Experience of Key Personnel on Similar Jobs*

A. List key personnel that will be assigned or oversee this job.

B. Provide resumes for key personnel.

C. List all subcontractors that will be used for this construction project.

Experience_of_key_personnel.pdf

6. References*

Provide references from the last five similar construction projects for which your company provided This project will address sanitary sewer overflows. Project funding will support sewer line and manhole rehabilitation, capacity studies, lift station upgrades, GIS mapping, information management improvements, and enhancements to the fats, oils, and grease (FOG) program.

References.pdf

7. Proposal Form -Competitive Sealed Proposal 0300*

Please download the below documents, complete, and upload.

- Proposal_Form_0300_(2).docx

Proposal_Form.pdf

Please Note: *Responses to this question may be publicly displayed after the due date has passed.*

8. Copies of Bonds*
Bid_Bond.pdf

9. List of Ongoing and Completed Projects*
Provide a list of all public and private construction projects in which your company is currently involved, or has been involved, in whole or in part, as a General Contractor.

Please list project description, cost, and status.

Past_-_Current_Projects.pdf

10. Copies of Insurance Certifications*
Sample_COI.pdf

11. Form 1295*
1295.pdf

12. EMR Insurance Score*
EMR_Rating.pdf

13. Are you HUB Certified?*
Yes

HUB CERTIFICATION*
HUB_Cert.pdf

14. SAM.gov Status*
SAM_Status.pdf

15. Signed Addendums*
Signed_Addendum.pdf

16. Acknowledgement of Terms & Conditions*
Please download the below document, complete, and upload.

- Acknowledgement_of_Terms_an...

Terms_&_conditions.pdf

17. Naming Subcontractors*
Please download the below documents, complete, and upload.

- NAMING_SUBCONTRACTORS.pdf

Sub_Contractors.pdf

18. Conflict of Interest Questionnaire*
Please click the link and complete the form.

Form CIQ (Conflict of Interest Questionnaire)

CIQ.pdf

19. Acknowledgement of Respondent*
By clicking "Please confirm" below, Bidder agrees to provide any additional information requested during bid selection process.

Confirmed

PRICE TABLES

BASE BID

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
1	MOBILIZATION (max. 5% of Construction Amount)	1	LS	$10,000.00	$10,000.00
2	BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY PER TXDOT ITEM 502	1	LS	$1,200.00	$1,200.00
3	CLEANING & CCTV INSPECTION (PRE-INSTALLATION) (ALL PIPE SIZE), PER COC SPEC 00300-012	15,076	LF	$2.90	$43,720.40
4	CLEANING & CCTV INSPECTION (POST-INSTALLATION) (ALL PIPE SIZE), PER COC SPEC 00300-012	14,981	LF	$1.90	$28,463.90
5	SEWER REHAB (STATIC PIPE BURST) (6-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	3,947	LF	$98.00	$386,806.00
6	SEWER REHAB (STATIC PIPE BURST) (8-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	4,988	LF	$98.00	$488,824.00
7	SEWER REHAB (PNEUMATIC PIPE BURST) (6-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	1,041	LF	$35.00	$36,435.00
8	SEWER REHAB (PNEUMATIC PIPE BURST) (8-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	4,435	LF	$35.00	$155,225.00
9	REHAB SWR MH (CEMENT LINING) (1-IN TH; 12.56 SF/VF) (SPRAY-APPLY), COMPLETE IN PLACE, PER COC SPEC 00300-023	790	VF	$120.00	$94,800.00
10	RE-CONNECT SAN SWR SERV. SAME SIDE OF THE STREET OR BACKYARD (SHORT TAP)(ALL SIZE)(SERVICE LEADS AND CLEANOUT INCLD), COMPLETE IN PLACE (QWIKSEAL- FERNCO OR EQUIVALENT), PER COC SPEC 00300-009	100	EA	$750.00	$75,000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
11	RE-CONNECT SAN SWR SERVICE ACROSS THE STREET (LONG TAP) (ALL SIZE)(SERVICE LEADS AND CLEANOUT INCLD), (QWIKSEAL- FERNCO OR EQUIVALENT), COMPLETE IN PLACE, PER COC SPEC 00300-009	20	EA	$900.00	$18,000.00
12	MH VENT STRUCTURE (4-IN), INCLUDING ALL APPERTUNANCES, COMPLETE IN PLACE, PER PLAN DETAIL	5	EA	$3,100.00	$15,500.00
13	TEMPORARY SEWER BYPASS, INCLUDING BYPASS PLAN (SIGNED & SEALED), SET UP, MAINTENANCE, MONITORING & REMOVAL, COMPLETE IN PLACE, PER COC SPEC 00300-002	1	LS	$7,475.70	$7,475.70
14	20-IN STL CSG (TRENCHLESS), INCLD RESTRAINED JT. CARRIER PIPE (12" GREEN PVC C900, DR-18), CASING SPACERS & END SEALS, COMPLETE IN PLACE	90	LF	$265.00	$23,850.00
15	RAISED MH TOP, INCLUDING EMBANKMENT (SELECT FILL, DENSITY CONTROLLED) & REINF. CONC. PAD, (FOR MH IN THE FLOOD PLAIN), PER PLAN DETAIL, COMPLETE IN PLACE	5	EA	$700.00	$3,500.00
16	REMOVE AND REPLACE MH R&C (SEWER), COMPLETE IN PLACE	50	EA	$1,700.00	$85,000.00
17	REMOVE SAN SWR CLEANOUT (6IN), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	6	EA	$500.00	$3,000.00
18	SAN SEWER MANHOLE (PRECAST) (ø5-FT; STD) (R&C)(ALL DEPTHS), COMPLETE IN PLACE (WHEN APPROVED BY CITY), PER COC SPEC 00300-006	6	EA	$7,000.00	$42,000.00
19	SAN SEWER MANHOLE (PRECAST) (ø4-FT; STD) (R&C)(ALL DEPTHS), COMPLETE IN PLACE (WHEN APPROVED BY CITY), PER COC SPEC 00300-006	6	EA	$5,300.00	$31,800.00
20	CONCRETE APPRON FOR SWR MH (5'X5'), COMPLETE IN PLACE, PER PLAN DETAIL (WHEN APPROVED BY CITY)	10	EA	$500.00	$5,000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
21	SAN SEWER EXTERAL DROP STRUCTURE (ALL SIZES), COMPLETE IN PLACE, PER PLAN DETAIL	5	EA	$1,200.00	$6,000.00
22	REHAB (ALL SIZES) SAN SWR (CIPP METHOD), COMPLETE IN PLACE, PER COC SPEC 00300-026 (WHEN APPROVED BY CITY)	200	LF	$50.00	$10,000.00
23	MECHANICAL CLEANING (INCLUDING REMOVAL OF ROOTS AND TUBERCULATION (WHEN APPROVED BY CITY)	200	LF	$8.00	$1,600.00
24	INSTALL SAN SWR (8-IN) (PVC SDR-26) (OPEN-CUT) (ALL DEPTHS) (UNPAVED AREA), INCLD EXIST PIPE REMOVAL, BEDDING & BACKFILL, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	300	LF	$60.00	$18,000.00
25	INSTALL SAN SWR (12-IN) (PVC SDR-26) (OPEN-CUT) (ALL DEPTHS) (UNPAVED AREA), INCLD EXIST PIPE REMOVAL, BEDDING & BACKFILL, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	1,210	LF	$75.00	$90,750.00
26	TRENCH SAFETY SYSTEM, COMPLETE IN PLACE, PER COC SPEC 00100-004, (WHEN APPROVED BY CITY)	1,760	LF	$1.00	$1,760.00
27	POINT REPAIR (ALL DEPTHS) (ALL SIZE) (MIN. 10-FT), COMPLETE IN PLACE, PER COC SPEC 00300-021 (WHEN APPROVED BY CITY)	10	EA	$2,000.00	$20,000.00
28	CUT & RESTORE PVMT OR DRIVEWAY (CONC), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	488	SY	$100.00	$48,800.00
29	CUT & RESTORE PVMT OR DRIVEWAY (ASPH), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	100	SY	$90.00	$9,000.00
30	CONNECT NEW SEWER TO EXIST SEWER MH (ALL SIZES) (COMPLETE IN PLACE)	2	EA	$1,000.00	$2,000.00
31	TIE-IN EXIST SAN SEW TO PROP MANHOLE (ALL SIZES) (COMPLETE IN PLACE)	2	EA	$1,000.00	$2,000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
32	GROUT FILL AND ABANDON EXISTING SEWER LINE (12"), INCLD. CUT & PLUG AT MH, COMPLETE IN PLACE	145	LF	$12.00	$1,740.00
33	REMOVE AND REPLACE FENCE (6') (CHAINLINK), COMPLETE IN PLACE, PER COC SPEC 00100-012 (WHEN APPROVED BY CITY)	150	LF	$20.00	$3,000.00
34	REMOVE AND REPLACE FENCE (6') (WOODEN), COMPLETE IN PLACE, PER COC SPEC 00100-011 (WHEN APPROVED BY CITY)	150	LF	$15.00	$2,250.00
35	BLOCK SOD ESTABLISHMENT, COMPLETE IN PLACE, PER COC SPEC 00100-015 (WHEN APPROVED BY CITY)	1,500	SY	$2.00	$3,000.00
36	HYDROMULCH SEEDING, COMPLETE IN PLACE, PER COC SPEC 00100-016 (WHEN APPROVED BY CITY)	1,500	SY	$2.00	$3,000.00
37	LOCATE UTILITY (SUE) (QL-A) (HYDRO-VAC) (ALL DEPTHS), PER COC SPEC 00100-021, AS DIRECTED BY THE EGINEER (MIN. $500/EA)	10	EA	$1,000.00	$10,000.00
38	DEWATERING (GROUNWATER & SURFACE), INCLUDING DEWATERING SYSTEM SIZING, SETUP & OPERATION, PER COC SPEC 00100-005, COMPLETE IN PLACE (MIN. BID $35.00/LF)	2,000	LF	$45.00	$90,000.00
39	CEMENT STABILIZED SAND BACKFILL, COMPLETE IN PLACE, PER COC SPEC 00100-014, (WHEN APPROVED BY CITY)(MIN. BID $55/CY)	200	CY	$10.00	$2,000.00
40	UTILITY CONTIGENCY (TO BE USED WHEN APPROVED BY THE CITY)	1	LS	$50,000.00	$50,000.00
TOTAL					**$1,930,500.00**

RAM ROD UTILITIES LLC

26119 Interstate 45 N, Suite 215 • Spring, TX 77380
Phone: (281) 809-3106 • www.ramrodutilities.com

August 20, 2026

Nichelle Jones
Engineering Project Specialist, City of Conroe
700 Metcalf St.
Conroe, Texas 77301

Dear Ms. Jones:

Thank you for meeting with us today regarding the Sanitary Sewer Rehabilitation – SSOI Program Section 12 project (CSP # 2025-38).

As we are reviewing the evaluation phase feedback, we acknowledge that Line Item 39 (Cement Stabilized Sand Backfill) on our Proposal Form did not meet the City's minimum unit cost requirement of $55.00 per cubic yard. Please accept the following adjusted pricing for Line Item 39 to comply with City requirements:

Line Item 39: CEMENT STABILIZED SAND BACKFILL, COMPLETE IN PLACE, PER COC SPEC 00100-014, (WHEN APPROVED BY CITY) (MIN. BID $55/CY)

Quantity: 200 CY

Unit Cost: $55.00

Total: $11,000.00

This adjustment increases our Total Sum of Base Proposal by $9,000.00. The revised Total Sum of Base Proposal is One Million, Nine Hundred Thirty-Nine Thousand, Five Hundred Dollars and Zero Cents ($1,939,500.00).

Additionally, we will revise our Certificate of Insurance to list the City of Conroe as the Certificate Holder. The updated certificate will be forwarded to you under separate cover as soon as it is available from our insurance provider.

Please contact me if you have any questions or concerns.

Sincerely,

Huey Phelps
Vice President
Ram Rod Utilities, LLC

Cover Letter

To Whom it may concern,

This letter is to advise that since Ram Rod Utilities, LLC is 100% confident in its abilities to complete this project within the time necessary.

Thank you & best regards,

Daniel Hernandez
CEO
281-809-3106
Daniel@ramrodutilities.com

7/30/24
Date

Proposal Form – Competitive Sealed Proposal 00300

PROJECT: Sanitary Sewer Rehabilitation – SSOI Program Section 12

OWNER: **CITY OF CONROE**
Tara B. Gaha P.E. – Senior Assistant City Engineer - CIP
Engineering
700 Metcalf St.
Conroe, Texas 77301

PROPOSER: Ram Rod Utilities, LLC
Company Name

26119 Interstate 45 N. suite 215
Company Address

Spring TX 77380
City, State, Zip

281-809-3106
Telephone

U2G7YXTTT9M5-13622
Required: SAM.gov UIN Number - Register at SAM.gov

APPLICABLE CONTRACT DOCUMENTS

Documents and Specifications:

- **Project Contract Documents CSP # 2025-38**

Having examined the Contract Documents, including the Instructions to Bidders, Form of Agreement, the General and Supplemental Conditions of the Contract, the Drawings, Technical Specifications including Addenda numbered 1 through 2 inclusive, as prepared by the Engineer named above, the undersigned proposes to perform the complete work required by the said Documents for:

TOTAL SUM OF BASE PROPOSAL (Please also upload a Schedule of Values)

Amount written in words (ex. Fifty Thousand Dollars)

One Million, Nine Hundred Thirty Thousand, Five Hundred

$ (Amount in figures ex. $50,000.00) $1,930,500.00

Proposer hereby acknowledges receipt of the following addenda:

ADDENDUM NO.1 RECEIVED 7/20 ADDENDUM NO.2 RECEIVED 7/29

ADDENDUM NO.3 RECEIVED _____ ADDENDUM NO.4 RECEIVED _____

ADDENDUM NO.5 RECEIVED _____ ADDENDUM NO.6 RECEIVED _____

The city will make every effort to supply proposers with a copy of all addenda relating to this project. However, it will be the sole responsibility of the proposer to secure all addenda issued and make them part of the CSP documents. All addenda will be uploaded to OPENGOV.

Where applicable, if the Owner elects to subtract any or all of the Alternate items, the undersigned agrees to modify the Total Sum Bid as stipulated in the Total Contract Award above. Alternate amounts shall include all variations in profit, over-head, bonds, insurance, and other related items. Time of completion shall not be changed if alternates are subtracted. To be a valid bid, all alternates must be bid. A "no bid" on any alternate will be reason for rejection of the entire bid.

The undersigned bidder, pursuant to the right reserved by the Owner under Consideration of Bids as to rejection of bids, agrees to accept the award of said contract and hereby agrees to furnish performance and payment bonds in the amount of Contract Price and to enter into a Contract within ten (10) days after date of due notification from the Owner of award of the Contract; and further agrees to achieve Substantial Completion including the furnishing of all labor, tools, materials, plant and equipment and perform all services as set out in this Agreement, in accordance with the terms of the same, the work for this project is to be substantially complete within _____ calendar days and complete in full within 30 calendar days after the date of Substantial Completion.

The undersigned accepts that this Bid Form becomes a part of the Contract Documents upon the signing of the Owner/Contractor Agreement and failure of the Bidder to comply with any part of his bid may be taken as failure to comply with the Contract Documents and may be just cause of rejection of the Work.

The undersigned further certifies that the bid prices contained in the bid have been carefully checked and are correct and final and shall remain firm for a period of forty-five (45) days from the bid due date.

The undersigned states that the cost of payment and performance bonds in an amount equal to 100% of the Contract Price and shall be included as part of the Total Sum Bid.

The undersigned states that charges for overhead and profit in connection with authorized changes in the Work shall be as follows:

1. Changes that result in a net increased cost:
   a. Cost for labor and material provided by the General Contractor's own forces shall include a maximum General Contractor's mark-up of 15 % overhead and profit.
   b. Cost of labor and material provided by Subcontractors shall include a maximum General Contractor's mark-up of 15 % overhead and 15 % profit.
2. Changes that result in a net decreased cost:
   a. Credit for labor and material to have been provided by the General Contractor's own forces shall include credits for General Contractor's mark-up of 15 % overhead and 15 % profit.
   b. Credit for labor and materials to have been provided by Subcontractors shall include credits for General Contractor mark-up of 15 % overhead and 15 % profit.

I agree to provide all accompaniments to this bid as required by the Instructions to Proposers, General Conditions, General Contract Clauses, Texas Clauses and Special Conditions of the agreement.

Signature: _____

Typed Name: Daniel Hernandez

Title: CEO

Ram Rod Utilities, LLC
Name of Corporation, Partnership or Joint Venture

26119 Interstate 45 N. Suite 215 Spring Tx 77380
Legal Mailing Address

7/30/21
Date Signed

END OF DOCUMENT

Section 00300

NAMING SUBCONTRACTORS

It is required that a Subcontractor shall be named for each of the categories of Work listed below. If work will be performed by your "own forces", so state. After the award of Contract, no substitutions of Subcontractors may be made without written approval of the Owner. Under each Subcontractor listed, even if "own Forces", list the suppliers you will utilize for each category of work.

20" Casing / Bore : Silva Underground
Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

CCTV : AIM Companies
Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:
NA

MH Rehab : T Grey
Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:
Stanton Cement Supplier

:
Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

:
Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

:
Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

:
Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____ : _____

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____

_____

_____

_____ : _____

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____

_____

_____

_____ : _____

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____

_____

_____

I agree to provide all accompaniments to this bid as required by the Instructions to Proposers, General Conditions, General Contract Clauses, Texas Clauses and Special Conditions of the agreement.

Signature: _____

Typed Name: Daniel Hernandez

Title: CEO

Ram Rod Utilities, LLC
Name of Corporation, Partnership or Joint Venture

26119 Interstate 45 N. Suite 215 Spring TX 77380
Legal Mailing Address

7/30/26
Date Signed

Ram Rod Utilities, LLC

26119 Interstate 45N, Suite 215
Spring, Texas 77380
Phone: 281.809.3106

Company Background

DATE: July 30, 2026

To Whom It May Concern:

We are pleased to provide this statement regarding the qualifications, Reputation & capabilities of Ram Rod Utilities, LLC.

Ram Rod Utilities, LLC is a fully licensed & bonded Underground utility construction company incorporated in 2022 that has consistently demonstrated technical expertise, professionalism & commitment to environmental stability in all its operations for the last 4 years

Our office is located at 26119 Interstate 45 N. Suite 215, Spring TX 77380

The company's ownership structure is divided between Daniel Hernandez (CEO) & Augustine Juarez (Partner)

Our company has the organizational capacity and skilled workforce necessary to execute complex municipal projects. The company owns & operates a modern fleet of heavy equipment and employs certified project managers, safety officers and trade professionals. Maintains quality management certification and follows industry best practices in scheduling, procurement and site supervision.

The Contractor has an exemplary safety record with a safety operating manual. It implements comprehensive safety training programs, site-specific hazard assessments, and continuous monitoring to ensure compliance with all occupational health and safety standards. Over the past three years, there have been no lost-time incidents on any projects.

Ram Rod Utilities, LLC is financially stable, with the capacity to undertake projects. The company maintains strong banking relationships, appropriate bonding and insurance coverage, and a proven track record of timely supplier and subcontractor payments, project expectations, and no material disputes, performance-related issues, or claims have arisen during previous engagements.

Acceptance of Conditions

Sincerely,

Daniel Hernandez
CEO
281-809-3106
Daniel@ramrodutilities.com

Experience of Key Personnel on Similar Jobs

To Whom it may concern,

The Superintendent Vicente Amaro will oversee the completion of this project, along with this letter you will find Vicente Amaro's resume & a list of all employees we have.

You will also find the resumes for the owners Daniel Hernandez & Augustine Juarez.

Thank you & best regards,

7/30/24

Daniel Hernandez
CEO
281-809-3106
Daniel@ramrodutilities.com

Date

Augustine Juarez

19018 Walden Forest Dr. · Humble, TX · 77346 · 832-368-8350 · augustine@ramrodutilities.com

Objective

Dedicated, experienced Operation & Project Manager with extensive utility rehabilitation, road & paving construction background, seeking a challenging position with advancement opportunities. Loyal, dependent, responsible, trustworthy hardworking individual with excellent leadership skills. Bilingual, English & Spanish. Proficient with Microsoft Word, Excel and PowerPoint.

Professional Experience

Ram Rod Utilities LLC, Houston TX. June 2022 - Present
President

- Oversee the coordination and execution of construction projects including quality control, research, and analysis to ensure all projects are completed within specified budgetary and time constraints.
- Implement and enforce safety regulations set forth by the company and the Occupational Safety and Health Administration (OSHA) daily.
- Conduct regular updates and analysis of ongoing projects to provide present and future costs, unforeseen cost changes, and facilitate city and state work change directive cost negotiations.
- Facilitated communication between the company and government officials to discuss cost negotiations and permit acquisition.

Texas Pride Utilities, Houston TX. June 2019 - 2022
Project/Operation Manager

- Oversee the coordination and execution of construction projects including quality control, research, and analysis to ensure all projects are completed within specified budgetary and time constraints.
- Implement and enforce safety regulations set forth by the company and the Occupational Safety and Health Administration (OSHA) on a daily basis
- Conduct regular updates and analysis of ongoing projects to provide present and future costs, unforeseen cost changes, and facilitate city and state work change directive cost negotiations.
- Facilitated communication between the company and government officials to discuss cost negotiations and permit acquisition.

T Construction, LLC, Houston, TX. March 2012- June 2019
Project Manager

- Oversee the coordination and execution of construction projects including quality control, research, and analysis to ensure all projects are completed within specified budgetary and time constraints.

- Implement and enforce safety regulations set forth by the company and the Occupational Safety and Health Administration (OSHA) on a daily basis
- Conduct regular updates and analysis of ongoing projects to provide present and future costs, unforeseen cost changes, and facilitate city and state work change directive cost negotiations.
- Facilitated communication between the company and government officials to discuss cost negotiations and permit acquisition.

Repipe (IPR), Houston, TX 2001 – 2012
Superintendent Manager

- Prepared and coordinated various facets of construction projects such as scheduling, establishment of priorities, safety implementation, and overseeing all phases of construction to ensure adherence to established budgets and timelines.
- Implement and enforce safety regulations set forth by the company and the Occupational Safety and Health Administration (OSHA) on a daily basis
- Facilitated communication between the company and government officials to discuss cost negotiations and permit acquisition.

Rehab Experience:
*In 11 years of CIPP employee, Rehabilitated over 700K LF of sanitary sewer pipe

Rehabilitation Experience:

SAWS, Small Diameter Rehab Program, Project 3	Project Cost: $1,694,642.00
City of Buda, Downtown Wastewater Rehab Project	Project Cost: $1,435,131.40
City of Texas City, Sanitary Sewer Rehab, Ph. 14	Project Cost: $ 852,686.00
City of Palacios, Wastewater Collection System Rehab	Project Cost: $1,258,259.00
City of Galveston, 2013-2014 Annual Sanitary Sewer Contract	Project Cost: $2,100,000.00

Daniel Hernandez

Houston 77014 | 8324187951 | Daniel@ramrodutilities.com

Summary

Dynamic CEO with expertise in strategic planning, budget management, and operational efficiency. Proven track record of enhancing service delivery and driving profitability through innovative utility projects.

Skills

- Strategic planning
- Budget management
- Operations oversight
- Resource allocation
- Compliance monitoring
- Project management

Experience

CEO | 04/2022 - Current

Ram Rod Utilities, LLC - Houston, Texas

- Directed strategic planning initiatives to enhance service delivery and operational efficiency.
- Oversaw budget management and resource allocation for utility projects and services.
- Monitored industry trends to identify opportunities for innovation in utility services.
- Developed and implemented strategic business plans to increase company profitability.
- Overseen the daily operations of the organization and ensured compliance with applicable laws and regulations.

PROJECT MANAGER | 01/2019 - 04/2022

Texas Pride Utilities, LLC - Houston, Texas

- Led project planning and scheduling for utility infrastructure initiatives.
- Managed resource allocation to optimize project efficiency and effectiveness.
- Coordinated with contractors to ensure compliance with safety regulations and standards.
- Developed project documentation to track progress and maintain quality control.
- Managed multiple projects with competing deadlines simultaneously.
- Developed and maintained project plans, timelines, and budgets.

Education and Training

Texas A&M University - College Station, TX | MBA

Business Administration, 05/2017

Certifications

- Waste Water Operator
- Water Operator

Vicente Amaro Diaz

6807 Dell Vista Dr
Rosenberg, TX 77469
(281) 738-0258
varamrodutilities@yahoo.com

PROFESSIONAL EXPERIENCE

Ram Rod Utilities
Field Operation Manager
Aug 2023 to Present

Texas Pride Utilities
Field Superintendent
Nov 2011 to Aug 2023

Horseshoe Construction
Operator
Nov 2008 to Nov 2011

T-Construction
Crew Foreman
Jun 2006 to Nov 2008

PROFESSIONAL SKILLS

- Perform and manage crews during install and rehabilitation of underground utilities, (Pipe Bursting, Open Cut, Directional Boring)
- Set operations policies and standards including determining safety procedures for the handling of dangerous goods.
- Plan, organize, or manage the work of subordinate staff to ensure that the work is accomplished in a manner consistent with organizational requirements.
- Promote safe work activities by conducting safety audits, attending company safety meetings, or meetings with individual staff members.
- Direct investigations to verify and resolve customer complaints.

ADDITIONAL SKILLS

- Customer Support
- Strong Interpersonal and Communication Skills
- Safety/Risk Management
- Personnel Management
- Task Management
- Team Building
- Time Management
- Diversity across cultures and programs

- Bilingual in English and Spanish (Reading, Writing, and Speaking)

	Name	Position	Duties	
OFFICE	DANIEL HERNANDEZ	CEO		
	AUGUSTINE JUAREZ	PRESIDENT		
	ALEX SANCHEZ	PROJECT MANAGER	SUPERVISE PROJECTS	
	BERTIN MAYA	OFFICE MANAGER	OFFICE MANAGER	
	JORGE AGUILAR	PROJECT MANAGER	SUPERVISE PROJECTS	
FIELD	ALDO BALTAZAR	DRIVER	TRUCK DRIVER, OPERATOR	
	ALEXIS RIVERA	LABOR	COMMON LABORER	
	CARLOS CALERO	SERVICE TECH	SERVICE TECH, LABORER, PIPE LAYER, OPERATOR	
	CARLOS RODRIGUEZ	DRIVER	TRUCK DRIVER, OPERATOR	
	ELDER ORELLANA	SERVICE TECH	SERVICE TECH, LABORER, PIPE LAYER, OPERATOR	
	ELEAZAR NEGRETE	SUPERVISOR	SUPERVISE CREWS, OPERATOR, LABORER	
	ERICK RIVERA	OPERATOR	OPERATOR, SERVICE TECH, LABORER, PIPE LAYER	
	GUSTAVO AVILEZ	SUPERVISOR	SUPERVISE CREWS, OPERATOR, LABORER	
	HORACIO VACA	SUPRVISOR	SUPERVISE CREWS, OPERATOR, LABORER	
	ISRAEL SOTO	OPERATOR	OPERATOR, SERVICE TECH, LABORER, PIPE LAYER	
	IVAN ZAVALA	OPERATOR	OPERATOR, SERVICE TECH, LABORER, PIPE LAYER	
	JOSE HERNANDEZ	SERVICE TECH	SERVICE TECH, LABORER, PIPE LAYER, WINCH OPERATOR	
	JOSE HERRERA	SERVICE TECH	SERVICE TECH, LABORER, PIPE LAYER, COMPRESSOR OPERATOR	
	JOSE MENDOZA	OPERATOR	OPERATOR, SERVICE TECH, LABORER, PIPE LAYER	
	LUIS HERNANDEZ	SUPERVISOR	SUPERVISE CREWS, OPERATOR, LABORER	
	LUIS HERRARTE	LABOR	COMMON LABORER	
	ORLANDO MELO	OPERATOR	OPERATOR, SERVICE TECH, LABORER, PIPE LAYER	
	OSVALDO VILLEGAS	OPERATOR	OPERATOR, SERVICE TECH, LABORER, PIPE LAYER	
	SANTOS ORRELANA	LABOR	COMMON LABORER	
	SERGIO ARANDA	OPERATOR	OPERATOR, SERVICE TECH, LABORER, PIPE LAYER	
	VICENTE AMARO	SUPERINTENDENT	SUPERVISE CREWS, OPERATOR, LABORER	UPDATED 5/1/26

PREVIOUS PROJECTS

Contract Start Date	Project Name	Location	Scope of Work	Contract End Date	Project Cost	Contact Name	Title(s)	Telephone No.
26-Jul-2022	Wharton PB	Wharton, TX	Pipe Bursting 8" x 500LF	29-Jul-2022	$34,450.00	Daniel Chapa	Project Coordinator	979-533-4575
12-Sep-2022	Sunbelt FWSD	Houston, TX	Pipe Bursting 8" x 2,250LF	24-Sep-2022	$100,560.00	John Taylor	District Operator	281-850-5204
29-Sep-2022	Pine Village Storm	Houston TX	Storm Sewer 24"	29-Sep-2022	$5,400.00	Rene Perales	District Operator	281-642-2391
6-Oct-2022	Ponderosa Forest	Houston TX	Slip Line	8-Oct-2022	$14,175.00	Daniel Eggert	District Operator	832-642-7577
25-Oct-2022	Pine Village MH	Houston TX	External Drop Connection	25-Oct-2022	$12,500.00	Rene Perales	District Operator	281-642-2391
2-Nov-2022	Sunbelt PB	Houston TX	Pipe Bursting 8" x 975LF	14-Nov-2022	$34,735.00	John Taylor	District Operator	281-850-5204
10-Nov-2022	League City Water	League City, TX	Bore/Set Water Meter and Connection	10-Nov-2022	$22,158.00	Rene Perales	District Operator	281-642-2391
3-Jan-2023	Sunbelt PR	Houston TX	Point Repairs 12"	5-Jan-2023	$16,696.00	John Taylor	District Operator	281-850-5204
12-Jan-2023	Sunbelt Heather Glen	Houston,Tx	12" Pipe Burst	20-Jan-2023	$74,075.00	John Taylor	District Operator	281-850-5204
20-Mar-2023	Timberlake Rehab	Cypress, TX	Pipe Bursting 8" x 4000LF	18-Jul-2023	$174,831.00	Jack Flores	Construction Manager PE	646-996-7948
5-Jun-2023	Quail Valley PB	Missouri City, TX	Pipe Bursting 12" x 2,000 LF	30-Aug-2023	$760,000.00	Richard Eguia	District Operator	281-653-4578
1-Jul-2023	Reid Road Smoke Test	Houston,Tx	Smoke Test 26,088 LF	1-Aug-2023	$33,000.00	John Taylor	District Operator	281-850-5204
1-Aug-2023	Rushwood Rehab	Houston,Tx	8" Pipe Burst	23-Dec-2023	$392,000.00	Jack Flores	Construction Manager PE	646-996-7948
2-Oct-2023	MUD 50	Crosby, TX	3" Waterline Install	15-Jan-2025	$149,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
16-Oct-2023	Meadow Creek Sec 5	Missouri City, TX	8" Pipe Bursting	3-Nov-2023	$277,500.00	Richard Eguia	District Operator	281-653-4578
16-Oct-2023	HC Mud 6 Phase 1	Houston TX	Pipe Bursting	6-Mar-2024	$325,000.00	Jack Flores	Construction Manager PE	646-996-7948
30-Oct-2023	MUD 69	Cypress, TX	8" Pipe Bursting	30-Nov-2023	$76,000.00	Dennis Eby	PE	713-957-0788
15-Nov-2023	HC MUD 24	Spring, TX	12" WaterLine Install	1-Feb-2024	$40,000.00	Dennis Eby	PE	713-957-0788
4-Dec-2023	MUD 70	Crosby, TX	8" Pipe Bursting	12-Apr-2024	$574,412.00	Jacob Floyd	PE	713-213-3357
1-Jan-2024	Bay City Water repairs	Bay City, TX	Water Leak Repairs	14-Apr-2024	$245,000.00	Krystal Mason	Asst. Director of Public Works	979-479-6331
2-Jan-2024	List Station D FM	Porter, TX	10" Force Main	30-May-2024	$538,467.00	Jack Flores	Construction Manager PE	646-996-7948
6-Jan-2024	El Campo - Meadow Ln	El Campo, TX	Pipe Bursting	1-Apr-2025	$31,442.85	Kevin Thompson	Director of Public Works	979-320-7215
1-Feb-2024	List Station I PB	Porter, TX	8" Pipe Bursting	20-May-2025	$885,304.00	Jack Flores	Construction Manager PE	646-996-7948
15-Mar-2024	Bunker Hill CIPP	Bunker Hill Village	15" CIPP	10-Apr-2024	$126,000.00	Jacob Floyd	PE	713-213-3357
9-Apr-2024	Spring Creek PB	Spring TX	8" Pipe Bursting	11-Apr-2024	$74,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
15-Apr-2024	Spring Creek SB	Spring, TX	12" Static Bursting	26-Apr-2024	$173,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
29-Apr-2024	CandleLight	Spring, TX	8" Pipe Bursting	15-May-2024	$148,760.00	Martin Macias	General Contractor	832-436-8093
3-Jun-2024	HC MUD 6 Phase 2	Houston, TX	Pipe Bursting	7-Oct-2024	$628,000.00	Jack Flores	Construction Manager PE	646-996-7948
5-Aug-2024	Porter Lift Station D	Porter, TX	Force Main Installation	6-May-2025	$538,467.00	Jack Flores	Construction Manager PE	646-996-7948
1-Sep-2024	Mission Bend 2	Houston, TX	Sanitary Sewer Rehab	2-Dec-2024	$277,106.00	Jolie Craft	Project Manager/ District Engineer	713-557-7787
2-Sep-2024	El Campo #2 (Wharton Street Sewer - Pape Dawson Eng.)	El Campo, TX	8" - 15" Pipe Bursting	19-Dec-2025	$1,204,432.00	Kevin Thompson	Director Of Public Works	979-320-7215
1-Oct-2024	El Campo #3 (- Wharton St. San Sewer Improvements - Urban Engr.)	El Campo, TX	8" - 15" Pipe Bursting	10-Jan-2025	$900,886.00	Kevin Thompson	Director Of Public Works	979-320-7215
1-Oct-2024	Bunker Hill Village	Houston, TX	8-15" Pipe Bursting	8-Feb-2025	$1,102,445.00	Jacob Floyd	PE	713-213-3357
1-Oct-2024	Porter Lift Station "I"	Porter, TX	8" Pipe Burst	10-Jul-2025	$937,804.00	Jack Flores	Construction Manager PE	646-996-7948
7-Oct-2024	Chimney Hill MUD (N. Eldridge)	Houston, TX	Waterline Install	6-Jan-2025	$646,646.00	Jack Flores	Construction Manager PE	646-996-7948
18-Nov-2024	MUD 6 - Phase 2	Houston TX	8" Pipe Bursting	28-Feb-2025	$625,000.00	David Gonzalez	Project Coordinator II	786-678-5653
2-Dec-2024	MUD 41	Sugarland, TX	Lead Repairs	10-Mar-2025	$463,177.00	Lori Sanguedolce	Senior Client Manager	713-389-1502
2-Jan-2025	Harris - Ft Bend Counties MUD 1	Sugarland, TX	Pipe Bursting/ CIPP	21-Apr-2025	$189,840.00	Jolie Craft	Project Manager/ District Engineer	713-557-7787
6-Jan-2025	Harris County WCID 116	Houston TX	8" CIPP/ MH Rehab	22-Aug-2025	$896,896.00	Brian Helms	Senior Inspector	979-530-7517
8-Jan-2025	HCWCID No. 119	Houston TX	Pipe Bursting	30-Dec-2025	$679,521.60	David Gonzalez	Project Coordinator II	786-678-5653
10-Feb-2025	FT. Bend 41 (Cloverlodge)	Sugarland, TX	12" Waterline Installation	23-May-2025	$214,938.00	Lori Sanguedolce	Senior Client Manager	713-389-1502
17-Feb-2025	Porter Lift Station B-1 Force Main	Porter, TX	Install 16" Force Main	20-Feb-2026	$1,791,791.00	David Gonzalez	Project Coordinator II	786-678-5653
17-Feb-2025	Porter MUD Ford Rd Utility Relocate	Porter, TX	8", 6", 10" Sewer Install	18-May-2026	$1,606,821.50	David Gonzalez	Project Coordinator II	786-678-5653
3-Mar-2025	HC MUD 119	Houston TX	8" Water Line	23-Jun-2024	$679,000.00	Jack Flores	Construction Manager PE	646-996-7948
24-Mar-2025	Interstate Municipal Utility District	Katy, TX	10", 12" Pipe Bursting	27-Jun-2025	$355,638.00	Cole Caraway	Senior Project Manager PE	936-671-0301
5-May-2025	Clear Lake San Sewer Rehab Phase 101	Clearlake, TX	8" Pipe Bursting	26-Aug-2025	$589,000.00	Rafael Gamas	Construction Manager	832-683-8611
5-May-2025	HC WCID No 110	Houston, TX	Waterline Install	25-Oct-2026	$490,940.49	Norman Gutierrez	PE	512-799-5167
19-May-2025	Porter "L"	Porter, TX	Install 8" Force MAin	22-Dec-2025	$595,595.95	David Gonzalez	Project Coordinator II	786-678-5653
19-May-2025	Sunbelt Fresh Water Supply - Oak Glen Phase 1	Houston, TX	8" Waterline Installation	9-Jan-2026	$631,631.00	Jack Flores	Construction Manager PE	646-996-7948
9-Jun-2025	El Campo - Town & Country Site - Open Cut Water Line	El Campo, TX	Waterline Install	10-Oct-2025	$198,419.00	Kevin Thompson	Director Of Public Works	979-320-7215
28-Jul-2025	Louetta North PUD	Houston, TX	8" CIPP Install	17-Oct-2025	$550,000.00	Ronald Koehn	Construction Manager PE	713-594-7085
28-Jul-2025	City of Victoria	City of Victoria	16"-18" Pipe Bursting	20-Jan-2026	2,050,00.00	David Shevblak	City Engineer PE	361-485-3340
8-Sep-2025	Matagorda County (Blessing)	City of Blessing	8" Pipe Bursting	26-Dec-2025	$89,996.00	John Mercer	Construction Manager PE	361-782-7121
8-Sep-2025	Fort-Bend MUD 81	Sugarland, TX	Point Repairs	9-Feb-2026	$275,275.00	Lori Sanguedolce	Senior Client Manager	713-389-1502

RAM ROD UTILITIES, LLC - COMPANY REFRENCES

1.) HECTOR ACEVDO, ENGINEER, 281-499-5539, QUAIL VALLEY PIPE-BURSTING

2.) KEVIN THOMPSON, ENGINEER, 979-541-5075, EL CAMPO PIPE-BURSTING

3.) JACK FLORES, ENGINEER, 713-942-2700, PORTER LIFT STATION "I" PIPE-BURSTING

4.) JACOB FLOYD, ENGINEER, 713-461-3530, BUNKER HILL RD STATIC-BURSTING

5.) MIKE BRASHARD, ENGINEER, 979-479-6331, BAY CITY WATER LEAK REPAIRS

PREVIOUS PROJECTS

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6-Oct-2022	Ponderosa Forest	Houston TX	Slip Line	8-Oct-2022	$14,175.00	Daniel Eggert	District Operator	832-642-7577
25-Oct-2022	Pine Village MH	Houston TX	External Drop Connection	25-Oct-2022	$12,500.00	Rene Perales	District Operator	281-642-2391
2-Nov-2022	Sunbelt PB	Houston TX	Pipe Bursting 8" x 975LF	14-Nov-2022	$34,735.00	John Taylor	District Operator	281-850-5204
10-Nov-2022	League City Water	League City, TX	Bore/Set Water Meter and Connection	10-Nov-2022	$22,158.00	Rene Perales	District Operator	281-642-2391
3-Jan-2023	Sunbelt PR	Houston TX	Point Repairs 12"	5-Jan-2023	$16,696.00	John Taylor	District Operator	281-850-5204
12-Jan-2023	Sunbelt Heather Glen	Houston,Tx	12" Pipe Burst	20-Jan-2023	$74,075.00	John Taylor	District Operator	281-850-5204
20-Mar-2023	Timberlake Rehab	Cypress, TX	Pipe Bursting 8" x 4000LF	18-Jul-2023	$174,831.00	Jack Flores	Construction Manager PE	646-996-7948
5-Jun-2023	Quail Valley PB	Missouri City, TX	Pipe Bursting 12" x 2,000 LF	30-Aug-2023	$760,000.00	Richard Egula	District Operator	281-653-4578
1-Jul-2023	Reid Road Smoke Test	Houston,Tx	Smoke Test 26,088 LF	1-Aug-2023	$33,000.00	John Taylor	District Operator	281-850-5204
1-Aug-2023	Rushwood Rehab	Houston,Tx	8" Pipe Burst	23-Dec-2023	$392,000.00	Jack Flores	Construction Manager PE	646-996-7948
2-Oct-2023	MUD 50	Crosby, TX	3" Waterline Install	15-Jan-2025	$149,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
16-Oct-2023	Meadow Creek Sec 5	Missouri City, TX	8" Pipe Bursting	3-Nov-2023	$277,500.00	Richard Egula	District Operator	281-653-4578
16-Oct-2023	HC Mud 6 Phase 1	Houston TX	Pipe Bursting	6-Mar-2024	$325,000.00	Jack Flores	Construction Manager PE	646-996-7948
30-Oct-2023	MUD 69	Cypress, TX	8" Pipe Bursting	30-Nov-2023	$76,000.00	Dennis Eby	PE	713-957-0788
15-Nov-2023	HC MUD 24	Spring, TX	12" WaterLine Install	1-Feb-2024	$40,000.00	Dennis Eby	PE	713-957-0788
4-Dec-2023	MUD 70	Crosby, TX	8" Pipe Bursting	12-Apr-2024	$574,412.00	Jacob Floyd	PE	713-213-3357
1-Jan-2024	Bay City Water repairs	Bay City, TX	Water Leak Repairs	14-Apr-2024	$245,000.00	Krystal Mason	Asst. Director of Public Works	979-479-6331
2-Jan-2024	List Station D FM	Porter, TX	10" Force Main	30-May-2024	$538,467.00	Jack Flores	Construction Manager PE	646-996-7948
6-Jan-2024	El Campo - Meadow Ln	El Campo, TX	Pipe Bursting	1-Apr-2025	$31,442.85	Kevin Thompson	Director of Public Works	979-320-7215
1-Feb-2024	List Station I PB	Porter, TX	8" Pipe Bursting	20-May-2025	$885,304.00	Jack Flores	Construction Manager PE	646-996-7948
15-Mar-2024	Bunker Hill CIPP	Bunker Hill Village	15" CIPP	10-Apr-2024	$126,000.00	Jacob Floyd	PE	713-213-3357
9-Apr-2024	Spring Creek PB	Spring TX	8" Pipe Bursting	11-Apr-2024	$74,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
15-Apr-2024	Spring Creek SB	Spring, TX	12" Static Bursting	26-Apr-2024	$173,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
29-Apr-2024	CandleLight	Spring, TX	8" Pipe Bursting	15-May-2024	$148,760.00	Martin Macias	General Contractor	832-436-8093
3-Jun-2024	HC MUD 6 Phase 2	Houston, TX	Pipe Bursting	7-Oct-2024	$628,000.00	Jack Flores	Construction Manager PE	646-996-7948
5-Aug-2024	Porter Lift Station D	Porter, TX	Force Main Installation	6-May-2025	$538,467.00	Jack Flores	Construction Manager PE	646-996-7948
1-Sep-2024	Mission Bend 2	Houston, TX	Sanitary Sewer Rehab	2-Dec-2024	$277,106.00	Jolie Craft	Project Manager/ District Engineer	713-557-7787
2-Sep-2024	El Campo #2 (Wharton Street Sewer - Pape Dawson Eng.)	El Campo, TX	8" - 15" Pipe Bursting	19-Dec-2025	$1,204,432.00	Kevin Thompson	Director Of Public Works	979-320-7215
1-Oct-2024	El Campo #3 (- Wharton St. San Sewer Improvements - Urban Engr.)	El Campo, TX	8" - 15" Pipe Bursting	10-Jan-2025	$900,886.00	Kevin Thompson	Director Of Public Works	979-320-7215
1-Oct-2024	Bunker Hill Village	Houston, TX	8-15" Pipe Bursting	8-Feb-2025	$1,102,445.00	Jacob Floyd	PE	713-213-3357
1-Oct-2024	Porter Lift Station "I"	Porter, TX	8" Pipe Burst	10-Jul-2025	$937,804.00	Jack Flores	Construction Manager PE	646-996-7948
7-Oct-2024	Chimney Hill MUD (N. Eldridge)	Houston, TX	Waterline Install	6-Jan-2025	$646,646.00	Jack Flores	Construction Manager PE	646-996-7948
18-Nov-2024	MUD 6 - Phase 2	Houston TX	8" Pipe Bursting	28-Feb-2025	$625,000.00	David Gonzalez	Project Coordinator II	786-678-5653
2-Dec-2024	MUD 41	Sugarland, TX	Lead Repairs	10-Mar-2025	$463,177.00	Lori Sanguedolce	Senior Client Manager	713-389-1502
2-Jan-2025	Harris - Ft Bend Counties MUD 1	Sugarland, TX	Pipe Bursting/ CIPP	21-Apr-2025	$189,840.00	Jolie Craft	Project Manager/ District Engineer	713-557-7787
6-Jan-2025	Harris County WCID 116	Houston TX	8" CIPP/ MH Rehab	22-Aug-2025	$896,896.00	Brian Helms	Senior Inspector	979-530-7517
8-Jan-2025	HCWCID No. 119	Houston TX	Pipe Bursting	30-Dec-2025	$679,521.60	David Gonzalez	Project Coordinator II	786-678-5653
10-Feb-2025	FT. Bend 41 (Cloverlodge)	Sugarland, TX	12" Waterline Installation	23-May-2025	$214,938.00	Lori Sanguedolce	Senior Client Manager	713-389-1502
17-Feb-2025	Porter Lift Station B-1 Force Main	Porter, TX	Install 16" Force Main	20-Feb-2026	$1,791,791.00	David Gonzalez	Project Coordinator II	786-678-5653
17-Feb-2025	Porter MUD Ford Rd Utility Relocate	Porter, TX	8", 6", 10" Sewer Install	18-May-2026	$1,606,821.50	David Gonzalez	Project Coordinator II	786-678-5653
3-Mar-2025	HC MUD 119	Houston TX	8" Water Line	23-Jun-2024	$679,000.00	Jack Flores	Construction Manager PE	646-996-7948
24-Mar-2025	Interstate Municipal Utility District	Katy, TX	10", 12" Pipe Bursting	27-Jun-2025	$355,638.00	Cole Caraway	Senior Project Manager PE	936-671-0301
5-May-2025	Clear Lake San Sewer Rehab Phase 101	Clearlake, TX	8" Pipe Bursting	26-Aug-2025	$589,000.00	Rafael Gamas	Construction Manager	832-683-8611
5-May-2025	HC WCID No 110	Houston, TX	Waterline Install	25-Oct-2026	$490,940.49	Norman Gutierrez	PE	512-799-5167
19-May-2025	Porter "L"	Porter, TX	Install 8" Force MAin	22-Dec-2025	$595,595.95	David Gonzalez	Project Coordinator II	786-678-5653
19-May-2025	Sunbelt Fresh Water Supply - Oak Glen Phase 1	Houston, TX	8" Waterline Installation	9-Jan-2026	$631,631.00	Jack Flores	Construction Manager PE	646-996-7948
9-Jun-2025	El Campo - Town & Country Site - Open Cut Water Line	El Campo, TX	Waterline Install	10-Oct-2025	$198,419.00	Kevin Thompson	Director Of Public Works	979-320-7215
28-Jul-2025	Louetta North PUD	Houston, TX	8" CIPP Install	17-Oct-2025	$550,000.00	Ronald Koehn	Construction Manager PE	713-594-7085
28-Jul-2025	City of Victoria	City of Victoria	16"-18" Pipe Bursting	20-Jan-2026	2,050,00.00	David Shevblak	City Engineer PE	361-485-3340
8-Sep-2025	Matagorda County (Blessing)	City of Blessing	8" Pipe Bursting	26-Dec-2025	$89,996.00	John Mercer	Construction Manager PE	361-782-7121
8-Sep-2025	Fort-Bend MUD 81	Sugarland, TX	Point Repairs	9-Feb-2026	$275,275.00	Lori Sanguedolce	Senior Client Manager	713-389-1502

Proposal Form – Competitive Sealed Proposal 00300

PROJECT: Sanitary Sewer Rehabilitation – SSOI Program Section 12

OWNER: **CITY OF CONROE**
Tara B. Gaha P.E. – Senior Assistant City Engineer - CIP
Engineering
700 Metcalf St.
Conroe, Texas 77301

PROPOSER: Ram Rod Utilities, LLC
Company Name

26119 Interstate 45 N. Suite 215
Company Address

Spring TX 77380
City, State, Zip

281-809-3106
Telephone

U2G7YXTTT9M5 - 13622
Required: SAM.gov UIN Number - Register at SAM.gov

APPLICABLE CONTRACT DOCUMENTS

Documents and Specifications:

- **Project Contract Documents CSP # 2025-38**

Having examined the Contract Documents, including the Instructions to Bidders, Form of Agreement, the General and Supplemental Conditions of the Contract, the Drawings, Technical Specifications including Addenda numbered 1 through 2 inclusive, as prepared by the Engineer named above, the undersigned proposes to perform the complete work required by the said Documents for:

TOTAL SUM OF BASE PROPOSAL (Please also upload a Schedule of Values)

Amount written in words (ex. Fifty Thousand Dollars)

One Million, Nine Hundred Thirty Thousand, Five Hundred

$ (Amount in figures ex. $50,000.00) $1,930,500.00

Proposer hereby acknowledges receipt of the following addenda:

ADDENDUM NO.1 RECEIVED 7/20 ADDENDUM NO.2 RECEIVED 7/29

ADDENDUM NO.3 RECEIVED _____ ADDENDUM NO.4 RECEIVED _____

ADDENDUM NO.5 RECEIVED _____ ADDENDUM NO.6 RECEIVED _____

The city will make every effort to supply proposers with a copy of all addenda relating to this project. However, it will be the sole responsibility of the proposer to secure all addenda issued and make them part of the CSP documents. All addenda will be uploaded to OPENGOV.

Where applicable, if the Owner elects to subtract any or all of the Alternate items, the undersigned agrees to modify the Total Sum Bid as stipulated in the Total Contract Award above. Alternate amounts shall include all variations in profit, over-head, bonds, insurance, and other related items. Time of completion shall not be changed if alternates are subtracted. To be a valid bid, all alternates must be bid. A "no bid" on any alternate will be reason for rejection of the entire bid.

The undersigned bidder, pursuant to the right reserved by the Owner under Consideration of Bids as to rejection of bids, agrees to accept the award of said contract and hereby agrees to furnish performance and payment bonds in the amount of Contract Price and to enter into a Contract within ten (10) days after date of due notification from the Owner of award of the Contract; and further agrees to achieve Substantial Completion including the furnishing of all labor, tools, materials, plant and equipment and perform all services as set out in this Agreement, in accordance with the terms of the same, the work for this project is to be substantially complete within _____ calendar days and complete in full within 30 calendar days after the date of Substantial Completion.

The undersigned accepts that this Bid Form becomes a part of the Contract Documents upon the signing of the Owner/Contractor Agreement and failure of the Bidder to comply with any part of his bid may be taken as failure to comply with the Contract Documents and may be just cause of rejection of the Work.

The undersigned further certifies that the bid prices contained in the bid have been carefully checked and are correct and final and shall remain firm for a period of forty-five (45) days from the bid due date.

The undersigned states that the cost of payment and performance bonds in an amount equal to 100% of the Contract Price and shall be included as part of the Total Sum Bid.

The undersigned states that charges for overhead and profit in connection with authorized changes in the Work shall be as follows:

1. Changes that result in a net increased cost:
   a. Cost for labor and material provided by the General Contractor's own forces shall include a maximum General Contractor's mark-up of 15 % overhead and profit.
   b. Cost of labor and material provided by Subcontractors shall include a maximum General Contractor's mark-up of 15 % overhead and 15 % profit.
2. Changes that result in a net decreased cost:
   a. Credit for labor and material to have been provided by the General Contractor's own forces shall include credits for General Contractor's mark-up of 15 % overhead and 15 % profit.
   b. Credit for labor and materials to have been provided by Subcontractors shall include credits for General Contractor mark-up of 15 % overhead and 15 % profit.

I agree to provide all accompaniments to this bid as required by the Instructions to Proposers, General Conditions, General Contract Clauses, Texas Clauses and Special Conditions of the agreement.

Signature: _____

Typed Name: Daniel Hernandez

Title: CEO

Ram Rod Utilities, LLC
Name of Corporation, Partnership or Joint Venture

26119 Interstate 45 N. Suite 215 Spring Tx 77380
Legal Mailing Address

7/30/21
Date Signed

END OF DOCUMENT

Section 00300

completed value of the project upon all buildings, facilities, or structures on which work of the contracted work is to be done and upon all materials and equipment in or adjacent thereto or those that are off-site but which are intended for use, installation or furnishings in the project. The term all-risk" shall include but not be limited to acts of God, strikes, lockouts or other industrial disturbances, acts of the public enemy, war, blockades, insurrections, riots, epidemics, landslides, lightning, earthquakes, fires, storms, floods, washouts, droughts, tornadoes, hurricanes, arrests and restraints of government and people, explosions, breakage or damage to machinery, and any other inabilities of either party, whether similar to those enumerated or otherwise, and not within the reasonable control of the party claiming such inability, which by the exercise of due diligence and care such party could not have avoided.

6. PROPOSAL FORM - COMPETITIVE SEALED PROPOSAL 00300

BASE BID

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
1	MOBILIZATION (max. 5% of Construction Amount)	1	LS	$10,000.00	$10,000.00
2	BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY PER TXDOT ITEM 502	1	LS	$1200.00	$1200.00
3	CLEANING & CCTV INSPECTION (PRE-INSTALLATION) (ALL PIPE SIZE), PER COC SPEC 00300-012	15,076	LF	$2.90	$43,720.40
4	CLEANING & CCTV INSPECTION (POST-INSTALLATION) (ALL PIPE SIZE), PER COC SPEC 00300-012	14,981	LF	$1.90	$28,463.90

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
5	SEWER REHAB (STATIC PIPE BURST) (6-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	3,947	LF	$98.00	$386,806.00
6	SEWER REHAB (STATIC PIPE BURST) (8-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	4,988	LF	$98.00	$488,824.00
7	SEWER REHAB (PNEUMATIC PIPE BURST) (6-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	1,041	LF	$35.00	$36,435.00
8	SEWER REHAB (PNEUMATIC PIPE BURST) (8-IN TO 8-IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-020	4,435	LF	$35.00	$155,225.00
9	REHAB SWR MH (CEMENT LINING) (1-IN TH; 12.56 SF/VF) (SPRAY-APPLY), COMPLETE IN PLACE, PER COC SPEC 00300-023	790	VF	$120.00	$94,800.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
10	RE-CONNECT SAN SWR SERV. SAME SIDE OF THE STREET OR BACKYARD (SHORT TAP)(ALL SIZE)(SERVICE LEADS AND CLEANOUT INCLD), COMPLETE IN PLACE (QWIKSEAL-FERNCO OR EQUIVALENT), PER COC SPEC 00300-009	100	EA	$750.00	$75,000.00
11	RE-CONNECT SAN SWR SERVICE ACROSS THE STREET (LONG TAP) (ALL SIZE)(SERVICE LEADS AND CLEANOUT INCLD), (QWIKSEAL-FERNCO OR EQUIVALENT), COMPLETE IN PLACE, PER COC SPEC 00300-009	20	EA	$900.00	$18,000.00
12	MH VENT STRUCTURE (4-IN), INCLUDING ALL APPERTUNANCES, COMPLETE IN PLACE, PER PLAN DETAIL	5	EA	$3100.00	$15,500.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
13	TEMPORARY SEWER BYPASS, INCLUDING BYPASS PLAN (SIGNED & SEALED), SET UP, MAINTENANCE, MONITORING & REMOVAL, COMPLETE IN PLACE, PER COC SPEC 00300-002	1	LS	$7475.70	$7475.70
14	20-IN STL CSG (TRENCHLESS), INCLD RESTRAINED JT. CARRIER PIPE (12" GREEN PVC C900, DR-18), CASING SPACERS & END SEALS, COMPLETE IN PLACE	90	LF	$265.00	$23,850.00
15	RAISED MH TOP, INCLUDING EMBANKMENT (SELECT FILL, DENSITY CONTROLLED) & REINF. CONC. PAD, (FOR MH IN THE FLOOD PLAIN), PER PLAN DETAIL, COMPLETE IN PLACE	5	EA	$700.00	$3500.00
16	REMOVE AND REPLACE MH R&C (SEWER), COMPLETE IN PLACE	50	EA	$1,700.00	$85,000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
17	REMOVE SAN SWR CLEANOUT (6IN), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	6	EA	$500.00	$3,000.00
18	SAN SEWER MANHOLE (PRECAST) (ø5-FT; STD) (R&C)(ALL DEPTHS), COMPLETE IN PLACE (WHEN APPROVED BY CITY), PER COC SPEC 00300-006	6	EA	$7,000.00	$42,000.00
19	SAN SEWER MANHOLE (PRECAST) (ø4-FT; STD) (R&C)(ALL DEPTHS), COMPLETE IN PLACE (WHEN APPROVED BY CITY), PER COC SPEC 00300-006	6	EA	$5,300.00	$31,800.00
20	CONCRETE APPRON FOR SWR MH (5'X5'), COMPLETE IN PLACE, PER PLAN DETAIL (WHEN APPROVED BY CITY)	10	EA	$500.00	$5,000.00
21	SAN SEWER EXTERAL DROP STRUCTURE (ALL SIZES), COMPLETE IN PLACE, PER PLAN DETAIL	5	EA	$1200.00	$6000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
22	REHAB (ALL SIZES) SAN SWR (CIPP METHOD), COMPLETE IN PLACE, PER COC SPEC 00300-026 (WHEN APPROVED BY CITY)	200	LF	$50.00	$10,000.00
23	MECHANICAL CLEANING (INCLUDING REMOVAL OF ROOTS AND TUBERCULATION (WHEN APPROVED BY CITY)	200	LF	$8.00	$1,600.00
24	INSTALL SAN SWR (8-IN) (PVC SDR-26) (OPEN-CUT) (ALL DEPTHS) (UNPAVED AREA), INCLD EXIST PIPE REMOVAL, BEDDING & BACKFILL, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	300	LF	$60.00	$18,000.00
25	INSTALL SAN SWR (12-IN) (PVC SDR-26) (OPEN-CUT) (ALL DEPTHS) (UNPAVED AREA), INCLD EXIST PIPE REMOVAL, BEDDING & BACKFILL, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	1,210	LF	$75.00	$90,750.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
26	TRENCH SAFETY SYSTEM, COMPLETE IN PLACE, PER COC SPEC 00100-004, (WHEN APPROVED BY CITY)	1,760	LF	$1.00	$1760.00
27	POINT REPAIR (ALL DEPTHS) (ALL SIZE) (MIN. 10-FT), COMPLETE IN PLACE, PER COC SPEC 00300-021 (WHEN APPROVED BY CITY)	10	EA	$2000.00	$20,000.00
28	CUT & RESTORE PVMT OR DRIVEWAY (CONC), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	488	SY	$100.00	$48,800.00
29	CUT & RESTORE PVMT OR DRIVEWAY (ASPH), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	100	SY	$90.00	$9,000.00
30	CONNECT NEW SEWER TO EXIST SEWER MH (ALL SIZES) (COMPLETE IN PLACE)	2	EA	$1,000.00	$2,000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
31	TIE-IN EXIST SAN SEW TO PROP MANHOLE (ALL SIZES) (COMPLETE IN PLACE)	2	EA	$1,000.00	$2,000.00
32	GROUT FILL AND ABANDON EXISTING SEWER LINE (12"), INCLD. CUT & PLUG AT MH, COMPLETE IN PLACE	145	LF	$12.00	$1740.00
33	REMOVE AND REPLACE FENCE (6') (CHAINLINK), COMPLETE IN PLACE, PER COC SPEC 00100-012 (WHEN APPROVED BY CITY)	150	LF	$20.00	$3,000.00
34	REMOVE AND REPLACE FENCE (6') (WOODEN), COMPLETE IN PLACE, PER COC SPEC 00100-011 (WHEN APPROVED BY CITY)	150	LF	$15.00	$2250.00
35	BLOCK SOD ESTABLISHMENT, COMPLETE IN PLACE, PER COC SPEC 00100-015 (WHEN APPROVED BY CITY)	1,500	SY	$2.00	$3,000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
36	HYDROMULCH SEEDING, COMPLETE IN PLACE, PER COC SPEC 00100-016 (WHEN APPROVED BY CITY)	1,500	SY	$2.00	$3,000.00
37	LOCATE UTILITY (SUE) (QL-A) (HYDRO-VAC) (ALL DEPTHS), PER COC SPEC 00100-021, AS DIRECTED BY THE EGINEER (MIN. $500/EA)	10	EA	$1,000.00	$10,000.00
38	DEWATERING (GROUNWATER & SURFACE), INCLUDING DEWATERING SYSTEM SIZING, SETUP & OPERATION, PER COC SPEC 00100-005, COMPLETE IN PLACE (MIN. BID $35.00/LF)	2,000	LF	$45.00	$90,000.00
39	CEMENT STABILIZED SAND BACKFILL, COMPLETE IN PLACE, PER COC SPEC 00100-014, (WHEN APPROVED BY CITY)(MIN. BID $55/CY)	200	CY	$10.00	$2000.00
40	UTILITY CONTIGENCY (TO BE USED WHEN APPROVED BY THE CITY)	1	LS	$50,000.00	$50,000.00

Line Item	Description	Quantity	Unit of Measure	Unit Cost	Total
TOTAL			$ 1,930,500.00		

7. EVALUATION

No.	Evaluation Criteria	Scoring Method	Weight (Points)
1.	**The proposed price/cost** Points for Price = [1-(P-L/L)] x 40 points Where: P= Proposer's Amount L=Lowest Proposer's Amount Point for Price = Zero, when ≥ 2 times L	Points Based	40 *(40% of Total)*
2.	**The quality of the Bidder's goods or services.** What to look for: You will need the references, Purchasing's vendor performance reports, and State comptroller's Vendor Performance Report. • Were there warranty concerns? How did the contractor address? • etc.	Points Based	20 *(20% of Total)*

3.	**The reputation/past relationship with the City of Conroe.** 1) What is the past experience with this contractor? 2) See if Purchasing has a vendor performance evaluation? 3) Vendor Performance Tracking from the State Comptroller's Office? (Purchasing will provide VPT Report if available) Not all vendors will have this. • Scores A-C is good • Score D is acceptable • Score F is not good.	Points Based	10 *(10% of Total)*
4.	**Time for completion of project scheduling.** What to look for: Is the time the contractor proposed realistic? Example: • Engineer's Estimated Timeline: 200 days. • Bidder A: 190 days (feasible) • Bidder B: 250 days (too long) • Bidder C: 120 days (unrealistic)	Points Based	10 *(10% of Total)*
5.	**The ability and qualifications of professional personnel.** What to look for: • Years of Experience • Professional Licenses • OSHA Training / Safety Coordinator • Age and type of Equipment • Refer to reference checks.	Points Based	10 *(10% of Total)*

6.	**Financial capability (or workload of firm).** What to look for: • Maintain consistent profitability. • Strengthen working capital and avoid over-leveraging. • Collect receivables promptly to improve cash flow. • Diversify project portfolio to reduce financial volatility.	Points Based	5 *(5% of Total)*
7.	**Safety Record - EMR Score** The **Experience Modification Rate (EMR)** is a numerical factor used by insurance companies to measure a construction company's **workers' compensation claims history** compared to other companies in the same industry. • **Baseline**: An EMR of **1.0** is considered average. • **Lower than 1.0**: Better-than-average safety record → lower insurance premiums. • **Higher than 1.0**: Worse-than-average safety record → higher insurance premiums.	Points Based	5 *(5% of Total)*

8. SCOPE OF WORK

8.1. Sanitary Sewer Rehabilitation - SSOI Program Section 12

This project will address sanitary sewer overflows. Project funding will support sewer line and manhole rehabilitation, capacity studies, lift station upgrades, GIS mapping, information management improvements, and enhancements to the fats, oils, and grease (FOG) program.

9. VENDOR QUESTIONNAIRE

1. Cover Letter*

Provide a cover letter indicating your firm's understanding of the requirements of this specific job bid. The letter must be brief and formal from the proposer that provides information regarding the firm's interest in and ability to perform the requirements of the proposal. A person who is authorized by the organization to enter into an agreement with the City of Conroe will sign the letter.

Please include all contact information.

*Response required

2. Acceptance of Conditions*

Indicate any exceptions to the terms and conditions of this CSP, including the Scope of Services. Include a copy of all amendments issued pertaining to this CSP.

*Response required

3. **Calendar Days for Substantial Completion***
Please enter only number of days (ex. 365)

Maximum response length: 4 characters

*Response required

4. **Company Background***
2 - Pages Maximum

A. Years in business under present name.

B. Name and address of each office location.

C. Ownership structure (Corporation / Partnership).

D. Names and titles of officers in the company.

E. Company trade organizations/associations/affiliations

*Response required

5. **Experience of Key Personnel on Similar Jobs***

A. List key personnel that will be assigned or oversee this job.

B. Provide resumes for key personnel.

C. List all subcontractors that will be used for this construction project.

*Response required

6. **References***
Provide references from the last five similar construction projects for which your company provided This project will address sanitary sewer overflows. Project funding will support sewer line and manhole rehabilitation, capacity studies, lift station upgrades, GIS mapping, information management improvements, and enhancements to the fats, oils, and grease (FOG) program.

*Response required

7. **Proposal Form -Competitive Sealed Proposal 0300***
Please download the below documents, complete, and upload.

- Proposal_Form_0300.docx

*Response required

8. **Copies of Bonds***
*Response required

9. **List of Ongoing and Completed Projects***
Provide a list of all public and private construction projects in which your company is currently involved, or has been involved, in whole or in part, as a General Contractor.

Please list project description, cost, and status.

*Response required

10. **Copies of Insurance Certifications***
*Response required

11. **Form 1295***
*Response required

12. **EMR Insurance Score***
*Response required

13. **Are you HUB Certified?***
☐ Yes
☐ No

*Response required

When equals "Yes"

13.1. **HUB Certification***
*Response required

When equals "No"

13.2. **Please upload a memo stating that you are not HUB certified.***
*Response required

14. **SAM.gov Status***
*Response required

15. **Signed Addendums***
*Response required

16. **Acknowledgement of Terms & Conditions***
Please download the below document, complete, and upload.

- Acknowledgement_of_Terms_an...

*Response required

17. **Naming Subcontractors***
Please download the below documents, complete, and upload.

- NAMING_SUBCONTRACTORS.pdf

*Response required

18. **Conflict of Interest Questionnaire***
Please click the link and complete the form.

Form CIQ (Conflict of Interest Questionnaire)

*Response required

19. **Acknowledgement of Respondent***

By clicking "Please confirm" below, Bidder agrees to provide any additional information requested during bid selection process.

☐ Please confirm

*Response required

Liberty Mutual Surety
Attention: LMS Claims
P.O. Box 34526
Seattle, WA 98124
Phone: 206-473-6210
Fax: 866-548-6837
Email: HOSCL@libertymutual.com
www.LibertyMutualSuretyClaims.com

Liberty Mutual Insurance Company

BID OR PROPOSAL BOND

KNOW ALL MEN BY THESE PRESENTS, That we, Ram Rod Utilities, LLC

of Spring, TX

(hereinafter called the Principal) as Principal, and Liberty Mutual Insurance Company, with its principal office in the City of Boston, Massachusetts (hereinafter called the Surety), as Surety, are held and firmly bound unto City of Conroe

of

(hereinafter called the Obligee) in the penal sum of Ten Percent of Greatest Amount Bid Dollars (10% G.A.B.) lawful money of the United States, for the payment of which sum well and truly to be made, we bind ourselves, our heirs, executors, administrators, successors and assigns.

THE CONDITION OF THIS OBLIGATION IS SUCH, that whereas, the Principal has submitted the accompanying bid dated July 30, 2026 for

Sanitary Sewer Rehabilitation - SSOI Program Section 12

NOW, THEREFORE, if the Obligee shall make any award according to the terms of said bid and the Principal shall enter into a contract with said Obligee in accordance with the terms of said bid and provide a bond for the faithful performance thereof within the time specified; or if no time is specified within thirty days after the date of said award; or if the Principal shall, in the case of failure so to do, indemnify the Obligee against any loss the Obligee may suffer directly arising by reason of such failure, not exceeding the penalty of this bond, then this obligation shall be null and void; otherwise to remain in full force and virtue.

Signed, sealed and dated: July 30, 2026

Ram Rod Utilities, LLC
Principal

By:

Liberty Mutual Insurance Company

By:
Mireli Stanford (Attorney-in-fact)

LIBERTY MUTUAL INSURANCE COMPANY INCORPORATED 1912 MASSACHUSETTS

This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

Certificate No: 8210873-989979

POWER OF ATTORNEY

KNOWN ALL PERSONS BY THESE PRESENTS: That The Ohio Casualty Insurance Company is a corporation duly organized under the laws of the State of New Hampshire, that Liberty Mutual Insurance Company is a corporation duly organized under the laws of the State of Massachusetts, and West American Insurance Company is a corporation duly organized under the laws of the State of Indiana (herein collectively called the "Companies"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint, Brian P. Herrera; Jacob Strader; Justin McQuain; Megan Liescheski; Mireli Stanford

all of the city of Spring state of TX each individually if there be more than one named, its true and lawful attorney-in-fact to make, execute, seal, acknowledge and deliver, for and on its behalf as surety and as its act and deed, any and all undertakings, bonds, recognizances and other surety obligations, in pursuance of these presents and shall be as binding upon the Companies as if they have been duly signed by the president and attested by the secretary of the Companies in their own proper persons.

IN WITNESS WHEREOF, this Power of Attorney has been subscribed by an authorized officer or official of the Companies and the corporate seals of the Companies have been affixed thereto this 13th day of October, 2023.

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

By: _____
David M. Carey, Assistant Secretary

State of PENNSYLVANIA
County of MONTGOMERY ss

On this 13th day of October, 2023 before me personally appeared David M. Carey, who acknowledged himself to be the Assistant Secretary of Liberty Mutual Insurance Company, The Ohio Casualty Company, and West American Insurance Company, and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal at Plymouth Meeting, Pennsylvania, on the day and year first above written.

Commonwealth of Pennsylvania - Notary Seal
Teresa Pastella, Notary Public
Montgomery County
My commission expires March 28, 2025
Commission number 1126044
Member, Pennsylvania Association of Notaries

By: _____
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-laws and Authorizations of The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company which resolutions are now in full force and effect reading as follows:

ARTICLE IV – OFFICERS: Section 12. Power of Attorney.
Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

ARTICLE XIII – Execution of Contracts: Section 5. Surety Bonds and Undertakings.
Any officer of the Company authorized for that purpose in writing by the chairman or the president, and subject to such limitations as the chairman or the president may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Company by their signature and execution of any such instruments and to attach thereto the seal of the Company. When so executed such instruments shall be as binding as if signed by the president and attested by the secretary.

Certificate of Designation – The President of the Company, acting pursuant to the Bylaws of the Company, authorizes David M. Carey, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

Authorization – By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company do hereby certify that the original power of attorney of which the foregoing is a full, true and correct copy of the Power of Attorney executed by said Companies, is in full force and effect and has not been revoked.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seals of said Companies this 30th day of July, 2026.

By: _____
Renee C. Llewellyn, Assistant Secretary

Not valid for mortgage, note, loan, letter of credit, currency rate, interest rate or residual value guarantees.

For bond and/or Power of Attorney (POA) verification inquiries, please call 610-832-8240 or email HOSUR@libertymutual.com.

Liberty Mutual Surety
Attention: LMS Claims
P.O. Box 34526
Seattle, WA 98124
Phone: 206-473-6210
Fax: 866-548-6837
Email: HOSCL@libertymutual.com
www.LibertyMutualSuretyClaims.com

TEXAS
IMPORTANT NOTICE

To obtain information or make a complaint:

You may call toll-free for information or to make a complaint at:
206-473-6210

You may also write to:
Liberty Mutual Surety Claims
P.O. Box 34526
Seattle, WA 98124

You may contact the Texas Department of Insurance to obtain information on companies, coverages, rights or complaints at 1-800-252-3439.

You may write the Texas Department of Insurance Consumer Protection (111-1A)
P. O. Box 149091
Austin, TX 78714-9091
FAX: (512) 490-1007
Web: http://www.tdi.texas.gov
E-mail: ConsumerProtection@tdi.texas.gov

PREMIUM OR CLAIM DISPUTES:

Should you have a dispute concerning your premium or about a claim you should first contact the agent or call 1-800-843-6446. If the dispute is not resolved, you may contact the Texas Department of Insurance.

ATTACH THIS NOTICE TO YOUR POLICY:

This notice is for information only and does not become a part or condition of the attached document.

TEXAS
AVISO IMPORTANTE

Para obtener informacion o para someter una queja:

Usted puede llamar al numero de telefono gratis para informacion o para someter una queja al:
206-473-6210

Usted tambien puede escribir a:
Liberty Mutual Surety Claims
P.O. Box 34526
Seattle, WA 98124

Puede comunicarse con el Departamento de Seguros de Texas para obtener informacion acerca de companias, coberturas, derechos o quejas al 1-800-252-3439.

Puede escribir al Departamento de Seguros de Texas Consumer Protection (111-1A)
P. O. Box 149091
Austin, TX 78714-9091
FAX # (512) 490-1007
Web: http://www.tdi.texas.gov
E-mail: ConsumerProtection@tdi.texas.gov

DISPUTAS SOBRE PRIMAS O RECLAMOS:

Si tiena una disputa concerniente a su prima o a un reclamo, debe comunicarse con el agente o primero. Si no se resuelve la disputa, puede entonces comunicarse con el departamento (TDI)

UNA ESTE AVISO A SU POLIZA:

Este aviso es solo para proposito de informacion y no se convierte en parte o condicion del documento adjunto.

PREVIOUS PROJECTS

Contract Start Date	Project Name	Location	Scope of Work	Contract End Date	Project Cost	Contact Name	Title(s)	Telephone No.
26-Jul-2022	Wharton PB	Wharton, TX	Pipe Bursting 8" x 500LF	29-Jul-2022	$34,450.00	Daniel Chapa	Project Coordinator	979-533-4575
12-Sep-2022	Sunbelt FWSD	Houston, TX	Pipe Bursting 8" x 2,250LF	24-Sep-2022	$100,560.00	John Taylor	District Operator	281-850-5204
29-Sep-2022	Pine Village Storm	Houston TX	Storm Sewer 24"	29-Sep-2022	$5,400.00	Rene Perales	District Operator	281-642-2391
6-Oct-2022	Ponderosa Forest	Houston TX	Slip Line	8-Oct-2022	$14,175.00	Daniel Eggert	District Operator	832-642-7577
25-Oct-2022	Pine Village MH	Houston TX	External Drop Connection	25-Oct-2022	$12,500.00	Rene Perales	District Operator	281-642-2391
2-Nov-2022	Sunbelt PB	Houston TX	Pipe Bursting 8" x 975LF	14-Nov-2022	$34,735.00	John Taylor	District Operator	281-850-5204
10-Nov-2022	League City Water	League City, TX	Bore/Set Water Meter and Connection	10-Nov-2022	$22,158.00	Rene Perales	District Operator	281-642-2391
3-Jan-2023	Sunbelt PR	Houston TX	Point Repairs 12"	5-Jan-2023	$16,696.00	John Taylor	District Operator	281-850-5204
12-Jan-2023	Sunbelt Heather Glen	Houston,Tx	12" Pipe Burst	20-Jan-2023	$74,075.00	John Taylor	District Operator	281-850-5204
20-Mar-2023	Timberlake Rehab	Cypress, TX	Pipe Bursting 8" x 4000LF	18-Jul-2023	$174,831.00	Jack Flores	Construction Manager PE	646-996-7948
5-Jun-2023	Quail Valley PB	Missouri City, TX	Pipe Bursting 12" x 2,000 LF	30-Aug-2023	$760,000.00	Richard Eguia	District Operator	281-653-4578
1-Jul-2023	Reid Road Smoke Test	Houston,Tx	Smoke Test 26,088 LF	1-Aug-2023	$33,000.00	John Taylor	District Operator	281-850-5204
1-Aug-2023	Rushwood Rehab	Houston,Tx	8" Pipe Burst	23-Dec-2023	$392,000.00	Jack Flores	Construction Manager PE	646-996-7948
2-Oct-2023	MUD 50	Crosby, TX	3" Waterline Install	15-Jan-2025	$149,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
16-Oct-2023	Meadow Creek Sec 5	Missouri City, TX	8" Pipe Bursting	3-Nov-2023	$277,500.00	Richard Eguia	District Operator	281-653-4578
16-Oct-2023	HC Mud 6 Phase 1	Houston TX	Pipe Bursting	6-Mar-2024	$325,000.00	Jack Flores	Construction Manager PE	646-996-7948
30-Oct-2023	MUD 69	Cypress, TX	8" Pipe Bursting	30-Nov-2023	$76,000.00	Dennis Eby	PE	713-957-0788
15-Nov-2023	HC MUD 24	Spring, TX	12" WaterLine Install	1-Feb-2024	$40,000.00	Dennis Eby	PE	713-957-0788
4-Dec-2023	MUD 70	Crosby, TX	8" Pipe Bursting	12-Apr-2024	$574,412.00	Jacob Floyd	PE	713-213-3357
1-Jan-2024	Bay City Water repairs	Bay City, TX	Water Leak Repairs	14-Apr-2024	$245,000.00	Krystal Mason	Asst. Director of Public Works	979-479-6331
2-Jan-2024	List Station D FM	Porter, TX	10" Force Main	30-May-2024	$538,467.00	Jack Flores	Construction Manager PE	646-996-7948
6-Jan-2024	El Campo - Meadow Ln	El Campo, TX	Pipe Bursting	1-Apr-2025	$31,442.85	Kevin Thompson	Director of Public Works	979-320-7215
1-Feb-2024	List Station I PB	Porter, TX	8" Pipe Bursting	20-May-2025	$885,304.00	Jack Flores	Construction Manager PE	646-996-7948
15-Mar-2024	Bunker Hill CIPP	Bunker Hill Village	15" CIPP	10-Apr-2024	$126,000.00	Jacob Floyd	PE	713-213-3357
9-Apr-2024	Spring Creek PB	Spring TX	8" Pipe Bursting	11-Apr-2024	$74,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
15-Apr-2024	Spring Creek SB	Spring, TX	12" Static Bursting	26-Apr-2024	$173,000.00	Jennifer Steen	Senior Project Manager	713-485-8108
29-Apr-2024	CandleLight	Spring, TX	8" Pipe Bursting	15-May-2024	$148,760.00	Martin Macias	General Contractor	832-436-8093
3-Jun-2024	HC MUD 6 Phase 2	Houston, TX	Pipe Bursting	7-Oct-2024	$628,000.00	Jack Flores	Construction Manager PE	646-996-7948
5-Aug-2024	Porter Lift Station D	Porter, TX	Force Main Installation	6-May-2025	$538,467.00	Jack Flores	Construction Manager PE	646-996-7948
1-Sep-2024	Mission Bend 2	Houston, TX	Sanitary Sewer Rehab	2-Dec-2024	$277,106.00	Jolie Craft	Project Manager/ District Engineer	713-557-7787
2-Sep-2024	El Campo #2 (Wharton Street Sewer - Pape Dawson Eng.)	El Campo, TX	8" - 15" Pipe Bursting	19-Dec-2025	$1,204,432.00	Kevin Thompson	Director Of Public Works	979-320-7215
1-Oct-2024	El Campo #3 (- Wharton St. San Sewer Improvements - Urban Engr.)	El Campo, TX	8" - 15" Pipe Bursting	10-Jan-2025	$900,886.00	Kevin Thompson	Director Of Public Works	979-320-7215
1-Oct-2024	Bunker Hill Village	Houston, TX	8-15" Pipe Bursting	8-Feb-2025	$1,102,445.00	Jacob Floyd	PE	713-213-3357
1-Oct-2024	Porter Lift Station "I"	Porter, TX	8" Pipe Burst	10-Jul-2025	$937,804.00	Jack Flores	Construction Manager PE	646-996-7948
7-Oct-2024	Chimney Hill MUD (N. Eldridge)	Houston, TX	Waterline Install	6-Jan-2025	$646,646.00	Jack Flores	Construction Manager PE	646-996-7948
18-Nov-2024	MUD 6 - Phase 2	Houston TX	8" Pipe Bursting	28-Feb-2025	$625,000.00	David Gonzalez	Project Coordinator II	786-678-5653
2-Dec-2024	MUD 41	Sugarland, TX	Lead Repairs	10-Mar-2025	$463,177.00	Lori Sanguedolce	Senior Client Manager	713-389-1502
2-Jan-2025	Harris - Ft Bend Counties MUD 1	Sugarland, TX	Pipe Bursting/ CIPP	21-Apr-2025	$189,840.00	Jolie Craft	Project Manager/ District Engineer	713-557-7787
6-Jan-2025	Harris County WCID 116	Houston TX	8" CIPP/ MH Rehab	22-Aug-2025	$896,896.00	Brian Helms	Senior Inspector	979-530-7517
8-Jan-2025	HCWCID No. 119	Houston TX	Pipe Bursting	30-Dec-2025	$679,521.60	David Gonzalez	Project Coordinator II	786-678-5653
10-Feb-2025	FT. Bend 41 (Cloverlodge)	Sugarland, TX	12" Waterline Installation	23-May-2025	$214,938.00	Lori Sanguedolce	Senior Client Manager	713-389-1502
17-Feb-2025	Porter Lift Station B-1 Force Main	Porter, TX	Install 16" Force Main	20-Feb-2026	$1,791,791.00	David Gonzalez	Project Coordinator II	786-678-5653
17-Feb-2025	Porter MUD Ford Rd Utility Relocate	Porter, TX	8", 6", 10" Sewer Install	18-May-2026	$1,606,821.50	David Gonzalez	Project Coordinator II	786-678-5653
3-Mar-2025	HC MUD 119	Houston TX	8" Water Line	23-Jun-2024	$679,000.00	Jack Flores	Construction Manager PE	646-996-7948
24-Mar-2025	Interstate Municipal Utility District	Katy, TX	10", 12" Pipe Bursting	27-Jun-2025	$355,638.00	Cole Caraway	Senior Project Manager PE	936-671-0301
5-May-2025	Clear Lake San Sewer Rehab Phase 101	Clearlake, TX	8" Pipe Bursting	26-Aug-2025	$589,000.00	Rafael Gamas	Construction Manager	832-683-8611
5-May-2025	HC WCID No 110	Houston, TX	Waterline Install	25-Oct-2026	$490,940.49	Norman Gutierrez	PE	512-799-5167
19-May-2025	Porter "L"	Porter, TX	Install 8" Force MAin	22-Dec-2025	$595,595.95	David Gonzalez	Project Coordinator II	786-678-5653
19-May-2025	Sunbelt Fresh Water Supply - Oak Glen Phase 1	Houston, TX	8" Waterline Installation	9-Jan-2026	$631,631.00	Jack Flores	Construction Manager PE	646-996-7948
9-Jun-2025	El Campo - Town & Country Site - Open Cut Water Line	El Campo, TX	Waterline Install	10-Oct-2025	$198,419.00	Kevin Thompson	Director Of Public Works	979-320-7215
28-Jul-2025	Louetta North PUD	Houston, TX	8" CIPP Install	17-Oct-2025	$550,000.00	Ronald Koehn	Construction Manager PE	713-594-7085
28-Jul-2025	City of Victoria	City of Victoria	16"-18" Pipe Bursting	20-Jan-2026	2,050,00.00	David Shevblak	City Engineer PE	361-485-3340
8-Sep-2025	Matagorda County (Blessing)	City of Blessing	8" Pipe Bursting	26-Dec-2025	$89,996.00	John Mercer	Construction Manager PE	361-782-7121
8-Sep-2025	Fort-Bend MUD 81	Sugarland, TX	Point Repairs	9-Feb-2026	$275,275.00	Lori Sanguedolce	Senior Client Manager	713-389-1502

CURRENT PROJECTS

Contract Start Date	Project Name	Location	Scope of Work	Contract End Date	Project Cost	Contact Name	Title(s)	Telephone No.	Emails
23-Feb-2026	WCID 1 - Sanitary Sewer & FM Extension	MCWCID 1	Gravity Sewer & Force Main Installation	11/20/26	$1,600,000.00	Keith Boback (Baxter & Woodman)	Assistant Construction Manager	832-493-0603	kboback@baxterwoodman.com
Pending NTP	City of El Campo - Waterline (E. Jackson Ph.2)	City of El Campo	900 LF - Water Line Installation	TBD	$397,000.00	Kevin Thompson (City of El Campo)	Director of Public works	979-320-7215	kthompson@cityofelcampo.org
5-Jan-2026	City of Galena Park - Pipe Bursting	Galena Park	10,000 LF - Pipe Bursting	6/12/26	$1,183,750.00	Miguel Acuna (LJA Engineering)	Project Engineer	832-370-2228	macuna@lja.com
3-Jun-2026	Bunker Hill - Pipe Bursting	Bunker Hill	Pipe Bursting	TBD	$334,268.69	Elvin Hernandez (Bunker Hill)	Public Works Director	713-467-9762	ehernandez@bunkerhilltx.gov
6-Jul-2026	City of Bay City - Pipe Bursting	Bay City	Pipe Bursting	TBD	$259,000.00	Krystal Mason	Assit. Public Works Director	979-479-6331	Kmason@baycitytx.org
Pending NTP	City of Victoria - Pipe Bursting (Mercer)	Victoria	Pipe Bursting	TBD	Pending	Jeff Kresta	Estimator	361-771-5473	jkresta@mercerconstco.com
Pending NTP	City of El Campo - Pipe Bursting	City of El Campo	Pipe Bursting	TBD	$350,000.00	Kevin Thompson (City of El Campo)	Public Works Director	979-320-7215	kthompson@cityofelcampo.org
13-Jul-2026	Quail Valley - Pipe Bursting & Point Repairs	Missouri City	Pipe Bursting & Point Repairs	TBD	$234,000.00	Richard Eguia (Quail Valley)	District Operator	281-653-4578	reguia@quailvalleyud.org
28-Jan-2026	Newport MUD - Pipe Bursting	Newport MUD	11,000 LF - Pipe Bursting	7/27/26	$635,035.00	Steven Barba (LAN Engineering)	Project Engineer	325-665-0013	sbarba@lan-inc.com

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 8/20/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Bowen, Miclette & Britt Insurance Agency, LLC
2800 North Loop West, Suite 1100
Houston TX 77092

CONTACT NAME: Rebecca Swain
PHONE (A/C, No, Ext): 713-880-7100 **FAX (A/C, No):** 713-880-7166
E-MAIL ADDRESS: rswain@bmbinc.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Texas Mutual Insurance Company	22945
INSURER B : Ironshore Specialty Insurance Company	25445
INSURER C : Amerisure Mutual Insurance Company	23396
INSURER D :	
INSURER E :	
INSURER F :	

INSURED RAMRODUTIL
Ram Rod Utilities, LLC
26119 Interstate 45 North, Ste 215
Spring TX 77380

COVERAGES **CERTIFICATE NUMBER:** 638040989 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
C	X **COMMERCIAL GENERAL LIABILITY** CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY X PRO-JECT X LOC OTHER:	Y	Y	GL 21295500002	4/30/2026	4/30/2027	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG 	$ 1,000,000 $ 1,000,000 $ 10,000 $ 1,000,000 $ 2,000,000 $ 2,000,000 $
C	**AUTOMOBILE LIABILITY** X ANY AUTO OWNED AUTOS ONLY SCHEDULED AUTOS X HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY	Y	Y	CA 40016740002	4/30/2026	4/30/2027	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) 	$ 1,000,000 $ $ $ $
C	X **UMBRELLA LIAB** X OCCUR **EXCESS LIAB** CLAIMS-MADE DED RETENTION $	Y	Y	CU 21295540002	4/30/2026	4/30/2027	EACH OCCURRENCE AGGREGATE 	$ 2,000,000 $ 2,000,000 $
A	**WORKERS COMPENSATION AND EMPLOYERS' LIABILITY** ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below	Y / N: N / N/A	Y	0002125595	3/19/2026	3/19/2027	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ 1,000,000 $ 1,000,000 $ 1,000,000
B	Contractors Pollution Liability			ICELLUW00167661	4/30/2026	4/30/2027	Each Occurrence Aggregate	$1,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
The following policy provisions and/or endorsements form part of the policies of insurance represented by this certificate of insurance. The terms contained in the policies and/or endorsements supersede the representations made herein. Electronic copies of the policy provisions and/or endorsements listed below are available by emailing Contact Person as shown above.

General Liability:
Blanket additional insured Ongoing Operations per form #CG 73 24 03 23
Blanket additional insured Completed Operations per form #CG 73 24 03 23
Blanket waiver of subrogation per form #CG 70 63 04 17
See Attached...

CERTIFICATE HOLDER

City of Conroe
700 Metcalf St.
Conroe TX 77301

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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AGENCY CUSTOMER ID: RAMRODUTIL

LOC #:

ADDITIONAL REMARKS SCHEDULE

AGENCY	NAMED INSURED
Bowen, Miclette & Britt Insurance Agency, LLC	Ram Rod Utilities, LLC 26119 Interstate 45 North, Ste 215 Spring TX 77380
POLICY NUMBER	
CARRIER / NAIC CODE	EFFECTIVE DATE:

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,

FORM NUMBER: 25 **FORM TITLE:** CERTIFICATE OF LIABILITY INSURANCE

Blanket primary/non-contributory per form #CG 73 24 03 23

Automobile:
Blanket additional insured per form #CA 71 18 11 09
Blanket waiver of subrogation per form #CA 71 18 11 09
Blanket primary/non-contributory per form #CA 71 65 09 11

Worker's Compensation:
Blanket waiver of subrogation per form #WC 42 03 04 B
Blanket Alternate Employer per form #WC 42 06 01

Umbrella:
Blanket additional insured per form #CU 00 01 04 13
Blanket waiver of subrogation per form #CU 00 01 04 13
Blanket primary/non-contributory per form #CU 00 01 04 13

Project: Sanitary Sewer Rehabilitation - SSOI Program Section 12

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

CONTRACTOR'S BLANKET FLEX ADDITIONAL INSURED ENDORSEMENT – FORM A

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

Policy Number GL 21295500002	**Agency Number**	**Policy Effective Date** 04/30/2026
Policy Expiration Date 04/30/2027	**Date** 04/30/2026	**Account Number**
Named Insured Ram Rod Utilities, LLC	**Agency** Bowen, Miclette & Britt Insurance	**Issuing Company** Amerisure Mutual Insurance

A. SECTION II - WHO IS AN INSURED is amended to add as an additional insured:

1. Any person ororganization with whom you have agreed in a "written agreement" that such person or organization be added as an additional insured on this policy, and any other person or organization you are required to add as an additional insured under such "written agreement".

2. If "your work" began under a written letter of intent or written work order, any person or organization who issued the written letter of intent or written work order, but:

a. such coverage will apply only for 30 calendar days following the date the written letter of intent or written work order was issued; and

b. the person or organization is an additional insured only for, and to the extent of, liability arising out of "bodily injury", "property damage", or "personal and advertising injury" caused, in whole or in part, by your negligent acts or omissions, or the negligent acts or omissions of others working on your behalf, in the performance of your work as specified in the written letter of intent or written work order. This coverage does not apply to liability arising out of the independent acts or omissions of the additional insured.

For the purposes of the coverage provided by this endorsement, a "written agreement" means a written contract or written agreement that:

1. requires you to include a person or organization as an additional insured for a period of time during the policy period; and

2. is executed prior to the occurrence of "bodily injury", "property damage", or "personal and advertising injury" that forms the basis for a claim under this policy.

The insurance provided by this endorsement does not apply to any person or organization that is specifically listed as an additional insured on another endorsement attached to this policy.

B. The coverage provided to any person or organization added as an additional insured pursuant to Paragraph **A.1** is limited as follows:

1. If the "written agreement" specifically and exclusively requires you to name the person or organization as an additional insured using the ISO CG 20 10 endorsement with edition dates of 11 85 or 10 01, or the ISO CG 20 37 10 01 endorsement, that person or organization is an additional insured, but only with respect to liability for "bodily injury", "property damage", or "personal and advertising injury" arising out of "your work" for that insured by or for you.

2. If the "written agreement" requires you to name the person or organization as an additional insured using the ISO CG 20 10 and or CG 20 37 endorsements without specifically and exclusively requiring the 11 85 or 10 01 edition dates, that person or organization is an additional insured, but only with respect to liability for "bodily injury", "property damage", or "personal and advertising injury" caused, in whole or in part, by your acts or omissions or the acts or omissions of those acting on your behalf.

3. If the "written agreement" requires you to name the person or organization as an additional insured for operations arising out of your work and does not specify an ISO additional insured endorsement, that person or organization is an additional insured, but only with respect to liability for "bodily injury", "property damage", or "personal and advertising injury" arising out of your acts or omissions, or the acts or omissions of others working on your behalf, in the performance of your work as specified in the "written agreement". This coverage does not apply to liability arising out of the sole negligence of the additional insured unless specifically required in the "written agreement".

4. If none of the above paragraphs apply, then the person or organization is an additional insured only for, and to the extent of, liability arising out of "bodily injury", "property damage", or "personal and advertising injury" caused, in whole or in part, by your negligent acts or omissions, or the negligent acts or omissions of others working on your behalf, in the performance of your work as specified in the "written agreement". This coverage does not apply to liability arising out of the independent acts or omissions of the additional insured.

However, the insurance afforded to such additional insured only applies to the extent permitted by law.

C. The insurance provided to an additional insured under this endorsement does not apply to:

1. "Bodily injury" or "property damage" included in the "products-completed operations hazard" unless the "written agreement" specifically requires such coverage (including by specifically requiring the CG 20 10 11 85). To the extent the "written agreement" requires such coverage for a specified amount of time, the coverage provided by this endorsement is limited to the amount of time required for such coverage by the "written agreement".

2. "Bodily injury", "property damage", or "personal and advertising injury" arising out of an architect's, engineer's, or surveyor's rendering of, or failure to render, any professional services, including but not limited to:

a. The preparing, approving, or failing to prepare or approve:
(1) Maps;
(2) Drawings;
(3) Opinions;
(4) Reports;
(5) Surveys;
(6) Change orders;

 Includes copyrighted material of the Insurance Services Office, Inc., with its permission

(7) Design specifications; and

b. Supervisory, inspection, or engineering services.

D. The limits of insurance that apply to the additional insured are the least of those specified in the "written agreement" or declarations of this policy.

Coverage provided by this endorsement for any additional insured shall not increase the applicable Limits of Insurance shown in the Declarations. The limits of insurance that apply to the additional insured are inclusive of, and not in addition to, the Limits of Insurance shown in the Declarations.

E. With respect to the coverage provided by this endorsement, **SECTION IV – COMMERCIAL GENERAL LIABILITY CONDITIONS,** Paragraph **4. Other Insurance** is deleted and replaced with the following:

4. **Other Insurance.**

a. Coverage provided by this endorsement is excess over any other valid and collectible insurance available to the additional insured whether:

(1) Primary;
(2) Excess;
(3) Contingent; or
(4) On any other basis.

In addition, this insurance is excess over any self-insured retentions, deductibles, or captive retentions payable by the additional insured or payable by any person or organization whose coverage is available to the additional insured.

However, if the "written agreement" requires primary and non-contributory coverage, this insurance will be primary and non-contributory relative only to the other insurance available to the additional insured which covers that person or organization as a Named Insured, and we will not share with that other insurance. For any other insurance available to the additional insured where that person or organization is not a Named Insured, this policy will share coverage with that other insurance based on the terms specified in Paragraph **b**. Method of Sharing below.

b. Method of Sharing

If all the other insurance permits contribution by equal shares, we will follow this method also. Under this method, each insurer contributes equal amounts until it has paid its applicable limit of insurance or none of the loss remains, whichever comes first.

If any of the other insurance does not permit contribution by equal shares, we will contribute by limits. Under this method, each insurer's share is based on the ratio of its applicable limit of insurance to the total applicable limits of insurance of all insurers.

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AGENCY CUSTOMER ID: RAMRODUTIL

LOC #:

ADDITIONAL REMARKS SCHEDULE

AGENCY	NAMED INSURED
Bowen, Miclette & Britt Insurance Agency, LLC	Ram Rod Utilities, LLC 26119 Interstate 45 North, Ste 215 Spring TX 77380
POLICY NUMBER	
CARRIER / NAIC CODE	EFFECTIVE DATE:

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,

FORM NUMBER: 25 FORM TITLE: CERTIFICATE OF LIABILITY INSURANCE

Blanket primary/non-contributory per form #CG 73 24 03 23

Automobile:
Blanket additional insured per form #CA 71 18 11 09
Blanket waiver of subrogation per form #CA 71 18 11 09
Blanket primary/non-contributory per form #CA 71 65 09 11

Worker's Compensation:
Blanket waiver of subrogation per form #WC 42 03 04 B
Blanket Alternate Employer per form #WC 42 06 01

Umbrella:
Blanket additional insured per form #CU 00 01 04 13
Blanket waiver of subrogation per form #CU 00 01 04 13
Blanket primary/non-contributory per form #CU 00 01 04 13

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CERTIFICATE OF INTERESTED PARTIES

FORM 1295

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY
CERTIFICATION OF FILING

Certificate Number:
2026-1495431

Date Filed:
07/29/2026

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
Ram Rod Utilities, LLC
Spring, TX United States

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.
City of Conroe

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.
CSP2025-38
Sanitary Sewer Rehab

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Hernandez, Daniel	Spring, TX United States	X	
Juarez, Augustine	Spring, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is Daniel Hernandez, and my date of birth is 11/26/1989.

My address is 2239 Weatherfield Trail, Houston (city), TX (state), 77014 (zip code), USA (country).

I declare under penalty of perjury that the foregoing is true and correct.

Executed in Harris County, State of Texas, on the 24th day of July (month), 2026 (year).

Signature of authorized agent of contracting business entity
(Declarant)

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY
CERTIFICATION OF FILING

Certificate Number:
2026-1495431

Date Filed:
07/29/2026

Date Acknowledged:
08/27/2026

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

Ram Rod Utilities, LLC
Spring, TX United States

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

City of Conroe

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

CSP2025-38
Sanitary Sewer Rehab

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Hernandez, Daniel	Spring, TX United States	X	
Juarez, Augustine	Spring, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is _____, and my date of birth is _____.

My address is _____, _____, _____, _____, _____.
(city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in _____ County, State of _____, on the _____ day of _____, 20_____.
(month) (year)

_____
Signature of authorized agent of contracting business entity
(Declarant)

WORKERS COMPENSATION EXPERIENCE RATING

Risk Name: RAM ROD UTILITIES LLC **Risk ID:** 421888574

Rating Effective Date: 03/19/2026 **Production Date:** 09/20/2025 **State:** TEXAS

State	Wt	Exp Excess Losses	Expected Losses	Exp Prim Losses	Act Exc Losses	Ballast	Act Inc Losses	Act Prim Losses	Split Point
TX	.17	5,626	8,524	2,898	0	31,740	0	0	16,500

(A) Wt	(B)	(C) Exp Excess Losses (D - E)	(D) Expected Losses	(E) Exp Prim Losses	(F) Act Exc Losses (H - I)	(G) Ballast	(H) Act Inc Losses	(I) Act Prim Losses
.17		5,626	8,524	2,898	0	31,740	0	0

	Primary Losses	Stabilizing Value	Ratable Excess	Totals
Actual	(I) 0	C * (1 - A) + G 36,410	(A) * (F) 0	(J) 36,410
Expected	(E) 2,898	C * (1 - A) + G 36,410	(A) * (C) 956	(K) 40,264

	ARAP	FLARAP	SARAP	MAARAP	Exp Mod
Factors					(J) / (K) .90

NCCI'S EXPERIENCE RATING WORKSHEET SUMMARY PAGE NOW INCLUDES A COLUMN FOR THE STATE'S APPROVED PRIMARY/EXCESS LOSS SPLIT POINT, APPLICABLE TO THE RATING EFFECTIVE DATE.

Carrier: 29939-000 **Policy:** 0002125595 **Eff-Date:** 03-19-2025 **Exp-Date:** 03-19-2026

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WORKERS COMPENSATION EXPERIENCE RATING

Risk Name: RAM ROD UTILITIES LLC **Risk ID:** 421888574

Rating Effective Date: 03/19/2026 **Production Date:** 09/20/2025 **State:** TEXAS

42-TEXAS **Firm ID:** **Firm Name:** RAM ROD UTILITIES LLC

Carrier: 29939 **Policy No.** 0002088364 **Eff Date:** 01/19/2023 **Exp Date:** 01/19/2024

Code	ELR	D-Ratio	Payroll	Expected Losses	Exp Prim Losses	Claim Data	IJ	OF	Act Inc Losses	Act Prim Losses
6319	.52	.34	419,284	2,180	741					
Policy Total:			419,284	**Subject Premium:**	15,975	**Total Act Inc Losses:**			0	

42-TEXAS **Firm ID:** **Firm Name:** RAM ROD UTILITIES LLC

Carrier: 29939 **Policy No.** 0002088364 **Eff Date:** 01/19/2024 **Exp Date:** 01/19/2025

Code	ELR	D-Ratio	Payroll	Expected Losses	Exp Prim Losses	Claim Data	IJ	OF	Act Inc Losses	Act Prim Losses
6319	.52	.34	1,220,055	6,344	2,157					
Policy Total:			1,220,055	**Subject Premium:**	43,434	**Total Act Inc Losses:**			0	

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* Total by Policy Year of all cases $2,000 or less. D Disease Loss X Ex-Medical Coverage U USL&HW

C Catastrophic Loss E Employers Liability Loss # Limited Loss

Texas Historically Underutilized Business (HUB) Certificate

Certificate/VID Number: **1882012763900**
Approval Date: **May 1, 2024**
Scheduled Expiration Date: **May 31, 2027**

In accordance with the Memorandum of Agreement between the
CITY OF HOUSTON
and the Texas Comptroller of Public Accounts (CPA), the CPA hereby certifies that

Ram Rod Utilities,LLC

has successfully met the established requirements of the State of Texas Historically Underutilized Business (HUB) Program to be recognized as a HUB. This certificate printed **May 1, 2024**, supersedes any registration and certificate previously issued by the HUB Program. If there are any changes regarding the information (i.e., business structure, ownership, day-to-day management, operational control, addresses, phone and fax numbers or authorized signatures) provided in the submission of the business; application for registration/certification into the City of Houston's program, you must immediately (within 30 days of such changes) notify the City of Houston's program in writing. The CPA reserves the right to conduct a compliance review at any time to confirm HUB eligibility. HUB certification may be suspended or revoked upon findings of ineligibiliy. If your firm ceases to remain certified in the City of Houston's program, you must apply and become certified through the State of Texas HUB program to maintain your HUB certification.

Statewide HUB Program
Statewide Procurement Division

Note: In order for State agencies and institutions of higher education (universities) to be credited for utilizing this business as a HUB, they must award payment under the Certificate/VID Number identified above. Agencies, universities and prime contractors are encouraged to verify the company's HUB certification prior to issuing a notice of award by accessing the Internet (**https://mycpa.cpa.state.tx.us/tpasscmblsearch/index.jsp**) or by contacting the HUB Program at **512-463-5872** or toll-free in Texas at **1-888-863-5881**.

An official website of the United States government Here's how you know

SAM.gov NAICS Code Size Table Discrepancy
Show Details
Jul 24, 2026

Roles and Subcontracting Plan Reporting
Show Details
Jul 15, 2026

See All Alerts

SAM.GOV®

Home Search Data Bank Data Services Help

Core Data

- Entity Registration
  - Core Data
    - Business Information
    - Entity Types
    - Financial Information
    - Taxpayer Information
    - Points of Contact
  - Assertions
  - Reps and Certs (FAR/DFARS)
  - Reps and Certs (Financial Assistance)
  - Exclusions
  - Responsibility / Qualification

Entity Information

RAM ROD UTILITIES LLC

● Active Registration

Unique Entity ID
UZG7YXTTT9M5

CAGE/NCAGE
13GZ2

Expiration Date
Jun 8, 2027

Physical Address
26119 Interstate 45 STE 215
Spring, Texas
77380-2390, United States

Mailing Address
26119 Interstate 45 STE 215
Spring, Texas
77380, United States

Purpose of Registration
All Awards

Version
Current Record

BUSINESS INFORMATION

Doing Business As
(blank)

URL
ramrodutilities.com

Division Name
Ram Rod Utilities, Llc

Division Number
(blank)

Congressional District
Texas 02

State/Country of Incorporation
Texas, United States

Registration Dates

Activation Date
Jun 9, 2026

Initial Registration Date
Apr 30, 2025

Submission Date
Jun 8, 2026

Owner	CAGE	Legal Business Name
Immediate Owner	(blank)	(blank)
Highest Level Owner	(blank)	(blank)

Entity Dates

Entity Start Date
Apr 29, 2022

Fiscal Year End Close Date
Dec 31

Executive Compensation

Registrants in the System for Award Management (SAM) respond to the Executive Compensation questions in accordance with Section 6202 of P.L. 110-252, amending the Federal Funding Accountability and Transparency Act (P.L. 109-282). This information is not displayed in SAM. It is sent to USAspending.gov for display in association with an eligible award. Maintaining an active registration in SAM demonstrates the registrant responded to the questions.

In your business or organization's preceding completed fiscal year, did your business or organization (the legal entity to which this specific SAM record, represented by a Unique Entity ID, belongs) receive both of the following: 1. 80 percent or more of your annual gross revenues in U.S. federal contracts, subcontracts, loans, grants, subgrants, and/or cooperative agreements and 2. $25,000,000 or more in annual gross revenues from U.S. federal contracts, subcontracts, loans, grants, subgrants, and/or cooperative agreements?
No

Does the public have access to information about the compensation of the senior executives in your business or organization (the legal entity to which this specific SAM record, represented by a Unique Entity ID, belongs) through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986?
Not Selected

SAM SEARCH AUTHORIZATION

I authorize my entity's non-sensitive information to be displayed in SAM public search results:

☑ Yes

ENTITY TYPES

Business Types

Entity Structure	**Partnership or Limited Liability Partnership**
Entity Type	**Business or Organization**
Profit Structure	**For Profit Organization**

Socio-Economic Types

Small Business Joint Venture

Check the registrant's Reps & Certs, if present, under FAR 52.212-3 or FAR 52.219-1 to determine if the entity is an SBA-certified HUBZone small business concern. Additional small business information may be found in the SBA's Dynamic Small Business Search if the entity completed the SBA supplemental pages during registration.

Organization Factors	Limited Liability Company

FINANCIAL INFORMATION

Payments

Accepts Credit Card Payments
No

Debt Subject To Offset
No

ACCOUNT DETAILS

EFT Indicator **0000**
CAGE Code **13GZ2**

Electronic Funds Transfer

Account Type	Checking
Account Number	*******71
Routing Number	*******14
Lockbox Number	(blank)
Financial Institution	JPMORGAN CHASE BANK, NA

Automated Clearing House

Phone (U.S.)	2818093106
Phone (non-U.S.)	(blank)
Email	(blank)
Fax	(blank)

Remittance Address

Ram Rod Utilities, LLC
26119 Interstate 45 STE 215
Spring, Texas 77380
United States

TAXPAYER INFORMATION

Taxpayer Name
RAM ROD UTILITIES LLC

Address
26119 Interstate 45 STE 215
Spring, TX 77380
United States

Name/Title of Individual Executing Consent
Ceo

Signature
DANIEL HERNANDEZ

EIN
*****2763

Type of Tax
Applicable Federal Tax

Tax Year (Most Recent Tax Year)
2025

TIN Consent Date
Jun 8, 2026

POINTS OF CONTACT

Accounts Receivable POC

Primary Point of Contact

Bertin Maya, Executive Assistant

Email
Bertin@ramrodutilities.com

Phone
346 777-0331

Electronic Business

Primary Point of Contact

Daniel Hernandez

Email
office@ramrodutilities.com

Phone
832 418-7951

Address
2239 Weathersfield Trace CIR
Houston, Texas 77014
United States

Alternate Point of Contact

Daniel Hernandez

Email	Phone	Address
office@ramrodutilities.com	832 418-7951	2239 Weathersfield Trace CIR Houston, Texas 77014 United States

Government Business

Primary Point of Contact

Daniel Hernandez

Email	Phone	Address
office@ramrodutilities.com	832 418-7951	2239 Weathersfield Trace CIR Houston, Texas 77014 United States

Alternate Point of Contact

Daniel Hernandez

Email	Phone	Address
office@ramrodutilities.com	832 418-7951	2239 Weathersfield Trace CIR Houston, Texas 77014 United States

Past Performance

Primary Point of Contact

Daniel Hernandez

Email
office@ramrodutilities.com

Phone
832 418-7951

Address
2239 Weathersfield Trace CIR
Houston, Texas 77014
United States

Alternate Point of Contact

Daniel Hernandez

Email
office@ramrodutilities.com

Phone
832 418-7951

Address
2239 Weathersfield Trace CIR
Houston, Texas 77014
United States

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OPEN

Sanitary Sewer Rehabilitation - SSOI Program Section 12

Last updated by Addendum #2 on Jul 29, 2026 5:19 PM **See what changed**

Engineering

Project ID: 2025-38

Release Date: Monday, July 13, 2026 · **Due Date:** Thursday, July 30, 2026 1:00pm

Posted Monday, July 13, 2026 8:00am

All dates & times in Central Time

Time Remaining: 4 hours, 15 minutes

Addenda & Notices

Addenda & Notices issued following the posting of the project

All	2
Addenda	2
Notices	0

Addendum #1

Jul 20, 2026 3:48 PM

Please use the See What Changed link to view all the changes made by this addendum.

Addendum No. 1 - Change in Line Item No. 20 and updated sheet 11 & 12 attached.

See What Changed

Sheet-11&12_Addendum1.pdf

Addendum #2

Jul 29, 2026 5:19 PM

Please use the See What Changed link to view all the changes made by this addendum.

Addendum for updated Proposal Form 0300

See What Changed



No Notices Have Been Issued

By my signature below I agree to comply with all the following specifications, terms and conditions pertaining to this Bid.

Ram Rod Utilities, LLC
(Company Name)

26119 Interstate 45 N Suite 215
(Street Address / P.O. Box)

Spring TX 77380
(City / State / Zip Code) (Date)

281 809 3106
(Phone)

Daniel Hernandez
(Name of Authorized Agent – Printed)

(Authorized Agent Signature)

NAMING SUBCONTRACTORS

It is required that a Subcontractor shall be named for each of the categories of Work listed below. If work will be performed by your "own forces", so state. After the award of Contract, no substitutions of Subcontractors may be made without written approval of the Owner. Under each Subcontractor listed, even if "own Forces", list the suppliers you will utilize for each category of work.

20" Casing / Bore : Silva Underground

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

CCTV : AIM Companies

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

NA

MH Rehab : T Grey

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

Stanton Cement Supply

:

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

:

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

:

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

:

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____ : _____

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____

_____

_____

_____ : _____

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____

_____

_____

_____ : _____

Category (List only one (1) Subcontractor)

List vendors/suppliers that subcontractor will utilize to buy their supplies:

_____

_____

_____

I agree to provide all accompaniments to this bid as required by the Instructions to Proposers, General Conditions, General Contract Clauses, Texas Clauses and Special Conditions of the agreement.

Signature: _____

Typed Name: Daniel Hernandez

Title: CEO

Ram Rod Utilities, LLC

Name of Corporation, Partnership or Joint Venture

26119 Interstate 45 N. Suite 215 Spring TX 77380

Legal Mailing Address

7/30/26

Date Signed

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

Ram Rod Utilities, LLC

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

N/A

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☑ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☑ No

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

N/A

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 [signature] 7/30/26

Signature of vendor doing business with the governmental entity — Date

CONFLICT OF INTEREST QUESTIONNAIRE

For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

CONSTRUCTION CONTRACT

CITY OF CONROE

Sanitary Sewer Rehabilitation - SSOI Program Section 12

CITY OF CONROE
P.O. BOX 3066
CONROE, TX 77305

CITY OF CONROE Engineering DEPARTMENT

Contract is made and entered into Thursday, September 10, 2026 by and between THE CITY OF CONROE, TEXAS, a Texas Home Rule Municipality, hereinafter referred to as "CITY", and Ram Rod Utilities, LLC

Hereinafter referred to as "CONTRACTOR", and is as follows:

1. THE PROJECT

The PROJECT is generally referred to as the CSP #2025-38 Sanitary Sewer Rehabilitation - SSOI Program Section 12, located in Conroe, Texas as indicated by this Contract, all in accordance with project drawings and specifications connected to the technical specifications prepared by the PROJECT ENGINEER, Tara B. Gaha, Sr. Assistant City Engineer- CIP, 700 Metcalf St., Conroe, TX 77301

2. ADMINISTRATION

Contract Administrator:

Nichelle Jones, Engineering Project Specialist
700 Metcalf Street
Conroe, TX 77301

3. COMPENSATION

A. For the Performance of the Work, Lump Sum of: TBD
TOTAL SUM OF PROPOSAL ITEMS 1 TO 40 (Gen. Conditions, overhead and profit are to be attributed within each item)
One Million Nine Hundred Thirty-Nine Thousand Five Hundred Dollars and Zero cents.
Amount written in words (This governs)
$1,939,500.00
(Amount in figures)

B. Additional provisions regarding progress and final payment are contained in the Contract Documents.

4. CONTRACT TIME

A. Time is of the essence to this Contract.

B. The Work shall be substantially completed within 240 days. The time proposed which shall run from the date when the notice to proceed is given to Contractor.

5. CONTRACT DOCUMENTS

The Contract Documents consist of the documents hereinafter described, the terms and conditions of which are incorporated herein by reference. The terms of these documents are the terms of the Contract. The Contract Documents are hereinafter listed in order of precedence. In the event of any conflict between the terms and conditions of one document and that of another, the document first listed shall be deemed controlling over a subsequent document. In the event of any conflict between the terms and conditions of any document, and the provisions of an amendment to that document, then the terms of such amendment shall be deemed controlling. In order of precedence, the Contract Documents are:

A. This Contract; # 2025-38

B. The Contractor's executed Offer Bid Form;

C. The Project Plans and Specifications together with all subsequent addenda 1 through 2 thereto;

D. The Instructions to Proposers and Special Provisions to the City of Conroe, Texas.

E. Any Amendments to General or Special Conditions.

F. The General and Special Conditions of the Contract for Construction.

6. ENTIRE AGREEMENT

This Contract contains the whole agreement between the parties and there are no representations, terms, conditions, or collateral agreements other than those expressly set forth herein.

7. GENERAL CONDITIONS 00600

7.1. General Contract Definitions

Unless the context clearly requires another meaning, the following terms shall have the meaning assigned herein:

A. *Change Order* means a written modification of the Contract between the Owner and Contractor, signed by the Owner and the Contractor.

B. *Close-out documents* means the standard product brochures, product/equipment maintenance and operations instructions, manuals, etc., and as may be further defined or identified and required by the Contract Documents.

C. *Contract* means the Contract Documents between the Owner and the Contractor.

D. *Contract Date* is the date of the Owner-Contractor Agreement is effective between the Owner and Contractor.

E. *Contract Documents* means the Owner-Contractor Agreement, the Conditions of the Contract (General and Special Conditions), the Drawings, the Specifications, the Bidding Documents, Advertisement, Invitation and Instruction to Bidders, Contractor's Proposal, Contract Award and all Addenda issued prior to and any Change Orders issued after execution of the Contract.

F. *Contractor* means the individual, corporation, company, partnership, firm or other organization that has contracted to perform the Work under the Contract with the Owner.

G. *Contract Sum* mean the total compensation payable to the Contractor for completion of the Work in accordance with the Contract Documents as originally contracted for and as subsequently adjusted by Change Order.

H. *Contract Time* means the period between Date of Commencement and the date scheduled for substantial completion in the Contract Documents, as may be amended by Change Order.

I. *Date of Commencement* means the date designated in the Notice to Proceed that Contractor shall commence the Work.

J. *Day* means a calendar day, unless otherwise specifically stipulated.

K. *Drawings* means the work product of the Architect/Engineer which depicts the location and quantity of elements of the Work.

L. *Final Completion* means the date when the Contract is fully performed according to the Contract Documents and is acceptable to Owner.

M. *Owner* means the City of Conroe, Texas acting through its designated representative.

N. *Owner's Designated Representative (ODR)* means the individual appointed or assigned by the Owner to be its on-site representative during the Project, to exercise certain power on behalf of the Owner and to undertake certain contract administration activities as specifically outlined in the Contract.

O. *Project* means the Work as described by the Contract Documents.

P. *Site* means the geographical area at the location where the Work is to be performed.

Q. *Special Conditions* means the documents containing terms and conditions, which relate to specific project and are peculiar to it. Special Conditions when used, are a part of the Contract Documents and supersede the Uniform General Conditions to the extent of conflict.

R. *Specifications* means the Architect'/Engineer's work product which establishes the quality of the products and processes to be used to produce the Work.

S. *Subcontractor* means a person or organization who, as an independent contractor, contracts directly or indirectly with Contractor to perform part or all of the Contract between the Owner and the Contractor. The term does not include the Architect/Engineer.

T. *Substantial Completion* means the date when the Work or a designated portion thereof, is so sufficiently complete, in accordance with the Contract Documents, as to be fully operational in all its components and fit for the use for which it is intended.

U. *Unit Price Work* means Work to be paid for on the basis of unit prices.

V. *Unilateral Change Order (ULCO)* means a Change Order issued by the Owner without the agreement of the Contractor.

W. *Work* means all labor, plant, materials, facilities, and all other things, including the construction and services necessary or incidental to fulfill Contractor's obligations for the Project in conformance with the Contract Documents.

7.2. General Laws Governing Construction

A. Compliance with Laws. In the execution of the Contract Documents and the Work, the Contractor shall comply with all applicable local State and Federal laws, including but not limited to, laws governing labor, equal employment opportunity, safety, environmental protection and prevailing wage rates. The Contractor shall make himself familiar with and at all times shall observe and comply with all Federal, State and Local laws, ordinances and regulations which in any manner affect the conduct of the Work. The Contractor shall indemnify and save harmless the Owner and its official representatives against any claim arising from violation of any such law, ordinance or regulation by himself, his subcontractors and his employees. Except where expressly required otherwise by applicable laws and regulations, neither Owner nor the Architect/Engineer shall be responsible for monitoring Contractor's compliance with any laws or regulations.

1. The Contractor shall cooperate with city permitting officials and authorities at all times where their jurisdiction applies. The Contractor shall make application to obtain all local permits that are required for the performance of the Work. Contractor has a continuing obligation throughout the term of the Contract to conduct his operations under duly issued permits and, in the event Contractor loses or has revoked a necessary permit, Contractor must take immediate steps to apply for and receive another permit. Owner shall waive or be responsible for the payment of all fees necessary for the issuance of municipal permits.

B. State Sales and Use Taxes. The Owner qualifies for exemption from State and Local Sales and Use Taxes pursuant to the provisions of Chapter 151, Texas Tax Code. The Contractor may claim exemption from payment of applicable State taxes by complying with such procedures as may be prescribed by the State Comptroller of Public Accounts.

C. Licensing of Trades. The Contractor shall comply with all applicable provisions of State law related to required licensing of skilled tradesmen, contractors, materialmen, suppliers and or laborers, as necessary to accomplish the Work.

D. Environmental Regulations. At all times, Contractor shall conduct its activities in compliance with applicable laws and regulations relating to the environment, and its protection.

7.3. Compliance with and Enforcement of Prevailing Wage Laws

A. Duty to Pay Prevailing Wage Rates. The Contractor shall pay not less than the wage scale of the various classes of labor as shown on the "Prevailing Wage Schedule" provided by the Owner. The specified wage rates are minimum rates only. The Owner will not consider any claims for additional compensation made by any Contractor because the Contractor pays wages in excess of the applicable minimum rate contained in the Contract. The "Prevailing Wage Schedule" is not a representation that quantities of qualified labor adequate to perform the Work may be found locally at the specified wage rates.

B. Prevailing Wage Schedule. The "Prevailing Wage Schedule" shall be determined by the Owner in compliance with Chapter 2258, Texas Government Code. Should the Contractor at any time become aware that a particular skill or trade not reflected on the Owner's Prevailing Wage Schedule will be or is being employed in the Work, whether by the Contractor or by a subcontractor, the Contractor shall promptly inform the ODR and the Owner shall specify a wage rate for that skill or trade, which shall bind the Contractor.

C. Penalty for Violation. A contractor or subcontractor who violates Section 2258.023 of the Texas Government Code shall pay the City $60 for each worker employed for each calendar day or part of the day that the worker is paid less than the wage rates stipulated in request for bids/proposals. The contractor and subcontractors shall keep a record showing the name and occupation of each worker employed by the contractor and any subcontractor in the construction of the public work and the actual per diem wages paid to each worker. The record shall be open to all reasonable hours to inspection by the officers and agents of the City.

7.4. Drawings and Specifications

A. Ownership of Drawings and Specifications. All Drawings, Specifications and copies thereof furnished by the Architect/Engineer are, and shall remain, his property. They are not to be used on any other project and, with the exception of one contract set for each party to the Contract, are to be returned to the Architect/Engineer, upon request, following completion of the Work.

B. Copies Furnished. The Contractor will be furnished two sets of the Contract Documents free of charge. Additional complete sets will be furnished at reproduction cost to the one requesting such additional sets.

C. Interrelation of Documents. The Drawings depict the location and quantity of elements of the work. The specifications indicate quality. All documents are intended to be complimentary to produce the Work.

D. Resolution of Conflicts in Documents.

1. In the event of conflict between Plans and Specifications, the Plans shall prevail.

2. In the event of conflict among the drawings, the large-scale drawings prevail over the small-scale drawings.

E. Contractor's Duty to Review Contract Documents. In order to facilitate its responsibilities for completion of the Work in accordance with and as reasonably inferable from the Contract Documents, prior to commencing the Work, the Contractor shall examine and compare the Contract Documents; information furnished by the Owner, relevant field measurements made by the Contractor; and any visible conditions at the Site affecting the Work.

F. Discrepancies and Omissions in Drawings and Specifications.

1. If in the course of the performance of the obligations in § 4.5, the Contractor discovers any errors, omissions or inconsistencies in the Contract Documents, the Contractor shall promptly report them to the Owner. It is recognized, however, that the Contractor is not acting in the capacity of a licensed design professional, and that the Contractor's examination is to facilitate construction and does not create an affirmative responsibility to detect errors, omissions or inconsistencies or to ascertain compliance with applicable laws, building codes or regulations.

2. The Contractor has no liability for errors, omissions, or inconsistencies described in §§ 4.5 and 4.6.1 unless the Contractor knowingly failed to report a recognized problem to the Owner. If, however, the Contractor fails to perform the examination and reporting obligations of these provisions, the Contractor shall be responsible for any avoidable costs or direct damages.

3. The Owner shall develop a solution and provide it to Contractor. If the solution prompts changes to the Contract Sum or Contract Time the contract shall be equitably adjusted.

G. Other Information Provided to Contractor.

1. The Owner may provide Contractor with information, reports, pictures or other items which are not contained within the Contract Documents, but which Contractor should review and use pursuant to § 4.5.

7.

7.5. Construction Bonds

A. Performance and Payment Bonds. The Contractor is required to tender to Owner, prior to commencing the Work, performance and payment bonds, as required by Chapter 2253, Texas Government Code.

1. A Performance Bond is required if the Contract Price is in excess of $100,000. The performance bond is solely for the protection of the city, in the full amount of the Contract and conditioned on the faithful performance of the Work in accordance with the Contract Documents.

2. A Payment Bond is required if the Contract Price is in excess of $50,000. A payment bond is payable to the City of Conroe, in the full amount of the Contract and solely for the protection and use of payment bond beneficiaries who have a direct contractual relationship with the Contractor or a supplier of required materials or labor.

3. Corporate sureties authorized to issue bonds shall be qualified and comply with relevant provisions of the Texas Insurance Code.

B. The process of requiring and accepting bonds and making claims there under shall be conducted in compliance with Chapter 2253, Texas Government Code. If for any reason a statutory payment or performance bond is not honored by the surety, the Contractor shall fully indemnify and hold the Owner harmless of and from any costs, losses, obligations or liabilities it incurs as a result.

C. Owner shall furnish certified copies of a payment bond and the related Contract to any qualified person seeking copies who complies with §2253.026, Texas Government Code.

D. Claims on Payment Bonds. Claims on payment bonds must be sent directly to the Contractor and his surety in accordance with § 2253.041, Texas Government Code. All Payment Bond claimants are cautioned that no lien exists on the funds unpaid to the Contractor on such Contract, and that reliance on notices sent to the Owner may

result in loss of their rights against the Contractor and/or his surety. The Owner is not responsible in any manner to a claimant for collection of unpaid bills, and accepts no such responsibility because of any representation by any agent or employee.

E. Payment Claims when Payment Bond not Required. When the value of the Contract between the Owner and the Contractor is less than $25,000.00, claimants and their rights are governed by Texas Property Code, §§ 53.231 – 53.239. These provisions set out the requirements for filing a valid lien on funds unpaid to the Contractor as of the time of filing the claim, actions necessary to release the lien and satisfaction of such claims.

7.6. Insurance Requirements

Insurance requirements are set out in Section 00100, Bonds and Insurance, Section 4.

7.7. General Responsibilities of Owner and Contractor

A. Owner's General Responsibilities.

1. The Owner is the entity identified as such in the Contract and is referred to throughout the Contract Documents as if singular in number.

2. Owner's Designated Representative. Prior to the start of construction, Owner shall designate in writing the Owner's Designated Representative (ODR), who shall have express authority to act and bind the Owner to the extent and for the purposes described in the various Items of the Contract, including responsibilities for general administration of the Contract. Unless otherwise specifically provided for, the ODR is the single point of contact between the Owner and Contractor. Notice to the ODR, unless otherwise noted, constitutes notice to the Owner under the Contract.

3. The foregoing is in addition to the specific duties and authority of Owner and the ODR found in other Items of the Contract.

B. Limitation on Owner's and ODR's Duties. Owner and ODR will not supervise, direct, control or have authority over or be responsible for Contractor's means, methods, technologies, sequences or procedures of construction or the safety precautions and programs incident thereto. Owner and ODR are not responsible for any failure of Contractor to comply with laws and regulations applicable to furnishing or performing the Work. Owner and ODR are not responsible for the failure of Contractor to perform or furnish the work in accordance with the Contract Documents. Owner and ODR are not responsible for the acts or omissions of Contractor, or of any Subcontractor, any supplier, or of any other person or organization performing or furnishing any of the Work.

C. Role of Architect/Engineer.

1. In General. Unless otherwise provided for in the Contract Documents, the Architect/Engineer will perform the duties of the Architect/Engineer as described in this Contract during construction and until final payment, including advising the ODR on matters where assistance is needed. The assignment of any authority, duties or responsibilities to the Architect/Engineer under the Contract Documents, or under any agreement between Owner and Architect/Engineer, or any performance thereof by Architect/Engineer is for the exclusive benefit of Owner and not for the benefit of Contractor, any Subcontractors, suppliers or their respective employees or sureties.

2. The Architect/Engineer shall have the authority to recommend to Owner to reject work performed by the Contractor, which, in the opinion of the Architect/Engineer, does not meet the requirements of the Contract Documents. Architect/Engineer shall communicate with the ODR upon discovery of non-compliant Work and

shall provide a recommendation upon request for review by the ODR. The ODR shall order in writing such work removed and replaced in accordance with Item 12.

D. Limitations on Architect/Engineer Authority. Architect/Engineer will not supervise, direct, control or have authority over or be responsible for Contractor's means, methods, techniques, sequences or procedures of construction, or the safety precautions and programs incident thereto. Architect/Engineer is not responsible for any failure of Contractor to comply with laws and regulations applicable to the furnishing or performing the Work. Architect/Engineer is not responsible for Contractor's failure to perform or furnish the Work in accordance with the Contract Documents. Architect/Engineer is not responsible for the acts or omissions of Contractor, or of any Subcontractor, any supplier, or of any other person or organization performing or furnishing any of the Work.

E. Contractor's General Responsibilities.

1. The Contractor is the person or entity identified as such in the Contract and is referred to throughout the Contract Documents as if singular in number. The Contractor shall supervise and direct the Work using the best skill and attention. The Contractor shall be solely responsible for all construction means, methods, techniques, safety, sequences and procedures, and for coordinating all portions of the Work under the Contract. Contractor shall be responsible to see that the completed Work complies accurately with the Contract Documents.

2. Contractor's Superintendent. The Contractor shall employ a competent resident superintendent who shall be in attendance at the Project Site during the progress of the Work. The superintendent shall be satisfactory to the Owner, and shall not be changed except with the written approval of the Owner unless he leaves the employment of the Contractor. The superintendent shall represent the Contractor at the Site and shall have full authority to act on behalf of the Contractor. All communications given to the superintendent shall be binding on Contractor. All oral communications affecting Contract Time, Contract Sum and contract interpretation will be confirmed in writing to Owner.

3. Labor. Contractor shall provide competent, suitably qualified personnel to survey, lay out, and construct the Work as required by the Contract Documents. Contractor shall at all times maintain good discipline and order at the Site.

4. Services, Materials, and Equipment. Unless otherwise specified in the Supplementary General Conditions, Contractor shall provide and assume full responsibility for all services, materials, equipment, labor, transportation, construction equipment and machinery, tools, appliances, fuel, power, light, heat, telephone, water, sanitary facilities, temporary facilities, and all other facilities and incidentals necessary for the performance, testing, start-up, and completion of the Work.

5. No Substitutions Without Approval. The Contractor may make substitutions only with the consent of the Owner, after evaluation and recommendation by the Architect/Engineer and in accordance with a Change Order.

6. Should Work be identified by either the Architect/Engineer and/or the ODR as not complying with the Contract Documents, the ODR shall communicate the finding to Contractor and such Work shall be corrected by the Contractor at its expense. The approval of Work by either the Architect/Engineer or ODR does not relieve the Contractor from compliance with all requirements of the Contract Documents where such requirements are not judged at the time of observation of the Work due to work sequences by the Contractor or the lack of time to judge the performance characteristics of the particular Work item.

7. Subcontractors. Contractor shall not employ any Subcontractor, supplier or other person or organization, whether initially or as a substitute, against whom Owner may have reasonable objection. Owner will communicate such objections in writing. If a rejection causes a change to the Contract Sum, Contractor may file a contractor-initiated claim under Item 18. Contractor shall not be required to employ any Subcontractor, supplier or other person or organization to furnish any of the work to whom Contractor has reasonable objection. Contractor will not substitute Subcontractors without the approval of Owner.

    a. Contractor shall enter into written agreements with all Subcontractors and suppliers which specifically bind the Subcontractors and suppliers to the applicable terms and conditions of the Contract Documents for the benefit of the Owner and the Architect/Engineer. The Owner reserves the right to specify that certain requirements shall be adhered to by all Subcontractors and sub-subcontractors as indicated in other portions of the Contract Documents and these requirements shall be made a part of the agreement between Contractor and Subcontractor or supplier.

    b. Contractor shall be solely responsible for scheduling and coordinating the Work of Subcontractors, suppliers and other persons and organizations performing or furnishing any of the Work under a direct or indirect contract with Contractor. Contractor shall require all Subcontractors, suppliers and such other persons and organizations performing or furnishing any of the Work to communicate with Owner through Contractor.

8. Continuing the Work. Contractor shall carry on the Work and adhere to the progress schedule during all disputes, disagreements or alternative resolution processes with Owner. No Work shall be delayed or postponed pending resolution of any disputes, disagreements or processes, except as Owner and Contractor may agree in writing.

9. Cleaning. The Contractor shall at all time keep the Site and the Work clean and free from accumulation of waste materials or rubbish caused by the construction activities under the Contract. Upon completion of the Project, and prior to the final inspection, the Contractor shall have the Work in a neat and clean condition.

10. Acts and Omissions of Contractor, his Subcontractors and employees. The Contractor shall be responsible for acts and omissions of his employees and his subcontractors, their agents and employees.

11. Indemnification of Owner RESPONDENT SHALL DEFEND, INDEMNIFY AND HOLD HARMLESS THE CITY, AND/OR THEIR OFFICERS, AGENTS, EMPLOYEES, REPRESENTATIVES, CONTRACTORS, ASSIGNEES, AND/OR DESIGNEES FROM ANY AND ALL LIABILITY, ACTIONS, CLAIMS, DEMANDS, OR SUITS, AND ALL RELATED COSTS, ATTORNEY FEES, AND EXPENSES ARISING OUT OF, OR RESULTING FROM ANY ACTS OR OMISSIONS OF RESPONDENT OR ITS AGENTS, EMPLOYEES, SUBCONTRACTORS, ORDER FULFILLERS, OR SUPPLIERS OF SUBCONTRACTORS IN THE EXECUTION OR PERFORMANCE OF THE CONTRACT AND ANY PURCHASE ORDERS ISSUED UNDER THE CONTRACT. THE DEFENSE SHALL BE COORDINATED BY RESPONDENT WITH THE OFFICE OF THE CITY ATTORNEY WHEN THE CITY IS A NAMED DEFENDANT IN ANY LAWSUIT AND RESPONDENT MAY NOT AGREE TO ANY SETTLEMENT WITHOUT FIRST OBTAINING THE CONCURRENCE FROM THE OFFICE OF THE CITY ATTORNEY. RESPONDENT AND CITY AGREE TO FURNISH TIMELY WRITTEN NOTICE TO EACH OTHER OF ANY SUCH CLAIM.

    a. The provisions of this Indemnification are solely for the benefit of the parties hereto and not intended to create or grant any rights, contractual or otherwise, to any other person or entity.

b. Contractor shall promptly advise the Owner in writing of any claim or demand against the Owner or Contractor known to Contractor related to or arising out of Contractor's activities under this Contract.

12. The duties listed above are in addition to the duties, responsibilities and activities to be undertaken by Contractor as specified throughout the Items of the Contract.

7.8. The Contractor's Responsibility for Jobsite Safety

A. Unless otherwise specified, Contractor shall be responsible for initiating, maintaining and supervising all safety precautions and programs in connection with the Work. It shall be the duty and responsibility of the Contractor and all of its Subcontractors to be familiar and comply with all requirements of Public Law 91-596, 29 U.S.C. §§ 651 et. seq., the Occupational Safety and Health Act of 1970, (OSHA) and all amendments thereto, and to enforce and comply with all of the provisions of the Act. Contractor shall comply with all applicable laws and regulations of any public body having jurisdiction for safety of persons or property to protect them from damage, injury or loss and shall erect and maintain all necessary safeguards for such safety and protection.

7.9. Materials and Workmanship; Licensing and Testing

A. Materials, Equipment and Workmanship. The Contractor warrants that all materials and equipment furnished with respect to the Project are new and the work performed by the Contractor with respect to the Project is of good and workmanlike quality, free from faults and defects, and on conformance with all contract documents and applicable laws. Work not conforming to these requirements, including substitutions nor properly approved and authorized, may be considered defective. If required by the City, the Contractor shall furnish satisfactory evidence as to the kind and quality of materials and equipment. Unless otherwise specified, all materials and equipment incorporated in the Work under the Contract shall be new. The Contractor will guarantee to the City all work performed and materials and equipment furnished with respect to the Project against defects in materials, equipment, and workmanship for a period of one year from the date of substantial completion of the entire Project, or for a longer period if so specified in the Contract documents. The Contractor shall, within a reasonable amount of time after receipt of written notice thereof, and without reimbursement under the construction contract, make good any defects in materials, equipment and workmanship which may develop within the periods for which said material, equipment and workmanship are guaranteed and make good any damage to other work caused by repairing such defects.

B. Limits on Warranty. The forgoing warranty does not exclude remedy for damage or defect caused by abuse, modifications not executed by the contractor, improper or insufficient maintenance, improper operation, or normal wear and tear and normal usage.

C. Events Not Affecting Warranty. Contractor's obligation to perform and complete the Work in a good and workmanlike manner in accordance with the Contract Documents shall be absolute. None of the following will constitute an acceptance of Work that is not in accordance with the Contract Documents or a release of Contractor's obligation to perform the Work in accordance with the Contract Documents:

1. Observations by Owner and/or Architect/Engineer;
2. Owner's payment of any progress or final payment;
3. The issuance of a certificate of Substantial Completion or any payment by Owner to Contractor under the Contract Documents;
4. Use or occupancy of the Work or any part thereof by Owner;

5. Any acceptance by Owner or any failure to do so; or

6. Any inspection, test or approval by others.

D. Owner shall have the right to require testing of mechanical systems installed hereunder.

7.10. Substitutions

A. Intent of Contract Documents. It is not the intent of the Specifications or Contract Documents to limit materials, equipment or fixtures to the product of any particular manufacturer. Where definite materials, equipment and/or fixtures have been specified by name, manufacturer or catalog number, it has been done to set a definite standard and a reference for comparison as to quality, application, physical conformity, and other characteristics. It is the Owner's or Architect/Engineer's intention to not discriminate against or prevent any dealer, jobber or manufacturer from furnishing materials, equipment, and/or fixtures which meet or exceed the characteristics of the specified items. Substitution of materials shall not be made without prior written approval from the Owner.

B. Unauthorized Substitutions at Contractor's Risk. All proposed substitution of materials, equipment or fixtures shall be presented through the submittal process. The Contractor shall be financially responsible for any additional costs or delays resulting from using materials, equipment or fixtures other than those specified, and shall reimburse the Owner for any increased design or contract administration costs resulting from such unauthorized substitutions.

7.11. Inspection of the Project During Construction

A. Contractor Quality Control. Contractor is responsible for controlling the quality of the work as set forth in the Contract Documents.

B. Owner Quality Assurance.

1. The Owner will make periodic visits to the site to familiarize itself with the progress and quality of the Work, conduct inspections and tests and to determine if the Work is proceeding in accordance with the Contract Documents. The Contractor shall provide sufficient, safe and proper facilities at all reasonable times for observation and/or inspection of the Work by the authorized representatives of the Owner.

2. The Contractor shall not cover up any work with finishing materials or other building components prior to an inspection of the work by the Owner. Should corrections of the work be required for approval, cover up shall be delayed until another inspection can be made and approval is indicated.

3. The Contractor shall be responsible for providing notification of at least five (5) working days or as mutually agreed, to the Owner of the anticipated need for a cover up inspection. Should the Owner fail to make the necessary inspection within the five (5) working day period, or as mutually agreed, the Contractor may proceed with cover up work.

C. Rejection and Removal of Defective Work.

1. The ODR has the authority to reject Work which does not meet the requirements of the Contract and to order such work removed and replaced with conforming Work. The approval of a work item by the ODR does not relieve the Contractor from compliance with the Contract Documents where such requirements are not judged at the time of observation of the Work due to work sequences by the contractor or the lack of time to judge the performance characteristics of the particular work item.

2. If any materials or Work furnished under this Contract are rejected by the Owner, the Contractor shall, after notice from the Owner, proceed to remove materials, whether worked or unworked, and to take down all portions of the Work condemned. Contractor shall make good all Work damaged or destroyed by the removal and replacement process.

3. Upon notice of rejection, the Contractor may request to prove to Owner, at Contractor's sole cost, that the Work should be accepted because it meets performance, and other relevant standards. Owner shall respond to Contractor's showing of proof in writing.

7.12. Contract Payments

A. Progress Payments. Periodic progress payments will be made to the Contractor for Work performed, and materials in place. Payment shall not become due until receipt by the ODR of a correct and complete Pay Application.

B. Owner's Duty to Pay. The Owner shall have no duty to pay the Contractor except on receipt by the ODR of (1) a complete Pay Application.

C. Retainage. The Owner shall withhold from each progress payment, as retainage, the amount authorized by law, as set out in the Section 00100 Special Provisions. Retainage so withheld shall be managed in conformance with Subchapter B, Chapter 2252, Texas Government Code.

D. Reduction to Cover Loss. The Owner may reduce any Invoice prior to payment to the extent necessary to protect the Owner from loss on account of actions of the Contractor, including, but not limited to:

1. Defective work not remedied;

2. Damage to work of a separate contractor;

3. Failure to maintain scheduled progress;

4. Failure to comply with the requirements of Texas Government Code Chapter 2258 (Prevailing Wage Law); or

5. For Contracts with a value of less than $25,000 for which no payment bond is posted, receipt of written notice by the Owner of unpaid bills, filed in conformance with § 53.232, Texas Property Code. Any funds so withheld shall be released to the Contractor if he furnishes a bond for release of lien as provided in § 53.236, Texas Property Code.

E. Title to all material and Work covered by progress payments transfers to the Owner upon payment. Transfer of title to Owner does not relieve the Contractor of the sole responsibility for the care and protection of materials and work upon which payments have been made, or the restoration of any damaged work, or waive the right of the Owner to require the fulfillment of all the terms of the Contract.

F. Progress payments to the Contractor shall not release the Contractor or his surety from any obligations under this Contract. Progress payments shall be made at intervals of not less than thirty (30) days.

7.13. Closing Inspections

A. Substantial Completion Inspection. When the Contractor considers the entire Work Substantially Complete, the Contractor shall so notify the ODR in writing that the Work will be ready for Substantial Completion Inspection on a date certain. The Contractor shall include with this notice a list of items to be completed or corrected prior to final inspection. On the date indicated by Contractor, or as soon thereafter as is practicable, the ODR and the Contractor shall inspect the work and if the ODR agrees that the Work is Substantially Complete a Certificate of Substantial Completion shall be issued to the Contractor, fixing the date of Substantial Completion. The ODR

shall submit with this certificate a list of items to be completed prior to final inspection (the Pre-Final Punchlist). This list may include additional items not included on the Contractor's list, which are deemed necessary by the Owner to correct or complete prior to Final Inspection.

B. Final Inspection The Contractor shall fully complete the list of items listed on the Prefinal Punchlist prior to Final Inspection. Unless otherwise specified in Special Conditions, or otherwise agreed in writing by the parties, the Contractor shall complete this work within 15 days of the certified date of Substantial Completion. When the Contractor has completed the Prefinal Punchlist, he shall give written notice to the ODR that the Work will be ready for Final Inspection on a date certain. On this date, or as soon thereafter as is practicable, the ODR and Contractor shall inspect the Work and the ODR shall issue a certificate fixing the date of Final Completion or direct such final items as shall be necessary to the issuance of a certificate of Final Completion. Final Completion shall be a condition precedent to the Contractor's right to receive Final Payment.

7.14. Claims and Dispute Resolution

A. Claims. All claims must be made in writing and presented by the claimant to the other party within thirty (30) calendar days after the start of the occurrence or event giving rise to the claim and the notice must include a general description of the nature of the claim. Notice of the amount of the claim with supporting data must be provided by the claimant to the other party within thirty (30) days after the delivery of the initial claim notice.

B. Conference between Owner and Contractor. Within sixty (60) days after delivery of the notice of the claim the ODR and Contractor shall meet to discuss the claim. If the parties are unable to agree on the resolution of the claim then the claimant shall have any remedy that may be lawfully available to the party.

7.15. Contract Final Acceptance and Payment

A. Request for Final Payment. At any time following the date of Final Completion the Contractor may submit a certified Application for Final Payment.

B. Final Payment Documentation. The Contractor shall submit, prior to or with the Application for Final Payment, all close out documents, including maintenance and operating instructions, guarantees and warranties, certificates, record documents and all other items required by the Contract Documents. The Contractor shall also submit an affidavit that all payrolls, bills for materials and equipment, subcontracted work and other indebtedness connected with the Work, except as specifically noted, have been paid or will be paid or otherwise satisfied within the period of time required by Chapter 2251, Texas Government Code. If required by the Owner, the Contractor shall furnish documentation establishing payment or satisfaction of all such obligations, such as receipts, releases and waivers of claims arising out of the Contract, to the extent and in such form as may be designated by the Owner. The Owner is entitled to rely upon this affidavit; the Contractor may not submit a claim on behalf of a subcontractor or vendor if that claim has not been noted as an exception in the affidavit.

C. Offsets and Deductions: The Owner may deduct from the Final Payment all sums due from the Contractor for any reason, all deductions authorized by Item 13, and as Liquidated Damages. If the Certificate of Final Completion notes any Work remaining incomplete or defects not remedied, the Owner may deduct the reasonable cost of remedying such deficiencies from the Final Payment. If such deductions are made, the Owner shall identify each deduction made and the reason therefore, and furnish the Contractor with an explanation of the deduction and the amount deducted on or by the 21st day after Owner's receipt of an approved, or deemed approved Application for Final Payment.

D. Final Payment Due. Final Payment shall become due and payable by Owner, subject to all allowable offsets and deductions, on the 31st day next following the receipt of the approved or deemed approved Application for Final

Payment. If the Contractor disputes any amount deducted by the Owner, the Contractor shall give notice of the dispute on or before the thirtieth day next following receipt of Final Payment; failure to do so will bar any subsequent claim for payment of amounts deducted.

7.16. Change Orders

A. Effect of Change Order. A Change Order authorizes a change in the Scope of the Work or an adjustment in the Contract Sum or the Contract Time. Work performed under a Change Order is subject to all provisions of the Contract Documents.

B. Modifications for which a Change Order is Required. All changes in the scope of the Work, the Contract Sum and the Contract Time shall be documented by a Change Order. Change Orders are the exclusive method for modifying the Contract Sum or Contract Time.

C. Agreed and Unilateral Change Orders. A Change Order may be either an Agreed Change Order or a Unilateral Change Order. An Agreed Change Order is a Change Order jointly executed by the Owner and the Contractor, in which each agrees to all of the terms of the amendment. A Unilateral Change Order is a Change Order issued by the Owner without the agreement of the Contractor. Contractor shall comply with a Unilateral Change Order but shall be entitled to an equitable adjustment of the Contract Time and Contract Price.

7.17. Contract Time

A. Contract Time. The Contract Time will be measured from the date designated in the Notice to Proceed to the date specified for completion by the Contract Documents, including any modification by Change Order. Failure to achieve Substantial Completion within the Contract Time will subject the Contractor to Liquidated Damages. Unless otherwise specified in the Special Conditions or elsewhere in the Contract Documents, the date of Contract Completion shall be the date on which the Work is certified as Substantially Complete.

B. Contractor Delayed. When Contractor, without fault and for reasons beyond the control of Contractor, is delayed from completing the Work within the Contract Time, the Contractor shall be entitled to an extension of time commensurate with the period of delay.

C. Failure to Complete Work Within the Contract Time. Time is of the essence of this Contract. The Contractor's failure to complete the Work within the Contract Time will cause damage to the Owner. These damages shall be liquidated by agreement of the Contractor and the Owner, as set forth in the Special Conditions.

1. Collection of Liquidated Damages. The Owner may collect Liquidated Damages due from the Contractor directly or indirectly by reducing the contract sum in the amount of Liquidated Damages Stated in the Instruction to Bidders and Special Conditions and the Contract.

7.18. Termination for Cause by Owner

A. Termination by Owner for Cause. The Owner may, without prejudice to any right or remedy terminate the employment of the Contractor and take possession of the site and of all materials, equipment, tools, construction equipment and machinery thereon owned by the Contractor, under the following circumstances:

1. Persistent or repeated failure or refusal, except during complete or partial suspensions of work authorized under the Contract Documents, to supply enough properly skilled workmen or proper materials;

2. Persistent disregard of laws, ordinances, rules, regulations or orders of any public authority having jurisdiction;

3. Persistent failure to prosecute the work in accordance with the Contract Documents, and to insure its completion within the time, or any extension thereof, specified in this contract;

4. Failure to remedy defective work;

5. Failure to pay subcontractors, laborers, materialmen and suppliers pursuant to Texas Government Code Chapter 2251;

6. Persistent endangerment, by the Contractor or its Subcontractors or other vendors, of the safety of labor or of the Work itself;

7. Failure to supply or maintain statutory bonds, pursuant to Item 5, or the supply or maintain Required insurance, pursuant to Item 6 ; or

8. Any other material breach of the Contract.
   The Owner reserves the right to terminate at any time for any of the above listed causes. Failure to exercise the right to terminate in any instance or for any proper reason shall not be construed as waiver of the right to do so in any other instance or for any other proper reason.

   a. The ODR shall give the Contractor and its Surety thirty days' prior written notice of its intent to terminate for any of the above reasons. If the Contractor or the Surety demonstrates, to the satisfaction of the Owner, that the condition or conditions upon which the notice of termination is based have been removed, corrected, or will not recur, then the Owner shall rescind the notice and the Contract shall continue unmodified, and the Contractor shall not be entitled an extension of time.

   b. Should the Contractor or the surety fail to so demonstrate within thirty days following receipt of such notice, or fail to satisfy the Owner that the condition or conditions upon which the notice of termination is based have been removed, corrected, or will not recur, the Owner may arrange for completion of the Work and deduct the cost thereof from the unpaid Contract sum remaining. If the unpaid balance of the Contract Sum exceeds the costs of finishing the Work, including compensation for the Architect/Engineer's additional services made necessary thereby, such excess shall be paid to the Contractor. If such costs exceed the unpaid balance, the Contractor or his surety shall pay the difference to the Owner. This obligation for payment shall survive the termination of the Contract. The Owner reserves the right, where the Contract is terminated for cause, to take assignment of any and all contracts between the Contractor and its Subcontractors, vendors and suppliers, and the ODR shall promptly notify the Contractor of the contracts the Owner elects to assume. Upon receipt of such notice, the Contractor shall promptly take all steps necessary to affect such assignment.

7.19. Miscellaneous

Computation of Time. In computing any time period set forth in this Contract, the first day of the period shall not be included, but the last day shall be.

Survival of Obligations. All representations, indemnifications, warranties and guarantees made in accordance with the Contract Documents will survive final payment, completion and acceptance of the Work, as well as termination for any reason. All duties imposed upon the Contractor by reason of termination, including without limitation the duty to assign subcontracts and contracts with vendors and suppliers, shall likewise survive the termination of the Contract.

No Waiver of Performance. The failure of either party in any instance to insist on the performance of any of the terms, covenants or conditions of the Contract Documents, or to exercise any of the rights granted thereunder, shall not be construed as waiver of any such term, covenant, condition or right with respect to further performance.

Governing Law and Venue. This Contract shall be governed by the law of the State of Texas. Exclusive venue of any cause of action arising out of or related to the Contract or the performance of the Work shall lie in the District Court of Montgomery County, Texas.

Captions and Catchlines. The captions and catchlines used throughout the Uniform General Conditions are for ease of reference only and have no effect on the meaning of the terms and conditions set forth herein.

Independent Contractor Status. The Contract Documents create an independent contractor relationship between the Owner and Contractor and neither party's employees or contractors shall be considered employees, contractors, partners or agents of the other party.

No third party beneficiaries. The parties do not intend, nor shall any clause be interpreted to create in any third party, any obligations to, or right of benefit by, such third party under these Contract Documents from either the Owner or Contractor.

Entire Agreement. These Contract Documents supersede in full all prior discussions and agreements (oral and written) between the parties relating to the subject matter hereof and constitutes the entire agreement.

Severability. If any provision, sentence, clause or item of this Contract is found to be invalid or unenforceable for any reason, the remaining provisions shall continue in effect as is the invalid or unenforceable provision were not in the Contract. All provisions, sentences, clauses and items of this Contract are severable for this purpose.

No waiver of Sovereign Immunity. Nothing herein shall be construed as a waiver of the City's and City's sovereign immunity.

Antitrust Affirmation - The undersigned affirms under penalty of perjury of the laws of the State of Texas that (1) in connection with this Contract, neither I nor any representative of the Contractor have violated any provision of the Texas Free Enterprise and Antitrust Act, Tex. Bus. & Comm. Code Chapter 15; (2) in connection with this Contract, neither I nor any representative of the Contractor have violated any federal antitrust law; and (3) neither I nor any representative of the Contractor have directly or indirectly communicated any of the contents of this Contract to a competitor of the Contractor or any other company, corporation, firm, partnership or individual engaged in the same line of business as the Contractor.

Assignment - Contractor shall not assign its rights under the contract or delegate the performance of its duties under the contract without prior written approval from the City. Any attempted assignment in violation of this provision is void and without effect.

Buy Texas Affirmation - In accordance with Section 2155.4441 of the Texas Government Code, Contractor agrees that during the performance of a contract for services it shall purchase products and materials produced in Texas when they are available at a price and time comparable to products and materials produced outside this State.

Child Support Obligation Affirmation - Under Section 231.006 of the Family Code, the vendor or applicant certifies that the individual or business entity named in this contract, bid or application is not ineligible to receive the specified grant, loan, or payment and acknowledges that this contract may be terminated and payment may be withheld if this certification is inaccurate in addition to other remedies set out in 231.006(f).

Contracting Information Responsibilities - In accordance with Section 552.372 of the Texas Government Code, Contractor agrees to (1) preserve all contracting information related to the contract as provided by the records retention requirements applicable to the City for the duration of the contract, (2) promptly provide to the City any contracting information related to the contract that is in the custody or possession of the Contractor on request of the City, and (3) on termination or expiration of the contract, either provide at no cost to the City all contracting information related to the contract that is in the custody or possession of the Contractor or preserve the contracting information related to the contract as provided by the records retention requirements applicable to the City. Except as provided by Section 552.374(c) of the Texas Government Code, the requirements of Subchapter J, Chapter 552, Government Code, may apply

to the contract and the Contractor agrees that the contract can be terminated if the Contractor knowingly or intentionally fails to comply with a requirement of that subchapter.

COVID-19 Vaccine Passport Prohibition - Contractor certifies that it does not require its customers to provide any documentation certifying the customer's COVID-19 vaccination or post-transmission recovery on entry to, to gain access to, or to receive service from the Contractor's business. Contractor acknowledges that such a vaccine or recovery requirement would make Contractor ineligible for a State-funded contract.

Data Management and Security Controls - In accordance with Section 2054.138 of the Texas Government Code, Contractor certifies that it will comply with the security controls required under this contract and will maintain records and make them available to City as evidence of Contractor's compliance with the required controls.

Dealings with Public Servants Affirmation - Contractor has not given, offered to give, nor intends to give at any time hereafter any economic opportunity, future employment, gift, loan, gratuity, special discount, trip, favor, or service to a public servant in connection with the submitted Contract.

Debts and Delinquencies Affirmation - Contractor agrees that any payments due under the contract shall be applied towards any debt or delinquency that is owed to the State of Texas.

Disaster Recovery Plan - **I**n accordance with 13 TAC § 6.94(a)(9), Contractor shall provide to City the descriptions of its business continuity and disaster recovery plans.

Dispute Resolution- Subject to Texas Government Code, Section 2260.002, the dispute resolution process provided for in Chapter 2260 of the Texas Government Code and set forth below in subsections (a)-(d) shall be used by the parties to attempt to resolve all disputes arising under this contract. In accordance with the Texas Civil Practice and Remedies Code, Section 114.005, the parties agree claims encompassed by Texas Government Code, Section 2260.002(3) and Texas Civil Practice and Remedies Code Section 114.002 shall be governed by the dispute resolution process set forth below in subsections (a)- (d).

A. Not withstanding Texas Government Code, Chapter 2260.002(3) and Chapter 114.012 and any other statute or applicable law, if the Contractor's claim for breach of contract cannot be resolved by the parties in the ordinary course of business, Contractor may make a claim against City for breach of contract and the City may assert a counterclaim against the Contractor as is contemplated by Texas Government Code, Chapter 2260, Subchapter B. In such event, Contractor must provide written notice to City of a claim for breach of the contract not later than the 180th day after the date of the event giving rise to the claim. The notice must City with particularity: (1) the nature of the alleged breach; (2) the amount the Contractor seeks as damages; and (3) the legal theory of recovery.

B. The chief administrative officer, or if designated in the contract, another officer of the City, shall examine the claim and any counterclaim and negotiate with the Contractor in an effort to resolve them. The negotiation must begin no later than the 120th day after the date the claim is received, as is contemplated by Texas Government Code, Chapter 2260, Section 2260.052.

If the negotiation under paragraph (b) above results in the resolution of some disputed issues by agreement or in a settlement, the parties shall reduce the agreement or settlement to writing and each party shall sign the agreement or settlement. A partial settlement or resolution of a claim does not waive a party's rights under this contract as to the parts of the claim that are not resolved.

Energy Company Boycotts - If Contractor is required to make a verification pursuant to Section 2276.002 of the Texas Government Code, Contractor verifies that Contractor does not boycott energy companies and will not boycott energy companies during the term of the Contract. If Contractor does not make that verification, Contractor must so indicate in its Contract and state why the verification is not required.

Entities that Boycott Israel - If Contractor is required to make a certification pursuant to Section 2271.001 of the Texas Government Code, Contractor certifies that Contractor does not boycott Israel and will not boycott Israel during the term of the contract resulting from this solicitation. If Contractor does not make that certification, Contractor must indicate that in its Contract and state why the certification is not required.

E-Verify Program - Contractor certifies that for contracts for services, Contractor shall utilize the U.S. Department of Homeland Security's E-Verify system during the term of the contract to determine the eligibility of:

A. all persons employed by Contractor to perform duties within Texas; and

B. all persons, including subcontractors, assigned by Contractor to perform work pursuant the contract within the United States of America.

Excess Obligations Prohibited - The contract is subject to termination or cancellation, without penalty to City, either in whole or in part, subject to the availability of City funds.

Excluded Parties - Contractor certifies that it is not listed in the prohibited vendors list authorized by Executive Order No. 13224, *"Blocking Property and Prohibiting Transactions with Persons Who Commit, Threaten to Commit, or Support Terrorism"*, published by the United States Department of the Treasury, Office of Foreign Assets Control.

Executive Head of a City Affirmation - Under Section 669.003 of the Texas Government Code, Contractor certifies that it does not employ, or has disclosed its employment of, any former executive head of the City. Contractor must provide the following information in the Contract.

Name of Former Executive: _____Name of City: _____ Date of Separation from City: _____ Position with Contractor:_____Date of Employment with Contractor: _____

False Statements - Contractor represents and warrants that all Statements and information prepared and submitted in this document are current, complete, true, and accurate. Submitting a Contract with a false statement or material misrepresentations made during the performance of a contract is a material breach of contract and may void the submitted Contract and any resulting contract.

Financial Participation Prohibited Affirmation - Under Section 2155.004(b) of the Texas Government Code, Contractor certifies that the individual or business entity named in this Contract or contract is not ineligible to receive the specified contract and acknowledges that the contract may be terminated and payment withheld if this certification is inaccurate.

Firearm Entities and Trade Associations Discrimination - If Contractor is required to make a verification pursuant to Section 2274.002 of the Texas Government Code, Contractor verifies that it (1) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association and (2) will not discriminate during the term of the contract against a firearm entity or firearm trade association. If Contractor does not make that verification, Contractor must so indicate in its Contract and State why the verification is not required.

Foreign Terrorist Organizations - Contractor represents and warrants that it is not engaged in business with Iran, Sudan, or a foreign terrorist organization, as prohibited by Section 2252.152 of the Texas Government Code.

Former City Employees - Contractor represents and warrants that none of its employees including, but not limited to, those authorized to provide services under the contract, were former employees of the City during the twelve (12) month period immediately prior to the date of execution of the contract.

Governing Law and Venue - The contract shall be governed by and construed in accordance with the laws of the City of Texas, without regard to the conflicts of law provisions. The venue of any suit arising under the contract is fixed in any court of competent jurisdiction of Travis County, Texas, unless the specific venue is otherwise identified in a statute which directly names or otherwise identifies its applicability to the contracting City.

Human Trafficking Prohibition - Under Section 2155.0061 of the Texas Government Code, the Contractor certifies that the individual or business entity named in this Contract or contract is not ineligible to receive the specified contract and acknowledges that this contract may be terminated and payment withheld if this certification is inaccurate.

No Conflicts of Interest - Contractor represents and warrants that the provision of goods and services or other performance under the contract will not constitute an actual or potential conflict of interest or reasonably create an appearance of impropriety.

Prior Disaster Relief Contract Violation - Under Sections 2155.006 and 2261.053 of the Texas Government Code, the Contractor certifies that the individual or business entity named in this Contract or contract is not ineligible to receive the specified contract and acknowledges that this contract may be terminated and payment withheld if this certification is inaccurate.

Public Information Act - Information, documentation, and other material in connection with this Solicitation or any resulting contract may be subject to public disclosure pursuant to Chapter 552 of the Texas Government Code (the "Public Information Act"). In accordance with Section 2252.907 of the Texas Government Code, Contractor is required to make any information created or exchanged with the City pursuant to the contract, and not otherwise excepted from disclosure under the Texas Public Information Act, available in a format that is accessible by the public at no additional charge to the City.

Signature Authority - By submitting the Contract, Contractor represents and warrants that the individual submitting this document and the documents made part of this Contract is authorized to sign such documents on behalf of the Contractor and to bind the Contractor under any contract that may result from the submission of this Contract.

City Auditor's Right to Audit - The City auditor may conduct an audit or investigation of any entity receiving funds from the City directly under the contract or indirectly through a subcontract under the contract. The acceptance of funds directly under the contract or indirectly through a subcontract under the contract acts as acceptance of the authority of the City auditor, under the direction of the legislative audit committee, to conduct an audit or investigation in connection with those funds. Under the direction of the legislative audit committee, an entity that is the subject of an audit or investigation by the City auditor must provide the City auditor with access to any information the City auditor considers relevant to the investigation or audit.

Suspension and Debarment - Contractor certifies that it and its principals are not suspended or debarred from doing business with the City or federal government as listed on the *State of Texas Debarred Vendor List* maintained by the Texas Comptroller of Public Accounts and the *System for Award Management (SAM)* maintained by the General Services Administration.

Terms and Conditions Attached to Contract - Any terms and conditions attached to a Contract will not be considered unless specifically referred to in the Contract.

Americans With Disabilities Act - Contractor represents and warrants its compliance with the requirements of the Americans With Disabilities Act (ADA) and its implementing regulations, as each may be amended.

Assignment for Goods – Neither party may assign the contract or assign, transfer or delegate in whole or in part, any of its interest in or rights or obligations under, the contract without prior written consent of the other party, and any attempted or purported assignment, transfer or delegation thereof without such consent shall be null and void. Notwithstanding the forgoing, upon prior written notification to the other party, either party may assign the contract or assign, transfer or delegate, in any whole or in part any of its interest in, or rights or obligations under, the contract without such prior written consent to 1) a successor in interest for City (as designed by Texas Legislature), or (2) a subsidiary, parent company, or other entity in connection with a merger, acquisition, corporate reorganization , or sale of all or substantially all of its assets.

Binding Effect - The contract shall inure to the benefit of, be binding upon, and be enforceable against, each Party and their respective permitted successors, assigns, transferees and delegates.

Change in Law and Compliance with Laws - Any alterations, additions, or deletions to the terms of the contract that are required by changes in federal or state law or regulations are automatically incorporated into the contract without written amendment hereto, and shall become effective on the date designated by such law or by regulation.

Damage to Government Property - Contractor shall be liable for all damage to government-owned, leased, or occupied property and equipment caused by the Contractor and its employees, agents, subcontractors, and suppliers, including any delivery or cartage company, in connection with any performance pursuant to the contract. Contractor shall notify the City in writing of any such damage within one (1) calendar day. Contractor is responsible for the removal of all debris resulting from work performed under the contract

Disclosure of Interested Parties – Contractor represents and warrants that if selected for award of a contract as a result of the solicitation, Contractor will submit to the City a Certificate of Interested Parties prior to the contract execution in accordance with 2252.908 of the Texas Government Code.

Discounts – If contractor at any time during the term of the contract provides a discount on the final contract costs, contractor will notify City in writing ten (10) calendar days prior to the effective date of discount. City will generate a Purchase Order Change Notice a send a revised Change Order to contractor.

Electrical Items - All electrical items must meet all applicable OSHA standards and regulations, and bear the appropriate listing from Underwriters Laboratory (UL), Factory Mutual Resource Corporation (FMRC), or National Electrical Manufacturers Association (NEMA).

Equal Employment Opportunity - Contractor represents and warrants its compliance with all applicable duly enacted state and federal laws governing equal employment opportunities.

Force Majeure - Neither Contractor nor City shall be liable to the other for any delay in, or failure of performance, of any requirement included in the contract caused by force majeure. The existence of such causes of delay or failure shall extend the period of performance until after the causes of delay or failure have been removed provided the non-performing party exercises all reasonable due diligence to perform. Force majeure is defined as acts of God, war, fires, explosions, hurricanes, floods, failure of transportation, or other causes that are beyond the reasonable control of either party and that by exercise of due foresight such party could not reasonably have been expected to avoid, and which, by the exercise of all reasonable due diligence, such party is unable to overcome.

Immigration - Contractor represents and warrants that it shall comply with the requirements of the Immigration and Nationality Act (8 U.S.C.§ 1101 et seq.) and all subsequent immigration laws and amendments.

Independent Contractor – Contractor acknowledges and agrees that it is furnishing products and services in the capacity of an independent contractor and that contractor and its personnel are not employees of the City of Conroe.

Legal and Regulatory Actions - Contractor represents and warrants that it is not aware of and has received no notice of any court or governmental City actions, proceedings or investigations, etc., pending or threatened against Contractor or any of the individuals or entities included in Contract within the five (5) calendar years immediately preceding the submission of the Contract that would or could impair Contractor's performance under the contract, relate to the solicited or similar goods or services, or otherwise be relevant to City's consideration of the Contract. If Contractor is unable to make the preceding representation and warranty, then Contractor instead represents and warrants that it has included as a detailed attachment in its Contract a complete disclosure of any such court or governmental City actions, proceedings or investigations, etc. that would or could impair Contractor's performance under the contract, relate to the solicited or similar goods or services, or otherwise be relevant to City's consideration of the Contract. In addition, Contractor represents and warrants that it shall notify City in writing within five (5) business days of any changes to the representations or warranties in this clause and understands that failure to so timely update City shall constitute breach of contract and may result in immediate termination of the contract.

Limitation on Authority - Contractor shall have no authority to act for or on behalf of City or the State of Texas except as expressly provided for in the contract; no other authority, power or use is granted or implied. Contractor may not incur any debt, obligation, expense or liability of any kind on behalf of City or the State of Texas.

Lobbying - Contractor represents and warrants that City's payments to Contractor and Contractor's receipt of appropriated or other funds under the contract are not prohibited by Sections 556.005 or 556.0055 of the Texas Government Code.

Media Releases - Contractor shall not use City's name, logo, or other likeness in any press release, marketing material, or other announcement without City's prior written approval. City does not endorse any vendor, commodity, or service. Contractor is not authorized to make or participate in any media releases or public announcements pertaining to this procurement, the Contract or the services to which they relate without City's prior written consent, and then only in accordance with explicit written instructions from City.

No Third-Party Beneficiaries - The contract is made solely and specifically among and for the benefit of the parties named herein and their respective successors and assigns, and no other person shall have any right, interest, or claims hereunder or be entitled to any benefits pursuant to or on account of the contract as a third-party beneficiary or otherwise.

No Felony Criminal Convictions - Contractor represents that neither Contractor nor any of its employees, agents, or representatives, including any subcontractors and employees, agents, or representative of such subcontractors, have been convicted of a felony criminal offense or that if such a conviction has occurred Contractor has fully advised City in writing of the facts and circumstances surrounding the convictions.

No Implied Waiver - The failure of a Party to insist at any time upon the strict performance of any covenant or agreement or to exercise any option, right, power, or remedy contained in the contract shall not be construed as a waiver or a relinquishment thereof for the future.

Permits, Certifications, and Licenses - Contractor represents and warrants that it has determined what licenses, certifications and permits are required under the contract and has acquired all applicable licenses, certifications, and permits.

Prompt Payment - Payment shall be made in accordance with Chapter 2251 of the Texas Government Code, commonly known as the Texas Prompt Payment Act. Chapter 2251 of the Texas Government Code shall govern remittance of payment and remedies for late payment and non-payment.

Property Rights - For purposes of the contract, the term "Work" is defined as all work papers, work products, materials, approaches, designs, specifications, systems, software, programs, source code, documentation methodologies, concepts, intellectual property or other property developed, produced or generated in connection with the services provided under the contract. City and Contractor intend this agreement to be a contract for the services and each considers the Work and any and all documentation or other products and results of the services to be rendered by Contractor to be a work made for hire. Contractor and Contractor's employees will have no rights in or ownership of the Work and any and all documentation or other products and results of the services or any other property of City. Contractor acknowledges and agrees that the Work (and all rights therein) belongs to and shall be the sole and exclusive property of City. If for any reason the Work would not be considered a work-for-hire under applicable law, Contractor does hereby sell, assign, and transfer to City, its successors and assigns, the entire right, title and interest in and to the copyright in the Work and any registrations and copyright applications relating thereto and any renewals and extensions thereof, and in and to all works based upon, derived from, or incorporating the Work, and in and to all income, royalties, damages, claims and payments now or hereafter due or payable with respect thereto, and in and to all causes of action, either in law or in equity for past, present, or future infringement based on the copyrights, and in and to all rights corresponding to the foregoing. Contractor agrees to execute all papers and to perform such other property rights, as City may deem necessary to secure for City or its designee the rights herein assigned. In the event that Contractor has any rights in and to the Work that cannot be assigned to City, Contractor hereby grants to City an exclusive, worldwide, royalty-free, irrevocable, and perpetual license to directly and indirectly reproduce, distribute, modify, create derivative works of, publicly perform and publicly display, such rights to make, have made, use, sell and offer for sale any products developed by practicing such rights, and to

otherwise use such rights, with the right to sublicense such rights through multiple levels of sublicenses. No later than the first calendar day after the termination or expiration of the contract or upon City's request, Contractor shall deliver to City all completed, or partially completed, Work and any and all documentation or other products and results of the services. Failure to timely deliver such Work or any and all documentation or other products and results of the services will be considered a material breach of the contract. Contractor will not make or retain any copies of the Work or any and all documentation or other products and results of the services without the prior written consent of City.

Records Retention - Contractor shall maintain and retain all records relating to the performance of the contract including supporting fiscal documents adequate to ensure that claims for contract funds are in accordance with applicable State of Texas requirements. These records will be maintained and retained by Contractor for a period of seven (7) years after the contract expiration date or until all audit, claim, and litigation matters are resolved, whichever is later.

Refund - Contractor will promptly refund or credit within thirty (30) calendar days any funds erroneously paid by City which are not expressly authorized under the contract.

Subcontractors - Contractor may not subcontract any or all of the work and/or obligations due under the contract without prior written approval of the City. Subcontracts, if any, entered into by the Contractor shall be in writing and be subject to the requirements of the contract. Should Contractor subcontract any of the services required in the contract, Contractor expressly understands and acknowledges that in entering into such subcontract(s), City is in no manner liable to any subcontractor(s) of Contractor. In no event shall this provision relieve Contractor of the responsibility for ensuring that the services performed under all subcontracts are rendered in compliance with the contract.

Survival - Expiration or termination of the contract for any reason does not release Contractor from any liability or obligation set forth in the contract that is expressly stated to survive any such expiration or termination, that by its nature would be intended to be applicable following any such expiration or termination, or that is necessary to fulfill the essential purpose of the contract, including without limitation the provisions regarding warranty, indemnification, confidentiality, and rights and remedies upon termination.

Taxes - Purchases made for State of Texas use are exempt from the State Sales Tax and Federal Excise Tax. City will furnish Tax Exemption Certificates upon request. Contractor represents and warrants that it shall pay all taxes or similar amounts resulting from the contract, including, but not limited to, any federal, State, or local income, sales or excise taxes of Contractor or its employees. City shall not be liable for any taxes resulting from the contract.

Termination for Convenience - City reserves the right to terminate the contract at any time, in whole or in part, without cost or penalty, by providing thirty (30) calendar days' advance written notice, if the City determines that such termination is in the best interest of the City. In the event of such a termination, Contractor must, unless otherwise mutually agreed upon in writing, cease all work immediately upon the effective date of termination. City shall be liable for payments limited only to the portion of work City authorized in writing and which Contractor has completed, delivered to City, and which has been accepted by City. All such work shall have been completed, in accordance with contract requirements, prior to the effective date of termination. City shall have no other liability, including no liability for any costs associated with the termination.

Unfair Business Practices - Contractor represents and warrants that it has not been the subject of allegations of Deceptive Trade Practices violations under Chapter 17 of the Texas Business and Commerce Code, or allegations of any unfair business practice in any administrative hearing or court suit and that Contractor has not been found to be liable for such practices in such proceedings. Contractor certifies that it has no officers who have served as officers of other entities who have been the subject of allegations of Deceptive Trade Practices violations or allegations of any unfair business practices in an administrative hearing or court suit and that such officers have not been found to be liable for such practices in such proceedings.

Use of City Property - Contractor is prohibited from using City Property for any purpose other than performing Services authorized under the contract. City Property includes, but is not limited to, City's office space, identification badges, City information technology equipment and networks (*e.g.*, laptops, portable printers, cell phones, iPads, external hard drives,

data storage devices, any City issued software, and the City Virtual Private Network (VPN client)), and any other resources of City. Contractor shall not remove City Property from the continental United States. In addition, Contractor may not use any computing device to access City's network or e-mail while outside of the continental United States. Contractor shall not perform any maintenance services on City Property unless the contract expressly authorizes such services. During the time that City Property is in the possession of Contractor, Contractor shall be responsible for (i) all repair and replacement charges incurred by City that are associated with loss of City Property or damage beyond normal wear and tear and (ii) all charges attributable to Contractor's use of State Property that exceeds the contract scope. Contractor shall fully reimburse such charges to City within ten (10) calendar days of Contractor's receipt of City's notice of amount due.

Use of State Property for a purpose not authorized by contract shall constitute breach of contract and may result in termination of the contract and the pursuit of other remedies available to City under contract, at law, or in equity.

END OF DOCUMENT
Section 00600

8. SPECIAL CONDITIONS OF THE AGREEMENT 00700

8.1. Sub-contracting

The General Contractor shall not outsource more than 70% of the contract.

8.2. Permits

Contractor shall make any and all arrangements and pay for any and all permits required for this work. Any City permits will be free of charge. EPA and TCEQ rules and regulations must be followed regardless of whether they are specified individually or not.

8.3. Utilities

Contractor shall make all arrangements for and pay for any utility services required during construction of this project. Water will be provided at no charge by the City, however, all water use must be metered, and tap fees shall be paid by the Contractor.

8.4. Materials Testing

A. The City of Conroe will provide for construction materials testing services for laboratory certification of materials and workmanship in construction of this project.

B. The City of Conroe has the right to temporarily halt construction or repairs for the purpose of acquiring test samples.

C. Copies of the test results will be forwarded to the Contractor.

8.5. Protection of Existing Facilities

Existing facilities, including utility or paving facilities, disturbed or damaged by or because of performance of this contract shall be promptly restored or repaired at Contractor's expense. Contractor shall be responsible for all areas of the site used by him and all subcontractors in the performance of the Work. He will exert full control over the actions of all employees and other persons with respect to the use and preservation of property and existing facilities, except such controls as may be specifically reserved to Owner or others. Contractor has the right to exclude from the site all persons who have no purpose related to the Work or it's inspection, and may require all persons on the site (except Owner's employees) to observe the same regulations, as he requires of his employees.

8.6. Timing and Sequence of Work

A. Contractor is advised that the timing of the work is of critical concern to the Owner, who desires to utilize the proposed facility as quickly as possible.

B. Contractor is therefore informed that time is of the essence in this contract and that the time allowed for completion is the time shown in the Proposal subject to extensions in accordance with the General Conditions.

C. Contractor is further advised that he will be liable for liquidated damages in the amount of $1,000.00/day for each day the project is not completed in the time allowed plus extensions.

8.7. Final Approval and Guarantee

A. The work is to be completed to the satisfaction of the Owner.

B. Contractor is to guarantee all work to be free from defect due to faulty workmanship or materials for a period of one year from the date of final acceptance of the work by the Owner. Contractor shall repair defects, which develop in construction, during that time, upon notice by the Owner to do so. No provisions of this contract shall

relieve Contractor of this guarantee. Failure of the Contractor to repair or replace a defect upon notice shall entitle Owner to perform necessary work and recover the cost of the same from Contractor and/or his surety.

8.8. Form Specifications

A. Specifications are of the abbreviated, simplified or streamlined type and include incomplete sentences. The omission of words or phrases such as "the Contractor shall", "inconformity therewith", "Shall be", "as noted on the drawings", "according to the plans", "a", "an", shall be supplied by inference in the same manner as they are when a "note" occurs on drawings.

B. The specifications are interpreted to require that the Contractor shall provide all items, articles, materials, operation or methods listed, mentioned or scheduled whether on the plans or specified therein, or both, including all labor, material, equipment and incidentals necessary and required for their completion.

C. Whenever the words "approved", "satisfactory", "designated", "submitted", "observed", or similar words or phrases are used it shall be assumed that the word "Contract Administrator" follows the verb as the object of the clause, such as "approved by the Contract Administrator".

D. All references to standard specifications or manufacturer's installation directions shall mean the latest edition thereof.

E. Reference to technical society, organization or body is made in specifications in accordance with the following abbreviations:

1. AASHO - American Association of State Highway Officials
2. ASTM - American Society for Testing Materials
3. AWWA - American Water Works Association
4. EPA - Environmental Protection City
5. TCEQ - Texas Commission on Environmental Quality

F. Some specification items cover construction requirements and materials in comprehensive manner, and only pertinent portions of these items apply.

G. For construction specifications or details not detailed in plans and/or specifications use relevant City of Conroe or Texas Commission on Environmental Quality standards.

8.9. Other Contractors

The Contractor is advised that other work may be underway in the area simultaneously. Each Contractor will be required to coordinate his activities with others and the City at no increased time or cost to the Owner.

8.10. General Prosecution of Work

The Contractor is expected to prosecute the work diligently and continuously, weather permitting, and is also expected to maintain site in a safe and orderly condition. These steps will be expected to be performed at no extra cost to the Owner.

8.11. Storage of Equipment and Materials

A. Contractor furnished equipment and materials shall be stored in such manner as to protect them from the elements, and prevent damage to, corrosion of, deterioration of, or loss of materials or components.

B. Materials and equipment shall be stored on high ground on a suitable working surface free of mud and water.

C. Equipment and materials storage shall be limited to areas designated by the Contract Administrator to protect existing vegetation.

D. Contractor shall immediately move stored material or equipment if determined necessary for any reason by the owner.

8.12. Access to Construction Site

A. Contractor should investigate the site and define any potential construction problems and/or delivery route restrictions for the components to be supplied, prior to submitting a bid. No blocking or redirection of traffic shall be done as part of this project.

B. Access to the project can be obtained from public roads and City of Conroe property. Access across private property is strictly forbidden unless written permission has been obtained from the landowner.

8.13. Land for Construction Purposes

Contractor will be permitted to use available land belonging to Owner, on or near the site of the Work, for construction purposes. The location and extent of the areas so used shall be as designated by the Owner.

8.14. Salvage of Materials and Equipment

A. At the option of the Owner, all existing materials and equipment removed, and not reused, as a part of the Work shall remain the property of the Owner, unless otherwise noted. (Items not to be salvaged shall be removed and legally disposed of by the Contractor, as part of this contract.)

B. Contractor shall carefully remove and protect salvaged items, which are to be reused or remain the property of the Owner. Salvaged items not to be reused in the Work, but to remain Owner's property, shall be delivered by Contractor to a site designated by the Owner.

8.15. General Provisions Applicable to Other Required Insurance

At all times during the term of the contract the Contractor shall keep in effect (1) a Commercial General Liability Policy and (2) an Automobile Liability Policy.

A. Only insurance carriers licensed and admitted to do business in the State of Texas will be accepted.

B. "Claims Made" policies will not be accepted.

C. The City of Conroe, Texas, its officials, employees and volunteers are to be added as "Additional Insured's" to the General Liability Policy. The coverage shall contain no special limitations applicable to such additional insureds.

D. Each insurance policy shall be endorsed to state that coverage shall not be suspended, voided, canceled, reduced in coverage or in limits except after thirty days prior written notice by certified mail, return receipt requested has been given to the City of Conroe, Texas.

E. Contractor waives all rights, including that of subrogation, against Owner, Architect, their officers, employees, agents or assigns with respect to personal injury or property damage arising out of the Project or the Work to the extent that such loss or damage is insured, or required to be insured by the Contractor under the Contract Documents.

F. At the discretion of the City, the Contractor, at the Contractor's cost, shall obtain and maintain in the names of the City and Contractor, and any subcontractor , an all-risk builders risk insurance policy in the amount of 100% of

the completed value of the project upon all buildings, facilities, or structures on which work of the contracted work is to be done and upon all materials and equipment in or adjacent thereto or those that are off-site but which are intended for use, installation or furnishing in the project. The term "all-risk" shall include, but not be limited to acts of God, strikes, lockouts or other industrial disturbances, acts of the public enemy, war, blockades, insurrections, riots, epidemics, landslides, lightning, earthquakes, fires, storms, floods, washouts, droughts, tornadoes, hurricanes, arrests and restraints of government and people, explosions, breakage or damage to machinery, and any other inabilities of either party, whether similar to those enumerated or otherwise, and not within the reasonable control of the party claiming such inability, which by the exercise of due diligence and care such party could not have avoided.

8.16. Independent Contractor Relationship

The Contractor is and shall perform these services as an independent contractor, and as such, shall have and maintain complete control over all of its employees, agents, and operations. Neither the Contractor nor anyone employed by it shall be, represent, act, purport to act or be deemed to be the agent, representative, employee or servant of the City of Conroe.

No person listed as a registered sex offender in the central database maintained by the Texas Department of Public Safety may be allowed by Contractor to perform work related to this contract in, or within 500 feet of any park or recreation facility of the City of Conroe, or within 500 feet of any public or private school or childcare facility. Contractor and its subcontractors shall use due diligence to investigate the criminal history of all employees assigned to perform work under or related to this contract to ensure compliance with this requirement. Internet access to the DPS database is available to the general public at https://records.txdps.state.tx.us.

The Bidder selected by this invitation for bid will be working as an independent contractor and will be required to take out and keep in force all permits, licenses, certifications, other approvals, and or insurance that may be required by the City of Conroe, any local or regional governmental City, the State of Texas, or the federal government. Failure to comply with any of these items would be grounds for immediate cancellation of the contract.

8.17. Notice Before Commencing Work

The Contractor shall give the Contract Administrator at least 48 hours notice in writing before commencing work on any portion of the contract, or renewing work at any place where work has been stopped for any cause. He shall also give the same notice to all authorized inspectors, superintendents, or persons in charge of utilities, or roadways affected by his operations. Any work done contrary to the provisions of this clause must be taken up and rebuilt immediately upon order from the Administrator.

8.18. Environmental Protection

The Contractor shall be responsible for compliance with all applicable federal, state, and local laws, rules, requirements, codes and regulations.

The Contractor and any subcontractors shall recognize the environmental requirements of the project. Disturbed areas shall be strictly limited to boundaries established by the Contract Administrator. Particular attention is drawn to the avoidance of any pollution of any near by streams, sewers, wells or other water sources.

All work shall be performed in such a manner as may be required to avoid pollution of the air by dust or other contaminants and also to control noise.

Contractor shall keep the premises free from accumulations of waste materials and rubbish. Contractor shall provide adequate trash receptacles about the site, and shall promptly empty the containers when filled.

Contractor when not in use shall neatly stack construction materials. Contractor shall promptly remove splattered concrete, asphalt, oil, paint, corrosive liquids and cleaning solutions from surfaces to prevent marring or other damage.

Volatile wastes shall be properly stored in covered metal containers and removed daily.

The Contractor shall comply with the U.S. Environmental Protection City (EPA) and TCEQ including submitting a Notice of Intent (NOI) and adhering to the terms and conditions imposed by EPA's National Pollutant Discharge Elimination System (NPDES) storm water baseline general permit.

Among the conditions and requirements of this permit, the Contractor must prepare and implement a pollution prevention plan (PPP) that is tailored to the construction site. Once the facility is authorized to discharge under this storm water baseline construction general permit, the Contractor remains responsible for compliance with all terms and conditions to maintain coverage. The Contractor shall be responsible for any breach of terms or conditions imposed by the storm water baseline construction general permit and is responsible for any resulting penalties.

The Contractor shall prevent erosion of soil and excess runoff of surface or subsurface water from the construction site during the construction period. To retain existing drainage patterns external to the construction site, the Contractor shall construct temporary earth berms, sedimentation basins, retaining areas, and temporary ground cover as needed to control conditions.

The Contractor shall legally dispose of all solid waste materials and other materials to be removed from the site by transporting them to disposal areas that are approved by all Federal, State and Local authorities.

8.19. Conflict of Contract Documents

In the event there exists a conflict between any portion of these contract documents, the following is a list, in order of priority, to be given to said documents:

A. The Contract 2022-12

B. The Contractor's executed Offer Bid Form

C. The Project Plans and Specifications together with all subsequent addenda

D. The Instructions to Proposers and Special Provisions to the City of Conroe, Texas.

E. Any Amendments to General or Special Conditions; and.

F. The General and Special Conditions of the Contract for Construction.

END OF DOCUMENT
Section 00700

Effective as of the date hereinabove first set forth.

By my signature below I agree to comply with all the provisions of this Contract. I further understand any breach of the Contract entitles the City of Conroe a governmental entity to declare the Contract void within ten days after receipt of notice of breach.

CONTRACTOR

SIGNATURE

FULL NAME

TITLE

Ram, Rod Utilities, LLC

COMPANY

DATE SIGNED

CITY

SIGNATURE

Duke W. Coon

FULL NAME

Mayor

TITLE

DATE SIGNED

SIGNATURE

Sami Quinlan

FULL NAME

City Secretary

TITLE

DATE SIGNED

(IF THIS COMPANY IS WITH A CORPORATION, IT MUST BE EXECUTED BY AN OFFICER THEREOF AND THE SEAL OF THE CORPORATION IMPRESSED.)

City of Conroe
Capital Improvement Program
Project Sheet

Project Title: SSOI Program - Section 12

Project Code: SWR25-38 **Rank:** C

Project Type: Sewer **Project Manager:** Engineering

Start Date: 2025-10-01 **Completion Date:** 2027-09-30

Location: Sanitary Sewer Overflow Initiative Program (SSOI)

Project Summary: The project is an agreement with the Texas Commission on Environmental Quality that requires the City to take action to address sanitary sewer overflows. Funding for this project will be used for sewer line replacement and rehabilitation, manhole inspection and rehabilitation, sewer capacity assessment and studies, lift station improvements, sewer GIS mapping and inventory, information management system initiative and to enhance the fats, oil, grease (FOG) program.

Project Forecast

	Prior Years	2027	2028	2029	2030	2031	2032-2036	Total Cost
Expenditure								
Improvements >$10,000	1,200,000	-	-	-	-	-	-	1,200,000
Total Expenditure	**$1,200,000**	**-**	**-**	**-**	**-**	**-**	**-**	**$1,200,000**

Operating Impacts

No data found for the selected parameters and user's security permissions.

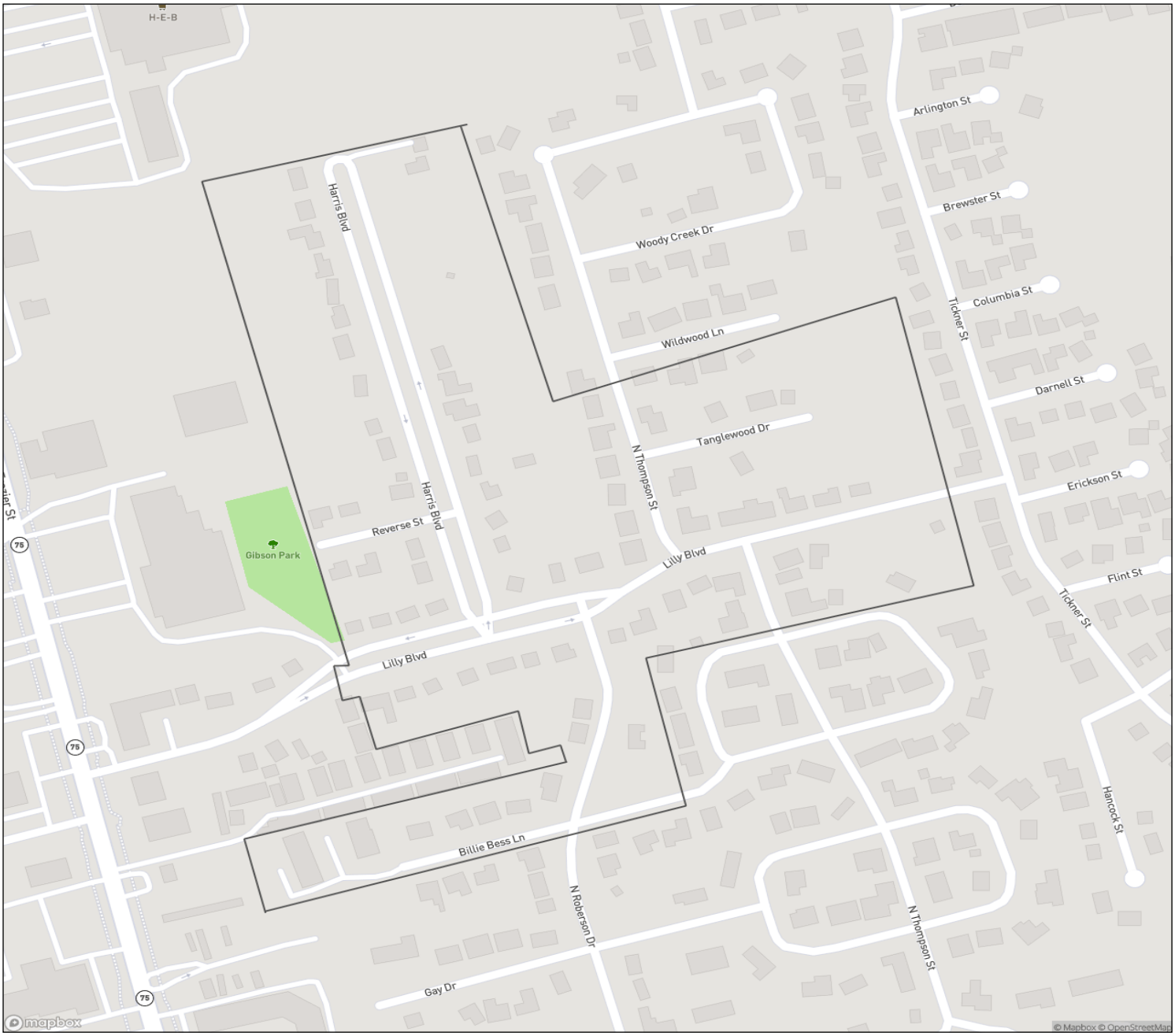
City of Conroe
Capital Improvement Program
Project Sheet

Project Title: SSOI Program - Section 12

Project Code: SWR25-38

Project Type: Sewer

Project Map:



CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Brandy Taylor, Community Development Director

Item Type: Bid Award

B. Taylor
Joint Meeting: No Joint Meeting

Description
Discuss and Consider the responses to the Request for Qualifications for Communications and PIO Services.

Summary / Recommendation
Discuss and Consider the responses to the Request for Qualifications for Communications and PIO Services.

Fiscal Impact

Expenditure Amount:	$165,900
Revenue Amount:	
Account Number:	001-1043-Multiple
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments

Recommendation Packet
Proposed Contract

Purchasing

CITY OF CONROE

Est. 1904

TO: Brandy Taylor, Director of Community Development *Brandy Taylor*

FROM: Jennifer Gilmore, Purchasing Manager

CC: David Willard, City Administrator

DATE: 9/1/2026

RE: Professional Communications and Public Information Officer Services

Council Approval: X Yes _____ No

The City released a Request for Qualifications (RFQ) for Professional Communications and Public Information Officer (PIO) Services. Cooksey Communications submitted qualifications in response to the RFQ.

A review committee consisting of representatives from IT, Fire, the Convention and Visitors Bureau (CVB), Public Works, and Purchasing evaluated and scored the submitted qualifications in accordance with the established evaluation criteria. Following completion of the evaluation process, Cooksey Communications was ranked as a qualified firm to provide Professional Communications and Public Information Officer (PIO) Services for the City.

Staff recommends awarding a professional services contract to Cooksey Communications in an annual amount not to exceed $165,900. The initial contract term will be for one fiscal year, with the option to renew for up to four additional one-year terms .

Vendor	Firm's Experience and Qualifications Points Based 25 Points (25%)	Key Personnel Qualifications Points Based 20 Points (20%)	Capacity, Availability & Project Management Points Based 20 Points (20%)	References & Past Performance Points Based 20 Points (20%)	Creative & Technical Capabilities Points Based 15 Points (15%)	Total Score (Max Score 100)
Cooksey Communications	23.4	19.4	18.6	17.8	14.2	93.4
Langan Communications	20.6	18.2	17.4	16.8	13.8	86.8
Satori Marketing, LLC	19.4	18.6	17.6	15.6	14.2	85.4
Outreach Strategists LLC	21	18	17.4	15	13	84.4
STV Incorporated	19.8	16.6	18.6	15.4	14	84.4
edVANTAGE Strategy Group, Inc.	18.4	17	16.8	15	14	81.2
Parachute RGV LLC	19.2	14.8	16.4	14	11.4	75.8
Vesta Rea & Associates, LLC.	17.6	15	15.2	14.6	12.8	75.2

City of Conroe, TX
Purchasing
Brandy Taylor, Contract Administrator / Engineering Manager
300 West Davis, Conroe, TX 77301

[COOKSEY COMMUNICATIONS] RESPONSE DOCUMENT REPORT

RFQ-1 No. 0724-2026

Professional Communications and Public Information Officer (PIO) Services

RESPONSE DEADLINE: August 13, 2026 at 1:00 pm

Report Generated: Friday, August 14, 2026

Cooksey Communications Response

CONTACT INFORMATION

Company:
Cooksey Communications

Email:
colby.walton@cookseypr.com

Contact:
Colby Walton

Address:
5525 N. MacArthur Blvd.
Suite 530
Irving, TX 75038

Phone:
(945) 455-9900

Website:
www.cookseypr.com

Submission Date:
Aug 13, 2026 9:36 AM (Central Time)

ADDENDA CONFIRMATION

Addendum #1
Confirmed Aug 3, 2026 4:40 PM by Colby Walton

Addendum #2
Confirmed Aug 3, 2026 4:40 PM by Colby Walton

Addendum #3
Confirmed Aug 3, 2026 4:40 PM by Colby Walton

QUESTIONNAIRE

1. Response Format (without Cost)*

1. Cover Letter

Provide a cover letter signed by an individual authorized to bind the firm contractually. Include:

- Firm name and address
- Primary contact person
- Telephone number
- Email address
- Brief description of the firm's qualifications
- Commitment to provide the requested services
- A statement that the proposal is valid for 180 days

2. Firm Profile

Provide the following information:

- Legal name of firm
- Headquarters location
- Local office location (if applicable)
- Year established
- Type of business organization
- Number of employees
- Number of employees assigned to governmental communications
- Description of services offered
- Areas of specialization

3. Understanding of the City's Needs

Provide a narrative describing:

- Understanding of the City's communications objectives
- Approach to providing professional communications and PIO services
- Ability to serve as an extension of City staff
- Methods for maintaining consistent messaging across multiple departments
- Approach to emergency and crisis communications

4. Firm Experience

Describe the firm's experience providing similar services.

Include:

- Municipal clients
- County or governmental clients
- Public infrastructure communications
- Public engagement campaigns
- Website management
- Social media management
- Audio/visual production
- Public Information Officer services
- Emergency communications
- Capital improvement project communications

Include at least five (5) representative projects completed within the past five years.

For each project provide:

- Client name
- Project description
- Services performed
- Contract amount (if permitted)
- Completion date
- Client contact information

5. Project Team

Identify the personnel proposed for this contract.

Include:

- Organizational chart
- Project Manager
- Public Information Officer(s)
- Website specialists
- Social media specialists
- Graphic designers
- Videographers/photographers
- Public engagement specialists
- Other key personnel

Provide resumes for key personnel including:

- Education
- Professional certifications
- Years of experience
- Relevant project experience
- Office location
- Proposed role

6. Public Information Officer Qualifications

Provide specific qualifications of the proposed PIO(s), including:

- Government communications experience
- Crisis communication experience
- Media relations experience
- Public meeting facilitation
- Emergency response communications
- FEMA/NIMS training or certifications (if applicable)
- Professional memberships and certifications

7. Technical Capabilities

Describe the firm's capabilities related to:

- Website development and maintenance
- Content management systems
- ADA website compliance
- Social media management
- Graphic design
- Photography
- Videography
- Drone services (if applicable)

- Live-streaming
- Media monitoring
- Analytics and reporting
- Translation services
- Public engagement tools

8. Capacity and Availability

Describe:

- Current workload
- Ability to respond to assignments
- Typical response times
- Availability for emergency communications
- Ability to meet City schedules and deadlines

9. Quality Assurance

Describe the firm's quality control procedures, including:

- Internal review process
- Editing procedures
- Approval workflow
- Brand consistency

- Accuracy verification
- ADA compliance review

10. References

Provide a minimum of five (5) governmental references for similar work performed within the past five years.

Include:

- Agency name
- Contact person
- Title
- Telephone number
- Email address
- Services provided

Maximum Page Limit

The Statement of Qualifications should not exceed 40 pages.

(Do not upload cost information in here)

City_of_Conroe_SOQ_Cooksey_Communications.pdf

2. Certificate of Insurance*

Upload a copy of your COI here.

City_of_Conroe_COI_Cooksey.pdf
City_of_Conroe_WC_COI_Cooksey.pdf

3. **W-9 Form***
Upload a recent copy of your W-9.

W-9_June_3_2026.pdf

4. **Form 1295***
Form_1295_Certificate_101581398.pdf

5. **SAM.gov Status?***
SAM.gov_pending_registration.pdf

6. **Conflict of Interest Questionnaire***
Please click the link and complete the form.

Form CIQ (Conflict of Interest Questionnaire)

CIQ.pdf

7. **Acknowledgement of Terms & Conditions***
Please download the below document, complete, and upload.

- Acknowledgement_of_Terms_an...

Acknowledgement_of_Terms_and_Conditions.pdf

8. **I certify that I have read, understood and agree to the terms in this solicitation, and that I am authorized to submit this response on behalf of my company.***
Confirmed

CITY OF CONROE

Statement of Qualifications (SOQ) for **Professional Communications and Public Information Officer (PIO) Services**

RFQ #0724-2026

City of Conroe

cooksey

Strategic communications where expertise is essential

Table of Contents

Cover Letter 3
Firm Profile 5
Understanding of the City's Needs 9
Firm Experience 11
Project Team 19
PIO Qualifications 30
Technical Capabilities 34
Capacity and Availability 36
Quality Assurance 39
References 40

Cover Letter

August 13, 2026

Jennifer Gilmore
Purchasing Department, Conroe Municipal Center
700 Metcalf Street
Conroe, TX 77301

Dear Ms. Gilmore:

Cooksey Communications is pleased to submit our qualifications to provide professional communications, marketing and Public Information Officer services to the City of Conroe.

For more than 30 years, Cooksey has helped cities and other public-sector organizations communicate clearly, strategically and credibly with the people they serve. Few firms can match the depth of municipal experience that our team brings to this assignment. Over the course of our history, we have advised dozens of cities across Texas and beyond on matters ranging from routine public information and community engagement to major infrastructure initiatives, economic development, public safety matters, emergency communications and some of the most sensitive issues local governments can face.

In short, municipal communications is one of Cooksey's core areas of expertise.

Our experience aligns exceptionally well with what Conroe is seeking. Cooksey routinely provides public agencies with our strategic communications counsel, as well as hands-on support with media relations, public outreach, crisis communications and issues management, social and digital communications, message development, communications planning, executive and spokesperson training, in-house creative services, graphic and multimedia coordination, and other communications services.

Our Public Sector Practice includes senior professionals who spent decades working in local government before joining Cooksey, giving us practical firsthand knowledge of City operations, elected-official dynamics, departmental coordination, media demands, public transparency requirements and the need to communicate accurately and quickly. That practical experience will allow Cooksey to integrate quickly with Conroe's staff and provide counsel that is both strategic and grounded in the realities of local government.

We also understand the importance of the City's desire for a consultant that can operate as a genuine extension of City staff, rather than simply as an outside vendor. Cooksey already performs in that capacity for municipal clients. Most notably, we are currently retained by the Town of Sunnyvale to provide broad, ongoing strategic communications assistance, including the full array of outsourced PIO services. For many other city clients, we provide on-call communications counsel and rapid-response support when internal communications staff are out-of-pocket, or when they simply need additional expertise, capacity or a trusted second set of eyes.

That model is especially well-suited to Conroe's proposed on-call engagement. The City's needs may vary considerably from one task order to the next. Cooksey has the experience and bench strength to scale our involvement as needed, bringing the right personnel and resources to each assignment.

Cooksey is fully committed to providing the services outlined in the City's RFQ and to making experienced personnel available to support Conroe on an as-needed basis. We welcome the opportunity to help the City's leadership and departments strengthen public awareness, transparency, engagement and trust through consistently thoughtful, timely and effective communications.

I am authorized to bind Cooksey Communications, Inc. contractually and will serve as the firm's primary contact for contracting matters. Cooksey's proposal and all terms contained within it will remain valid for 180 days from the proposal submission date.

Thank you for considering Cooksey for this important engagement. We would be honored to put our decades of municipal communications experience to work for the City of Conroe and stand ready to begin serving the City at its direction.

Sincerely,

Colby Walton

Colby Walton
Chairman and CEO
Cooksey Communications, Inc.

Firm Address:

5525 N. MacArthur Blvd., Suite 530
Irving, Texas 75038

Primary Contracting Contact:

Colby Walton, Chairman and CEO
Telephone: 945-455-9900
Email: colby.walton@cookseypr.com

Firm Profile

Legal Name: Cooksey Communications, Inc.

Headquarters Location: 5525 N. MacArthur Blvd., Suite 530, Irving, Texas 75038

Local Office Location: Not applicable.

Year Established: 1994

Type of Business Organization: Texas corporation (S Corporation)

Number of Employees: 13

Number of Employees Assigned to Governmental Communications: Four dedicated members of Cooksey's Public Sector Practice, supplemented by hands-on involvement from the agency principals, in-house Creative Department and other firm resources as needed.

FIRM OVERVIEW

Cooksey Communications is a Texas-based strategic communications firm with more than 30 years of experience helping organizations communicate effectively with the people who matter most to them. Headquartered in Irving, we serve clients throughout Texas and nationwide, with core specializations in the public sector, professional services, and real estate and development sectors. We also have significant experience supporting infrastructure groups, economic development agencies, educational institutions, nonprofits and other complex organizations.

For the City of Conroe, one of Cooksey's most important distinguishing characteristics is the depth of our Public Sector Practice. Over more than three decades, we have served dozens of municipalities and other governmental entities, including cities, towns, economic development organizations, infrastructure planning and advocacy groups, school districts, higher educational institutions and other public agencies.

Our municipal client experience alone spans communities of varying sizes and circumstances, across Texas and beyond. Cooksey has worked with cities such as Allen, Athens, Belton, Boerne, Cedar Hill, Cedar Park, Chamblee (GA), El Paso, Farmers Branch, Fort Worth, Frisco, Granbury, Grapevine, Irving, Lewisville, McKinney, Plano, Richardson, Sachse, Taylor, Temple, Victoria, Waco and West University Place, as well as the towns of Addison, Prosper, Sunnyvale and Westlake, among others.

Our dedicated Public Sector Practice includes Tom Bryson, Dorothy White, Collin Yoxall and Haaris Ahmed. They are supported extensively by Cooksey CEO Colby Walton and President Jason Meyer, both of whom remain directly involved in strategic client work and regularly advise Cooksey's governmental clients on critical issues.

A significant differentiator for Cooksey is that several of the senior professionals advising our public sector clients have actually worked inside governmental organizations themselves.

Tom Bryson spent more than three decades in municipal government communications, including nine years with the City of Duncanville and 22 years as Communications Director for the City of Farmers Branch. Dorothy White spent 21 years leading public and media relations for the City of Garland after a 20-year career in television journalism. Earlier in his career, Jason Meyer served as the Public Information Officer for the Keller ISD, in addition to his public sector work in support of federal officials, providing further valuable insights.

In other words, our senior public sector counselors have been there and done that. They understand firsthand what it means to communicate on behalf of a public organization; support city management, elected officials and department heads; respond to demanding media environments; coordinate information across departments; communicate during emergencies; engage residents and stakeholders; and maintain public trust when issues are complex, sensitive or rapidly evolving.

That perspective shapes all of Cooksey's public sector work. Our recommendations are not developed in a vacuum. They are grounded in decades of practical experience with the operational realities, approval processes, public accountability and day-to-day demands facing government communicators.

SERVICES OFFERED AND AREAS OF SPECIALIZATION

Cooksey provides integrated strategic communications counsel and implementation, rather than treating public relations, marketing, digital communications and public engagement as disconnected disciplines. We begin by understanding each client's goals, audiences, operating environment, challenges and reputational considerations, then develop the strategies, messages, content, channels and engagement programs needed to accomplish those goals.

Municipal and governmental communications are a particular area of specialization for Cooksey. Our Public Sector Practice advises cities and other public agencies on both proactive communications initiatives and fast-moving matters requiring experienced judgment and rapid response.

Services we provide to public sector clients include:

- Strategic communications planning and communications assessments
- Outsourced and supplemental PIO support
- Media relations and media inquiry management
- Crisis communications and issues management
- Emergency communications planning and response
- Capital improvement and infrastructure communications
- Public outreach and community engagement
- Website, social media and digital communications
- Creative services including branding, graphic design and collateral development
- Public education and informational campaigns
- Public engagement programs, including meeting and public event support
- Bond election campaigns
- Economic development communications
- Brand and reputation management

- Executive and elected-official communications (speechwriting, presentations, etc.)
- Media and crisis communications training
- Messaging, speeches, talking points, FAQs and briefing materials
- Communications measurement, including media and social monitoring and reporting

Cooksey also has direct experience functioning as an outsourced extension of a municipality's communications staff, which closely matches the model contemplated by the City of Conroe's RFQ.

For example, Cooksey currently serves the Town of Sunnyvale through an ongoing strategic communications engagement that includes broad day-to-day communications and PIO support. Our work has encompassed strategic counsel, website and social media content, newsletters, media relations, public engagement, crisis communications and other needs as they arise. Rather than functioning simply as an outside consultant, our team works alongside Town leadership and staff as an extension of their internal resources.

We provide similar on-call strategic and crisis communications support to numerous other municipalities, enabling their internal teams to draw upon additional senior-level expertise, writing and media relations resources, monitoring capacity and rapid-response support whenever needed.

SENIOR EXPERTISE WITH FIRM-WIDE RESOURCES

Although four professionals are dedicated specifically to Cooksey's Public Sector Practice, Conroe would benefit from the capabilities of our entire agency.

Our normal client-service model combines a dedicated core account team with access to the knowledge, experience and relationships of Cooksey's broader staff. Depending upon an assignment, that may include senior strategists, media relations professionals, writers, marketing specialists, digital communicators, creative resources and other experienced team members.

This structure provides the City with two important advantages: continuity and scalability. Conroe would have an established team that understands the City, its priorities and its communications environment, while Cooksey could quickly add specialized expertise or additional capacity when a major initiative, emergency, high-profile issue or compressed deadline requires it.

A FIRM BUILT FOR LONG-TERM PUBLIC-SECTOR PARTNERSHIPS

Cooksey's longevity is reflected not only in our 32-year history, but also in the length of many of our client relationships. Numerous organizations have retained Cooksey for years, and in some cases for decades. We view that client loyalty as one of the strongest measures of the quality, responsiveness and value our team provides.

Our work has also received significant industry recognition. Cooksey has received the U.S. Chamber of Commerce's national Blue Ribbon Small Business Award, has repeatedly been recognized among North Texas' leading public relations firms by the Dallas Business Journal, was named Dallas Small PR Agency of the Year by PRSA Dallas in 2024, and received a 2025 PRSA Dallas Pegasus Award for our successful bond election communications campaign on behalf of the City of Victoria, Texas.

Our work has also helped clients win TAMI Awards from the Texas Association of Municipal Information Officers (TAMIO),

Savvy Awards from the City-County Communications and Marketing Association (3CMA), and numerous other industry accolades.

For Conroe, this combination of deep municipal experience, former government communications executives, senior-level involvement, broad strategic communications capabilities and scalable agency resources means Cooksey can provide far more than supplemental production assistance.

We can serve as a strategic counselor, an experienced PIO resource, additional communications capacity during demanding periods and a trusted extension of City staff --all within the same relationship.

Understanding of the City's Needs

UNDERSTANDING OF THE CITY'S COMMUNICATIONS OBJECTIVES

We understand that Conroe is seeking more than a vendor to produce individual communications materials. The City needs an experienced, flexible communications partner that can help increase public awareness, transparency and engagement; communicate clearly about City programs, initiatives and infrastructure projects; support community events and public outreach; and respond effectively when emergencies or rapidly developing issues arise.

The challenge facing municipalities today is not simply producing more information. Residents receive information from an increasingly fragmented mix of websites, social media, traditional media, neighborhood networks and other channels—and they expect accurate answers quickly. Our role will be to help Conroe identify what its audiences most need to know, communicate it clearly and consistently, and deliver it through the right channels at the right time.

This reflects the same multi-level approach Cooksey brings to other public sector clients: keeping internal audiences aligned while ensuring external stakeholders remain well-informed and engaged.

APPROACH TO PROFESSIONAL COMMUNICATIONS AND PIO SERVICES

Our approach will be senior-led, proactive and practical. At the outset, we will work with designated City leadership to understand Conroe's current communications priorities, departmental needs, existing channels, approval processes and protocols. From there, we will scale our involvement to each assignment, whether the City needs day-to-day PIO assistance, media relations, communications for a capital improvement project, public engagement, web/social content, executive messaging or rapid-response support.

The objective is not simply to keep communications channels populated. Every communication should have a purpose: helping residents understand City services and decisions, preparing stakeholders for change, encouraging participation, providing actionable information or strengthening trust in City government.

Cooksey's broader approach similarly begins with understanding a client's needs and then developing communications programs, tactics and materials designed to reach the right audiences in the right ways.

ABILITY TO SERVE AS AN EXTENSION OF CITY STAFF

This is an area where Cooksey is particularly well suited to Conroe's needs. Our senior Public Sector Practice leaders have worked inside municipal government communications offices themselves – including decades leading communications for the cities of Farmers Branch, Duncanville and Garland - and understand firsthand the pace, accountability, operational realities and internal coordination required of a City PIO.

We also perform this role today. Following a comprehensive communications assessment, the Town of Sunnyvale retained Cooksey as its ongoing strategic communications resource to help manage day-to-day messaging, communications and public engagement.

For Conroe, we will bring that same extension-of-staff mentality: working within the City's systems and approval structure, maintaining regular communication with designated staff, anticipating needs rather than waiting for assignments, and making experienced resources readily available when workload or circumstances demand them.

MAINTAINING CONSISTENT MESSAGING ACROSS MULTIPLE DEPARTMENTS

We believe strongly in a "One City, One Voice" approach. That does not mean every department must communicate identically; it means the City should speak from a common foundation of accurate facts, agreed-upon key messages, consistent terminology and coordinated timing.

Working with Conroe's designated staff, Cooksey will help establish clear communications responsibilities and approval paths, maintain shared key messages and communications calendars where appropriate, and coordinate significant public-facing communications through the City's designated communications authority. Departments can then tailor information for their particular audiences while maintaining consistency on the underlying facts and Citywide message.

APPROACH TO EMERGENCY AND CRISIS COMMUNICATIONS

Effective crisis communications begins well before a crisis emerges. We will work with Conroe to understand existing emergency communications protocols; confirm activation procedures, decision-making authority, approval paths and spokesperson responsibilities; and identify useful templates, message frameworks and monitoring procedures before they are needed. Cooksey has applied this preparedness-first approach extensively for municipal clients and other complex public organizations.

When an emergency or high-profile issue arises, our process is straightforward:

Assess → Advise → Draft → Approve → Distribute → Monitor → Report

We will quickly establish what is known and what remains unknown, help City leadership determine the appropriate communications response, prepare clear and credible messaging, work through established City approval processes, coordinate communications across appropriate channels and partner agencies, and monitor traditional and social media as the situation evolves.

Our priorities will always be speed balanced with accuracy; transparency balanced with operational and legal considerations; and clear, empathetic communications that help protect public safety and maintain community trust. This same rapid-activation model underpins Cooksey's existing crisis work for municipal clients, including long-term on-call engagements with cities across Texas.

Ultimately, our goal is simple: to help Conroe communicate consistently and effectively during everyday City business, proactively when important issues are on the horizon, and calmly and credibly when circumstances become difficult or fast-moving.

Firm Experience

MUNICIPAL CLIENTS (ALL ARE TEXAS UNLESS OTHERWISE INDICATED):

Cooksey has provided virtually every type of service called for in this RFQ to the following municipal clients. Some have availed themselves of the full range of Cooksey's strategic communications services, while some have only called us for more limited services. For more details, see the other subsections within this "Firm Experience" section.

- City of Aledo
- City of Allen
- City of Anna
- City of Athens
- City of Bay City
- City of Belton
- City of Boerne
- City of Cedar Hill
- City of Cedar Park
- City of Chamblee, GA
- City of Coppell
- City of Duncanville
- City of El Paso
- City of Farmers Branch
- City of Fort Worth
- City of Frisco
- City of Georgetown
- City of Granbury
- City of Grapevine
- City of Hutchins
- City of Irving
- City of Lake Dallas
- City of Lewisville
- City of McKinney
- City of Mesquite
- City of Plano
- City of Richardson
- City of Sachse
- City of Southlake
- City of Taylor
- City of Temple
- City of University Park
- City of Victoria
- City of Waco
- City of West University Place
- City of Wylie
- Fort Worth CVB (now Visit Fort Worth)
- Town of Addison
- Town of Prosper
- Town of Sunnyvale
- Town of Westlake

COUNTY OR OTHER GOVERNMENTAL CLIENTS:

- Allen EDC
- Anna EDC
- Bonham EDC (BEDCO)
- Fort Worth CVB (now Visit Fort Worth)
- Irving EDP
- Northwest ISD
- Plano Economic Development
- Plano ISD
- Richardson EDP
- Sachse EDC
- Tarrant County College
- Tarrant County "Mask Up" Public Health Awareness Campaign
- Tarrant Transportation Summit

PUBLIC INFRASTRUCTURE COMMUNICATIONS:

- Various city clients including Aledo, Richardson, Sunnyvale and more
  - Strategic communications plans, messaging and informational materials related to water main breaks, new water meters, road closures, street and alley repair projects, multi-city disputes with wholesale water providers, and similar issues.
- City of Richardson
  - Developed informational brochure and content for dedicated microsite showcasing how the City's stormwater management infrastructure works and what residents can do to support its proper operation.
- Dallas Regional Mobility Coalition
  - Led all aspects of communications, including website development and management, media relations, member communications and more.
- I-35W Coalition
  - Led all aspects of communications, including website development and management, media relations, member communications and more.
- Irving Blvd. "Designs on the Boulevard" Project (as subcontractor to EDAW)
  - Led all public engagement efforts, communications materials development and media outreach for this project.
- LBJ Express (subcontractor to Cintra)
  - Led all public engagement efforts, communications materials development and media outreach for this project.
- North Tarrant Express (subcontractor to NTE Mobility Partners)
  - Led all public engagement efforts, communications materials development and media outreach for this project.

- Region C Water Planning Group (subcontractor to Freese and Nichols)
  - Served as Public Engagement lead from 1998 through today on each 5-year planning cycle, including website development and maintenance, media outreach, public meeting coordination, newsletter development and more.
- Tarrant Regional Transportation Coalition
  - Led all aspects of communications, including website development and management, media relations, member communications and more.
- Trinity Regional Flood Planning Group (subcontractor to Halff Associates)
  - Served as Public Engagement lead from 2021 through today on each multi-year planning cycle, including website development and maintenance, media outreach, public meeting coordination, e-newsletters and more.

PUBLIC ENGAGEMENT CAMPAIGNS:

- Irving Blvd. "Designs on the Boulevard" Project (as subcontractor to EDAW)
  - Led all public engagement efforts, communications materials development and media outreach for this project.
- LBJ Express (subcontractor to Cintra)
  - Led all public engagement efforts, communications materials development and media outreach for this project.
- North Tarrant Express (subcontractor to NTE Mobility Partners)
  - Led all public engagement efforts, communications materials development and media outreach for this project.
- Region C Water Planning Group
  - Served as Public Engagement lead from 1998 through today on each 5-year planning cycle, including website development and maintenance, media outreach, public meeting coordination, newsletter development and more.
- Trinity (Region 3) Regional Flood Planning Group
  - Served as Public Engagement lead from 2021 through today on each multi-year planning cycle, including website development and maintenance, media outreach, public meeting coordination, e-newsletters and more.

WEBSITE MANAGEMENT:

Managed website content for all of the following (in addition to developing several of the listed entities' sites):

- Anna EDC
- Dallas Regional Mobility Coalition
- Mesquite PD Recruitment Microsite
- Region C Water Planning Group
- Tarrant Regional Transportation Coalition
- Town of Sunnyvale
- Town of Sunnyvale Economic Development
- Trinity (Region 3) Regional Flood Planning Group

SOCIAL MEDIA MANAGEMENT:

Managed social media in-part or entirely for the following clients in recent years:

- City of Aledo
- City of Richardson Convention & Visitors Bureau
- City of Richardson Economic Development Department
- Irving Economic Development Partnership
- Tarrant Regional Transportation Coalition
- Town of Sunnyvale
- Trinity (Region 3) Regional Flood Planning Group

AUDIO/VISUAL PRODUCTION:

Produced award-winning videos and other A/V materials for clients such as the following:

- Anna EDC
  - Developed promotional "Groundbreaking possibilities" video for website
- City of Aledo
  - Developed several Mayor's videos featuring new economic development projects and addressing emerging public issues
- City of Mesquite
  - Developed promotional videos for PD recruiting microsite
- Irving Economic Development Partnership
  - Developed "Life in Irving-Las Colinas" video for IEDP website
  - Produce short-form videos for use in the IEDP's social media channels
- Town of Sunnyvale
  - Produced annual State of the Town videos
  - Produced videos featuring groundbreakings for new fire station and Tom Thumb grocery store
- Town of Sunnyvale ED
  - Produced videos for new ED website, which Cooksey also developed and currently maintains

PUBLIC INFORMATION OFFICER SERVICES:

- Tom Bryson and Dorothy White both served as primary, in-house municipal PIOs for decades prior to joining Cooksey (Tom at Duncanville and Farmers Branch, Dorothy at Garland)
- Jason Meyer served as the PIO for Keller ISD prior to joining Cooksey
- City of Richardson
  - Serve as an on-call, back-up PIO when the City's Director of Communications is on vacation

- Region C Water Planning Group
  - Serve as the primary contact for all inbound public and media queries
  - Serve as the primary contact for all press release and media advisory distributions, and other proactive media and public outreach efforts
- Town of Sunnyvale
  - Serve as the primary contact for many inbound public and media queries
  - Serve as the primary contact for press release and media advisory distributions, and other proactive media and public outreach efforts
- Trinity Regional Flood Planning Group
  - Serve as the primary contact for all inbound public and media queries
  - Serve as the primary contact for all press release and media advisory distributions, and other proactive media and public outreach efforts
  - Develop and distribute e-blasts to regional stakeholders (members of the public, elected officials and others) announcing all meeting postings and public involvement opportunities

EMERGENCY COMMUNICATIONS:

While we cannot share the specifics of many of our emergency/crisis communications engagements due to client sensitivities, we can share that we are currently under contract for as-needed emergency/crisis communications services with the following municipal clients (in addition to scores of others over our 32-year history):

- City of Allen
- City of Boerne
- City of Chamblee, GA
- City of Farmers Branch
- City of Granbury
- City of Hutchins
- City of Lake Dallas
- City of Richardson
- City of Sachse
- Town of Sunnyvale

CAPITAL IMPROVEMENT PROJECT COMMUNICATIONS:

We have developed a wide array of public information campaigns and materials for capital improvement projects on behalf of the following clients in recent years:

- City of Aledo – Roadway Improvements Project
- City of Cedar Park – Sales Tax Reallocation Public Information Campaign to Support Stormwater Drainage and Street Repair Program (successful election)
- City of Irving – Irving Blvd. "Designs on the Boulevard" Project
- City of Richardson – Capital Improvement Projects Town Hall
- City of Victoria – Venue Tax Election Campaign (successful election)
- LBJ Express – Major Public-Private Partnership to Expand I-635
- North Tarrant Express – Major Public-Private Partnership to Expand SH 121/183, I-820 and I-35W
- Port Freeport – Bond Package Informational Campaign (successful election)
- Town of Sunnyvale – Various Capital Improvement Projects

FIVE REPRESENTATIVE CLIENT PROJECTS FROM THE PAST FIVE YEARS

Client name: Town of Sunnyvale

Project description: Professional communications and PIO services.

Services performed: Include a wide range of strategic communications services that largely match those described by the City of Conroe's RFQ.

Contract amount: Monthly retainer exceeding $10,000 per month, renewable annually.

Completion date: Still ongoing (retained since 2023).

Client contact information: Rachael Ramsey, Director of Administration and Town Secretary, 972-203-4153, rachael.ramsey@townofsunnyvale.org.

Client name: City of Richardson

Project description: Strategic communications support services.

Services performed: Include a wide range of strategic communications services similar to those in the City of Conroe's RFQ, although Richardson has a Director of Communications and sizeable in-house Communications Department, so Cooksey is rarely asked to serve as the primary PIO. Beyond the ongoing strategic communications services, Cooksey has also been engaged periodically by the City for special projects, such as development of signage and materials for a series of Capital Improvements Town Hall events, as well as development of an informational Stormwater Resource Guide brochure that the City repurposed for its stormwater microsite, to educate residents about their role in stormwater management.

Contract amount: Monthly retainer exceeding $5,000 per month, renewable annually.

Completion date: Still ongoing (retained since 2009).

Client contact information: Greg Sowell, Director of Communications, 214-744-4218, greg.sowell@cor.gov.

Client name: City of Plano

Project description: Various strategic communications services, including as-needed external communications and internal communications support work.

Services performed: Cooksey has been on call with the City for various professional communications services over the past decade. One notable project included Cooksey's development and design of a report that could be used by the City's Communications and Community Outreach team to effectively communicate their monthly achievement of key metrics and annual goals to City leadership, including management and elected officials. Cooksey has also developed internal communications collateral to help municipal employees understand the Total Rewards compensation package offered to them by the City.

Contract amount: Varies, based on available budget and anticipated needs.

Completion date: The monthly Communications and Community Outreach reporting project was completed in 2021. Cooksey has developed Total Rewards reports in multiple years, including as recently as 2025. Other on-call consultative communications services are still ongoing.

Client contact information: Shannah Hayley, Director of Communications and Community Outreach, 972-941-5669, shannah@plano.gov.

Client name: Trinity (Region 3) Regional Flood Planning Group

Project description: Public engagement and public outreach services for the Trinity River Basin portion of this critical statewide infrastructure planning effort, which leads to the creation of a new State Flood Plan every five years. Cooksey is a subcontractor to Halff Associates on this engagement, which also involves the Trinity River Authority of Texas (administrative agent) and the Texas Water Development Board.

Services performed: Website development and management, media outreach and coordination, informational material (brochures, postcards, etc.) development, public meeting coordination, and other PIO-type services.

Contract amount: Multi-year contract with a Task 10 (Public Engagement and Public Outreach services) component with a budget exceeding $200,000.

Completion date: First planning cycle completed in 2023. Second regional planning cycle is currently underway and will conclude with adoption of the 2028 Regional Flood Plan.

Client contact information: Stephanie Griffin, Halff Associates, Vice President and Director of Water Resources, 817-813-5704, sgriffin@halff.com.

Client name: City of Chamblee, GA

Project description: One project for on-call crisis/emergency communications services, and a separate project for assistance with communications surrounding a proposed tax rate increase.

Services performed: On-call crisis communications services for project #1, including assistance with messaging, media statements, monitoring and reporting. For project #2, Cooksey is assisting the city with development of a strategic communications plan, execution of the plan, monitoring and reporting, and helping the City counteract any misinformation.

Contract amount: Confidential.

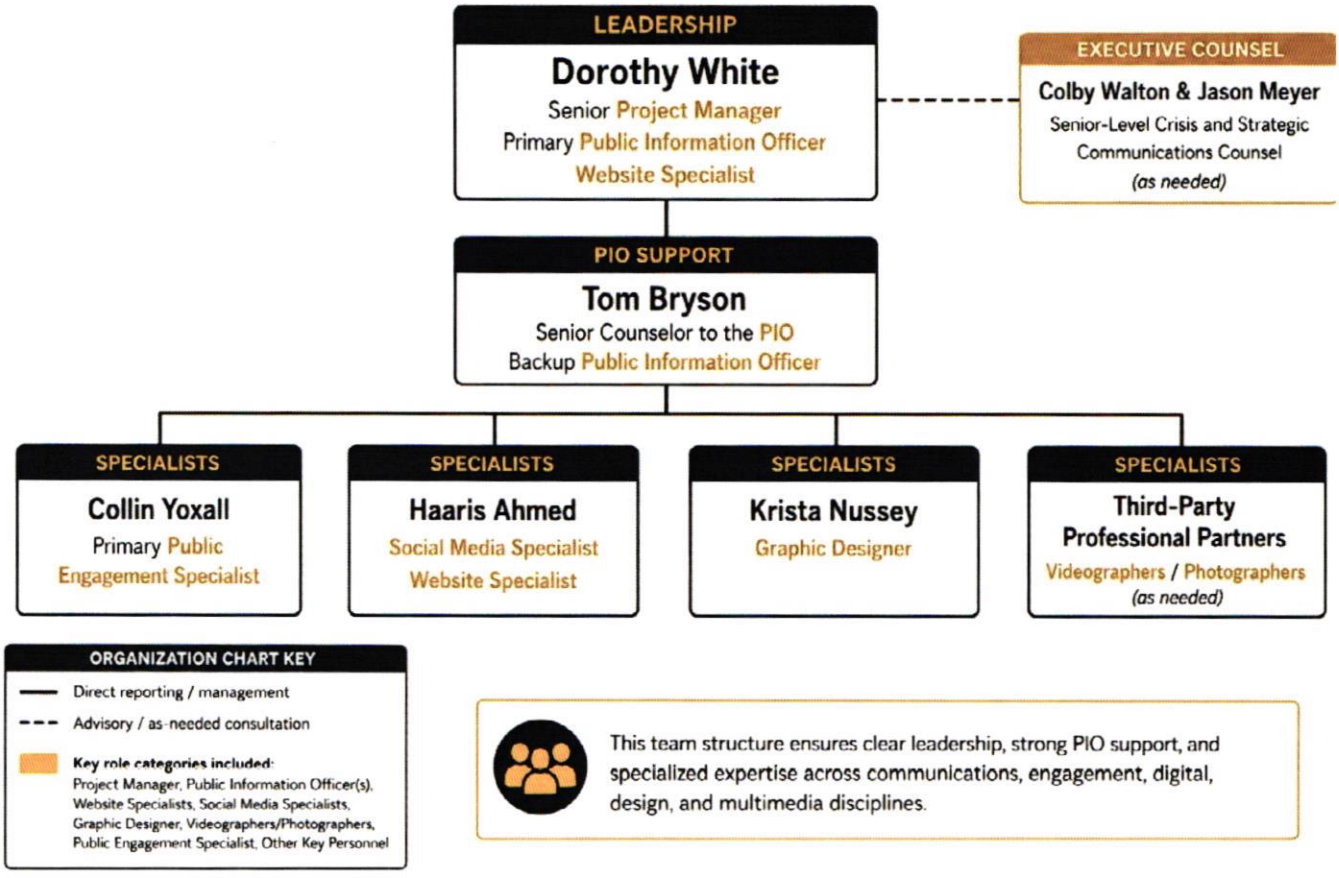
Completion date: Both projects are still ongoing.

Client contact information: Kristen Gorham, City Manager, 470-395-2322, kgorham@chambleega.gov.

Project Team

Cooksey Communications – Proposed Account Team

City of Conroe Strategic Communications / PIO Services



ORGANIZATION CHART KEY

- Direct reporting / management
- Advisory / as-needed consultation

Key role categories included:
Project Manager, Public Information Officer(s), Website Specialists, Social Media Specialists, Graphic Designer, Videographers/Photographers, Public Engagement Specialist, Other Key Personnel

This team structure ensures clear leadership, strong PIO support, and specialized expertise across communications, engagement, digital, design, and multimedia disciplines.



DOROTHY WHITE

Assistant Vice President and Account Manager, Public Sector Practice

Proposed Role

Senior Project Manager; Primary Public Information Officer; Website Specialist

Office Location

Cooksey Communications Headquarters – Irving, Texas

Education

B.A. in Journalism, Texas Tech University, 1984

Master's in Public Administration, The University of Texas at Dallas, 2012

Professional Certifications/Training

Professional Certificate in Public Communication, Texas Christian University, 2018

FEMA Advanced Public Information Officer Coursework, Emergency Management Institute

Years of Experience

More than 40

RELEVANT EXPERIENCE/QUALIFICATIONS

Dorothy White brings more than four decades of experience in journalism, media relations, public information and crisis communications, including **21 years working inside municipal government.** She began her career in television news, spending 20 years at prominent stations in Texas and Alabama, including Dallas-Fort Worth's NBC and CW affiliates and Birmingham's Fox affiliate.

Dorothy subsequently served for 21 years with the **City of Garland**, where she was Public and Media Relations Director and managed communications involving disasters, emergencies, public-safety incidents, infrastructure and operational issues, major City initiatives and community events. This firsthand municipal experience gives Dorothy a practical understanding of the demands placed on a City PIO and the importance of accurate, timely and coordinated public information.

Her work has been recognized by the Lone Star Emmy Chapter, TAMIO, the Texas Association of Telecommunications Officers & Advisors, the National Association of Telecommunications Officers & Advisors and 3CMA. In 2023, TAMIO presented Dorothy with its Cheryl A. Soward Communicator of Distinction Award.

RELEVANT PROJECT EXPERIENCE

City of Garland — Led disaster, emergency and crisis communications, media relations and public information throughout a 21-year municipal communications career.

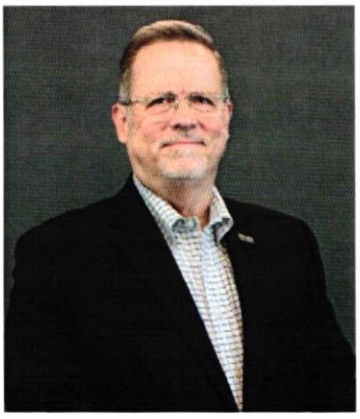
Town of Sunnyvale — Led a comprehensive communications assessment and continues to provide strategic and crisis communications counsel, as well as extensive hands-on assistance, as part of Cooksey's ongoing outsourced communications support to the Town.

City of Richardson — Provides strategic communications, media relations and issue-response counsel as part of Cooksey's long-term engagement with the City.

City of Belton — Co-led a comprehensive communications assessment involving stakeholder interviews, document review, channel analysis and strategic recommendations.

ROLE ON THE CONROE ENGAGEMENT

Dorothy will serve as Cooksey's senior-level Project Manager and primary PIO, functioning as the City's principal day-to-day Cooksey contact. She will lead assignments, coordinate Cooksey resources, provide senior municipal communications counsel, support media relations and public information activities, and oversee schedules and deliverables. She will also serve as one of the team's website specialists.



TOM BRYSON

Vice President and Public Sector Practice Leader

Proposed Role

Senior Counselor to the PIO; Backup Public Information Officer

Office Location

Cooksey Communications Headquarters – Irving, Texas

Education

B.A. in Journalism, Louisiana State University, 1983

Professional Certifications

Professional Certificate in Public Communication, Texas Christian University, 2014

Years of Experience

More than 40

RELEVANT EXPERIENCE/QUALIFICATIONS

Tom Bryson brings more than four decades of journalism and governmental communications experience, including **more than 30 years working inside municipal government.** He began his career as a newspaper reporter before entering local government communications in 1990. His municipal career included nine years with the **City of Duncanville** and 22 years as Communications Director for the **City of Farmers Branch.**

Tom is a past president of both the Texas Association of Municipal Information Officers (TAMIO) and the national City-County Communications & Marketing Association (3CMA). In 2016, 3CMA named him its national Communicator of the Year, and in 2020 TAMIO presented him with its highest individual honor, the Cheryl A. Soward Communicator of Distinction Award. He is also a founding advisory board member and adjunct faculty member for Texas Christian University's Certified Public Communicator program.

Since joining Cooksey in 2021, Tom has led communications assessments, crisis communications planning, media training and strategic communications engagements for public sector organizations throughout Texas and beyond.

RELEVANT PROJECT EXPERIENCE

City of Waco — Co-led communications assessment work, crisis communications plan and policy development, customized media/crisis training and ongoing crisis communications support.

Town of Taylor — Led a customized full-day media and crisis communications workshop for City management, communications personnel, department leaders and elected officials.

City of McKinney — Helped deliver two customized media/crisis communications sessions for approximately 30 City employees and departmental spokespersons.

DFW International Airport — Led content development and project management for DFW's 2021 ESG Report, coordinating complex information and stakeholder input from across the organization into a cohesive public-facing document.

ROLE ON THE CONROE ENGAGEMENT

Tom will serve as senior counselor to Dorothy White in her PIO role and as Conroe's backup Cooksey PIO. He will provide executive-level municipal communications counsel, assist with media relations and sensitive issues, support message and strategy development, and step into the primary PIO function whenever needed to ensure seamless continuity of service.



COLLIN YOXALL

Account Supervisor, Public Sector Practice

Proposed Role

Primary Public Engagement Specialist

Office Location

Cooksey Communications Headquarters – Irving, Texas

Education

B.A. in Political Science and International Relations, Texas Christian University, 2013

M.S. in Strategic Communication, Texas Christian University, 2020

Professional Certifications

N/A

Years of Experience

10

RELEVANT EXPERIENCE/QUALIFICATIONS

Collin Yoxall brings 10 years of experience spanning public relations, political communications, higher education, nonprofit organizations and business. He began his career in political campaign research and communications, working at the local, state and federal levels.

Before returning to Cooksey, Collin worked in higher education, where his responsibilities included social media management, content development, media relations and faculty expert engagement. At Cooksey, he works extensively with local governments and other public entities on communications evaluation, public engagement, media relations, messaging and high-profile community issues.

RELEVANT PROJECT EXPERIENCE

City of Richardson — Supports strategic communications, media relations, economic development messaging and response to high-profile issues.

Town of Sunnyvale — Supported the Town's communications assessment and provides ongoing strategic and crisis communications assistance.

City of Granbury — Supports communications strategy, messaging, materials development and issue monitoring related to a proposed data center development.

City of Chamblee, Georgia — Supports crisis communications, public education, messaging and issue monitoring involving sensitive municipal matters.

Public-Sector Engagement and Crisis Materials — Develops talking points, FAQs, public-facing materials, media responses, executive briefings and other communications for municipal clients.

ROLE ON THE CONROE ENGAGEMENT

Collin will serve as Cooksey's primary public engagement specialist, supporting the development and implementation of community outreach programs, stakeholder engagement, public meetings, surveys and public input initiatives. He will also provide research, writing, media relations, message development and project-management support as assignments require.



HAARIS AHMED

Assistant Account Executive, Public Sector Practice

Proposed Role

Social Media Specialist;
Website Specialist

Office Location

Cooksey Communications
Headquarters – Irving, Texas

Education

B.S. in Political Science,
University of North Texas, 2021

B.A. in Media Arts, University of
North Texas, 2021

M.S. in Strategic
Communication, Texas Christian
University, 2023

Professional Certifications

N/A

Years of Experience

3

RELEVANT EXPERIENCE/QUALIFICATIONS

Haaris Ahmed joined Cooksey after earning his master's degree in strategic communication from Texas Christian University. Before joining the agency, he gained public-sector experience with the **City of Arlington's Office of Communications** and as a congressional intern in Washington, D.C.

His early experience includes providing constituent services during the COVID-19 response and producing social media and website content for the City of Arlington. At Cooksey, Haaris supports governmental clients through research, digital content, media and social monitoring, issue tracking, stakeholder coordination, editing, reporting and project coordination.

RELEVANT PROJECT EXPERIENCE

City of Arlington — Produced social media and website content while working with the City's Office of Communications.

Town of Sunnyvale — Provides research, content development and day-to-day communications support as part of Cooksey's outsourced municipal communications engagement.

City of Richardson — Has supported development and management of social media copy and graphics for economic development initiatives, among others.

City of Belton — Assisted with stakeholder coordination, interviews, qualitative analysis, document review and preparation of communications assessment deliverables.

ROLE ON THE CONROE ENGAGEMENT

Haaris will serve as Cooksey's **primary social media specialist and one of two website specialists.** He will support development and maintenance of web content, social media calendars and campaigns, content creation, digital monitoring, analytics, public information updates and other day-to-day digital communications needs. He will also provide research, monitoring and project coordination during crises and other rapidly developing situations.



KRISTA NUSSEY

Creative Manager

Proposed Role

Graphic Designer

Office Location

Cooksey Communications Headquarters – Irving, Texas

Education

B.A. in Graphic Design, Texas Christian University

Minor in Business

Professional Certifications

Meta Certified Digital Marketing Associate, March 2022

Years of Experience

9

RELEVANT EXPERIENCE/QUALIFICATIONS

Krista Nussey brings approximately nine years of professional creative experience spanning graphic design, art direction, digital communications, branding, website development, social media and video. Before joining Cooksey in 2024, she worked with Fort Worth-area organizations and agencies, developing print and digital marketing materials, websites, social media campaigns, video content and brand identities.

At Cooksey, Krista develops strategy-driven creative materials for clients across the agency's practice areas, including digital and social campaigns, collateral, branding and event promotion.

RELEVANT PROJECT EXPERIENCE

City of Richardson: Capital Improvements Town Hall — Developed creative materials supporting the City's capital improvement public information and engagement initiative.

Allen Economic Development Corporation: Branding Project — Developed creative materials supporting the organization's branding initiative.

Town of Sunnyvale — Develops creative materials for a variety of ongoing Town communications projects and public-facing campaigns.

Irving Economic Development Partnership — Developed creative content for social media video initiatives.

ROLE ON THE CONROE ENGAGEMENT

Krista will serve as Cooksey's **graphic designer**, providing design support for digital and print communications. Depending on individual assignments, her work may include social media graphics, infographics, presentations, advertisements, public meeting materials, brochures, reports, campaign materials and other branded communications. She will collaborate closely with Cooksey's public sector account team to ensure materials are clear, engaging and consistent with the City's visual identity.



COLBY WALTON

Chairman and CEO

Proposed Role

Senior-Level Crisis and Strategic Communications Counsel, as Needed

Office Location

Cooksey Communications Headquarters – Irving, Texas

Education

A.B., cum laude, Duke University, 1994

J.D., University of Virginia School of Law, 1997

Professional Certifications

N/A

Years of Experience

28

RELEVANT EXPERIENCE/QUALIFICATIONS

With legal training and more than 25 years of specialized experience in municipal communications, public affairs, crisis communications and professional services marketing, Colby Walton brings a distinctive perspective to Cooksey's strategic communications work.

Colby advises governmental, infrastructure, financial services and professional services clients on sensitive public relations, crisis communications and reputation-management matters. His experience includes crisis planning, issues management, executive counsel, media training and development of crisis plans, policies and response protocols.

He has presented extensively on crisis communications, crisis planning and municipal communications for organizations including the Government Finance Officers Association of Texas, TAMIO and 3CMA, as well as numerous legal and professional-services organizations.

RELEVANT PROJECT EXPERIENCE

City of Richardson — Has led Cooksey's work with the City of Richardson for nearly two decades, spanning virtually every type of strategic communications service called for in this RFQ, providing hands-on communications assistance to the Director of Communications and multiple City Managers during that period.

Region C Water Planning Group — Has led Cooksey's extensive public engagement and public outreach work with this regional infrastructure planning group ever since joining the firm in 1998, spanning six multi-year planning cycles through the present day.

Trinity Regional Flood Planning Group — Has led Cooksey's extensive public engagement and public outreach work with this regional infrastructure planning group ever since it was first formed and tasked by the TWDB with initiating its work in 2021.

City of McKinney — Co-led two customized half-day media and crisis communications training sessions for approximately 30 City employees. This is one of many media/crisis training and presentation training sessions Colby has helped facilitate for Cooksey clients.

Various Cities — Helped develop Cooksey's robust municipal communications program, including leading Cooksey's first comprehensive strategic communications audits for the cities of Irving, Lewisville and Richardson nearly two decades ago.

ROLE ON THE CONROE ENGAGEMENT

Colby will provide **executive-level strategic counsel when needed**, particularly for significant crises, high-profile issues, sensitive reputational matters, executive communications and complex stakeholder considerations. He will also provide senior quality assurance and help marshal additional agency resources when circumstances require them.



JASON MEYER

President

Proposed Role

Senior-Level Crisis and Strategic Communications Counsel, as Needed

Office Location

Cooksey Communications Headquarters – Irving, Texas

Education

Bachelor's degree in Economics, University of North Texas

Professional Certifications

N/A

Years of Experience

More than 30

RELEVANT EXPERIENCE/QUALIFICATIONS

Jason Meyer brings more than 30 years of communications experience encompassing public-sector communications, strategic communications, media relations, branding, public affairs, issues management, crisis communications and integrated marketing.

His client work at Cooksey spans the firm's public sector, real estate and professional-services practices, and he regularly provides hands-on strategic counsel to Cooksey's governmental clients. Jason also brings firsthand public information experience: earlier in his career, he served as the Public Information Officer for a large Texas school district, providing him with practical insight into the pressures, responsibilities and public-accountability requirements facing governmental communicators.

Jason's career has also included development of integrated communications programs for major infrastructure projects and high-profile organizations. Earlier in his career, he worked as an aide to elected officials in both the U.S. Senate and U.S. House of Representatives.

RELEVANT PROJECT EXPERIENCE

Municipal and Governmental Communications — Provides hands-on senior strategic counsel to Cooksey's public sector clients on communications strategy, media relations, public affairs, crisis communications, stakeholder issues and reputation management.

Public Information Officer Experience — Previously served as PIO for the Keller ISD, providing firsthand experience communicating within a governmental organization and supporting administrators, staff and community stakeholders.

Infrastructure and Development Communications — Has developed integrated communications programs involving major infrastructure and development projects and complex stakeholder environments, including leading Cooksey's work on the North Tarrant Express and LBJ Express projects, with the Tarrant Regional Transportation Coalition, on the Tarrant Transportation Summit, and with Cooksey's large real estate development client Hillwood.

High-Profile Issues and Major Events — Has extensive experience with strategic communications, public affairs, issues management, crisis communications and marketing programs involving highly visible organizations and events.audits for the cities of Irving, Lewisville and Richardson nearly two decades ago.

ROLE ON THE CONROE ENGAGEMENT

Jason will join Colby Walton in providing **senior-level counsel for crises and other critical strategic communications matters, as needed.** He will bring both his agency leadership perspective and firsthand PIO experience to high-profile issues, complex stakeholder situations, reputation management and other assignments requiring additional senior counsel.

VIDEOGRAPHY AND PHOTOGRAPHY RESOURCES

Cooksey does not propose a specific videographer or photographer at this stage because the appropriate professional will depend on the particular requirements of each City assignment. Photography for a public meeting, executive portraiture, drone footage, construction documentation and production of a polished promotional video, for example, require different combinations of personnel, equipment and expertise.

Cooksey maintains relationships with **experienced third-party photographers, videographers and other multimedia professionals** whom we can engage on an as-needed basis.

Any proposed subcontractor will be selected according to the requirements of the specific assignment, and Cooksey will provide the individual's or firm's qualifications to the City and obtain express client approval before proceeding. el.

PIO Qualifications

Cooksey Communications proposes **Dorothy White** as the City's lead Public Information Officer and day-to-day senior point of contact (Project Manager), with Tom Bryson serving as senior municipal communications and crisis counsel, as well as the back-up PIO. Both bring more than 40 years of communications experience, including decades in municipal government and extensive consulting experience with Texas cities.



Dorothy White

Assistant Vice President and Account Manager, Public Sector Practice

PROPOSED ROLE

Lead Public Information Officer and Project Manager

40+ years | 21 years leading municipal public information | FEMA Advanced PIO

GOVERNMENT COMMUNICATIONS EXPERIENCE

- More than 40 years of experience in journalism, public information, media relations and crisis communications.
- Spent 20 years in television news before serving 21 years as the City of Garland's public and media relations director.
- Currently functions as Cooksey's outsourced Public Information Officer for the Town of Sunnyvale, providing day-to-day communications support, strategic counsel, media relations and on-call crisis assistance.
- Has also provided municipal communications and crisis counsel for Boerne, Chamblee, Granbury, Hutchins, Lake Dallas and Lewisville.
- Coordinates with city management, departments, public-safety personnel, elected officials, reporters and community stakeholders to maintain timely, consistent public information.

CRISIS COMMUNICATION EXPERIENCE

- Led disaster, emergency and crisis communications throughout her 21-year municipal career with Garland.
- As Sunnyvale's outsourced PIO, has supported communications involving public-safety incidents, severe weather, water-service outages, hazardous spills, road construction, major community events and a weekend incident involving an abandoned juvenile.
- Representative consulting matters include:
  - Boerne - fatal grandstand collapse.
  - Lake Dallas - animal services, public safety and natural gas-related issues.
  - Lewisville - police investigation, disciplinary action and spokesperson readiness.
- Provides counsel on response protocols, fact coordination, holding statements, media procedures, public updates and spokesperson readiness.

MEDIA RELATIONS EXPERIENCE

- Spent 20 years in television news at stations in Texas and Alabama, including Dallas-Fort Worth's NBC and CW affiliates and Birmingham's Fox affiliate.
- Directed media relations for Garland throughout her 21-year tenure as public and media relations director.
- Brings experience from both sides of the reporter-spokesperson relationship and understands newsroom needs, deadlines and interview dynamics.
- As Sunnyvale's outsourced PIO, manages or supports media inquiries, proactive media outreach, public statements, interview coordination and ongoing issue monitoring.
- Provides reporter-response strategy, spokesperson coaching, message development and media triage for Cooksey municipal clients.

PUBLIC MEETING FACILITATION

- Facilitated and supported public meetings, City Council sessions, open houses, community events and stakeholder forums during her municipal career.
- Prepares presentations, talking points, briefing materials and public information resources for elected officials and municipal staff.
- As a consultant, has conducted and facilitated employee-group and stakeholder interviews for municipal communications audits and assessments.
- Led a comprehensive communications assessment for Sunnyvale and co-led a Belton assessment involving stakeholder interviews, document review and strategic recommendations.

EMERGENCY RESPONSE COMMUNICATIONS

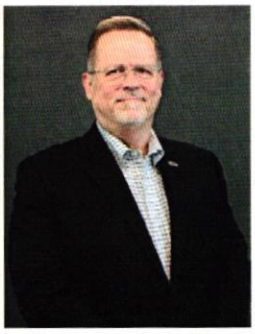
- Managed public information involving disasters, emergencies and public safety incidents throughout her Garland career.
- Provides active-incident support involving information coordination, media procedures, message development, approval workflows and public updates.
- As Sunnyvale's outsourced PIO, remains available for emerging issues and after-hours incidents requiring rapid public communication.
- Helps ensure emergency messages are accurate, timely, understandable and coordinated with operational personnel and municipal leadership.

FEMA/NIMS TRAINING OR CERTIFICATION

- Completed FEMA Advanced Public Information Officer coursework through the Emergency Management Institute.

PROFESSIONAL MEMBERSHIPS AND CERTIFICATIONS

- Current member, Texas Association of Municipal Information Officers (TAMIO).
- Current member, City-County Communications & Marketing Association (3CMA).
- Professional Certificate in Public Communication, Texas Christian University, 2018.
- TAMIO Cheryl A. Soward Communicator of Distinction, 2023.
- The Lone Star Emmy Chapter, TATOA, NATOA and 3CMA have also recognized her work.



Tom Bryson

Vice President and Public Sector Practice Leader

PROPOSED ROLE

Senior PIO Counselor (backup PIO) and Crisis Communications Lead

40+ years | 31 years in municipal communications | TAMIO + 3CMA

GOVERNMENT COMMUNICATIONS EXPERIENCE

- More than 40 years of journalism and government communications experience, including 31 years working directly in municipal government.
- Served nine years with the City of Duncanville and 22 years as communications director for the City of Farmers Branch.
- Since joining Cooksey in 2021, has provided senior municipal communications and crisis counsel for Allen, Boerne, Chamblee, Farmers Branch, Granbury, Hutchins, Lake Dallas, Lewisville and Plano.
- Advises city management, communications teams and departmental leaders on public messaging, media strategy, sensitive community issues and high-profile municipal matters.

CRISIS COMMUNICATION EXPERIENCE

- Brings decades of hands-on crisis planning and issues management experience from his municipal career and his work as senior counselor to Cooksey governmental clients.
- Representative client matters include:
  - Chamblee - alcohol-license dispute, misinformation management and a proposed property-tax increase.
  - ake Dallas – public safety, animal services and natural gas-related issues.
  - Lewisville - internal police investigation, disciplinary action and spokesperson preparation.
  - Plano - emergency operations support and high-profile development communications.

MEDIA RELATIONS EXPERIENCE

- Began his career as a newspaper reporter before entering local government communications in 1990.
- Directed media relations and public communications throughout his 22-year tenure as Farmers Branch communications director.
- Provides media strategy, spokesperson preparation, reporter-response counsel, talking points and message development for governmental clients.
- Helped deliver two customized half-day sessions for approximately 30 City of McKinney employees and departmental spokespersons.
- Led a full-day media and crisis communications workshop for City of Taylor management, communications staff, department leaders and elected officials.

PUBLIC MEETING FACILITATION

- Facilitated and supported public meetings, City Council sessions, open houses and stakeholder forums throughout his 31-year municipal career.
- Prepares elected officials and staff for public presentations, difficult questions and community-sensitive discussions.
- As a consultant, facilitates employee-group interviews and stakeholder discussions for municipal communications audits and assessments.

EMERGENCY RESPONSE COMMUNICATIONS

- Has supported communications involving public-safety incidents, severe weather, infrastructure failures, utility disruptions and other rapidly evolving events.
- Provides senior counsel on incident messaging, information verification, media response, spokesperson preparation and interdepartmental coordination.
- Available for emergency and after-hours support, including rapid message review and reporter-response counsel during active incidents.

FEMA/NIMS TRAINING OR CERTIFICATION

- No applicable FEMA/NIMS training or certification.

PROFESSIONAL MEMBERSHIPS AND CERTIFICATIONS

- Current member and past president, Texas Association of Municipal Information Officers (TAMIO).
- Current member and past president, City-County Communications & Marketing Association (3CMA).
- Professional Certificate in Public Communication, Texas Christian University, 2014.
- Founding advisory board member and adjunct faculty member for TCU's Certified Public Communicator program.
- 3CMA Communicator of the Year, 2016; TAMIO Cheryl A. Soward Communicator of Distinction, 2020.
- His leadership in Farmers Branch earned more than 55 local, state and national communications awards.

Technical Capabilities

Cooksey offers a broad range of communications, digital and creative capabilities directly through our staff, supplemented by trusted specialty partners when a particular assignment requires technical resources outside our in-house team.

Website Development and Maintenance. We have developed websites for multiple public-sector clients and continue to manage and maintain sites we created for organizations including the Region C Water Planning Group and Trinity Regional Flood Planning Group. We also help maintain the Town of Sunnyvale's website as part of our ongoing communications retainer. Dorothy White and Tom Bryson additionally bring extensive hands-on website management experience from their previous municipal communications careers.

Content Management Systems. Our team is accustomed to working within a variety of content management systems, including several of the platforms commonly used by municipalities and other public agencies. We can work within Conroe's existing CMS and established publishing and approval processes rather than requiring the City to adapt to our preferred system.

ADA Website Compliance. Dorothy White has developed expertise in digital accessibility and has advised public-sector clients regarding steps needed to maintain ADA-compliant web content, including the City of Richardson, Trinity Regional Flood Planning Group and Town of Sunnyvale. Accessibility review will be incorporated into our website content and quality control process for Conroe.

Social Media Management. Cooksey has substantial experience planning, producing, publishing and monitoring social media content for governmental clients. Dorothy White and Haaris Ahmed have especially deep experience in this area, including work for the City of Richardson, Richardson Economic Development Department, Richardson Convention & Visitors Bureau, Town of Sunnyvale and Trinity Regional Flood Planning Group, among others.

Graphic Design. Cooksey maintains strong graphic design capabilities in-house. Creative Manager Krista Nussey brings nine years of experience developing print, digital, social, branding and campaign materials for public- and private-sector clients and will serve as the primary graphic designer for the Conroe engagement.

Photography. Cooksey generally engages trusted professional photographers according to the specific needs of an assignment. This allows us to select a specialist with the appropriate experience, equipment and style for needs ranging from events and executive photography to infrastructure and project documentation, subject to City approval.

Videography. Similarly, professional video production is typically performed through experienced third-party specialists selected according to each project's requirements. Cooksey can manage the communications strategy, scripting, messaging, creative direction and production coordination while engaging the appropriate production resource.

Drone Services. Cooksey does not maintain drone capabilities in-house, but we have successfully retained qualified third-party providers for aerial photography and video on behalf of clients. We can do the same for Conroe when needed, using appropriately qualified and authorized operators.

Live-Streaming. Cooksey does not currently provide live-streaming production in-house. If this service is required, we can coordinate with an appropriate specialist provider, subject to the City's approval.

Media Monitoring. Cooksey routinely monitors traditional and digital media using our professional Muck Rack subscription, supplemented by Google News and other search and monitoring tools. For emerging issues and crises, monitoring can be intensified to help identify developing coverage, questions, misinformation and reputational concerns.

Analytics and Reporting. Our Muck Rack subscription enables Cooksey to provide detailed media analytics and reporting, including coverage tracking and other useful performance information. We can incorporate those metrics into regular reporting for Conroe and supplement them with available website and social-platform analytics as appropriate.

Translation Services. Translation is not performed in-house. When clients require multilingual communications, we engage qualified third-party translation resources with the appropriate language and subject-matter expertise and manage that process as part of the overall assignment.

Public Engagement Tools. Cooksey has experience using a variety of tools and techniques for public outreach, stakeholder engagement, surveys, meetings and public-input initiatives. We also benefit from extensive regional and national relationships within the governmental communications profession, giving our team access to a broad network of proven practices, tools and resources that can be applied to Conroe's particular engagement needs.

Capacity and Availability

Cooksey understands that an on-call communications relationship is only valuable if the consultant is truly available when the City needs assistance. Municipal communications needs can arise with little notice, whether from a media inquiry, public-safety incident, infrastructure issue, service disruption or other community concern.

Our staffing model, senior-level bench strength and extensive municipal experience position Cooksey to provide dependable day-to-day support, rapid virtual activation for emerging issues and 24/7 emergency communications assistance.

CURRENT WORKLOAD AND CAPACITY

Cooksey maintains an active portfolio of municipal, public-sector and private-sector clients, many of which engage us on an on-call basis similar to the model contemplated by Conroe.

Our workload is deliberately managed to preserve capacity for both planned assignments and unexpected needs. Cooksey has 13 professionals, including four dedicated members of our Public Sector Practice, supported by agency principals and other staff who regularly work with governmental clients.

Conroe would not be dependent upon a single individual. Multiple team members will be familiar with the engagement, providing continuity and backup when workloads increase, specialized expertise is needed or a team member is unavailable.

Our current staff utilization rate is approximately 50-55%, well below full industry utilization levels, giving us ample bandwidth to accept and serve the City of Conroe without compromising responsiveness or work quality.

ABILITY TO RESPOND TO ASSIGNMENTS

Cooksey will establish a designated senior account lead and backup contacts at the outset of the engagement, giving City staff a clear primary contact while ensuring immediate access to other experienced personnel when needed.

For routine projects, we will confirm objectives, deliverables, approval procedures and schedules before beginning work, then deploy the appropriate combination of strategic counsel, writing, media relations, research, monitoring, digital communications, creative and project-management resources.

For urgent matters, we will rapidly activate the personnel appropriate to the situation. Senior public-sector professionals can lead strategy while other team members simultaneously handle research, drafting, monitoring and coordination. This structure provides both speed and redundancy.

TYPICAL RESPONSE TIMES

Response times will reflect the urgency of each assignment.

For emergency or urgent matters, Cooksey will respond immediately whenever possible and typically within minutes. In all cases, our goal will be to acknowledge and begin responding to an emergency request within one hour.

Our team can activate remotely immediately through telephone, text, email, Zoom or Microsoft Teams. Strategic counsel, message development, drafting, media-response assistance, research and monitoring can begin without waiting for personnel to travel.

For routine assignments, we will promptly acknowledge the request and establish a mutually acceptable schedule based on scope and urgency. Any City-mandated deadline will become part of our internal project schedule.

EMERGENCY COMMUNICATIONS AVAILABILITY

Cooksey will provide 24/7/365 availability for genuine emergency and crisis communications needs. We currently or previously have provided this type of on-call support to numerous municipalities and other public-sector organizations.

Conroe's emergency-response structure will include identified primary and secondary Cooksey contacts and clear escalation procedures for evenings, weekends and holidays. Depending on the situation, our team can simultaneously support:

- Fact gathering and issue research
- Crisis messaging, holding statements, talking points and FAQs
- Media inquiry management
- Website and social media messaging
- Media and social monitoring
- Stakeholder and internal communications
- Spokesperson preparation
- Ongoing issue tracking and coordination

For especially sensitive, complex or high-profile matters, Cooksey's agency principals can provide additional executive-level counsel and resources.

REMOTE AND ON-SITE ACCESSIBILITY

Cooksey is headquartered in Irving, a few hours' drive from Conroe, but that distance will not prevent immediate support.

Most initial crisis and communications work — including strategic counsel, information review, drafting, message development, media strategy, monitoring and coordination -- can begin virtually at a moment's notice. A senior Cooksey strategist can be working with City leadership by phone, Zoom or Teams while other team members simultaneously begin research, writing and/or monitoring.

When appropriate, virtual participation can also reduce travel costs and allow more of the City's resources to be directed toward productive communications work.

When an in-person presence is needed, Cooksey will travel to Conroe for Council meetings, public meetings, stakeholder sessions, media events, training, major project activities and other assignments. For emergencies requiring on-site support, we will deploy personnel as quickly as practicable.

Distance may affect travel time, but it will not affect our ability to begin helping the City immediately.

ABILITY TO MEET CITY SCHEDULES AND DEADLINES

Meeting deadlines is fundamental to Cooksey's work. Municipal communications frequently involve immovable dates such as Council meetings, public hearings, media deadlines, project milestones and community events, and our project-management processes are designed around those realities.

For significant assignments, we will confirm deliverables, responsibilities, approval procedures, critical dates and required completion schedules, then manage the work backward from those deadlines to keep projects on track.

Our goal is simple: when Conroe gives Cooksey an assignment and a deadline, City staff should be confident that we will **respond promptly, communicate proactively and deliver high-quality work when promised.**

BUILT FOR ON-CALL MUNICIPAL SUPPORT

Cooksey has provided rapid-response and on-call communications support to cities for many years. We know that successful on-call service requires more than one consultant answering a phone; it requires **redundant staffing, clear escalation procedures, experienced decision-makers, rapid production support and a culture that prioritizes urgent municipal needs.**

That is the level of responsiveness we will bring to the City of Conroe.

Quality Assurance

Quality is a core Cooksey value. Our firm's culture emphasizes delivering exceptional work, and our pledge to clients includes providing an experienced, collaborative team that delivers **quality work product and impactful results.** We take pride in consistently producing an extraordinarily high caliber of strategic communications counsel and deliverables.

Internal Review Process. Cooksey uses a team-based review process rather than relying on a single individual to develop and release important work product. For Conroe, Project Manager Dorothy White will oversee quality control, with Tom Bryson and other senior professionals providing additional review for sensitive, complex or high-profile assignments; our agency principals will also provide senior quality assurance when warranted. This approach is consistent with the senior strategic oversight and quality-assurance role we use on other major public-sector engagements.

Editing Procedures. Written materials will be reviewed for strategic effectiveness, clarity, tone, organization, grammar, spelling and consistency before they are submitted to the City. Significant or public-facing materials will receive a second set of eyes, with final proofreading performed after substantive revisions are complete.

Approval Workflow. Cooksey will establish clear approval protocols with Conroe at the outset of the engagement, identifying the appropriate City reviewer(s) for various types of materials. Nothing intended for public release will be issued on the City's behalf without the required City approval; this client-review principle is also reflected in Cooksey's standard contracting procedures.

Brand Consistency. Our team will familiarize itself with Conroe's brand standards, preferred terminology, visual identity and established communications practices. Written, digital and creative materials will be reviewed for consistency with those standards so that Cooksey's work feels like an extension of the City's communications—not an outside agency's work.

Accuracy Verification. Accuracy is especially critical in governmental communications. Cooksey personnel will verify names, dates, figures, links, quotations and other material facts against authoritative information available to the team, and we will flag questions or inconsistencies for City confirmation before publication. Our internal standards likewise emphasize human review and verification of material facts in final work product.

ADA Compliance Review. Website, digital and designed materials will be reviewed for accessibility as part of our quality-control process. Dorothy White, Haaris Ahmed and Krista Nussey will work within the City's established ADA accessibility requirements, website standards and approved platforms, and any accessibility concerns identified during review will be addressed before final publication.

This disciplined approach reflects a simple standard we have maintained throughout Cooksey's 32-year history: **our name should never go on work product that we are not proud to deliver.**

References

Agency name: Town of Sunnyvale

Contact person: Rachael Ramsey

Title: Director of Administration and Town Secretary

Telephone: 972-203-4153

Email: rachael.ramsey@townofsunnyvale.org

Services provided: A wide range of strategic communications services that largely match those described by the City of Conroe's RFQ, including serving as the outsourced PIO.

Agency name: City of Richardson

Contact person: Greg Sowell

Title: Director of Communications

Telephone: 214-744-4218

Email: greg.sowell@cor.gov

Services provided: Include an extensive range of strategic communications services similar to those in the City of Conroe's RFQ, provided over the last 18 years.

Agency name: City of Plano

Contact person: Shannah Hayley

Title: Director of Communications and Community Outreach

Telephone: 972-941-5669

Email: shannah@plano.gov

Services provided: Cooksey has been on call with the City for a wide range of professional communications services over the past decade, ranging from crisis communications services to various external and internal communications projects. Services have also included numerous graphic design projects for annual reports, water reports, employee benefits brochures and more.

Agency name: Trinity (Region 3) Regional Flood Planning Group

Contact person: Stephanie Griffin

Title: Vice President and Director of Water Resources, Halff Associates

Telephone: 817-813-5704

Email: sgriffin@halff.com

Services performed: Website development and management, media outreach and coordination, informational material (brochures, postcards, etc.) development, public meeting coordination, and other PIO-type services.

Agency name: City of Chamblee, GA

Contact person: Kristen Gorham

Title: City Manager

Telephone: 470-395-2322

Email: kgorham@chambleega.gov

Services performed: On-call crisis/emergency communications services, strategic plan development, messaging, media statements, monitoring and reporting.

Form **W-9**
(Rev. March 2024)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give form to the requester. Do not send to the IRS.

Before you begin. For guidance related to the purpose of Form W-9, see *Purpose of Form*, below.

Print or type. See *Specific Instructions* on page 3.

1 Name of entity/individual. An entry is required. (For a sole proprietor or disregarded entity, enter the owner's name on line 1, and enter the business/disregarded entity's name on line 2.)

Cooksey Communications, Inc.

2 Business name/disregarded entity name, if different from above.

3a Check the appropriate box for federal tax classification of the entity/individual whose name is entered on line 1. Check only **one** of the following seven boxes.

☐ Individual/sole proprietor ☐ C corporation ☑ S corporation ☐ Partnership ☐ Trust/estate

☐ LLC. Enter the tax classification (C = C corporation, S = S corporation, P = Partnership) . . . . .

Note: Check the "LLC" box above and, in the entry space, enter the appropriate code (C, S, or P) for the tax classification of the LLC, unless it is a disregarded entity. A disregarded entity should instead check the appropriate box for the tax classification of its owner.

☐ Other (see instructions)

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from Foreign Account Tax Compliance Act (FATCA) reporting code (if any)

(Applies to accounts maintained outside the United States.)

3b If on line 3a you checked "Partnership" or "Trust/estate," or checked "LLC" and entered "P" as its tax classification, and you are providing this form to a partnership, trust, or estate in which you have an ownership interest, check this box if you have any foreign partners, owners, or beneficiaries. See instructions . . . . . ☐

5 Address (number, street, and apt. or suite no.). See instructions.

5525 N. MacArthur Blvd., Suite 530

Requester's name and address (optional)

6 City, state, and ZIP code

Irving, Texas 75038

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. See also *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number

			–			–				

or

Employer identification number

7	5	–	2	7	5	3	3	9	8

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here | **Signature of U.S. person** Colby Walton | **Date** 6-3-26

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

What's New

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

must obtain your correct taxpayer identification number (TIN), which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid).
- Form 1099-DIV (dividends, including those from stocks or mutual funds).
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds).
- Form 1099-NEC (nonemployee compensation).
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers).
- Form 1099-S (proceeds from real estate transactions).
- Form 1099-K (merchant card and third-party network transactions).
- Form 1098 (home mortgage interest), 1098-E (student loan interest), and 1098-T (tuition).
- Form 1099-C (canceled debt).
- Form 1099-A (acquisition or abandonment of secured property).

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

Caution: If you don't return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See *What is backup withholding*, later.

By signing the filled-out form, you:

1. Certify that the TIN you are giving is correct (or you are waiting for a number to be issued);

2. Certify that you are not subject to backup withholding; or

3. Claim exemption from backup withholding if you are a U.S. exempt payee; and

4. Certify to your non-foreign status for purposes of withholding under chapter 3 or 4 of the Code (if applicable); and

5. Certify that FATCA code(s) entered on this form (if any) indicating that you are exempt from the FATCA reporting is correct. See *What Is FATCA Reporting*, later, for further information.

Note: If you are a U.S. person and a requester gives you a form other than Form W-9 to request your TIN, you must use the requester's form if it is substantially similar to this Form W-9.

Definition of a U.S. person. For federal tax purposes, you are considered a U.S. person if you are:

- An individual who is a U.S. citizen or U.S. resident alien;
- A partnership, corporation, company, or association created or organized in the United States or under the laws of the United States;
- An estate (other than a foreign estate); or
- A domestic trust (as defined in Regulations section 301.7701-7).

Establishing U.S. status for purposes of chapter 3 and chapter 4 withholding. Payments made to foreign persons, including certain distributions, allocations of income, or transfers of sales proceeds, may be subject to withholding under chapter 3 or chapter 4 of the Code (sections 1441–1474). Under those rules, if a Form W-9 or other certification of non-foreign status has not been received, a withholding agent, transferee, or partnership (payor) generally applies presumption rules that may require the payor to withhold applicable tax from the recipient, owner, transferor, or partner (payee). See Pub. 515, Withholding of Tax on Nonresident Aliens and Foreign Entities.

The following persons must provide Form W-9 to the payor for purposes of establishing its non-foreign status.

- In the case of a disregarded entity with a U.S. owner, the U.S. owner of the disregarded entity and not the disregarded entity.
- In the case of a grantor trust with a U.S. grantor or other U.S. owner, generally, the U.S. grantor or other U.S. owner of the grantor trust and not the grantor trust.
- In the case of a U.S. trust (other than a grantor trust), the U.S. trust and not the beneficiaries of the trust.

See Pub. 515 for more information on providing a Form W-9 or a certification of non-foreign status to avoid withholding.

Foreign person. If you are a foreign person or the U.S. branch of a foreign bank that has elected to be treated as a U.S. person (under Regulations section 1.1441-1(b)(2)(iv) or other applicable section for chapter 3 or 4 purposes), do not use Form W-9. Instead, use the appropriate Form W-8 or Form 8233 (see Pub. 515). If you are a qualified foreign pension fund under Regulations section 1.897(l)-1(d), or a partnership that is wholly owned by qualified foreign pension funds, that is treated as a non-foreign person for purposes of section 1445 withholding, do not use Form W-9. Instead, use Form W-8EXP (or other certification of non-foreign status).

Nonresident alien who becomes a resident alien. Generally, only a nonresident alien individual may use the terms of a tax treaty to reduce or eliminate U.S. tax on certain types of income. However, most tax treaties contain a provision known as a saving clause. Exceptions specified in the saving clause may permit an exemption from tax to continue for certain types of income even after the payee has otherwise become a U.S. resident alien for tax purposes.

If you are a U.S. resident alien who is relying on an exception contained in the saving clause of a tax treaty to claim an exemption from U.S. tax on certain types of income, you must attach a statement to Form W-9 that specifies the following five items.

1. The treaty country. Generally, this must be the same treaty under which you claimed exemption from tax as a nonresident alien.

2. The treaty article addressing the income.

3. The article number (or location) in the tax treaty that contains the saving clause and its exceptions.

4. The type and amount of income that qualifies for the exemption from tax.

5. Sufficient facts to justify the exemption from tax under the terms of the treaty article.

Example. Article 20 of the U.S.-China income tax treaty allows an exemption from tax for scholarship income received by a Chinese student temporarily present in the United States. Under U.S. law, this student will become a resident alien for tax purposes if their stay in the United States exceeds 5 calendar years. However, paragraph 2 of the first Protocol to the U.S.-China treaty (dated April 30, 1984) allows the provisions of Article 20 to continue to apply even after the Chinese student becomes a resident alien of the United States. A Chinese student who qualifies for this exception (under paragraph 2 of the first Protocol) and is relying on this exception to claim an exemption from tax on their scholarship or fellowship income would attach to Form W-9 a statement that includes the information described above to support that exemption.

If you are a nonresident alien or a foreign entity, give the requester the appropriate completed Form W-8 or Form 8233.

Backup Withholding

What is backup withholding? Persons making certain payments to you must under certain conditions withhold and pay to the IRS 24% of such payments. This is called "backup withholding." Payments that may be subject to backup withholding include, but are not limited to, interest, tax-exempt interest, dividends, broker and barter exchange transactions, rents, royalties, nonemployee pay, payments made in settlement of payment card and third-party network transactions, and certain payments from fishing boat operators. Real estate transactions are not subject to backup withholding.

You will not be subject to backup withholding on payments you receive if you give the requester your correct TIN, make the proper certifications, and report all your taxable interest and dividends on your tax return.

Payments you receive will be subject to backup withholding if:

1. You do not furnish your TIN to the requester;

2. You do not certify your TIN when required (see the instructions for Part II for details);

3. The IRS tells the requester that you furnished an incorrect TIN;

4. The IRS tells you that you are subject to backup withholding because you did not report all your interest and dividends on your tax return (for reportable interest and dividends only); or

5. You do not certify to the requester that you are not subject to backup withholding, as described in item 4 under *"By signing the filled-out form"* above (for reportable interest and dividend accounts opened after 1983 only).

Certain payees and payments are exempt from backup withholding. See *Exempt payee code*, later, and the separate Instructions for the Requester of Form W-9 for more information.

See also *Establishing U.S. status for purposes of chapter 3 and chapter 4 withholding*, earlier.

What Is FATCA Reporting?

The Foreign Account Tax Compliance Act (FATCA) requires a participating foreign financial institution to report all U.S. account holders that are specified U.S. persons. Certain payees are exempt from FATCA reporting. See *Exemption from FATCA reporting code*, later, and the Instructions for the Requester of Form W-9 for more information.

Updating Your Information

You must provide updated information to any person to whom you claimed to be an exempt payee if you are no longer an exempt payee and anticipate receiving reportable payments in the future from this person. For example, you may need to provide updated information if you are a C corporation that elects to be an S corporation, or if you are no longer tax exempt. In addition, you must furnish a new Form W-9 if the name or TIN changes for the account, for example, if the grantor of a grantor trust dies.

Penalties

Failure to furnish TIN. If you fail to furnish your correct TIN to a requester, you are subject to a penalty of $50 for each such failure unless your failure is due to reasonable cause and not to willful neglect.

Civil penalty for false information with respect to withholding. If you make a false statement with no reasonable basis that results in no backup withholding, you are subject to a $500 penalty.

Criminal penalty for falsifying information. Willfully falsifying certifications or affirmations may subject you to criminal penalties including fines and/or imprisonment.

Misuse of TINs. If the requester discloses or uses TINs in violation of federal law, the requester may be subject to civil and criminal penalties.

Specific Instructions

Line 1

You must enter one of the following on this line; **do not** leave this line blank. The name should match the name on your tax return.

If this Form W-9 is for a joint account (other than an account maintained by a foreign financial institution (FFI)), list first, and then circle, the name of the person or entity whose number you entered in Part I of Form W-9. If you are providing Form W-9 to an FFI to document a joint account, each holder of the account that is a U.S. person must provide a Form W-9.

• **Individual.** Generally, enter the name shown on your tax return. If you have changed your last name without informing the Social Security Administration (SSA) of the name change, enter your first name, the last name as shown on your social security card, and your new last name.

Note for ITIN applicant: Enter your individual name as it was entered on your Form W-7 application, line 1a. This should also be the same as the name you entered on the Form 1040 you filed with your application.

• **Sole proprietor.** Enter your individual name as shown on your Form 1040 on line 1. Enter your business, trade, or "doing business as" (DBA) name on line 2.

• **Partnership, C corporation, S corporation, or LLC, other than a disregarded entity.** Enter the entity's name as shown on the entity's tax return on line 1 and any business, trade, or DBA name on line 2.

• **Other entities.** Enter your name as shown on required U.S. federal tax documents on line 1. This name should match the name shown on the charter or other legal document creating the entity. Enter any business, trade, or DBA name on line 2.

• **Disregarded entity.** In general, a business entity that has a single owner, including an LLC, and is not a corporation, is disregarded as an entity separate from its owner (a disregarded entity). See Regulations section 301.7701-2(c)(2). A disregarded entity should check the appropriate box for the tax classification of its owner. Enter the owner's name on line 1. The name of the owner entered on line 1 should never be a disregarded entity. The name on line 1 should be the name shown on the income tax return on which the income should be reported. For example, if a foreign LLC that is treated as a disregarded entity for U.S. federal tax purposes has a single owner that is a U.S. person, the U.S. owner's name is required to be provided on line 1. If the direct owner of the entity is also a disregarded entity, enter the first owner that is not disregarded for federal tax purposes. Enter the disregarded entity's name on line 2. If the owner of the disregarded entity is a foreign person, the owner must complete an appropriate Form W-8 instead of a Form W-9. This is the case even if the foreign person has a U.S. TIN.

Line 2

If you have a business name, trade name, DBA name, or disregarded entity name, enter it on line 2.

Line 3a

Check the appropriate box on line 3a for the U.S. federal tax classification of the person whose name is entered on line 1. Check only one box on line 3a.

IF the entity/individual on line 1 is a(n) . . .	THEN check the box for . . .
• Corporation	Corporation.
• Individual or • Sole proprietorship	Individual/sole proprietor.
• LLC classified as a partnership for U.S. federal tax purposes or • LLC that has filed Form 8832 or 2553 electing to be taxed as a corporation	Limited liability company and enter the appropriate tax classification: P = Partnership, C = C corporation, or S = S corporation.
• Partnership	Partnership.
• Trust/estate	Trust/estate.

Line 3b

Check this box if you are a partnership (including an LLC classified as a partnership for U.S. federal tax purposes), trust, or estate that has any foreign partners, owners, or beneficiaries, and you are providing this form to a partnership, trust, or estate, in which you have an ownership interest. You must check the box on line 3b if you receive a Form W-8 (or documentary evidence) from any partner, owner, or beneficiary establishing foreign status or if you receive a Form W-9 from any partner, owner, or beneficiary that has checked the box on line 3b.

Note: A partnership that provides a Form W-9 and checks box 3b may be required to complete Schedules K-2 and K-3 (Form 1065). For more information, see the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

If you are required to complete line 3b but fail to do so, you may not receive the information necessary to file a correct information return with the IRS or furnish a correct payee statement to your partners or beneficiaries. See, for example, sections 6698, 6722, and 6724 for penalties that may apply.

Line 4 Exemptions

If you are exempt from backup withholding and/or FATCA reporting, enter in the appropriate space on line 4 any code(s) that may apply to you.

Exempt payee code.

• Generally, individuals (including sole proprietors) are not exempt from backup withholding.

• Except as provided below, corporations are exempt from backup withholding for certain payments, including interest and dividends.

• Corporations are not exempt from backup withholding for payments made in settlement of payment card or third-party network transactions.

• Corporations are not exempt from backup withholding with respect to attorneys' fees or gross proceeds paid to attorneys, and corporations that provide medical or health care services are not exempt with respect to payments reportable on Form 1099-MISC.

The following codes identify payees that are exempt from backup withholding. Enter the appropriate code in the space on line 4.

1—An organization exempt from tax under section 501(a), any IRA, or a custodial account under section 403(b)(7) if the account satisfies the requirements of section 401(f)(2).

2—The United States or any of its agencies or instrumentalities.

3—A state, the District of Columbia, a U.S. commonwealth or territory, or any of their political subdivisions or instrumentalities.

4—A foreign government or any of its political subdivisions, agencies, or instrumentalities.

5—A corporation.

6—A dealer in securities or commodities required to register in the United States, the District of Columbia, or a U.S. commonwealth or territory.

7—A futures commission merchant registered with the Commodity Futures Trading Commission.

8—A real estate investment trust.

9—An entity registered at all times during the tax year under the Investment Company Act of 1940.

10—A common trust fund operated by a bank under section 584(a).

11—A financial institution as defined under section 581.

12—A middleman known in the investment community as a nominee or custodian.

13—A trust exempt from tax under section 664 or described in section 4947.

The following chart shows types of payments that may be exempt from backup withholding. The chart applies to the exempt payees listed above, 1 through 13.

IF the payment is for . . .	THEN the payment is exempt for . . .
• Interest and dividend payments	All exempt payees except for 7.
• Broker transactions	Exempt payees 1 through 4 and 6 through 11 and all C corporations. S corporations must not enter an exempt payee code because they are exempt only for sales of noncovered securities acquired prior to 2012.
• Barter exchange transactions and patronage dividends	Exempt payees 1 through 4.
• Payments over $600 required to be reported and direct sales over $5,000[1]	Generally, exempt payees 1 through 5.[2]
• Payments made in settlement of payment card or third-party network transactions	Exempt payees 1 through 4.

[1] See Form 1099-MISC, Miscellaneous Information, and its instructions.

[2] However, the following payments made to a corporation and reportable on Form 1099-MISC are not exempt from backup withholding: medical and health care payments, attorneys' fees, gross proceeds paid to an attorney reportable under section 6045(f), and payments for services paid by a federal executive agency.

Exemption from FATCA reporting code. The following codes identify payees that are exempt from reporting under FATCA. These codes apply to persons submitting this form for accounts maintained outside of the United States by certain foreign financial institutions. Therefore, if you are only submitting this form for an account you hold in the United States, you may leave this field blank. Consult with the person requesting this form if you are uncertain if the financial institution is subject to these requirements. A requester may indicate that a code is not required by providing you with a Form W-9 with "Not Applicable" (or any similar indication) entered on the line for a FATCA exemption code.

A—An organization exempt from tax under section 501(a) or any individual retirement plan as defined in section 7701(a)(37).

B—The United States or any of its agencies or instrumentalities.

C—A state, the District of Columbia, a U.S. commonwealth or territory, or any of their political subdivisions or instrumentalities.

D—A corporation the stock of which is regularly traded on one or more established securities markets, as described in Regulations section 1.1472-1(c)(1)(i).

E—A corporation that is a member of the same expanded affiliated group as a corporation described in Regulations section 1.1472-1(c)(1)(i).

F—A dealer in securities, commodities, or derivative financial instruments (including notional principal contracts, futures, forwards, and options) that is registered as such under the laws of the United States or any state.

G—A real estate investment trust.

H—A regulated investment company as defined in section 851 or an entity registered at all times during the tax year under the Investment Company Act of 1940.

I—A common trust fund as defined in section 584(a).

J—A bank as defined in section 581.

K—A broker.

L—A trust exempt from tax under section 664 or described in section 4947(a)(1).

M—A tax-exempt trust under a section 403(b) plan or section 457(g) plan.

Note: You may wish to consult with the financial institution requesting this form to determine whether the FATCA code and/or exempt payee code should be completed.

Line 5

Enter your address (number, street, and apartment or suite number). This is where the requester of this Form W-9 will mail your information returns. If this address differs from the one the requester already has on file, enter "NEW" at the top. If a new address is provided, there is still a chance the old address will be used until the payor changes your address in their records.

Line 6

Enter your city, state, and ZIP code.

Part I. Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. If you are a resident alien and you do not have, and are not eligible to get, an SSN, your TIN is your IRS ITIN. Enter it in the entry space for the Social security number. If you do not have an ITIN, see *How to get a TIN* below.

If you are a sole proprietor and you have an EIN, you may enter either your SSN or EIN.

If you are a single-member LLC that is disregarded as an entity separate from its owner, enter the owner's SSN (or EIN, if the owner has one). If the LLC is classified as a corporation or partnership, enter the entity's EIN.

Note: See *What Name and Number To Give the Requester*, later, for further clarification of name and TIN combinations.

How to get a TIN. If you do not have a TIN, apply for one immediately. To apply for an SSN, get Form SS-5, Application for a Social Security Card, from your local SSA office or get this form online at *www.SSA.gov*. You may also get this form by calling 800-772-1213. Use Form W-7, Application for IRS Individual Taxpayer Identification Number, to apply for an ITIN, or Form SS-4, Application for Employer Identification Number, to apply for an EIN. You can apply for an EIN online by accessing the IRS website at *www.irs.gov/EIN*. Go to *www.irs.gov/Forms* to view, download, or print Form W-7 and/or Form SS-4. Or, you can go to *www.irs.gov/OrderForms* to place an order and have Form W-7 and/or Form SS-4 mailed to you within 15 business days.

If you are asked to complete Form W-9 but do not have a TIN, apply for a TIN and enter "Applied For" in the space for the TIN, sign and date the form, and give it to the requester. For interest and dividend payments, and certain payments made with respect to readily tradable instruments, you will generally have 60 days to get a TIN and give it to the requester before you are subject to backup withholding on payments. The 60-day rule does not apply to other types of payments. You will be subject to backup withholding on all such payments until you provide your TIN to the requester.

Note: Entering "Applied For" means that you have already applied for a TIN or that you intend to apply for one soon. See also *Establishing U.S. status for purposes of chapter 3 and chapter 4 withholding*, earlier, for when you may instead be subject to withholding under chapter 3 or 4 of the Code.

Caution: A disregarded U.S. entity that has a foreign owner must use the appropriate Form W-8.

Part II. Certification

To establish to the withholding agent that you are a U.S. person, or resident alien, sign Form W-9. You may be requested to sign by the withholding agent even if item 1, 4, or 5 below indicates otherwise.

For a joint account, only the person whose TIN is shown in Part I should sign (when required). In the case of a disregarded entity, the person identified on line 1 must sign. Exempt payees, see *Exempt payee code*, earlier.

Signature requirements. Complete the certification as indicated in items 1 through 5 below.

1. Interest, dividend, and barter exchange accounts opened before 1984 and broker accounts considered active during 1983. You must give your correct TIN, but you do not have to sign the certification.

2. Interest, dividend, broker, and barter exchange accounts opened after 1983 and broker accounts considered inactive during 1983. You must sign the certification or backup withholding will apply. If you are subject to backup withholding and you are merely providing your correct TIN to the requester, you must cross out item 2 in the certification before signing the form.

3. Real estate transactions. You must sign the certification. You may cross out item 2 of the certification.

4. Other payments. You must give your correct TIN, but you do not have to sign the certification unless you have been notified that you have previously given an incorrect TIN. "Other payments" include payments made in the course of the requester's trade or business for rents, royalties, goods (other than bills for merchandise), medical and health care services (including payments to corporations), payments to a nonemployee for services, payments made in settlement of payment card and third-party network transactions, payments to certain fishing boat crew members and fishermen, and gross proceeds paid to attorneys (including payments to corporations).

5. Mortgage interest paid by you, acquisition or abandonment of secured property, cancellation of debt, qualified tuition program payments (under section 529), ABLE accounts (under section 529A), IRA, Coverdell ESA, Archer MSA or HSA contributions or distributions, and pension distributions. You must give your correct TIN, but you do not have to sign the certification.

What Name and Number To Give the Requester

For this type of account:	Give name and SSN of:
1. Individual	The individual
2. Two or more individuals (joint account) other than an account maintained by an FFI	The actual owner of the account or, if combined funds, the first individual on the account[1]
3. Two or more U.S. persons (joint account maintained by an FFI)	Each holder of the account
4. Custodial account of a minor (Uniform Gift to Minors Act)	The minor[2]
5. a. The usual revocable savings trust (grantor is also trustee)	The grantor-trustee[1]
b. So-called trust account that is not a legal or valid trust under state law	The actual owner[1]
6. Sole proprietorship or disregarded entity owned by an individual	The owner[3]
7. Grantor trust filing under Optional Filing Method 1 (see Regulations section 1.671-4(b)(2)(i)(A))**	The grantor*
8. Disregarded entity not owned by an individual	The owner
9. A valid trust, estate, or pension trust	Legal entity[4]
10. Corporation or LLC electing corporate status on Form 8832 or Form 2553	The corporation
11. Association, club, religious, charitable, educational, or other tax-exempt organization	The organization
12. Partnership or multi-member LLC	The partnership
13. A broker or registered nominee	The broker or nominee
14. Account with the Department of Agriculture in the name of a public entity (such as a state or local government, school district, or prison) that receives agricultural program payments	The public entity
15. Grantor trust filing Form 1041 or under the Optional Filing Method 2, requiring Form 1099 (see Regulations section 1.671-4(b)(2)(i)(B))**	The trust

[1] List first and circle the name of the person whose number you furnish. If only one person on a joint account has an SSN, that person's number must be furnished.

[2] Circle the minor's name and furnish the minor's SSN.

[3] You must show your individual name on line 1, and enter your business or DBA name, if any, on line 2. You may use either your SSN or EIN (if you have one), but the IRS encourages you to use your SSN.

[4] List first and circle the name of the trust, estate, or pension trust. (Do not furnish the TIN of the personal representative or trustee unless the legal entity itself is not designated in the account title.)

* **Note:** The grantor must also provide a Form W-9 to the trustee of the trust.

** For more information on optional filing methods for grantor trusts, see the Instructions for Form 1041.

Note: If no name is circled when more than one name is listed, the number will be considered to be that of the first name listed.

Secure Your Tax Records From Identity Theft

Identity theft occurs when someone uses your personal information, such as your name, SSN, or other identifying information, without your permission to commit fraud or other crimes. An identity thief may use your SSN to get a job or may file a tax return using your SSN to receive a refund.

To reduce your risk:

- Protect your SSN,
- Ensure your employer is protecting your SSN, and
- Be careful when choosing a tax return preparer.

If your tax records are affected by identity theft and you receive a notice from the IRS, respond right away to the name and phone number printed on the IRS notice or letter.

If your tax records are not currently affected by identity theft but you think you are at risk due to a lost or stolen purse or wallet, questionable credit card activity, or a questionable credit report, contact the IRS Identity Theft Hotline at 800-908-4490 or submit Form 14039.

For more information, see Pub. 5027, Identity Theft Information for Taxpayers.

Victims of identity theft who are experiencing economic harm or a systemic problem, or are seeking help in resolving tax problems that have not been resolved through normal channels, may be eligible for Taxpayer Advocate Service (TAS) assistance. You can reach TAS by calling the TAS toll-free case intake line at 877-777-4778 or TTY/TDD 800-829-4059.

Protect yourself from suspicious emails or phishing schemes. Phishing is the creation and use of email and websites designed to mimic legitimate business emails and websites. The most common act is sending an email to a user falsely claiming to be an established legitimate enterprise in an attempt to scam the user into surrendering private information that will be used for identity theft.

The IRS does not initiate contacts with taxpayers via emails. Also, the IRS does not request personal detailed information through email or ask taxpayers for the PIN numbers, passwords, or similar secret access information for their credit card, bank, or other financial accounts.

If you receive an unsolicited email claiming to be from the IRS, forward this message to *phishing@irs.gov*. You may also report misuse of the IRS name, logo, or other IRS property to the Treasury Inspector General for Tax Administration (TIGTA) at 800-366-4484. You can forward suspicious emails to the Federal Trade Commission at *spam@uce.gov* or report them at *www.ftc.gov/complaint*. You can contact the FTC at *www.ftc.gov/idtheft* or 877-IDTHEFT (877-438-4338). If you have been the victim of identity theft, see *www.IdentityTheft.gov* and Pub. 5027.

Go to *www.irs.gov/IdentityTheft* to learn more about identity theft and how to reduce your risk.

Privacy Act Notice

Section 6109 of the Internal Revenue Code requires you to provide your correct TIN to persons (including federal agencies) who are required to file information returns with the IRS to report interest, dividends, or certain other income paid to you; mortgage interest you paid; the acquisition or abandonment of secured property; the cancellation of debt; or contributions you made to an IRA, Archer MSA, or HSA. The person collecting this form uses the information on the form to file information returns with the IRS, reporting the above information. Routine uses of this information include giving it to the Department of Justice for civil and criminal litigation and to cities, states, the District of Columbia, and U.S. commonwealths and territories for use in administering their laws. The information may also be disclosed to other countries under a treaty, to federal and state agencies to enforce civil and criminal laws, or to federal law enforcement and intelligence agencies to combat terrorism. You must provide your TIN whether or not you are required to file a tax return. Under section 3406, payors must generally withhold a percentage of taxable interest, dividends, and certain other payments to a payee who does not give a TIN to the payor. Certain penalties may also apply for providing false or fraudulent information.

ACORD

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY): 8/31/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Risk Strategies Company
a division of Brown & Brown
5850 Granite Parkway, Suite 350
Plano, TX 75024

CONTACT NAME: Dallas Certificates
PHONE (A/C, No, Ext): 214-323-4602 **FAX (A/C, No):**
E-MAIL ADDRESS: certificatedallas@risk-strategies.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : The Hanover Insurance Company	22292
INSURER B : Philadelphia Indemnity Insurance Company	18058
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
Cooksey Communications, Inc.
5525 N. MacArthur Blvd. Suite 530
Irving TX 75038

COVERAGES **CERTIFICATE NUMBER:** 92000694 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. *LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS. LIMITS SHOWN ARE INCLUSIVE OF AMOUNTS REQUESTED BY THE CERTIFICATE HOLDER AND MAY NOT REFLECT POLICY LIMIT AMOUNTS IN EXCESS OF THOSE REQUESTED. ***Not Applicable in WY**

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	✓ **COMMERCIAL GENERAL LIABILITY** ☐ CLAIMS-MADE ✓ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ✓ PRO-JECT ☐ LOC ☐ OTHER:			Z2AJ517105	8/21/2026	8/21/2027	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG $	$1,000,000 $1,000,000 $5,000 $1,000,000 $2,000,000 $2,000,000 $
A	**AUTOMOBILE LIABILITY** ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ✓ HIRED AUTOS ONLY ✓ NON-OWNED AUTOS ONLY			Z2AJ517105	8/21/2026	8/21/2027	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident) $	$1,000,000 $ $ $ $
A	✓ **UMBRELLA LIAB** ☐ OCCUR **EXCESS LIAB** ✓ CLAIMS-MADE ☐ DED ☐ RETENTION $			Z2AJ517105	8/21/2026	8/21/2027	EACH OCCURRENCE AGGREGATE $	$1,000,000 $1,000,000 $
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? ☐ N / A **(Mandatory in NH)** If yes, describe under DESCRIPTION OF OPERATIONS below						☐ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	 $ $ $
B	Professional Liability			PHSD1804715-009	8/21/2026	8/21/2027	Per Claim Annual Aggregate	$1,000,000 $1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

City of Conroe
300 W. Davis
Conroe TX 77301

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE Hillary Bryant

Hillary Bryant

ACORD 25 (2025/12)

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CERTIFICATE OF INTERESTED PARTIES

FORM 1295

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY
CERTIFICATION OF FILING

Certificate Number:
2026-1500581

Date Filed:
08/10/2026

Date Acknowledged:

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.
Cooksey Communications
Irving, TX United States

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.
City of Conroe

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.
0724-2026
Professional Communications and Public Information Officer (PIO) Services

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Walton, Colby	Irving, TX United States	X	
Meyer, Jason	Irving, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is Colby Walton, and my date of birth is 07/22/1972.

My address is 5525 N. MacArthur Blvd., Suite 530, Irving (city), TX (state), 75038 (zip code), USA (country).

I declare under penalty of perjury that the foregoing is true and correct.

Executed in Dallas County, State of Texas, on the 10th day of August (month), 26 (year).

Colby Walton

Signature of authorized agent of contracting business entity
(Declarant)

CERTIFICATE OF INTERESTED PARTIES

FORM 1295

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY
CERTIFICATION OF FILING

Certificate Number:
2026-1500581

Date Filed:
08/10/2026

Date Acknowledged:
09/01/2026

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

Cooksey Communications
Irving, TX United States

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

City of Conroe

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

0724-2026
Professional Communications and Public Information Officer (PIO) Services

4 Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
		Controlling	Intermediary
Walton, Colby	Irving, TX United States	X	
Meyer, Jason	Irving, TX United States	X	

5 Check only if there is NO Interested Party. ☐

6 UNSWORN DECLARATION

My name is _____, and my date of birth is _____.

My address is _____, _____, _____, _____, _____.
(city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in _____ County, State of _____, on the _____ day of _____, 20_____.
(month) (year)

_____
Signature of authorized agent of contracting business entity
(Declarant)

Entity Information

COOKSEY COMMUNICATIONS, INC. • Submitted Registration

Unique Entity ID
XD12Z4VVGN28

You submitted your registration on 2026-08-13. The IRS is validating your taxpayer information. CAGE will then assign or validate your CAGE code. This whole process can take up to 12 business days. We will send you an email when each review is complete.

The entire registration process will take up to 12 business days to complete. The Federal Service Desk cannot provide further information about your registration unless at least 12 business days have passed since you submitted your registration.

Validate Entity	**Get Unique Entity ID**	**Core Data**	**Assertions**	**Reps & Certs**	**POCs**
Completed	Completed	Not Complete	Completed	Completed	Completed

Submit	**Processing**	**Active**
Completed	In Progress	Not Complete

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. *See* Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 **Name of vendor who has a business relationship with local governmental entity.**

Cooksey Communications, Inc.

2 ☐ **Check this box if you are filing an update to a previously filed questionnaire.** (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 **Name of local government officer about whom the information is being disclosed.**

None

Name of Officer

4 **Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.**

N/A

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes ☐ No N/A

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes ☐ No N/A

5 **Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.**

None

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7

Colby Walton
Name of signatory

Colby Walton
Signature

08/13/2026
Date

CONFLICT OF INTEREST QUESTIONNAIRE
For vendor doing business with local governmental entity

A complete copy of Chapter 176 of the Local Government Code may be found at http://www.statutes.legis.state.tx.us/Docs/LG/htm/LG.176.htm. For easy reference, below are some of the sections cited on this form.

Local Government Code § 176.001(1-a): "Business relationship" means a connection between two or more parties based on commercial activity of one of the parties. The term does not include a connection based on:

(A) a transaction that is subject to rate or fee regulation by a federal, state, or local governmental entity or an agency of a federal, state, or local governmental entity;

(B) a transaction conducted at a price and subject to terms available to the public; or

(C) a purchase or lease of goods or services from a person that is chartered by a state or federal agency and that is subject to regular examination by, and reporting to, that agency.

Local Government Code § 176.003(a)(2)(A) and (B):

(a) A local government officer shall file a conflicts disclosure statement with respect to a vendor if:

***

(2) the vendor:

(A) has an employment or other business relationship with the local government officer or a family member of the officer that results in the officer or family member receiving taxable income, other than investment income, that exceeds $2,500 during the 12-month period preceding the date that the officer becomes aware that

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor;

(B) has given to the local government officer or a family member of the officer one or more gifts that have an aggregate value of more than $100 in the 12-month period preceding the date the officer becomes aware that:

(i) a contract between the local governmental entity and vendor has been executed; or

(ii) the local governmental entity is considering entering into a contract with the vendor.

Local Government Code § 176.006(a) and (a-1)

(a) A vendor shall file a completed conflict of interest questionnaire if the vendor has a business relationship with a local governmental entity and:

(1) has an employment or other business relationship with a local government officer of that local governmental entity, or a family member of the officer, described by Section 176.003(a)(2)(A);

(2) has given a local government officer of that local governmental entity, or a family member of the officer, one or more gifts with the aggregate value specified by Section 176.003(a)(2)(B), excluding any gift described by Section 176.003(a-1); or

(3) has a family relationship with a local government officer of that local governmental entity.

(a-1) The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

(A) begins discussions or negotiations to enter into a contract with the local governmental entity; or

(B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

(A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);

(B) that the vendor has given one or more gifts described by Subsection (a); or

(C) of a family relationship with a local government officer.

By my signature below I agree to comply with all the following specifications, terms and conditions pertaining to this Bid.

Cooksey Communications
(Company Name)

5525 N. MacArthur Blvd, Suite 530
(Street Address / P.O. Box)

Irving, Texas 75038 August 3, 2026
(City / State / Zip Code) (Date)

945-455-9900
(Phone)

Colby Walton
(Name of Authorized Agent – Printed)

Colby Walton
(Authorized Agent Signature)

PROFESSIONAL SERVICES CONTRACT

CITY OF CONROE

Professional Communications and Public Information Officer (PIO) Services

CITY OF CONROE
P.O. BOX 3066
CONROE, TX 77305

City of Conroe Adminstration Department

Introduction

Contract is made and entered into Thursday, October 1, 2026 by and between THE CITY OF CONROE, TEXAS, a Texas Home Rule Municipality, hereinafter referred to as "CITY", and Cooksey Communications

Hereinafter referred to as "RESPONDENT", and is as follows:

1. The Project

The PROJECT is generally referred to as the #0724-2026, Professional Communications and Public Information Officer (PIO) Services, located in Conroe, Texas as indicated by this Contract.

2. Administration

Jennifer Gilmore

Purchasing Manager

700 Metcalf Street

Conroe, TX 77301

3. Compensation

For the Performance of the Work, Lump Sum of: $151,200.00
One hundred fifty-one thousand, two hundred dollars and no cents
Amount written in words (This governs)
$151,200.00
(Amount in figures)

4. Contract Term

This contract term starts Thursday, October 1, 2026 for one year with the option of four (1) year renewals.

5. Contract Documents

The Contract Documents consist of the documents hereinafter described, the terms and conditions of which are incorporated herein by reference. The terms of these documents are the terms of the Contract. The Contract Documents are hereinafter listed in order of precedence. In the event of any conflict between the terms and conditions of one document and that of another, the document first listed shall be deemed controlling over a subsequent document. In the event of any conflict between the terms and conditions of any document, and the provisions of an amendment to that document, then the terms of such amendment shall be deemed controlling. In order of precedence, the Contract Documents are:

A. This Contract; # Project ID

B. The Respondent's executed Offer Bid Form;

C. Including all subsequent addenda _1_ through _3_ thereto;

D. The Instructions to Proposers and Special Provisions to the City of Conroe, Texas.

E. Any Amendments to General or Special Conditions.

F. The General and Special Conditions of the Contract for Professional Services.

6. Entire Agreement

This Contract contains the whole agreement between the parties and there are no representations, terms, conditions, or collateral agreements other than those expressly set forth herein.

7. Terms, Conditions and Clauses

1. **Owner** - The City reserves the right to award parts of Responses, reject any or all Responses and to waive technical irregularities in the Responses. The award will be made to the Responder who provides the goods and services at the best value for the City.

2. **Questions and Inquires** - Responder's desiring further information or interpretation must request such information in the questions section of OpenGov.

3. **Submission of Quotes** - Submit electronically through OpenGov City of Conroe, TX Procurement Portal

4. **Information Clarification** - All questions shall be asked through OpenGov. Should a Responder discover a discrepancy or an omission in the plans or specifications, he should at once notify the Purchasing Department so that an addendum can be issued. No explanation or interpretation other than an addendum issued by the City will be considered official or binding.

5. **Substitutions** - Where materials or equipment are specified by a trade or brand name, it is not the intention of the Owner to discriminate against an equal product of another manufacturer, but to set a definite standard of quality or performance, and to establish an equal basis for the evaluation of Responses. In preparing his Response, each Responder is expected to include in his base Response the cost of the items so specified.

6. **References** - The City of Conroe may request Responders to supply, with this Invitation to Response, a list of at least five (5) references where like services have been supplied by their firm. Include name of firm, contact person, address, telephone number and fax number.

7. **Materials and Services** - The Responder warrants that goods, materials or services delivered to the City will meet the minimum specifications set forth therein. Responder shall furnish all data pertinent to specifications and warranties, which apply to items in the Response.

8. **Price of Materials and Sales Tax** - Prices for all goods or services shall remain firm for the duration of this contract and shall be stated on the Response sheet. Prices shall be all inclusive. Any price not shown on the Response sheet will not be honored by invoice. No price changes, additions or subsequent qualifications will be honored during the course of this contract. All prices must be written in ink or typewritten. Transportation, freight or other charges are to be prepaid by the Responder and included in the Response price. If there are additional charges of any kind, other than those mentioned above, specified or unspecified, Responder must indicate both items required and attendant cost or forfeit the right to payment.

    a. This Contract is issued by an organization, which qualifies for exemption pursuant to the provisions of Article 20.04 (F) of the Texas Limited Sales, Excise and Use Tax Act.

9. **Antitrust Affirmation** - The undersigned affirms under penalty of perjury of the laws of the State of Texas that (1) in connection with this Response, neither I nor any representative of the Respondent have violated any provision of the Texas Free Enterprise and Antitrust Act, Tex. Bus. & Comm. Code Chapter 15; (2) in connection with this Response, neither I nor any representative of the Respondent have violated any federal antitrust law; and (3) neither I nor any representative of the Respondent have directly or indirectly communicated any of the contents of this Response to a competitor of the Respondent or any other company, corporation, firm, partnership or individual engaged in the same line of business as the Respondent.

10. **Assignment** - Respondent shall not assign its rights under the contract or delegate the performance of its duties under the contract without prior written approval from the Agency. Any attempted assignment in violation of this provision is void and without effect.

11. **Buy Texas Affirmation** - In accordance with Section 2155.4441 of the Texas Government Code, Respondent agrees that during the performance of a contract for services it shall purchase products and materials produced in Texas when they are available at a price and time comparable to products and materials produced outside this state.

12. **Child Support Obligation Affirmation** - Under Section 231.006 of the Family Code, the vendor or applicant certifies that the individual or business entity named in this contract, Response or application is not ineligible to receive the specified grant, loan, or payment and acknowledges that this contract may be terminated and payment may be withheld if this certification is inaccurate in addition to other remedies set out in 231.006(f).

13. **COVID-19 Vaccine Passport Prohibition** - Respondent certifies that it does not require its customers to provide any documentation certifying the customer's COVID-19 vaccination or post-transmission recovery on entry to, to gain access to, or to receive service from the Respondent's business. Respondent acknowledges that such a vaccine or recovery requirement would make Respondent ineligible for a state-funded contract.

14. **Data Management and Security Controls** - In accordance with Section 2054.138 of the Texas Government Code, Respondent certifies that it will comply with the security controls required under this contract and will maintain records and make them available to the City of Conroe as evidence of Respondent's compliance with the required controls.

15. **Dealings with Public Servants Affirmation** - Respondent has not given, offered to give, nor intends to give at any time hereafter any economic opportunity, future employment, gift, loan, gratuity, special discount, trip, favor, or service to a public servant in connection with the submitted Response.

16. **Debts and Delinquencies Affirmation** - Respondent agrees that any payments due under the contract shall be applied towards any debt or delinquency that is owed to the City of Conroe, Montgomery County, State of Texas.

17. **Disclosure** - There will be no disclosure of the contents to competing firms until the contract is awarded. All proposals will be kept confidential during the negotiation process. Once the contract has been awarded all proposals will be open for public inspection, except for trade secrets and confidential information, which the firm identifies as proprietary.

18. **Dispute Resolution (General)** - The dispute resolution process provided for in Chapter 2260 of the Texas Government Code must be used to attempt to resolve any dispute arising under the contract.

19. **Excess Obligations Prohibited** - The contract is subject to termination or cancellation, without penalty to the City, either in whole or in part, subject to the availability of City funds.

20. **Excluded Parties** - Respondent certifies that it is not listed in the prohibited vendors list authorized by Executive Order No. 13224, "Blocking Property and Prohibiting Transactions with Persons Who Commit, Threaten to Commit, or Support Terrorism", published by the United States Department of the Treasury, Office of Foreign Assets Control

21. **False Statements** - Respondent represents and warrants that all statements and information prepared and submitted in this document are current, complete, true, and accurate. Submitting a Response with a false

statement or material misrepresentations made during the performance of a contract is a material breach of contract and may void the submitted Response and any resulting contract

22. **Governing Law and Venue** - The contract shall be governed by and construed in accordance with the laws of the State of Texas, without regard to the conflicts of law provisions. The venue of any suit arising under the contract is fixed in any court of competent jurisdiction of Montgomery County, Texas, unless the specific venue is otherwise identified in a statute which directly names or otherwise identifies its applicability to the contracting Agency.

23. **Human Trafficking Prohibition** - Prohibition Under Section 2155.0061 of the Texas Government Code, the Respondent certifies that the individual or business entity named in this Response or contract is not ineligible to receive the specified contract and acknowledges that this contract may be terminated and payment withheld if this certification is inaccurate

24. **Indemnification** - Respondent shall indemnify and hold harmless the state of Texas and agency, and/or their officers, agents, employees, representatives, Responders, assignees, and/or designees from any and all liability, actions, claims, demands, or suits, and all related damages, costs, attorney fees, and expenses to the extent caused by, arising out of, or resulting from any acts of negligence, intentional torts, willful misconduct, personal injury or damage to property, and/or otherwise related to respondent's performance, and/or failures to pay a subResponder or supplier by the respondent or its agents, employees, subResponders, order fulfillers, consultants under contract to respondent, or any other entity over which the Responder exercises control, or suppliers of subResponders in the execution or performance of the contract. The defense shall be coordinated by respondent with the office of the Texas attorney general when Texas state agencies are named defendants in any lawsuit and respondent may not agree to any settlement without first obtaining the concurrence from the office of the Texas attorney general. Respondent and agency agree to furnish timely written notice to each other of any such claim.

25. **No Conflict of Interest** - Respondent represents and warrants that the provision of goods and services or other performance under the contract will not constitute an actual or potential conflict of interest or reasonably create an appearance of impropriety.

26. **Signature Authority** - By submitting the Response, Responder represents and warrants that the individual submitting this document and the documents made part of this Response is authorized to sign such documents on behalf of the Respondent and to bind the Respondent under any contract that may result from the submission of this Response.

27. **City's Right to Audit** - The City may appoint an auditor to conduct an audit or investigation of any entity receiving funds from the City directly under the contract or indirectly through a subcontract under the contract. The acceptance of funds directly under the contract or indirectly through a subcontract under the contract acts as acceptance of the authority of the City auditor, under the direction of the City Council, to conduct an audit or investigation in connection with those funds. Under the direction of the City Council, an entity that is the subject of an audit or investigation by the City auditor must provide the City auditor with access to any information the City auditor considers relevant to the investigation or audit.

28. **Suspension and Debarment** - Respondent certifies that it and its principals are not suspended or debarred from doing business with the state or federal government as listed on the State of Texas Debarred Vendor List maintained by the Texas Comptroller of Public Accounts and the System for Award Management (SAM) maintained by the General Services Administration.

29. **Terms and Conditions Attached to Response** - Any terms and conditions attached to a Response will not be considered unless specifically referred to in the Response.

30. **Texas Responder Affirmation** - Respondent certifies that if a Texas address is shown as the address of the Respondent on this Response, Respondent qualifies as a Texas Responder as defined in Section 2155.444(c) of the Texas Government Code.

31. **Americans with Disabilities Act** - Respondent represents and warrants its compliance with the requirements of the Americans With Disabilities Act (ADA) and its implementing regulations, as each may be amended.

32. **Change in Law and Compliance with Laws** - Any alterations, additions, or deletions to the terms of the contract that are required by changes in federal or state law or regulations are automatically incorporated into the contract without written amendment hereto, and shall become effective on the date designated by such law or by regulation.

33. **Disclosure of Interested Parties** - Respondent represents and warrants that if selected for award of a contract as a result of the Solicitation, Respondent will submit to the City of Conroe a Certificate of Interested Parties prior to contract execution in accordance with Section 2252.908 of the Texas Government Code.

34. **Discounts** - If Respondent at any time during the term of the contract provides a discount on the final contract costs, Respondent will notify City in writing ten (10) calendar days prior to effective date of discount. Agency will generate a Purchase Order Change Notice and send a revised Purchase Order to Respondent.

35. **Equal Employment Opportunity** - Respondent represents and warrants its compliance with all applicable duly enacted state and federal laws governing equal employment opportunities.

36. **Force Majeure** - Neither Respondent nor City shall be liable to the other for any delay in, or failure of performance, of any requirement included in the contract caused by force majeure. The existence of such causes of delay or failure shall extend the period of performance until after the causes of delay or failure have been removed provided the non-performing party exercises all reasonable due diligence to perform. Force majeure is defined as acts of God, war, fires, explosions, hurricanes, floods, failure of transportation, or other causes that are beyond the reasonable control of either party and that by exercise of due foresight such party could not reasonably have been expected to avoid, and which, by the exercise of all reasonable due diligence, such party is unable to overcome.

37. **Immigration** - Respondent represents and warrants that it shall comply with the requirements of the Immigration and Nationality Act (8 U.S.C.§ 1101 et seq.) and all subsequent immigration laws and amendments.

38. **Independent Responder** - Respondent acknowledges and agrees that it is furnishing products and services in the capacity of an independent Responder and that Respondent and its personnel are not employees of the City.

39. **Legal and Regulatory Actions** - Respondent represents and warrants that it is not aware of and has received no notice of any court or governmental agency actions, proceedings or investigations, etc., pending or threatened against Respondent or any of the individuals or entities included in the Response within the five (5) calendar years immediately preceding the submission of the Response that would or could impair Respondent's performance under the contract, relate to the solicited or similar goods or services, or otherwise be relevant to Agency's consideration of the Response. If Respondent is unable to make the preceding representation and warranty, then Respondent instead represents and warrants that it has included as a detailed

attachment in its Response a complete disclosure of any such court or governmental agency actions, proceedings or investigations, etc. that would or could impair Respondent's performance under the contract, relate to the solicited or similar goods or services, or otherwise be relevant to Agency's consideration of the Response. In addition, Respondent represents and warrants that it shall notify Agency in writing within five (5) business days of any changes to the representations or warranties in this clause and understands that failure to so timely update Agency shall constitute breach of contract and may result in immediate termination of the contract

40. **Limitation on Authority** - Respondent shall have no authority to act for or on behalf of City except as expressly provided for in the contract; no other authority, power or use is granted or implied. Respondent may not incur any debt, obligation, expense or liability of any kind on behalf of the City.

41. **No Implied Waiver** - The failure of a Party to insist at any time upon the strict performance of any covenant or agreement or to exercise any option, right, power, or remedy contained in the contract shall not be construed as a waiver or a relinquishment thereof for the future.

42. **No Quantity Guarantees** - Agency makes no express or implied warranty whatsoever that any minimum compensation or minimum quantity will be guaranteed under the contract.

43. **No Third- Party Beneficiaries** - The contract is made solely and specifically among and for the benefit of the parties named herein and their respective successors and assigns, and no other person shall have any right, interest, or claims hereunder or be entitled to any benefits pursuant to or on account of the contract as a third-party beneficiary or otherwise.

44. **Record Retention** - Respondent shall maintain and retain all records relating to the performance of the contract including supporting fiscal documents adequate to ensure that claims for contract funds are in accordance with applicable State of Texas requirements. These records will be maintained and retained by Respondent for a period of seven (7) years after the contract expiration date or until all audit, claim, and litigation matters are resolved, whichever is later.

45. **Refund** - Respondent will promptly refund or credit within thirty (30) calendar days any funds erroneously paid by Agency which are not expressly authorized under the contract.

46. **Severability** - If any provision of the contract is construed to be illegal or invalid, such construction will not affect the legality or validity of any of its other provisions. The illegal or invalid provision will be deemed severable and stricken from the contract as if it had never been incorporated herein, but all other provisions will continue in full force and effect.

47. **Sovereign Immunity** - The Parties expressly agree that no provision of the contract is in any way intended to constitute a waiver by the City of any immunities from suit or from liability that the City may have by operation of law.

48. **SubResponders** - Respondent may not subcontract any or all of the work and/or obligations due under the contract without prior written approval of the Agency. Subcontracts, if any, entered into by the Respondent shall be in writing and be subject to the requirements of the contract. Should Respondent subcontract any of the services required in the contract, Respondent expressly understands and acknowledges that in entering into such subcontract(s), Agency is in no manner liable to any subResponder(s) of Respondent. In no event shall this provision relieve Respondent of the responsibility for ensuring that the services performed under all subcontracts are rendered in compliance with the contract.

49. **Survival** - Expiration or termination of the contract for any reason does not release Respondent from any liability or obligation set forth in the contract that is expressly stated to survive any such expiration or termination, that by its nature would be intended to be applicable following any such expiration or termination, or that is necessary to fulfill the essential purpose of the contract, including without limitation the provisions regarding warranty, indemnification, confidentiality, and rights and remedies upon termination.

50. **Termination for Convenience** - Agency may terminate the contract for convenience on thirty (30) calendar days' written notice. There is no buy out or other amounts due if Agency terminates early. Upon termination under this provision, Respondent shall refund to Agency any amounts attributable to the terminated months within thirty (30) days of the termination.

51. **Insurance Requirements**: **NO RESPONSE WILL BE CONSIDERED FOR AWARD IF THE VENDOR HAS NOT SUBMITTED AN INSURANCE FORM ALONG WITH THE RESPONSE**The Responder shall procure and maintain, at its expense, during the term of this Response, at least the following insurance, covering work performed.COVERAGELIMITSWorker's CompensationAs required by Texas LawEmployer's Liability$ 500,000 each occurrencePublic Liability (Bodily injury)$1,000,000 combined single limitPublic Liability (Property damage)$1,000,000 combined single limitAutomobile Liability (Bodily injury)$ 200,000 each personAutomobile Liability (Property damage)$ 50,000 each occurrence
The Responder agrees to furnish insurance certificates, showing the Responders compliance with this section if required by the City.

52. **Reserved**.

53. **Reserved**.

54. **Conditions of Work** - Responders are expected to be fully informed of construction and labor conditions under which the work will be performed, and to have thoroughly reviewed the plans, contract documents and specifications. Failure to do so will not relieve a successful Responder of any obligations to furnish material and labor necessary to complete the project.

55. **Conditions of Conduct** - At all times any agent, officer, or employee of Responder shall be present upon property owned by the City of Conroe, the terms and conditions of the Drug and Alcohol Policy currently adopted by the City of Conroe, shall be deemed applicable to such persons. Violations of terms and conditions while present on the premises owned by the City of Conroe shall be grounds for termination of any contract between the City and Responder.

56. **Alternate Items** - No alternate Responses or Response items will be considered unless they are specifically requested by the proposal.

57. Unit Prices - The unit price of each of the Response items in the Response proposal shall include it pro-rata share of overhead so that the sum of the products obtained by multiplying the quantity shown for each item by the unit price Response represents the total Response. Any Response not conforming to the condition may be rejected. The unit prices will be used to determine the amount of any change orders resulting from an increase or decrease in quantities.

58. **Corrections** - Erasures or other corrections in the Response must be noted over the signature of the Responder.

59. **Withdrawal of Responses** - Responses may be withdrawn by written request dispatched for delivery in the normal course of business prior the Response opening. The Response guaranty of any Responder withdrawing his Response in accordance with the above will be returned promptly.

60. **Award of / Rejection of Responses** - The City reserves the right to consider as unqualified to do the work, any Responder who does not habitually perform with his own forces, the major portions of the work involved in construction of the improvements embraced in this contract.

61. **Change Orders** - The Owner may, at any time or from time to time, order additions, deletions or revisions to the Work; such changes will be authorized by written Change Order to be prepared by the Department Signatory for execution by the OWNER and the RESPONDER. The Change Order shall set forth the basis for any change in contract price as hereinafter set forth for Extra Work, and any change in contract time which may result from the change.

    a. Any request by the RESPONDER for a change in the proposal shall be made prior to beginning the work covered by the proposed change.
    It is agreed that the basis of compensation to the RESPONDER for Work either added or deleted by a Change Order of for which a claim for Extra Work is made shall be determined by one or more of the following methods:
        Method (A) - By agreed unit prices; or
        Method (B) - By agreed lump sum; or
        Method (C) - Actual field cost of the work, plus fifteen (15) percent.

62. **Payment** – City Staff shall review all Responders' application for payment and supporting data to determine the amount owed to the Responder. Once approved payment will be scheduled within thirty (30) days upon complete delivery and acceptance of all equipment/material and receipt of an original invoice for the equipment/material complying with the terms and conditions of the award. The City reserves the right to withhold up to ten percent (10%) of the purchase price in the event there is a conditional acceptance.

63. **Reimbursements** - There is no expressed or implied obligation for the City to reimburse responding firms for any expenses incurred in preparing proposals in response to this request and the City will not reimburse responding firms for these expenses, nor will the City pay any subsequent costs associated with the provision of any additional information or presentation, or to procure a contract for these services.

64. **Response Agreement and Certification**:

    The Undersigned Agrees That:

    a. No Federal, State, County or Municipal taxes have been included in the quoted prices and none will be added.

    b. Prices in this proposal have not knowingly been disclosed with any other provider and will not be prior to award.

    c. Prices in this proposal have been arrived at independently, without consultation, communication or agreement for the purpose of restricting competition.

    d. No attempt has been made nor will be to induce any other person or firm to submit a proposal for the purpose of restricting competition.

e. The individual signing this proposal certifies that he/she is a legal agent of the Responder, authorized to represent the Responder and is legally responsible for the offer with regard to supporting documentation and prices provided.

By my signature below I agree to comply with all of the specifications, terms, conditions and clauses pertaining to this quote.

RESPONDENT

SIGNATURE

FULL NAME

TITLE

Cooksey Communications

COMPANY

DATE SIGNED

CITY OF CONROE

SIGNATURE

Duke W. Coon

FULL NAME

Mayor

TITLE

DATE SIGNED

SIGNATURE

Sami Quinlan

FULL NAME

City Secretary

TITLE

DATE SIGNED

NOTARY

Meeting Date: 09/10/2026
Department: Public Works
Contact: Jason Miller, Public Works Director
Submitted By: Hailey Baxter, PW Admin Assistant

Regular Council

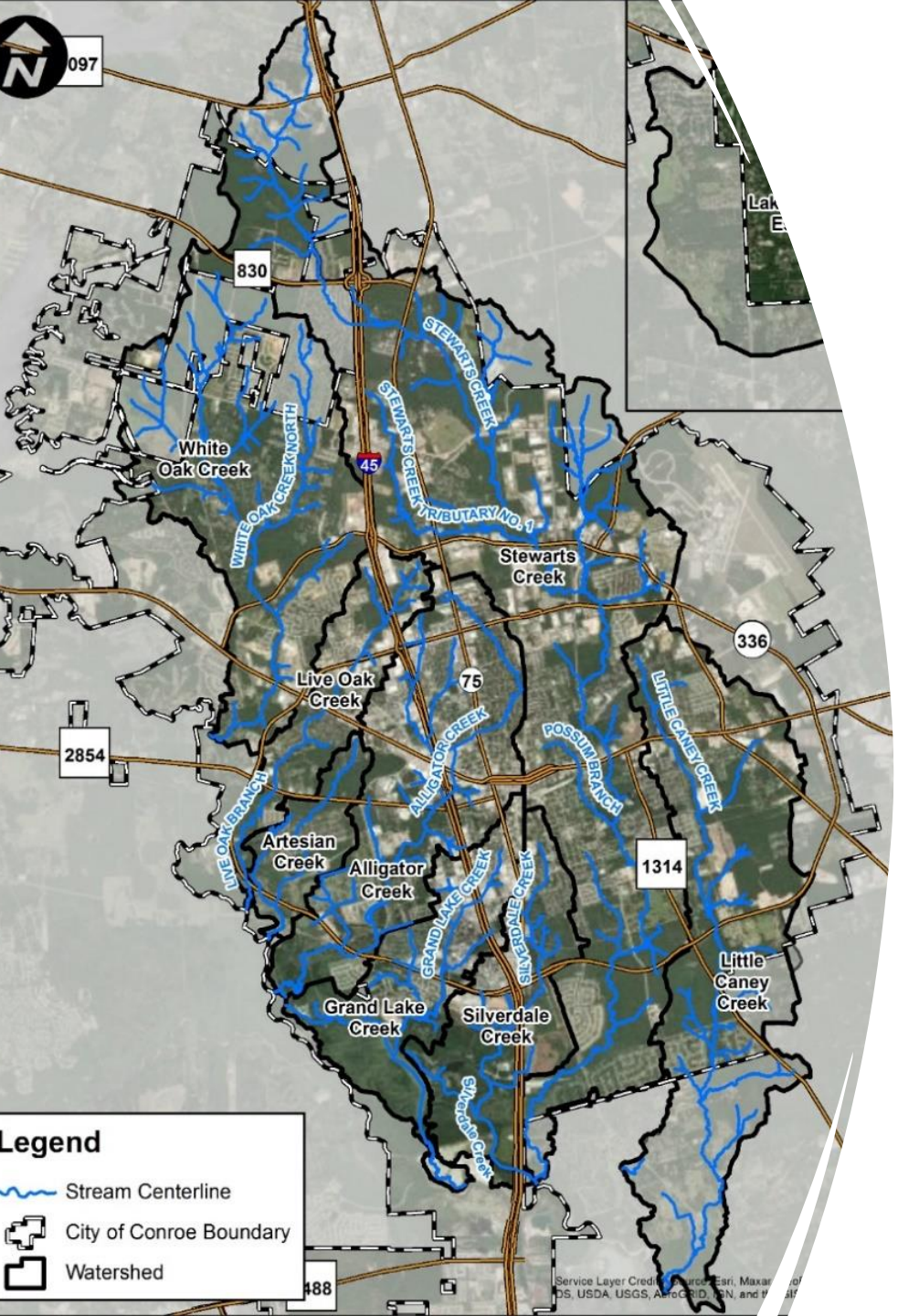
Item Type: Presentation

Item Type: Presentation
J. Miller
Joint Meeting: No Joint Meeting

Description
Discuss and Staff guidance for Stormwater Utility Fee Study.

Summary / Recommendation
Per council's request, continue supporting discussion on Stormwater Utility Fee Study.

Attachments
Drainage PowerPoint



Alligator Creek Master Drainage Plan

Halff Associates, Inc.

June 2022

Short -Term Projects Recomended

2022 Estimated Cost of $4.4 Million

Project ID	Project Rank	Identified Project Name	Structural Mitigation Method	Structures Removed from 1% ACE		Cost ($M)
				Historically Flooded	Other	
4	4	Artesian East	Channel Widening / Larger Crossings	5	14	1.3
6	6	Lilly	Storm Sewer Improvements	4	5	1.9
16	12	Valley	Channel Widening / Larger Crossings	3	5	0.5
12	15	South Frazier	Storm Sewer Improvements	3	-	0.3
19	20	South 3rd	Channel Widening / Larger Crossings	2	1	0.4

Long-Term Projects Recommended

2022 Estimated $181.3 Million

Project ID	Project Rank	Identified Project Name	Structural Mitigation Method	Structures Removed from 1% ACE		Cost ($M)
				Historically Flooded	Other	
17	1	Hunnington	Benching / Larger Crossings	9	18	24.2
3	2	Artesian West	Detention Pond	5	13	6.8
9	3	West Branch	Benching / Larger Crossings	5	11	5.2
15	5	Baretta	Storm Sewer Improvements	5	13	3.7
21	7	Southern Oaks	Benching / Larger Crossings	9	6	17.2
18	8	Avenue M	Benching / Larger Crossings	2	42	17.8
13	9	Rivershire East	Channel Widening / Larger Crossings	6	20	11.7
7	10	East Fork North	Benching / Larger Crossings	4	12	4.5
10	11	Oak Hollow	Channel Widening / Larger Crossings	3	16	24.8
14	13	Rivershire West	Benching / Larger Crossings	5	140	30
2	14	Forest Estates	Channel Widening / Larger Crossings	4	9	7.5
11	16	Cable	Channel Widening / Larger Crossings	3	7	8.2
20	17	Toby	Benching	2	11	4.1
8	18	East Fork South	Benching / Larger Crossings	2	11	6
1	19	Longmire & SH-105	Channel Widening / Larger Crossings	2	13	9.6

Drainage Plan History

•In **1995**, the City developed a master drainage plan (MDP) for the entirety of Conroe. The scope of the study included:

- Preparation of a general drainage map for the City.
- Determination of the adequacy of existing channels and creeks.
- Identification of problem areas.
- Development of solutions based on field investigation.
- Preparation of cost-estimates for the developed solutions.

- *In addition to identifying problems and developing solutions, the study also recommended the creation of a drainage division to survey and design ultimate channel cross sections, secure drainage easements, prepare engineering plans, and supervise construction of the drainage improvements projects.*

•A comprehensive hydrologic was study was conducted for the City of Conroe in **2002** by the University of Ohio and included an analysis on whether techniques, other than detention, could be used to control runoff, along with an analysis on the feasibility of regional detention, and a review of the City's drainage regulations.

•In July of **2016**, Halff Associates completed a full hydrologic and hydraulic study of Silverdale Creek, *Silverdale Creek Baseline Existing Conditions Study*. The study includes HEC-HMS hydrologic modeling and HEC-RAS unsteady hydraulic modeling of Silverdale Creek along with updated inundation maps.

Drainage Plan History

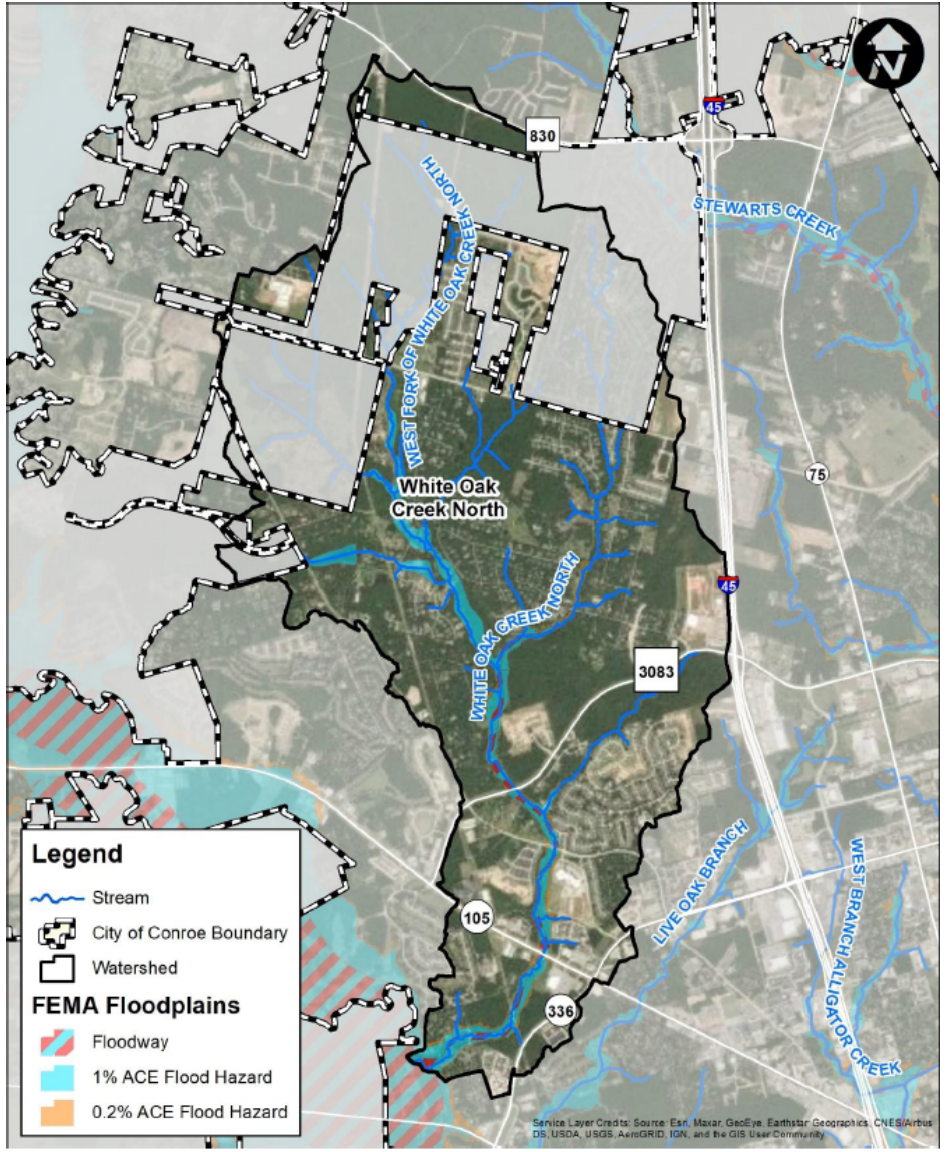
•In September of **2016**, LJA completed a full hydrologic and hydraulic study of Stewarts Creek, Flood Protection Plan for Stewarts Creek. The study includes HEC-HMS hydrologic modeling and HEC-RAS unsteady hydraulic modeling for the entire length of Stewarts Creek. Inundation maps, with alternative options that included channel modifications, detention sites, and modification of roadway crossings were also provided.

•In **2019**, Halff Associates completed a study of the upper WFSJR watershed under the *West Fork San Jacinto River Flood Protection Planning Study.* This study included hydrologic and hydraulic analysis of the watershed upstream of IH-45 and provided a list of potential mitigation projects for the basin. The study included hydrologic and hydraulic modeling using the best available data. The floodplain maps were not updated to reflect the analysis.

•As part of this study, the Alligator Creek watershed was also analyzed. This portion of the study included hydrologic and hydraulic analysis of the Alligator Creek watershed including the updates from the previous LOMRs and provided a list of potential mitigation projects. The floodplain maps were not summited to FEMA and therefore not reflected on the latest FIRMs.

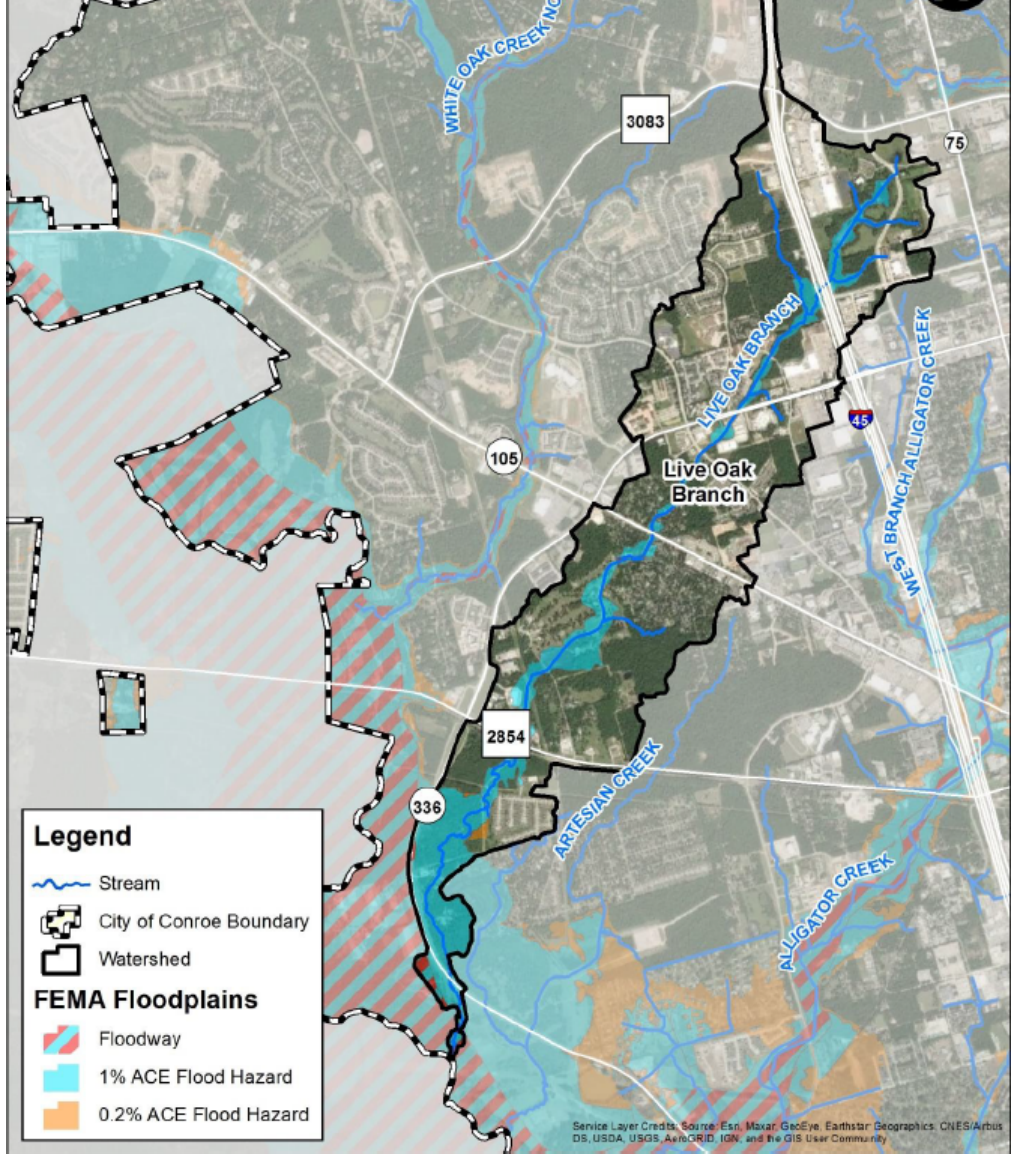
•In **2020**, Halff Associates completed a study of the entire San Jacinto River watershed, *San Jacinto Regional Watershed Master Drainage Plan.* The full study can be found online at the Harris County Flood Control Website.

- This study included hydrologic and hydraulic analysis for the entire San Jacinto River watershed and provided a list of potential mitigation projects for the entire basin. The study included hydrologic and



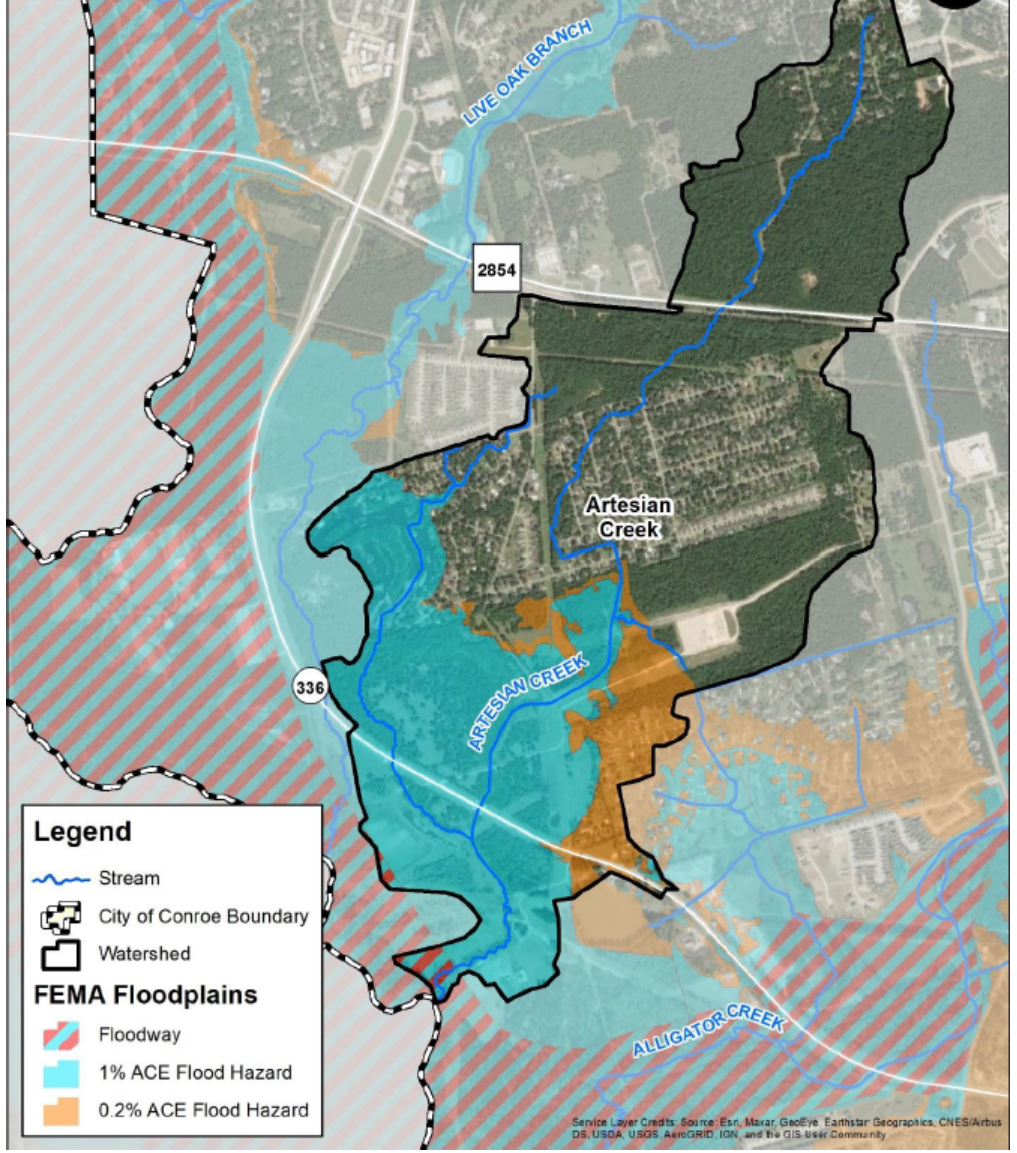
Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	2,593	47
Lake	-	-
Residential - Rural	147	3
Residential - Medium	1,683	31
Residential - Dense	49	1
Commercial	506	9
Industrial	30	1
Roadway / Transportation	481	9

White Oak Creek North



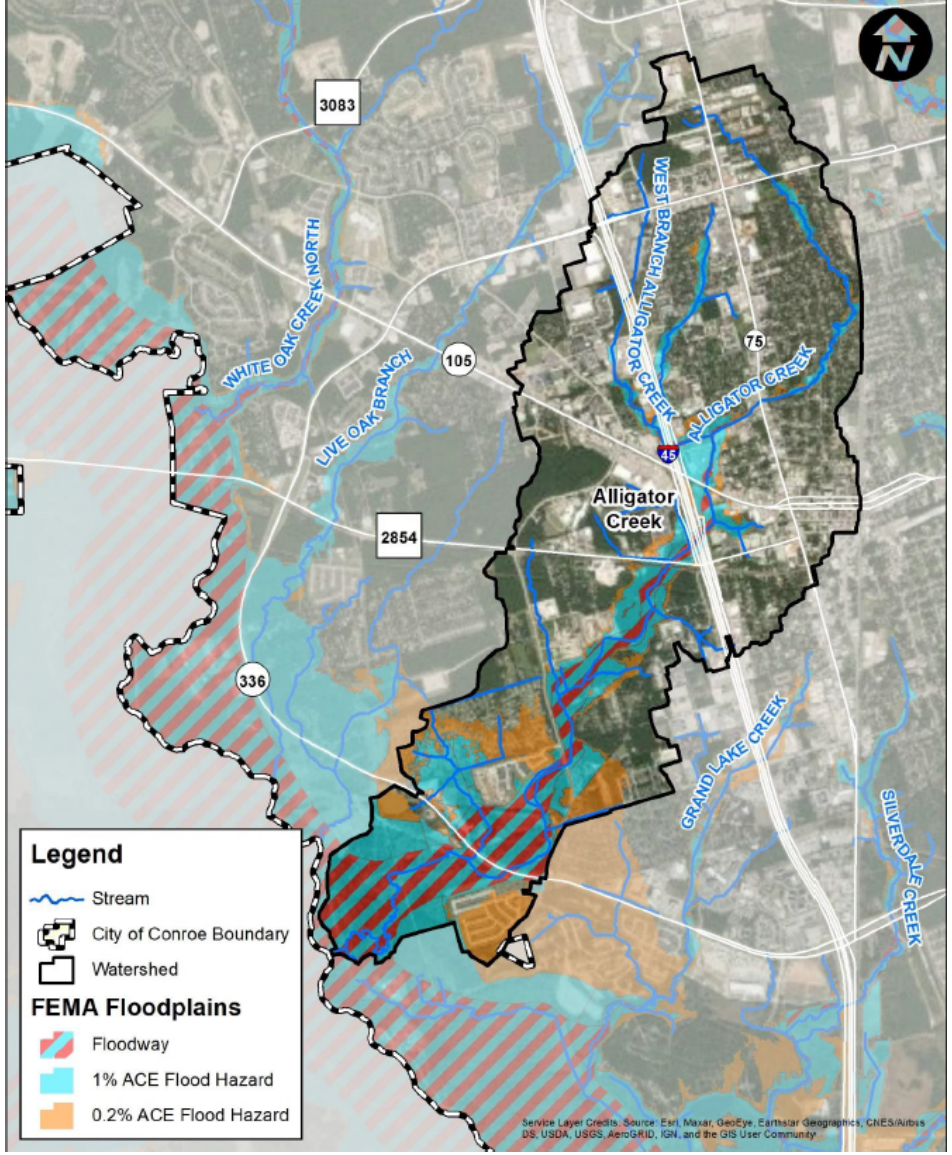
Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	1,172	32
Lake	17	1
Residential - Rural	7	0
Residential - Medium	302	19
Residential - Dense	45	3
Commercial	436	28
Industrial	16	1
Roadway / Transportation	238	15

Live Oak Branch



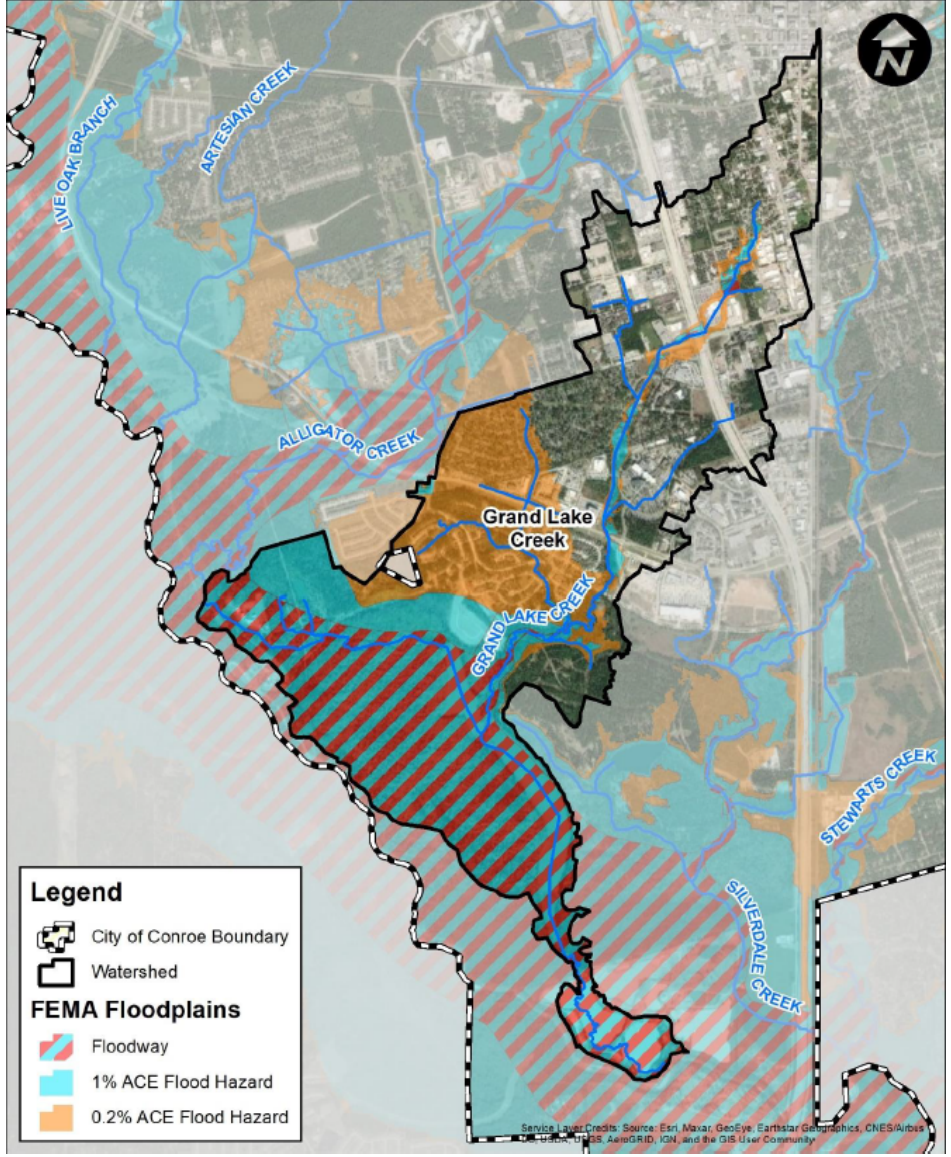
Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	628	69
Lake	-	-
Residential - Rural	-	-
Residential - Medium	212	24
Residential - Dense	-	-
Commercial	2	0
Industrial	-	-
Roadway / Transportation	66	7

Artesian Creek



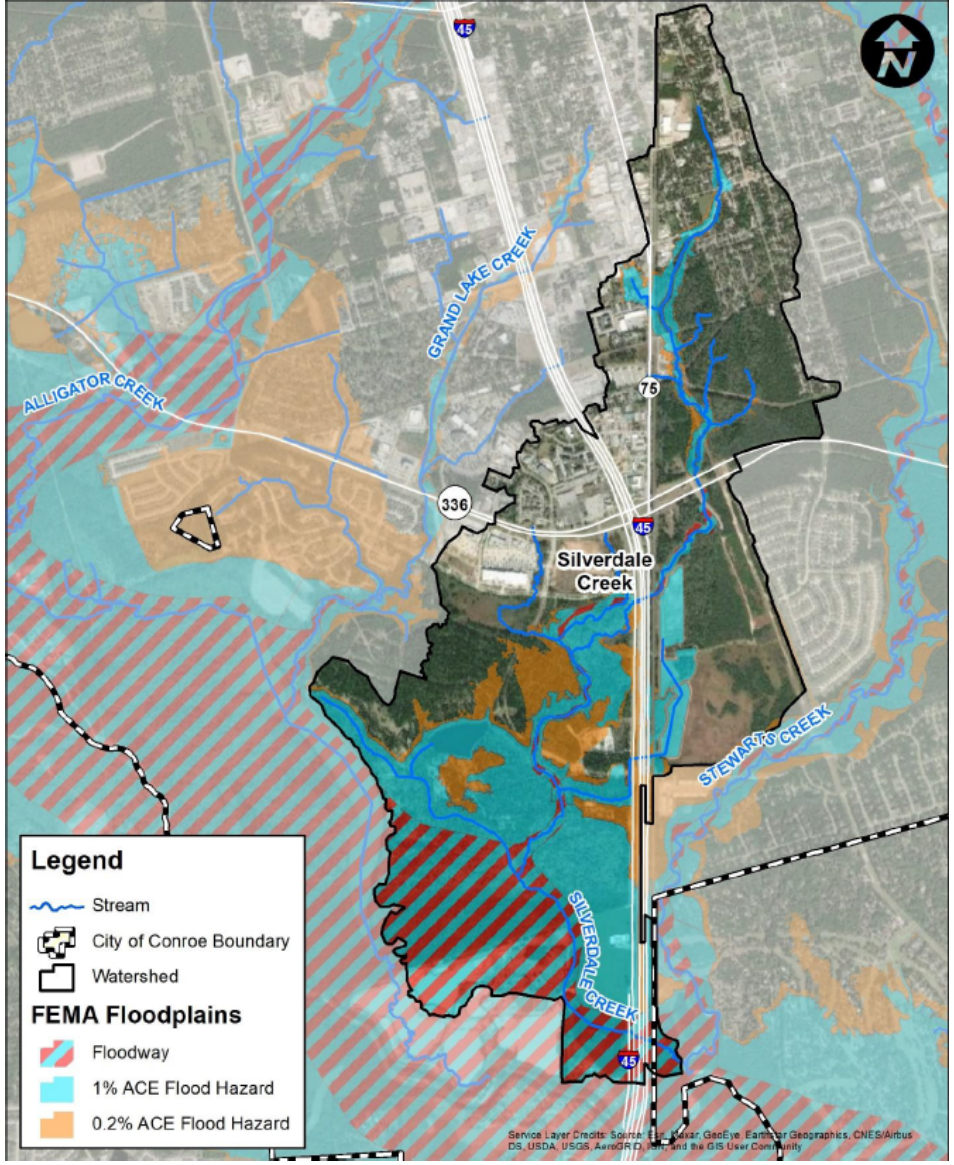
Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	1,172	31
Lake	11	-
Residential - Rural	25	1
Residential - Medium	786	21
Residential - Dense	150	4
Commercial	1,008	37
Industrial	37	1
Roadway / Transportation	610	16

Alligator Creek



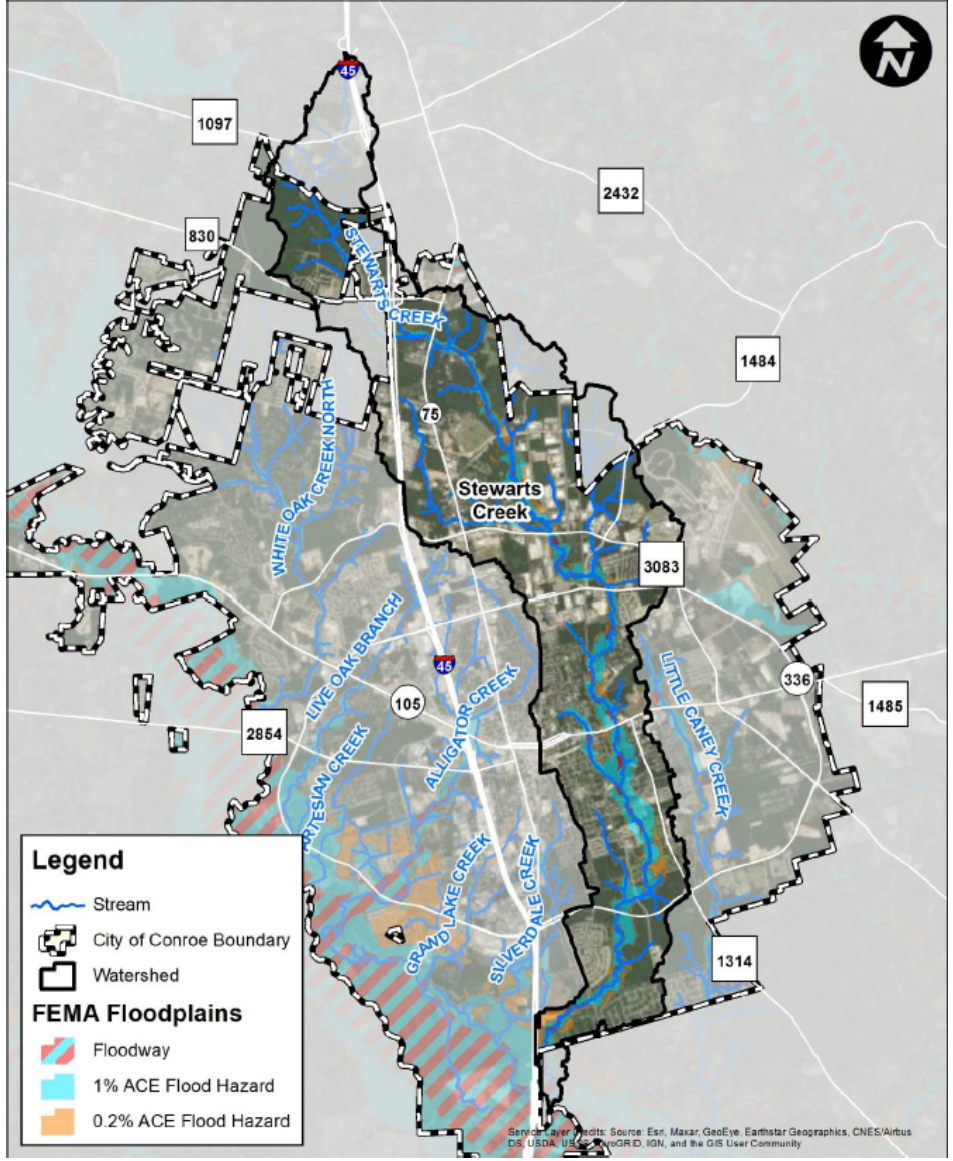
Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	1,286	55
Lake	-	-
Residential - Rural	27	1
Residential - Medium	272	12
Residential - Dense	52	2
Commercial	441	19
Industrial	-	-
Roadway / Transportation	247	11

Grand Lake Creek



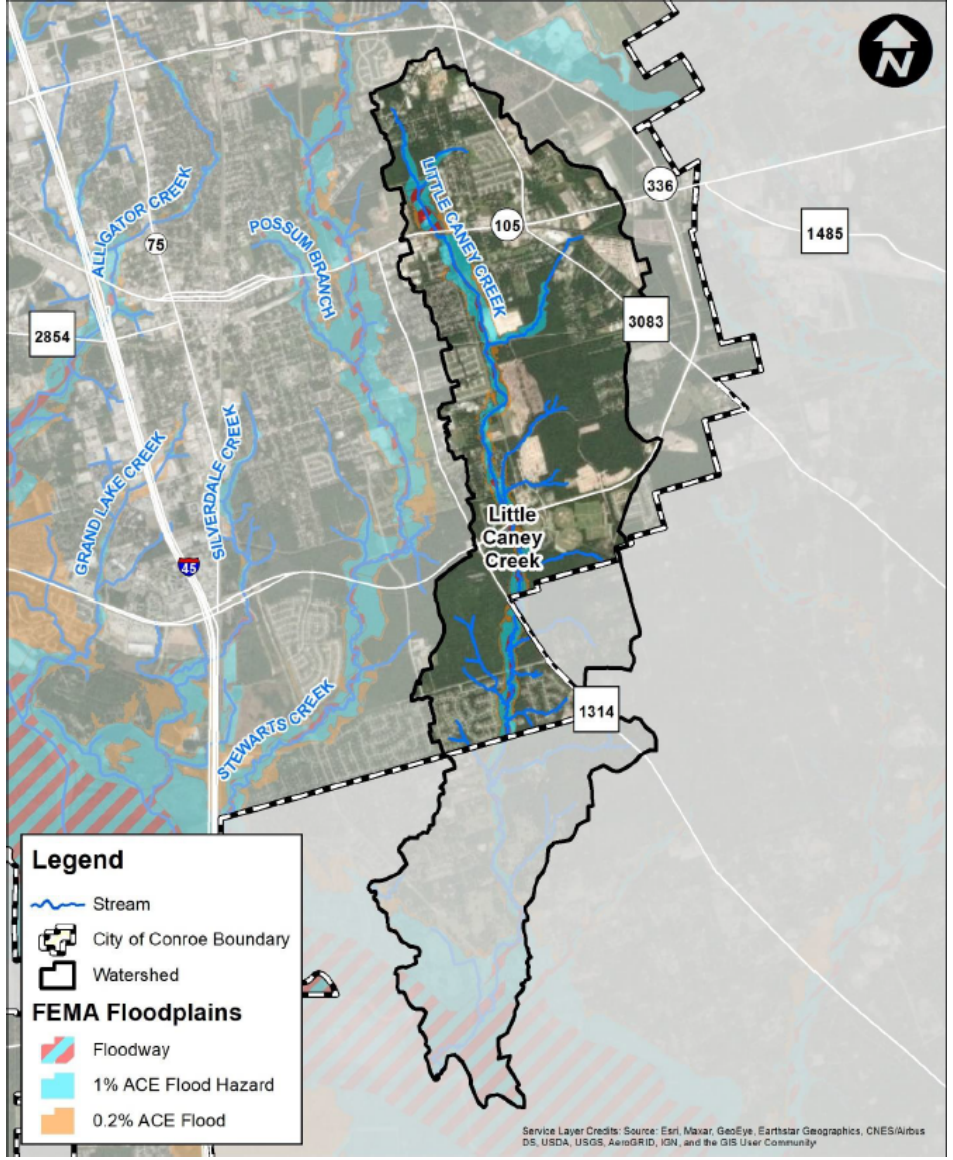
Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	1,631	72
Lake	-	-
Residential - Rural	12	1
Residential - Medium	121	5
Residential - Dense	54	2
Commercial	162	7
Industrial	18	1
Roadway / Transportation	284	13

Silverdale Creek



Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	12,653	49
Lake	-	-
Residential - Rural	110	1
Residential - Medium	2,126	17
Residential - Dense	71	1
Commercial	2,071	16
Industrial	498	4
Roadway / Transportation	1,636	13

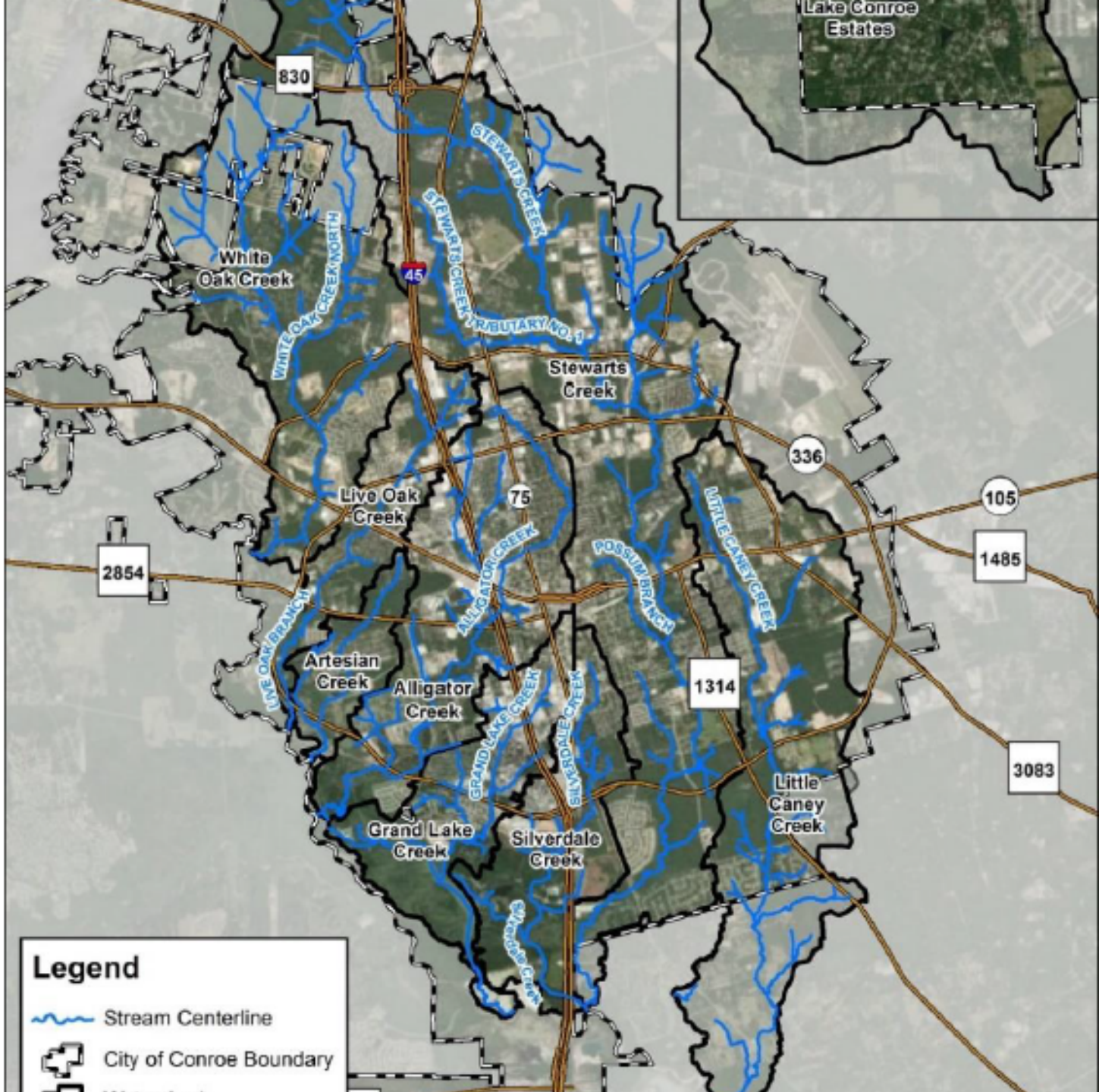
Stewarts Creek



Land Use[1]	Area (ac.)	Percentage (%)
Undeveloped	2,776	50
Lake	-	-
Residential - Rural	283	5
Residential - Medium	1,415	26
Residential - Dense	2	0
Commercial	364	7
Industrial	119	2
Roadway / Transportation	577	10

Little Caney Creek

Questions ?


Lake Conroe Estates
830
45
75
336
105
1485
2854
1314
3083
White Oak Creek
WHITE OAK CREEK NORTH
STEWARTS CREEK
STEWARTS CREEK TRIBUTARY NO. 1
Stewarts Creek
Live Oak Creek
LIVE OAK BRANCH
ALLIGATOR CREEK
POSSUM BRANCH
MITTLE CANEY CREEK
Artesian Creek
Alligator Creek
GRAND LAKE CREEK
SILVERDALE CREEK
Grand Lake Creek
Silverdale Creek
Little Caney Creek
Legend
Stream Centerline
City of Conroe Boundary

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Public Works
Contact: Jason Miller, Public Works Director
Submitted By: Hailey Baxter, PW Admin Assistant

Item Type: Presentation

J. Miller
Joint Meeting: No Joint Meeting

Description
Discuss purchase of bucket truck for Traffic Signal Department.

Summary / Recommendation
Purchasing obtained three quotes for the purchase of a bucket truck for the Traffic Signal Department. Funding for this purchase was included in and approved through the FY 2025-2026 supplemental budget. Purchasing and Public Works reviewed the quotes from received and recommend proceeding with the lowest quote from Rush Truck Center in the amount of $139,715.00. Purchasing reviewed and validated the cooperative purchasing contract utilized by Rush Truck Center through BuyBoard Contract No. 723-23.

Fiscal Impact

Expenditure Amount:	$139,715.00
Revenue Amount:	
Account Number:	001-1550-9060
Budget Amendment Required Y/N:	Y
Financial Review Complete:	MM
Financial Review Notes:	

Attachments
Bucket Truck Rec. for Dept. 1550

Purchasing

CITY OF CONROE

Est. 1904

To: Jason Miller, Director of Public Works

CC: Brandy Taylor, CTCD,CTCM, Director of Community Development

From: Mandy Hyman, CTCD, Buyer I

Date: August 26, 2026

Subject: Recommendation: Bucket Truck for Department 1550

Council Approval:` _X___ Yes ____ No

Purchasing obtained three quotes for the purchase of a bucket truck for the Traffic Signal Department. Funding for this purchase was included in and approved through the FY 2025–2026 supplemental budget.

- Rush Truck Center $139,715.00
- Sames $181,288.56
- Specialty Fleet $217,117.95

Purchasing reviewed and validated the cooperative purchasing contract utilized by Rush Truck Center through BuyBoard Contract No. 723-23. Purchasing and Public Works reviewed the quotes received and recommend proceeding with the lowest quote from Rush Truck Center in the amount of $139,715.00.

Rush Truck Center, Dallas Light and Medium Duty
4000 Irving Boulevard
Dallas, TX 75247
214-678-5900

Customer Proposal Letter

City of Conroe
700 Metcalf St
Conroe, TX 77301

Thank you for trusting us with your business. Please review the proposal below, and if you approve, sign and return to us at your convenience. We look forward to working with you and will continue to do our best to earn your trust now and in the future.

VEHICLE INFORMATION

Year 2024 Make Ford Model F-600 Stock # 1887517 Serial # 1FDFF6LT9RDA08813

Additional Vehicle Details: 2024 Ford F-600 4x4 DRW 6.7L Power Stroke V8 Diesel 10-Speed TorqShift Automatic Transmission 4.30 Ratio Limited Slip Rear Axle 22,000 lb GVWR Oxford White Medium Dark Slate Vinyl Interior XL Trim Preferred Equipment Package 680A Palfinger ETC40IH Insulated Bucket Body 45-foot working height 400 Lb. Platform Capacity Lower Boom Articulation 0 to 94 degree Upper Boom Articulation17 to 74 degree Continuous Rotation 180 Degree Hydraulic Bucket Rotator ***BUY BOARD CONTRACT 724-23***

		Total
Quantity		
Truck Price per Unit	$ 139,490.00	$ 139,490.00
F.E.T. (Factory & Dealer Paid)	$ 0.00	
Net Sales Price	$ 139,490.00	$ 139,490.00
Optional Extended Warranty(ies)		
State Sales Tax		
Documentary Fee	$ 225.00	$ 225.00
Total Sales Price	$ 139,715.00	$ 139,715.00
Trade Allowance (see DISCLAIMER Below)		
Deposit / Down Payment		
Unpaid Balance Due on Delivery	$ 139,715.00	$ 139,715.00

Sales Representative _____ (Signature) Ryan Child (Printed Name) _____ (Date)

Purchaser _____ (Signature) _____ (Printed Name / Title) _____ (Date)

Accepted by Sales Manager or General Manager _____ (Signature) _____ (Printed Name) _____ (Date)

Quote good until 12/31/2026 **Note: The above Customer Proposal is a quotation only. Sale terms subject to approval of Sales Manager of Dealer.**

DISCLAIMER: Any order based on this Proposal is subject to Customer executing Dealer's standard form Retail Sales Order and other required documents incorporating the above terms. Any documentary fees, FET, state tax, title, registration and license fees subject to adjustment and change. This Proposal is based upon Dealer's current and expected inventory, which is subject to change. Dealer is not obligated to retain any specific vehicles in stock, nor maintain any specific inventory levels. Dealer shall not be obligated to fulfill Proposal in event quoted vehicle(s) is not in stock or available within requested delivery schedule. **Manufacturer has reserved the right to change the price to Dealer of any vehicle not currently in Dealer's stock, without notice to Dealer. If a vehicle identified in this Proposal is not currently in Rush's stock at the time an order is placed by the Customer, Dealer reserves the right to change the vehicle price at any time to reflect any price increases imposed by the Manufacturer.** Dealer shall not be liable for any delay in providing or inability to provide Quoted Vehicle(s). Above listed Trade Value based upon current appraisal of Trade Vehicle(s). Dealer may adjust Trade Value of Trade Vehicle(s) to reflect changes in condition and/or mileage of Trade Vehicle(s) between date of current appraisal and acceptance of the Trade Vehicle by Customer.

(1) Includes subscription period for # of specified months. (2) Customer's use of RushCare Service is governed by the RushCare User Agreement located at https://www.rushtruckcenters.com/rushcare-user-agreement. (3) Customer's use of Telematics Services is governed by separate 3rd party license terms and Rush is not liable for the Telematic Service. (4) Gap Coverage is provided and administered by an independent 3rd party provider under a separate contract directly between Customer and the 3rd party provider.

BuyBoard Vendor Contract Information Summary

Vendor	Rush Truck Centers of Texas, L.P.
Contact	Colton Kruse
Phone	(830) 302-5219
Phone Extension	5219
Email	krusec@rushenterprises.com
Vendor Website	www.rushtruckcenters.com
TIN	74-2786264
Address Line 1	555 IH 35 South, Suite 500
Vendor City	New Braunfels
Vendor Zip	78130
Vendor State	TX
Vendor Country	USA
Delivery Days	10
Freight Terms	FOB Destination
Payment Terms	NET30 see Exhibit A: Paym
Shipping Terms	Freight prepaid by vendor and added to invoice
Ship Via	Common Carrier
Designated Dealer	No
EDGAR Received	Yes
Service-disabled Veteran Owned	No
Minority Owned	No
Women Owned	No
National	No
No Foreign Terrorist Orgs	Yes
No Israel Boycott	Yes
MWBE	No
ESCs	All Texas Regions
States	All States
Contract Name	Medium and Heavy-Duty Trucks, Parts, and Maintenance Repair Services
Contract No.	723-23
Effective	12/01/2023
Expiration	11/30/2026
Accepts RFQs	Yes
Service Fee Note	Vehicle purchase orders are subject to a $400 service fee

8/19/2026 2:31 PM

Sames Texas' Oldest Dealership **Government Fleet Sales**

QUOTE

Quote #: SAG-6164 Date: 8/13/2026 Expires: 9/12/2026

Quote From:

Sames Bastrop Ford, Inc
1115 State Highway 71
Bastrop, TX 78602
Jake Schobinger | jakes@sames.net
Phone: 210.381.8674

Quote For:

City of Conroe
401 Sgt. Ed Holcomb Blvd. S.
Conroe, TX 77304

Vehicle Information

Year	Make/Model	Contract #	Color	Qty	Price	Total
2027	Ford F-550 Super Duty CC DRW Reg Cab 4X2 169 in. Wheelbase- DRW XL F5G	TIPS 240901	Oxford White	1	$57,588.30	$57,588.30

Vehicles Subtotal: $57,588.30

Est. Delivery: 2027 Ford F-550 Super Duty CC DRW Reg Cab 4X2 169 in. Wheelbase- DRW XL F5G — Factory Order (60-90 days)

Standard Options: 2027 Ford F-550 Super Duty CC DRW Reg Cab 4X2 169 in. Wheelbase- DRW XL F5G

- 67A - 350 Amp Dual Alternators
- 86M - Dual 68 AH/65 AGM Battery
- X4L - Limited Slip w/4.30 Axle Ratio
- 872 - Rear View Camera & Prep Kit
- 43C - Pro Power Onboard - 400W
- TGJ - Tires: 225/70Rx19.5G BSW A/P
- AS - Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat
- Z1 - Oxford White Exterior Paint
- 153 - Front License Plate Bracket
- 660A - Order Code 660A
- Remote Keyless Entry
- Power Windows/Door Locks
- Vinyl Flooring
- HD Rear Vision Camera

Options/Upgrades

Description	Qty	Price	Total
• 99T - 6.7L 4V OHV Power Stroke V8 Turbo Diesel B20 Engine • 44G - TorqShift 10-Speed Automatic Transmission • 68H - GVWR: 19,550 lb Payload Plus Upgrade Package • 67P - Extra Heavy-Duty Front End Suspension - 7,500 GAWR	1	$12,375.26	$12,375.26

Options Subtotal: $12,375.26

Upfitter Information

Upfitter	Quote #	Contract #	Qty	Price	Total
TER Texas	HOU24784	-	1	$110,825.00	$110,825.00

Upfitters Subtotal: $110,825.00

Transport Route: 1115 State Highway 71, Bastrop, TX, 78602 to 401 Sgt. Ed Holcomb Blvd. S. Bldg. C
Transport: $500.00/vehicle x 146.8 miles = **$500.00**
Conroe TX. 77304

PRICING SUMMARY

Vehicles: $57,588.30
Options: $12,375.26
Upfitters: $110,825.00
Transport: $500.00
Trade-In: ($0.00)

GRAND TOTAL: $181,288.56

TERMS AND CONDITIONS

Balance on the vehicle is due within thirty (30) days of delivery to the upfitter or customer. A $500 per month floor plan interest charge will be applied to any unpaid balance beyond Net 30 terms.

All prices provided in this quote are based on current market conditions and are subject to change. Pricing may be impacted by changes in OEM production availability, allocation limits, material shortages, tariffs, trade regulations, or other factors beyond the dealership's control.

Vehicle availability, production timing, and delivery schedules are subject to OEM manufacturing constraints and supply-chain conditions. The dealership shall not be held liable for delays, cancellations, or non-production resulting from OEM constraints or manufacturer decisions. In the event an OEM is unable to produce or deliver a vehicle as quoted, the dealership reserves the right to modify, delay, substitute, or cancel the order without penalty.

Any resulting price or availability changes will be communicated prior to final purchase or delivery.

View our in-stock vehicles at samesgovfleet.com/inventory

www.samesgovfleet.com

Follow us on Facebook

Sames Auto Group
Jake Schobinger | 956.606.6087 | Jakes@sames.net

Vehicle: [Fleet] 2027 Ford Super Duty F-550 DRW (F5G) XL 2WD Reg Cab 169" WB 84" CA (Complete)

Technical Specifications

Powertrain

Transmission

Drivetrain	Rear Wheel Drive	Trans Order Code	44G
Trans Type	10	Trans Description Cont.	Automatic w/OD
Trans Description Cont. Again	N/A	First Gear Ratio (:1)	4.62
Second Gear Ratio (:1)	2.92	Third Gear Ratio (:1)	2.13
Fourth Gear Ratio (:1)	1.77	Fifth Gear Ratio (:1)	1.52
Sixth Gear Ratio (:1)	1.28	Reverse Ratio (:1)	4.70
Clutch Size	N/A	Trans Power Take Off	Yes
Final Drive Axle Ratio (:1)	N/A	Transfer Case Model	None
Transfer Case Gear Ratio (:1), High	N/A	Transfer Case Gear Ratio (:1), Low	N/A
Transfer Case Power Take Off	Yes	Seventh Gear Ratio (:1)	1.00
Eighth Gear Ratio (:1)	0.85	Ninth Gear Ratio (:1)	N/A
Tenth Gear Ratio (:1)	N/A		

Mileage

EPA Fuel Economy Est - Hwy	N/A	Cruising Range - City	N/A
EPA Fuel Economy Est - City	N/A	Fuel Economy Est-Combined	N/A
Cruising Range - Hwy	N/A	Estimated Battery Range	N/A

Engine

Engine Order Code	99T	Engine Type	Intercooled Turbo Diesel V-8
Displacement	6.7 L/406	Fuel System	Direct Injection
SAE Net Horsepower @ RPM	330 @ 2200	SAE Net Torque @ RPM	950 @ 1800
Engine Oil Cooler	No		

Electrical

Cold Cranking Amps @ 0° F (Primary)	750	Cold Cranking Amps @ 0° F (2nd)	750
Cold Cranking Amps @ 0° F (3rd)	N/A	Maximum Alternator Capacity (amps)	190 & 160

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Data Version: 29293. Data Updated: Aug 13, 2026 1:53:00 AM UTC.

Sames Auto Group
Jake Schobinger | 956.606.6087 | Jakes@sames.net

Vehicle: [Fleet] 2027 Ford Super Duty F-550 DRW (F5G) XL 2WD Reg Cab 169" WB 84" CA (Complete)

Powertrain

Cooling System

Total Cooling System Capacity	N/A

Traction Battery

Usable/net Traction Battery Capacity (kWh)	N/A	Gross Traction Battery Capacity (kWh)	N/A

Vehicle

Emissions

Tons/yr of CO2 Emissions @ 15K mi/year	N/A	EPA Greenhouse Gas Score	N/A

Chassis

Weight Information

Standard Weight - Front	0.00 lbs	Standard Weight - Rear	0.00 lbs
Base Curb Weight	7330 lbs	Gross Axle Wt Rating - Front	7500 lbs
Gross Axle Wt Rating - Rear	14706 lbs	Curb Weight - Front	3722 lbs
Curb Weight - Rear	2901 lbs	Option Weight - Front	595.00 lbs
Option Weight - Rear	112.00 lbs	Reserve Axle Capacity - Front	3183.00 lbs
Reserve Axle Capacity - Rear	11693.00 lbs	As Spec'd Curb Weight	7330.00 lbs
As Spec'd Payload	12220.00 lbs	Maximum Payload Capacity	12927.00 lbs
Gross Combined Wt Rating	30000 lbs	Gross Axle Weight Rating	22206.00 lbs
Curb Weight	6623.00 lbs	Reserve Axle Capacity	14876.00 lbs
Total Option Weight	707.00 lbs	Payload Weight Front	0 lbs
Payload Weight Rear	0 lbs	Gross Vehicle Weight Rating	19550.00 lbs

Trailering

Dead Weight Hitch - Max Trailer Wt.	5000 lbs	Dead Weight Hitch - Max Tongue Wt.	500 lbs
Wt Distributing Hitch - Max Trailer Wt.	18500 lbs	Wt Distributing Hitch - Max Tongue Wt.	1850 lbs
Fifth Wheel Hitch - Max Trailer Wt.	21800 lbs	Fifth Wheel Hitch - Max Tongue Wt.	5450 lbs
Maximum Trailering Capacity	18500 lbs		

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Vehicle: [Fleet] 2027 Ford Super Duty F-550 DRW (F5G) XL 2WD Reg Cab 169" WB 84" CA (Complete)

Chassis

Frame

Frame Type	N/A	Sect Modulus Rails Only	N/A
Frame RBM	N/A	Frame Strength	N/A
Frame Thickness	N/A		

Suspension

Suspension Type - Front	Other	Suspension Type - Rear	Leaf
Spring Capacity - Front	7500 lbs	Spring Capacity - Rear	14706 lbs
Axle Type - Front	Non-Independent	Axle Type - Rear	Rigid Axle
Axle Capacity - Front	7500 lbs	Axle Capacity - Rear	14706 lbs
Axle Ratio (:1) - Front	4.30	Axle Ratio (:1) - Rear	4.30
Shock Absorber Diameter - Front	N/A	Shock Absorber Diameter - Rear	N/A
Stabilizer Bar Diameter - Front	N/A	Stabilizer Bar Diameter - Rear	N/A

Tires

Front Tire Order Code	TGJ	Rear Tire Order Code	TGJ
Spare Tire Order Code	N/A	Front Tire Size	LT225/70SR19.5
Rear Tire Size	LT225/70SR19.5	Spare Tire Size	N/A
Front Tire Capacity	7500 lbs	Rear Tire Capacity	15000 lbs
Spare Tire Capacity	N/A	Revolutions/Mile @ 45 mph - Front	647
Revolutions/Mile @ 45 mph - Rear	647	Revolutions/Mile @ 45 mph - Spare	N/A

Wheels

Front Wheel Size	19.5 X 6 in	Rear Wheel Size	19.5 X 6 in
Spare Wheel Size	N/A	Front Wheel Material	Steel
Rear Wheel Material	Steel	Spare Wheel Material	N/A

Steering

Steering Type	Re-Circulating Ball	Steering Ratio (:1), Overall	N/A
Steering Ratio (:1), On Center	N/A	Steering Ratio (:1), At Lock	N/A
Turning Diameter - Curb to Curb	48.5 ft	Turning Diameter - Wall to Wall	N/A

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Vehicle: [Fleet] 2027 Ford Super Duty F-550 DRW (F5G) XL 2WD Reg Cab 169" WB 84" CA (Complete)

Chassis

Brakes

Brake Type	4-Wheel Disc	Brake ABS System	4-Wheel
Brake ABS System (Second Line)	4-Wheel	Disc - Front (Yes or)	Yes
Disc - Rear (Yes or)	Yes	Front Brake Rotor Diam x Thickness	15.4 in
Rear Brake Rotor Diam x Thickness	15.8 in	Drum - Rear (Yes or)	N/A
Rear Drum Diam x Width	N/A		

Fuel Tank

Fuel Tank Capacity, Approx	40 gal	Aux Fuel Tank Capacity, Approx	N/A
Fuel Tank Location	N/A	Aux Fuel Tank Location	N/A

Dimensions

Interior Dimensions

Passenger Capacity	3	Front Head Room	40.8 in
Front Leg Room	43.9 in	Front Shoulder Room	66.7 in
Front Hip Room	62.5 in	Second Head Room	N/A
Second Leg Room	N/A	Second Shoulder Room	N/A
Second Hip Room	N/A		

Exterior Dimensions

Wheelbase	169 in	Length, Overall w/o rear bumper	N/A
Length, Overall w/rear bumper	N/A	Length, Overall	254.8 in
Width, Max w/o mirrors	80 in	Height, Overall	82.4 in
Overhang, Front	38.3 in	Overhang, Rear w/o bumper	47.2 in
Front Bumper to Back of Cab	N/A	Cab to Axle	84 in
Cab to End of Frame	131.2 in	Ground to Top of Load Floor	N/A
Ground to Top of Frame	N/A	Frame Width, Rear	34.2 in
Ground Clearance, Front	8.6 in	Ground Clearance, Rear	8.6 in
Body Length	0.00 ft	Cab to Body	N/A

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Vehicle: [Fleet] 2027 Ford Super Duty F-550 DRW (F5G) XL 2WD Reg Cab 169" WB 84" CA (Complete)

Dimensions

Cargo Area Dimensions

Cargo Box Width @ Top, Rear	N/A	Cargo Box Width @ Floor	N/A
Cargo Box Width @ Wheelhousings	N/A	Cargo Box (Area) Height	N/A
Tailgate Width	N/A	Cargo Volume	N/A
Ext'd Cab Cargo Volume	N/A		

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PCL XL error

Subsystem: USERSTREAM

Error: MissingData

Operator: ReadImage

Position: 37

The Interlocal Purchasing System

Purchasing Made Personal

Printed: August 11, 2026

www.samesauto.com/government-fleet.htm

Sames Laredo Chevrolet INC

EMAIL PO & VENDOR QUOTE TO: TIPSPO@TIPS-USA.COM

PO AND QUOTE MUST REFERENCE VENDOR'S TIPS CONTRACT NUMBER
ATTACH PO AS A PDF - ONLY ONE PO (WITH QUOTE) PER ATTACHMENT

PAYMENT TO

ADDRESS	**3701 E Saunders St**
CITY	**Laredo**
STATE	**TX**
ZIP	**78041**

TIPS CONTACT

NAME	**Charlie Martin**
PHONE	**(866) 839-8477**
FAX	**(866) 839-8472**
EMAIL	**tips@tips-usa.com**

DISADVANTAGED/MINORITY/WOMAN BUSINESS ENTERPRISE: **N** **HUB:** **N**

SERVING STATES

AL | AK | AZ | AR | CA | CO | CT | DE | DC | FL | GA | HI | ID | IL | IN | IA | KS | KY | LA | ME | MD | MA | MI | MN | MS | MO | MT | NE | NV | NH | NJ | NM | NY | NC | ND | OH | OK | OR | PA | RI | SC | SD | TN | TX | UT | VT | VA | WA | WI | WV | WY

Overview

Sames Laredo Chevrolet is a leading automotive dealership in Laredo, Texas, specializing in the sale and service of Chevrolet vehicles. We offer a wide range of new and used Chevrolet cars, trucks, SUVs, and vans, catering to diverse customer needs and preferences.Sames Laredo Chevrolet is committed to providing exceptional customer service and ensuring customer satisfaction throughout the entire car-buying and ownership experience.

AWARDED CONTRACTS

"View EDGAR Doc" on Website

Contract	Commodity	Exp Date	EDGAR
240901	Transportation Vehicles	11/30/2027	Yes

CONTACTS BY CONTRACTS

240901

Name	Title	Phone	Email
David Lowry	Government Fleet Sales Manager	(956) 482-7507	dlowry@sames.net
Chris Collins	Government Fleet Sales Manager	(956) 482-7506	chris.collins@sames.net
David Lowry	PO Contact	(956) 482-7507	quotes@sames.net

Buyers

SPECIALTY FLEET
SALES & RENTALS

SPECIALTY FLEET SALES, LLC
139 NE Loop 564
Mineola, TX 75771
Phone: (833)-737-3687

Mail Payment to:
13620 FM 2710
Lindale, TX 75771

www.SpecialtyFleet.com

Buyer Information

Company: City of Conroe
Address: 700 Metcalf St
Conroe, TX 77301
Contact: Mandy Hyman
Phone: 936-522-5850 **Fax:**
Alt. Phone: **Email:** mhyman@cityofconroe.org

County:
D.O.B.:
DL #:
SS/Tax I.D.:

Stock #:	26071
Date:	8/18/2026
P.O. #:	
Terms:	Due on Receipt
Rep:	Greg Dunford

STOCK #	YEAR	MAKE	MODEL	VIN
26071	2026	Ford	F600 4x4	1FDFF6LT7TDA11958

UNIT/BODY MAKE	UNIT/BODY MODEL	UNIT/BODY SERIAL #
Palfinger	ETCMH40	1100297981

License: N/A **Odometer Reading:** 299 __X__NEW ___USED

Invoice Notes:
TIPS CONTRACT # 230802

Delivery Notes:

Sales Price:	$212,900.00
Add-On Parts:	$0.00
Transport:	$1,000.00
Subtotal:	$213,900.00
Sales Tax:	$0.00
Texas DMV Vehicle Invntory Fee:	$436.45
Document/Title Transfer Fee:	$225.00
Emission Fee:	$2,129.00
Plate & Sticker Fee:	$340.00
Title Fee:	$40.00
E-Tag Fee:	$10.00
County Fee:	$12.50
Inspection & Weight Slip:	$25.00
Subtotal:	$217,117.95
Payment:	$0.00
Balance Due:	$217,117.95

Wiring instructions
Routing Number 111923238 Account number 762164(Checking)
Texas Bank and Trust 300 E. Whaley St., Longivew, TX 75601
Bank Contact: Zach Eschberger (903) 881-1305

Lien holder: N/A

SHIP TO ADDRESS
700 Metcalf St, Conroe TX 77301

PLEASE REMIT PAYMENT TO SPECIALTY FLEET SALES, LLC

*Dealer DOES NOT, expressly or implicitly, certify manufacturer's specifications of any upfitted equipment. Refer to OEM equipment ratings.

DEALER MAY RECEIVE A FEE, COMMISSION, OR OTHER COMPENSATION FOR PROVIDING, PROCURING, OR ARRANGING FINANCING FOR THE RETAIL PURCHASE OR LEASE OF A MOTOR VEHICLE, FOR WHICH THE CUSTOMER MAY BE RESPONSIBLE.

This Section Not Applicable to New Equipment

For "AS-IS" Sale Only: I UNDERSTAND THAT THIS VEHICLE (CHASSIS AND EQUIPMENT) IS BEING SOLD "AS IS" WITH ALL FAULTS AND IS NOT COVERED BY ANY DEALER WARRANTY. I UNDERSTAND THAT THE DEALER IS NOT REQUIRED TO MAKE ANY REPAIRS AFTER I BUY THIS VEHICLE. I WILL HAVE TO PAY FOR ANY REPAIRS THIS VEHICLE WILL NEED.

Buyer Signature Buyer Printed Name Date

ALL PRIOR ORAL STATEMENTS, NEGOTIATIONS, COMMUNICATIONS, OR REPRESENTATIONS ABOUT THE PRODUCTS SOLD HEREUNDER ARE SUPERSEDED BY THIS DOCUMENT, AND, IF NOT EXPRESSLY STATED HEREIN, ARE NOT BINDING. **THIS CONTRACT IS SUBJECT ONLY TO THE LAWS OF THE STATE OF TEXAS.**

By signing below, you acknowledge that you have read all pages of this contract. You also acknowledge: (1)Receipt of a true and completely filled in copy of all pages of this contract at the time you sign it and (2)Receipt of a copy of the arbitration agreement pertaining to this contract, if Arbitration is agreed upon. (3)Purchaser certifies he/she is of legal age to purchase a motor vehicle and has a valid license to operate the vehicle sold hereunder (4)Purchaser is aware that contract is executed and agreed to in Wood County, TX and is subject to the Laws of the State of Texas.

Buyer Signature | Buyer Printed Name | Date | Greg Dunford, Dealership Representative

CITY OF CONROE

Regular Council

Item Type: Other

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Eddie Tenorio, Accountant II

A. Gibbs

Joint Meeting: No Joint Meeting

Description

Discuss and Consider FY27 Purchase Order to Montgomery County UD #3 and #4 Waste Water Treatment Plant.

Summary / Recommendation

The purpose of this agenda item is to create a Purchase Order to pay Montgomery County UD#3 and UD#4 Waste Water Treatment Plant for the annual Capacity Reservation fee due on October 30 of each year per the February 2013 Strategic Partnership Agreement. Per the agreement, the fee equals 25% of the budgeted estimate of NonFlow Related WWTP expenses for calendar year 2027. Non Flow Related items total $524,108.00; 25% equals $131,027.00.

Fiscal Impact

Expenditure Amount:	$ 131,027.00
Revenue Amount:	$ 131,027.00
Account Number:	002-2900-8060
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments

WWTP#3 and 4 Capacity Reserve -Non-flow related Expense Request

FROM:	***Sent via:*** ( ) First Class Mail
Montgomery County Utility District No. 3 c/o L&S District Services, LLC P. O. Box 170 Tomball, Texas 77377 *Phone:* (281) 356-7542; *Email:* admin@lsdistrictservices.com *District's EIN:* 76-0068824	(x) First Class Mail, Certified ( ) USPS Priority Mail, Tracking No: _____ (x) telefax to (936) 522-3009

INVOICE

TO (*addressee*):	**Invoice Date:** August 31, 2026
City of Conroe ATTN: City Secretary *Telefax*: (936) 522-3009 P.O. Box 3066 Conroe, Texas 77305	**Due Date:** ( ) Upon receipt ( ) 30th day following Invoice Date (x) October 30, 2026

SUBJECT: Contractual payment(s) under the STRATEGIC PARTNERSHIP AGREEMENT BETWEEN THE CITY OF CONROE, TEXAS AND MONTGOMERY COUNTY UTILITY DISTRICT NO. 3 (2013) and the STRATEGIC PARTNERSHIP AGREEMENT BETWEEN THE CITY OF CONROE, TEXAS AND MONTGOMERY COUNTY UTILITY DISTRICT NO. 4 (2013), referred-to in this statement as "SPAs," for the Wastewater Treatment Plant referred-to in the SPAs.

Notice of change of address: Montgomery County Utility District No. 3 gives notice of a change of its address for notices under Sec. 9.01 of its SPA with the City of Conroe and specifies as its new address: Montgomery County Municipal Utility District No. 3, c/o Norton Rose Fulbright, 1550 Lamar Street, Houston, Texas 77010-4106; telefax address: (713) 651 5246.

Description	**Amount(s)**
Capacity Reservation Fee for calendar year 2027 (due October 30, 2026) required by Section 4.04 in each SPA to be paid to the Operating District (currently Montgomery County Utility District No. 3), for deposit into the WWTP Account for the benefit of both Montgomery County Utility District No. 3 and Montgomery County Utility District No. 4, calculated as follows: [Percentage of the total WWTP Design Capacity (1,200,000 GPD) that is reserved to the City (currently, 300,000 GPD)] X [budget estimate of Non-Flow-Related WWTP Expenses in the WWTP budget adopted by the Operations Committee for the upcoming calendar year; see attached budget for WWTP Expenses] = 25% X $524,108 = $131,027	$131,027
AMOUNT DUE: *Make checks payable to "Montgomery County Utility District No. 3" and remit to the "FROM" address shown above. Contact* Tiffany Carden or Loren Clark, phone (281) 356-7542 *for wiring instructions.*	**$131,027** (net amount due, as principal) ***plus*** any interest required to be paid at the time payment is made on the principal, under the Prompt Payment Law*

* Interest accrues and shall be paid as required by the state "Prompt Payment Law" (Sec 2251.027, TEX. GOV'T CODE, as amended, replaced, or supplemented from time to time), which as of January 1, 2025 provided that a political subdivision shall (i) "compute interest imposed on the political subdivision under this chapter," (ii) "pay the interest at the time payment is made on the principal;" and (iii) "submit the interest payment with the net amount due for the goods or service." Interest on the indicated net amount due, as principal, begins to accrue on the date specified in the Prompt Payment Law at the rate prescribed by that law, and interest stops accruing as prescribed by that law. Payment of the net amount due as principal plus any such interest is requested and formally demanded.

FROM: Montgomery County Utility District No. 3
c/o Hays Utility North Corp.
375 Lake Meadows Drive
Montgomery, TX 77316

TO: City of Conroe *VIA FIRST CLASS MAIL (CERTIFIED) and TELEFX to (936) 522-3009*
ATTN: City Secretary
P.O. Box 3066
Conroe, Texas 77305

Subject: Contractual payment(s) under the STRATEGIC PARTNERSHIP AGREEMENT BETWEEN THE CITY OF CONROE, TEXAS AND MONTGOMERY COUNTY UTILITY DISTRICT NO. 3 (2013) and the STRATEGIC PARTNERSHIP AGREEMENT BETWEEN THE CITY OF CONROE, TEXAS AND MONTGOMERY COUNTY UTILITY DISTRICT NO. 4 (2013), referred-to in herein as "SPAs," for the Wastewater Treatment Plant referred-to in the SPAs.

Message: Attached is an INVOICE for the Capacity Reservation Fee for calendar year 2027 (due October 30, 2026) required by Section 4.04 in each SPA. (Note: This is a more-detailed version of the invoice sent by Ms. Tiffany Carden last week.) It also includes a notice of change of address for notices under the SPA for MCUD#3 and a signed copy of the budget for WWTP Expenses.

MONTGOMERY COUNTY UTILITY DISTRICT No. 3

By: Doris Hickman Date: August 31, 2026
Doris Hickman, President

Montgomery UD 3 & 4 - Budget for WWTP Expenses

Expense	2026 Budget	Proposed 2027 Budget (Adopted)	Flow Related %	Flow Related	Non-Flow Related %	Non-Flow Related
Laboratory Expense	54,000.00	45,000.00			100%	45,000.00
Permit Fee	7,600.00	7,600.00			100%	7,600.00
Operator Fees	66,000.00	72,000.00			100%	72,000.00
Mowing	12,000.00	12,000.00			100%	12,000.00
Repairs & Maintenance	200,000.00	224,000.00			100%	224,000.00
Sludge Removal	140,000.00	175,000.00	100%	175,000.00		
Chemicals	90,000.00	90,000.00	100%	90,000.00		
Utilities	100,000.00	125,000.00	50%	62,500.00	50%	62,500.00
Audit Fees	5,000.00	7,500.00			100%	7,500.00
Engineering Fees	20,000.00	25,000.00			100%	25,000.00
Management Fees	7,200.00	10,608.00			100%	10,608.00
Bookkeeping Fees	17,400.00	17,400.00			100%	17,400.00
Office Expense	2,000.00	2,000.00			100%	2,000.00
Insurance	36,200.00	38,000.00			100%	38,000.00
Other Expenses	500.00	500.00			100%	500.00
Total Line Expenses	757,900.00	851,608.00				
Capital Outlay						
Capital Outlay - Facilities	3,110,000.00	0.00			100%	0.00
Total Capital Outlay	3,110,000.00	0.00	Total	327,500.00	Total	524,108.00
TOTALS	3,867,900.00	851,608.00				

524,108.00
x 25
= 131,027

Footnote: This amount assumes the construction of the lift station improvements project only. In the event that the full WWTP improvements to 1.2 MGD project is completed, the capital project outlay actual expenses will be significantly increased.

Excerpt from Strategic Partnership Agreement:

Section 4.04 Capacity Reservation Fee.

(a) As additional consideration for the reserved capacity, and to provide for preserving and maintaining such capacity, the City shall pay to the Operating District (for deposit into the WWTP Account, for the benefit of both the District and the Interconnected District) an annual Capacity Reservation Fee due on October 30 of each year. Each Capacity Reservation Fee shall be paid in advance for the calendar year beginning on January 1 following the due date. The first Capacity Reservation Fee shall be due on October 30, 2014 for the calendar year 2015. The Capacity Reservation Fee is a percentage of the annual Non-Flow-Related WWTP Expenses that is equal to the percentage of total WWTP Design Capacity that is reserved to the City. Initially the City's reserved capacity is equal to 25% of the Design Capacity.

(b) The Capacity Reservation Fee shall be paid based on the budget estimate of Non-Flow-Related WWTP Expenses in the WWTP budget adopted by the Operations Committee for the upcoming calendar year and shall be subject to adjustment to actual cost ("true up") as hereinafter provided. The allocation factors shown in Section B4.02 of Appendix B shall be applied to determine the Non-Flow-Related WWTP Expenses.

(c) [provides for "true up" of CRF for each calendar year as of April 1 of the following year]

ADOPTED by the Operations Committee for the MCUD#3-MCUD#4 Wastewater Treatment Plant on July 27, 2026.

Signed:

Printed name: Denise Hickman

Printed name: Richard Tissons

Printed name: GARY NORTH

Printed name: MAURICE D. WILLIAMS

CITY OF CONROE

Regular Council

Item Type: Other

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Eddie Tenorio, Accountant II

A. Gibbs

Joint Meeting: No Joint Meeting

Description

Discuss and Consider FY 27 Purchase Order to Montgomery County Hospital District for 51% of the City's Radio Tower Lease Annual Revenue received per the Joint Agreement.

Summary / Recommendation

The purpose of this agenda item is to create a Purchase Order and authorize payment to Montgomery County Hospital District per the Joint Agreement with the City of Conroe for 51% share of the Annual Revenue received from the lease revenues received from Verizon, AT&T, and Montgomery County Sheriff for FY 2026. The agreement with MCHD expires on October 10, 2036.

Fiscal Impact

Expenditure Amount:	$150,593.13
Revenue Amount:	$150,593.13
Account Number:	001-1800-8060
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments

MCHD TOWER LEASE REPORT YE 09.30.2026

City of Conroe - Monthly Lease, Anntena Leases, & Shared Antennas
projected TOWER LEASE REPORT YE 093026

LOCATION	Billing Account	TENANT/ PAYOR	OCT '25	NOV '25	DEC '25	JAN '26	FEB '26	MAR '26	APRIL '26	MAY '26	JUNE '26	JULY '26	AUG '26	SEPT '26	TOTAL
MCHD SHARED ANTENNAS															
PW TOWER	01028	Center Point	Lease Ended												$ -
MAGNOLIA	01036	AT&T	$ 5,776.53	$ 5,776.53	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 5,949.82	$ 71,051.26
MAGNOLIA	01038	Mo Co Sheriff's								$ 90,751.41					$ 90,751.41
MAGNOLIA	01034	Verizon	$ 3,914.32	$ 3,914.32	$ 3,914.32	$ 3,914.32	$ 3,914.32	$ 4,031.75	$ 4,031.75	$ 4,031.75	$ 4,031.75	$ 4,031.75	$ 4,031.75	$ 4,031.75	$ 47,793.85
SERVICE CENTER	01035	AT&T	$ 7,052.19	$ 7,052.19	$ 7,052.19	$ 7,052.19	$ 7,052.19	$ 7,052.19	$ 7,052.19	$ 7,263.76	$ 7,263.76	$ 7,263.76	$ 7,263.76	$ 7,263.76	$ 85,684.13
TOTAL			$ 16,743.04	$ 16,743.04	$ 16,916.33	$ 16,916.33	$ 16,916.33	$ 17,033.76	$ 17,033.76	$ 107,996.74	$ 17,245.33	$ 17,245.33	$ 17,245.33	$ 17,245.33	$ 295,280.65
51% SHARE		MCHD	$ 8,538.95	$ 8,538.95	$ 8,627.33	$ 8,627.33	$ 8,627.33	$ 8,687.22	$ 8,687.22	$ 55,078.34	$ 8,795.12	$ 8,795.12	$ 8,795.12	$ 8,795.12	$ 150,593.13
49% SHARE		COC	$ 8,204.09	$ 8,204.09	$ 8,289.00	$ 8,289.00	$ 8,289.00	$ 8,346.54	$ 8,346.54	$ 52,918.40	$ 8,450.21	$ 8,450.21	$ 8,450.21	$ 8,450.21	$ 144,687.52

Revise as payments are made

NOTE: The payment to Montgomery County Hospital District for the Joit Agreement with the City of Conroe for the annual revenue received from the leasing of six

radio towers. The Joint Agreement with MCHD was approved on Octotber 10, 2011 and expires 10/09/2036.

permitted under this Agreement without written consent of the owner.

5.1.6 Assist each other with permissions, licenses, electrical, utility, internet, and other needs in order to fulfill the terms of this Agreement.

5.2 **Mutual Access.** CITY and MCHD will allow each other access to the Towers subject of this Agreement. CITY and MCHD will allow access for all necessary radio communications lines, fibers, wires, utilities, and any other necessary materials. CITY and MCHD will provide adequate space on each other's Towers for the radio communications lines and equipment necessary for each Party's intended use and need of the Towers. If any such access to a Tower is by fiber, wire, communication lines, or utility type lines which must be placed below ground, CITY and MCHD agree to cooperate for construction purposes and in any permit and governmental authorization matters.

5.3 **Mutual Cooperation.** Both MCHD and the City agree to use good faith and fair dealing on all matters related to this Agreement. Prior to filing a law suit or pursuing litigation to resolve any issue, both parties agree to use dispute resolution as set out in paragraph 8 below.

5.4 **Revenue Sharing.** Both Parties agree to share revenue from any leases, licenses, rents, or agreements with third parties who may pay fees to rent or lease space or use the Towers subject of this Agreement. All revenue attributable to the Towers subject of this Agreement will be split as Fifty One Percent (51%) to MCHD and Forty Nine Percent (49%) to CITY. (This figure is based upon the "Cost of Capital Investment" by both Parties, an excel spreadsheet setting forth details is attached as Exhibit "H" to the Interlocal Agreement to Construct and Sell Two Towers) No distinction shall be made if a third party rents, leases, or uses more Towers from MCHD or CITY. Example: A Cell phone company leases space on two CITY Towers and one MCHD Tower; the Parties agree to split revenue as stated above. And, no distinction shall be made if a third party rents, leases, or uses a Tower or Towers from only one Party. Example: A cell phone company leases space from one of the MCHD Towers and no CITY Towers, the Parties agree to split revenue as stated above. . Each Party reserves the right to use space from their own Towers for their own data and radio communications needs, and no lease agreement, rent, or payments will be made to the other Party when such use occurs.

5.5 **Cost Sharing.** Both Parties agree to split future operating costs according to the "Cost of Capital Investment" as stated above, 51% MCHD and 49% CITY. The future operating costs include, but is not limited to: Transmission Fees, Tower Leases, Electricity, Natural Gas, Maintenance, Tech Consulting Fees, Supplies, Tower Climb, Training and associated Travel, Technician Personnel, M/A Communications FX Agreement. The

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Regular Council

Item Type: Hearing

CITY OF CONROE

Item Type: Hearing
M. Monteilh
Joint Meeting: No Joint Meeting

Description
Conduct Public Hearing on the 2026 Tax Rate.

Summary / Recommendation
Conduct Public Hearing on the 2026 tax rate for FY 2026-2027. Because the City is proposing adopting a tax rate above the no-new-revenue tax rate a public hearing must be held.

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Regular Council

Item Type: Ordinance

M. Monteilh
Joint Meeting: No Joint Meeting

Description
Discuss and Consider Adoption of the FY 2026-2027 Operating Budget.

Summary / Recommendation
This item is to adopt the FY 2026-2027 Operating Budget. The attached ordinance adopts the municipal operating budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027, and provides for the appropriation of funds to operate the budget. As you are aware, the proposed operating budget was discussed at the City Council Budget Workshop on July 27, 2026. It is recommended that City Council approve the ordinance adopting the Operating Budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027. This item must be a record/roll-call vote.

Fiscal Impact

Expenditure Amount:	$389,917,727
Revenue Amount:	$374,552,601
Account Number:	Multiple
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments
Ordinance - Adopting FY 26-27 Operating Budget
Exhibit A - FY 26-27 Proposed Operating Budget

CERTIFICATE FOR ORDINANCE

I.

On the 10th day of September, 2026, the City Council of the City of Conroe, Texas, consisting of the following qualified members, to-wit: **Duke W. Coon, Mayor; John Sellars, Mayor Pro Tem; and Council Members David Hairel, Shana R. Arthur, Kristin Hoisington, and Ken Blevins,** did convene in public session in the Council Chambers of the City Hall at 300 West Davis in Conroe, Texas. The roll being first called, a quorum was established, all members being present. The Meeting was open to the public and public notice of the time, place and purpose of the Meeting was given, all as required by Chapter 551, Texas Government Code.

II.

WHEREUPON, AMONG OTHER BUSINESS transacted, the Council considered adoption of the following written Ordinance, to-wit:

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, PROVIDING FOR INTERFUND TRANSFERS; ADOPTING A MUNICIPAL OPERATING BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027; APPROPRIATING FUNDS IN ACCORDANCE WITH THE BUDGET; PROVIDING FOR EFFECTIVE DATE AND ORDAINING OTHER RELATED MATTERS.

III.

Upon motion of _____, seconded by _____, all members present voted for adoption of the Ordinance, except the following: _____. A majority of those Council Members present having voted for adoption, the presiding officer declared the Ordinance passed and adopted.

IV.

A true, full and correct copy of the Ordinance adopted at the Meeting is attached to and follows this Certificate.

SIGNED AND SEALED this 10th day of September, 2026.

_____

SAMI H. QUINLAN, City Secretary

ORDINANCE NO. _____-____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, PROVIDING FOR INTERFUND TRANSFERS; ADOPTING A MUNICIPAL OPERATING BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027; APPROPRIATING FUNDS IN ACCORDANCE WITH THE BUDGET; PROVIDING FOR EFFECTIVE DATE AND ORDAINING OTHER RELATED MATTERS.

* * * * * * * * * *

WHEREAS, the Mayor of the City of Conroe, Texas, has submitted to the City Council a proposed budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027; and

WHEREAS, the proposed budget sets out in detail the resources and estimated revenues of the general fund and each special fund, together with the proposed expenditures within each such fund, all in accordance with the applicable provisions of the Home Rule Charter; and

WHEREAS, notice having been first given in the manner provided by law, the City Council did conduct a public hearing upon such proposed budget; and

WHEREAS, the City Council has considered the proposed budget and made such changes as it considers warranted by law and in the best interest of the municipal taxpayers

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

Section 1. That such proposed budget, including the estimated revenues and proposed expenditures within the General Fund and each Special Fund as shown in Exhibit A is hereby approved and adopted as the Municipal Budget for the Fiscal Year beginning October 1, 2026, and ending September 30, 2027.

Section 2.

a. That, as provided in Subsection (c) of this section, the monies hereinafter set out within each fund are hereby appropriated out of each such respective Fund for the payment of expenses lawfully attributable to such Fund, all as itemized in the budget.

b. That, as provided in Subsection (c) of this section, a contingent appropriation not exceeding three percent (3%) of the total budget is hereby made out of all the funds for the payment of unforeseen items of expenditure resulting from an established emergency.

c. That the following funds are hereby appropriated:

OPERATING BUDGET:		
General Fund	$	143,020,223
Water & Sewer Operating Fund		86,845,047
General Obligation Debt Service		24,128,159
Water & Sewer Debt Service		26,605,844
Convention Center Debt Service Fund		902,175
CIDC Debt Service		6,448,221
CIDC Revenue Clearing		18,868,827
Conroe Industrial Development Corporation (CIDC)		19,189,736
Vehicle & Equipment Replacement		6,070,638
W&S Vehicle & Equipment Replacement		258,248
Hotel Occupancy Tax		4,465,017
Community Development Block Grant Entitlement		729,414
Transportation Grants Fund		4,762,727
Municipal Court Special Revenue Fund		113,914
Fleet Services		3,073,879
Self Funded Insurance		16,653,253
Longmire Creek Estates PID		179,619
Wedgewood Falls PID		131,322
Shadow Lakes PID		180,413
Animal Shelter Reserve		442,000
Technology Replacement		974,029
Disaster Recovery Grants		277,100
Water Mitigation		12,507,209
Conroe Local Government Corporation		1,004,726
Seized Assets		729,160
Total Expenditures		**$378,560,900**
Contingent Appropriation (3%)		11,356,827
TOTAL APPROPRIATION		**$389,917,727**

Section 3. The City of Conroe has entered into employment contracts with certain heads of department and other key employees. Within the funds appropriated to the General Fund and budgeted for salaries and other personnel services there has been included a sum which is not less than two percent (2%) of the aggregate maximum obligation thereon (including interest) to all employees possessing such contracts. During each year while there is any liability by reason of any such employment contract the City Council shall compute and ascertain the rate and amount of ad valorem tax, based on the latest approved tax rolls of the City, with full allowances being made for tax delinquencies and costs of tax collection which will be sufficient to raise and produce the money required to pay any sums which may be or become due during any such year, in no instance to be less than two percent (2%) of such obligation, together with all

interest thereon. Said rate and amount of ad valorem tax shall be levied against all taxable property within the City for each year while any liability exists by reason of such contracts of employment, and said ad valorem tax shall be assessed and collected in each such year until all of the obligations therein incurred have been discharged and no liability remains.

Section 4. That the budget may be amended from time to time as provided by law for the proposes of authorizing emergency expenditures or for municipal purposes, provided however, no obligation shall be incurred or any expenditure made except in conformity with the budget.

Section 5. That the Director of Finance/Chief Financial Officer may, at any time with the consent of the City Administrator, transfer any unencumbered appropriation from one-line item to another line item within the same Department, provided however, that no unencumbered appropriation may be transferred from one Department or Fund to another except upon the express approval of the City Council.

Section 6. That this Ordinance shall be effective immediately upon adoption.

PASSED AND APPROVED this the 10th day of September, 2026.

_____
DUKE W. COON, Mayor

APPROVED AS TO FORM:

_____
Interim City Attorney

ATTEST:

_____
SAMI H. QUINLAN, City Secretary

Exhibit A

FY 26-27 Proposed Operating Budget

FY 26-27 Projected Budget Summary

Revenues	FY 24-25 Actual	FY 25-26 Budget	FY 25-26 Estimated	FY 26-27 Proposed
General Fund	$ 143,096,429	$ 137,477,626	$ 144,464,542	$ 142,544,569
Water & Sewer Operating Fund	92,909,415	78,483,436	84,488,191	86,606,300
General Obligation Debt Service	26,361,369	27,571,819	28,543,500	28,041,337
Water & Sewer Debt Service	27,019,657	27,516,726	26,031,601	26,605,844
Convention Center Debt Service Fund	1,048,455	877,425	877,425	902,175
CIDC Debt Service	6,445,897	6,448,540	6,452,140	6,448,221
CIDC Revenue Clearing	18,045,645	17,775,227	18,419,042	18,868,827
Conroe Industrial Development Corporation (CIDC)	12,815,155	12,346,767	14,596,980	13,605,412
Vehicle & Equipment Replacement	5,353,214	5,085,610	5,632,110	5,167,533
W&S Vehicle & Equipment Replacement	549,123	604,869	779,241	662,288
Hotel Occupancy Tax	4,228,063	4,157,056	4,114,450	4,211,511
Community Development Block Grant Entitlement	757,630	668,832	721,877	729,414
Transportation Grants Fund	1,194,306	7,335,371	2,213,702	4,762,727
Oscar Johnson, Jr Community Center	5,900	-	-	-
Municipal Court Special Revenue Fund	160,390	170,000	121,445	129,975
Fleet Services	3,076,338	3,225,554	2,661,917	3,225,188
Firearms Training Facility	-	47,000	-	47,000
Self Funded Insurance	16,316,034	15,402,266	15,130,411	16,392,905
Longmire Creek Estates PID	141,732	96,333	115,000	96,333
Wedgewood Falls PID	186,137	185,000	208,000	185,000
Shadow Lakes PID	199,500	190,000	192,995	190,000
Animal Shelter Reserve	78,724	76,188	91,034	82,133
Technology Replacement	1,205,324	826,163	941,561	1,200,000
Disaster Recovery Grants	1,386,330	177,100	-	177,100
Water Mitigation	4,207,747	14,400,000	6,872,148	12,707,209
Conroe Local Government Corporation	1,031,030	963,600	-	963,600
Seized Assets	-	-	-	-
Total Revenues	**$ 367,819,543**	**$ 362,108,508**	**$ 363,669,312**	**$ 374,552,601**

Expenditures	FY 24-25 Actual	FY 25-26 Budget	FY 25-26 Estimated	FY 26-27 Proposed
General Fund	$ 118,881,668	$ 135,671,554	$ 144,263,295	143,020,223
Water & Sewer Operating Fund	72,837,087	72,504,206	73,689,683	86,845,047
General Obligation Debt Service	23,996,383	27,372,868	26,363,528	24,128,159
Water & Sewer Debt Service	23,897,334	27,516,726	26,820,994	26,605,844
Convention Center Debt Service Fund	835,300	877,425	877,425	902,175
CIDC Debt Service	6,446,064	6,448,540	6,452,140	6,448,221
CIDC Revenue Clearing	17,527,472	17,775,227	18,419,042	18,868,827
Conroe Industrial Development Corporation (CIDC)	14,765,725	20,978,892	13,256,578	19,189,736
Vehicle & Equipment Replacement	1,368,819	7,500,696	7,802,594	6,070,638
W&S Vehicle & Equipment Replacement	586,826	611,000	611,000	258,248
Hotel Occupancy Tax	3,306,089	4,120,977	4,105,121	4,465,017
Community Development Block Grant Entitlement	757,630	668,832	721,877	729,414
Transportation Grants Fund	1,194,306	7,982,971	2,213,702	4,762,727
Oscar Johnson Jr, Community Center	4,430	-	5,300	-
Municipal Court Special Revenue Fund	83,961	138,650	141,168	113,914
Fleet Services	2,762,711	3,106,873	2,894,755	3,073,879
Firearms Training Facility	9,195	-	64,710	-
Self Funded Insurance	13,654,404	14,565,121	15,154,643	16,653,253
Longmire Creek Estates PID	66,871	204,597	204,221	179,619
Wedgewood Falls PID	128,554	131,317	131,317	131,322
Shadow Lakes PID	180,058	179,966	179,966	180,413
Animal Shelter Reserve	4,200	13,250	104,987	442,000
Technology Replacement	95,594	324,700	324,700	974,029
Disaster Recovery Grants	270,537	277,100	-	277,100
Water Mitigation	4,795,014	20,560,000	6,555,567	12,507,209
Conroe Local Government Corporation	1,247,374	1,365,801	101,126	1,004,726
Seized Assets	-	-	-	729,160
Total Expenditures	**$ 309,703,606**	**$ 370,897,289**	**$ 351,459,440**	**$ 378,560,900**

FY 26-27 Projected Budget Summary
By Category

	Major Funds							
	General Fund				Water & Sewer Operating Fund			
Revenues	**FY 24-25 Actual**	**FY 25-26 Budget**	**FY 25-26 Estimated**	**FY 26-27 Proposed**	**FY 24-25 Actual**	**FY 25-26 Budget**	**FY 25-26 Estimated**	**FY 26-27 Proposed**
Property Tax	$ 45,466,437	$ 47,999,180	$ 49,242,489	$ 49,098,892	$ -	$ -	$ -	$ -
Gross Receipts	9,650,978	9,450,810	9,000,013	9,128,058	-	-	-	-
Sales Tax Collections	54,128,699	53,325,665	55,256,685	56,896,990	-	-	-	-
Other Taxes	2,548,155	2,057,224	2,064,463	2,130,151	-	-	-	-
Licenses and Permits	8,247,798	8,021,054	7,739,689	7,417,748	-	-	-	-
Charges for Sales and Services	4,291,868	4,561,280	4,868,960	4,841,841	72,885,173	73,200,098	75,767,785	80,447,536
Lease Income	568,151	230,000	503,271	533,873	-	300	50	150
Fines and Forfeitures	1,452,248	1,452,232	1,046,070	1,124,110	-	-	-	-
Intergovernmental	6,441,176	4,181,654	8,043,868	4,820,695	3,252,509	2,926,671	4,007,845	3,300,068
Investment Income	3,974,378	2,459,995	4,124,764	3,765,456	2,539,645	1,483,719	2,037,956	2,029,879
Net Change in Fair Value of Investments	139,075	-	-	-	4,323	-	-	-
Penalties and Interest	290,655	212,436	316,369	289,799	898,645	844,168	858,374	808,228
Miscellaneous Revenue	5,232,279	872,882	1,534,526	984,119	13,117,477	28,480	1,816,181	20,439
Transfers In	664,531	2,653,214	723,375	1,512,837	211,642	-	-	-
Total Revenues	**$ 143,096,429**	**$ 137,477,626**	**$ 144,464,542**	**$ 142,544,569**	**$ 92,909,415**	**$ 78,483,436**	**$ 84,488,191**	**$ 86,606,300**
Expenditures								
Personnel Services	$ 79,585,287	$ 87,149,206	$ 86,150,013	$ 93,878,965	$ 10,623,935	$ 10,821,441	$ 11,053,233	$ 10,687,155
Supplies	6,644,460	8,435,893	9,108,875	8,794,760	3,724,279	4,424,035	4,455,683	4,506,515
Contractual	21,274,261	27,717,832	26,861,992	26,865,216	26,040,507	24,994,671	25,770,899	25,716,777
Capital Outlay	892,772	1,653,455	8,395,295	1,825,636	2,447,106	1,408,000	2,516,444	1,274,000
Transfers Out	10,409,878	10,715,168	13,747,121	11,655,646	30,001,412	30,856,059	29,893,424	44,660,600
Debt Service	75,010	-	-	-	(152)	-	-	-
Total Expenditures	**$118,881,668**	**$ 135,671,554**	**$ 144,263,295**	**$143,020,223**	**$ 72,837,087**	**$ 72,504,206**	**$ 73,689,683**	**$ 86,845,047**

Notes: Major funds each comprise at least 10% of the total appropriated budget.

FY 26-27 Projected Budget Summary
By Category

	Conroe Industrial Development Corporation (CIDC) Fund				Non-Major Funds Other Funds			
Revenues	**FY 24-25 Actual**	**FY 25-26 Budget**	**FY 25-26 Estimated**	**FY 26-27 Proposed**	**FY 24-25 Actual**	**FY 25-26 Budget**	**FY 25-26 Estimated**	**FY 26-27 Proposed**
Property Tax	$ -	$ -	$ -	$ -	$ 18,817,756	$ 19,882,487	$ 20,331,973	$ 20,359,328
Gross Receipts	-	-	-	-	-	-	-	-
Sales Tax Collections	18,045,645	17,775,227	18,419,042	18,868,827	-	-	-	-
Other Taxes	-	-	-	-	4,093,673	4,089,057	3,946,202	4,143,512
Licenses and Permits	-	-	-	-	-	-	-	-
Charges for Sales and Services	-	-	-	-	19,112,856	18,477,820	17,453,907	19,352,025
Lease Income	7,390	7,416	7,873	7,416	0	-	-	-
Fines and Forfeitures	-	-	-	-	160,390	170,000	121,445	129,975
Intergovernmental	-	-	-	-	3,352,272	8,288,103	2,995,379	5,776,041
Investment Income	1,726,090	1,012,664	1,574,005	1,177,390	2,054,459	823,379	2,346,909	1,223,392
Net Change in Fair Value of Investments	-	-	-	-	0	-	-	-
Penalties and Interest	-	-	-	-	111,235	97,988	131,534	116,723
Miscellaneous Revenue	100	-	-	-	877,224	471,333	877,481	471,333
Transfers In	17,527,472	17,775,227	19,467,242	18,868,827	45,927,137	57,276,745	47,043,587	54,906,943
Total Revenues	**$ 37,306,697**	**$ 36,570,534**	**$ 39,468,162**	**$ 38,922,460**	**$ 94,507,002**	**$ 109,576,912**	**$ 95,248,417**	**$ 106,479,272**
Expenditures								
Personnel Services	$ 454,260	$ 363,494	$ 136,977	$ 362,340	$ 1,440,123	$ 1,645,262	$ 1,351,003	$ 1,881,646
Supplies	9,631	19,500	6,500	19,500	1,761,331	1,967,602	1,817,073	3,207,830
Contractual	1,735,784	2,482,467	2,111,399	2,592,096	18,899,219	22,894,470	21,144,265	22,837,654
Capital Outlay	-	-	-	-	6,893,112	33,024,859	15,080,215	22,920,345
Transfers Out	30,093,522	35,888,658	29,420,744	35,084,627	2,074,190	2,466,083	2,170,623	2,050,368
Debt Service	6,446,064	6,448,540	6,452,140	6,448,221	48,177,614	55,520,594	53,815,522	51,291,003
Total Expenditures	**$ 38,739,263**	**$ 45,202,659**	**$ 38,127,760**	**$ 44,506,784**	**$ 79,245,589**	**$ 117,518,870**	**$ 95,378,701**	**$ 104,188,846**

Notes: Major funds each comprise at least 10% of the total appropriated budget.

FY 26-27 Projected Budget Summary
By Category

	Total All Funds			
Revenues	**FY 24-25 Actual**	**FY 25-26 Budget**	**FY 25-26 Estimated**	**FY 26-27 Proposed**
Property Tax	$ 64,284,194	$ 67,881,667	$ 69,574,462	$ 69,458,220
Gross Receipts	9,650,978	9,450,810	9,000,013	9,128,058
Sales Tax Collections	72,174,344	71,100,892	73,675,727	75,765,817
Other Taxes	6,641,828	6,146,281	6,010,665	6,273,663
Licenses and Permits	8,247,798	8,021,054	7,739,689	7,417,748
Charges for Sales and Services	96,289,897	96,239,198	98,090,652	104,641,402
Lease Income	575,541	237,716	511,194	541,439
Fines and Forfeitures	1,612,638	1,622,232	1,167,515	1,254,085
Intergovernmental	13,045,957	15,396,428	15,047,092	13,896,804
Investment Income	10,294,572	5,779,757	10,083,634	8,196,117
Net Change in Fair Value of Investments	143,398	-	-	-
Penalties and Interest	1,300,536	1,154,592	1,306,277	1,214,750
Miscellaneous Revenue	19,227,080	1,372,695	4,228,188	1,475,891
Transfers In	64,330,782	77,705,186	67,234,204	75,288,607
Total Revenues	**$ 367,819,543**	**$ 362,108,508**	**$ 363,669,312**	**$ 374,552,601**
Expenditures				
Personnel Services	$ 92,103,605	$ 99,979,403	$ 98,691,226	$ 106,810,106
Supplies	12,139,700	14,847,030	15,388,131	16,528,605
Contractual	67,949,771	78,089,440	75,888,555	78,011,743
Capital Outlay	10,232,989	36,086,314	25,991,954	26,019,981
Transfers Out	72,579,001	79,925,968	75,231,912	93,451,241
Debt Service	54,698,537	61,969,134	60,267,662	57,739,224
Total Expenditures	**$ 309,703,606**	**$ 370,897,289**	**$ 351,459,440**	**$ 378,560,900**

Notes: Major funds each comprise at least 10% of the total appropriated budget.

FY 26-27 Projected Budget Summary
(Net of Interfund Transfers)

Revenues	FY 24-25 Actual	FY 25-26 Budget	FY 25-26 Estimated	FY 26-27 Proposed
General Fund	$ 142,431,898	$ 134,824,412	$ 143,741,167	$ 141,031,732
Water & Sewer Operating Fund	92,697,773	78,483,436	84,488,191	86,606,300
General Obligation Debt Service	19,482,764	20,317,483	21,289,164	20,813,059
Water & Sewer Debt Service	-	-	-	-
Convention Center Debt Service Fund	0	-	-	-
CIDC Debt Service	-	-	-	-
CIDC Revenue Clearing	18,045,645	17,775,227	18,419,042	18,868,827
Conroe Industrial Development Corporation (CIDC)	1,733,580	1,020,080	1,581,878	1,184,806
Vehicle & Equipment Replacement	760,320	135,162	681,662	135,162
W&S Vehicle & Equipment Replacement	73,170	34,822	209,194	34,822
Hotel Occupancy Tax	4,228,063	4,157,056	4,114,450	4,211,511
Community Development Block Grant Entitlement	757,630	668,832	721,877	729,414
Transportation Grants Fund	1,194,306	7,335,371	2,213,702	4,762,727
Oscar Johnson, Jr Community Center	5,900	-	-	-
Municipal Court Special Revenue Fund	160,390	170,000	121,445	129,975
Fleet Services	3,076,338	3,225,554	2,661,917	3,225,188
Firearms Training Facility	-	47,000	-	47,000
Self Funded Insurance	16,316,034	15,402,266	15,130,411	16,392,905
Longmire Creek Estates PID	141,732	96,333	115,000	96,333
Wedgewood Falls PID	186,137	185,000	208,000	185,000
Shadow Lakes PID	199,500	190,000	192,995	190,000
Animal Shelter Reserve	78,724	76,188	91,034	82,133
Technology Replacement	105,324	22,000	137,398	100,000
Disaster Recovery Grants	1,386,330	177,100	-	177,100
Water Mitigation	299,012	-	316,581	200,000
Conroe Local Government Corporation	128,191	60,000	-	60,000
Seized Assets	-	-	-	-
Total Revenues	**$ 303,488,761**	**$ 284,403,322**	**$ 296,435,108**	**$ 299,263,994**
Transfers In	$ 64,330,782	$ 77,705,186	$ 67,234,204	$ 75,288,607
Total Revenues after Transfers In	**$ 367,819,543**	**$ 362,108,508**	**$ 363,669,312**	**$ 374,552,601**

Expenditures	FY 24-25 Actual	FY 25-26 Budget	FY 25-26 Estimated	FY 26-27 Proposed
General Fund	$ 108,471,790	$ 124,956,386	$ 130,516,174	$ 131,364,577
Water & Sewer Operating Fund	45,538,505	44,471,342	46,619,454	45,135,800
General Obligation Debt Service	23,442,423	27,126,443	26,117,103	23,782,984
Water & Sewer Debt Service	23,897,334	27,516,726	26,820,994	26,605,844
Convention Center Debt Service Fund	835,300	877,425	877,425	902,175
CIDC Debt Service	6,446,064	6,448,540	6,452,140	6,448,221
CIDC Revenue Clearing	-	-	-	-
Conroe Industrial Development Corporation (CIDC)	2,199,675	2,865,461	2,254,876	2,973,936
Vehicle & Equipment Replacement	1,368,819	7,500,696	7,802,594	6,070,638
W&S Vehicle & Equipment Replacement	586,826	611,000	611,000	258,248
Hotel Occupancy Tax	2,806,556	3,484,938	3,469,082	3,902,978
Community Development Block Grant Entitlement	623,864	530,832	577,502	585,039
Transportation Grants Fund	730,041	7,139,670	1,672,236	4,308,727
Oscar Johnson, Jr Community Center	4,430	-	5,300	-
Municipal Court Special Revenue Fund	17,461	31,650	34,168	39,730
Fleet Services	2,752,413	3,096,266	2,884,148	3,063,272
Firearms Training Facility	9,195	-	64,710	-
Self Funded Insurance	13,654,404	14,565,121	15,154,643	16,653,253
Longmire Creek Estates PID	8,134	6,556	6,180	6,753
Wedgewood Falls PID	9,875	12,731	12,731	12,731
Shadow Lakes PID	11,606	11,882	11,882	11,882
Animal Shelter Reserve	4,200	13,250	104,987	442,000
Technology Replacement	95,594	324,700	324,700	974,029
Disaster Recovery Grants	270,537	277,100	-	277,100
Water Mitigation	4,795,014	20,560,000	6,555,567	12,507,209
Conroe Local Government Corp.	1,247,374	1,365,801	101,126	1,004,726
Seized Assets	-	-	-	729,160
Total Expenditures	**$ 239,827,434**	**$ 293,794,516**	**$ 279,050,723**	**$ 288,061,012**
Transfers Out	$ 69,876,172	$ 77,102,773	$ 72,408,717	$ 90,499,888
Total Expenditures After Transfers Out	**$ 309,703,606**	**$ 370,897,289**	**$ 351,459,440**	**$ 378,560,900**

FY 26-27 Projected Fund Balances

	Fund Balance/ Working Capital 10/1/2025	Estimated Revenues 2025-2026	Estimated Expenditures 2025-2026	New Fund Balance 9/30/2026	Proposed Revenues 2026-2027	Proposed Expenditures 2026-2027	Projected Fund Balance 9/30/2027	% Change From 9/30/26 to 9/30/27
General Fund	$ 91,010,933	$ 144,464,542	$ 144,263,295	$ 91,212,180	$ 142,544,569	$ 143,020,223	$ 90,736,526	-0.5%
Water & Sewer Operating Fund	63,350,853	84,488,191	73,689,683	74,149,361	86,606,300	86,845,047	73,910,614	-0.3%
General Obligation Debt Service	13,934,754	28,543,500	26,363,528	16,114,726	28,041,337	24,128,159	20,027,904	24.3%
Water & Sewer Debt Service	831,921	26,031,601	26,820,994	42,528	26,605,844	26,605,844	42,528	0.0%
Convention Center Debt Service	297,191	877,425	877,425	297,191	902,175	902,175	297,191	0.0%
CIDC Debt Service	-	6,452,140	6,452,140	-	6,448,221	6,448,221	-	N/A
CIDC Revenue Clearing	-	18,419,042	18,419,042	-	18,868,827	18,868,827	-	N/A
Conroe Industrial Development Corporation (CIDC)	38,889,857	14,596,980	13,256,578	35,382,759	13,605,412	19,189,736	29,798,435	-15.8%
Vehicle & Equipment Replacement	13,213,848	5,632,110	7,802,594	11,043,364	5,167,533	6,070,638	10,140,259	-8.2%
Water & Sewer Vehicle & Equipment Replacement	2,114,673	779,241	611,000	2,282,914	662,288	258,248	2,686,954	17.7%
Hotel Occupancy Tax	5,542,326	4,114,450	4,105,121	5,551,655	4,211,511	4,465,017	5,298,149	-4.6%
Community Development Block Grant Entitlement	-	721,877	721,877	-	729,414	729,414	-	N/A
Transportation Grants	-	2,213,702	2,213,702	-	4,762,727	4,762,727	-	N/A
Oscar Johnson, Jr Community Center	22,302	-	5,300	17,002	-	-	17,002	0.0%
Municipal Court Special Revenue Funds	564,097	121,445	141,168	544,374	129,975	113,914	560,435	3.0%
Fleet Services	424,093	2,661,917	2,894,755	191,255	3,225,188	3,073,879	342,564	79.1%
Firearms Training Facility	209,679	-	64,710	144,969	47,000	-	191,969	32.4%
Self Funded Insurance	9,307,339	15,130,411	15,154,643	9,283,107	16,392,905	16,653,253	9,022,759	-2.8%
Longmire Creek Estates PID	172,694	115,000	204,221	83,473	96,333	179,619	187	-99.8%
Wedgewood Falls PID	377,010	208,000	131,317	453,693	185,000	131,322	507,371	11.8%
Shadow Lakes PID	123,623	192,995	179,966	136,652	190,000	180,413	146,239	7.0%
Animal Shelter Reserve	965,556	91,034	104,987	951,603	82,133	442,000	591,736	-37.8%
Technology Replacement	3,667,830	941,561	324,700	4,284,691	1,200,000	974,029	4,510,662	5.3%
Disaster Recovery Grants	180,000	-	-	180,000	177,100	277,100	80,000	-55.6%
Water Mitigation	7,411,982	6,872,148	6,555,567	7,728,563	12,707,209	12,507,209	7,928,563	2.6%
Conroe Local Government Corp.	3,955,475	-	101,126	3,854,349	963,600	1,004,726	3,813,223	-1.1%
Seized Assets	2,025,779	-	-	2,025,779	-	729,160	1,296,619	-36.0%
TOTAL	**$ 258,593,816**	**$ 363,669,312**	**$ 351,459,440**	**$ 265,956,188**	**$ 374,552,601**	**$ 378,560,900**	**$ 261,947,889**	**-1.5%**

Notes:
The Tax Rate Required to Cover the Proposed General Fund budget is $0.4272
The Projected Fund Balance in the CIDC General Fund as of September 30, 2027, is reduced by $4,847,500 for Debt Service Reserve.

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Regular Council

Item Type: Other

CITY OF CONROE

Item Type: Other
M. Monteilh
Joint Meeting: No Joint Meeting

Description
Discuss and Consider Vote to Ratify the Property Tax Revenue Increase for FY 2026-2027.

Summary / Recommendation
Section 102.007(c) of the Texas Local Government Code requires the governing body to hold a separate vote to ratify any increase in property tax revenues arising from the adopted budget. This is not a vote to adopt the budget or the tax rate. Staff recommends approval to comply with Texas Local Government Code. This is required to be a roll call/record vote.

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Regular Council

Item Type: Ordinance

M. Monteilh
Joint Meeting: No Joint Meeting

Description
Discuss and Consider Adoption of the FY 2026-2027 Capital Improvement Program (CIP) Budget.

Summary / Recommendation
This item is to adopt the FY 2026-2027 Capital Improvement Program (CIP) Budget. The attached ordinance adopts the capital budget, which is the first year of the multi-year capital improvement program (CIP) and provides for the appropriation of funds to implement the CIP for the fiscal year beginning October 1, 2026, and ending September 30, 2027. As you are aware, the proposed CIP was discussed at the City Council Budget Workshop on July 27, 2026. It is recommended that City Council approve the ordinance adopting the CIP Budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027.

Fiscal Impact

Expenditure Amount:	$184,324,660
Revenue Amount:	$142,126,869
Account Number:	Multiple Funds/Accounts
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments
Ordinance - Adopting FY 26-27 Capital Budget
Exhibit A - FY 26-27 Proposed Capital Budget

CERTIFICATE FOR ORDINANCE

I.

On the 10th day of September, 2026, the City Council of the City of Conroe, Texas, consisting of the following qualified members, to-wit: **Duke W. Coon, Mayor; John Sellars, Mayor Pro Tem; and Council Members David Hairel, Shana R. Arthur, Kristin Hoisington, and Ken Blevins,** did convene in public session in the Council Chambers of the City Hall at 300 West Davis in Conroe, Texas. The roll being first called, a quorum was established, all members being present. The Meeting was open to the public and public notice of the time, place and purpose of the Meeting was given, all as required by Chapter 551, Texas Government Code.

II.

WHEREUPON, AMONG OTHER BUSINESS transacted, the Council considered adoption of the following written Ordinance, to-wit:

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, PROVIDING FOR INTERFUND TRANSFERS; ADOPTING A MUNICIPAL CAPITAL BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027; APPROPRIATING FUNDS IN ACCORDANCE WITH THE BUDGET; PROVIDING FOR EFFECTIVE DATE AND ORDAINING OTHER RELATED MATTERS.

III.

Upon motion of _____, seconded by _____, all members present voted for adoption of the Ordinance, except the following: _____. A majority of those Council Members present having voted for adoption, the presiding officer declared the Ordinance passed and adopted.

IV.

A true, full and correct copy of the Ordinance adopted at the Meeting is attached to and follows this Certificate.

SIGNED AND SEALED this 10th day of September, 2026.

_____
SAMI H. QUINLAN, City Secretary

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, PROVIDING FOR INTERFUND TRANSFERS; ADOPTING A MUNICIPAL CAPITAL BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027; APPROPRIATING FUNDS IN ACCORDANCE WITH THE BUDGET; PROVIDING FOR EFFECTIVE DATE AND ORDAINING OTHER RELATED MATTERS.

* * * * * * * * * *

WHEREAS, the Mayor of the City of Conroe, Texas, has submitted to the City Council a proposed capital budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027; and

WHEREAS, the proposed capital budget sets out in detail the resources and estimated revenues of each capital project fund, together with the proposed expenditures within each such fund, all in accordance with the applicable provisions of the Home Rule Charter; and

WHEREAS, the City Council has considered the proposed capital budget and made such changes as it considers warranted by law and in the best interest of the municipal taxpayers:

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

Section 1. That such proposed capital budget, including the estimated revenues and proposed expenditures within and each Special Project Fund as shown in Exhibit A is hereby approved and adopted as the Municipal Capital Budget for the Fiscal Year beginning October 1, 2026, and ending September 30, 2027.

Section 2. That the monies hereinafter set out within each fund are hereby appropriated out of each such respective Fund for the payment of expenses lawfully attributable to such Fund, all as itemized in the budget. That the following funds are hereby appropriated:

Capital Budget for FY 26-27

General Government		
Streets	$	17,316,000
Signals		7,405,000
Facilities		4,125,000
Parks		-
Drainage		5,175,000
Total	**$**	**34,021,000**
Water & Sewer		
Water	$	64,309,000
Sewer Compliance	$	29,595,660
Sewer		39,899,000
Total	**$**	**133,803,660**
Water Mitigation		
Water	$	16,500,000
Total	**$**	**16,500,000**
Total FY 26-27 Appropriation	**$**	**184,324,660**

Section 3. That the capital budget may be amended from time to time as provided by law for the purposes of authorizing emergency expenditures or for municipal purposes, provided however, no obligation shall be incurred or any expenditure made except in conformity with the capital budget.

Section 4. That, the Director of Finance/Chief Financial Officer may, at any time with the consent of the City Administrator, transfer any unencumbered appropriation from one line item to another line item within the same Department, provided however, that no unencumbered appropriation may be transferred from one Department or Fund to another except upon the express approval of the City Council.

Section 5. That this Ordinance shall be effective immediately upon adoption.

PASSED AND APPROVED this the 10th day of September, 2026.

_____

DUKE W. COON, Mayor

APPROVED AS TO FORM:

_____

Interim City Attorney

ATTEST:

_____

SAMI H. QUINLAN, City Secretary

Exhibit A

FY 26-27 Proposed Capital Budget

City of Conroe
General Government Capital Projects
SUMMARY OF MULTI-YEAR PLAN FOR FUNDING
FY 2026-2027 Proposed

Streets:

				Construction Schedule									Debt Funding					
Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
Street Rehab - Thousand Trails Road	TBD	01	Medium	-	200,000	1,904,000	-	-	-	**2,104,000**	-		200,000	1,904,000	-	-	-	2,104,000
Street Widening - East Dallas Street	TBD	02	Medium	-	1,651,000	8,969,000	-	-	-	**10,620,000**	-		1,651,000	8,969,000	-	-	-	10,620,000
Street Rehab - Tanglewood-Briarwood Phase 2C-Congressional Earmarks	STR26-13	03	High	-	615,000	4,160,000	-	-	-	**4,775,000**	615,000	4	-	4,160,000	-	-	-	4,160,000
Street Rehab - Artesian Area	TBD	04	Medium	-	-	131,000	2,341,000	-	-	**2,472,000**	-		-	131,000	2,341,000	-	-	2,472,000
Street Rehab - Carriage Trail	TBD	05	Medium	-	-	120,000	1,562,000	-	-	**1,682,000**	-		-	120,000	1,562,000	-	-	1,682,000
Street Rehab - Oak Hollow Area - Congressional Earmarks	TBD	06	High	-	-	990,000	5,000,000	-	-	**5,990,000**	4,800,000	17	-	990,000	200,000	-	-	1,190,000
Roadway Extension - Airport Road - HGAC	TBD	07	High	-	-	-	-	4,900,000	3,585,000	**8,485,000**	8,000,000	17	-	-	-	485,000	-	485,000
Road Widening - Foster Drive - HGAC	TBD	08	High	-	-	-	-	-	2,320,000	**2,320,000**	-		-	-	-	-	2,320,000	2,320,000
Street Rehab - Lake Conroe Forest Phase 2	I91	C	High	2,875,000	-	-	-	-	-	**2,875,000**	-		-	-	-	-	-	-
Street Rehab - Glenwood Park	I93	C	High	1,900,000	-	-	-	-	-	**1,900,000**	-		-	-	-	-	-	-
Street Rehab - Valwood Drive - Congressional Earmarks	I94	C	High	4,961,000	-	-	-	-	-	**4,961,000**	4,174,000		-	-	-	-	-	-
Street Rehab - South Pine Lake Road	STR25-40	C	Medium	243,000	1,568,000	-	-	-	-	**1,811,000**	-		1,568,000	-	-	-	-	1,568,000
Street Rehab and Drainage Upgrades - FM 1488 Area - Congressional Earmark	I95	C	High	1,203,000	-	-	-	-	-	**1,203,000**	1,088,000		-	-	-	-	-	-
Street Rehab - East Semands Street Area	I78	C	High	2,100,000	-	-	-	-	-	**2,100,000**	-		-	-	-	-	-	-
Total	**10**			**$ 13,282,000**	**$ 4,034,000**	**$ 16,274,000**	**$ 8,903,000**	**$ 4,900,000**	**$ 5,905,000**	**$ 53,298,000**	**$ 18,677,000**		**$ 3,419,000**	**$ 16,274,000**	**$ 4,103,000**	**$ 485,000**	**$ 2,320,000**	**$ 26,601,000**

Signals:

Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
Signal Upgrades - SH 105 at Sgt. Ed Holcomb Blvd	TBD	01	High	-	91,000	713,000	-	-	-	**804,000**	-		91,000	713,000	-	-	-	804,000
Signal Upgrades - North Loop 336 at Westview Blvd	TBD	02	High	1,092,000	200,000	1,286,000	-	-	-	**2,578,000**	-		200,000	1,286,000	-	-	-	1,486,000
Signal Upgrades - Walmart and Montgomery Plaza	TBD	03	Medium	-	110,000	600,000	-	-	-	**710,000**	-		110,000	600,000	-	-	-	710,000
Signal Upgrades - Kroger and North Loop 336	TBD	04	Medium	-	-	75,000	575,000	-	-	**650,000**	-		-	75,000	575,000	-	-	650,000
Signal Upgrades - North Loop 336 at Timber Lane	TBD	05	Medium	-	-	75,000	410,000	-	-	**485,000**	-		-	75,000	410,000	-	-	485,000
Traffic Signal Upgrades - SH 105 East at 10th Street	SIG25-41	C	High	80,000	477,000	-	-	-	-	**557,000**	-		477,000	-	-	-	-	477,000
Signal Upgrades - SH 75 at Gladstell Street	SIG25-16	C	High	80,000	952,000	-	-	-	-	**1,032,000**	-		952,000	-	-	-	-	952,000
Signal Upgrades - SH 75 at Mill Avenue	SIG25-15	C	High	80,000	600,000	-	-	-	-	**680,000**	-		600,000	-	-	-	-	600,000
Signal Upgrades - North Loop 336 at Plantation Drive	SIG25-42	C	Medium	-	613,000	-	-	-	-	**613,000**	-		613,000	-	-	-	-	613,000
Fiber Connectivity - South Loop 336 - West - Congressional Earmark	I97	C	High	1,200,000	-	-	-	-	-	**1,200,000**	**1,106,000**		-	-	-	-	-	-
Signals Upgrades - IH-45 at North Loop 336	I76	C	Medium	880,000	-	-	-	-	-	**880,000**	-		-	-	-	-	-	-
Fiber Connectivity - South Loop 336 - East - Congressional Earmark	I96	C	High	950,000	-	-	-	-	-	**950,000**	**923,000**		-	-	-	-	-	-
Total	**14**			**$ 4,362,000**	**$ 3,043,000**	**$ 2,749,000**	**$ 985,000**	**$ -**	**$ -**	**$ 11,139,000**	**$ 2,029,000**		**$ 3,043,000**	**$ 2,749,000**	**$ 985,000**	**$ -**	**$ -**	**$ 6,777,000**

Facilities:

Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
Public Works - Water & Sewer Building	TBD	01	High	-	-	-	100,000	750,000	-	850,000	-		-	-	100,000	750,000	-	850,000
Fire Station #9 Grand Central	TBD	01	High	-	-	1,150,000	7,830,000	-	-	8,980,000	-		-	1,150,000	7,830,000	-	-	8,980,000
The Woodlands Hills Fire Station	TBD	02	High	-	-	-	-	3,500,000	5,700,000	9,200,000	-		-	-	-	3,500,000	5,700,000	9,200,000
Land Acquisition for Future Fire Station	TBD	03	High	-	1,525,000	1,525,000	1,525,000	1,525,000	-	6,100,000	-		1,525,000	1,525,000	1,525,000	1,525,000	-	6,100,000
Industrial Park Fire Station	TBD	04	High	-	-	-	-	-	4,376,200	4,376,200	-		-	-	-	-	4,376,200	4,376,200
Fire Department Training Facility	TBD	05	High	-	-	5,575,000	-	-	-	5,575,000	-		-	5,575,000	-	-	-	5,575,000
Fire Department - Fire Station #8	I37	C	High	2,600,000	-	-	-	-	-	**2,600,000**	-		-	-	-	-	-	-
Total	**2**			**$ 2,600,000**	**$ 1,525,000**	**$ 8,250,000**	**$ 9,455,000**	**$ 5,775,000**	**$ 10,076,200**	**$ 37,681,200**	**$ -**		**$ 1,525,000**	**$ 8,250,000**	**$ 9,455,000**	**$ 5,775,000**	**$ 10,076,200**	**$ 35,081,200**

Parks:

Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
N/A	#N/A	#N/A	#N/A	-	-	-	-	-	-	-	-		-	-	-	-	-	-
Total	**0**			**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

Drainage:

Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
Drainage Improvements - West Fork Phase II	TBD	01	High	-	-	5,000,000	-	-	-	**5,000,000**	-		-	5,000,000	-	-	-	5,000,000
Drainage Rehab - Alligator Creek	TBD	02	Medium	-	-	500,000	2,950,000	1,240,000	-	**4,690,000**	-		-	500,000	2,950,000	1,240,000	-	4,690,000
Dredging - Live Oak Creek	TBD	03	Medium	-	-	-	1,500,000	-	-	**1,500,000**	-		-	-	1,500,000	-	-	1,500,000
BRIC-FMA Grants	J11	C	High	175,000	-	-	-	-	-	**175,000**	-		-	-	-	-	-	-
Drainage Improvements - West Fork	J28	C	Medium	-	5,000,000	-	-	-	-	**5,000,000**	-		5,000,000	-	-	-	-	5,000,000
Total	**2**			**$ 175,000**	**$ 5,000,000**	**$ 5,500,000**	**$ 4,450,000**	**$ 1,240,000**	**$ -**	**$ 16,365,000**	**$ -**		**$ 5,000,000**	**$ 5,500,000**	**$ 4,450,000**	**$ 1,240,000**	**$ -**	**$ 16,190,000**

Grand Total	**28**			**$ 20,419,000**	**$ 13,602,000**	**$ 32,773,000**	**$ 23,793,000**	**$ 11,915,000**	**$ 15,981,200**	**$ 118,483,200**	**$ 20,706,000**		**$ 12,987,000**	**$ 32,773,000**	**$ 18,993,000**	**$ 7,500,000**	**$ 12,396,200**	**$ 84,649,200**

Other Sources Notes:

1. Grant Funds
2. Interest Income
3. TXDOT Reimbursement
4. Transfer From Other Fund(s)
5. General Fund
6. Water & Sewer Construction
7. 4B Sales Tax
8. Eligible for payment by 4B Sales Taxes
9. Land Swap Proceeds
10. Del Lago Settlement
11. 2006 Land Sale Proceeds (7310-9030)
12. Donations
13. Contributions
14. Industrial/Tech Park Land Sale Proceeds
15. Sale of Land or Property
16. Developer Reimbursement
17. Intergovernmental
18. Insurance Proceeds
19. Transfer from CIDC General Fund
20. Project Savings

City of Conroe
Water Capital Projects
SUMMARY OF MULTI-YEAR PLAN FOR FUNDING
FY 2026-2027 Proposed

Water:

				Construction Schedule									Debt Funding					
Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
Water Line Installation - Woodland Hills	TBD	01	Medium	-	200,000	1,750,000	-	-	-	**1,950,000**	-		200,000	1,750,000	-	-	-	1,950,000
Water Plant #35 - East SH 242 Area	WTR24-23	02	High	-	1,650,000	9,000,000	5,200,000	-	-	**15,850,000**	-		1,650,000	9,000,000	5,200,000	-	-	15,850,000
Water Line Replacement & Extension - Main Street	TBD	03	High	-	1,089,000	-	-	-	-	**1,089,000**	1,089,000	5	-	-	-	-	-	-
Water Rehab - Artesian Area	TBD	04	High	-	623,000	5,640,000	-	-	-	**6,263,000**	-		623,000	5,640,000	-	-	-	6,263,000
Water Line Rehab - SH 75 South	TBD	05	High	-	603,000	3,417,000	-	-	-	**4,020,000**	-		603,000	3,417,000	-	-	-	4,020,000
Water Rehab - Oak Hollow	TBD	06	High	-	328,000	2,900,000	-	-	-	**3,228,000**	-		328,000	2,900,000	-	-	-	3,228,000
Water Plant Building Replacement - Water Well #4	TBD	07	Low	-	640,000	-	-	-	-	**640,000**	-		640,000	-	-	-	-	640,000
Water Line Rehab - Bybee Street Area	TBD	08	High	-	330,000	2,650,000	-	-	-	**2,980,000**	-		330,000	2,650,000	-	-	-	2,980,000
Water Line Extension - McCaleb Road	TBD	09	Medium	-	475,000	-	-	-	-	**475,000**	-		475,000	-	-	-	-	475,000
Water Well Re-Drilling - Plant #15	TBD	10	High	-	500,000	5,500,000	-	-	-	**6,000,000**	-		500,000	5,500,000	-	-	-	6,000,000
Water Line Rehab - Loop 336 at IH-45	TBD	11	Medium	-	-	322,000	4,606,000	-	-	**4,928,000**	-		-	322,000	4,606,000	-	-	4,928,000
AFA TXDOT: Water Line Relocation and Upsizing - SH-75 North	TBD	12	High	-	-	-	2,704,000	-	-	**2,704,000**	-		-	-	2,704,000	-	-	2,704,000
Water Line Replacement - First Street	TBD	13	Medium	-	-	353,000	2,958,000	-	-	**3,311,000**	-		-	353,000	2,958,000	-	-	3,311,000
Water Line Rehab - Forest Estates & Wroxton Area	TBD	14	Medium	-	-	600,000	4,382,000	-	-	**4,982,000**	-		-	600,000	4,382,000	-	-	4,982,000
Water Line Extension - IH-45 across San Jacinto River	TBD	15	Low	-	-	111,000	702,000	-	-	**813,000**	-		-	111,000	702,000	-	-	813,000
Water Line Rehab - SH 75 North	TBD	16	Medium	-	-	300,000	3,095,000	-	-	**3,395,000**	-		-	300,000	3,095,000	-	-	3,395,000
Remote Water Well Site - Plant 32	TBD	17	Medium	-	-	800,000	4,000,000	4,000,000	-	**8,800,000**	-		-	800,000	4,000,000	4,000,000	-	8,800,000
Water Line Extension - Clopton Farms	TBD	18	Low	-	-	-	506,000	-	-	**506,000**	-		-	-	506,000	-	-	506,000
Water Rehab - Wood Crest/Pine Crest	TBD	19	Low	-	-	-	300,000	2,030,000	-	**2,330,000**	-		-	-	300,000	2,030,000	-	2,330,000
Water Line Rehab - Cable Street Area	TBD	20	Medium	-	-	-	200,000	1,563,000	-	**1,763,000**	-		-	-	200,000	1,563,000	-	1,763,000
Water Plant #31 - FM 2854	I66	21	Low	-	-	-	-	-	12,000,000	**12,000,000**	-		-	-	-	-	12,000,000	12,000,000
Water Plant #34 - FM 2854	J18	C	High	1,200,000	9,600,000	5,200,000	-	-	-	**16,000,000**	14,800,000	5	-	-	-	-	-	-
Water Plant No. 36 - E. Wally Wilkerson Parkway and FM 1484	WTR24-28	C	Low	1,000,000	7,270,000	6,500,000	-	-	-	**14,770,000**	-		7,270,000	6,500,000	-	-	-	13,770,000
Remote Water Well Site - Plant 18	WTR25-33	C	High	300,000	8,723,000	-	-	-	-	**9,023,000**	3,000,000	5	5,723,000	-	-	-	-	5,723,000
Water Plant # 26 Surface Water Receiving Facility	WTR25-29	C	High	200,000	2,215,000	-	-	-	-	**2,415,000**	-		2,215,000	-	-	-	-	2,215,000
Water Well Re-Drilling and Control Building - Plant #5 - Senate/House Funding	WTR25-35	C	High	500,000	7,500,000	723,000	-	-	-	**8,723,000**	3,790,000	8	3,710,000	723,000	-	-	-	4,433,000
Water Line Extension - Old Highway 105 - Developer Agreement - MUD 183	I69	C	High	-	436,000	-	-	-	-	**436,000**	-		436,000	-	-	-	-	436,000
Water Line Relocation - SH 105 East	I30	C	High	100,000	100,000	-	-	-	-	**200,000**	-		100,000	-	-	-	-	100,000
AFA TXDOT - Utility Relocation SH75 South 3083 to League Line	J23	C	Medium	5,726,000	-	-	-	-	-	**5,726,000**	-		-	-	-	-	-	-
Water Line Rehab - Conroe Hospital Area	I44	C	High	3,223,000	-	-	-	-	-	**3,223,000**	-		-	-	-	-	-	-
Water Well Re-Drilling - Plant #14	I83	C	High	2,975,000	-	-	-	-	-	**2,975,000**	-		-	-	-	-	-	-
Water Line Extension - FM 2854 - Developer Agreement - MUD 183	I68	C	High	593,000	-	-	-	-	-	**593,000**	-		-	-	-	-	-	-
Water Well Re-Drilling - Plant #7 - Senate/House Funding	WTR25-36	C	High	500,000	-	6,000,000	-	-	-	**6,500,000**	6,000,000	8	-	-	-	-	-	-
Water Well Re-Drilling - Plant #13 - Senate/House Funding	WTR25-34	C	High	300,000	5,210,000	-	-	-	-	**5,510,000**	5,210,000	8	-	-	-	-	-	-
Water Line Extension - People Road	TBD	C	Medium	200,000	-	-	-	-	-	**200,000**	-		-	-	-	-	-	-
Total	**31**			**$ 16,817,000**	**$ 47,492,000**	**$ 51,766,000**	**$ 28,653,000**	**$ 7,593,000**	**$ 12,000,000**	**$ 164,321,000**	**$ 33,889,000**		**$ 24,803,000**	**$ 40,566,000**	**$ 28,653,000**	**$ 7,593,000**	**$ 12,000,000**	**$ 113,615,000**

Other Sources:

1. Grant Funds
2. Interest Income
3. TXDOT Reimbursement
4. Supplemental Request
5. Transfer From Other Fund(s)
6. Water & Sewer Operating Fund Capital Reserve
7. Developer Reimbursement
8. Intergovernmental
9. Transfer from CIDC General Fund

City of Conroe
Sewer Capital Projects
SUMMARY OF MULTI-YEAR PLAN FOR FUNDING
FY 2026-2027 Proposed

Sewer Compliance:

					Construction Schedule								Debt Funding					
Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
Gravity Sewer Line - West Fork White Oak Creek Phase 1	TBD	01	High	-	1,001,000	2,240,000	2,260,000	-	-	**5,501,000**	-		1,001,000	2,240,000	2,260,000	-	-	5,501,000
Southwest Wastewater Treatment Plant Lagoon Protection	TBD	02	High	-	368,000	1,104,000	-	-	-	**1,472,000**	-		368,000	1,104,000	-	-	-	1,472,000
Southwest Wastewater Treatment Plant Intensification Study	TBD	03	High	-	500,000	-	-	-	-	**500,000**	-		500,000	-	-	-	-	500,000
Land Acquisition - Northwest Wastewater Treatment Plant	TBD	04	High	-	2,600,000	-	-	-	-	**2,600,000**	-		2,600,000	-	-	-	-	2,600,000
WWTP Expansion - Conroe Central Plant by 6.0 MGD to 12 MGD - Design	TBD	05	High	-	24,126,660	27,313,200	-	-	-	**51,439,860**	-		24,126,660	27,313,200	-	-	-	51,439,860
SWWWTP - Diversion Option 2	TBD	06	High	-	-	5,334,000	15,734,000	16,535,000	-	**37,603,000**	-		-	5,334,000	15,734,000	16,535,000	-	37,603,000
Southwest Wastewater Treatment Plant Upgrades	TBD	07	High	-	1,000,000	-	-	-	-	**1,000,000**	-		1,000,000	-	-	-	-	1,000,000
WWTP Expansion - Conroe Central Plant by 6.0 MGD to 12 MGD - Construction	TBD	08	High	-	-	-	-	124,999,000	130,387,000	**255,386,000**	-		-	-	-	124,999,000	130,387,000	255,386,000
Total	**6**			**$ -**	**$ 29,595,660**	**$ 35,991,200**	**$ 17,994,000**	**$ 141,534,000**	**$ 130,387,000**	**$ 355,501,860**	**$ -**		**$ 29,595,660**	**$ 35,991,200**	**$ 17,994,000**	**$ 141,534,000**	**$ 130,387,000**	**$ 355,501,860**

Sewer:

					Construction Schedule								Debt Funding					
Project Title	**Project Code**	**Rank**	**Priority**	**Prior Budgets**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**Total Project Cost**	**Total Other Sources**	**Notes**	**2026-2027**	**2027-2028**	**2028-2029**	**2029-2030**	**2030-2031**	**New Debt**
Gravity Main Replacement - Live Oak Creek	TBD	01	High	-	212,000	1,275,000	-	-	-	**1,487,000**	-		212,000	1,275,000	-	-	-	1,487,000
Lift Station Rehabilitation - Enchanted Stream	TBD	02	Low	-	783,000	-	-	-	-	**783,000**	-		783,000	-	-	-	-	783,000
Sewer Line Rehab - Artesian Area	TBD	03	Medium	-	517,000	5,168,000	-	-	-	**5,685,000**	-		517,000	5,168,000	-	-	-	5,685,000
Gravity Main Replacement - Downtown Area Phase 1-South of Highway 105	SWR26-14	04	High	-	600,000	3,600,000	-	-	-	**4,200,000**	-		600,000	3,600,000	-	-	-	4,200,000
Gravity Sewer Line - Silverdale Phase II	TBD	05	High	-	-	412,100	2,275,000	-	-	**2,687,100**	-		-	412,100	2,275,000	-	-	2,687,100
Sewer Rehab - Flag Park Area	TBD	06	Low	-	-	1,177,000	-	-	-	**1,177,000**	-		-	1,177,000	-	-	-	1,177,000
Gravity Line Upgrades - Avenue M Area	TBD	07	High	-	-	660,000	4,961,000	-	-	**5,621,000**	-		-	660,000	4,961,000	-	-	5,621,000
SSOI Program - Section 13 & Section 14	TBD	08	High	-	-	-	650,000	2,800,000	3,075,000	**6,525,000**	-		-	-	650,000	2,800,000	3,075,000	6,525,000
Gravity Main Replacement - League Line and White Oak Creek Phase 2	TBD	09	Low	-	-	-	733,700	2,994,200	2,993,100	**6,721,000**	-		-	-	733,700	2,994,200	2,993,100	6,721,000
Trunk Line Replacement - Alligator Creek	TBD	10	High	-	-	3,600,000	2,783,000	-	-	**6,383,000**	-		-	3,600,000	2,783,000	-	-	6,383,000
Sewer Rehab - Wiggins Village	TBD	11	Medium	-	-	-	600,000	5,330,000	-	**5,930,000**	-		-	-	600,000	5,330,000	-	5,930,000
Gravity Sewer Replacement - Upper Stewarts Creek Phase 2	TBD	12	High	-	-	-	2,773,000	12,017,000	12,572,000	**27,362,000**	-		-	-	2,773,000	12,017,000	12,572,000	27,362,000
New Lift Station and Force Main - Live Creek	TBD	13	High	100,000	2,600,000	-	-	-	-	**2,700,000**	-		2,600,000	-	-	-	-	2,600,000
Gravity Main Replacement - FM 1488 and IH-45	TBD	14	Medium	-	-	-	678,000	3,827,000	-	**4,505,000**	-		-	-	678,000	3,827,000	-	4,505,000
Sewer Rehab - North Loop 336 Area - Oxford to FM 3083	TBD	15	Medium	-	-	-	373,000	2,537,000	-	**2,910,000**	-		-	-	373,000	2,537,000	-	2,910,000
Gravity Main Replacement - Downtown Area Phase 2 - North of Highway 105 - Mit/MOD Grant	J05	C	High	7,500,000	-	-	-	-	-	**7,500,000**	-		-	-	-	-	-	-
SSOI Program - Section 12	SWR25-38	C	High	1,200,000	-	-	-	-	-	**1,200,000**	-		-	-	-	-	-	-
Trunk Line Replacement - White Oak Creek Phase I	TBD	C	Medium	-	4,200,000	-	-	-	-	**4,200,000**	-		4,200,000	-	-	-	-	4,200,000
Lift Station Expansion and Force Main Upgrades - Shadow Lakes	SWR26-15	C	High	-	918,000	-	-	-	-	**918,000**	-		918,000	-	-	-	-	918,000
Sewer Line Extension - McCaleb Road	J07	C	High	3,640,000	-	-	-	-	-	**3,640,000**	-		-	-	-	-	-	-
Sewer Line Rehab - Rivershire Subdivision	J06	C	High	290,000	-	-	-	-	-	**290,000**	-		-	-	-	-	-	-
Sewer Rehab - Foster Oaks	SWR25-43	C	Medium	500,000	5,138,000	-	-	-	-	**5,638,000**	-		5,138,000	-	-	-	-	5,138,000
Developer Agreement - Gravity Sewer - Crighton Road and FM 1314	SWR25-39	C	High	683,000	3,671,000	-	-	-	-	**4,354,000**	3,671,000	7	-	-	-	-	-	-
Developer Agreement - Conroe ISD Schools at FM 1314	J27	C	High	347,000	-	-	-	-	-	**347,000**	-		-	-	-	-	-	-
Lift Station Expansion - SH 105 West	I84	C	High	-	7,000,000	-	-	-	-	**7,000,000**	-		7,000,000	-	-	-	-	7,000,000
Total	**18**			**$ 14,260,000**	**$ 25,639,000**	**$ 15,892,100**	**$ 15,826,700**	**$ 29,505,200**	**$ 18,640,100**	**$ 119,763,100**	**$ 3,671,000**		**$ 21,968,000**	**$ 15,892,100**	**$ 15,826,700**	**$ 29,505,200**	**$ 18,640,100**	**$ 101,832,100**

Grand Total				**$ 14,260,000**	**$ 55,234,660**	**$ 51,883,300**	**$ 33,820,700**	**$ 171,039,200**	**$ 149,027,100**	**$ 475,264,960**	**$ 3,671,000**		**$ 51,563,660**	**$ 51,883,300**	**$ 33,820,700**	**$ 171,039,200**	**$ 149,027,100**	**$ 457,333,960**

Other Sources:

1. Grant Funds
2. Interest Income
3. TXDOT Reimbursement
4. Supplemental Request
5. Transfer From Other Fund(s)
6. Water & Sewer Operating Fund Capital Reserve
7. Developer Reimbursement
8. Intergovernmental
9. Transfer from CIDC General Fund

City of Conroe
Water Mitigation Capital Projects
SUMMARY OF MULTI-YEAR PLAN FOR FUNDING
FY 2026-2027 Proposed

Water:

Construction Schedule

Project Title	Project Code	Rank	Priority	Prior Budgets	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	Total Project Cost	Total Other Sources	Notes
Water Plant #32 - Howard Hughes	J15	01	High	1,500,000	-	-	-	-	-	1,500,000	1,428,800	-
Water Plant #33 - Longmire Road League Line	J26	02	High	15,000,000	-	-	-	-	-	15,000,000	11,078,409	-
Total	**2**			**$ 16,500,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 16,500,000**	**$ 12,507,209**	

Grand Total:				**$ 16,500,000**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 16,500,000**	**$ 12,507,209**	

Other Sources:

1. Transfer from CIDC General Fund
2. Water Mitigation Fund Balance

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 602 - 2019-A Certificates of Obligation, Series 2019

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		7,926,466	5,969,273	3,958,137	3,379,674	
Revenues, by Type of Capital Project						
Streets (8060)						
602-8060-6106	Intergovernmental	-	-	-	-	-
602-8060-6114	Developer Reimb	-	-	-	-	**52,195**
602-8060-6550	Transfer In	-	-	-	-	-
Total Streets		**$ -**	**$ -**	**$ -**	**$ -**	**$ 52,195**
Signals (8070)						
602-8070-6106	Intergovernmental	-	-	-	-	-
602-8070-6114	Developer Reimb	-	-	-	-	-
602-8070-6550	Transfer In	-	-	-	-	-
Total Signals		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Facilities (8080)						
602-8080-6106	Intergovernmental	-	-	-	-	**2,000,000**
602-8080-6108	Intergovernmental - Federal	-	-	-	-	**23,624**
602-8080-6114	Developer Reimb	-	-	-	-	-
602-8080-6550	Transfer In	-	-	-	-	**642,500**
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ 2,666,124**
Parks (8090)						
602-8090-6106	Intergovernmental	-	-	-	-	-
602-8090-6114	Developer Reimb	-	-	-	-	-
602-8090-6550	Transfer In	-	-	-	-	**1,184,000**
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ 1,184,000**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 602 - 2019-A Certificates of Obligation, Series 2019

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Drainage (8030)						
602-8030-6106	Intergovernmental	-	-	-	-	**-**
602-8030-6114	Developer Reimb	-	-	-	-	**-**
602-8030-6550	Transfer In	-	-	-	-	**48,335**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ -**	**$ 48,335**
Other Revenues						
602-1020-6010	Interest on Investments	61,992	229,388	103,499	-	**984,325**
602-1020-6103	Bond Proceeds	-	-	-	-	**23,730,000**
602-1020-6113	Premium on Bonds	-	-	-	-	**3,475,000**
Total Other Revenues		**$ 61,992**	**$ 229,388**	**$ 103,499**	**$ -**	**$ 28,189,325**
Total Revenues		**$ 61,992**	**$ 229,388**	**$ 103,499**	**$ -**	**$ 32,139,979**
Expenditures, by Type of Capital Project						
Streets (8060)		-	-	-	-	
602-8060-8060	Contract Services	-	-	-	-	**-**
602-8060-8520	Transfer Out	-	-	-	-	**-**
602-8060-9010	Land > $5,000	-	-	-	-	**452,937**
602-8060-9030	Improvements > $10,000	1,720,966	1,179,374	234,455	2,050,000	**13,912,463**
602-8060-9070	Intang. Assets-Indefinit	-	-	-	-	**18,273**
Total Streets		**$ 1,720,966**	**$ 1,179,374**	**$ 234,455**	**$ 2,050,000**	**$ 14,383,673**
Signals (8070)						
602-8070-8060	Contract Services	-	-	-	-	**-**
602-8070-8520	Transfer Out	-	-	-	-	**-**
602-8070-9030	Improvements > $10,000	135,244	(10,069)	232,700	240,000	**1,452,335**
Total Signals		**$ 135,244**	**$ (10,069)**	**$ 232,700**	**$ 240,000**	**$ 1,452,335**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 602 - 2019-A Certificates of Obligation, Series 2019

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Facilities (8080)						
602-8080-7254	Mach & Equipment < $5,000	-	-	-	-	**10,956**
602-8080-8060	Contract Services	-	-	-	-	**-**
602-8080-8520	Transfer Out	-	-	-	-	**-**
602-8080-9020	Buildings > $10,000	-	-	-	-	**5,234,821**
602-8080-9030	Improvements > $10,000	6,500	-	-	-	**1,603,308**
Total Facilities		**$ 6,500**	**$ -**	**$ -**	**$ -**	**$ 6,849,085**
Parks (8090)						
602-8090-7253	Furn & Fixtures < $5,000	-	-	-	-	**1,984**
602-8090-8060	Contract Services	-	-	-	-	**10,453**
602-8090-8350	Legal Newspaper Notices	-	-	-	-	**566**
602-8090-8520	Transfer Out	-	-	-	-	**-**
602-8090-9020	Buildings > $10,000	2,073	675,832	52,650	-	**907,903**
602-8090-9030	Improvements > $10,000	154,402	-	162,157	-	**2,650,644**
602-8090-9050	Mach & Equip > $5,000	-	395,386	-	-	**395,386**
Total Parks		**$ 156,475**	**$ 1,071,218**	**$ 214,807**	**$ -**	**$ 3,966,936**
Drainage (8030)						
602-8030-8060	Contract Services	-	-	-	-	**-**
602-8030-8520	Transfer Out	-	-	-	-	**-**
602-8030-9030	Improvements > $10,000	-	-	-	-	**449,941**
602-8030-9070	Intang. Assets-Indefinit	-	-	-	-	**3,948,335**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ -**	**$ 4,398,276**
Total Expenditures		**$ 2,019,185**	**$ 2,240,523**	**$ 681,962**	**$ 2,290,000**	**$ 31,050,305**
Ending Balance		**$ 5,969,273**	**$ 3,958,137**	**$ 3,379,674**	**$ 1,089,674**	**$ 1,089,674**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 605 - 2020-B Certificates of Obligation, Series 2020

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		6,537,500	5,497,964	2,636,906	2,442,987	
Revenues, by Type of Capital Project						
Streets (8060)						
605-8060-6106	Intergovernmental	-	-	-	-	-
605-8060-6114	Developer Reimb	-	-	-	-	-
605-8060-6550	Transfer In	-	-	-	-	-
Total Streets		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Signals (8070)						
605-8070-6106	Intergovernmental	-	-	-	-	-
605-8070-6114	Developer Reimb	-	-	-	-	-
605-8070-6550	Transfer In	-	-	-	-	-
Total Signals		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Facilities (8080)						
605-8080-6106	Intergovernmental	-	-	-	-	-
605-8080-6114	Developer Reimb	-	-	-	-	-
605-8080-6550	Transfer In	-	-	-	-	-
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Parks (8090)						
605-8090-6106	Intergovernmental	-	-	-	-	-
605-8090-6114	Developer Reimb	-	-	-	-	-
605-8090-6550	Transfer In	-	-	-	-	-
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 605 - 2020-B Certificates of Obligation, Series 2020

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Drainage (8030)						
605-8030-6106	Intergovernmental	-	-	-	-	**-**
605-8030-6114	Developer Reimb	-	-	-	-	**-**
605-8030-6550	Transfer In	-	-	-	-	**-**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Other Revenues						
605-1020-6010	Interest on Investments	340,228	191,447	326,784	-	**1,264,323**
605-1020-6103	Bond Proceeds	-	-	-	-	**11,160,000**
605-1020-6113	Premium on Bonds Issued	-	-	-	-	**1,934,000**
Total Other Revenues		**$ 340,228**	**$ 191,447**	**$ 326,784**	**$ -**	**$ 14,358,323**
Total Revenues		**$ 340,228**	**$ 191,447**	**$ 326,784**	**$ -**	**$ 14,358,323**
Expenditures, by Type of Capital Project						
Streets (8060)						
605-8060-8060	Contract Services	-	-	-	-	**-**
605-8060-8520	Transfer Out	-	-	-	-	**-**
605-8060-9030	Improvements > $10,000	1,234,550	3,028,760	5,841	418,000	**10,947,152**
605-8060-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Streets		**$ 1,234,550**	**$ 3,028,760**	**$ 5,841**	**$ 418,000**	**$ 10,947,152**
Signals (8070)						
605-8070-8060	Contract Services	-	-	-	-	**-**
605-8070-8520	Transfer Out	-	-	-	-	**-**
605-8070-9030	Improvements > $10,000	145,214	5,606	514,862	-	**1,143,798**
Total Signals		**$ 145,214**	**$ 5,606**	**$ 514,862**	**$ -**	**$ 1,143,798**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 605 - 2020-B Certificates of Obligation, Series 2020

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Facilities (8080)						
605-8080-8060	Contract Services	-	-	-	-	-
605-8080-8520	Transfer Out	-	-	-	-	-
605-8080-9020	Buildings > $10,000	-	-	-	-	-
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Parks (8090)						
605-8090-8060	Contract Services	-	-	-	-	-
605-8090-8520	Transfer Out	-	-	-	-	-
605-8090-9020	Buildings > $10,000	-	-	-	-	-
605-8090-9030	Improvements > $10,000	-	-	-	-	-
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Drainage (8030)						
605-8030-8060	Contract Services	-	-	-	-	-
605-8030-8520	Transfer Out	-	-	-	-	-
605-8030-9030	Improvements > $10,000	-	18,140	-	-	**242,386**
605-8030-9070	Intang. Assets-Indefinit	-	-	-	-	-
Total Drainage		**$ -**	**$ 18,140**	**$ -**	**$ -**	**$ 242,386**
Total Expenditures		**$ 1,379,764**	**$ 3,052,506**	**$ 520,703**	**$ 418,000**	**$ 12,333,336**
Ending Balance		**$ 5,497,964**	**$ 2,636,906**	**$ 2,442,987**	**$ 2,024,987**	**$ 2,024,987**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 606 - 2021-B Certificates of Obligation, Series 2021

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		9,531,886	7,708,370	6,620,370	3,887,957	
Revenues, by Type of Capital Project						
Streets (8060)						
606-8060-6106	Intergovernmental	-	-	-	-	**11,023**
606-8060-6114	Developer Reimb	-	-	-	-	**-**
606-8060-6550	Transfer In	-	-	-	-	**-**
Total Streets		**$ -**	**$ -**	**$ -**	**$ -**	**$ 11,023**
Signals (8070)						
606-8070-6106	Intergovernmental	-	-	-	-	**-**
606-8070-6114	Developer Reimb	-	-	-	-	**-**
606-8070-6550	Transfer In	-	-	-	-	**-**
Total Signals		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Facilities (8080)						
606-8080-6106	Intergovernmental	-	-	-	-	**-**
606-8080-6114	Developer Reimb	-	-	-	-	**-**
606-8080-6550	Transfer In	-	-	-	-	**-**
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Parks (8090)						
606-8090-6106	Intergovernmental	-	-	-	-	**-**
606-8090-6114	Developer Reimb	-	-	-	-	**-**
606-8090-6550	Transfer In	-	-	-	-	**-**
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 606 - 2021-B Certificates of Obligation, Series 2021

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Drainage (8030)						
606-8030-6106	Intergovernmental	-	-	-	-	**-**
606-8030-6114	Developer Reimb	-	-	-	-	**-**
606-8030-6550	Transfer In	-	-	-	-	**-**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Other Revenues						
606-1020-6010	Interest on Investments	458,107	321,549	171,039	-	**1,783,042**
606-1020-6103	Bond Proceeds	-	-	-	-	**16,725,000**
606-1020-6113	Premium on Bonds Issued	-	-	-	-	**2,364,000**
Total Other Revenues		**$ 458,107**	**$ 321,549**	**$ 171,039**	**$ -**	**$ 20,872,042**
Total Revenues		**$ 458,107**	**$ 321,549**	**$ 171,039**	**$ -**	**$ 20,883,065**
Expenditures, by Type of Capital Project						
Streets (8060)						
606-8060-8060	Contract Services	-	-	-	-	**-**
606-8060-8520	Transfer Out	-	-	-	-	**-**
606-8060-9010	Land > $5,000	-	-	-	-	**-**
606-8060-9030	Improvements > $10,000	877,901	1,319,492	91,389	650,000	**10,285,857**
606-8060-9070	Intang. Assets-Indefinit	-	-	-	-	**12,250**
Total Streets		**$ 877,901**	**$ 1,319,492**	**$ 91,389**	**$ 650,000**	**$ 10,298,107**
Signals (8070)						
606-8070-8060	Contract Services	-	-	-	-	**-**
606-8070-8520	Transfer Out	-	-	-	-	**-**
606-8070-9030	Improvements > $10,000	138,813	57,591	-	-	**679,618**
Total Signals		**$ 138,813**	**$ 57,591**	**$ -**	**$ -**	**$ 679,618**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 606 - 2021-B Certificates of Obligation, Series 2021

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Facilities (8080)						
606-8080-7254	Mach & Equipment < $5,000	811	-	5,364	-	**76,664**
606-8080-8060	Contract Services	-	-	-	-	**-**
606-8080-8520	Transfer Out	-	-	-	-	**-**
606-8080-9020	Buildings > $10,000	-	8,000	2,766,969	-	**3,037,969**
606-8080-9030	Improvements > $10,000	-	24,465	39,730	-	**64,195**
606-8080-9060	Vehicles > $5,000	-	-	-	-	**983,555**
Total Facilities		**$ 811**	**$ 32,465**	**$ 2,812,063**	**$ -**	**$ 4,162,383**
Parks (8090)						
606-8090-8060	Contract Services	-	-	-	-	**-**
606-8090-8520	Transfer Out	-	-	-	-	**-**
606-8090-9020	Buildings > $10,000	-	-	-	-	**-**
606-8090-9030	Improvements > $10,000	-	-	-	-	**-**
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Drainage (8030)						
606-8030-8060	Contract Services	-	-	-	-	**-**
606-8030-8520	Transfer Out	-	-	-	-	**-**
606-8030-9030	Improvements > $10,000	1,264,098	-	-	-	**2,505,000**
606-8030-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Drainage		**$ 1,264,098**	**$ -**	**$ -**	**$ -**	**$ 2,505,000**
Total Expenditures		**$ 2,281,623**	**$ 1,409,549**	**$ 2,903,452**	**$ 650,000**	**$ 17,645,108**
Ending Balance		**$ 7,708,370**	**$ 6,620,370**	**$ 3,887,957**	**$ 3,237,957**	**$ 3,237,957**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 608 - 2022-B Certificates of Obligation, Series 2022

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		47,427,248	38,890,697	38,568,092	36,170,519	
Revenues, by Type of Capital Project						
Streets (8060)						
608-8060-6106	Intergovernmental	-	-	-	-	-
608-8060-6114	Developer Reimb	-	-	-	-	-
608-8060-6550	Transfer In	-	-	-	-	-
Total Streets		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Signals (8070)						
608-8070-6106	Intergovernmental	-	-	-	-	-
608-8070-6114	Developer Reimb	-	-	-	-	-
608-8070-6550	Transfer In	341,178	37,984	-	-	**409,162**
Total Signals		**$ 341,178**	**$ 37,984**	**$ -**	**$ -**	**$ 409,162**
Facilities (8080)						
608-8080-6106	Intergovernmental	-	-	-	-	-
608-8080-6114	Developer Reimb	-	-	-	-	-
608-8080-6550	Transfer In	-	-	-	-	-
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Parks (8090)						
608-8090-6106	Intergovernmental	-	-	-	-	-
608-8090-6114	Developer Reimb	-	-	-	-	-
608-8090-6550	Transfer In	-	-	-	-	-
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 608 - 2022-B Certificates of Obligation, Series 2022

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Drainage (8030)						
608-8030-6106	Intergovernmental	-	-	-	-	**-**
608-8030-6114	Developer Reimb	-	-	-	-	**-**
608-8030-6550	Transfer In	-	-	-	-	**-**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Other Revenues						
608-1020-6010	Interest on Investments	2,390,191	1,773,999	1,123,296	-	**7,220,316**
608-1020-6103	Bond Proceeds	-	-	-	-	**47,040,000**
608-1020-6113	Premium on Bonds Issued	-	-	-	-	**1,726,806**
Total Other Revenues		**$ 2,390,191**	**$ 1,773,999**	**$ 1,123,296**	**$ -**	**$ 55,987,122**
Total Revenues		**$ 2,731,369**	**$ 1,811,983**	**$ 1,123,296**	**$ -**	**$ 56,396,284**
Expenditures, by Type of Capital Project						
Streets (8060)						
608-8060-8060	Contract Services	-	-	-	-	**-**
608-8060-8520	Transfer Out	-	-	-	-	**-**
608-8060-9010	Land > $5,000	-	-	-	-	**-**
608-8060-9030	Improvements > $10,000	6,790,529	268,270	158,902	2,100,000	**12,053,591**
608-8060-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Streets		**$ 6,790,529**	**$ 268,270**	**$ 158,902**	**$ 2,100,000**	**$ 12,053,591**
Signals (8070)						
608-8070-8060	Contract Services	-	-	-	-	**-**
608-8070-8520	Transfer Out	-	-	-	-	**-**
608-8070-9030	Improvements > $10,000	419,286	25,600	644,421	1,972,000	**3,183,537**
Total Signals		**$ 419,286**	**$ 25,600**	**$ 644,421**	**$ 1,972,000**	**$ 3,183,537**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 608 - 2022-B Certificates of Obligation, Series 2022

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Facilities (8080)						
608-8080-8060	Contract Services	-	-	-	-	**-**
608-8080-8520	Transfer Out	-	-	-	-	**-**
608-8080-9020	Buildings > $10,000	-	-	2,290,000	-	**2,290,000**
608-8080-9030	Improvements > $10,000	2,262,104	1,690,704	427,545	2,600,000	**7,301,852**
Total Facilities		**$ 2,262,104**	**$ 1,690,704**	**$ 2,717,545**	**$ 2,600,000**	**$ 9,591,852**
Parks (8090)						
608-8090-8060	Contract Services	-	-	-	-	**-**
608-8090-8520	Transfer Out	-	-	-	-	**-**
608-8090-9020	Buildings > $10,000	-	-	-	-	**-**
608-8090-9030	Improvements > $10,000	-	-	-	-	**-**
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Drainage (8030)						
608-8030-8060	Contract Services	-	-	-	-	**-**
608-8030-8520	Transfer Out	-	-	-	-	**-**
608-8030-9030	Improvements > $10,000	1,796,001	150,014	-	-	**2,068,784**
608-8030-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Drainage		**$ 1,796,001**	**$ 150,014**	**$ -**	**$ -**	**$ 2,068,784**
Total Expenditures		**$ 11,267,920**	**$ 2,134,588**	**$ 3,520,868**	**$ 6,672,000**	**$ 26,897,765**
Ending Balance		**$ 38,890,697**	**$ 38,568,092**	**$ 36,170,519**	**$ 29,498,519**	**$ 29,498,519**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 610 - 2023-A Certificates of Obligation, Series 2023

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		-	8,538,601	8,553,899	8,806,817	
Revenues, by Type of Capital Project						
Streets (8060)						
610-8060-6106	Intergovernmental - Local	-	-	687,500	-	**687,500**
610-8060-6108	Intergovernmental - Federal	-	-	917,594	5,262,000	**6,179,594**
610-8060-6114	Developer Reimb	-	-	-	-	**-**
610-8060-6550	Transfer In	-	-	-	-	**-**
Total Streets		**$ -**	**$ -**	**$ 1,605,094**	**$ 5,262,000**	**$ 6,867,094**
Signals (8070)						
610-8070-6106	Intergovernmental - Local	-	-	-	-	**-**
610-8070-6108	Intergovernmental - Federal	-	-	-	2,029,000	**2,029,000**
610-8070-6114	Developer Reimb	-	-	-	-	**-**
610-8070-6550	Transfer In	-	-	-	-	**-**
Total Signals		**$ -**	**$ -**	**$ -**	**$ 2,029,000**	**$ 2,029,000**
Facilities (8080)						
610-8080-6106	Intergovernmental	-	-	-	-	**-**
610-8080-6114	Developer Reimb	-	-	-	-	**-**
610-8080-6550	Transfer In	-	-	-	-	**-**
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Parks (8090)						
610-8090-6106	Intergovernmental	-	-	-	-	**-**
610-8090-6114	Developer Reimb	-	-	-	-	**-**
610-8090-6550	Transfer In	-	-	-	-	**-**
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 610 - 2023-A Certificates of Obligation, Series 2023

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Drainage (8030)						
610-8030-6106	Intergovernmental	-	-	-	-	**-**
610-8030-6114	Developer Reimb	-	-	-	-	**-**
610-8030-6550	Transfer In	-	-	-	-	**-**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Other Revenues						
610-1020-6010	Interest on Investments	371,810	387,182	275,722	-	**1,034,714**
610-1020-6103	Bond Proceeds	8,015,000	-	-	-	**8,015,000**
610-1020-6113	Premium on Bonds Issued	372,487	-	-	-	**372,487**
Total Other Revenues		**$ 8,759,297**	**$ 387,182**	**$ 275,722**	**$ -**	**$ 9,422,201**
Total Revenues		**$ 8,759,297**	**$ 387,182**	**$ 1,880,816**	**$ 7,291,000**	**$ 18,318,295**
Expenditures, by Type of Capital Project						
Streets (8060)						
610-8060-8060	Contract Services	-	-	-	-	**-**
610-8060-8520	Transfer Out	-	-	-	-	**-**
610-8060-9010	Land > $5,000	-	-	-	-	**-**
610-8060-9030	Improvements > $10,000	219,436	203,243	688,654	8,064,000	**9,175,333**
610-8060-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Streets		**$ 219,436**	**$ 203,243**	**$ 688,654**	**$ 8,064,000**	**$ 9,175,333**
Signals (8070)						
610-8070-8060	Contract Services	-	-	-	-	**-**
610-8070-8520	Transfer Out	-	-	-	-	**-**
610-8070-9030	Improvements > $10,000	-	137,095	107,600	2,150,000	**2,394,695**
Total Signals		**$ -**	**$ 137,095**	**$ 107,600**	**$ 2,150,000**	**$ 2,394,695**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 610 - 2023-A Certificates of Obligation, Series 2023

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Facilities (8080)						
610-8080-8060	Contract Services	-	-	-	-	**-**
610-8080-8520	Transfer Out	-	-	-	-	**-**
610-8080-9010	Land > $5,000	-	-	-	-	**-**
610-8080-9020	Buildings > $10,000	-	-	-	-	**-**
610-8080-9030	Improvements > $10,000	-	-	-	-	**-**
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Parks (8090)						
610-8090-8060	Contract Services	-	-	-	-	**-**
610-8090-8520	Transfer Out	-	-	-	-	**-**
610-8090-9020	Buildings > $10,000	-	-	-	-	**-**
610-8090-9030	Improvements > $10,000	-	-	-	-	**-**
610-8090-9050	Mach & Equipment > $5,000	-	23,936	-	-	**23,936**
Total Parks		**$ -**	**$ 23,936**	**$ -**	**$ -**	**$ 23,936**
Drainage (8030)						
610-8030-8060	Contract Services	-	-		-	**-**
610-8030-8520	Transfer Out	-	-		-	**-**
610-8030-9030	Improvements > $10,000	1,260	7,610	831,644	175,000	**1,015,514**
610-8030-9070	Intang. Assets-Indefinit	-	-		-	**-**
Total Drainage		**$ 1,260**	**$ 7,610**	**$ 831,644**	**$ 175,000**	**$ 1,015,514**
Total Expenditures		**$ 220,696**	**$ 371,884**	**$ 1,627,898**	**$ 10,389,000**	**$ 12,609,478**
Ending Balance		**$ 8,538,601**	**$ 8,553,899**	**$ 8,806,817**	**$ 5,708,817**	**$ 5,708,817**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 611 - 2027-A Certificates of Obligation, Series 2027

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		-	-	-	-	
Revenues, by Type of Capital Project						
Streets (8060)						
611-8060-6106	Intergovernmental - Local	-	-	-	-	**-**
611-8060-6108	Intergovernmental - Federal	-	-	-	-	**-**
611-8060-6114	Developer Reimb	-	-	-	-	**-**
611-8060-6550	Transfer In	-	-	-	615,000	**615,000**
Total Streets		**$ -**	**$ -**	**$ -**	**$ 615,000**	**$ 615,000**
Signals (8070)						
611-8070-6106	Intergovernmental - Local	-	-	-	-	**-**
611-8070-6108	Intergovernmental - Federal	-	-	-	-	**-**
611-8070-6114	Developer Reimb	-	-	-	-	**-**
611-8070-6550	Transfer In	-	-	-	-	**-**
Total Signals		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Facilities (8080)						
611-8080-6106	Intergovernmental	-	-	-	-	**-**
611-8080-6114	Developer Reimb	-	-	-	-	**-**
611-8080-6550	Transfer In	-	-	-	-	**-**
Total Facilities		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Parks (8090)						
611-8090-6106	Intergovernmental	-	-	-	-	**-**
611-8090-6114	Developer Reimb	-	-	-	-	**-**
611-8090-6550	Transfer In	-	-	-	-	**-**
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 611 - 2027-A Certificates of Obligation, Series 2027

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Drainage (8030)						
611-8030-6106	Intergovernmental	-	-	-	-	**-**
611-8030-6114	Developer Reimb	-	-	-	-	**-**
611-8030-6550	Transfer In	-	-	-	-	**-**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Other Revenues						
611-1020-6010	Interest on Investments	-	-	-	-	**-**
611-1020-6103	Bond Proceeds	-	-	-	12,987,000	**12,987,000**
611-1020-6113	Premium on Bonds Issued	-	-	-	-	**-**
Total Other Revenues		**$ -**	**$ -**	**$ -**	**$ 12,987,000**	**$ 12,987,000**
Total Revenues		**$ -**	**$ -**	**$ -**	**$ 13,602,000**	**$ 13,602,000**
Expenditures, by Type of Capital Project						
Streets (8060)						
611-8060-8060	Contract Services	-	-	-	-	**-**
611-8060-8520	Transfer Out	-	-	-	-	**-**
611-8060-9010	Land > $5,000	-	-	-	593,000	**593,000**
611-8060-9030	Improvements > $10,000	-	-	-	3,441,000	**3,441,000**
611-8060-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Streets		**$ -**	**$ -**	**$ -**	**$ 4,034,000**	**$ 4,034,000**
Signals (8070)						
611-8070-8060	Contract Services	-	-	-	-	**-**
611-8070-8520	Transfer Out	-	-	-	-	**-**
611-8070-9030	Improvements > $10,000	-	-	-	3,043,000	**3,043,000**
Total Signals		**$ -**	**$ -**	**$ -**	**$ 3,043,000**	**$ 3,043,000**

City of Conroe Capital Budget
FY 2026-2027
General Government CIP
Fund 611 - 2027-A Certificates of Obligation, Series 2027

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Facilities (8080)						
611-8080-8060	Contract Services	-	-	-	-	**-**
611-8080-8520	Transfer Out	-	-	-	-	**-**
611-8080-9010	Land > $5,000	-	-	-	1,525,000	**1,525,000**
611-8080-9020	Buildings > $10,000	-	-	-	-	**-**
611-8080-9030	Improvements > $10,000	-			-	**-**
Total Facilities		**$ -**	**$ -**	**$ -**	**$ 1,525,000**	**$ 1,525,000**
Parks (8090)						
611-8090-8060	Contract Services	-	-	-	-	**-**
611-8090-8520	Transfer Out	-	-	-	-	**-**
611-8090-9020	Buildings > $10,000	-	-	-	-	**-**
611-8090-9030	Improvements > $10,000	-	-	-	-	**-**
611-8090-9050	Mach & Equipment > $5,000	-	-	-	-	**-**
Total Parks		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Drainage (8030)						
611-8030-8060	Contract Services	-	-	-	-	**-**
611-8030-8520	Transfer Out	-	-	-	-	**-**
611-8030-9030	Improvements > $10,000	-	-	-	5,000,000	**5,000,000**
611-8030-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Drainage		**$ -**	**$ -**	**$ -**	**$ 5,000,000**	**$ 5,000,000**
Total Expenditures		**$ -**	**$ -**	**$ -**	**$ 13,602,000**	**$ 13,602,000**
Ending Balance		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 501 - 2018-B Certificates of Obligation, Series 2018

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		2,485,783	2,406,975	2,474,637	2,545,061	
Revenues, by Type of Capital Project						
Water (8040)						
501-8040-6100	Other Financing Sources	-	-	-	-	**-**
501-8040-6103	Bond Proceeds	-	-	-	-	**20,798,793**
501-8040-6106	Intergovernmental	-	-	-	-	**-**
501-8040-6113	Premium on Bonds	-	-	-	-	**2,917,207**
501-8040-6114	Developer Reimb	-	-	-	-	**80,000**
501-8040-6550	Transfer In	-	-	-	-	**3,753,841**
Total Water		**$ -**	**$ -**	**$ -**	**$ -**	**$ 27,549,841**
Sewer (8050)						
501-8050-6100	Other Financing Sources	-	-	-	-	**-**
501-8050-6103	Bond Proceeds	-	-	-	-	**65,191,201**
501-8050-6106	Intergovernmental	-	-	-	-	**-**
501-8050-6113	Premium on Bonds	-	-	-	-	**9,140,799**
501-8050-6114	Developer Reimb	-	-	-	-	**28,800**
501-8050-6550	Transfer In	-	-	-	-	**3,070,950**
Total Sewer		**$ -**	**$ -**	**$ -**	**$ -**	**$ 77,431,750**
Other Revenues						
501-2000-6010	Interest on Investments	136,168	108,229	70,423	-	**3,260,217**
Total Other Revenues		**$ 136,168**	**$ 108,229**	**$ 70,423**	**$ -**	**$ 3,260,217**
Total Revenues		**$ 136,168**	**$ 108,229**	**$ 70,423**	**$ -**	**$ 108,241,808**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 501 - 2018-B Certificates of Obligation, Series 2018

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Expenditures, by Type of Capital Project						
Water (8040)						
501-8040-8060	Contract Services	-	-	-	-	**81,460**
501-8040-8520	Transfer Out	-	-	-	-	**-**
501-8040-9010	Land > $5,000	-	-	-	-	**462,388**
501-8040-9030	Improvements > $10,000	67,357	43,208	-	200,000	**27,913,434**
501-8040-9050	Mach & Equip > $5,000	-	-	-	-	**29,539**
501-8040-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Water		**$ 67,357**	**$ 43,208**	**$ -**	**$ 200,000**	**$ 28,486,821**
Sewer (8050)						
501-8050-8060	Contract Services	-	-	-	-	**433,002**
501-8050-8520	Transfer Out	-	-	-	-	**-**
501-8050-9010	Land > $10,000	-	-	-	-	**56,233**
501-8050-9030	Improvements > $10,000	147,619	(2,641)	-	347,000	**77,213,692**
501-8050-9070	Intang. Assets-Indefinit	-	-	-	-	**54,000**
Total Sewer		**$ 147,619**	**$ (2,641)**	**$ -**	**$ 347,000**	**$ 77,756,927**
Total Expenditures		**$ 214,976**	**$ 40,568**	**$ -**	**$ 547,000**	**$ 106,243,747**
Ending Balance		**$ 2,406,975**	**$ 2,474,637**	**$ 2,545,061**	**$ 1,998,061**	**$ 1,998,061**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 506 - 2021-C Certificates of Obligation, Series 2021

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		2,387,978	2,598,422	1,673,711	3,257,931	
Revenues, by Type of Capital Project						
Water (8040)						
506-8040-6100	Other Financing Sources	-	-	-	-	**-**
506-8040-6106	Intergovernmental	-	-	-	-	**-**
506-8040-6114	Developer Reimb	-	-	-	-	**-**
506-8040-6550	Transfer In	3,383,173	5,548,263	2,500,000	-	**14,631,810**
Total Water		**$ 3,383,173**	**$ 5,548,263**	**$ 2,500,000**	**$ -**	**$ 14,631,810**
Sewer (8050)						
506-8050-6100	Other Financing Sources	-	-	-	-	**-**
506-8050-6106	Intergovernmental	-	-	-	-	**-**
506-8050-6114	Developer Reimb	-	-	-	-	**-**
506-8050-6550	Transfer In	-	-	-	-	**12,525**
Total Sewer		**$ -**	**$ -**	**$ -**	**$ -**	**$ 12,525**
Other Revenues						
506-2000-6010	Interest on Investments	104,451	35,862	7,753	-	**689,167**
506-2000-6103	Bond Proceeds	-	-	-	-	**23,000,000**
506-2000-6113	Premium on Bonds	-	-	-	-	**4,379,102**
Total Other Revenues		**$ 104,451**	**$ 35,862**	**$ 7,753**	**$ -**	**$ 28,068,269**
Total Revenues		**$ 3,487,624**	**$ 5,584,125**	**$ 2,507,753**	**$ -**	**$ 42,712,604**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 506 - 2021-C Certificates of Obligation, Series 2021

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Expenditures, by Type of Capital Project						
Water (8040)						
506-8040-8060	Contract Services	-	-	-	-	**-**
506-8040-8520	Transfer Out	-	-	-	-	**-**
506-8040-9010	Land > $5,000	-	-	-	-	**-**
506-8040-9030	Improvements > $5,000	3,277,180	6,274,059	841,453	-	**33,967,570**
506-8040-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Water		**$ 3,277,180**	**$ 6,274,059**	**$ 841,453**	**$ -**	**$ 33,967,570**
Sewer (8050)						
506-8050-8060	Contract Services	-	-	-	-	**-**
506-8050-8520	Transfer Out	-	-	-	-	**-**
506-8050-9010	Land > $5,000	-	-	-	-	**-**
506-8050-9030	Improvements > $5,000	-	234,777	82,081	500,000	**5,987,103**
506-8050-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Sewer		**$ -**	**$ 234,777**	**$ 82,081**	**$ 500,000**	**$ 5,987,103**
Total Expenditures		**$ 3,277,180**	**$ 6,508,836**	**$ 923,534**	**$ 500,000**	**$ 39,954,673**
Ending Balance		**$ 2,598,422**	**$ 1,673,711**	**$ 3,257,931**	**$ 2,757,931**	**$ 2,757,931**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 508 - 2022-C Certificates of Obligation, Series 2022

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		44,913,024	31,558,902	21,023,127	21,553,828	
Revenues, by Type of Capital Project						
Water (8040)						
508-8040-6100	Other Financing Sources	-	-	-	-	**-**
508-8040-6106	Intergovernmental	-	-	-	-	**-**
508-8040-6114	Developer Reimb	-	-	-	-	**-**
508-8040-6550	Transfer In	476,000	-	-	-	**480,480**
Total Water		**$ 476,000**	**$ -**	**$ -**	**$ -**	**$ 480,480**
Sewer (8050)						
508-8050-6100	Other Financing Sources	-	-	-	-	**-**
508-8050-6106	Intergovernmental	-	-	-	-	**-**
508-8050-6114	Developer Reimb	-	-	-	-	**-**
508-8050-6550	Transfer In	-	570,576	-	-	**570,576**
Total Sewer		**$ -**	**$ 570,576**	**$ -**	**$ -**	**$ 570,576**
Other Revenues						
508-2000-6010	Interest on Investments	2,275,805	1,329,916	569,803	-	**6,104,110**
508-2000-6103	Bond Proceeds	-	-	-	-	**45,610,000**
508-2000-6113	Premium on Bonds	-	-	-	-	**3,619,214**
Total Other Revenues		**$ 2,275,805**	**$ 1,329,916**	**$ 569,803**	**$ -**	**$ 55,333,325**
Total Revenues		**$ 2,751,805**	**$ 1,900,492**	**$ 569,803**	**$ -**	**$ 56,384,381**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 508 - 2022-C Certificates of Obligation, Series 2022

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Expenditures, by Type of Capital Project						
Water (8040)						
508-8040-8060	Contract Services	-	-	-	-	**-**
508-8040-8520	Transfer Out	-	-	-	-	**-**
508-8040-9010	Land > $5,000	-	-	-	-	**-**
508-8040-9030	Improvements > $5,000	8,613,687	8,039,429	25,626	693,000	**17,480,133**
508-8040-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Water		**$ 8,613,687**	**$ 8,039,429**	**$ 25,626**	**$ 693,000**	**$ 17,480,133**
Sewer (8050)						
508-8050-8060	Contract Services	-	-	-	-	**-**
508-8050-8520	Transfer Out	-	-	-	-	**-**
508-8050-9010	Land > $5,000	-	-	-	-	**-**
508-8050-9030	Improvements > $5,000	7,488,740	4,396,838	13,476	683,000	**18,676,880**
508-8050-9070	Intang. Assets-Indefinit	3,500	-	-	-	**49,540**
Total Sewer		**$ 7,492,240**	**$ 4,396,838**	**$ 13,476**	**$ 683,000**	**$ 18,726,420**
Total Expenditures		**$ 16,105,927**	**$ 12,436,267**	**$ 39,102**	**$ 1,376,000**	**$ 36,206,552**
Ending Balance		**$ 31,558,902**	**$ 21,023,127**	**$ 21,553,828**	**$ 20,177,828**	**$ 20,177,828**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 509 - 2024-A Certificates of Obligation, Series 2024

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		-	33,052,957	32,389,748	29,118,916	
Revenues, by Type of Capital Project						
Water (8040)						
509-8040-6100	Other Financing Sources	-	-	-	-	**-**
509-8040-6106	Intergovernmental	-	-	-	-	**-**
509-8040-6114	Developer Reimb	-	-	-	-	**-**
509-8040-6550	Transfer In	-	-	-	-	**-**
Total Water		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Sewer (8050)						
509-8050-6100	Other Financing Sources	-	-	-	-	**-**
509-8050-6106	Intergovernmental - Local	-	-	-	-	**-**
509-8050-6108	Intergovernmental - Federal	-	-	-	-	**-**
509-8050-6114	Developer Reimb	-	-	1,800,000	-	**1,800,000**
509-8050-6550	Transfer In	-	-	-	-	**-**
Total Sewer		**$ -**	**$ -**	**$ 1,800,000**	**$ -**	**$ 1,800,000**
Other Revenues						
509-2000-6010	Interest on Investments	1,272,346	1,680,836	1,006,259	-	**3,959,440**
509-2000-6103	Bond Proceeds	32,345,000	-	-	-	**32,345,000**
509-2000-6113	Premium on Bonds	-	-	-	-	**-**
Total Other Revenues		**$ 33,617,346**	**$ 1,680,836**	**$ 1,006,259**	**$ -**	**$ 36,304,440**
Total Revenues		**$ 33,617,346**	**$ 1,680,836**	**$ 2,806,259**	**$ -**	**$ 38,104,440**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 509 - 2024-A Certificates of Obligation, Series 2024

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Expenditures, by Type of Capital Project						
Water (8040)						
509-8040-8060	Contract Services	-	-	-	-	**-**
509-8040-8520	Transfer Out	-	-	-	-	**-**
509-8040-9010	Land > $5,000	-	-	-	-	**-**
509-8040-9030	Improvements > $5,000	11,298	906,532	5,261,798	14,724,000	**20,903,628**
509-8040-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Water		**$ 11,298**	**$ 906,532**	**$ 5,261,798**	**$ 14,724,000**	**$ 20,903,628**
Sewer (8050)						
509-8050-8060	Contract Services	-	-	-	-	**-**
509-8050-8520	Transfer Out	-	-	-	-	**-**
509-8050-9010	Land > $5,000	-	-	-	-	**-**
509-8050-9030	Improvements > $5,000	553,091	1,437,513	815,293	12,730,000	**15,535,897**
509-8050-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Sewer		**$ 553,091**	**$ 1,437,513**	**$ 815,293**	**$ 12,730,000**	**$ 15,535,897**
Total Expenditures		**$ 564,389**	**$ 2,344,045**	**$ 6,077,091**	**$ 27,454,000**	**$ 36,439,525**
Ending Balance		**$ 33,052,957**	**$ 32,389,748**	**$ 29,118,916**	**$ 1,664,916**	**$ 1,664,916**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 510 - 2027-B Certificates of Obligation, Series 2026

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		-	-	-	-	
Revenues, by Type of Capital Project						
Water (8040)						
510-8040-6100	Other Financing Sources	-	-	-	-	**-**
510-8040-6106	Intergovernmental	-	-	-	-	**-**
510-8040-6108	Intergovernmental - Federal	-	-	-	-	**-**
510-8040-6114	Developer Reimb	-	-	-	-	**-**
510-8040-6550	Transfer In	-	-	-	13,689,000	**13,689,000**
Total Water		**$ -**	**$ -**	**$ -**	**$ 13,689,000**	**$ 13,689,000**
Sewer (8050)						
510-8050-6100	Other Financing Sources	-	-	-	-	**-**
510-8050-6106	Intergovernmental - Local	-	-	-	-	**-**
510-8050-6108	Intergovernmental - Federal	-	-	-	-	**-**
510-8050-6114	Developer Reimb	-	-	-	3,671,000	**3,671,000**
510-8050-6550	Transfer In	-	-	-	-	**-**
Total Sewer		**$ -**	**$ -**	**$ -**	**$ 3,671,000**	**$ 3,671,000**
Other Revenues						
510-2000-6010	Interest on Investments	-	-	-	-	**-**
510-2000-6103	Bond Proceeds	-	-	-	76,366,660	**76,366,660**
510-2000-6113	Premium on Bonds	-	-	-	-	**-**
Total Other Revenues		**$ -**	**$ -**	**$ -**	**$ 76,366,660**	**$ 76,366,660**
Total Revenues		**$ -**		**$ -**	**$ 93,726,660**	**$ 93,726,660**

City of Conroe Capital Budget
FY 2026-2027
Water & Sewer CIP
Fund 510 - 2027-B Certificates of Obligation, Series 2026

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Expenditures, by Type of Capital Project						
Water (8040)						
510-8040-8060	Contract Services	-	-	-	-	**-**
510-8040-8520	Transfer Out	-	-	-	-	**-**
510-8040-9010	Land > $5,000	-	-	-	15,000	**15,000**
510-8040-9030	Improvements > $5,000	-	-	-	38,477,000	**38,477,000**
510-8040-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Water		**$ -**	**$ -**	**$ -**	**$ 38,492,000**	**$ 38,492,000**
Sewer (8050)						
510-8050-8060	Contract Services	-	-	-	500,000	**500,000**
510-8050-8520	Transfer Out	-	-	-	-	**-**
510-8050-9010	Land > $5,000	-	-	-	2,600,000	**2,600,000**
510-8050-9030	Improvements > $5,000	-	-	-	52,134,660	**52,134,660**
510-8050-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Sewer		**$ -**	**$ -**	**$ -**	**$ 55,234,660**	**$ 55,234,660**
Total Expenditures		**$ -**	**$ -**	**$ -**	**$ 93,726,660**	**$ 93,726,660**
Ending Balance		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**

City of Conroe Capital Budget
FY 2026-2027
Water Mitigation Fund

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		-	7,998,249	12,205,996	7,867,521	
Revenues, by Type of Capital Project						
Water (8040)						
500-8040-6036	Sales of Capital Assets	-	-	-	-	**-**
500-8040-6100	Other Financing Sources	-	-	-	-	**-**
500-8040-6103	Bond Proceeds	-	-	-	-	**-**
500-8040-6106	Intergovernmental	-	-	-	-	**-**
500-8040-6113	Premium on Bonds	-	-	-	-	**-**
500-8040-6114	Developer Reimb	-	-	-	-	**-**
500-8040-6550	Transfer In	7,998,249	3,908,735	7,488,196	12,507,209	**31,902,389**
Total Water		**$ 7,998,249**	**$ 3,908,735**	**$ 7,488,196**	**$ 12,507,209**	**$ 31,902,389**
Other Revenues						
500-2000-6010	Interest on Investments	-	299,012	-	-	**299,012**
Total Other Revenues		**$ -**	**$ 299,012**	**$ -**	**$ -**	**$ 299,012**
Total Revenues		**$ 7,998,249**	**$ 4,207,747**	**$ 7,488,196**	**$ 12,507,209**	**$ 32,201,401**
Expenditures, by Type of Capital Project						
Water (8040)						
500-8040-8060	Contract Services	-	-	-	-	**-**
500-8040-8520	Transfer Out	-	-	-	-	**-**
500-8040-9010	Land > $5,000	-	-	-	-	**-**
500-8040-9030	Improvements > $10,000	-	-	11,826,671	17,700,000	**29,526,671**
500-8040-9050	Mach & Equip > $5,000	-	-	-	-	**-**
500-8040-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Water		**$ -**	**$ -**	**$ 11,826,671**	**$ 17,700,000**	**$ 29,526,671**
Total Expenditures		**$ -**	**$ -**	**$ 11,826,671**	**$ 17,700,000**	**$ 29,526,671**
Ending Balance		**$ 7,998,249**	**$ 12,205,996**	**$ 7,867,521**	**$ 2,674,730**	**$ 2,674,730**

City of Conroe Capital Budget
FY 2026-2027
Tax Increment Reinvestment Zone #3
Street Improvements
Fund 079

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		7,897,095	10,915,820	15,356,857	20,234,993	
Revenues						
079-7900-4010	Current Taxes	-			-	**21,007**
079-7900-6010	Interest on Investments	430,170	467,724	488,384	-	**1,913,354**
079-7900-6015	FMV Adjustment - Investments	-	-	-	-	**(39,706)**
079-7900-6106	Intergovernmental - Local	2,673,458	3,232,247	3,403,205	3,576,644	**34,723,609**
079-7900-6550	Transfer In	3,816,389	4,640,361	4,882,937	4,807,521	**49,936,998**
Total Revenues		**$ 6,920,017**	**$ 8,340,333**	**$ 8,774,525**	**$ 8,384,165**	**$ 86,555,263**
Expenditures						
079-7900-8520	Transfer Out	3,901,292	3,899,296	3,896,389	3,900,240	**61,836,344**
Total Expenditures		**$ 3,901,292**	**$ 3,899,296**	**$ 3,896,389**	**$ 3,900,240**	**$ 61,836,344**
Ending Balance		**$ 10,915,820**	**$ 15,356,857**	**$ 20,234,993**	**$ 24,718,918**	**$ 24,718,918**

City of Conroe Capital Budget
FY 2026-2027
Fund 255 - Texas Water Development Board - $15M Grant

		Actual FY 2024	Actual FY 2025	Estimated FY 2026	Budgeted FY 2027	TOTALS
Beginning Balance		-	-	-	-	
Revenues, by Type of Capital Project						
Water (8040)						
255-8040-6107	Intergovernmental - State	-	-	-	15,000,000	**15,000,000**
Total Water		**$ -**	**$ -**	**$ -**	**$ 15,000,000**	**$ 15,000,000**
Other Revenues						
255-2000-6010	Interest on Investments	-	-	-	-	**-**
255-2000-6108	Intergovernmental - Federal	-	-	-	-	**-**
255-2000-6103	Bond Proceeds	-	-	-	-	**-**
255-2000-6113	Premium on Bonds	-	-	-	-	**-**
Total Other Revenues		**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Total Revenues		**$ -**	**$ -**	**$ -**	**$ 15,000,000**	**$ 15,000,000**
Expenditures, by Type of Capital Project						
Water (8040)						
255-8040-8060	Contract Services	-	-	-	-	**-**
255-8040-8520	Transfer Out	-	-	-	-	**-**
255-8040-9010	Land > $5,000	-	-	-	-	**-**
255-8040-9030	Improvements > $10,000	-	-	-	9,000,000	**9,000,000**
255-8040-9070	Intang. Assets-Indefinit	-	-	-	-	**-**
Total Water		**$ -**	**$ -**	**$ -**	**$ 9,000,000**	**$ 9,000,000**
Total Expenditures		**$ -**	**$ -**	**$ -**	**$ 9,000,000**	**$ 9,000,000**
Ending Balance		**$ -**	**$ -**	**$ -**	**$ 6,000,000**	**$ 6,000,000**

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Item Type: Ordinance

M. Monteilh
Joint Meeting: No Joint Meeting

Description
Discuss and Consider Adoption of the 2026 Ad Valorem Total Tax Rate of $0.4272 per $100.

Summary / Recommendation
This item is to adopt the 2026 tax year ad valorem total tax rate of $0.4272 per $100 assessed valuation. Attached is an ordinance setting the 2026 total tax rate at $0.4272. The maintenance and operations portion will be $0.3022 and the debt service component of the tax rate will be $0.1250 for a total tax rate of $0.4272. Since this year's proposed tax rate exceeds the no-new-revenue tax rate, the vote on the ordinance setting the tax rate must be a record/roll-call vote and 60% of the governing body must vote in favor of the adoption of the tax rate. A motion to adopt the ordinance must made in the following form: "I move that the property tax rate be increased by the adoption of a tax rate of $0.4272, which is effectively a 0.05 percent increase in the tax rate."

Fiscal Impact

Expenditure Amount:	N/A
Revenue Amount:	$69,001,169
Account Number:	001-1020-4010/010-1010-4010
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments
Ordinance - 2026 Ad Valorem Tax Rate

CERTIFICATE FOR ORDINANCE

I.

On the 10th day of September, 2026, the City Council of the City of Conroe, Texas, consisting of the following qualified members, to-wit: **Duke W. Coon, Mayor; John Sellars, Mayor Pro Tem, Council Members David Hairel, Shana R. Arthur, Kristin Hoisington, and Ken Blevins,** did convene in public session in the Council Chambers of the City Hall at 300 West Davis in Conroe, Texas. The roll being first called, a quorum was established, all members being present. The Meeting was open to the public and public notice of the time, place and purpose of the Meeting was given, all as required by Chapter 551, Texas Government Code.

II.

WHEREUPON, AMONG OTHER BUSINESS transacted, the Council considered adoption of the following written Ordinance, to-wit:

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, SETTING THE AD VALOREM TAX RATE OF THE CITY OF CONROE FOR THE YEAR 2026 AT A RATE OF $0.4272 PER ONE HUNDRED DOLLARS ($100.00) VALUATION ON ALL TAXABLE PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF CONROE AS OF JANUARY 1, 2026, SPECIFYING SEPARATE COMPONENTS OF SUCH RATE FOR OPERATIONS AND MAINTENANCE AND FOR DEBT SERVICE; LEVYING AN AD VALOREM TAX FOR THE YEAR 2026; PROVIDING FOR DUE AND DELINQUENT DATES TOGETHER WITH PENALTIES AND INTEREST; PROVIDING FOR COLLECTION AND ORDAINING OTHER RELATED MATTERS.

III.

Upon motion of _____, seconded by _____, all members present voted for adoption of the Ordinance, except the following: _____. A majority of those Council Members present having voted for adoption, the presiding officer declared the Ordinance passed and adopted.

IV.

A true, full and correct copy of the Ordinance adopted at the Meeting is attached to and follows this Certificate.

SIGNED AND SEALED this 10th day of September, 2026.

_____

SAMI H. QUINLAN, City Secretary

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, SETTING THE AD VALOREM TAX RATE OF THE CITY OF CONROE FOR THE YEAR 2026 AT A RATE OF $0.4272 PER ONE HUNDRED DOLLARS ($100.00) VALUATION ON ALL TAXABLE PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF CONROE AS OF JANUARY 1, 2026, SPECIFYING SEPARATE COMPONENTS OF SUCH RATE FOR OPERATIONS AND MAINTENANCE AND FOR DEBT SERVICE; LEVYING AN AD VALOREM TAX FOR THE YEAR 2026; PROVIDING FOR DUE AND DELINQUENT DATES TOGETHER WITH PENALTIES AND INTEREST; PROVIDING FOR COLLECTION AND ORDAINING OTHER RELATED MATTERS.

* * * * * * * * * *

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

Section 1. That an ad valorem tax rate of $0.4272 per one hundred dollars ($100.00) assessed valuation is hereby adopted for the 2026 calendar year, such rate consisting of the following specified components:

(a) For operations and maintenance, $0.3022 per one hundred dollars ($100.00) assessed valuation.

(b) For payment of principal and interest on bonds, $0.1250 per one hundred dollars ($100.00) assessed valuation.

Section 2. That an ad valorem tax for the 2026 calendar year in the amount established by the rate hereinabove provided is hereby levied and assessed on all taxable property, real, personal and mixed, situated within the corporate limits of the City of Conroe, Texas, and not otherwise exempt under the Constitution and laws of the State of Texas.

Section 3. That all taxes levied by virtue of this Ordinance shall be due and payable not later than the 31st day of January, 2027, and if then not paid, shall be subject to penalties and interest in the manner provided by law.

Section 4. That the Montgomery County tax assessor-collector is hereby authorized to assess and collect the taxes of the City of Conroe, Texas, employing the above tax rate.

Section 5. That all Ordinances and parts of Ordinances in conflict with this Ordinance be and the same are hereby repealed to the extent of said conflict.

Section 6. That this year's levy to fund maintenance and operations expenditures does not exceed last year's maintenance and operations tax levy.

Section 7. That THIS TAX RATE WILL NOT RAISE MORE TAXES FOR MAINTENANCE AND OPERATIONS THAN LAST YEAR'S TAX RATE.

Section 8. That THE TAX RATE WILL EFFECTIVELY BE LOWERED BY 2.67 PERCENT AND WILL DECREASE TAXES FOR MAINTENANCE AND OPERATIONS ON A $100,000 HOME BY APPROXIMATELY $0.00.

Section 9. That this Ordinance shall be effective immediately upon adoption.

PASSED AND APPROVED this the 10th day of September, 2026.

_____
DUKE W. COON, Mayor

APPROVED AS TO FORM:

_____
Interim City Attorney

ATTEST:

_____
SAMI H. QUINLAN, City Secretary

Regular Council

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Item Type: Other

M. Monteilh
Joint Meeting: No Joint Meeting

Description
Discuss and Consider Adoption of the 2026 Ad Valorem Tax Rate for Maintenance and Operations of $0.3022 per $100.

Summary / Recommendation
This item is to adopt the FY 2026-2027 maintenance and operations tax rate at $0.3022 per $100 assessed valuation. The City staff recommends that the maintenance and operations tax rate for 2026 be set at $0.3022 per $100 assessed valuation, which is the same tax rate as FY 2025-2026.

Fiscal Impact

Expenditure Amount:	N/A
Revenue Amount:	001-1020-4010
Account Number:	$48,811,220
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Item Type: Other

M. Monteilh
Joint Meeting: No Joint Meeting

Description
Discuss and Consider Adoption of the 2026 Ad Valorem Tax Rate for Debt Service of $0.1250 per $100.

Summary / Recommendation
This item is to adopt the FY 2026-2027 debt service tax rate of $0.1250 per $100 assessed valuation. The City staff recommends that the debt service tax rate for 2026 be set at $0.1250 per $100 assessed valuation, which is the same rate adopted for FY 2025-2026. This rate is incorporated in the FY 2026-2027 operating budget that was previously presented to the Mayor & City Council.

Fiscal Impact

Expenditure Amount:	N/A
Revenue Amount:	$20,189,949
Account Number:	010-1010-4010
Budget Amendment Required Y/N:	N
Financial Review Complete:	N/A
Financial Review Notes:	

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Regular Council

Item Type: Ordinance

M. Monteilh
Joint Meeting: No Joint Meeting

Description
Discuss and Consider Ordinance Amending Water and Sewer Rates.

Summary / Recommendation
Per the results of the City's 2026 water and sewer rate study, prepared by NewGen Strategies & Solutions, the City is proposing to modify the water and sewer rates beginning October 1, 2026. The following are the highlights of the study: 1) Residential and non-residential water & sewer rates will be increased by 4%. 2) Single-family Lifeline (over 65 and or disabled) customer rates will not receive an increase. A rate adjustment is necessary to cover the rising costs of maintaining and operating our sewer system, as well as to cover necessary improvements and modifications to our current water and sewer infrastructure.

Fiscal Impact

Expenditure Amount:	N/A
Revenue Amount:	$86,606,300
Account Number:	002-2000
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments
Ordinance - Water & Sewer Rates

CERTIFICATE FOR ORDINANCE

I.

On the 10th day of September, 2026, the City Council of the City of Conroe, Texas, consisting of the following qualified members, to-wit: **Duke W. Coon, Mayor; John Sellars, Mayor Pro Tem, Council Members David Hairel, Shana R. Arthur, Kristin Hoisington, and Ken Blevins,** did convene in public session in the Council Chambers of the City Hall at 300 West Davis in Conroe, Texas. The roll being first called, a quorum was established, all members being present. The Meeting was open to the public and public notice of the time, place and purpose of the Meeting was given, all as required by Chapter 551, Texas Government Code.

II.

WHEREUPON, AMONG OTHER BUSINESS transacted, the Council considered adoption of the following written Ordinance, to-wit:

ORDINANCE NO. ____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, ADOPTING SCHEDULES OF RATES AND CHARGES FOR THE PROVISION OF WATER AND SEWER UTILITY SERVICES BY THE CITY OF CONROE, TEXAS; PROVIDING FOR EFFECTIVE DATE AND OTHER RELATED MATTERS.

III.

Upon motion of _____, seconded by _____, all members present voted for adoption of the Ordinance, except the following: _____. A majority of those Council Members present having voted for adoption, the presiding officer declared the Ordinance passed and adopted.

IV.

A true, full and correct copy of the Ordinance adopted at the Meeting is attached to and follows this Certificate.

SIGNED AND SEALED this 10th day of September, 2026.

_____

SAMI H. QUINLAN, City Secretary

ORDINANCE NO. ____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS, ADOPTING SCHEDULES OF RATES AND CHARGES FOR THE PROVISION OF WATER AND SEWER UTILITY SERVICES BY THE CITY OF CONROE, TEXAS; PROVIDING FOR EFFECTIVE DATE AND OTHER RELATED MATTERS.

* * * * * * * *

WHEREAS, the City of Conroe provides water and sewer utility services within the corporate limits of the City and upon request in certain unincorporated areas not located within the territory of another retail water or sewer provider; and

WHEREAS, the City Council has reviewed the rates and charges to be implemented by this Ordinance and finds them to be reasonable and proper;

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

Section 1. The recitals set forth in the preamble to this ordinance are adopted as the findings and determinations of the City Council.

Section 2. Appendix A, Code of Ordinances, City of Conroe, Texas, specifying the water utility rates and charges applicable under Code of Ordinances, section 70-31 is amended to replace the existing schedule of rates and charges with the following:

Sec. 70-31(a) Inside city rates:

	Minimum Monthly Charge by Meter Size			
Water Meter Size	Residential	Lifeline Rate	Commercial/Non-Residential	Multi-Family Rate (Per Unit)
5/8 inch	$14.14	$6.80	$15.76	$12.73
1 inch	$21.22	$17.01	$23.65	
1 ½ inch	$29.47	$24.93	$32.83	
2 inch	$41.26	$36.26	$45.98	
3 inch	$54.23	$52.14	$60.42	
4 inch	$76.63	$73.68	$85.38	
6 inch	$106.10	$102.02	$118.24	
8 inch	$170.96	$164.38	$190.48	
10 inch	$294.74	$283.40	$328.40	

Additional Volumetric Charges by Rate Class (Per 1,000 gallon unit)

Consumption (per 1,000 Gallon units)	Standard Residential & Sprinkler	Lifeline Residential	Non-Residential	Non-Residential Sprinkler	Multi-Family Rate (Per Unit)
1-3	$0	$0	$0	$0	$0
4-10	$3.02	$1.45	$3.67	$3.37	$2.72
11-15	$3.71	$3.03	$4.32	$4.14	$3.34
16-25	$4.41	$4.24	$5.14	$4.92	$3.97
26-35	$5.03	$4.84	$5.86	$5.60	$4.53
36 & up	$8.81*	$8.47*	$10.25	$9.82*	$7.93*
Non-Residential only					
151 & up			$3.38		

*denotes the maximum rate applicable to higher residential/sprinkler consumption

Sec. 70-31(b) Outside city water rates are two times the rates applicable under 70-31(a).

Sec. 70-31(c) The Lone Star Groundwater Conservation District fee is $0.06 per thousand gallons of water consumption.

Sec. 70-31(d) The Surface Water fee (San Jacinto River Authority Pass-Through) is $3.05 per thousand gallons of water consumption.

Section 3. Appendix A, Code of Ordinances, City of Conroe, Texas specifying the rates and charges applicable to sewer service under Code of Ordinances, section 70-33 is amended to replace the existing schedule of rates and charges with the following:

Sec. 70-33(a) Inside city rates:

	Sewer Rates by Rate Class			
(per 1,000 gallon units)	Residential	Lifeline Residential	Non-Residential	Multi-Family (Per Unit)
Minimum Charge (0-3)	$47.10	$22.65	$52.48	$42.39
4 & up	$5.74	$2.75	$6.40	$5.17
Residential Only Maximum Charge at 10,000 gallons	$87.28	$41.90	N/A	$78.58
Residential Flat Rate (no meter)	$87.28	$41.90	N/A	

Sec. 70-33(b) Outside city sewer rates are two times the rates applicable under 70-33(a), except that the lifeline residential rate

shall not be applicable to customers located outside the corporate limits.

Section 4. Wherever any provision of this Ordinance provides for the amendment of the Code of Ordinances, City of Conroe, Texas, such provision shall be liberally construed to provide for the codification of the specified provision and for such other provisions of the Ordinance that the codifier in its discretion deems appropriate to codify. The codifier may change the designation or numbering of chapters, articles, divisions or sections as herein specified in order to provide for logical ordering of similar or related topics and to avoid the duplicative use of chapter, article or section numbers. Neither the codification nor any application of the codified Ordinance shall be deemed invalid on the basis of a variance in the number or section of this Ordinance and its codified provisions. The failure to codify the specified provisions of this Ordinance shall not affect their validity or enforcement.

Section 5. The provisions of this Ordinance are severable. If any provision of this Ordinance or its application to any person or circumstance is held invalid, the invalidity does not affect other provisions or applications of this Ordinance that can be given effect without the invalid provision or application.

Section 6. The provisions of this Ordinance shall be effective on October 1, 2026, and the rates and charges imposed herein shall be implemented in utility billing cycles commencing on or after such date.

PASSED AND APPROVED this the 10th day of September, 2026.

_____

DUKE W. COON, Mayor

APPROVED AS TO FORM:

_____

Interim City Attorney

ATTEST:

_____

SAMI H. QUINLAN, City Secretary

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Michael Monteilh, Finance Manager

Regular Council

Item Type: Ordinance

A. Gibbs

Joint Meeting: No Joint Meeting

Description

Discuss and Consider an Ordinance Amending Garbage and Recycling Rates for FY 26-27.

Summary / Recommendation

The City of Conroe's solid waste contract with Frontier Waste Solutions began October 1, 2025. The contract covers residential and small commercial service. The contract includes an automatic annual increase of 3.0% on October 1 of each year. The City's Utility Billing Department handles administering the contract including billing customers through utility bills. The City typically charges a franchise fee to utilities operating within the City. Franchise fees are charged to cover the cost of administration and policing rights-of-way. In the case of solid waste service, the City also incurs costs to process residential and small commercial customer's bills through the Utility Billing Department and maintain streets due to wear and tear from garbage/recycling trucks. Therefore, staff is proposing to continue charging a 10% fee (5% franchise fee + 5% administrative fee) to be added to the rates charged by Frontier. These revenues were considered in the FY 26-27 Operating Budget; therefore, staff recommends approval.

Fiscal Impact

Expenditure Amount:	N/A
Revenue Amount:	$907,893
Account Number:	001-1020-5010
Budget Amendment Required Y/N:	N
Financial Review Complete:	MM
Financial Review Notes:	

Attachments

Ordinance - FY 26-27 Garbage and Recycling Rates

CERTIFICATE FOR ORDINANCE

I.

On the 10th day of September, 2026, the City Council of the City of Conroe, Texas, consisting of the following qualified members, to-wit: **Duke W. Coon, Mayor; John Sellars, Mayor Pro Tem, Council Members David Hairel, Shana R. Arthur, Kristin Hoisington, and Ken Blevins,** did convene in public session in the Council Chambers of the City Hall at 300 West Davis in Conroe, Texas. The roll being first called, a quorum was established, all members being present. The Meeting was open to the public and public notice of the time, place and purpose of the Meeting was given, all as required by Chapter 551, Texas Government Code.

II.

WHEREUPON, AMONG OTHER BUSINESS transacted, the Council considered adoption of the following written Ordinance, to-wit:

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS AMENDING THE RATES APPLICABLE TO MUNICIPAL GARBAGE COLLECTION; PROVIDING FOR EFFECTIVE DATE AND OTHER RELATED MATTERS

III.

Upon motion of Council Member _____, seconded by Council Member _____, all members present voted for adoption of the Ordinance, except the following: No one voted against and no one abstained. A majority of those Council Members present having voted for adoption, the presiding officer declared the Ordinance passed on first reading.

A true, full and correct copy of the Ordinance adopted at the Meeting is attached to and follows this Certificate.

SIGNED AND SEALED this 10th day of September, 2026.

_____

SAMI H. QUINLAN, City Secretary

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CONROE, TEXAS AMENDING THE RATES APPLICABLE MUNICIPAL GARBAGE AND RECYCLE COLLECTION; PROVIDING FOR EFFECTIVE DATE AND OTHER RELATED MATTERS

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

Section 1. Appendix A, Code of Ordinances, City of Conroe, Texas, specifying the refuse utility rates and charges applicable under Code of Ordinances, Sec. 54-38(a) (1) – (5) is hereby amended to read as follows:

Fees for municipal refuse collection:

Residential Solid Waste (first cart)	*$25.30*
Residential Solid Waste (cost for each additional cart up to 4 total), per month	*$9.64*
Commercial Solid Waste (first cart)	*$28.33*
Commercial Solid Waste (cost for each additional cart up to 4 total), per month	*$18.13*
Residential Recycle Cart (first cart)	*$0.00*
Residential Recycle Cart (cost for each additional cart up to 4 total), per month	*$9.64*
Commercial Recycle Cart (1st cart)	*$0.00*
Commercial Recycle Cart (cost for each additional Cart up to 4), per month	*$18.13*
Waste Service Tag	*$ 2.21*
Replacement Carts due to damage	*$62.32*

Section 3. This ordinance shall be effective of and from October 1, 2026.

PASSED AND APPROVED this the 10th day of September, 2026.

DUKE W. COON, Mayor

APPROVED AS TO FORM:

Interim City Attorney

ATTEST:

SAMI H. QUINLAN, City Secretary

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Brandy Taylor, Community Development Director

Regular Council

Item Type: Consent

CITY OF CONROE

Item Type: Consent
B. Taylor
Joint Meeting: No Joint Meeting

Description
Discuss and Consider making an offer for Water Plant 35 property, as discussed in Executive Session.

Summary / Recommendation
Discuss and consider making an offer to purchase property to construct an elevated storage tank and water well.

Attachments

Memo Recommendation
Questica - Financial

Engineering

CITY OF CONROE

Est. 1904

To: Mr. David Willard, Interim City Administrator

From: Brandy Taylor, CTCD, CTCM, Asst. Director of Engineering *Brandy Taylor*

CC: Jason Miller, Interim Director of Public Works
Tara B. Gaha, PE, Asst. City Engineer - CIP

Date: July 13, 2026

Subject: History and Proposed Property for Water Plant 35

The previously considered Water Plant 35 site at Houston Methodist Hospital, shown in **"**Exhibit A"**,** is located within FEMA Flood Zone AE. Development at this location would require floodplain mitigation, resulting in increased project costs and construction challenges. Additionally, the City's recent agreement with Montgomery County for the construction of David Memorial Drive creates additional constructability constraints that further limit the site's feasibility.

At the direction of Administration, Engineering evaluated additional potential sites for Water Plant 35. Staff met with Montgomery County Municipal Utility District No. 95 regarding the property shown in "Exhibit B"**;** however, several significant challenges were identified:

- The site contains approximately 1.5 acres, while Engineering and Public Works recommend a minimum of two (2) acres for a water plant.
- Construction access would require transporting a drilling rig through residential streets, increasing the potential for damage to subdivision infrastructure and associated repair costs.
- The MUD proposed construction restrictions, including tree preservation buffers and limited construction hours to minimize impacts on nearby residents. These restrictions are incompatible with the required continuous 36-hour well development pumping process and would likely increase project costs and extend the construction schedule.

Engineering subsequently identified a third site consisting of approximately 5.232 acres, shown in “Exhibit C”**.** Administration authorized an appraisal of the property, which established a fair market value of $1,481,389, as reflected in “Exhibit D”.

Key considerations for the proposed site include:

1. The property is located outside the City limits and will require coordination with Montgomery County for design, platting, permitting, and inspections in accordance with Texas Local Government Code Chapter 232 and applicable County requirements.
2. The property is located outside FEMA Flood Zone AE.
3. The proposed 2,000 GPM Jasper Well will meet the LSGCD’s rule for well spacing.
4. The property is large enough to encompass entire 150-ft sanitary control buffer (TCEQ requirement) within the property boundary; therefore, no separate sanitary control easement is necessary.
5. The property is not located within a n existing CCN service area.

The property provides several long-term opportunities for the City, including:

1. Construction of Water Plant 35 while reserving sufficient land for future remote-site expansion.
2. Construction of Water Plant 35 with adequate space for a future Emergency Services Substation.
3. Construction of Water Plant 35 on approximately 2 to 2.5 acres while marketing the remaining acreage for sale. This option would require preserving a minimum 50-foot-wide permanent access and utility corridor from SH 242 to the well site for water, electric, gas, and other utility infrastructure.

Staff Request

Staff requests Administration’s direction on whether to proceed with discussions and potential negotiations with the property owner for the acquisition of the property identified in “Exhibit C” for the future development of Water Plant 35.

EXHIBIT A


8546 TX-242
PANEL
48339C0530G
eff. 8/18/2014
PANEL
48201C0100L
eff. 6/18/2007
Zone AE
Zone A
LOMR 21-06-0972P
eff. 11/26/2021
LOMR 16-06-1009P
eff. 5/4/2017
LOMR 22-06-1057P
eff. 3/2/2023
N Fwy Service Rd
242
Image © 2026 Vexcel Imaging US, Inc.

EXHIBIT B


242
Boney Rd
Harper's Way
M.U.D 95
Horsepen Bend Dr
Tranquil Lake Way
Image © 2026 Vexcel Imaging US, Inc.
Black Percher St

EXHIBIT C

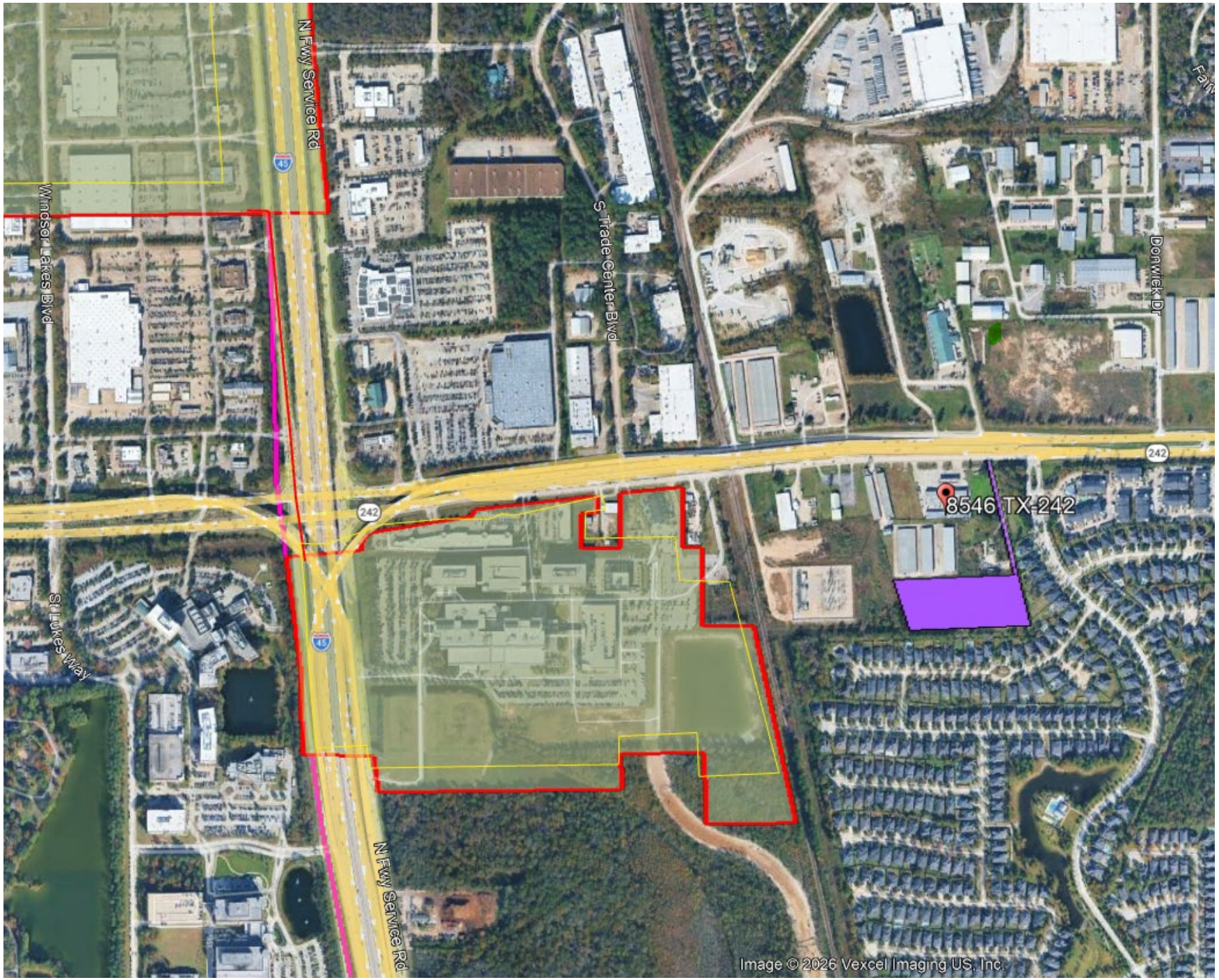

N Fwy Service Rd
S Trade Center Blvd
Windsor Lakes Blvd
Donwick Dr
242
45
8546 TX-242
St Lukes Way
N Fwy Service Rd
Image © 2026 Vexcel Imaging US, Inc.

EXHIBIT D

AN APPRAISAL REPORT OF

A 5.232-ACRE TRACT OF LAND
LOCATED AT 8546 STATE HIGHWAY 242,
CONROE, MONTGOMERY COUNTY, TEXAS
77385

PROPERTY OWNER:
FATIMA GROUP INC

Prepared For:

The City of Conroe
Attention: Mr. Brandon Brown
300 West Davis Street
Conroe, Texas 77301

Effective Date: February 3, 2026
Date of Property Viewing: February 3, 2026
Report Date: February 6, 2026

HITNEY & ASSOCIATES
Real Estate Valuation and Consulting

February 6, 2026

The City of Conroe
300 West Davis Street
Conroe, Texas 77301

Attention: Mr. Brandon Brown

RE: An Appraisal Report of a 5.232-acre property located in the Richard Vince Survey, A-583, Montgomery County, Texas.

At your request, we have prepared an Appraisal Report of the subject property legally described as:

> Subject Property: A certain 5.232-acre tract of land located in the Richard Vince Survey, A-583, Montgomery County, Texas.

The Subject Property is located along the south line of Highway 242, approximately 200 feet west of Harper's Way and has an address of at 8546 State Highway 242, Conroe, Texas 77385.

This is an Appraisal Report which is intended to comply with the reporting requirements set forth under Standards Rule 2-2(a) of the *Uniform Standards of Professional Appraisal Practice* for an Appraisal Report. As such, it represents only summary discussions of the data, reasoning and analyses that were used in the appraisal process to develop the appraisers' opinion of value. Supporting documentation concerning the data, reasoning and analysis is retained in the appraisers' files. The depth of discussion contained in this report is specific to the needs of the client and for the intended use stated below. The appraisers are not responsible for unauthorized use of this report.

After completing an analysis of the Subject Property and the rights to be acquired as reflected in the attached report, it is our opinion that the just compensation due as of February 3, 2026, is:

$1,481,389

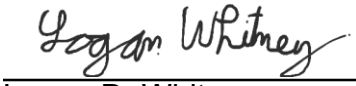
The attached definitions, data, discussion, analysis, certificate, and limiting conditions are provided and are an integral part of this report. This letter is to transmit the attached report, which reflects our reasoning for the value conclusion reached. Please call if we may be of further assistance to you in this matter.

Sincerely,

Whitney and Associates



Matthew C. Whitney, MAI
Texas State Certified General
Real Estate Appraiser TX-1326491-CG
February 6, 2026



Logan D. Whitney
Texas State Appraiser Trainee
Trainee #1343657-T
February 6, 2026

Memorandum of Appraisal

An independent appraisal of your property requested by the City of Conroe was performed by Whitney & Associates on the subject property dated February 3, 2026.

The appraised value for the portion of property the county needs for the project is $1,481,389.

The following points are the major factors in arriving at the figure above, but the City of Conroe urges you to read the appraisal in its entirety:

1. The Value is the Highest and Best Use, in this case, is industrial.

PURPOSE OF THE APPRAISAL: The purpose of this appraisal report is to provide the appraisers' opinion of the market value of the fee simple estate of the subject property and the value of the Part to be Acquired as of the effective date. Market value is defined in City of Austin v. Cannizzo, 267 S.W. 2d 808, 815 (Texas 1954) as:

> *…… the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future.*

INTEREST VALUED: Fee Simple

Fee Simple Estate is defined as: "(a)bsolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."[1]

CLIENT: The Client is defined as: "the party or parties who engage, by employment or contract, an appraiser in a specific assignment."[2]

The Client of this appraisal is the City of Conroe.

INTENDED USERS: The intended users are defined as: "the client and any other party as identified, by name or type, as users of the appraisal or appraisal review report by the appraiser, based on communication with the client at the time of the assignment."[3]

The intended users of this appraisal are the City of Conroe and any duly authorized representatives.

INTENDED USE OF REPORT: The intended use is defined as: "the use(s) of an appraiser's reported appraisal or appraisal review assignment results, as identified by the appraiser, based on communication with the client at the time of the assignment."[4]

The intended use of this report is to derive the market value of the Subject Property for the Client for acquisition purposes.

[1] *The Dictionary of Real Estate Appraisal*, 7th Edition, Copyright 2022, Page 73.
[2] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed., Page 4*
[3] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed., Page 5*
[4] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed., Page 5*

EFFECTIVE DATE OF VALUE: February 3, 2026. This is the last date that the appraiser inspected the subject property

DATE OF REPORT: February 6, 2026

EXPOSURE TIME: Exposure time may be defined as follows: "an opinion, based on supporting market data, of the length of time that the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal."[5] Inherent in the definition of exposure time is that exposure time is generally always presumed to precede the effective date of the appraisal. Exposure time may differ between real estate types under various market conditions.

Based upon the comparable land sales presented in this report, it is our opinion that a reasonable exposure time for the subject property, at a value approaching that stated herein, is less than 12 months.

HISTORY OF THE SUBJECT: According to public records, ownership of the subject property is listed as Fatima Group Inc. Based on public records, the subject property appears to have conveyed from Allstar Development Co LLC to the current owner on August 13, 2021 (Doc# 2021114303). The appraisers are unaware of any transactions pertaining to the subject property since that time.

DISCUSSION OF PERSONAL PROPERTY: Personal Property is defined as:

1. Tangible or intangible objects that are considered personal, as opposed to real property. Examples of tangible personal property includes furniture, vehicles, jewelry, collectibles, machinery and equipment, and computer hardware. Examples of intangible personal property include contracts, patents, licenses, computer software, and intellectual property.
2. Any tangible or intangible article that is subject to ownership and classified as real property, including identifiable tangible objects that are considered by the general public as being "personal," such as furnishings, artwork, antiques, gems and jewelry, collectibles, machinery and equipment, and intangible property that is created and stored electronically such as plans for installation art, choreography, emails or designs for digital tokens. (USPAP 2024 ed.)[6]

We have appraised only the real property, which includes physical land and attached improvements, if any, as noted in this appraisal.

[5] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed., Page 4*
[6] *The Dictionary of Real Estate Appraisal*, 7th Edition, Copyright 2022, Page 142.

SCOPE OF WORK: Scope of Work is defined as: "the type and extent of research and analyses in an appraisal or appraisal review assignment."[7]

In preparing this appraisal, the appraisers: attempted to inspect the subject property; gathered information on comparable land sales in the area; made visual inspections of the comparable sales; confirmed and analyzed the data and applied all applicable appraisal approaches to value.

The subject property consists of 5.232 acres (227,906 square feet) of vacant land with no site improvements. Therefore, only the Sales Comparison Approach – Land Only is considered relevant in valuing the subject property. The Cost Approach, Sales Comparison Approach – Improved, and Income Approach were not considered applicable and relevant approaches to value

This Appraisal Report is a brief recapitulation of the appraisers' data, analyses and conclusions. Supporting documentation is retained in the appraisers' files.

[7] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed.*, Page 6

COMPETENCY PROVISION COMPLIANCE: The appraisers have experience with a broad range of property types ranging from large vacant parcels to complex income-producing properties. Mr. Whitney is a State Certified General Real Estate Appraiser in the State of Texas, certificate number TX-1326491-CG and holds the MAI designation of the Appraisal Institute. Mr. Whitney has been involved in appraising in the greater Houston area since 1992. For these reasons, the appraiser has the professional competency required to appraise the subject property.

Logan D. Whitney has been an associate of Matthew C. Whitney since 2023 and has been exposed to a diversification of properties throughout southeastern Texas. Mr. Whitney has experience with a range of property types ranging from vacant parcels, to income-producing properties, and right-of-way acquisitions. Mr. Whitney is a State Certified Appraiser Trainee in the State of Texas; certificate number TX-1343657-T.

ASSUMPTIONS AND LIMITING CONDITIONS:

1. Acceptance of and/or use of, this appraisal by the client, or any third party, constitutes acceptance of all the following conditions. Further, the client and/or any other party utilizing this report has thoroughly read and understood the data and conclusions, or has obtained further explanation in writing from us, or an independent review appraiser who has been hired at client expense.

2. The estimate of value, as defined in the report, is not based in whole or in part upon race, color, or national origin of the present owners or occupants of the properties in the vicinity of the property appraised.

3. LIMIT OF LIABILITY: Our liability is limited to the client and fee collected. There is no accountability, obligation, or liability to any third party. If this report is placed in the hands of anyone other than the client, the client shall make such party aware of all assumptions and limiting conditions of the assignment and related discussions. We assume no responsibility for any costs incurred to discover, or correct, any deficiencies of any type present in the property, physical, financial, and legal in nature.

4. COPIES, PUBLICATION, DISTRIBUTION, and USE OF REPORT: Possession of this report, or any copy thread, does not carry with it the right of publication; nor may it be used for other than its intended use. The physical report(s) remain the property of the appraisers for the use of the client – the fee being for the analytical services only.

Except as hereinafter provided, the client may distribute copies of this report in its entirety to such third parties as may be selected. However, selected portions of this appraisal report shall not be given to third parties without the prior written consent of Matthew C. Whitney, owner of Whitney & Associates. Neither all, nor any part, of this

report shall be disseminated to the general public by the use of advertising media, public relations, news, sales or the other media for public communication without the prior written consent of the appraisers.

5. CONFIDENTIALITY: This report is to be used only in its entirety. No part is to be used without the entire report. All conclusions and opinions concerning the analysis in the report were prepared by Matthew C. Whitney and Logan D. Whitney, appraisers. No change of any item shall be made by anyone other than the appraisers. We are not responsible for unauthorized changes.

We will not divulge the evaluation contents, analytical findings, conclusions, or give a copy of the report to anyone other than the client, or his designee as specified in writing, except as may be required by a court of law or body with the power of subpoena.

6. TRADE SECRETS: This appraisal was obtained from Whitney & Associates and consists of “trade secrets and commercial or financial information” which is privileged and confidential and exempted from disclosure under 5 U.S.C. 552 (b) (4). Matthew C. Whitney, owner, Whitney & Associates, must be notified concerning any request to reproduce this report in whole or in part. Written consent must be obtained prior to any duplication of this report, either in whole or in part.

7. INFORMATION USED: No responsibility or liability is assumed for accuracy for the information furnished by work of others, the client, his designee, or public records. The comparable data relied upon in this report has been confirmed with one or more parties familiar with the transaction, or from affidavit or other sources thought reasonable. It would be impractical and uneconomic to furnish unimpeachable verification in all instances, particularly as to engineering and market related information. It is suggested that the client consider independent verification as a prerequisite to any transaction involving sale, lease, or other significant commitment of funds for the subject property.

8. TESTIMONY AND COMPLETION OF CONTRACT FOR APPRAISAL SERVICES: The contract for the appraisal, consultation or analytical services is fulfilled and the total fee payable upon completion of the report. We will not be asked, nor required, to give testimony in court or hearing because of having made this appraisal. Nor will we be required to engage in post appraisal consultation with the client or third parties except under separate and special arrangement and at an additional fee. If testimony or deposition is required, proper notification must be given to allow for scheduling and preparation. If testimony or deposition is required because of subpoena, the client shall be responsible for any additional time, fees, and charges regardless of the issuing party.

9. EXHIBITS: The sketches and maps used are included to assist the reader in visualizing the property and are not necessarily to scale. Site plans are not surveys, unless shown as prepared by a surveyor.

10. LEGAL, ENGINEERING, STRUCTURAL, OR MECHANICAL, HIDDEN COMPONENTS, and SOIL: No responsibility is assumed for matters legal in character or nature, nor matters or survey, nor of any architectural, structural, mechanical, or engineering nature. No opinion is rendered as to the title, which is presumed to be good and merchantable. The property is appraised as if free and clear, unless otherwise stated in particular parts of this report.

It is an assumption and limiting condition of this report that the owner of record has good and marketable title to the subject.

No advice is given regarding mechanical equipment, structural integrity or adequacy, soils and potential for settlement, drainage, matters concerning liens, title status, and legal marketability of the subject. All parties involved should inspect the property before any disbursement of funds. If any party involved with the subject is concerned about mechanical and/or structural items, inspections by a qualified and licensed contractor, civil or structural engineer, architect, or another expert in the appropriate field should be obtained. Questions about legal matters should be presented to a qualified attorney.

We have inspected, as far as possible by observation, the land and improvements. However, it was not possible to personally observe conditions beneath the soil or hidden structural components. We have not critically inspected mechanical components in the improvements and no representations are made as to these matters unless specifically stated and considered in the report. The value estimate assumes there are no such conditions that would cause a loss in value.

The land or the soil of the area being appraised appears firm. However, subsidence in the area is not unknown. We do not warrant against this condition, or any other occurrence of problems arising from soil conditions.

It is assumed there are no hidden, unapparent, or apparent, conditions of this property site, subsoil, or structures which would render it more or less valuable. No responsibility is assumed for any such conditions or for any expertise or engineering to discover them. All mechanical components are assumed to be in operable condition and status standard for properties of the subject type. Conditions of heating, cooling, ventilating, electrical, and plumbing equipment considered to be commensurate with the condition of the balance of the improvements unless otherwise stated. No judgment has been made as to adequacy of insulation, type of

insulation, or energy efficiency of the improvements, or equipment, which is assumed standard for subject age and type.

We assume no responsibility for any costs or consequences arising due to the need, or lack of need, for flood hazard insurance. An agent for The Federal Flood Insurance Program should be contacted to determine the actual need for Flood Hazard Insurance.

11. LEGALITY OF USE: The appraisal is based on the premise that there is full compliance with all applicable Federal, State and local environmental regulations and laws unless otherwise stated in the report. It is further assumed that all applicable zoning, building use regulations of all types have been complied with unless otherwise stated in the report. Also, it is assumed that all required licenses, consents, permits or other legislative or administrative authority by local, State, Federal and/or private entity or organization have been, or can be, obtained or renewed for any use considered in the value estimate.

12. COMPONENT VALUES: The distribution of the total valuation in this report between land and improvements applies only under the existing program of utilization. The separate valuations for land and building must not be used in conjunction with any other appraisal and is invalid if so used.

13. INCLUSIONS: Furnishing and equipment or personal property or business operations expect as specifically indicated and typically considered as part of real estate, have been disregarded. Only real estate has been considered in the value estimate, unless otherwise stated. In some property types, business and real estate interests and values are combined.

14. PROPOSED IMPROVEMENTS, CONDITIONED VALUE: Improvements proposed, if any, on or off-site, as well as any repairs required, are considered for purposes of this appraisal to be completed in a good and workmanlike manner according to information submitted and/or considered.

In cases of proposed construction, the appraisal is subject to change upon inspection of the property after construction is completed. This estimate of market value is as of the date shown. If the improvements are proposed, the estimate of market value is as if the improvements have been completed and are operating at levels shown and projected.

15. VALUE CHANGE & ALTERATION OF ESTIMATE BY APPRAISERS: The estimated value, which is defined in the report, is subject to change with market movement over time. Value is highly related to exposure, time, promotional effort, terms, motivation, and conditions surrounding the offering. The value estimate

considers the productivity and relative attractiveness of the property, both physically and economically, in the marketplace as it contributes to an economic or social need.

In cases of appraisals involving capitalization of income benefits, the estimate of various values as defined is a reflection of such benefits and our interpretation of income, yields, and other factors derived from general and specific client and market information. Such estimates are reported as of a specific date. They are subject to change as the market and value are naturally dynamic.

16. CHANGE: This appraisal and value estimates are subject to change if physical characteristics, legal entity, or financing different than envisioned at the time of writing becomes apparent at a later date.

17. MANAGEMENT OF THE PROPERTY: It is assumed the subject will be under prudent and competent ownership and management, being neither inefficient nor super-efficient.

18. FEE: The fee for this report is for the service rendered and not for the time spent on the physical report, nor the physical report itself. The fee paid for the preparation of this report has no relation to the final values reported. THIS APPRAISAL WAS NOT ACCEPTED BASED ON (1) A REQUESTED MINIMUM VALUATION, (2) A SPECIFIC VALUATION, or (3) THE APPROVAL OF A LOAN.

19. CHANGES AND MODIFICATIONS: We reserve the right to alter statements, analysis, conclusions or any value estimates if pertinent facts become known which were unknown at the time of report preparation.

20. MINERAL RIGHTS: Mineral rights have not been given segregated consideration unless specifically identified in the appraisal report. We have, however, assumed that all minerals, which must be recovered by strip mine methods, are a part of the surface estate, unless otherwise stated in the report.

21. HAZARDOUS SUBSTANCES AND TOXIC MATERIALS: Unless otherwise stated in this report, the existence of hazardous substances, including without limitation asbestos, polychlorinated biphenyls, radon, petroleum leakage, or agricultural chemicals, which may or may not be present on the property, or other environmental conditions, were not called to the attention of, or detected by, the appraisers during the inspection of the subject. We have no knowledge of the existence of such materials on or in the property, unless otherwise stated. HOWEVER, WE ARE NOT QUALIFIED TO TEST FOR, OR DETECT, SUCH SUBSTANCES OR CONDITIONS.

If the presences of such substances, such as asbestos, urea formaldehyde foam insulation, or other hazardous substances or environmental conditions, which may affect property value, are detected at some later date, the value estimate contained herein is to be considered invalid. The value estimate contained in this report is based on the assumption that there is no such condition on, or in, the property, or in such proximity thereto that it would cause a loss in value. No responsibility is assumed for any such condition, or for any expertise or engineering knowledge required to discover the hazardous substances or toxic materials.

22. AMERICANS WITH DISABILITIES ACT: The Americans with Disabilities Act (ADA) became effective April 26, 1992. We have not made a specific compliance survey and analysis of this property to determine whether or not it is in conformity with the various detailed requirements of the ADA. It is possible that a compliance survey of the property together with a detailed analysis of the requirements of the ADA could reveal that the property is not in compliance with one or more of the requirements of the act. If so, this fact could have a negative effect upon the value of the property. Since we have no direct evidence relating to this issue, we did not consider possible noncompliance with the requirements of ADA in estimating the value of the property.

23. APPRAISAL OF ACQUISITION, WHOLE PROPERTY, AND REMAINDER: The appraisal of the Acquisition, Whole Property, and Remainder take into consideration all factors typical buyers and sellers would normally consider, with the exception of influence of the proposed project and the effects of all non-compensable items.

24. JURISDICTIONAL EXCEPTION RULE: As defined by USPAP, if any part of USPAP is contrary to the law or public policy of any jurisdiction, only that part shall be void and of no force or effect in that jurisdiction. In this report, the estimate of market value is not linked with an Exposure Time per the requirements of the client.

EXTRAORDINARY ASSUMPTIONS: Extraordinary assumptions are defined as: "an assignment-specific assumption as of the effective date regarding uncertain information used in an analysis which, if found to be false, could alter the appraiser's opinions or conclusions."[8]

As of the effective date of this appraisal, the subject property is not located within the city limits of Conroe and does not have utilities provided by the City of Conroe. Based on conversations with the City of Conroe Public Works Department, the property has a City of Conroe water line running along its northern boundary, which the subject property would be eligible tap into if they were annexed into the City of Conroe. the City of Conroe previously had a moratorium on annexation due to limited water supply. The Public Works Department was not able to definitively say if the subject property would be annexed, however, they stated that with some of the water supply issues being resolved, the city has recently become more willing to annex properties and provide them with utility service. Therefore, we have assumed that the subject property will be annexed into the City of Conroe and supplied with public water.

This extraordinary assumption might have affected the assignment results. If information is provided that proves otherwise, it may affect our concluded value. We reserve the right to amend any concluded values if future information is provided.

HYPOTHETICAL CONDITIONS: Hypothetical conditions are defined as: "a condition, directly related to a specific assignment, which is contrary to what is known by the appraiser to exist on the effective date of the assignment results, but is used for the purpose of analysis."[9]

There are no hypothetical conditions considered in this report.

Jurisdictional Exception: Jurisdictional Exception defined as: "an assignment condition established by applicable law or regulation, which precludes an appraiser from complying with a part of USPAP."[10]

Based on Article 12, Section 17 of the Texas Constitution, or applicable provisions of the United States Constitution, would supersede any part of the report contrary to the public legal restrictions that govern an assignment. Only the specific portion of the USPAP standard shall be void and not applicable to the assignment. Typically, an appraisal does not consider project influence on the Whole Property, Proposed Acquisition, and Remainder Before scenarios. For purposes of this appraisal the effects of the project were not considered prior to the date of valuation. Not considering the effects of project

[8] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed., Page 4*
[9] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed., Page 4*
[10] *The Uniform Standards of Professional Appraisal Practice, The Appraisal Foundation, 2024 ed., Page 5*

influence on public improvements is considered a Jurisdictional Exception Provision. The exception is to Standards Rule 1-4(f) of USPAP:

> ***"When analyzing anticipated public or private improvements, located on or off the site, an appraiser must analyze the effect on value, if any, of such anticipated improvements to the extent they are reflected in market actions."***

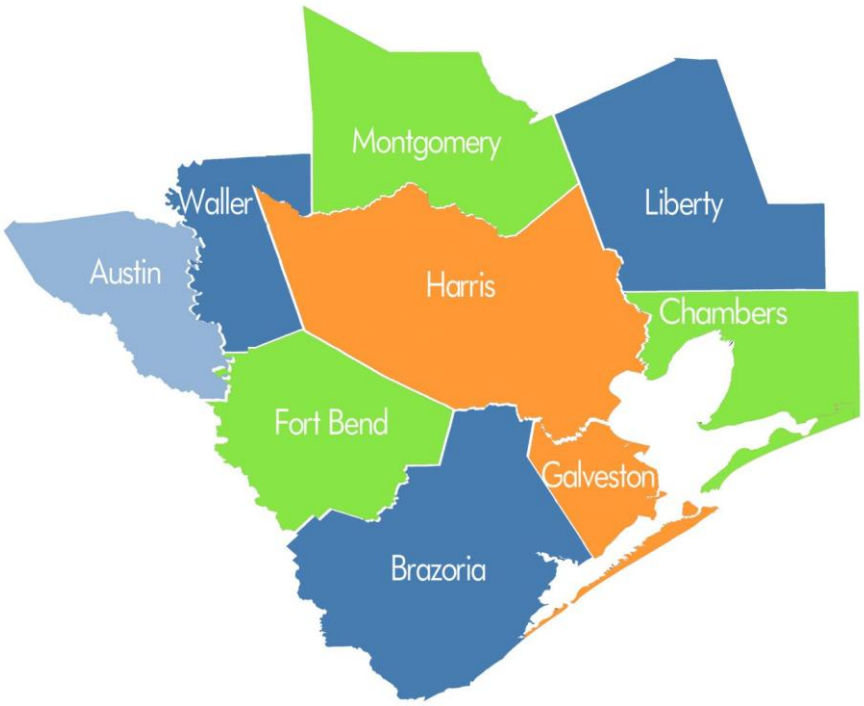
Any damages or enhancements, legally compensable, to the Remainder (if applicable) are considered by the difference in the Remainder Before and the Remainder After scenarios and are not netted from the compensation afforded the acquisition. The Remainder After is assumed to have all aspects of the proposed project completed and would reflect any applicable enhancements and damages.

AREA ANALYSIS

The subject project is located along State Highway 242 in Montgomery County, Texas. Montgomery County is located within the Houston-The Woodlands-Sugar Land MSA.

Houston-The Woodlands-Sugarland MSA

The Houston–The Woodlands–Sugar Land MSA includes the counties of Austin, Brazoria, Chambers, Fort Bend, Galveston, Harris, Liberty, Montgomery, and Waller. The Houston MSA covers approximately 10,062 square miles and has an estimated population of about 7.5 million (2023 vintage estimate), ranking it among the top five most populous metropolitan statistical areas in the United States. The U.S. Bureau of Economic Analysis reports a Gross Metropolitan Product (GMP) of roughly $654 billion for the Houston MSA in 2023, making it one of the largest regional economies in the country.



The Metro Houston area added approximately 27,600 jobs in the 12 months ending August 2025. There has been job gain in education & health services, leisure & hospitality, construction, information, and oil & gas/other services, which has helped to offset job losses in professional & business services, manufacturing, and portions of government employment (local government). Metro Houston's unemployment rate rose to about 5.0 percent in August 2025, while Texas' seasonally adjusted unemployment rate held near 4.1 percent and the U.S. unemployment rate was about 4.3 percent over the same month.

Locally, initial unemployment claims and continuing claims — after brief spikes tied to weather and other one-time events — have generally moved lower or stabilized versus earlier 2025 peaks, suggesting that layoffs are not accelerating even as overall job growth has slowed. [11]

NEIGHBORHOOD ANALYSIS

The Subject Property is located at 8546 State Highway 242 in Conroe, Montgomery County, Texas. The area is located north of The Grand Parkway, east of FM 2978, south of New Waverly, and west of FM 1314. Major thoroughfares which serve this portion of Montgomery County include Interstate Highway 45, State Highway 75, Loop 336, and State Highway 242. Overall, ingress/egress to the subject neighborhood is good via the aforementioned thoroughfares.

Development within the neighborhood consists of single-family residential developments, multi-family residential, retail, service, office, and other commercial uses. Most retail and commercial uses are located on primary thoroughfares. Overall, the neighborhood is in a period of stable growth.

The neighborhood has adequate services necessary to accommodate residents, including retail shopping, public schools, healthcare facilities, park areas, and religious facilities.

The subject neighborhood has good access to major thoroughfare systems, which benefits neighborhood residents' ability to use area facilities. The subject's immediate neighborhood has a mix of residential and commercial development with increasing development in recent years. Absorption of vacant tracts is expected as economic conditions warrant.

As a means of providing additional information pertinent to the subject neighborhood, the appraisers have included information obtained from ESRI. The demographic information has been included in tabular form for ease of reading. The one-mile, three-mile, and five-mile radii referenced on the table have been determined based upon a center point located proximate to the Subject Property.

[11] *https://www.bls.gov/eag/eag.tx_houston_msa.htm?utm_source*

Demographic and Income Comparison

8630 Sh 242
8630 Sh 242, Conroe, Texas, 77385
Rings: 1, 3, 5 mile radii

Census 2020 Summary	1 mile	3 miles	5 miles
Population	8,438	36,065	108,489
Households	2,964	14,081	41,745
Average Household Size	2.85	2.55	2.58

2025 Summary			
Population	9,692	42,112	119,728
Households	3,464	16,923	47,139
Families	2,579	10,926	32,334
Average Household Size	2.80	2.47	2.53
Owner Occupied Housing Units	2,696	10,797	32,308
Renter Occupied Housing Units	768	6,126	14,831
Median Age	34.9	38.3	40.8
Median Household Income	$107,803	$100,951	$108,440
Average Household Income	$132,472	$132,702	$148,633

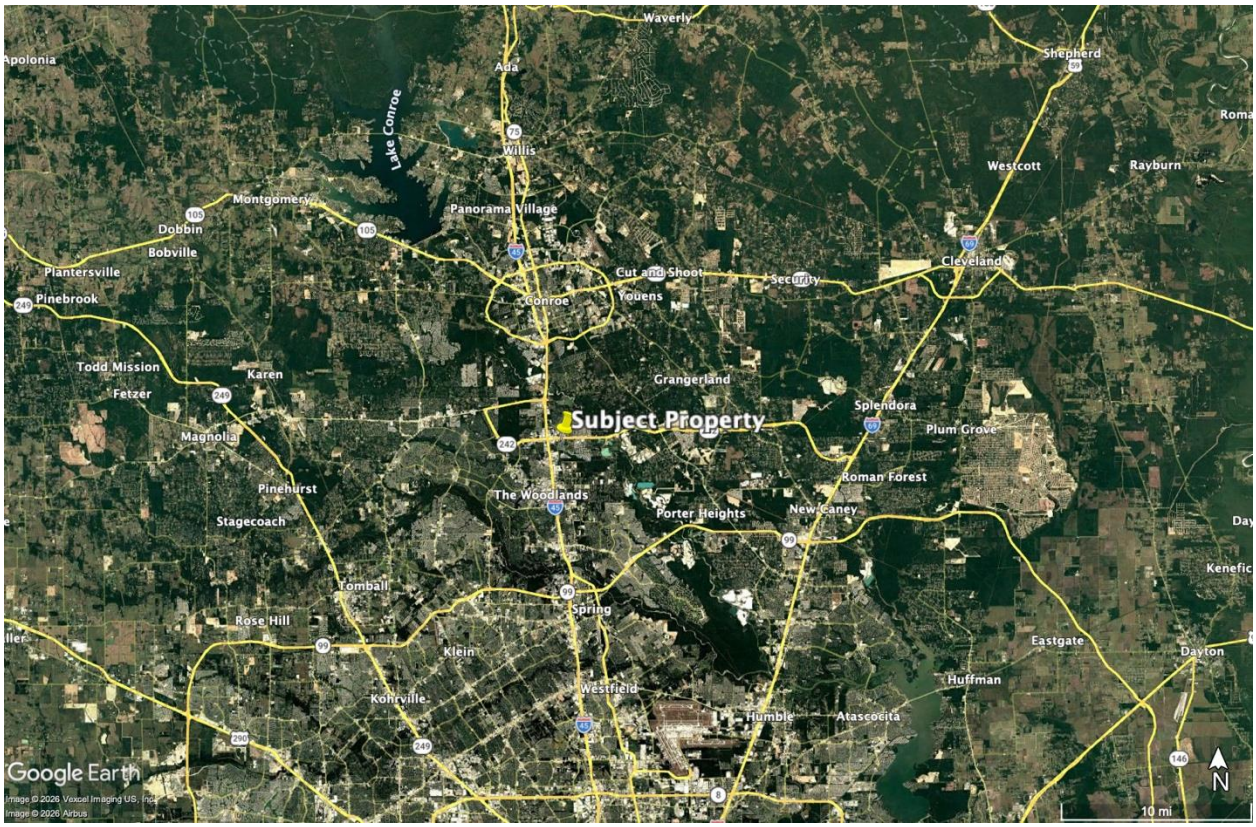
2030 Summary			
Population	10,645	46,352	130,735
Households	3,890	18,959	52,344
Families	2,863	12,116	35,575
Average Household Size	2.74	2.43	2.49
Owner Occupied Housing Units	3,072	12,394	36,528
Renter Occupied Housing Units	818	6,565	15,816
Median Age	35.6	39.4	41.6
Median Household Income	$119,065	$110,237	$119,564
Average Household Income	$146,944	$143,432	$160,643

Trends: 2025-2030 Annual Rate			
Population	1.89%	1.94%	1.77%
Households	2.35%	2.30%	2.12%
Families	2.11%	2.09%	1.93%
Owner Households	2.65%	2.80%	2.49%
Median Household Income	2.01%	1.78%	1.97%

Esri forecasts for 2025 and 2030. U.S. Census 2020. View documentation.

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AREA MAP


Waverly
Apolonia
Ada
Shepherd
Lake Conroe
Willis
Westcott
Rayburn
Montgomery
Panorama Village
Dobbin
Bobville
Cleveland
Plantersville
Cut and Shoot
Security
Pinebrook
Conroe
Youens
Todd Mission
Karen
Grangerland
Fetzer
Splendora
Subject Property
Plum Grove
Magnolia
Roman Forest
Pinehurst
The Woodlands
Porter Heights
New Caney
Stagecoach
Tomball
Spring
Rose Hill
Eastgate
Klein
Dayton
Huffman
Westfield
Kohrville
Humble
Atascocita
Google Earth
10 mi
N

GOOGLE AERIAL MAP



Yellow Area = Subject Property
Note: The boundaries shown are approximate and not to scale.

ASSESSOR'S MAP



FLOOD PLAIN MAP



Yellow Area = Subject Property
Note: The boundaries shown are approximate and not to scale.

TEXAS RAILROAD COMMISSION MAP



January 27, 2026

1:9,028

0 0.05 0.1 0.2 mi

0 0.1 0.2 0.4 km

Site Description: According to MCAD provided by the client, the subject property is a 5.232-acre tract of land with no site improvements.

The following is a discussion of the subject property.

Location: The subject property is located along the south line of Highway 242, approximately 200 feet west of Harper's Way, Conroe, Texas 77385.

Total Site Areas: The subject property is 5.232 acres, or ±227,906 square feet.

Topography: The subject property is cleared and appears mostly level.

Shape: The subject property is flag shaped.

Frontage: The subject property has ±25 feet of frontage along State Highway 242 South.

Access: The subject property is accessed via State Highway 242 South.

Utilities: The site has access to electrical and telephone service. Public water is available via the City of Conroe.

Zoning: The subject property is located within Montgomery County, which does not regulate development through zoning ordinances.

Flood Hazard: According to Map Panel 48339C0530G, dated August 18, 2014, the subject property is located in flood Zone X, an area outside of the 100-year floodplain.

Current Use: The subject property is vacant land with no site improvements.

Easements/Encroachments: According to the provided survey, no detrimental easements were noted on the subject property.

Improvement Analysis: The subject property is vacant land with no site improvements.

HIGHEST AND BEST USE:

Highest and Best Use – As Though Vacant: Highest and Best Use may be defined as "the reasonable and probable use that supports the highest present value, as defined, as of the date of appraisal". The Highest and Best Use of a property must be one that is legally permissible, physically possible, economically feasible and represents the most likely use of the land. This fourth test is sometimes entitled "maximally productive test".

Legally Permissible Use

Except for legally non-conforming properties, the first step in determining what is legally permissible is to analyze private restrictions, zoning, building codes, historic district controls and environmental regulations.

The subject property is located within Montgomery County, which does not regulate development through zoning ordinances. Therefore, a variety of residential and commercial uses are legally permissible.

Physically Possible Use

The subject property site consists of 5.232 acres of land located at 8546 State Highway 242 in Conroe, Montgomery County. The site appears to be mostly level and cleared, with a flag shape and ±25 feet of frontage along State Highway 242. Public water is available in adequate capacity. The site is situated in flood Zone X, an area outside of the 100-year floodplain. Considering the subject property's physical characteristics including location, size and shape, numerous residential and commercial uses are physically possible.

Financial Feasibility Use

In order to be economically feasible, the improvements should conform and be homogenous with the surrounding land uses. To meet the test of being financially feasible, the project must provide a market-accepted net return over a reasonable period of time.

The subject property is located at 8546 State Highway 242 in Conroe, Montgomery County. Development in the area is mixed; however, the area consists primarily of commercial development, with properties with frontage being predominately developed for a retail use and properties that are set back off the roadway being developed for an industrial use. As such, the most financially feasible use appears to be for an industrial use.

Maximal Productivity Use

In order to be considered maximally productive, a property's use is the highest and best use if it produces the highest value or net return on investment. Based upon the surrounding developments within the subject's neighborhood, it is concluded that the maximal productive use is an industrial use.

Conclusion

It is my opinion that the highest and best use of the subject property, as if vacant, is for an industrial use.

An end-user would be the most likely purchaser of this type of property. The holding period for this type of property would be approximately one year.

SALES COMPARISON APPROACH – LAND ONLY:

The appraisers researched recent land sales located within the same general market area as the Subject Property.

A summary of the data on comparable land sales used to value the subject property is illustrated as follows with complete information concerning the sales found in the Addenda:

SALE #	LOCATION	SALE PRICE	SALE DATE	SIZE (AC)	PRICE/SF
1	17571 State Highway 242 - Conroe	$475,000	11/19/25	2.001	$5.45
2	26403 Hanna Road - Conroe	$1,280,000	5/6/25	3.183	$9.23
3	West line of Hanna Road, north of Robinson Road - Conroe	$1,470,000	8/5/24	4.095	$8.24
4	North line of FM 1488, approximately 600 feet west of Sendera Lane - Conroe	$1,350,000	12/14/23	3.520	$8.80
Subject	**8546 State Highway 242 - Montgomery County**			**5.232**	

Land Sales Analysis: The land sales summarized above are those considered most comparable to the Subject Property. Those factors considered most pertinent to the valuation of the Subject Property include location and size. Each sale was compared to the Whole Subject Property and adjusted based on these and other relevant factors.

Explanation of Adjustments: Each of the comparable sales were compared to the Whole Subject Property and adjusted for the various factors noted above, when appropriate. First, the sales were adjusted for condition of sale (seller financing, distressed sales, etc.) which might have affected the effective sale price of the property. Next, adjustments were considered to reflect changing market conditions that might have resulted in appreciation or depreciation in market values since the date on which each of the comparable sales occurred. The sales were then compared to the Whole Subject Property and adjusted for variances in location and physical characteristics. Following is the explanation of adjustments considered.

Financing/Conditions of Sale: The factors of comparison are separate items and consider the effects of favorable financing or other special conditions of the sale that might have an impact on the effective sale price of the property. Such factors include: owner financing at an interest rate and/or on terms that are not readily available in the market; special considerations associated with a sale that are not arms-length; or other costs paid by the buyer or seller that are not normally involved in a land sale transaction. Adjustments for these characteristics are made prior to adjustment for physical characteristics.

Market Conditions: The date of sale is considered in order to assess the overall trend and changes in price levels in the area caused by a lapse in time. This factor may also be appropriate when necessary to estimate the development potential or timing of a particular sale until it becomes ready for development.

Location: Location is a key factor considered by purchasers of real estate. Properties tracts located on major thoroughfares generally command higher prices than properties located on secondary thoroughfares. Corner lots many times sell at higher unit values than interior lots. This is usually attributed to increased traffic exposure and improved ingress/egress characteristics typically available to such properties. When appropriate, adjustments will be made to reflect the differences between the comparable properties and the Whole Subject Property.

Size: Larger tracts of land usually sell at lower per-unit prices than otherwise similar smaller tracts. This fact is attributed to the economic principle of supply and demand. Larger tracts require a larger capital investment, which restricts the number of market participants with the financial ability to invest in such tracts and, therefore, the market demand. When necessary, adjustments are made to reflect significant size differences.

Utilities: Properties with access to public utilities and/or those with utilities connected to the site usually sell at higher prices than tracts without such utilities. When necessary, adjustments are made to account for difference in utility availability.

Flood Hazard: Tracts located in the flood plain and/or floodway typically sell for lower per unit prices than otherwise similar tracts not so affected. This fact is attributed to the increased development costs and restrictions often associated with such properties.

Other Physical Characteristics: Other factors that might have an effect on the market value of real estate include: drainage, shape/configurations with respect to development potential, adverse easements, road frontage, and topography. When necessary, these items will be addressed and appropriate adjustments will be applied. A discussion on the adjustments made to the comparable sales follows below.

Sale 1 was recorded on November 19, 2025, and involved a 2.001-acre tract located at 17571 State Highway 242 in Conroe, Texas. Consideration for this site was $5.45 per square foot. This property is rectangular in configuration and is located outside of the 100-year floodplain. This property reportedly did not have access to public water and sewer at the time of sale. This sale required upward adjustments for market conditions, location, and utilities. This sale required downward adjustments for size and frontage.

Sale 2 was recorded on May 6, 2025, and involved a 3.183-acre tract located at 26403 Hanna Road in Conroe, Texas. Consideration for this site was $9.23 per square foot. This property is rectangular in configuration and is located outside of the 100-year floodplain. This property reportedly had access to public water and sewer at the time of sale. This sale required upward adjustments for market conditions and location. This sale required downward adjustments for size, frontage, and utilities.

Sale 3 was recorded on August 5, 2024, and involved a 4.095-acre tract located along the west line of Hanna Road, north of Robinson Road in Conroe, Texas. Consideration for this site was $8.24 per square foot. This property is rectangular in configuration and is located outside of the 100-year floodplain. This property reportedly had access to public water and sewer at the time of sale. This sale required upward adjustments for market conditions and location. This sale required downward adjustments for frontage and utilities.

Sale 4 was recorded on December 14, 2023, and involved a 3.520-acre tract located along the north line of FM 1488, approximately 600 feet west of Sendera Lane in Conroe, Texas. Consideration for this site was $8.80 per square foot. This property is rectangular in configuration and is located outside of the 100-year floodplain. This property reportedly had access to public water the time of sale. This sale required an upward adjustment for market conditions. This sale required downward adjustments for size and frontage.

The following presents the land adjustment grid for the subject site.

ITEM	1	2	3	4
PRICE PER SQUARE FOOT	**$5.45**	**$9.23**	**$8.24**	**$8.80**
DATE	**11/19/25**	**5/6/25**	**8/5/24**	**12/14/23**
PROPERTY RIGHTS CONVEYED	0%	0%	0%	0%
FINANCING	0%	0%	0%	0%
SUBTOTAL	$5.45	$9.23	$8.24	$8.80
CONDITION OF SALE	0%	0%	0%	0%
SUBTOTAL	$5.45	$9.23	$8.24	$8.80
BUYERS EXPENDITURES	0%	0%	0%	0%
SUBTOTAL	$5.45	$9.23	$8.24	$8.80
MARKET CONDITIONS	1%	4%	9%	13%
ADJUSTED PRICE PER SQUARE FOOT	**$5.50**	**$9.60**	**$8.98**	**$9.94**
SIZE (ACRES)	**2.001**	**3.183**	**4.095**	**3.520**
LOCATION/ACCESS	15%	10%	10%	0%
SIZE	-10%	-5%	0%	-5%
CORNER/FRONTAGE	-20%	-30%	-20%	-20%
FLOOD PLAIN/EASEMENTS	0%	0%	0%	0%
USE/SHAPE/TOPOGRAPHY	0%	0%	0%	0%
OTHER IMPROVEMENTS	0%	0%	0%	0%
UTILITIES	10%	-10%	-10%	0%
TOTAL PHYSICAL GROSS ADJUSTMENTS	55%	55%	40%	25%
TOTAL PHYSICAL NET ADJUSTMENTS	-5%	-35%	-20%	-25%
FINAL ADJUSTED PRICE PER SQUARE FOOT	**$5.23**	**$6.24**	**$7.19**	**$7.46**

Estimated Value of Subject Property - Land: The comparable land sales have an adjusted sale price range of $5.23 per square foot to $7.46 per square foot with an average of $6.53 per square foot. Following the application of adjustments, the indicated unit fee market value for the subject property (land only) is $6.50 per square foot.

The subject property consists of 5.232 acres (total) of land along State Highway 242.

SUBJECT PROPERTY LAND VALUE						
Land:	5.232 Acres, or	227,906 Square Feet	X	$6.50 per Square Foot	=	$1,481,389
SUBJECT PROPERTY LAND:						**$1,481,389**

COST APPROACH

The Cost Approach to Value is predicated on the assumption that an indication of market value of a property can be estimated by its current cost to reproduce, less observed accrued depreciation. This valuation technique has its greatest validity when the improvements are new and representative of the highest and best use of the land. This approach can also be related to the principle of substitution which holds that a buyer is not justified in paying more for a property than the amount required to construct a new property of equal desirability and utility. However, the Cost Approach is difficult to apply. Accurate building costs are difficult to estimate as construction bids by equally qualified contractors can vary on the same structure.

The Cost Approach basically consists of the following steps:

1. Estimate value of the land if vacant
2. Estimate current replacement cost of the improvements
3. Estimate and deduct observed accrued depreciation from all sources
4. Add indicated land and improvement values

The subject property is vacant land with no site improvements. Therefore, the Cost Approach was not considered relevant or applicable for this analysis.

SALES COMPARISON APPROACH - IMPROVED

The Sales Comparison Approach is predicated on the assumption that no prospective purchaser is warranted in paying more for a given property than for the price for which another property may be purchased, assuming that the other property is of equal functional utility and comparable appeal. Thus, this approach compares sales of generally comparable properties to the subject property, with adjustments made for the various differences in determining the probable value of the subject property. The direct Sales Comparison Approach applies the principle of substitution. Typical buyers will not purchase a property at a higher price than the price of a similar property with a comparable location, physical characteristics, and future earning capabilities. The Sales Comparison Approach involves comparing the prices of similar properties by common units of comparison in order to derive an indication of value.

The subject property is vacant land with no site improvements. Therefore, the Sales Comparison Approach – As Improved was not considered relevant or applicable for this analysis.

INCOME CAPITALIZATION APPROACH

The Income Capitalization Approach to value is predicated on the assumption that there is a definite relationship between the amount of income a property will earn and its value. The theory of the Income Capitalization Approach is that the value of a property is the present worth of the net income it will produce during its remaining economic or productive life. An investor generally would not be justified in paying more for an investment property (versus speculation) than the value that the net earning power will support based on an appropriate capitalization of the net income. In conformity with the principle of substitution, a prudent investor will not pay more for the right to receive income from a specified property than he would have to pay for another available investment which would produce an income stream of similar quantity and quality.

The subject property is vacant land with no site improvements. Therefore, the Income Approach was not considered relevant or applicable for this analysis.

RECONCILIATION – SUBJECT PROPERTY:

The Sales Comparison Approach (Land Only) to value was utilized in the analysis of the subject property. The final market value must be based upon confirmation of the available market data and analysis which is most appropriate.

MARKET VALUE OF WHOLE PROPERTY	
Sales Comparison Approach - Land Only	$1,481,389
Cost Approach	N/A
Sales Comparison Approach	N/A
Income Approach	N/A
WHOLE PROPERTY MARKET VALUE	**$1,481,389**

FINAL COMPENSATION:

FINAL JUST COMPENSATION		
Value of Whole Property	$1,481,389	
Value of Acquisition		$1,481,389
FINAL JUST COMPENSATION		**$1,481,389**

The appraisers have considered access damages in accordance with Section 21.042(d) of the Texas Property Code, as amended by SB18 of the Texas 82nd Regular Legislative Session and finds as follows:

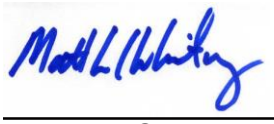
1. Is there a denial of direct access on this parcel? No (yes or no)
2. If so, is the denial of direct access material? N/A (yes, no, or not applicable)
3. The lack of any access denial or the material impairment of direct access on or off the remaining property affects the market value of the remaining property in the sum of $0.

CERTIFICATION

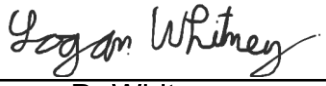
We certify that, to the best of our knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and is my personal, unbiased professional analyses, opinions, and conclusions.
- We have no present or prospective interest in the property that is the subject of this report, and we have no personal interest with respect to the parties involved.
- We have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- Our engagement in this assignment was not contingent upon developing or reporting predetermined results.
- Our compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- Our analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the *Uniform Standards of Professional Appraisal Practice*.
- Matthew C. Whitney and Logan D. Whitney have made a personal inspection of the property that is the subject of this report.
- The reported analyses, opinions, and conclusions were developed, and this report has been developed in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute, and the Texas Real Estate License Act.
- The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
- As of the date of this report, Matthew C. Whitney and Logan Whitney have completed the requirements under the continuing education program of the Texas Appraiser Licensing and Certification Board.
- As of the date of this report, Matthew C. Whitney has completed the continuing education program for Designated Members of the Appraisal Institute.

- The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
- We have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.



Matthew C. Whitney, MAI
Texas State Certified General
Real Estate Appraiser TX-1326491-CG
February 6, 2026



Logan D. Whitney
Texas State Appraiser Trainee
Trainee #1343657-T
February 6, 2026

ADDENDA

QUALIFICATIONS/STATE CERTIFICATIONS

PROFESSIONAL QUALIFICATIONS

Matthew Craig Whitney, MAI

2040 North Loop 336 West, Suite 305 936-441-8070 Houston Metro
Commonwealth Centre 936-756-2727 Fax
Conroe, Texas 77304 mwhitney@whitney-appraisals.com e-mail

PROFESSIONAL EXPERIENCE

Matthew C. Whitney is president of Whitney & Associates, a real estate appraisal and consulting firm located in Conroe, Montgomery County, Texas. Whitney & Associates is a full service appraisal firm specializing in client consultation, feasibility studies, and the appraisals of various types of properties including commercial, industrial, marinas, recreational areas, multi-family complexes, single-family residences, ranch properties and vacant land.

With over 30 years of experience in property valuation, Mr. Whitney has an extensive background in various properties throughout the state of Texas. Additionally, Mr. Whitney has performed consulting services for properties outside Texas, including assignments in California, Florida, Kansas, Massachusetts, Mississippi, New Hampshire, New Mexico, New York, North Carolina, Oklahoma, Rhode Island, South Carolina, South Dakota, and Virginia.

Whitney & Associates is one of the few appraisal firms awarded contracts by the State of Texas Comptroller of Public Accounts (Property Tax Division) to perform special assignments, such as the annual ratio study. The annual ratio study is essentially an audit of appraisal districts throughout the state. Each school district's government funding is affected by the results of this study. Mr. Whitney has been involved in the ratio study for 10 years and has performed analyses of over 20,000 parcels in 15 counties.

More recently, the firm has performed assignments for the purposes of portfolio management, investment analysis, right-of-ways and litigation proceedings. The Texas Department of Transportation, Montgomery County, Fort Bend County, Chambers County, the City of Conroe, the City of Rosenberg have utilized Mr. Whitney's expertise in the expansions of Interstate Highway 45, Interstate Highway 35, US Highway 281, State Highway 36, FM 830, FM 1488, FM 1774, FM 2978, FM 3083, Wilson Road, Woodlands Parkway, Nichols Sawmill Road, and additional major projects to accommodate the area's rapid growth. Whitney & Associates has also worked with the Texas Department of Transportation on the Loop 610/IH 45 interchange and the Grand Parkway in Harris County, as well as the widening of Interstate Highway 35 in Bexar, Bell County and McLennan County. Mr. Whitney has assisted Chambers County in acquisitions for projects that include FM 1409, Kilgore Drainage, and the Mayhaw Bayou. Additionally, the firm has worked with the San Jacinto River Authority to assist in the acquisition of easements for a 55-mile water transmission line. The firm also has extensive experience in the valuation of various other types of easements.

The firm has appraised the Mexican Consulate in Houston and has assisted the Texas Facilities Commission (TFC) in the review of easement acquisitions along the Texas' Southern border.

Since 2006, Whitney & Associates has also been selected to conduct appraisals of insurable values for over 60 school districts throughout Texas and Oklahoma.

Mr. Whitney has qualified to testify as an expert witness numerous times in Texas State Courts and Federal Courts.

EDUCATION

Texas A&M University, College Station, Texas
Master's Degree in Land Economics and Real Estate, May 1992
Bachelor of Science in Agriculture Economics, August 1990

SEMINARS/CONTINUING EDUCATION

Appraisal Institute Courses & Professional Seminars

- 1A-1 / Real Estate Appraisal Principles
- 1A-2 / Basic Valuation Procedures
- 1B-A / Capitalization Theory and Techniques, Part A
- 1B-B / Capitalization Theory and Techniques, Part B
- 2-1 / Case Studies
- 2-2 / Report Writing
- Part A&B / Standards of Professional Practice
- Subdivision Analysis
- Subdivision Valuation
- Understanding Limited Appraisals - General
- Attacking & Defending the Appraisal in Litigation
- How to Appraise a Golf Course
- Analyzing Operating Expenses
- Liability Management for Residential Appraisals
- Evaluating Commercial Construction
- Real Estate Forecast Competition
- Capitalization Rates, Yield Rates/Other Investment Measures
- The Ad Valorem Tax System and The Appraisal Process
- Understanding and Testing DCF Valuation Models
- Skills of Expert Testimony
- Uniform Appraisal Standards for Federal Land Acquisitions

Additional Real Estate Courses:

-- Land Economics
-- Farm and Ranch Valuation and Analysis
-- Real Estate Fundamentals
-- Real Estate/Oil and Gas Law
-- Building Construction

PROFESSIONAL CREDENTIALS/AFFILIATIONS

MAI – Appraisal Institute
Appraisal Institute Member
Texas State Certified General Real Estate Appraiser (TX-1326491-CG) (exp 11-30-26)
Society of Texas A&M Real Estate Professionals
International Right of Way Association Member

TALCB

TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Certified General Real Estate Appraiser

Appraiser: MATTHEW CRAIG WHITNEY

License #: 1326491-CG **License Expires: 11/30/2026**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title:
Certified General Real Estate Appraiser

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Executive Director

PROFESSIONAL QUALIFICATIONS

Logan D. Whitney

2040 North Loop 336 West, Suite 305 936/221-8070 Office
Commonwealth Centre 936/537-5684 Cell
Conroe, Texas 77304 lwhitney@whitney-appraisals.com
e-mail

EDUCATION

- Texas A&M University, College Station, Texas. Graduated with a Master of Real Estate degree – December 2022
- Texas A&M University, College Station, Texas. Graduated with a Bachelor Degree in Business Management – November 521

Master of Real Estate Courses

- Real Property Analysis
- Opportunity in Real Estate Finance
- Real Property Valuation 1
- Commercial Real Estate Law
- Real Estate Analytics
- Land Economics
- Real Property Finance
- Analysis of Real Estate Decision Making
- Real Estate Development Analysis
- Commercial Real Estate Innovation

Appraisal Institute Courses & Professional Seminars

- Site Valuation and Cost Approach
- Uniform Standards of Professional Appraisal Practice

AFFILIATIONS/PROFESSIONAL DESIGNATIONS

Texas State Real Estate Appraiser Trainee (I.D. Number 1343657-T) (exp. 1/31/27)

PROFESSIONAL EXPERIENCE

Logan Whitney graduated from Texas A&M University's Mays Business School with a Bachelor Degree in Business Management and a Master of Real Estate Degree. He obtained a Texas Real Estate Salesperson License in July.

In June 2021, he joined Whitney and Associates as a commercial appraiser trainee. His responsibilities include inspecting properties, reviewing, and preparing appraisal reports and consulting assignments.

TALCB

TEXAS APPRAISER LICENSING & CERTIFICATION BOARD

Appraiser Trainee

Trainee: LOGAN WHITNEY

Authorization #: 1343657-T **Authorization Expires: 01/31/2027**

Review the list of the above Trainee's Supervisors on the License Holder Search at www.talcb.texas.gov.

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title:
Appraiser Trainee

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.

Chelsea Buchholtz
Executive Director

PHOTOGRAPHS OF SUBJECT PROPERTY



VIEWING SOUTH TOWARDS SUBJECT PROPERTY



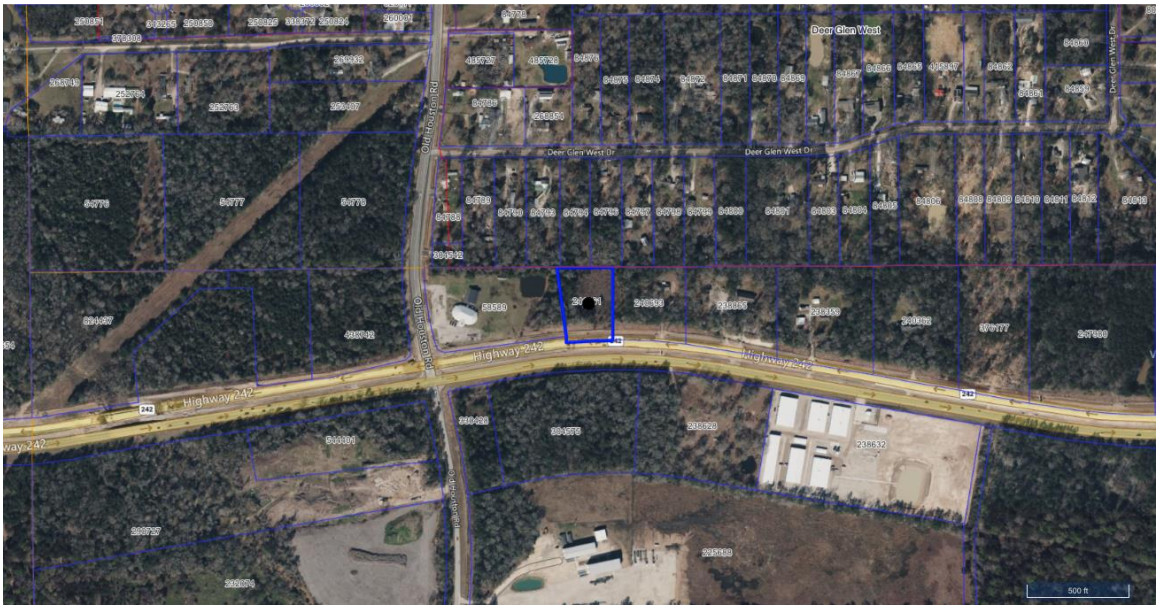
VIEWING WEST ALONG STATE HIGHWAY 242



VIEWING EAST ALONG STATE HIGHWAY 242

LAND SALES AND MAP

Land Sale No. 1



Property Identification

Record ID	12256
Property Type	Vacant Land, Vacant land
Address	17571 State Highway 242, Conroe, Montgomery County, Texas 77302
Tax ID	241461
User 1	In the Patrick A. Hines Survey, Abstract Number 753
MSA	Houston-Baytown-Sugar Land

Sale Data

Grantor	Eagle Park Investments, LLC
Grantee	J David Family LLC
Sale Date	November 19, 2025
Deed Book/Page	2025119545
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	Cash to Seller
Sale History	No other sales in past three years
Verification	January 04, 2026; Other sources: Broker, MLS; MCAD; Deed Records
Sale Price	$475,000
Cash Equivalent	$475,000

Land Data

Zoning	None
Topography	Level
Utilities	Well & Septic Required

Land Sale No. 1 (Cont.)

Shape	Rectangular
Landscaping	Partially Cleared
Parking	None
Rail Service	None
Fencing	None
Flood Info	Zone X-500 & Zone X

Land Size Information

Gross Land Size	2.001 Acres or 87,164 SF

Indicators

Sale Price/Gross Acre	$237,381
Sale Price/Gross SF	$5.45

Remarks

The property was reportedly listed at an asking price of $575,000 and was on the market for 879 days. The property was purchased for an unknown use and does not appear to have any detrimental easements or flood plains that would affect development.

Land Sale No. 2



Property Identification

Record ID	12144
Property Type	Vacant Land, Vacant land
Address	26403 Hanna Road, Conroe, Montgomery County, Texas 77385
Location	Northwest corner of Hanna Road and Geffert Wright Road
Tax ID	47006
User 1	Out of Restricted Reserve "A", Block One, First Dane Hanna Road
User 2	252P
MSA	Houston-The Woodlands-Sugar Land

Sale Data

Grantor	Silver Oaks USA LP, a Texas limited partnership
Grantee	WBRC LLC, a Texas limited liability company
Sale Date	May 06, 2025
Deed Book/Page	2025044027
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	Cash to Seller
Sale History	10/15/23; or: Duck Management; 7/14/23; or: First Dane Properties
Verification	Other sources: Listing Broker; MCAD; CoStar; Deed Records
Sale Price	$1,280,000
Cash Equivalent	$1,280,000

Land Sale No. 2 (Cont.)

Land Data

Zoning	None
Topography	Level
Utilities	Public Water and Sewer
Dimensions	400-Feet by 350-Feet
Shape	Rectangular
Landscaping	Wooded
Parking	None
Rail Service	None
Fencing	None
Flood Info	Zone X

Land Size Information

Gross Land Size	3.183 Acres or 138,651 SF
Front Footage	754 ft Total Frontage: 400 ft Hanna Road; 354 ft Geffert Wright Lane;

Indicators

Sale Price/Gross Acre	$402,136
Sale Price/Gross SF	$9.23
Sale Price/Front Foot	$1,698

Remarks

The property was on the market for 168 days. There does not appear to be any easements or floodplain that would negatively affect development. According to the listing broker, the buyer intended on developing multiple buildings to use as dance studios. The property is located at a non-lighted corner. There is a promissory note to Austin Bank for $896,000.

Land Sale No. 3



Property Identification

Record ID	11246
Property Type	Vacant Land, Vacant land
Address	Conroe, Montgomery County, Texas 77386
Location	West line of Hanna Road, north of Robinson Road
Tax ID	48015
User 1	Out of the Montgomery County School Land Survey, Abstract 350
User 2	252P
MSA	Houston-Baytown-Sugar Land

Sale Data

Grantor	Shipley Land Holdings LLC, a Texas limited liability company
Grantee	RA Wright Holding Company, LLC, a Texas limited liability company
Sale Date	August 05, 2024
Deed Book/Page	2024077009
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	Cash to Seller
Sale History	No other sales in past three years
Verification	December 16, 2025; Other sources: Broker, CoStar, MLS; MCAD; Deed Records
Sale Price	$1,470,000
Cash Equivalent	$1,470,000

Land Sale No. 3 (Cont.)

Land Data

Zoning	Neighborhood Business District
Topography	Level
Utilities	All Available
Dimensions	412-Feet by 430-Feet
Shape	Rectangular
Landscaping	Cleared
Parking	None
Rail Service	None
Fencing	None
Flood Info	Zone X

Land Size Information

Gross Land Size	4.095 Acres or 178,378 SF
Front Footage	412 ft Total Frontage: 412 ft Hanna Road;

Indicators

Sale Price/Gross Acre	$358,974
Sale Price/Gross SF	$8.24
Sale Price/Front Foot	$3,568

Remarks

The property was reportedly listed at an asking price of $1,800,000 and was on the market for 791 days. The property was purchased for an unknown use and does not appear to have any detrimental easements or flood plains that would affect development.

Land Sale No. 4



Property Identification

Record ID	11356
Property Type	Vacant Land, Vacant land
Address	Magnolia, Montgomery County, Texas 77354
Location	North line of FM 1488, approximately 600 feet west of Sendera Lane
Tax ID	R244194 and R463705
User 1	A-433, Henry Proseus, Tract 1A2-K, Acres 3.520
MSA	Houston-The Woodlands-Sugar Land

Sale Data

Grantor	IBE SMT Equipment, LLC
Grantee	LS Holdings, LLC
Sale Date	December 14, 2023
Deed Book/Page	2023121098
Property Rights	Fee Simple
Conditions of Sale	Arm's Length
Financing	Cash to Seller
Sale History	No sales in the past three years.
Verification	September 18, 2024; Other sources: Broker; Deed Records, MCAD
Sale Price	$1,350,000
Cash Equivalent	$1,350,000

Land Data

Zoning	Unrestricted
Topography	Level
Utilities	Public Water/Septic
Shape	Mostly Rectangular
Landscaping	Cleared
Parking	None
Rail Service	None

Land Sale No. 4 (Cont.)

Fencing	None
Flood Info	Zone X

Land Size Information

Gross Land Size	3.520 Acres or 153,331 SF

Indicators

Sale Price/Gross Acre	$383,523
Sale Price/Gross SF	$8.80

Remarks

There did not appear to be any easements or flood plain that would negatively affect the development of the site. The site had public water but required private septic systems.

Land Sales Map

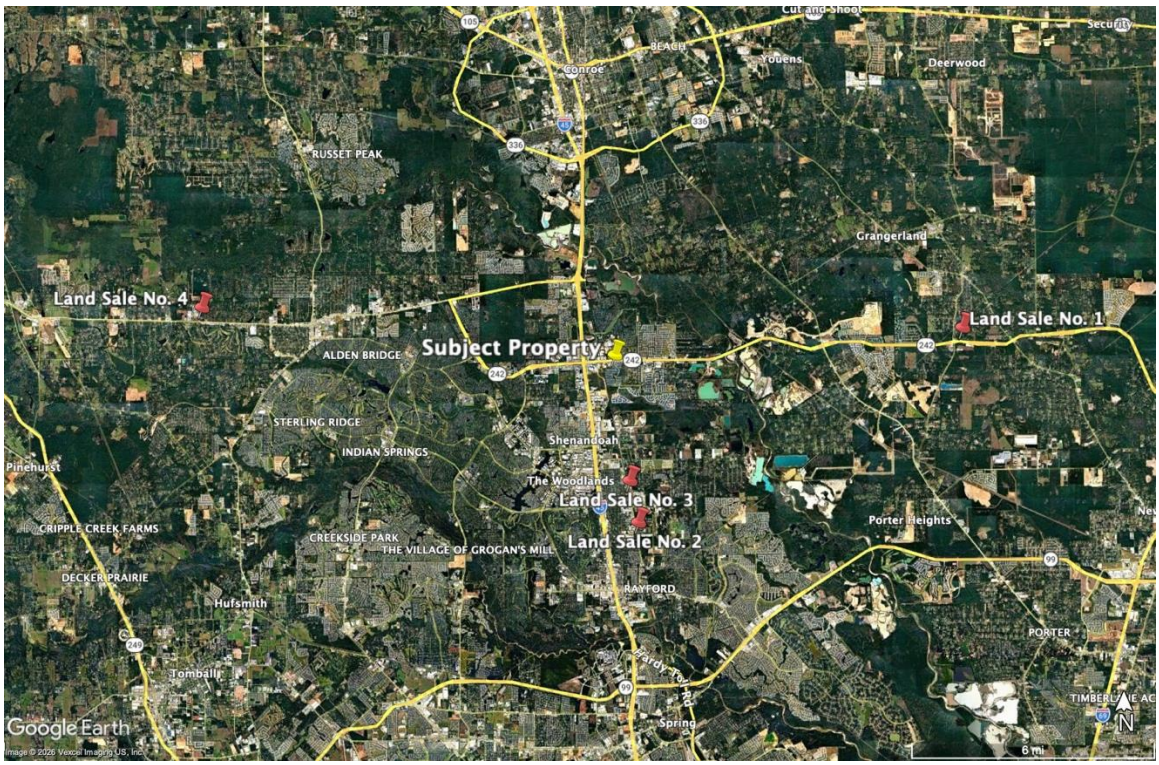
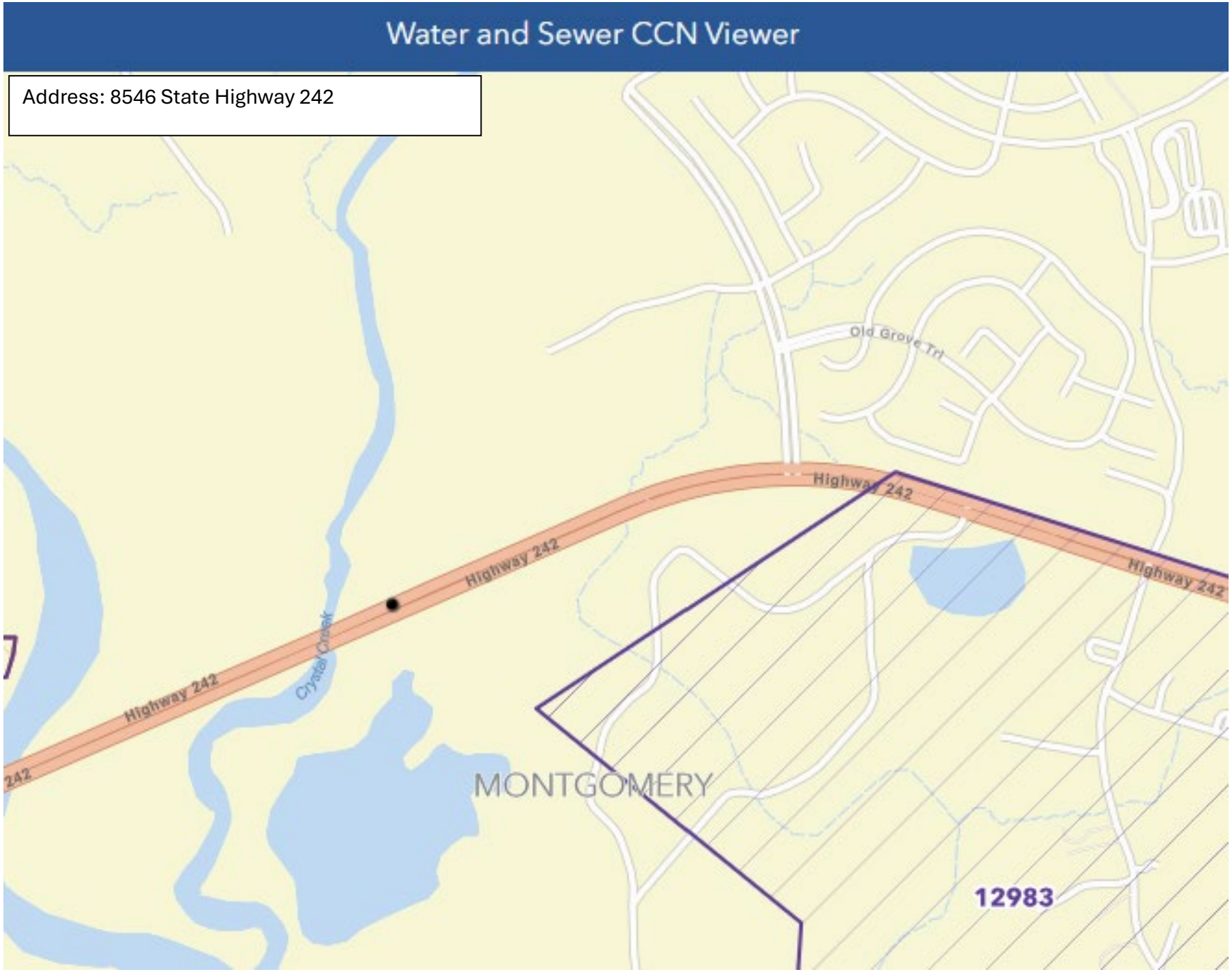


EXHIBIT E


Water and Sewer CCN Viewer
Address: 8546 State Highway 242
Old Grove Trl
Highway 242
Highway 242
Highway 242
Highway 242
Crystal Creek
MONTGOMERY
12983

City of Conroe
Capital Improvement Program
Project Sheet

Project Title: Water Plant #35 - East SH 242 Area

Project Code: WTR24-23 **Rank:** 02

Project Type: Water **Project Manager:** Engineering

Start Date: 2026-10-12 **Completion Date:** 2029-09-30

Location: East of 45 Near MUD 95 and Methodist Hospital

Project Summary: The project is to be building a 1.0 MG ground storage tank and drill a 1,500 gpm water well. This project has been identified as project 126 in the new Water Master Plan.

Project Forecast

	Prior Years	2027	2028	2029	2030	2031	2032-2036	Total Cost
Funding Source								
Bond Proceeds	-	1,650,000	9,000,000	5,200,000	-	-	-	15,850,000
Total Funding Source	**-**	**$1,650,000**	**$9,000,000**	**$5,200,000**	**-**	**-**	**-**	**$15,850,000**
Expenditure								
Improvements >$10,000	-	1,650,000	9,000,000	5,200,000	-	-	-	15,850,000
Total Expenditure	**-**	**$1,650,000**	**$9,000,000**	**$5,200,000**	**-**	**-**	**-**	**$15,850,000**

Operating Impacts

No data found for the selected parameters and user's security permissions.

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Brandy Taylor, Community Development Director

Item Type: Consent

B. Taylor
Joint Meeting: No Joint Meeting

Description
Discuss and Consider the approval of invoices related to 100 Park Place Facility.

Summary / Recommendation
Discuss and Consider the approval of invoices related to 100 Park Place Facility.

Fiscal Impact

Expenditure Amount:	$20,740.00
Revenue Amount:	
Account Number:	1044
Budget Amendment Required Y/N:	N
Financial Review Complete:	
Financial Review Notes:	

Attachments

Invoices

INVOICE

Invoice Date: July 30, 2026

Invoice Number: INV-2026-0901

Reference Estimate: EST-2026-0901

PREPARED BY:

IAH Equity Builders LLC

Jeffery Lighten, Operations Manager

jlighten@iahequity.com

PREPARED FOR:

City of Conroe Transportation Department

Attention: Fredrick Johnson

Conroe, TX

Project Details

- **Project Name:** Facility Breakroom Renovation
- **Subject:** Commercial Cabinetry, Countertop, and Sink Replacement

Itemized Billing

Item ID	Scope / Material Description	Amount
01	**Demo & Disposal:** Site teardown, fixture removal, sheetrock serving window patch, commercial hauling, and landfill fees	$1,000.00

02	**Mahogany Cabinets:** Supply 16 ft wall + 24 ft base semi-custom units with mahogany veneer finish and heavy-duty hardware	$8,900.00
03	**Laminate Countertops:** 24 linear ft (10 ft × 14 ft L-shape layout) high-pressure laminate with factory-sealed miter joints	$1,500.00
04	**3-Bin Sink:** 54-inch stainless steel NSF utility sink and commercial high-rise faucet	$800.00
05	**Labor & Installation:** Carpentry assembly, mounting, plumbing hookup to existing water/drain lines, and site cleanup	$2,600.00
TOTAL DUE		**$14,800.00**

Payment Terms & Conditions

- **Payment Terms:** Net 30 days upon project completion and final inspection.
- **Compliance:** All fixtures and installations comply with public health standards and municipal codes.

Thank you for your business! Please reach out to jlighten@iahequity.com with any billing or project questions.

INVOICE

IAH Equity Builders LLC
7815 Hertfordshire Drive | Spring, Texas 77379
Phone: 318-237-9439 | Email: jlighten@iahequity.com

Invoice Date: July 27, 2026
Invoice Number: INV-2026-0010a
Reference Estimate: EST-2026-0010

BILLED TO:

City of Conroe Transportation Department
Attention: Fredrick Johnson
Conroe, TX

PREPARED BY:

IAH Equity Builders LLC
Jeffery Lighten, Operations Manager
jlighten@iahequity.com

PROJECT DETAILS

- **Project Name:** Commercial Flooring Installation Proposal
- **Project Size:** 1,500 sq ft (Carpet) + 60 sq ft (Carpet)
- **Scope Completed:**
  - Area A: Main Room vinyl tear-out, floor prep.
  - Area B: Additional Section ceramic tile demolition, mortar grinding, and carpet installation.

PART 1: INVOICE (Mobilization / Phase 1)

Invoice Number: INV-2026-0010-A
Amount Due: $2,985.00

Description	Total Cost
Commercial Flooring Installation — (Phase 1 Mobilization)	$2,985.00

FINAL BALANCE

- **SUBTOTAL:** $2,985.00
- **TAX (0.0%):** $0.00
- **TOTAL AMOUNT DUE: $2,985.00**

Payment Terms: Upon receipt. Thank you for your business!

INVOICE

IAH Equity Builders LLC
7815 Hertfordshire Drive | Spring, Texas 77379
Phone: 318-237-9439 | Email: jlighten@iahequity.com

Invoice Date: July 27, 2026
Invoice Number: INV-2026-0010c
Reference Estimate: EST-2026-0010

BILLED TO:

City of Conroe Transportation Department
Attention: Fredrick Johnson
Conroe, TX

PREPARED BY:

IAH Equity Builders LLC
Jeffery Lighten, Operations Manager
jlighten@iahequity.com

PROJECT DETAILS

- **Project Name:** Commercial Flooring Installation Proposal
- **Project Size:** 1,500 sq ft (Carpet) + 60 sq ft (Carpet)
- **Scope Completed:**
  - Area A: Carpet tile and baseboard installation
  - Area B: carpet tile installation

PART 1: INVOICE (Demolition & Floor Prep / Phase 2)

Invoice Number: INV-2026-0010-c
Amount Due: $2,955.00

Description	Total Cost
Completion, Final Inspection & Project Handover	$2,955.00

FINAL BALANCE

- **SUBTOTAL:** $2,955.00
- **TAX (0.0%):** $0.00
- **TOTAL AMOUNT DUE: $2,955.00**

Payment Terms: Upon receipt. Thank you for your business!

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Jennifer Gilmore, Engineering Projects Coordinator

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: Conroe Independent School District

Invoice Number
CISD-2026-0813-001

Description
Development and Cost Sharing Agreement

Amount
$346,650.00

Attachments

CISD-2026-0813-001

Purchase Order Invoice Tabulation
FY 25-26

Vendor Info: CONROE INDEPENDENT SCHOOL DISTRICT
3205 WEST DAVIS
CONROE, TX 77304

Project No.: n/a

Council Approval: 8/14/2025

Project/Description: Development & Cost Sharing Agreement

Purchase Order Number: 25-01760/ 25-01760-R1

Date:	Invoice #:	Amount:
8/13/26	CISD-2026-0813-001	$ 346,650.00

Total Spent: $ 346,650.00

Contract Amount:	$	346,650.00
Contract Amendment:	$	-
Updated Contract Amount:	$	346,650.00
Total Paid:	$	346,650.00
Remaining Contract Balance:	$	-

Percentage of Contract Paid: 100%

Jennifer Gilmore
Engineering Projects Coordinator

Brandy Taylor
Brandy Taylor
Director of Community Development

CONROE
INDEPENDENT
SCHOOL DISTRICT

INVOICE

Invoice No.: CISD-2026-0813-001
Invoice Date: August 13, 2026

BILL TO
City of Conroe
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305

FROM
Conroe Independent School District
3205 West Davis St.
Conroe, TX 77304
Main: (936) 709-7752

Reference: Cost Sharing Agreement signed by the City of Conroe on August 14, 2025, attached.

Description	Qty.	Unit Cost	Amount
City of Conroe's share of costs associated with the design and construction of public water and sanitary sewer lines across the property where Cartwright Junior High School and Fowler Intermediate School are located, pursuant to the Cost Sharing Agreement signed by the City of Conroe on August 14, 2025.	1	$346,650.00	$346,650.00

Subtotal	$346,650.00
Tax	$0.00
TOTAL DUE	**$346,650.00**

Payment Terms: Due upon receipt.

Please make payment payable to **Conroe Independent School District** and reference Invoice No. CISD-2026-0813-001.

Notes

This invoice represents the City's agreed cost-sharing contribution for the above-described public utility improvements.

DEVELOPMENT AND COST SHARING MEMORANDUM
Water and Sewer Utility Service Agreement
Crighton Road and FM 1314

This Memorandum of Understanding (this "MOU") is entered into by and between the **CITY OF CONROE, TEXAS**, a Texas home rule city (the "CITY") and **CONROE INDEPENDENT SCHOOL DISTRICT**, a school district in the State of Texas ("CISD").

WITNESSETH:

WHEREAS, CISD is the owner and developer of a certain 85.91 (Property ID 52173) acre tract of property (the "Property") located near the intersection of Crighton Road and FM 1314 in the extraterritorial jurisdiction of the CITY as depicted on Exhibit "A" attached hereto; and

WHEREAS, CISD wishes to obtain water and sewer utility services for the property from the CITY to serve the Property as specified herein; and

WHEREAS, the parties desire to cooperate to coordinate the rights of the parties to provide utility services within the area and plan for the orderly development of the CISD property; and

WHEREAS, the parties desire that the CISD design and construct a water line extension and looping in addition to a gravity sewer line at FM 1314 just north of Crighton Road that will benefit both CISD and the City; and

WHEREAS, the parties are entering into this Agreement to further detail the terms and conditions pursuant to which the Gravity Sewer Line will be designed and constructed and pursuant to which the parties shall share in the costs related to the Gravity Sewer Line.

WHEREAS, the parties are entering into this Agreement to set forth the terms and conditions under which the water line extension and looping will be designed, constructed, and looped into the City's existing infrastructure, and to outline the manner in which the parties will share the costs associated with the water line

NOW, THEREFORE, for $10.00 and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, the parties agree as follows:

1. Gravity Sewer Line – Crighton Road and FM 1314. The location of the Gravity Sewer Line is generally depicted on Exhibit "B" attached hereto. The Gravity Sewer Line will be through an easement on land owned by CISD and shall be conveyed at a minimum of 30' wide. In connection with the construction of the Gravity Sewer Line, CISD shall grant any necessary easements upon their property as may be necessary to complete and maintain the Gravity Sewer Line.

Water Line Extension and Looping. The location of the Water Line Extension and Looping is generally depicted on Exhibit "B" attached hereto. The Water Line Extension and Looping will be through an easement on land owned by CISD and shall be conveyed at a minimum of 30' wide. In connection with the Water Line Extension and Looping, CISD shall grant any necessary easements upon their property as may be necessary to complete and maintain the Water Line Extension and Looping.

2. Plans and Budget. CISD will commence the preparation of the plans and specifications for the Gravity Sewer Line and Water Line Extension and Looping (the "Plans") and has previously funded all costs related to such Plans.

The current estimated cost of the Gravity Sewer Line and Water Line Extension and Looping is shown on "Exhibit C". However, in connection with the finalization of the Plans, CISD shall prepare a proposed budget for the Gravity Sewer Line and Water Line Extension and Looping (the "Budget"), it being agreed that the final Budget shall be subject to the reasonable approval of the parties hereto.

3. Cost Sharing. The City and CISD shall collectively be responsible for the costs of designing and constructing the Gravity Sewer Line and the Water Line Extension and Looping with each party being responsible for the agreed upon share) as more particularly described on Exhibit "C" attached hereto.

4. Construction of Gravity Sewer Line. CISD shall oversee and coordinate the construction of the Gravity Sewer Line (in accordance with the approved Plans and Budget). During such construction, the CISD shall request funds to pay the applicable invoices related to such work. In connection with each payment, the CISD shall provide the City with copies of the following: (i) an invoice relating to the portion of Gravity Sewer Line and the Water Line Extension and Looping work completed by the contractor, (ii) an engineer's certificate certifying that the work related to the invoice has been performed, and (iii) a lien waiver and bills paid affidavit (in the then-current required statutory form) executed by the contractor confirming payment of the amounts requested.

Construction of Water Line Extension and Looping. CISD shall oversee and coordinate the construction of the Water Line Extension and Looping (in accordance with the approved Plans and Budget). During such construction, the CISD shall request funds to pay the applicable invoices related to such work. In connection with each payment, the CISD shall provide the City with copies of the following: (i) an invoice relating to the portion of the Water Line Extension and Looping work completed by the contractor, (ii) an engineer's certificate certifying that the work related to the invoice has been performed, and (iii) a lien waiver and bills paid affidavit (in the then-current required statutory form) executed by the contractor confirming payment of the amounts requested.

5. Maintenance by City. Upon completion of the Gravity Sewer Line and Water Line Extension and Looping, the City agrees to accept, own, operate, and maintain such improvments and in connection therewith.

6. Provision of Utility Services by City. CITY shall provide water and sewer utility service to the Property upon the same basis as such service is provided to its other customers of similar classification. Prior to annexation of the territory the rates applicable to the Property shall be two times the in CITY rate for customers of the same classification and upon annexation the rate shall be reduced to the applicable CITY rate. This Agreement shall not be construed to obligate CITY to the provision of police, fire, or other municipal services to the Property as long as the Property remains outside the corporate limits of the CITY.

7. Annexation. CISD hereby consents to CITY annexation of the Property. This consent shall be irrevocable and shall be a covenant running with the land and binding upon all subsequent purchasers or transferees of all or any portion of the Property. This is not immediate Annexation, CISD must adhere to all the CITY requirements and procedures.

8. Replanting of Trees. CISD shall replant a landscaped tree buffer along the boundary between CISD property and the adjacent residential area of Barton Woods Subdivision. This buffer shall comply with City Ordinance Sec. 102-17.

9. Remedies. If a party defaults under this Agreement and such default is not cured within ten (10) days after written notice from the non-defaulting party, then the non-defaulting party may (i) pursue

a claim for actual damages only or (ii) seek specific performance of this Agreement. The parties acknowledge and agree that neither party will have or make any claim, and waive any claim, for any and all special, consequential, or punitive damages.

10. Binding Effect. The terms of this Agreement will be binding upon the parties hereto and their respective successors and assigns who become parties hereunder.

11. Granting of Approval. Unless expressly provided to the contrary in this Agreement, with respect to any approval by any party under or pursuant to this Agreement, such approval will not be unreasonably withheld, conditioned or delayed. Any disapproval will be in writing and the reasons will be clearly stated so that reasonable changes may be addressed to obtain approval.

12 Time of Essence. Time is of the essence to the parties in the performance of this Agreement, and the parties agree that strict compliance is required as to any date set forth in this Agreement for performance of any obligation hereunder. If the final day of any period of time set out in any provision of this Agreement falls on day that is not a Business Day, then and in such event, the time of such period will be extended to the next day Business Day. As used in this Agreement, the term "Business Day" means a day that is not a Saturday, Sunday, Federal holiday, State holiday, the Friday after Thanksgiving Day, or December 26.

13. Negation of Partnership. None of the terms or provisions of this Agreement will be deemed to create a partnership between or among the parties in their respective businesses or otherwise, nor will it cause them to be considered joint venturers or members of any joint enterprise. Each party will be considered a separate owner, and no party will have the right to act as an agent for another party, unless expressly authorized to do so herein or by separate written instrument signed by the party to be charged.

14. Not a Public Dedication. Nothing herein contained will be deemed to be a gift or dedication of any portion of property to the general public, or for any public use or purpose whatsoever. Except as herein specifically provided, no right, privileges or immunities of any party hereto will inure to the benefit of any third-party person, nor will any third-party person be deemed to be a beneficiary of any of the provisions contained herein.

15. Private Street. Conroe Independent School District (CISD) acknowledges and agrees that the connector street being installed by CISD shall remain a private roadway. The connector street shall provide emergency access only for the CISD property. The connector street shall be permanently gated and secured with a Knox®-type vault lock or equivalent, approved by the City of Conroe Fire Marshal, to restrict use to authorized emergency personnel only.

This access shall be used exclusively for emergency vehicle ingress and egress (e.g., fire, police, EMS), and shall not serve as a public or routine vehicular access point or pedestrian access for student traffic between the school property and residential subdivision.

16. No Waiver. The failure of a party to insist upon strict performance of any of the terms, covenants or conditions hereof will not be deemed a waiver of any rights or remedies which that party may have hereunder, at law or in equity and will not be deemed a waiver of any subsequent breach or default in any of such terms, covenants or conditions. No waiver by a party of any default under this Agreement will be effective or binding on such party unless made in writing by such party and no such waiver will be implied from any omission by a party to take action in respect to such default. No express written waiver of any default will affect any other default or cover any other period of time other than any default and/or period of time specified in such express waiver. One or more written waivers or any default under any

provision of this Agreement will not be deemed to be a waiver of any subsequent default in the performance or the same provision or any other term or provision contained in this Agreement.

17. Notices. Any notice or demand which a party is required to or may desire to serve upon the other, must be in writing, and will be sufficiently served if (i) personally delivered, (ii) sent by registered or certified mail, postage prepaid, or (iii) sent by commercial overnight carrier, and addressed to:

CITY: City of Conroe, Texas
Attn: Brandy Taylor
Engineering Manager
700 Metcalf Street
Conroe, Texas 77301
Telephone: (936) 522-3100
Email: btaylor@cityofconroe.org

CISD: Conroe Independent School District
Attn: Easy Foster
Director of Planning and Construction
3205 West Davis
Conroe, Texas 77304
Telephone: (936) 709-7884
Email: efoster@conroeisd.net

Such notice will be deemed to have been served (a) the first Business Day which is three (3) days after the date of the mailing thereof or (b) upon receipt in the event of personal service or (c) the first Business Day after the date of deposit with an overnight courier; provided, however, that should such notice pertain to the change of address to either of the parties hereto, such notice will be deemed to have been served upon receipt thereof by the party to whom such notice is given.

18. Assignment. The rights and interest of a party hereunder will not be transferred or assigned to any other person or entity without the prior written consent of the other party; however, a party may assign its rights hereunder without the other party's consent to (i) a municipal utility district or to an Affiliate (as hereinafter defined) and/or (i) to an unaffiliated third party if such third party acquires ownership of the tract of land (or a portion thereof) owned by the assigning party and agrees in writing to be bound by this Agreement and perform all of the duties and obligations of the assigning party hereunder. For purposes hereof, the term "Affiliate" means any other person or legal entity that (i) directly or indirectly controls, is controlled by, or is under common control with a party or (ii) in which a party owns at least a fifty percent (50%) beneficial interest and is actively involved in the day-to-day affairs. For purposes of this definition, the term "control" (including the correlative meanings of the terms "controlled by" and "under common control with") means the possession, directly or indirectly, of the power to direct or cause the direction of the management policies of either party, whether through the ownership of voting securities, by contract or otherwise.

19. Signatory. It is expressly agreed and understood that the individual executing this document on behalf of each respective party is acting in his representative capacity only and solely as a representative of such party and any liability resulting hereunder based upon the actions of such individual, including but not limited to, the breach of any warranty, covenant, representation and/or provision contained herein, if any, will be that of the party hereto and not that of such individual.

20. Construction and Interpretation.

(a) This Agreement and the exhibits hereto contain all the representations and the entire agreement between the parties with respect to the subject matter hereof. This Agreement has been fully negotiated at arms-length between the signatories hereto, and after advice by counsel and other representatives chosen by such signatories, and such signatories are fully informed with respect thereto.

(b) Whenever required by the context of this Agreement, (i) the singular includes the plural, and vice versa, and the masculine includes the feminine and neuter genders, and vice versa and (ii) use of the words "including", "such as", or words of similar import, when following any general term, statement or matter will not be construed to limit such statement, term or matter to specific items, whether or not language of non- limitation, such as "without limitations, or "but not limited to", are used with reference thereto, but rather will be deemed to refer to all other items or matters that could reasonably fall within the broadest scope of such statement, terms or matter.

(c) The captions preceding the text of each Article and section are included only for convenience of reference. Captions will be disregarded in the construction and interpretation of this Agreement. Capitalized terms are also selected only for convenience of reference and do not necessarily have any connection to the meaning that might otherwise be attached to such term in a context outside of this Agreement.

(d) Invalidation of any of the provisions contained in this Agreement, or of the application thereof to any person by judgment or court order will in no way affect any of the other provisions hereof or the application thereof to any other person and the same will remain in full force and effect.

(e) This Agreement may be amended by, and only by, a written agreement signed by all of the then current parties. No consent to the amendment of this Agreement will ever be required of any person other than the parties, nor will any person other than the parties have any right to enforce any of the provisions hereof.

(f) This Agreement may be executed in several counterparts, each of which will be deemed an original. The signatures to this Agreement may be executed and notarized on separate pages, and when attached to this Agreement will constitute one complete document.

EXECUTED to be effective as of the 14th day of August, 2025.

CITY:

CITY OF CONROE, TEXAS,
a Texas home rule city

By: _____

Name: Duke W. Coon

Title: Mayor

CISD:

CONROE INDEPENDENT SCHOOL DISTRICT,
a school district in the State of Texas

By: TT Landry

Name: TED LANDRY

Title: INTERIM SUPERINTENDENT

EXHIBIT "A"

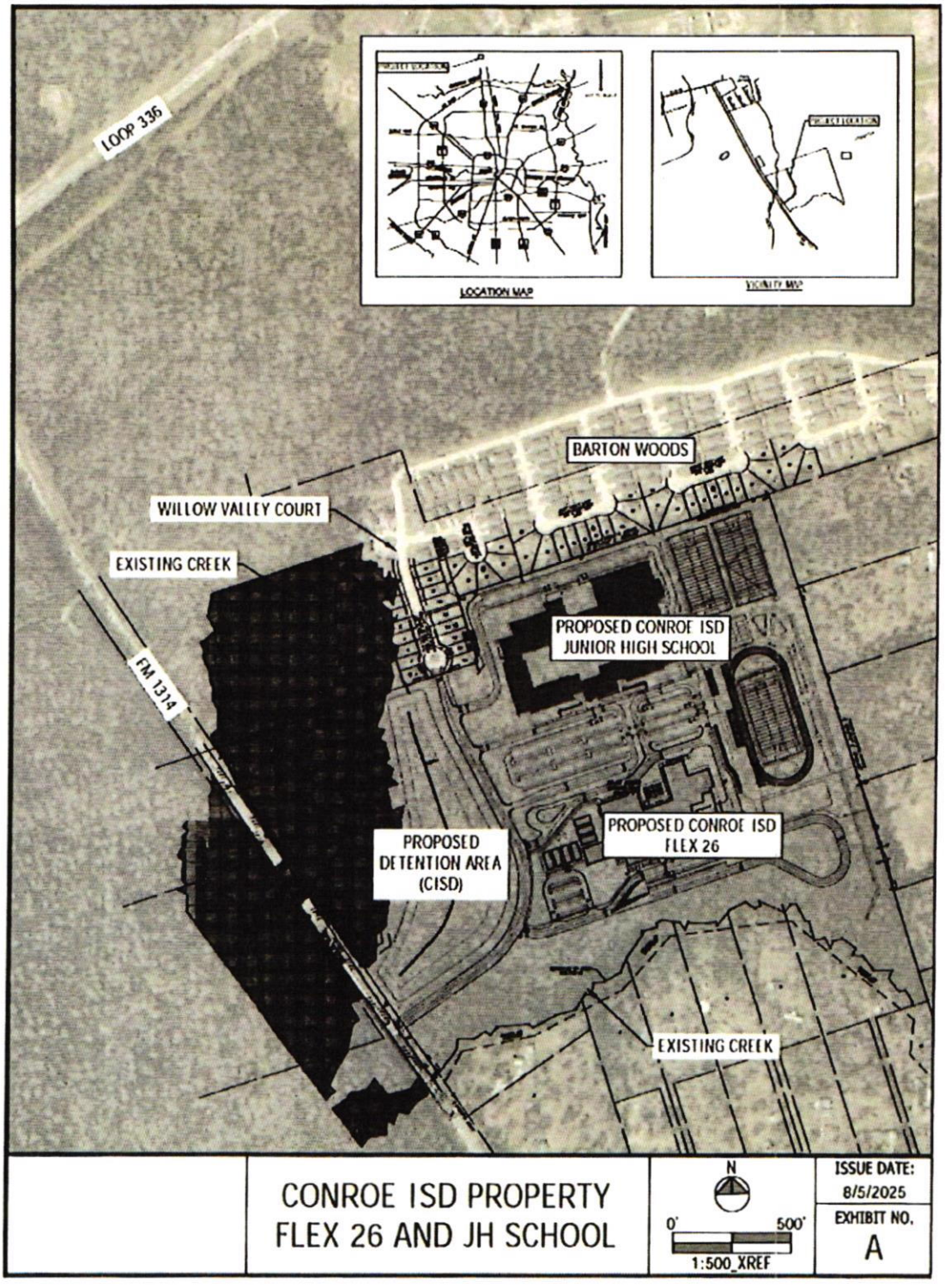

LOOP 336
LOCATION MAP
VICINITY MAP
BARTON WOODS
WILLOW VALLEY COURT
EXISTING CREEK
FM 1314
PROPOSED CONROE ISD
JUNIOR HIGH SCHOOL
PROPOSED CONROE ISD
FLEX 26
PROPOSED
DETENTION AREA
(CISD)
EXISTING CREEK
CONROE ISD PROPERTY
FLEX 26 AND JH SCHOOL
N
0'
500'
1:500_XREF
ISSUE DATE:
8/5/2025
EXHIBIT NO.
A

EXHIBIT "C"

Gravity Sewer Line.

The Gravity Sewer Line includes the construction of approximately 1,530 linear feet of 12" Gravity Sewer Line through a proposed 30' easement on land owned by CISD. The proposed Gravity Sewer Line will extend from the proposed regional sanitary sewer lift station (by others) at FM 1314, north to the connection point for the proposed Junior High School.

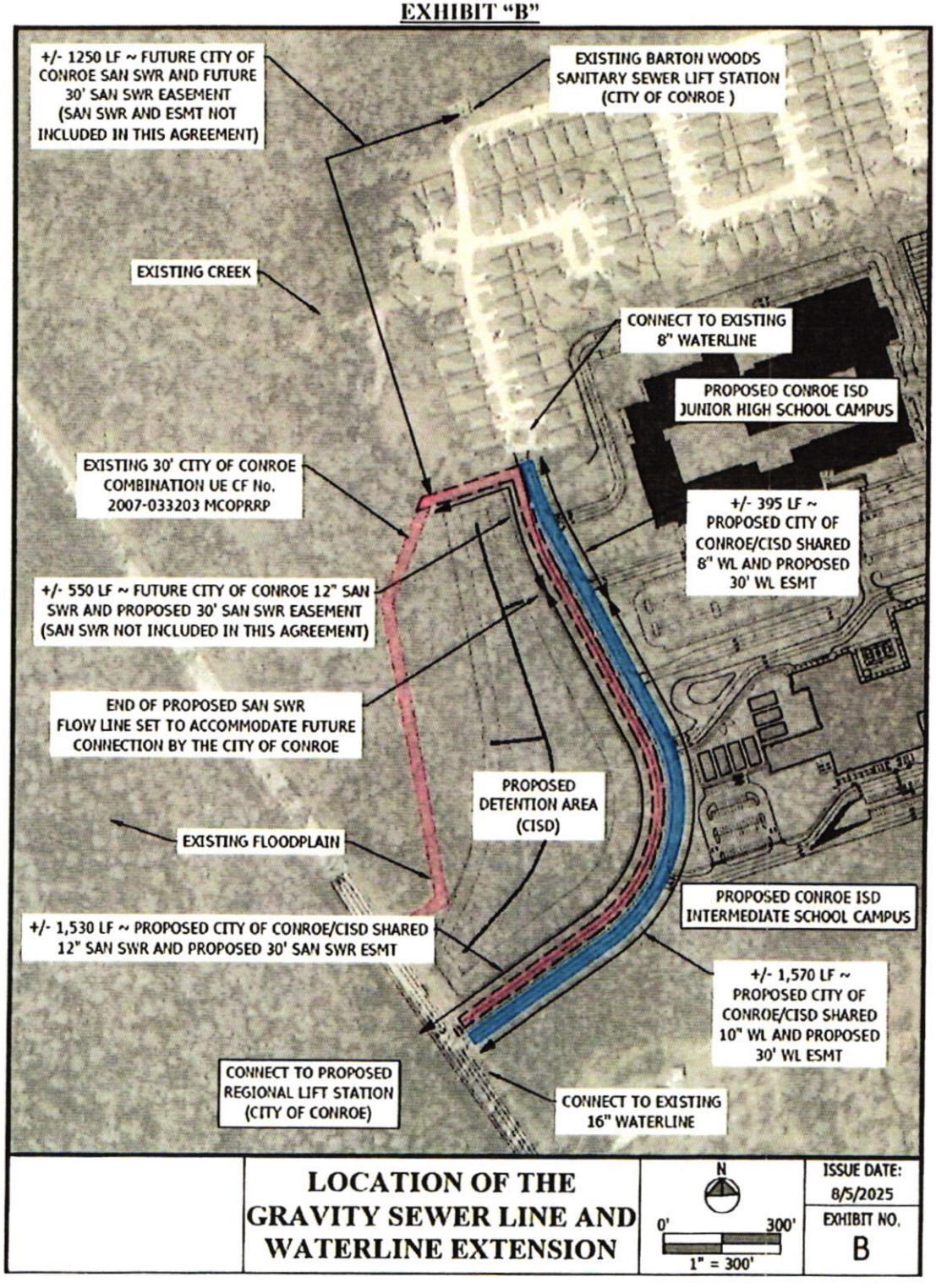
Private System **(Under contract by CISD)**	**Linear Footage**	**Cost M/L, Eng. (8%), O/P (3.95%)**	**Prorata Share** **(CISD)**	**Prorata Share** **(CITY)**
8" Private Gravity Sewer and Appurtenances; complete in place	1,530	$240,000	100%	0%
10" and 8" Private Waterline and Appurtenances; complete in place	1,965	$239,300	100%	0%
	Total:	$479,300	$479,300	$0

Water Line Extension and Looping.

The Water Line Extension includes the construction of approximately 1,570 linear feet of 10" water line and approximately 395 linear feet of 8" water line through a proposed 30' easement on land owned by CISD. The proposed Water Line Extension will connect to the existing 16" waterline at FM 1314 and connect to the existing 8" water line on Willow Valley Court to create a looped system.

Shared Public System **(CISD and CITY)**	**Linear Footage**	**Cost M/L, Eng. (8%), O/P (3.95%)**	**Prorata Share** **(CISD)**	**Prorata Share** **(CITY)**
8" Public Gravity Sewer and Appurtenances; complete in place	1,530	$240,000	100%	0%
Increase to 12" Public Gravity Sewer, including deepening the flowlines to accommodate the decommissioning of the Barton Woods Lift Station owned by the City, and Appurtenances; complete in place	1,530	$227,000	0%	100%
10" and 8" Public Waterline and Appurtenances; complete in place	1,965	$239,300	50%	50%
	Total:	$706,300	$359,650	$346,650

EXHIBIT "B"


+/- 1250 LF ~ FUTURE CITY OF CONROE SAN SWR AND FUTURE 30' SAN SWR EASEMENT (SAN SWR AND ESMT NOT INCLUDED IN THIS AGREEMENT)
EXISTING BARTON WOODS SANITARY SEWER LIFT STATION (CITY OF CONROE)
EXISTING CREEK
CONNECT TO EXISTING 8" WATERLINE
PROPOSED CONROE ISD JUNIOR HIGH SCHOOL CAMPUS
EXISTING 30' CITY OF CONROE COMBINATION UE CF No. 2007-033203 MCOPRRP
+/- 395 LF ~ PROPOSED CITY OF CONROE/CISD SHARED 8" WL AND PROPOSED 30' WL ESMT
+/- 550 LF ~ FUTURE CITY OF CONROE 12" SAN SWR AND PROPOSED 30' SAN SWR EASEMENT (SAN SWR NOT INCLUDED IN THIS AGREEMENT)
END OF PROPOSED SAN SWR FLOW LINE SET TO ACCOMMODATE FUTURE CONNECTION BY THE CITY OF CONROE
PROPOSED DETENTION AREA (CISD)
EXISTING FLOODPLAIN
PROPOSED CONROE ISD INTERMEDIATE SCHOOL CAMPUS
+/- 1,530 LF ~ PROPOSED CITY OF CONROE/CISD SHARED 12" SAN SWR AND PROPOSED 30' SAN SWR ESMT
+/- 1,570 LF ~ PROPOSED CITY OF CONROE/CISD SHARED 10" WL AND PROPOSED 30' WL ESMT
CONNECT TO PROPOSED REGIONAL LIFT STATION (CITY OF CONROE)
CONNECT TO EXISTING 16" WATERLINE
LOCATION OF THE GRAVITY SEWER LINE AND WATERLINE EXTENSION
N
0'
300'
1" = 300'
ISSUE DATE: 8/5/2025
EXHIBIT NO. B

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 25-01760 **Date:** 08/25/2025

Request #: REQ16259 **Vendor #:** 00832

ISSUED TO: CONROE INDEPENDENT SCHOOL DISTRICT
Attn:ATTN: FINANCE DEPARTMENT
3205 WEST DAVIS
CONROE, TX 77304

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Development and Cost Sharing Agreement		509-8050-9030	J27-XP	0.00	346,650.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri-Lynn Hatch **Date:** 8-25-25

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	346,650.00

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Police
Contact: Jon Buckholtz, Police Chief
Submitted By: Melissa Manderano, Police Asset Coordinator

Joint Meeting: No Joint Meeting
J. Buckholtz

Vendor Name
Vendor: Dana Safety Supply

Invoice Number
1016419

Description
As approved in Council on 02/13/2025 for the upfit for the police Tahoes.

Amount
$76,732.14

Attachments

Dana Safety Supply

Purchase Order Invoice Tabulation
FY 19-20

Vendor Info:	Dana Safety Supply 500 S Edwardia Dr Greensboro, NC 27409-2610
Council Approval:	2/13/2025
Project/Description:	Uplift for Tahoes
Purchase Order Number:	25-01401-R1
Purchase Order Amount:	$ 386,631.54

Date	Invoice #	Amount
3/9/2026	1003622	$ 309,897.60
6/8/2026	1016419	$ 76,732.14

Total Spent:	$	386,629.74
Remaining Purchase Order Balance:	$	1.80
Percentage of Contract Paid:		100%

ASSET COORDINATOR

CHIEF OF POLICE

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 25-01401-R1 **Date:** 10/01/2025

Request #: REQ15788 **Vendor #:** 13800

ISSUED TO: DANA SAFETY SUPPLY
500 S EDWARDIA DR
GREENSBORO, NC 27409-2610

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0 ADDITIONAL LIGHTS, BUMPERS		001-1203-7254		0.00	24,690.34
2	0 PD TAHOE EQUIPMENT		001-1203-7254		0.00	284,354.95
3	0 PD TAHOE UPFITTING		001-1203-7254		0.00	77,586.25

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	386,631.54

Authorized by: Teri-Lynn Hatch **Date:** 10-28-25

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555

Invoice

DANA SAFETY SUPPLY, INC
500 S EDWARDIA DR
GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
Customer No.	CONROE

Bill To

CITY OF CONROE
ATTN: PURCHASING
401 SGT ED HOLCOMB
CONROE, TX 77301

Contact:
Telephone: 936-522-3040
E-mail: LKRYSZAK@CITYOFCONROE.ORG

Ship To

(For Pickup)
Houston Install Shop Warehouse
5121 Steadmont Dr
HOUSTON, TX 77040

Contact: GERARDO VERDIN
Telephone: 682-970-4788
E-mail: GVERDIN@DANASAFETYSUPPLY.COM

Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
15	3	N	INFO U of M: EACH 2025 CHEVY TAHOE (15) CONROE PD	0.0000	0.00
15	3	N	INFO U of M: EACH EQUIPMENT AND INSTALL - PATROL UNITS (9) LIGHTBAR PATROL UNITS (6) SLICKTOP PATROL UNITS	0.0000	0.00
15	3	N	INFO U of M: EACH FRONT	0.0000	0.00
15	3	Y	BK2168TAH25 U of M: EACH SMC PB450LR4 ALUM BUMPER MPOWER, 25 TAHOE	804.3000	2,412.90
15	3	Y	HK0810TAH21 U of M: EACH SMC PB6 STEEL HEADLIGHT GUARD WITH PB5 WRAP HK0810TAH21 PB6 STEEL HEADLIGHT GUARD WITH PB5 WRAP	622.3000	1,866.90
30	6	Y	ETSS100J U of M: EACH SOI 100J SERIES COMPOSITE SPEAKER 100J series composite speaker w/ universal bail brkt-100 watt	187.1200	1,122.72
9	3	Y	EMPLB01KFK-4Q7 U of M: EACH	1,791.6600	5,374.98

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	1

Printed By: Stacey Inmon

Invoice

DANA SAFETY SUPPLY, INC
500 S EDWARDIA DR
GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
Customer No.	CONROE

Bill To

CITY OF CONROE
ATTN: PURCHASING
401 SGT ED HOLCOMB
CONROE, TX 77301

Contact:
Telephone: 936-522-3040
E-mail: LKRYSZAK@CITYOFCONROE.ORG

Ship To

(For Pickup)
Houston Install Shop Warehouse
5121 Steadmont Dr
HOUSTON, TX 77040

Contact: GERARDO VERDIN
Telephone: 682-970-4788
E-mail: GVERDIN@DANASAFETYSUPPLY.COM

Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
			SOI, MPWR LBAR, 55", RW/RBW/BW, RW/RA/RBA/BA/BW, HK38 55"/140cm 10-32 Volt MPOWER 6 INCH LED LIGHTBAR W/ 25' LIN DSC TECHNOLOGY /D08//D08/|D12||D12||D12||T18||D12||D12||D12|\D08\\D08\ /R_W//R_W/ |R_W||R_W||R_W||RBW||B_W||B_W||B_W| \B_W\\B_W\ |D08| | SILVER | O |D08| |R_W| | CLEAR | O |B_W| \D08\\D08\ |D12||D12||D12||T18||D12||D12||D12| /D08//D08/ \R_W\\R_W|R_A||R_A||R_A||RBA||B_A||B_A||B_A|/B_W//B_W/ Accessories - PNFLBSPLT1, AUTO-DIM Mount - Fixed Height Mount (PMPLBK08) Hook - PNFLBF38 Vehicle - Chevrolet Tahoe (2021-25)		
15	3	N	INFO U of M: EACH SIDE	0.0000	0.00
30	6	Y	ESLRL61158 U of M: EACH SOI, SL RUNNING, 61", 5MOD, R/B/W, 3CLR/TRIO SL Running Light, 61" - 5 Module, Tricolor Red/Blue/White NEW BLUEPRINT SL RUNNING LIGHT	347.3500	2,084.10
30	6	Y	PSLVBK03 U of M: EACH SOI NLINE RUNNING LIGHTS MOUNT 2021 TAHOE	0.0000	0.00

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	2

Printed By: Stacey Inmon

Invoice

DANA SAFETY SUPPLY, INC
500 S EDWARDIA DR
GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
Customer No.	CONROE

Bill To

CITY OF CONROE
ATTN: PURCHASING
401 SGT ED HOLCOMB
CONROE, TX 77301

Contact:
Telephone: 936-522-3040
E-mail: LKRYSZAK@CITYOFCONROE.ORG

Ship To

(For Pickup)
Houston Install Shop Warehouse
5121 Steadmont Dr
HOUSTON, TX 77040

Contact: GERARDO VERDIN
Telephone: 682-970-4788
E-mail: GVERDIN@DANASAFETYSUPPLY.COM

Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
15	3	N	INFO U of M: EACH REAR	0.0000	0.00
30	6	Y	EMPS2QMS5RBW U of M: EACH SOI, MPWR FASCIA, 4", QM, BLK HSG, RED/BLU/WHT mpower® 4" Fascia Light w/ Quick Mount, 18" hard wire w/ sync option, SAE Class 1 & CA Title 13, 9-32 Vdc, Black Housing, 18 LED, Tricolor - Red/Blue/White	130.6600	783.96
90	18	Y	EMPS1QMS4RBW U of M: EACH SOI, MPWR FASCIA, 3", QM, BLK HSG, RED/BLU/WHT 3" Fascia Light w/ Quick Mount, 18" hard wire w/ sync option, SAE Class 1 & CA Title 13, 9-32 Vdc, Black Housing, 12 LED, Tricolor - Red/Blue/White	98.8700	1,779.66
15	3	Y	PMP1BK003 U of M: EACH SOI MPOWER REAR WEDGE KIT FOR PILLAR ***ONLY ON SIX SLICKTOP UNITS***	53.8100	161.43
15	3	N	INFO U of M: EACH INTERIOR/MISC	0.0000	0.00
15	3	Y	ENGSA5200RSP U of M: EACH SOI, 500 SERIES PUSHBTN 200W CNTRL, DUAL TONE, +VC bluePRINT® 500 Series Remote Control System with Button Control, 10-16v - 200 watt dual-tone	900.0000	2,700.00

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	3

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Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
15	3	Y	ENGLMK001 U of M: EACH SOI BLUPRINT LINK FOR 2021 TAHOE	350.0000	1,050.00
15	3	Y	ENGND04102 U of M: EACH SOI 10 OUTPUT REMOTE NODE W/ MAGNETIC I.D.	0.0000	0.00
15	3	Y	ENGHNK05 U of M: EACH SOI 18" REMOTE NODE HARNESS 18 inch Harness Kit for Remote Node	0.0000	0.00
15	3	Y	C-VSW-1012-TAH-1 U of M: EACH HAV 22" WIDE ANGLED CONSOLE, 2025 TAHOE PPV	487.5000	1,462.50
15	3	Y	C-EB40-SO5-1P U of M: EACH HAVIS 500 SERIES BLUEPRINT REMOTE C-EB40-SO5-1P 1-Piece Equipment Mounting Bracket, 4" Mounting Space, Fits SoundOff Signal 500 Series	0.0000	0.00
15	3	Y	C-EB30-CH7-1P U of M: EACH 1-piece Equipment mounting bracket, 3" mounting space,	0.0000	0.00
15	3	Y	C-FP-3 U of M: EACH	0.0000	0.00

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	4

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Invoice

DANA SAFETY SUPPLY, INC
500 S EDWARDIA DR
GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
Customer No.	CONROE

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ATTN: PURCHASING
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CONROE, TX 77301

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Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
			HAV 3.0 BLANK FILLER PLATE FOR CONSOLE		
15	3	Y	C-AP-0645-1 U of M: EACH Havis 6" Accessory Pocket, 4.5" Deep	112.5000	337.50
15	3	Y	CUP2-1001 U of M: EACH HAV Self-Adjusting Double Cup Holder	41.8700	125.61
15	3	Y	C-APW-1258 U of M: EACH HAVIS 12" Accessory Pocket, 5.8" Deep for 3.3"W Sectio	34.3700	103.11
15	3	Y	C-FPW-5 U of M: EACH HAV C-FPW-5 5 INCH BLANK C-FPW-5	0.0000	0.00
15	3	Y	C-ARM-102 U of M: EACH HAV ARM REST - MOUNTS TO SIDE OF CONSOLE BOX	58.7500	176.25
15	3	Y	C-HDM-204 U of M: EACH HAV TELESCOPING SIDE MOUNTED POLE ASSY C-HDM-204 MOUNTS TO SIDE OF CONSOLE BOX **********	143.7500	431.25

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	5

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Invoice

DANA SAFETY SUPPLY, INC
500 S EDWARDIA DR
GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
Customer No.	CONROE

Bill To

CITY OF CONROE
ATTN: PURCHASING
401 SGT ED HOLCOMB
CONROE, TX 77301

Contact:
Telephone: 936-522-3040
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(For Pickup)
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5121 Steadmont Dr
HOUSTON, TX 77040

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Telephone: 682-970-4788
E-mail: GVERDIN@DANASAFETYSUPPLY.COM

Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
15	3	Y	C-MD-119 U of M: EACH HAV 11" SLIDE-OUT LOCKING SWING ARM - LOW PROFILI	229.3700	688.11
3	3	Y	DS-DELL-436N U of M: EACH HAV DELL PRO RUGGED 14"/13" DOCKING STATION Docking Station for Dell Pro Rugged 14" and 13", 5430, 7330, 5420, 5424, & 7424 Notebooks With Standard Port Replication & Havis 120W DC Power Supply	650.0000	1,950.00
15	3	Y	CG-X U of M: EACH HAV, CHARGE GARD, UNIVERSAL, CONTROL MODULE INFINITE TIMER, SURGE PROTECTOR 12VDC, 30a **********	66.8700	200.61
15	3	Y	GK10271UHK U of M: EACH SMC S T-RAIL MOUNT 1 UNIVERSAL HK GK10271UHK S T-RAIL MOUNT 1 UNIVERSAL HK	279.3000	837.90
15	3	Y	PK0419TAH21 U of M: EACH SMC #10VS C RECESSED PARTITION PK0419TAH21	825.3000	2,475.90
15	3	Y	QK2024TAH21 U of M: EACH	1,301.3000	3,903.90

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	6

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Invoice

DANA SAFETY SUPPLY, INC
500 S EDWARDIA DR
GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
Customer No.	CONROE

Bill To

CITY OF CONROE
ATTN: PURCHASING
401 SGT ED HOLCOMB
CONROE, TX 77301

Contact:
Telephone: 936-522-3040
E-mail: LKRYSZAK@CITYOFCONROE.ORG

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HOUSTON, TX 77040

Contact: GERARDO VERDIN
Telephone: 682-970-4788
E-mail: GVERDIN@DANASAFETYSUPPLY.COM

Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
			SMC 2021 TAHOE #12 VS Coated Poly w/ Replacement Seat OEM Full Replacement Transport Seat TPO Plastic, with Center Pull Seat Belts & #12 Coated Polycarbonate Cargo Partition		
15	3	Y	TK0252TAH21 U of M: EACH SMC CARGO BOX FOR TAHOE	1,049.3000	3,147.90
15	3	Y	WK0514TAH21 U of M: EACH WINDOW BARRIER VS STEEL VERTICAL WK0514TAH21	272.3000	816.90
15	3	Y	DK0598TAH21 U of M: EACH SMC ALUMINUM DOOR PANELS	209.3000	627.90
15	3	Y	TRAB7603 U of M: EACH Tessco - 760-870 MHz Phantom Antenna	45.0000	135.00
15	3	Y	TES-338265 U of M: EACH TESSCO ANTENNA 3/4" Mount, 25' RG58/U Mini-UHF loose MFG PART #: NMO-60-300-M1-N	20.0000	60.00
15	3	Y	10X8-07125 U of M: EACH AMAZON CAT6 COPPER ETHERNET CABLE https://www.cablewholesale.com/products/network-phone/cat-6-cable/product-10x8-07125.php	25.3500	76.05

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	7

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DANA SAFETY SUPPLY, INC
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GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
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CITY OF CONROE
ATTN: PURCHASING
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CONROE, TX 77301

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Telephone: 936-522-3040
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HOUSTON, TX 77040

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E-mail: GVERDIN@DANASAFETYSUPPLY.COM

Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
15	3	N	INFO U of M: EACH CUSTOMER SUPPLIED EQUIPMENT RADAR RADIO CAMERA SYSTEM	0.0000	0.00
15	3	Y	INSTALL KIT U of M: EACH MISC INSTALLATION SUPPLIES I.E. LOOM, WIRE, HARDWARE, CONNECTORS, ETC **********	375.0000	1,125.00
15	3	Y	INSTALL U of M: EACH DSS INSTALLATION OF EQUIPMENT VIN #: SR397705 / Vehicle ID: 2593 VIN #: SR396390 / Vehicle ID: 2594 VIN #: SR405088 / Vehicle ID: 2592	3,600.0000	10,800.00
15	3	N	INFO U of M: EACH BALLISTIC EQUIPMENT ONLY	0.0000	0.00
3	3	Y	1514 094 00 U of M: EACH AGPC WINDSHIELD W/SENSOR/CAMERA WINDOWS, 2021+ TAHOE	2,538.9000	7,616.70
15	3	Y	CT-L-3332-T U of M: EACH	1,702.0000	5,106.00

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	8

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Invoice

DANA SAFETY SUPPLY, INC
500 S EDWARDIA DR
GREENSBORO, NC 27409

Telephone: 800-845-0045

Invoice No.	1016419
Customer No.	CONROE

Bill To

CITY OF CONROE
ATTN: PURCHASING
401 SGT ED HOLCOMB
CONROE, TX 77301

Contact:
Telephone: 936-522-3040
E-mail: LKRYSZAK@CITYOFCONROE.ORG

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(For Pickup)
Houston Install Shop Warehouse
5121 Steadmont Dr
HOUSTON, TX 77040

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E-mail: GVERDIN@DANASAFETYSUPPLY.COM

Invoice Date	Order Date	SO Number	Ordered By	Customer PO Number	Payment Method
06/08/26	03/05/25	568309	JUAN SAUCEDA	25-01401	NET30

Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
			ISBI IIIA TINTED FRONT DOOR LEFT, 2021+ TAHOE		
15	3	Y	CT-R-3331-T U of M: EACH ISBI IIIA TINTED FRONT DOOR RIGHT, 2021+ TAHOE	1,702.0000	5,106.00
15	3	Y	01-00354 U of M: EACH ANGELARMOR 2021 TAHOE Newer- DRIVER 01-00354 Chevy, Tahoe PPV, Level IIIA Front Door, Driver Side (2021 - Newer)	900.0000	2,700.00
15	3	Y	01-00355 U of M: EACH ANGELARMOR 2021 TAHOE LEVEL IIIA PASS SIDE PANEL	900.0000	2,700.00
30	6	Y	02-010004 U of M: EACH AA CHECK STRAP KIT FOR ARMORED DOORS (EA.) (EACH)	68.4000	410.40
15	3	Y	INSTALL GLASS KIT U of M: EACH INSTALL GLASS KIT	125.0000	375.00
15	3	Y	INSTALL GLASS U of M: EACH Install Glass	1,300.0000	3,900.00

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	9

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500 S EDWARDIA DR
GREENSBORO, NC 27409

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Warehouse	Ship Via	F.O.B.	Salesperson	Resale Number
INHO	UPS GROUND FREIGHT	FRT PREPAID	Michael Jones-Install Houston	on file

Order Quantity	Ship Quantity	Tax	Item Number / Description	Unit Price	Extended Price
			VIN #: SR397705 / Vehicle ID: 2593 VIN #: SR396390 / Vehicle ID: 2594 VIN #: SR405088 / Vehicle ID: 2592		
15	3	Y	5025B U of M: EACH BlueSea 6 Circuit ST Fuse Block w/ Cover & Ground Bus	0.0000	0.00
15	3	Y	5026B U of M: EACH BlueSea 12 Circuit Fuse Block w/ Ground Bus and Cover	0.0000	0.00
3	3	Y	7189B-BSS U of M: EACH Blue Sea 150A Circuit Breaker Circuit Breaker Buss 285 SfcMt 150A (FLM- 5)	0.0000	0.00

Remit To: Dana Safety Supply, Inc.
P.O. Box 117297
Atlanta, GA 30368-7297

*** All Return Merchandise Requires Prior Approval.**
*** Return Merchandise can be subject to a 20% restocking charge.**
***Claims against this Invoice for Price and/or Quantity must be filed in writing within 30 days of invoice date.**
***A Finance Charge of 1.5% per month (18% annual rate) will be added to all invoices that are 30 days beyond the invoice date.**

Print Date	06/19/26
Print Time	05:34:42 PM
Page No.	10

Total Paid	0.00
Balance Due	76,732.14
Due Date	07/08/26

Subtotal	76,732.14
Freight	0.00
Invoice Total	76,732.14

Printed By: Stacey Inmon

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Teri-Lynn Hatch, Buyer Warehouse Supervisor

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: Holt Truck Center

Invoice Number
V101003548

Description
2025-2026 VERF Replacing unit 1605
Unit 2625 - 2026 International Roll-off truck for Waste Water Treatment Plant

Amount
$216,350.00

Attachments

Holt V101003548

Purchase Order Invoice Tabulation
FY 25-26

Vendor Info:	HOLT TRUCK CENTER 8900 NORTH LOOP EAST HOUSTON, TX 77029
Council Approval:	5/28/2026
Project/Description:	VERF HEAVY EQUIPMENT
Purchase Order Number:	26-02629
Purchase Order Amount:	$ 216,350.00

Date	Invoice #	Amount
6/30/2026	V101003548	$ 216,350.00

Total Spent:	$	216,350.00
Remaining Purchase Order Balance:	$	-
Percentage of Contract Paid:		100%

Director of Community Development
{Approval Title}

Brandey Taylor
{Director Title}

HOLT TRUCK CENTERS™

HOLT TRUCK CENTERS
8900 NORTH LOOP EAST
HOUSTON, TX 77029
P: (713) 674-3444
F: (713) 673-1301
101

SALES INVOICE: V101003548

BILL TO
CITY OF CONROE
401 S SGT ED HOLCOMB BLVD
CONROE, TX 77304
P: (936) 539-4431

DELIVER TO
CITY OF CONROE
401 S SGT ED HOLCOMB BLVD
CONROE, TX 77304
P: (936) 539-4431

PRINT DATE	ORDER STATUS	DELIVERY DATE	INVOICE DATE	SALESPERSON	CUSTOMER REFERENCE
6/29/2026	SOLD	6/24/2026	6/24/2026	JOHNSON,K	26-02629

YR - MAKE - MODEL	SERIAL NUMBER / ITEM DESCRIPTION	PRICE
2026 - INTERNATIONAL - HV613	**3HTPCTZTXTN797795**	216,350.00
	Total Price:	$216,350.00

Please Note:
This is your invoice for the truck(s) purchased from Holt Truck Centers. If you pay by check, please remit to the address shown. If you plan to pay by ACH, please contact our Houston office for the correct wiring instructions. Their direct line is 713-933-2383. Wiring instructions will be sent/confirmed with you.

x _____
Buyer Signature

_____
Date

x _____
Seller Signature

6/30/26
Date

SALES PRICE		$216,350.00
TAX	+	$0.00
TOTAL PRICE	=	$216,350.00
DOC FEE		$0.00
LESS TRADE IN	-	$0.00
LESS DOWNPAYMENT	-	$0.00
UNPAID BALANCE	=	**$216,350.00**

VEHICLE/EQUIPOMENT DELIVERY CHECK LIST

PURCHASING UNIT # 2625 DEPT 2881 - Southwest Waste Water

PO NUMBER: 26-02629

DATE: 6·30·26 SIGNATURE:

1	✓	VISUALLY SOUND, NO SCRATCHES, DENTS OR OTHER IMPERFECTIONS UPON DELIVERY
2	✓	NUMBER OF KEYS ARE CORRECT (VEHICLE & AUX KEYS FOR LOCKABLE STORAGE OR CODE) 2 key
3	x	SPARE TIRE IS PRESENT 0
4	✓	SIGNED TITLE
5	✓	APPLICATION FOR TITLE FILLED OUT AND SIGNED
6	✓	ODOMETER DISCLOSURE 7[illegible] mi 44 hr (GVW OVER 14,000 DOES NOT NEED) 100 diesel
7	✓	DEALER INVOICE
8		ADDED TO THE FUEL SYSTEM
9		CAPITAL ASSET FORM FILLED OUT

COMMENTS: 2026 International #V613

SN: 3HTACT2TXTN 197793

DEPARTMENT SUPERVISOR

DATE 6/30/26 SIGNATURE:

1	✓	VISUALLY SOUND, NO SCRATCHES, DENTS OR OTHER IMPERFECTIONS UPON DELIVERY
2	✓	COLOR IS CORRECT
3	✓	VEHICLE TYPE IS CORRECT (FORD, CHEVY, ETC)
4	✓	OPTIONS ARE CORRECT (UTILITY BED, DUMP BED, 4X4, CARPET, CREW CAB, ETC)
5		**VERF REPLACEMENT (MUST PROVIDE UNIT NUMBER REPLACING BEFORE PURCHASING WILL RELEASE TO DEPARTMENT)** 1605
6		ADD TO THE FLEET (IS THIS A NEW ADD (NOT A REPLACEMENT))

COMMENTS: Dents on passenger rear of cab
Scratch on driver rear reflector
paint peeling off on bugs

7/16 Recd Truck w/ Repairs

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02629 **Date:** 06/08/2026

Request #: REQ17324 **Vendor #:** 11567

ISSUED TO: HOLT TRUCK CENTERS OF TEXAS LLC
8900 NORTH LOOP E
HOUSTON, TX 77029-1218

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	2025-2026 Class 8 Single Cab Roll of Bin Dump truc Dept/Unit Replacing 2881-1605		003-3010-9060		0.00	216,350.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri Lynn Hatch **Date:** 6-8-26

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	216,350.00

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555

139
611673
140139
797795

CERTIFICATE OF ORIGIN FOR A VEHICLE

DATE
FEBRUARY 27, 2025

INVOICE NO.
N50227001

VEHICLE IDENTIFICATION NO.
3HTPCTZTXTN797795

YEAR
2026

MAKE
INTERNATIONAL

BODY TYPE
CAB & CHASSIS

SHIPPING WEIGHT
21550

H.P (S.A.E.)

G.V.W.R.
80000

NO. CYLS.
6

SERIES OR MODEL
HX620 SBA 6x4

RATED CARRYING CAPACITY 6.0 TONS

ENGINE NAME
INTL A26 475HP/2100 GOV

ENGINE NO.
124KM2Y4620247

291973

I, the undersigned authorized representative of the company, firm or corporation named below, hereby certify that the new vehicle described above is the property of the said company, firm or corporation and is transferred on the above date and under the Invoice Number indicated to the following distributor or dealer.

NAME OF DISTRIBUTOR, DEALER, ETC.

HOLT TRK CTRS OF TX, LLC
5665 SE LOOP 410
SAN ANTONIO, TX 78222

It is further certified that this was the first transfer of such new vehicle in ordinary trade and commerce.

International Motors, LLC

BY: Melanie Wilson
(SIGNATURE OF AUTHORIZED REPRESENTATIVE) (AGENT)

NAV 3281447

1111 NORTHSHORE DR.
KNOXVILLE, TN 37919-3805
CITY-STATE

3HTPCTZTXTN797795

Each undersigned seller certifies to the best of his knowledge, information and belief under penalty of law that the vehicle is new and has not been registered in this or any state at the time of delivery and the vehicle is not subject to any security interests other than disclosed herein and warrant title to the vehicle.

FOR VALUE RECEIVED I TRANSFER THE VEHICLE DESCRIBED ON THE FACE OF THIS CERTIFICATE TO:

DISTRIBUTION-DEALER ASSIGNMENT NUMBER 1

NAME OF PURCHASER(S) City of Conroe

ADDRESS 401 S SGT ED Holcomb BLVD Conroe TX 77304

I certify to the best of my knowledge that the odometer reading is Exempt No Tenths

DEALER Holt Truck Centers of Texas, LLC By: [signature]

NAME OF DEALERSHIP 11114 DEALER'S LICENSE NUMBER

Being duly sworn upon oath says that the statements set forth are true and correct. Subscribed and sworn to me before this

State of Texas. day of Year

County of Harris Notary Public

USE NOTARIZATION ONLY IF REQUIRED IN TITLING JURISDICTION

DISTRIBUTION-DEALER ASSIGNMENT NUMBER 2

NAME OF PURCHASER(S)

ADDRESS

I certify to the best of my knowledge that the odometer reading is No Tenths

DEALER By:

NAME OF DEALERSHIP DEALER'S LICENSE NUMBER

Being duly sworn upon oath says that the statements set forth are true and correct. Subscribed and sworn to me before this

State of day of Year

County of Notary Public

USE NOTARIZATION ONLY IF REQUIRED IN TITLING JURISDICTION

DISTRIBUTION-DEALER ASSIGNMENT NUMBER 3

NAME OF PURCHASER(S)

ADDRESS

I certify to the best of my knowledge that the odometer reading is No Tenths

DEALER By:

NAME OF DEALERSHIP DEALER'S LICENSE NUMBER

Being duly sworn upon oath says that the statements set forth are true and correct. Subscribed and sworn to me before this

State of day of Year

County of Notary Public

USE NOTARIZATION ONLY IF REQUIRED IN TITLING JURISDICTION

DISTRIBUTION-DEALER ASSIGNMENT NUMBER 4

NAME OF PURCHASER(S)

ADDRESS

I certify to the best of my knowledge that the odometer reading is No Tenths

DEALER By:

NAME OF DEALERSHIP DEALER'S LICENSE NUMBER

Being duly sworn upon oath says that the statements set forth are true and correct. Subscribed and sworn to me before this

State of day of Year

County of Notary Public

USE NOTARIZATION ONLY IF REQUIRED IN TITLING JURISDICTION

ODOMETER DISCLOSURE FOR RETAIL SALE

Federal Law requires you to state the odometer mileage in connection with the transfer of ownership. Failure to complete or providing a false statement may result in fines and/or imprisonment.

I certify to the best of my knowledge that the odometer reading is the actual mileage of the vehicle unless one of the following statements is checked. Odometer Reading No Tenths. ☐ The mileage stated is in excess of its mechanical limits. ☐ The odometer reading is not the actual mileage.

WARNING ODOMETER DISCREPANCY

Signature(s) of Seller(s) Date of Statement Date of sale

Printed Name(s) of Seller(s)

Dealer's No

Signature(s) of Purchaser(s)

Printed Name(s) of Purchaser(s)

Company Name (If Applicable)

Address of Purchaser(s)

Being duly sworn upon oath says that the statements set forth are true and correct. Subscribed and sworn to me before this

day of Year

Notary Public

State of

County of

USE NOTARIZATION ONLY IF REQUIRED IN TITLING JURISDICTION

LIENHOLDER

1st lien in favor of

whose address is

2nd lien in favor of

whose address is

Application for Texas Title and/or Registration

Applying for (please check one):
☒ Title & Registration ☐ Title Only ☐ Registration Purposes Only ☐ Nontitle Registration

For a corrected title or registration, check reason:
☐ Vehicle Description ☐ Add/Remove Lien ☐ Other: _____

TAX OFFICE USE ONLY
County:
Doc #:
☐ SPV ☐ Appraisal Value $

1. Vehicle Identification Number	2. Year	3. Make	4. Body Style	5. Model	6. Major Color	7. Minor Color
3HTPCTZTXTN797795	2026	INTL		HX	WHITE	

8. Texas License Plate No.	9. Odometer Reading (no tenths)	10. This is the Actual Mileage unless the mileage is:	11. Empty Weight	12. Carrying Capacity (if any)
		☐ Not Actual ☐ Exceeds Mechanical Limits ☒ Exempt		

13. Applicant Type
☐ Individual ☐ Business ☐ Government ☐ Trust ☐ Non-Profit

14. Applicant Photo ID Number or FEIN/EIN

15. ID Type
☐ U.S. Driver License/ID Card (issued by: _____) ☐ NATO ID ☐ U.S. Dept. of State ID
☐ Passport (issued by: _____) ☐ U.S. Military ID ☐ U.S. Dept. of Homeland Security ID
☐ U.S. Citizenship & Immigration Services/DOJ ID ☐ Other Military Status of Forces Photo ID

16. Applicant First Name (or Entity Name)	Middle Name	Last Name	Suffix (if any)
CITY OF CONROE			

17. Additional Applicant First Name (if applicable)	Middle Name	Last Name	Suffix (if any)

18. Applicant Mailing Address	City	State	Zip	19. Applicant County of Residence
401 S SGT ED HOLCOMB BLVD	CONROE	TEXAS	77304	

20. Previous Owner Name (or Entity Name)	City	State	21. Dealer GDN (if applicable)	22. Unit No. (if applicable)
HOLT TRUCK CENTERS OF TEXAS,LLC	HOUSTON	TX	P171488	

23. Renewal Recipient First Name (or Entity Name) (if different)	Middle Name	Last Name	Suffix (if any)

24. Renewal Notice Mailing Address (if different)	City	State	Zip

25. Applicant Phone Number (optional)	26. Email (optional)	27. Registration Renewal eReminder	28. Communication Impediment?
		☐ Yes (Provide Email in #26)	☐ Yes (Attach Form VTR-216)

29. Vehicle Location Address (if different)	City	State	Zip

30. Multiple (Additional) Liens	31. Electronic Title Request	32. Certified/eTitle Lienholder ID Number (if any)	33. First Lien Date (if any)
☐ Yes (Attach Form VTR-267)	☐ Yes (Cannot check #30)		

34. First Lienholder Name (if any)	Mailing Address	City	State	Zip

35. Check only if applicable:
MOTOR VEHICLE TAX STATEMENT
☐ I hold Motor Vehicle Retailer (Rental) Permit No. _____ and will satisfy the minimum tax liability (V.A.T.S., Tax Code §152.046[c])
☐ I am a dealer or lessor and qualify to take the Fair Market Value Deduction (V.A.T.S., Tax Code, §152.002[c]). GDN or Lessor Number _____

36. Trade-In (if any) Year	Make	Vehicle Identification Number	37. Additional Trade-In(s)
☐ Yes (Complete)			☐ Yes

38. Check only if applicable:
SALES AND USE TAX COMPUTATION

☒ (a) Sales Price ($ _____ rebate has been deducted)	$ 216,350.00	☐ $90 New Resident Tax – (Previous State)	
(b) Less Trade-in Amount, described in Box 36 above	$ (_____)	☐ $5 Even Trade Tax	
(c) For Dealers/Lessors/Rental ONLY – Fair Market Value Deduction, described in Box 36 above	$ (_____)	☐ $10 Gift Tax – Attach Comptroller Form 14-317	
		☐ $65 Rebuilt Salvage Fee	
(d) Taxable Amount (Item a minus Item b or Item c)	$ _____	☐ 2.5% Emissions Fee (Diesel Vehicles 1996 and Older > 14,000 lbs.)	
(e) 6.25% Tax on Taxable Amount (Multiply Item d by .0625)	$ _____	☐ 1 % Emissions Fee (Diesel Vehicles 1997 and Newer > 14,000 lbs.)	
(f) Late Tax Payment Penalty ☐ 5% or ☐ 10%	$ _____	☐ Exemption claimed under the Motor Vehicle Sales and Use Tax Law because:	
(g) Tax Paid to _____ (STATE)	$ _____		
(h) AMOUNT OF TAX AND PENALTY DUE (Item e plus Item f minus Item g)	$ _____	☐ $28 or $33 Application Fee for Texas Title (Contact your county tax assessor-collector for the correct fee.)	

CERTIFICATION – State law makes falsifying information a third degree felony
I hereby certify all statements in this document are true and correct to the best of my knowledge and belief, and I am eligible for title and/or registration (as applicable).
☐ (Check only if applicable) I certify I am applying for a corrected title and the original Texas Certificate of Title is lost or destroyed.

Signature(s) of Seller(s), Donor(s), or Trader(s)	Printed Name(s) (Same as Signature(s))	Date
	VANESA MENDEZ,AGENT	
Signature of Applicant/Owner	Printed Name (Same as Signature)	Date
Signature(s) of Additional Applicant(s)/Owner(s)	Printed Name(s) (Same as Signature(s))	Date

Texas Department of Motor Vehicles
VTR-40 (Rev. 11/09)
DHT # 142235

ODOMETER DISCLOSURE STATEMENT

Federal and State Law require that you state the mileage in connection with the transfer of ownership. Failure to complete or providing a false statement may result in fines and/or imprisonment. This form **may not be used** in conjunction with title transfer documents, which comply with federal and state odometer disclosure requirements such as Texas Certificate of Titles issued on or after April 29, 1990.

VEHICLE DESCRIPTION

Year	Make		Model
2026	INTERNATIONAL	ROLL-OFF	HX620
Vehicle Identification Number	3HTPCTZTXTN197795		

I, KIRK JOHNSON (Seller/Agent Name), certify to the best of my knowledge that the odometer reading is the actual mileage of the vehicle described above unless one of the following statements is checked:

Odometer Reading (No Tenths)

☐ 1. The mileage stated is in excess of its mechanical limits.

☐ 2. The odometer reading is not the actual mileage. **WARNING – ODOMETER DISCREPANCY.**

Date of Statement	Signature of Seller/Agent	Printed Name (Same as Signature)
	KW	KIRK JOHNSON

HOLT TRUCK CENTERS OF TEXAS, LLC
If titled in a firm's name, print the firm's name on the line above.

Street Address	City	State	Zip Code
8900 NORTH LOOP EAST	HOUSTON	TX	77029

ACKNOWLEDGMENT OF ODOMETER DISCLOSURE BY BUYER/AGENT

I am aware of the above odometer certification made by the seller/agent.

Date of Statement	Signature of Buyer/Agent	Printed Name (Same as Signature)

If purchased by a firm, print the firm's name on the line above.

Street Address	City	State	Zip Code

WARNING: TRANSPORTATION CODE, §501.155, PROVIDES THAT FALSIFYING INFORMATION ON ANY REQUIRED STATEMENT OR APPLICATION IS A THIRD-DEGREE FELONY.

Recycled Paper

McCARTY SCALE

220 McCARTY · HOUSTON, TEXAS 77029
832.580.1990

STATE CERTIFICATE OF WEIGHTS AND MEASURES

WEIGHED FOR: Holt Truck Center

№ 52015

CASH ___ CHARGE X

PRICE:

TIME	DATE	AXLE WEIGHT
11:23 AM	6/25/26	30880 lb GR

TRUCK NO. TN797795	GROSS
TRAILER NO.	TARE
	NET
DRIVER ☐ ON ☐ OFF	

DRIVERS SIGNATURE X KW

SCALE OPERATOR M.L

BONDED CERTIFICATE OF WEIGHTS AND MEASURES

SHOW REPORT FOR TEXAS VEHICLE REGISTRATION

TEXAS VEHICLE INSPECTION REPORT

Safety Only Inspection

Vehicle Identification

Test Date/Time:	**06/24/2026, 15:00**
Test and Type:	Initial - Safety Only
Insp. Type/Exp. Dt.:	**CW - 06/30/2027**
Version/Test Number:	2405/3677
License Number:	**VN797795**
Vehicle ID Number:	**3HTPCTZTXTN797795**
Vehicle Make:	INTL
Vehicle Model:	HV613
Vehicle Year/Type:	**2026**/Truck/Van/Bus/Sports Utility
Engine Size/Cyl/Ign:	//
Authorization Number:	**FDJKVHZ02GKV2**
Transmission/GVW:	/80000
Odometer/Fuel Type:	639/DIESEL

Station Identification

Station Name:	HOLT TRUCK CENTERS OF TEX
Station #/Analyzer:	**2P059700/WW611308**
Station Address:	8900 NORTH LOOP EAST
Station City:	HOUSTON
Station Zip Code:	77029
Inspector First Name:	DANNY
Inspector Last Name:	KRING

Safety Inspection Fee:	$40.00
Safety Repair Cost:	$0.00
Emissions Test Fee:	$0.00
Emissions Repair Cost:	$0.00
Total Inspection Cost:	$40.00

Safety Test Results

Safety Sequence: Truck Tractor

All Items Passed

Gas Cap Integrity: N/A

Safety Items: Pass

Overall Result: PASS

See Back for Recall Information

I certify that I have properly performed the emissions test according to state regulations and procedure manuals, and as the undersigned duly appointed inspector, hereby certify that I have physically examined the manufacturer's vehicle identification number of the motor vehicle described above.

I have performed an annual inspection of the above noted vehicle, which is accurate, complete, and in accordance with the inspection criteria set forth in 49 Code of Federal Regulations, Chapter 396.17 through 396.21.

Plate Type: 2, Plate Number: VN797795, TxDot: , Auth: FDJKVHZ02GKV2

Certified Inspector Signature

VIN: 3HTPCTZTXTN797795

IMPORTANT VEHICLE SAFETY RECALL INFORMATION

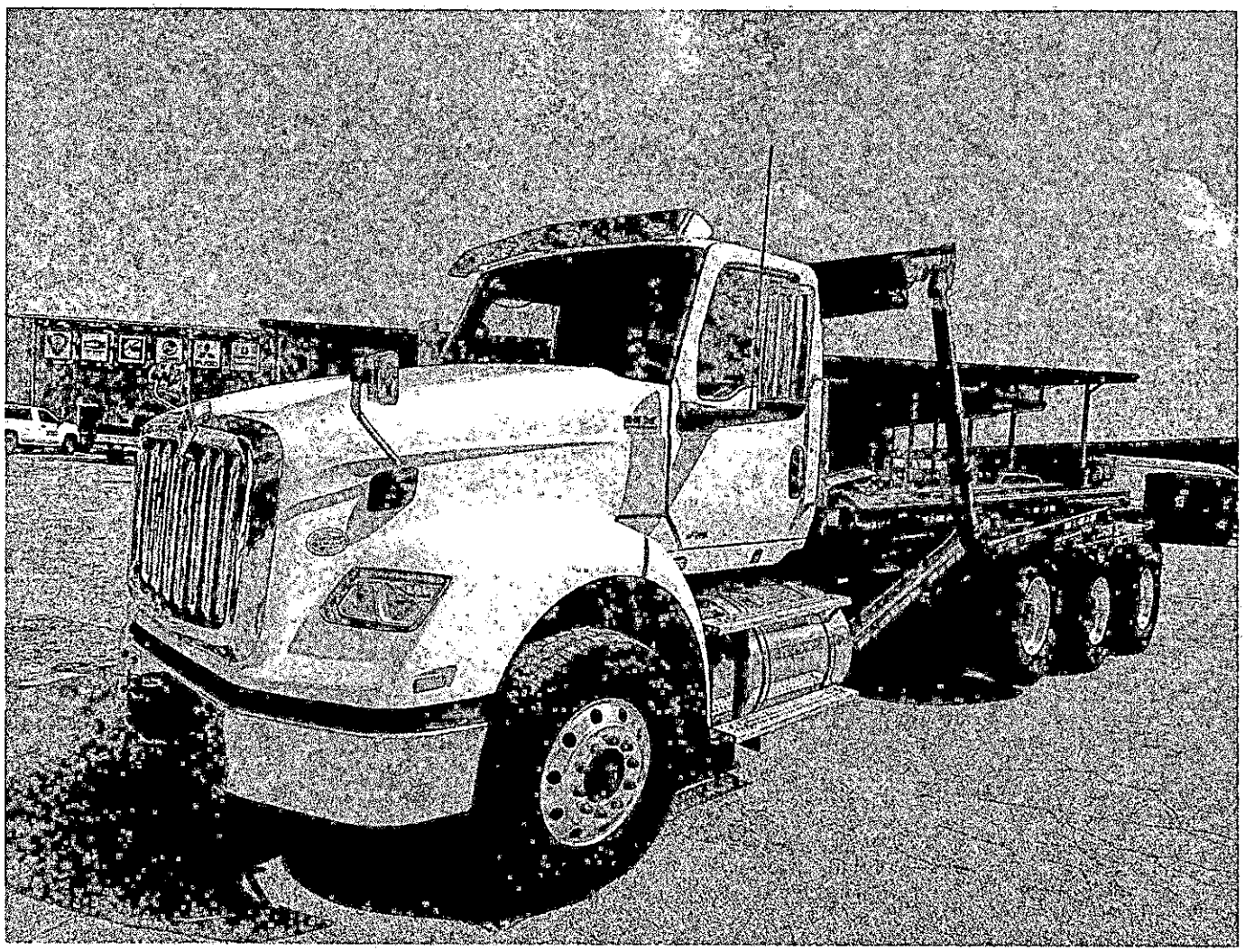
The recall information provided below for your vehicle may not include all recalls associated with this vehicle and its vehicle identification number (VIN). You can get a complete list and additional details by calling National Highway Traffic Safety Administration's (NHTSA's) Vehicle Safety Hotline at **1-888-327-4236** or by entering the VIN at your vehicle manufacturer's website and the NHTSA website, provided at www.nhtsa.gov.

VIN: 3HTPCTZTXTN797795

We were unable to access recall information at this time. Please contact NHTSA (www.nhtsa.gov, 1-888-327-4236) or your vehicle manufacturer's website or local dealer to get recall information for your vehicle.

What is a recall?
When a vehicle manufacturer, NHTSA, or the Environmental Protection Agency (EPA) determines that a vehicle has a safety-related defect or does not comply with a federal safety standard, a recall notice is issued. Vehicle manufacturers are required to **fix** the vehicle at **no cost to the consumer** or provide remedies for safety-related defects that are the subject of recalls.

What should I do if my vehicle is included in this recall?
If your vehicle is included in a recall, it is very important that you get it fixed as soon as possible given the potential danger to you and your passengers if it is not addressed. Contact your vehicle manufacturer or dealership to arrange for repairs and to verify parts availability or call NHTSA's Vehicle Safety Hotline at **1-888-327-4236**.



Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Nichelle Jones, Project Specialist

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: iCon GC LLC

Invoice Number
Payment 3

Description
Construction - Street Rehab - Glenwod Park

Amount
$158,968.90

Attachments

Payment 3 - ICON

Purchase Order Invoice Tabulation
FY 25-26

VENDOR INFO: ICON GC LLC
25700 I-45 N SUITE 400
THE WOODLANDS,TX 77386

Project No.: 2024-03

Council Approval: 4/26/2026

PROJECT/DESCRIPTION: **Construction - Street Rehab - Glenwood Park**

PURCHASE ORDER NUMBER: 26-02577

RETAINAGE: 5%

INVOICE	TOTAL GROSS	RETAINAGE	BILLED TO DATE	THIS PAYMENT
1	$ 198,549.52	$ 9,927.48	$ -	$ 188,622.04
2	$ 442,178.75	$ 22,108.94	$ 188,622.04	$ 231,447.77
3	$ 609,514.43	$ 30,475.72	$ 420,069.81	$ 158,968.90

Total Spent: $ 579,038.71

Original Contract:	$	2,273,628.91
Change Orders:	$	-
Adjusted Contract:	$	2,273,628.91
Total Paid on Contract	$	579,038.71
Remaining Contract Balance	**$**	**1,694,590.20**

Percentage of Contract Paid: 25%

Percentage of Contract Time (Substantial Completion): 84%

Percentage of Change Orders: 0.00%

Engineering Projects Coordinator

Tara B. Gaha, PE
Senior Assistant City Engineer, CIP

City of Conroe
Public Works - Engineering
700 Metcalf Street, Conroe, TX 77301

For Official Use Only

Date Received:	

CONTRACTOR'S APPLICATION FOR PAYMENT

Project Name: Street Rehab - Glenwood Park
Contractor: iCon GC LLC
Address: 25700 I-45N, Suite 400, The Woodlands, TX 77386

Project No.: 2024-03
Phone: 832-465-0854
Email: Shad@iCONTX.com

Pay Estimate No.: 03
Pay Period (MMM, YYYY): Aug, 2026
Date From: 8/1/2026
Date To: 8/31/2026

ESTIMATE NO. 03

A. CONTRACT TIME:

Notice to Proceed Date:	May 27, 2026	*Original Contract Time:*	90 *Days*
Construction Start Date:	Jun 11, 2026	*Approved Add'l Contract Time:*	7 *Days*
Current Sub. Comp. Date:	Sep 16, 2026	*Revised Contract Time:*	97 *Days*
Percent Time Expended:	83.51%	*Contract Time Used To-Date:*	81 *Days*
Percent In-Place Work (Complete):	26.81%	*Remaining Contract Time:*	15 *Days*

B. CONTRACT AMOUNTS:

Original Contract Amount:	**$2,273,628.91**	
Approved Change Orders:		Approved Days
Change Order No. 1:	$ -	7
Change Order No. 2:	$ -	-
Change Order No. 3:	$ -	-
Change Order No. 4:	$ -	-
Change Order No. 5:	$ -	-
Total Change Orders:	**$ -**	7
Total Current Contract Amount:	**$2,273,628.91**	

C. EARNINGS TO-DATE:

Total Percentage of Work Complete in-Place:	26.81%
Total Work Completed To-Date (incld. all executed Change Orders):	$609,514.43
Total Earnings To-Date:	**$609,514.43**

D. DEDUCTIONS:

Retainage of Total Earnings To-Date at:	5%	$ 30,475.72
Retainage Release at:	0%	$ -
Total days Liquidated Damages incurred:	0	
Total Liquidated Damages @$1,000/day:		$ -
Total Deductions To-Date:		**$ 30,475.72**

E. AMOUNT DUE THIS PERIOD:

Total Earnings To-Date:	$609,514.43
Total Deductions:	$ 30,475.72
Total Payments Due:	$ 579,038.71
Less Previous Payments:	$ 420,069.81
Total Due This Period:	**$ 158,968.90**

F. CONTRACTOR'S CERTIFICATION

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: iCon GC LLC

Signature:
Date: August 31 2026

ADAM DELEON
Notary Public, State of Texas
Comm. Expires 04-14-2030
Notary ID 135554737
(Notary seal)

State of: Texas County of: Montgomery

Subscribed and sworn to before me this 31 day of August

Notary Public: My commission expires: 04-14-2030

G. FIELD VERIFICATION AND CERTIFICATION FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the undersigned certify that to the best of their knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

Signature: Date: 8/31/26

PROJECT ENGINEER / CONSTRUCTION MANAGER:

Signature: Date: 8/31/26

AMOUNT CERTIFIED: **$ 158,968.90**

H. ADMINISTRATIVE APPROVALS

PROCESSED FOR PAYMENT:

Signature: Date: 8/31/26

APPROVED:

Signature: Date: 8/31/26

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Street Rehab - Glenwood Park
Contractor: iCon GC LLC

Pay Estimate No. 3
Period Ending Aug 01, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
Section A:	Base Bid Items												
1	MOBILIZATION (MAX 5% OF CONSTRUCTION AMOUNT)	1.00	LS	$ -	$0.00	1.00		1.00	$ -	$ -	$ -	#DIV/0!	
1.1	PAYMENT BOND PAYMENT BOND - 10% OF BOND COST	1.00	LS	$ 10,910.38	$10,910.38	1.00	0.00	1.00	$ 10,910.38	$ -	$ 10,910.38	100%	
1.2	MOBILIZATION OF LABOR AND EQUIPMENT / PREPARATORY WORK 35%	1.00	LS	$ 38,186.34	$38,186.34	1.00		1.00	$ 38,186.34	$ -	$ 38,186.34	100%	
1.3	ON-SITE HEALTH AND SAFETY SETUP 15%	1.00	LS	$ 16,365.57	$16,365.57	1.00		1.00	$ 16,365.57	$ -	$ 16,365.57	100%	
1.4	SURVEY / STAKING ROW / EASEMENTS / ALIGNMENT 15%	1.00	LS	$ 16,365.57	$16,365.57	1.00		1.00	$ 16,365.57	$ -	$ 16,365.57	100%	
1.5	SUBMITTALS AND SCHEDULING 20%	1.00	LS	$ 21,820.77	$21,820.77	1.00		1.00	$ 21,820.77	$ -	$ 21,820.77	100%	
1.6	PROJECT SIGN 5%	1.00	LS	$ 5,455.19	$5,455.19	1.00		1.00	$ 5,455.19	$ -	$ 5,455.19	100%	
2	REMOVE CONCRETE(PAV OR VALLEYS)(6"), PER TxDOT ITEM 104	226.00	SY	$ 11.00	$2,486.00	60.00	155.00	215.00	$ 660.00	$ 1,705.00	$ 2,365.00	95%	
3	REMOVE CONCRETE (CURB OR CURB & GUTTER), PER TxDOT ITEM 104	7,930.00	LF	$ 10.00	$79,300.00	7930.00	444.18	8,374.18	$ 79,300.00	$ 4,441.80	$ 83,741.80	106%	
4	SUBGRADE WIDENING (DENSITY CONTROL) PER TxDOT ITEM 112	370.00	SY	$ 7.00	$2,590.00			-	$ -	$ -	$ -	0%	
5	FL BS (TY D GR 1-2)(COMPLET IN PLACE), PER TxDOT ITEM 247	100.00	CY	$ 131.00	$13,100.00			-	$ -	$ -	$ -	0%	
6	REWORK BS MATL (TY C)(8")(DENSE CONT), PER TxDOT ITEM 251	6,942.00	SY	$ 2.00	$13,884.00			-	$ -	$ -	$ -	0%	
7	LIME (HYD. COM. OR QK)(SLURRY) (8%), PER TxDOT ITEM 260	4.00	TON	$ 371.00	$1,484.00			-	$ -	$ -	$ -	0%	
8	LIME TREAT SUBGRADE (6"), PER TxDOT ITEM 260	174.00	SY	$ 11.00	$1,914.00			-	$ -	$ -	$ -	0%	
9	CEMENT, PER TxDOT ITEM 275	152.00	TON	$ 304.00	$46,208.00			-	$ -	$ -	$ -	0%	
10	CEMENT TREAT(EXIST MATL)(8")(6% CEMENT), PER TxDOT ITEM 275	6,942.00	SY	$ 5.00	$34,710.00			-	$ -	$ -	$ -	0%	
11	FLEXIBLE PAVEMENT STRUCTURE REPAIR (6" ASB), INCLD. ASPH & BASE REMOVAL, COMPLETE IN PLACE, PER TxDOT ITEM 351	3,430.00	SY	$ 64.00	$219,520.00			-	$ -	$ -	$ -	0%	
12	PLANE ASPH CONC PAV (0 TO 2"), PER TxDOT ITEM 354	34,302.00	SY	$ 2.00	$68,604.00			-	$ -	$ -	$ -	0%	
13	D-GR HMA TY-D PG64-22, PER TxDOT ITEM 341	3,868.00	TON	$ 157.00	$607,276.00			-	$ -	$ -	$ -	0%	
14	PRIME COAT (SS-1), PER TxDOT ITEM 310	1,092.00	GAL	$ 7.00	$7,644.00			-	$ -	$ -	$ -	0%	
15	CONC PVMT (VALLEYS)(6"), PER TxDOT Item 360	1,012.00	SY	$ 65.00	$65,780.00		267.00	267.00	$ -	$ 17,355.00	$ 17,355.00	26%	
16	TRENCH EXCAVATION PROTECTION, PER TxDOT ITEM 402	534.00	LF	$ 0.12	$64.08			-	$ -	$ -	$ -	0%	
17	REMOVE STM PIPE (12"- 24") (ALL MATERIALS), PER TxDOT ITEM 495	72.00	LF	$ 29.00	$2,088.00			-	$ -	$ -	$ -	0%	
18	REMOVE STM PIPE (30"- 48") (ALL MATERIALS), PER TxDOT ITEM 496	103.00	LF	$ 29.00	$2,987.00			-	$ -	$ -	$ -	0%	
19	REMOVE DRIVEWAY CULVERT (ALL SIZE) (ALL MATERIALS), PER TxDOT ITEM 496	96.00	LF	$ 25.00	$2,400.00			-	$ -	$ -	$ -	0%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Street Rehab - Glenwood Park
Contractor: iCon GC LLC

Pay Estimate No. 3
Period Ending Aug 01, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
20	RC PIPE (CL III) (18 IN), COMPLETE IN PLACE, PER TxDOT ITEM 464	76.00	LF	$ 92.00	$6,992.00			-	$ -	$ -	$ -	0%	
21	RC PIPE (CL III) (42 IN), COMPLETE IN PLACE, PER TxDOT ITEM 464	447.00	LF	$ 183.00	$81,801.00			-	$ -	$ -	$ -	0%	
22	RC PIPE (CL III) (48 IN), COMPLETE IN PLACE, PER TxDOT ITEM 464	35.00	LF	$ 239.00	$8,365.00			-	$ -	$ -	$ -	0%	
23	GROUT-FILL & ABANDON STM PIPES (42-IN), INCLD. END PLUGS (BRICK OR CONC. MASONRY), COMPLETE IN PLACE	268.00	LF	$ 111.00	$29,748.00			-	$ -	$ -	$ -	0%	
24	REMOVE STR (STM MH), PER TxDOT ITEM 496	1.00	EA	$ 1,099.00	$1,099.00			-	$ -	$ -	$ -	0%	
25	REMOVE STR (INLET), PER TxDOT ITEM 497	2.00	EA	$ 561.00	$1,122.00			-	$ -	$ -	$ -	0%	
26	INLET (COMPL)(PCO)(5FT), COMPLETE IN PLACE	1.00	EA	$ -	$0.00			-	$ -	$ -	$ -	#DIV/0!	
26.1	INLET (COMPL)(PCO)(5FT), COMPLETE IN PLACE, MATERIAL	1.00	EA	$ 7,120.00	$7,120.00	1.00		1.00	$ 7,120.00	$ -			
26.2	INLET (COMPL)(PCO)(5FT), COMPLETE IN PLACE, INSTALLATION	1.00	EA	$ 350.00	$350.00				$ -	$ -			
27	INLET (COMPL)(PCO)(5FT)(INCLUDE E OPENING), COMPLETE IN PLACE PER TXDOT 465	2.00	EA	$ -	$0.00			-	$ -	$ -	$ -	#DIV/0!	
27.1	INLET (COMPL)(PCO)(5FT)(INCLUDE E OPENING), COMPLETE IN PLACE PER TXDOT 465, MATERIAL	2.00	EA	$ 3,100.00	$6,200.00	2.00		2.00	$ 6,200.00	$ -			
27.2	INLET (COMPL)(PCO)(5FT)(INCLUDE E OPENING), COMPLETE IN PLACE PER TXDOT 465, INSTALLATION	2.00	EA	$ 465.00	$930.00				$ -	$ -			
28	INLET (COMPL)(PCO)(5FT)(INCLUDE CONNECTING EXISTING PIPE), COMPLETE IN PLACE	1.00	EA	$ -	$0.00			-	$ -	$ -	$ -	#DIV/0!	
28.1	INLET (COMPL)(PCO)(5FT)(INCLUDE CONNECTING EXISTING PIPE), COMPLETE IN PLACE MATERIAL	1.00	EA	$ 3,950.00	$3,950.00	1.00		1.00	$ 3,950.00	$ -			
28.2	INLET (COMPL)(PCO)(5FT)(INCLUDE CONNECTING EXISTING PIPE), COMPLETE IN PLACE INSTALLATION	1.00	EA	$ 79.00	$79.00				$ -	$ -			
29	JUNCTION BOX (COMPL)(PJB)(5'x5')	4.00	EA	$ -	$0.00			-	$ -	$ -	$ -	#DIV/0!	
29.1	JUNCTION BOX (COMPL)(PJB)(5'x5') MATERIAL	4.00	EA	$ 3,478.00	$13,912.00	4.00		4.00	$ 13,912.00	$ -			
29.2	JUNCTION BOX (COMPL)(PJB)(5'x5') INSTALLATION	4.00	EA	$ 655.00	$2,620.00				$ -	$ -			
30	REMOVE AND REPLACE INLET TOP, COMPLETE IN PLACE	1.00	EA	$ 1,707.00	$1,707.00			-	$ -	$ -	$ -	0%	
31	DITCH CLEANING & RESHAPING, PER TxDOT ITEM 760, COMPLETE IN PLACE (WHEN APPROVED BY THE CITY)	500.00	LF	$ 9.00	$4,500.00			-	$ -	$ -	$ -	0%	
32	BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY, PER TxDOT ITEM 502	1.00	LS	$ -	$0.00			-	$ -	$ -	$ -	#DIV/0!	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Street Rehab - Glenwood Park
Contractor: iCon GC LLC

Pay Estimate No. 3
Period Ending Aug 01, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
32.1	MONTH 1 -BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY, PER TxDOT ITEM 502 33.33%	1.00		$ 13,224.68	$13,224.68	1.00		1.00	$ 13,224.68	$ -	$ 13,224.68	100%	
32.2	MONTH 2 - BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY, PER TxDOT ITEM 502 33.33%	1.00		$ 13,224.68	$13,224.68	1.00		1.00	$ 13,224.68	$ -	$ 13,224.68	100%	
32.3	MONTH 3 - BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY, PER TxDOT ITEM 502 33.34%	1.00		$ 13,228.64	$13,228.64		1.00	1.00	$ -	$ 13,228.64	$ 13,228.64	100%	
33	CONC GUTTER (MODIFIED), PER TxDOT ITEM 529	125.00	LF	$ 53.00	$6,625.00	65.00	444.18	509.18	$ 3,445.00	$ 23,541.54	$ 26,986.54	407%	
34	CONC CURB AND GUTTER(TYPE II)(6"), PER TxDOT ITEM 529	9,295.00	LF	$ 26.00	$241,670.00	6814.00	1155.00	7,969.00	$ 177,164.00	$ 30,030.00	$ 207,194.00	86%	
35	REMOVE AND REPLACE DRIVEWAYS (CONC) (6"), INCLUD. BASE (6" CONC OVER 6" CSS BASE) & EXCAVATION, PER TxDOT ITEM 530	2,607.00	SY	$ 103.00	$268,521.00	417.39	747.90	1,165.29	$ 42,991.17	$ 77,033.70	$ 120,024.87	45%	
36	REFL PAV MRK TY I(W) 24" (SLD)(100MIL), INCLD SEALER & SURFACE PREP, COMPLETE IN PLACE, PER TxDOT ITEM 666, 672, 678	485.00	LF	$ 13.00	$6,305.00			-	$ -	$ -	$ -	0%	
37	INSTALL SM RD SN (STOP) INCLD. SUPPORT & MOUNTING (TYS80) (36"X36"), COMPLETE IN PLACE PER PLAN DETAILS	4.00	EA	$ 1,098.00	$4,392.00			-	$ -	$ -	$ -	0%	
38	CUT & RESTORE PAVEMENT, COMPLETE IN PLACE	200.00	LF	$ 76.00	$15,200.00			-	$ -	$ -	$ -	0%	
39	SWPPP, PLANS, NOI, MONITORING, MAINTENANCE & REPORTING (INCL. INSTALL & REMOVAL, AND OTHER PERMITS REQD.)	1.00	LS	$ -	$0.00			-	$ -	$ -	$ -	#DIV/0!	
39.1	SWPPP/SWP3 PLAN PREPARATION, BINDER SETUP, PERMIT REVIEW / NOI IF REQUIRED 20%	1.00	LS	$ 681.20	$681.20	1.00		1.00	$ 681.20	$ -	$ 681.20	100%	
39.2	INITIAL SITE SETUP, POSTING NOTICES, CRPE/RESPONSIBLE STORMWATER LEAD DOCUMENTATION 15%	1.00	LS	$ 510.90	$510.90	1.00		1.00	$ 510.90	$ -	$ 510.90	100%	
39.3	INITIAL BMP INSTALLATION / IMPLEMENTATION DOCUMENTATION 20%	1.00	LS	$ 681.20	$681.20	1.00		1.00	$ 681.20	$ -	$ 681.20	100%	
39.4	ONGOING MONITORING, INSPECTIONS, MAINTENANCE RECORDS, CORRECTIVE ACTION LOGS, MONTHLY REPORTING 35%	1.00	LS	$ 1,192.10	$1,192.10	1.00		1.00	$ 1,192.10	$ -	$ 1,192.10	100%	
39.5	FINAL STABILIZATION DOCUMENTATION, BMP REMOVAL VERIFICATION, CLOSEOUT / NOT IF REQUIRED 10%	1.00	LS	$ 340.60	$340.60			-	$ -	$ -	$ -	0%	
40	HYDROMULCH SEEDING, COMPLETE IN PLACE	3,000.00	SY	$ 1.00	$3,000.00			-	$ -	$ -	$ -	0%	
41	BLOCK SOD, COMPLETE IN PLACE	710.00	SY	$ 7.00	$4,970.00			-	$ -	$ -	$ -	0%	
42	CEMENT STABILIZED SAND (2 SK/TON), COMPLETE IN PLACE (WHEN AUTHORIZED) (min. unit bid $55.00)	500.00	CY	$ 55.00	$27,500.00			-	$ -	$ -	$ -	0%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Street Rehab - Glenwood Park
Contractor: iCon GC LLC

Pay Estimate No. 3
Period Ending Aug 01, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
43	ADJUST WATER VALVES, INCLUDING CONC. PAD, COMPLETE IN PLACE	9.00	EA	$ 368.00	$3,312.00			-	$ -	$ -	$ -	0%	
44	ADJUST MH RIMS (STORM), INCLUDING CONC. PAD, COMPLETE IN PLACE	1.00	EA	$ 472.00	$472.00			-	$ -	$ -	$ -	0%	
45	ADJUST MH RIMS (SAN SWR), INCLUDING CONC. PAD, COMPLETE IN PLACE	20.00	EA	$ 473.00	$9,460.00			-	$ -	$ -	$ -	0%	
46	ADJUST SEWER CLEANOUTS, COMPLETE IN PLACE	1.00	EA	$ 1,146.00	$1,146.00			-	$ -	$ -	$ -	0%	
47	REMOVE AND REPLACE SAN SEWER LINE (8")(PVC C900 DR18), COMPLETE IN PLACE, (WHEN APPROVED BY THE CITY).	430.00	LF	$ 81.00	$34,830.00			-	$ -	$ -	$ -	0%	
48	RECONNECT SANITARY SEWER SERVICE (COMPLETE IN PLACE)(WHEN APPROVED BY THE CITY)	4.00	EA	$ 1,820.00	$7,280.00			-	$ -	$ -	$ -	0%	
49	12" WATERLINE (PVC C900, DR18), INCLD FTTGS, JT RESTRAINTS, COMPLETE IN PLACE	355.00	LF	$ 103.00	$36,565.00			-	$ -	$ -	$ -	0%	
50	12" WL WET CONNECTION, INCLD FTTGS, COMPLETE IN PLACE	2.00	EA	$ 1,418.00	$2,836.00			-	$ -	$ -	$ -	0%	
51	12-IN TS&V W/ VALVE BOX, COMPLETE IN PLACE	1.00	EA	$ 7,221.00	$7,221.00			-	$ -	$ -	$ -	0%	
52	RECONNECT WATER SERVICE (5/8-IN TO 1-INCH) (SINGLE) (LONG SIDE), INCLD. PE TUBING, VALVE & FITTINGS, TAP & CONNECTION TO METER, EXCAVATION & BACKFILL, SURFACE RSTORATION, COMPLETE IN PLACE.	4.00	EA	$ 1,035.00	$4,140.00			-	$ -	$ -	$ -	0%	
53	12-IN LINE STOP, COMPLETE IN PLACE (WHEN AUTHORIZED)	2.00	EA	$ 20,626.00	$41,252.00			-	$ -	$ -	$ -	0%	
54	CUT&PLUG WATERLINE (12"), COMPLETE IN PLACE	1.00	EA	$ 606.00	$606.00			-	$ -	$ -	$ -	0%	
55	CUT&PLUG WATERLINE (≤4"), COMPLETE IN PLACE	2.00	EA	$ 207.00	$414.00			-	$ -	$ -	$ -	0%	
56	REMOVE EXISTING WATERLINE (12 IN), COMPETE IN PLACE.	85.00	LF	$ 14.00	$1,190.00			-	$ -	$ -	$ -	0%	
57	UTILITY CONTIGENCY (TO BE USED WHEN APPROVED BY THE CITY)	1.00	LS	$ 50,000.00	$50,000.00			-	$ -	$ -	$ -	0%	
58					$0.00			-	$ -	$ -	$ -	#DIV/0!	
59					$0.00			-	$ -	$ -	$ -	#DIV/0!	
60					$0.00			-	$ -	$ -	$ -	#DIV/0!	
Section B: CHANGE ORDERS													
1								-	$ -	$ -	$ -		
2								-	$ -	$ -	$ -		
TOTAL CONTRACT *(Including all approved COs)* :					$2,273,628.90				WORK COMPLETED TO DATE:		$ 609,514.43	26.81%	

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02577 **Date:** 05/13/2026

Request #: REQ17247 **Vendor #:** 12422

ISSUED TO: ICON GC LLC
25700 I-45 N, SUITE 400
THE WOODLANDS, TX 77386-

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Street Rehabiliation- Glenwood Park		610-8060-9030	I93-XP	0.00	2,273,628.91

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri Lynn Hatch **Date:** 5-13-26

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	2,273,628.91

1. **Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.**
2. **Payment may be expected within 30 days of receipt of goods, unless otherwise stated.**
3. **C.O.D. shipment will not be accepted.**
4. **Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.**
5. **All goods are to be shipped F.O.B. Destination unless otherwise stated.**
6. **All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.**
7. **All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.**
8. **Vendor or manufacturer bears risk of loss or damage until property received.**
9. **Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.**
10. **The City is exempt from federal excise and state tax - ID# 74-6000555**

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Jennifer Gilmore, Engineering Projects Coordinator

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: Inland Environments, Ltd

Invoice Number
9360

Description
Removal of Obsolete City Structure

Amount
$97,936.00

Attachments

Inland Invoice 9360

Purchase Order Invoice Tabulation
FY 25-26

Vendor Info: Inland Environments Ltd
PO Box 6751
Kingwood, TX 77325-6751

Project No.: 2026-22

Council Approval: 4/23/2026

Project/Description: Removal of Obsolete City Structure

Purchase Order Number 26-02558

Date	Invoice #	Amount
7/27/2026	9343	$ 139,480.30
8/20/2026	9360	$ 97,936.00
Total Spent:		$ 237,416.30

Contract Amount:	$	470,779.00
Contract Amendment:	$	-
Updated Contract Amount:	$	470,779.00
Total Paid:	$	237,416.30
Remaining Contract Balance:	**$**	**233,362.70**

Percentage of Contract Paid: 50%

Jennifer Gilmore
Engineering Projects Coordinator

Larry Owens
Construction Manager

INLAND ENVIRONMENTS LTD

P.O. BOX 6751
KINGWOOD, TX 77325-6751

Phone #
281-354-7500
Fax #
281-354-7540

Invoice

Date	Invoice #
8/20/2026	9360

Bill To

City of Conroe
PO Box 3066
Conroe, TX 77305-3066

Description

100 Plantation
Conroe, TX 77303

PO #	Terms	Job #	Rep
26-02558	Upon Receipt	26-093	JAL

Project Date	Description	Amount
8/20/2026	Progress Billing #2	97,936.00

Total	$97,936.00
Balance Due	$97,936.00

Please Remit Payment To:
P.O. Box 6751
Kingwood, TX 77325

APPLICATION AND CERTIFICATE FOR PAYMENT

AIA DOCUMENT G702 (instructions on reverse side) Page One of Two

TO OWNER:
City of Conroe
PO Box 3066
Conroe, TX 77305

PROJECT: 100 Plantation Dr
Conroe, TX 77301

APPLICATION NO.: 2
PERIOD TO: 8/1/26 - 8/31/26
CONTR NOS.: 26-02558
INVOICE NO.:

FROM CONTRACTOR:
INLAND ENVIRONMENTS, LTD.
PO BOX 6751
KINGWOOD, TEXAS 77325-6751

ARCHITECT/ENGINER:

CONTRACT FOR: Demolition

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.
Contiuation Sheet, Document G703, is attached.

1	**ORIGINAL CONTRACT SUM**		$ 470,779.00
2	**Net change by Change Orders**		
3	**CONTRACT SUM TO DATE (Line 1+2)**		$ 470,779.00
4	**TOTAL COMPLETED & STORED TO DATE** (COLUMN G ON G703)		$ 237,416.30
5	**RETAINAGE:**		
	a. 10% of Completed Work (columns D + E on G703)	$	
	b. ____ of Stored Material (Column F on G703)	$ 0.00	
	Total Retainage (Line 5a +5l or Total in Column I of G703	$	0.00
6	**TOTAL EARNED LESS RETAINAGE** (LINE 4 LESS LINE 5 TOTAL)		$ 237,416.30
7	**LESS PREVIOUS CERTIFICATES FOR PAYMENT** (LINE 6 from prior Certificate)		$ 139,480.30
8	**CURRENT PAYMENT DUE**		**$ 97,936.00**
9	**BALANCE TO FINISH, INCLUDING RETAINAGE** (Line 3 Less Line 6)		**$233,362.70**

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner		
Total approved this Month		$0.00
TOTALS		$0.00
NET CHANGES by Change Orde		

The undersigned Contractor certifies that to the best of the Contractors knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents,that all amounts have been paid by the contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR:

By: _____ ***Date:*** 8/27/26

State of: Texas
County of: Montgomery
Subscribed and sworn to before me this 27 ***day of*** August ***, 2026.***

Notary Public: _____

ELIZABETH K. REYNOLDS
ID #3782366
My Commission Expires
March 30, 2027

OWNERS CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, gases on on-site observations and the data comprising this application, the Owner certifies to the best of his knowledge, information and belief the work has progressed as indicated, the quality of the work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the Amount Certified.

AMOUNT CERTIFIED ..... $ _____

(Attach explanation if amount certified differs from the amount applied for.Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount cerfied.)

Owners Representative:

By: _____ ***Date:*** _____

This Certificate is not negotiable. The Amount Certified is payable to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or contractor under this Contract.

CONTINUATION SHEET DOCUMENT G703

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.

In tabulation below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

PAGE 2 OF PAGES 2

APPLICATION NUMBER: 1

APPLICATION DATE: 7/27/2026

PERIOD FROM: 7/1/26 - 7/31/26

CONTRACTOR'S PROJECT NO.: 26-02558

A	B	C	D	E	F	G		H	I
ITEM No.	DESCRIPTION OF WORK	SCHEDULED VALUE	WORK COMPLETED			TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G/C)	BALANCE TO FINISH (C-G)	RETAINAGE 0.00%
			Previous Application	This Application					
				Work in Place	Stored Materials (not in D or E)				
1	Mobilization	$ 8,500.00	$ 8,500.00			$ 8,500.00	100%	$ -	$ -
2	DSHS 10-Day Notifications	$ 1,800.00	$ 1,800.00			$ 1,800.00	100%	$ -	$ -
3	Asbestos Abatement	$ 95,727.00	$ 95,727.00			$ 95,727.00	100%	$ -	$ -
4	Demolition Permit (NC for City Prj)	$ 150.00	$ 150.00			$ 150.00	100%	$ -	$ -
5	Utility Disconnect Verification	$ 880.00	$ 880.00			$ 880.00	100%	$ -	$ -
6	Site Fencing & Security Setup	$ 6,500.00	$ 6,500.00			$ 6,500.00	100%	$ -	$ -
7	Building Demolition- Structure	$ 172,822.00	$ 25,923.30	$ 60,516.00		$ 86,439.30	50%	$ 86,382.70	$ -
8	Concrete Slab/Foundation Removal	$ 47,700.00		$ 4,770.00		$ 4,770.00	10%	$ 42,930.00	$ -
9	Dusst Suppression (Water Truck)	$ 6,000.00		$ 2,000.00		$ 2,000.00	33%	$ 4,000.00	$ -
10	Material Sorting & Recycling	$ 2,000.00		$ 2,000.00		$ 2,000.00	100%	$ -	$ -
11	Debris Haul-off to Landfill	$ 22,000.00		$ 8,300.00		$ 8,300.00	38%	$ 13,700.00	$ -
12	Landfill tipping Fees	$ 51,100.00		$ 12,800.00		$ 12,800.00	25%	$ 38,300.00	$ -
13	Universal Waste Disposal (Bulbs, etc)	$ 3,800.00		$ 3,800.00		$ 3,800.00	100%	$ -	$ -
14	Final Grading	$ 38,000.00				$ -	0%	$ 38,000.00	$ -
15	Erosion Control-Silt Fence	$ 5,500.00		$ 2,750.00		$ 2,750.00	50%	$ 2,750.00	$ -
16	Prj Mgt & Safety Compliance	$ 4,500.00		$ 1,000.00		$ 1,000.00	22%	$ 3,500.00	$ -
17	Final Clean-up & Inspection	$3,800.00				$ -	0%	$ 3,800.00	$ -
	TOTAL	**$ 470,779.00**	**$ 139,480.30**	**$ 97,936.00**	**$ -**	**$ 237,416.30**	50%	**$ 233,362.70**	**$ -**

AIA DOCUMENT G703 * CONTINUATION SHEET FOR G702 * 1992 EDITION * AIA * c 1962 * THE AMERICAN INSTITUTE OF ARCHITECTS, 1735 NEW YORK AVENUE, N.W., WASHINGTON, DC. 20006-5292 * **WARNING: Unlicensed photocopying violates U.S. copyright laws and will subject the violator to legal prosecution.**

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CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02558 **Date:** 05/01/2026

Request #: REQ17229 **Vendor #:** 10748

ISSUED TO: INLAND ENVIRONMENTS LTD
PO BOX 6751
KINGWOOD, TX 77325-6751

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Removal of Obsolete City Structure		001-1500-8060		0.00	470,779.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri-Lynn Hatch **Date:** 5-1-26

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	470,779.00

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Jennifer Gilmore, Engineering Projects Coordinator

Joint Meeting: No Joint Meeting
P. Sims

Vendor Name
Vendor: SLI Design Inc.

Invoice Number
Payment 8

Description
Design/Construction Build Agreement Fire Station 8

Amount
$319,122.74

Attachments

SLI Pay App 8

Purchase Order Invoice Tabulation
FY 25-26

VENDOR INFO: SLI Design Inc
15810 Park Ten Place Ste. 300
Houston, TX 77084-5140

Project No.: 2026-01

Council Approval: 10/23/2025

PROJECT/DESCRIPTION: Design/Construction Build Agreement Fire Station 8

PURCHASE ORDER NUMBER: 26-02157

RETAINAGE: 10%

INVOICE	TOTAL GROSS	RETAINAGE	BILLED TO DATE	THIS PAYMENT
Design: 23428	$ 231,043.00	no retainage	$ -	$ 231,043.00
Construction:				
1	$ 1,063,286.00	$ 106,328.60		$ 956,957.40
2	$ 1,645,167.90	$ 164,516.79	$ 956,957.40	$ 523,693.71
3	$ 2,143,550.22	$ 214,355.02	$ 1,480,651.11	$ 448,544.09
4	$ 2,624,963.59	$ 262,496.36	$ 1,929,195.20	$ 433,272.03
5	$ 3,063,362.59	$ 306,336.26	$ 2,362,467.23	$ 394,559.10
6	$ 3,540,856.16	$ 354,085.62	$ 2,757,026.33	$ 429,744.21
7	$ 3,876,647.76	$ 387,664.78	$ 3,186,770.54	$ 302,212.44
8	$ 4,231,228.58	$ 423,122.86	$ 3,488,982.98	$ 319,122.74
Total Spent:				$ 4,039,148.72

Original Contract:	$ 4,998,027.00
Change Orders:	$ 10,423.00
Adjusted Contract:	$ 5,008,450.00
Total Paid on Contract	$ 4,039,148.72
Remaining Contract Balance	**$ 969,301.28**

Percentage of Contract Paid: 81%

Percentage of Contract Time (Substantial Completion): 100%

Percentage of Change Orders: 0.21%

Engineering Projects Coordinator

Paul D. Sims
Fire Chief

APPLICATION AND CERTIFICATE FOR PAYMENT

To Owner:	City of Conroe 300 W. Davis Street Conroe, TX 77305-3066 Attn: Mr. Paul D. Sims	Project:	City of Conroe Fire Department Station 8 676 FM 3083 Conroe, TX 77301	Application No:	Eight (8)
				Period To:	August 25, 2026
				Project #:	25896201
Contractor:	SLI Construction, Inc. 15810 Park Ten Place, #300 Houston, TX 77084	Architect:	S.L.I. Design, Inc. 15810 Park Ten Place, #300 Houston, TX 77084	PO Number:	I-37
	Contract For: Design, construction and finish out of a new 10,225 square foot Fire Station Building located at 676 FM 3083, Conroe, TX 77301.			Contract Date:	October 14, 2025

CONTRACTOR'S APPLICATION FOR PAYMENT

Change Order Summary			
		Additions	Deductions
Number	Date Approved		
1		$10,423.00	
Totals		$10,423.00	$0.00
Net change by Change order			$10,423.00

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due..

CONTRACTOR:
S.L.I. CONSTRUCTION
By: Jeff Culp Date: 08/26/2026

Application is made for Payment, as shown below, in connection with the Contract.
Continuation Sheet is attached.

1. ORIGINAL CONTRACT SUM	$	4,998,027.00
2. Net change by Change Orders	$	10,423.00
3. CONTRACT SUM TO DATE (Line 1+2)	$	5,008,450.00
4. TOTAL COMPLETED & STORED TO DATE (COLUMN G)	$	4,462,271.58
5. RETAINAGE:		
a. 10 % of Completed Work (Column D+E)	$	
b. ____% of Stored Material (Column F)	$	
Total Retainage (Line 5a + 5b or Total in Column I)	$	423,122.87
6. TOTAL EARNED LESS RETAINAGE (Line 4 less Line 5 Total)	$	4,039,148.71
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate or Deposit)		3,720,025.98
8. CURRENT PAYMENT DUE	**$**	**319,122.73**
9. BALANCE TO FINISH, PLUS RETAINAGE (Line 3 less Line 6)	$	969,301.29

State of: Texas County of: Harris
Subscribed and sworn to before me this 26th day of August 2026
Notary Public: Jackie Chambers
My Commission Expires:

JACKIE CHAMBERS
Notary Public, State of Texas
Comm. Expires 11-21-2026
Notary ID 125920086

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

Amount Certified..... $ 319,122.73

ARCHITECT:
S.L.I. Design, Inc.
By: Date: 8/26/2026

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

EXHIBIT "B"

CONTINUATION SHEET - City of Conroe Fire Department Station 8

AIA Document G702, APPLICATION AND CERTIFICATE FOR PAYMENT, containing
Contractor's signed Certificate is attached
In tabulations below, amounts are stated to the nearest dollar.
Use Column I on Contracts where variable retainage for line items may apply.

Application Number: Eight (8)
Application Date: August 25, 2026
Period To: August 25, 2026
PO Number: I-37
Architects Project # 25896201

A	B	C	D	E	F	G		H	I
Item No.	Description of Work	Scheduled Value	Work Completed		Materials Presently Stored	Total Completed and Stored To Date	%	Balance To Finish	Retainage
			From Previous Application	This Period					
1	Architecture & Engineering	231,043.00	231,043.00	0.00		231,043.00	100%	0.00	0.00
2	General Conditions	232,126.00	232,126.00	0.00		232,126.00	90%	0.00	23,212.60
3	Sitework	1,130,672.00	1,108,058.56	0.00		1,108,058.56	98%	22,613.44	110,805.86
4	Landscaping Allowance	100,000.00	0.00	0.00		0.00	0%	100,000.00	0.00
5	Concrete	496,478.00	446,830.20	49,647.80		496,478.00	90%	0.00	49,647.80
6	Masonry	319,634.00	303,652.30	9,589.02		313,241.32	98%	6,392.68	31,324.13
7	Metals	119,445.00	117,056.10	2,388.90		119,445.00	90%	0.00	11,944.50
8	Wood	101,828.00	20,365.60	0.00		20,365.60	20%	81,462.40	2,036.56
9	Weatherproofing	299,371.00	224,528.25	59,874.20		284,402.45	95%	14,968.55	28,440.25
10	Doors & Windows	280,778.00	168,466.80	98,272.30		266,739.10	95%	14,038.90	26,673.91
11	Finishes	373,070.00	261,149.00	55,960.50		317,109.50	85%	55,960.50	31,710.95
12	Specialties	39,585.00	0.00	19,792.50		19,792.50	50%	19,792.50	1,979.25
13	Signage	38,674.00	0.00	0.00		0.00	0%	38,674.00	0.00
14	Window Coverings	4,789.00	0.00	0.00		0.00	0%	4,789.00	0.00
15	Pre-engineered Items	174,002.00	174,002.00	0.00		174,002.00	90%	0.00	17,400.20
16	Mechanical	476,399.00	404,939.15	0.00		404,939.15	85%	71,459.85	40,493.92
17	Electrical	580,133.00	406,093.10	58,013.30		464,106.40	80%	116,026.60	46,410.64
18	C/O #1	10,423.00	9,380.70	1,042.30		10,423.00	90%	0.00	1,042.30
	TOTAL	5,008,450.00	4,107,690.76	354,580.82	0.00	4,462,271.58	89%	546,178.42	423,122.87

S.L.I. Design, Inc. / S.L.I. Group, Inc.

Printed on Wed Aug 26, 2026 at 01:00 pm CDT

Job #: 25-8962-01 City of Conroe - Station 8
676 FM 3083
Conroe , Texas 77301



Description

Taken Date
08/19/2026 at 12:45 pm

Uploaded By
Ken Canal

Upload Date
08/19/2026 at 12:45 pm

File Name
IMG_2026_08_19_12_45_36_197.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date
08/19/2026 at 12:44 pm

Uploaded By
Ken Canal

Upload Date
08/19/2026 at 12:44 pm

File Name
IMG_2026_08_19_12_44_36_910.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date
08/19/2026 at 10:54 am

Uploaded By
Ken Canal

Upload Date
08/19/2026 at 10:54 am

File Name
IMG_2026_08_19_10_54_32_748.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date
08/17/2026 at 11:25 am

Uploaded By
Ken Canal

Upload Date
08/17/2026 at 11:25 am

File Name
IMG_2026_08_17_11_24_59_892.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 07:00 pm

Upload Date
08/14/2026 at 07:00 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_19_00_38_825.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 07:00 pm

Upload Date
08/14/2026 at 07:00 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_19_00_31_784.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 06:58 pm

Upload Date
08/14/2026 at 06:58 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_18_58_06_105.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 06:57 pm

Upload Date
08/14/2026 at 06:57 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_18_57_42_966.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 06:56 pm

Upload Date
08/14/2026 at 06:57 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_18_56_04_078.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 06:56 pm

Upload Date
08/14/2026 at 06:56 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_18_55_59_346.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 06:55 pm

Upload Date
08/14/2026 at 06:55 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_18_55_04_490.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 06:54 pm

Upload Date
08/14/2026 at 06:54 pm

Album
Unclassified

Uploaded By
Ken Canal

File Name
IMG_2026_08_14_18_54_08_961.j...

Location
Fire Station 8



Description

Taken Date
08/14/2026 at 06:53 pm

Uploaded By
Ken Canal

Upload Date
08/14/2026 at 06:53 pm

File Name
IMG_2026_08_14_18_53_22_128.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date
08/11/2026 at 02:20 pm

Uploaded By
Ken Canal

Upload Date
08/11/2026 at 02:21 pm

File Name
IMG_2026_08_11_14_20_55_380.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date
08/08/2026 at 02:38 pm

Uploaded By
Ken Canal

Upload Date
08/08/2026 at 02:38 pm

File Name
IMG_2026_08_08_14_38_29_051.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date
08/08/2026 at 02:38 pm

Uploaded By
Ken Canal

Upload Date
08/08/2026 at 02:38 pm

File Name
IMG_2026_08_08_14_38_22_512.j...

Album
Unclassified

Location
Fire Station 8



Description

Taken Date	**Uploaded By**
08/08/2026 at 02:33 pm	Ken Canal
Upload Date	**File Name**
08/08/2026 at 02:33 pm	IMG_2026_08_08_14_33_21_202.j...
Album	**Location**
Unclassified	Fire Station 8

SLI GROUP, INC. ...an integrated design/build firm

Project: City of Conroe – Fire Station No. 8
Project Code: I-37
Invoice No.: 8 (Construction)
Billing Period: Through August 26, 2026
Total Amount Due: $319,122.73

This invoice represents the sixth construction billing for the project. Construction activities continue to progress in accordance with the overall project schedule.
Construction work completed during this billing period includes:

- Continuing with CMU wall installation
- Cleaned CMU
- Applied waterproofing spray barrier to CMU
- Roofing installation completed
- Continued with first coat of finish paint.
- Set HVAC Condensers and Air Handlers
- Continued with wire pulls and terminations
- Continuing with HVAC
- Continuing with drywalling, tape & floating of walls
- Placed remaining concrete
- Placed asphalt apron FM 3083
- Installed plastic laminate doors
- Completed fencing
- Began backfilling and final grading in islands and behind curbs

The attached photographs support and document the construction activities described above.

This invoice reflects construction work completed to date in accordance with the design-build contract. Ten percent retainage has been withheld as required and is reflected in the balance due above.

Please let us know if you require anything additional.

Submitted By:

Brett Lucksinger
Principal, SLI Group, Inc.
15810 Park Ten Place, Suite 300
Houston, Texas 77084
Office: 713.465.4650
Mobile: 281.802.4066
Email: brett@sligroup.com

Date: July 27, 2026

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02157 **Date:** 11/12/2025

Request #: REQ16748 **Vendor #:** 12057

ISSUED TO: SLI DESIGN INC
15810 PARK TEN PL STE 300
HOUSTON, TX 77084-5140

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Design/Construction Build Agreement Fire Station 8		606-8080-9020	I37-XP	0.00	2,708,027.00
2	0	Design/Construction Build Agreement Fire Station 8		608-8080-9020	I37-XP	0.00	2,290,000.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri Lynn Hatch **Date:** 11-12-25

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	4,998,027.00

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555

Regular Council

Meeting Date: 09/10/2026
Department: Community Development
Contact: Lynette White, Human Resources Mgr.
Submitted By: Lynette White, Human Resources Mgr.

Joint Meeting: No Joint Meeting
L. White

Vendor Name
Vendor: Stealth Partner Group

Invoice Number
Invoice 912026

Description
Stop loss insurance premium

Amount
$162,682.56

Attachments

September Invoice
PO Tabulation sheet
Stop Loss PO 2026

stealth PARTNER GROUP
An Amwins Company

Self-Administered Monthly Bill
for

City of Conroe

Policy Period: 1/1/2026 to 12/31/2026

Remittance for premium month: September

CURRENT COVERAGE	RATE	x	# LIVES COVERED	=	TOTAL DUE STEALTH
Specific Composite	$233.05	x	684	=	$159,406.20
Aggregate Composite	$4.79	x	684	=	$3,276.36
				SUBTOTAL:	$162,682.56

PRIOR MONTH ADJUSTMENTS	RATE	x	# LIVES COVERED	=	TOTAL DUE STEALTH
Specific Composite	$233.05	x		=	
Aggregate Composite	$4.79	x	0	=	$0.00
				SUBTOTAL:	$0.00

ADDITIONAL ADJUSTMENTS (Previous Under/Overpayments, etc.) **SUBTOTAL:** $0.00

Add Explanation of Additional Adjustments Here

TOTAL REMITTANCE TO STEALTH PARTNER GROUP: $162,682.56

Premium is due and payable on the first of the month, and is delinquent on the 30th.
Please complete the yellow highlighted sections above and submit this form according to the appropriate instructions below.

INSTRUCTIONS FOR SUBMITTING PREMIUM VIA ACH/WIRES:

Complete yellow highlighted sections of this form as applicable.
Email a copy of this completed form to:
stealth.intakeremittance@amwins.com
and stealth.invoicing@amwins.com
Process transfer to the following account:

INSTRUCTIONS FOR SUBMITTING PREMIUM VIA CHECK:

Complete yellow highlighted sections of this form as applicable.
Include a printed copy of this completed form with your check.
Make check payable to: STEALTH PARTNER GROUP (EIN: 13-4009411) **and mail to:**

Mailing Address (for US Mail Only)
Stealth Partner Group c/o Wells Fargo
P O BOX 949572
Atlanta, GA 30394-9572

Overnight Courier Address
Stealth Partner Group c/o Wells Fargo
Lockbox Services (#604069)
3585 Atlanta Avenue
Hapeville, GA 30354

FOR INQUIRIES CONTACT: stealth.invoicing@amwins.com

For legal terms and disclosures, please visit www.stealthpartnergroup.com/terms-and-conditions

Purchase Order Invoice Tabulation
2026

VENDOR INFO: **11466**

Stealth Partner Group LLC
4725 Piedmont Row Dr STE 600
Charlotte NC 28210

COUNCIL APPROVAL: 10/23/2025

PROJECT/DESCRIPTION: **Stop Loss**

PURCHASE ORDER NUMBER: 26-02174

RETAINAGE:

INVOICE	TOTAL GROSS	FINAL PYMT	RETAINAGE	BILLED TO DATE	THIS PAYMENT
1072026	$ 164,109.60	$ -		$ -	$ 164,109.60
2022026	$ 164,347.44	$ -	$ -	$ -	$ 164,347.44
3022026	$ 164,109.60	$ -	$ -	$ -	$ 164,109.60
4012026	$ 164,109.60	$ -	$ -	$ -	$ 164,109.60
5042026	$ 164,347.44	$ -	$ -	$ -	$ 164,347.44
6032026	$ 164,347.44	$ -	$ -	$ -	$ 164,347.44
7142026	$ 163,396.08	$	$	$	$ 163,396.08
832026	$ 162,920.40	$ -	$ -	$ -	$ 162,920.40
912026	$ 162,682.56	$ -	$ -	$ -	$ 162,682.56
		$ -	$ -	$ -	$ -
					$ -
					$ -

Total Spent: $ 1,474,370.16

Original Contract:	$ 2,141,708.00
Change Order:	$ -
Adjusted Contract:	$ 2,141,708.00
Total Paid on Contract	$ 1,474,370.16
Remaining Contract Balance	**$ 667,337.84**

Percentage of Contract Paid: 69%

Signature

Lynnette White, Human Resources Manager
{Director Title}

\\CHV-CDFile\HR\Static\Benefits & Comp Coordinator\BENEFITS\Stop Loss 2026\Stealth PO invoices2026 tabulation sheet

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02174 **Date:** 11/17/2025

Request #: REQ16747 **Vendor #:** 11466

ISSUED TO: STEALTH PARTNER GROUP, LLC
4725 PIEDMONT ROW DR.
STE 600
CHARLOTTE, NC 28210-4283

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Stop Loss Insurance		081-8100-8060		0.00	2,141,708.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	2,141,708.00

Authorized by: Stephanie Ramirez **Date:** 11-17-2025

1. **Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.**
2. **Payment may be expected within 30 days of receipt of goods, unless otherwise stated.**
3. **C.O.D. shipment will not be accepted.**
4. **Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.**
5. **All goods are to be shipped F.O.B. Destination unless otherwise stated.**
6. **All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.**
7. **All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.**
8. **Vendor or manufacturer bears risk of loss or damage until property received.**
9. **Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.**
10. **The City is exempt from federal excise and state tax - ID# 74-6000555**

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Nichelle Jones, Project Specialist

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: T Construction LLC

Invoice Number
Payment 6

Description
Sewer Rehab - Cedar Ln & San Jacinto

Amount
$73,840.18

Attachments

Payment 6 - T Construction

Purchase Order Invoice Tabulation
FY 25-26

VENDOR INFO: T Construction LLC
12601 McNair St
Houston,TX 77015

Project No.: 2026-02

Council Approval: 1/8/2026

PROJECT/DESCRIPTION: Sewer Rehab - Cedar Ln & S San Jacinto

PURCHASE ORDER NUMBER: 26-02305

RETAINAGE: 5%

INVOICE	TOTAL GROSS	RETAINAGE	BILLED TO DATE	THIS PAYMENT
1	$ 56,102.50	$ 2,805.13	$ -	$ 53,297.38
2	$ 68,644.50	$ 3,432.23	$ 53,297.38	$ 11,914.90
3	$ 76,244.50	$ 3,812.23	$ 65,212.28	$ 7,220.00
4	$ 78,059.60	$ 3,902.98	$ 72,432.28	$ 1,724.35
5	$ 149,784.50	$ 7,489.23	$ 74,156.62	$ 68,138.66
6	$ 227,511.00	$ 11,375.55	$ 142,295.28	$ 73,840.18

Total Spent: $ 216,135.45

Original Contract:	$	354,296.50
Change Orders:	$	-
Adjusted Contract:	$	354,296.50
Total Paid on Contract	$	216,135.45
Remaining Contract Balance	**$**	**138,161.05**

Percentage of Contract Paid: 61%

Percentage of Contract Time (Substantial Completion): 100%

Percentage of Change Orders: 0.00%

Engineering Projects Coordinator

Tara B. Gaha, PE
Senior Assistant City Engineer, CIP

City of Conroe
Public Works - Engineering
700 Metcalf Street, Conroe, TX 77301

For Official Use Only

Date Received:	

CONTRACTOR'S APPLICATION FOR PAYMENT

Project Name: Sanitary Sewer Rehab - Cedar Ln. & S. San Jacinto Area
Project No.: 2026-02
Pay Estimate No.: 06

Contractor: T Construction
Phone: (832) 582-8420
Pay Period (MMM, YYYY): Aug, 2026

Address: 12601 McNair St. Houston, TX 77015
Email: lojeda@tconstructionllc.com
Date From: 8/1/2026
Date To: 8/31/2026

ESTIMATE NO. 06

A. CONTRACT TIME:

Notice to Proceed Date:	Feb 05, 2026	Original Contract Time:	220 Days
Construction Start Date:	Feb 20, 2026	Approved Add'l Contract Time:	0 Days
Current Sub. Comp. Date:	Aug 29, 2026	Revised Contract Time:	220 Days
Percent Time Expended:	92.73%	Contract Time Used To-Date:	204 Days
Percent In-Place Work (Complete):	64.21%	Remaining Contract Time:	16 Days

B. CONTRACT AMOUNTS:

Original Contract Amount:	$354,296.50	
Approved Change Orders:		Approved Days
Change Order No. 1:	$ -	-
Change Order No. 2:	$ -	-
Change Order No. 3:	$ -	-
Change Order No. 4:	$ -	-
Change Order No. 5:	$ -	-
Total Change Orders:	$ -	-
Total Current Contract Amount:	$354,296.50	

C. EARNINGS TO-DATE:

Total Percentage of Work Complete in-Place:		64.21%
Total Work Completed To-Date (incld. all executed Change Orders):		$227,511.00
Total Earnings To-Date:		$227,511.00

D. DEDUCTIONS:

Retainage of Total Earnings To-Date at:	5%	$	11,375.55
Retainage Release at:	0%	$	-
Total days Liquidated Damages incurred:	0		
Total Liquidated Damages @$1,000/day		$	-
Total Deductions To-Date:		$	11,375.55

E. AMOUNT DUE THIS PERIOD:

Total Earnings To-Date:	$	227,511.00
Total Deductions:	$	11,375.55
Total Payments Due:	$	216,135.45
Less Previous Payments:	$	142,295.28
Total Due This Period:	$	73,840.17

F. CONTRACTOR'S CERTIFICATION

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: T Construction

Signature: [signature]
Date: 8.31.26

State of: TX County of: Harris

Subscribed and sworn to before me this 31st day of August

Notary Public: [signature] My commission expires: 04/21/2029

Emily Nevaeh Perez
My Commission Expires
4/21/2029
Notary ID 135511748

(Notary Seal)

G. FIELD VERIFICATION AND CERTIFICATION FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the undersigned certify that to the best of their knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

Signature: [signature] Date: 8/31/26

PROJECT ENGINEER / CONSTRUCTION MANAGER:

Signature: [signature] Date: 8/31/26

AMOUNT CERTIFIED: $ 73,840.17

H. ADMINISTRATIVE APPROVALS

PROCESSED FOR PAYMENT:

Signature: [signature] Date: 8/31/26

APPROVED:

Signature: [signature] Date: 8/31/26

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Sanitary Sewer Rehab - Cedar Ln. & S. San Jacinto Area

Contractor: T Construction

Pay Estimate No. 6

Period Ending Aug 31, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
						QUANTITY			COST				
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD	% TTD	
Section A:	Base Bid Items												
1	MOBILIZATION (max. 5% of Construction Amount)	1.00	LS	$ 20,000.00	$20,000.00	0.75	0.20	0.95	$ 15,000.00	$ 4,000.00	$ 19,000.00	95	
2	BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY PER TXDOT ITEM 502	1.00	LS	$ 2,750.00	$2,750.00	0.50	0.25	0.75	$ 1,375.00	$ 687.50	$ 2,062.50	75	
3	CLEANING & CCTV INSPECTION (PRE-INSTALLATION) (ALL PIPE SIZE), PER COC SPEC 00300-012	2,205.00	LF	$ 3.20	$7,056.00		595.00	595.00	$ -	$ 1,904.00	$ 1,904.00	27	MH #57 to MH#59
4	CLEANING & CCTV INSPECTION (POST INSTALLATION) (ALL PIPE SIZE), PER COC SPEC 00300-012	2,205.00	LF	$ 2.10	$4,630.50				$ -	$ -	$ -	0%	
5	SEWER REHAB (PIPE BURST) (8 IN TO 8 IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-009	1,103.00	LF	$ 43.00	$47,429.00	640.00	265.00	905.00	$ 27,520.00	$ 11,395.00	$ 38,915.00	82%	Line 7 & 8
6	SEWER REHAB (PIPE BURST) (10-IN TO 10 IN) (HDPE, DR 19) (ALL DEPTH), COMPLETE IN PLACE, PER COC SPEC 00300-009	1,102.00	LF	$ 58.00	$63,916.00	730.00	330.00	1,060.00	$ 42,340.00	$ 19,140.00	$ 61,480.00	96%	Line 6
7	REHAB SWR MH (CEMENT LINING) (1-IN TH, 12.55 SF/VF) (SPRAY APPLY), COMPLETE IN PLACE, PER COC SPEC 00300-023	58.00	VF	$ 130.00	$7,540.00				$ -	$ -	$ -	0%	
8	RE-CONNECT SAN SWR SERV. (SHORT TAP)(ALL SIZE) INCLUDING SERVICE LEADS, CLEANOUT AND CUT & RESTORE (CONC. OR ASPH), COMPLETE IN PLACE, PER COC SPEC 00300-009	8.00	EA	$ 1,300.00	$10,400.00	8.00	0.00	8.00	$ 10,400.00	$ -	$ 10,400.00	100%	
9	RE-CONNECT SAN SWR SERV. (LONG TAP) (ALL SIZE) INCLUDING SERVICE LEADS, CLEANOUT AND CUT & RESTORE (CONC. OR ASPH), COMPLETE IN PLACE, PER COC SPEC 00300-009	38.00	EA	$ 2,050.00	$77,900.00	15.00	9.00	24.00	$ 30,750.00	$ 18,450.00	$ 49,200.00	63%	
10	TEMPORARY SEWER BYPASS, INCLUDING BYPASS PLAN (SIGNED & SEALED), SET UP, MAINTENANCE, MONITORING, & REMOVAL, COMPLETE IN PLACE, PER COC SPEC 00300-002	1.00	LS	$ 5,500.00	$5,500.00	0.53	0.37	0.90	$ 2,915.00	$ 2,035.00	$ 4,950.00	90%	
11	REMOVE AND REPLACE MH R&C (24") (SEWER/MATCH EXISTING), COMPLETE IN PLACE	4.00	EA	$ 950.00	$3,800.00	3.00	0.00	3.00	$ 2,850.00	$ -	$ 2,850.00	75%	
12	REMOVE AND REPLACE MH R&C (32") (SEWER/MATCH EXISTING), COMPLETE IN PLACE	5.00	EA	$ 1,300.00	$6,500.00				$ -	$ -	$ -	0%	
13	REMOVE AND RESET ONE SAN SWR CLEANOUT (6IN), (WHEN APPROVED BY CITY)	3.00	EA	$ 1,050.00	$3,150.00				$ -	$ -	$ -	0%	
14	SAN SEWER MANHOLE (PRECAST) (Ø4 FT, STD) (R&C) (ALL DEPTHS), COMPLETE IN PLACE (WHEN APPROVED BY CITY), PER COC SPEC 00300-006	4.00	EA	$ 7,600.00	$30,400.00	1.00	2.00	3.00	$ 7,600.00	$ 15,200.00	$ 22,800.00	75%	New Proposed MH between MH#36 & MH#59 and at end of Line 8
15	5' X 5' MH CONCRETE APPRON, COMPLETE IN PLACE, PER PLAN DETAIL, (WHEN APPROVED BY CITY)	8.00	EA	$ 1,050.00	$8,400.00	1.00	0.00	1.00	$ 1,050.00	$ -	$ 1,050.00	13%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Sanitary Sewer Rehab - Cedar Ln. & S. San Jacinto Area
Contractor: T Construction

Pay Estimate No. 6
Period Ending Aug 31, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE						% TTD	COMMENTS
						QUANTITY			COST				
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
16	INSTALL SAN SWR (8-IN) (PVC SDR-26) (OPEN-CUT) (ALL DEPTHS) (UNPAVED AREA), INCLD EXIST PIPE REMOVAL, BEDDING & BACKFILL, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	100.00	LF	$ 54.00	$5,400.00	98.00	30.00	128.00	$ 5,292.00	$ 1,620.00	$ 6,912.00	128	Avenue G
17	TRENCH SAFETY SYSTEM, COMPLETE IN PLACE, PER COC SPEC 00100-004, (WHEN APPROVED BY CITY)	100.00	LF	$ 2.50	$250.00	19.00	132.00	151.00	$ 47.50	$ 330.00	$ 377.50	151	
18	POINT REPAIR & OBSTRUCTION REMOVAL(ALL DEPTHS) (ALL SIZE) (MIN. 10-FT SECTION), COMPLETE IN PLACE, PER COC SPEC 00300-021 (WHEN APPROVED BY CITY)	5.00	EA	$ 145.00	$725.00	1.00	3.00	4.00	$ 145.00	$ 435.00	$ 580.00	80%	3 obstructions from lines 7 and 8: 1-96LF from MH#57 Gas line and cables 2-investigation for service on mill ave. 3- 32LF from MH#57 gas and cable
19	CUT & RESTORE PVMT OR DRIVEWAY (ASPH), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	100.00	SY	$ 69.00	$6,900.00			-	$ -	$ -	$ -	0%	
20	CUT & RESTORE PVMT OR DRIVEWAY (CONC), COMPLETE IN PLACE (WHEN APPROVED BY CITY)	100.00	SY	$ 82.00	$8,200.00			-	$ -	$ -	$ -	0%	
21	BLOCK SOD, COMPLETE IN PLACE, PER COC SPEC 00100-016 (WHEN APPROVED BY CITY)	400.00	SY	$ 8.00	$3,200.00			-	$ -	$ -	$ -	0%	
22	LOCATE UTILITY (SUE) (QL-A) (HYDRO-VAC) (ALL DEPTHS), PER COC SPEC 00100-021, AS DIRECTED BY THE ENGINEER (MIN. $500/EA)	5.00	EA	$ 500.00	$2,500.00	5.00	0.00	5.00	$ 2,500.00	$ -	$ 2,500.00	100%	
23	CEMENT STABILIZED SAND BACKFILL, COMPLETE IN PLACE, PER COC SPEC 00100-014, (WHEN APPROVED BY CITY)(MIN BID $55/CY)	50.00	CY	$ 55.00	$2,750.00		46.00	46.00	$ -	$ 2,530.00	$ 2,530.00	92%	
24	UTILITY CONTINGENCY (TO BE USED ONLY WITH APPROVAL FROM THE CITY)	1.00	LS	$ 25,000.00	$25,000.00			-	$ -	$ -	$ -	0%	
Section B:	CHANGE ORDERS												
1								-	$ -	$ -	$ -		
2								-	$ -	$ -	$ -		
	TOTAL CONTRACT *(including all approved COs)*:				$354,296.50				WORK COMPLETED TO DATE:		$227,511.00	64.21%	

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02305 **Date:** 01/16/2026

Request #: REQ16938 **Vendor #:** 03547

ISSUED TO: T CONSTRUCTION LLC
12601 MCNAIR ST
HOUSTON, TX 77015-

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0 Construction-Sewer Rehab-Cedar Ln & S San Jac		002-2882-9030		0.00	354,296.50

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri-Lynn Hatch **Date:** 1-16-26

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	354,296.50

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Nichelle Jones, Project Specialist

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: Texkota Enterprises

Invoice Number
Payment 8

Description
Construction - Waterline Rehab - Conroe Hospital Area

Amount
$168,832.39

Attachments

Payment 8 - Texkota

Purchase Order Invoice Tabulation
FY 25-26

VENDOR INFO: Texkota Enterprises
16535 Hollister St Ste A
Houston, TX 77066-1428

Project No.: 2023-10

Council Approval: 11/13/2025

PROJECT/DESCRIPTION: Construction Waterline Rehab Conroe Hospital Area

PURCHASE ORDER NUMBER: 26-02200

RETAINAGE: 5%

INVOICE	TOTAL GROSS	RETAINAGE	BILLED TO DATE	THIS PAYMENT
1	$ 187,221.12	$ 9,361.06	$ -	$ 177,860.06
2	$ 562,350.12	$ 28,117.51	$ 177,860.06	$ 356,372.55
3	$ 952,468.02	$ 47,623.40	$ 534,232.61	$ 370,612.01
4	$ 1,238,985.68	$ 61,949.28	$ 904,844.62	$ 272,191.78
5	$ 1,415,565.96	$ 70,778.30	$ 1,177,036.40	$ 167,751.27
6	$ 1,673,197.28	$ 83,659.86	$ 1,344,787.66	$ 244,749.75
7	$ 1,893,078.22	$ 94,653.91	$ 1,589,537.42	$ 208,886.89
8	$ 2,070,796.52	$ 103,539.83	$ 1,798,424.31	$ 168,832.39

Total Spent: $ 1,967,256.69

Original Contract:	$	2,719,941.00
Change Orders:	$	-
Adjusted Contract:	$	2,719,941.00
Total Paid on Contract	$	1,967,256.69
Remaining Contract Balance	**$**	**752,684.31**

Percentage of Contract Paid: 72%

Percentage of Contract Time (Substantial Completion): 74%

Percentage of Change Orders: 0.00%

Engineering Projects Coordinator

Tara B. Gaha, PE
Senior Assistant City Engineer, CIP

City of Conroe
Public Works - Engineering
700 Metcalf Street, Conroe, TX 77301

For Official Use Only

Date Received:	

CONTRACTOR'S APPLICATION FOR PAYMENT

Project Name: Waterline Rehab - Conroe Hospital Area
Project No.: 2023-10
Pay Estimate No.: 08

Contractor: Texkota Enterprises, LLC
Phone: (281) 962-0198
Pay Period (MMM. YYYY): AUG. 2026

Address: 16535 Hollister St, STE A Houston, TX 77066
Email: sellefson@txkota.com
Date From: 8/1/2026
Date To: 8/26/2027

ESTIMATE NO. 08

A. CONTRACT TIME:

Notice to Proceed Date:	Dec 18, 2025	*Original Contract Time*	240 Days
Construction Start Date:	Jan 19, 2026	*Approved Add'l Contract Time*	61 Days
Current Sub. Comp. Date:	Nov 16, 2026	*Revised Contract Time*	301 Days
Percent Time Expended	74.42%	*Contract Time Used To-Date*	224 Days
Percent In-Place Work (Complete)	76.13%	*Remaining Contract Time*	77 Days

B. CONTRACT AMOUNTS:

Original Contract Amount	$2,719,941.00	
Approved Change Orders:		Approved Days
Change Order No. 1		61
Change Order No. 2	$ -	-
Change Order No. 3	$ -	-
Change Order No. 4	$ -	-
Change Order No. 5	$ -	-
Total Change Orders:	$ -	61
Total Current Contract Amount:	$2,719,941.00	

C. EARNINGS TO-DATE:

Total Percentage of Work Complete In-Place	76.13%
Total Work Completed To-Date (incld. all executed Change Orders)	$2,070,796.52
Total Earnings To-Date:	$2,070,796.52

D. DEDUCTIONS:

Retainage of Total Earnings To Date at	5%	$ 103,539.83
Retainage Release at	0%	$ -
Total days Liquidated Damages incurred	0	
Total Liquidated Damages @$1,000/day		$ -
Total Deductions To-Date:		$ 103,539.83

E. AMOUNT DUE THIS PERIOD:

Total Earnings To-Date		$ 2,070,796.52
Total Deductions		$ 103,539.83
Total Payments Due		$ 1,967,256.69
Less Previous Payments		$ 1,798,424.31
Total Due This Period:		$ 168,832.38

F. CONTRACTOR'S CERTIFICATION

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Texkota Enterprises, LLC

Signature: [signature]

Date: 8/31/2026

JANESE KATHERINE DAVISON
Notary Public, State of Texas
Comm. Expires 09-28-2026
Notary ID 12902904-0

State of: Texas County of: Harris (Notary seal)

Subscribed and sworn to before me this 31st day of August

Notary Public: [signature] My commission expires: 9/28/26

G. FIELD VERIFICATION AND CERTIFICATION FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the undersigned certify that to the best of their knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

Signature: [signature] Date: 8/31/26

PROJECT ENGINEER / CONSTRUCTION MANAGER:

Signature: [signature] Date: 8/31/26

AMOUNT CERTIFIED: $ 168,832.38

H. ADMINISTRATIVE APPROVALS

PROCESSED FOR PAYMENT:

Signature: [signature] Date: 8/31/26

APPROVED:

Signature: [signature] Date: 8/31/26

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Waterline Rehab - Conroe Hospital Area
Contractor: Texkota Enterprises, LLC

Pay Estimate No. 8
Period Ending AUG, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
						QUANTITY			COST				
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD	% TTD	
Section A:	Base Bid Items												
1	MOBILIZATION (MAX. 5% OF CONSTRUCTION AMOUNT)(SCHEDULE OF VALUES REQ'D) PER COC SPEC 00100-020 [*]	1.00	LS	$ 100,000.00	$100,000.00	0.90	0.00	0.90	$ 90,000.00	$	$ 90,000.00	90%	
2	SWPPP PLANS, NOI, MONITORING, MAINTENANCE & REPORTING (INCLD: SILT FENCE, REINFORCED FILTER FABRIC BARRIER, INSTALLED, MAINTAINED, AND REMOVED, AND OTHER PERMITS REQD.), COMPLETE IN PLACE, PER TXDOT ITEM 506	1.00	LS	$ 2,500.00	$2,500.00	0.90	0.05	0.95	$ 2,250.00	$ 125.00	$ 2,375.00	95%	
3	BARRICADES, SIGNS, TRAFFIC HANDLING & WORK ZONE SAFETY PER TXDOT ITEM 502, COMPLETE IN PLACE	1.00	LS	$ 7,500.00	$7,500.00	0.90	0.05	0.95	$ 6,750.00	$ 375.00	$ 7,125.00	95%	
4	TRENCH SAFETY SYSTEM (DEPTH > 5FT), PER COC SPEC 00100-004	11,450.00	LF	$ 0.02	$225.00	9173.00	2715.00	########	$ 183.46	$ 54.30	$ 237.76	106%	
5*	24-IN STL CSG (0.375" WALL THICKNESS, ROLLED STEEL) (TRENCHLESS), INCLD RESTRAINED JT CARRIER PIPE (PVC C900, DR-18), CASING SPACERS & END SEALS, AUGERED CONSTRUCTION, COMPLETE IN PLACE	235.00	LF	$ 367.00	$86,245.00	235.00	0.00	235.00	$ 86,245.00	$	$ 86,245.00	100%	
6*	16-IN STL CSG (0.375" WALL THICKNESS, ROLLED STEEL) (TRENCHLESS), INCLD RESTRAINED JT CARRIER PIPE (PVC C900, DR-18), CASING SPACERS & END SEALS, AUGERED CONSTRUCTION, COMPLETE IN PLACE	345.00	LF	$ 256.00	$88,320.00	295.00	50.00	345.00	$ 75,520.00	$ 12,800.00	$ 88,320.00	100%	
7*	WATERLINE INSTALLATION (12 IN)(PVC AWWA C900, DR-18), (INCLD: DI MJ FITTINGS)(JOINT RESTRAINTS),(CUT&RESTORE PAVING INCIDENTAL)(TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED)(PER PLAN & DETAILS), COMPLETE IN PLACE	3,366.00	LF	$ 150.00	$504,900.00	3366.00	0.00	3,366.00	$ 504,900.00	$	$ 504,900.00	100%	
8	WATERLINE INSTALLATION (8 IN)(PVC AWWA C900, DR-18), (INCLD: DI MJ FITTINGS)(JOINT RESTRAINTS),(CUT&RESTORE PAVING INCIDENTAL)(TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED)(PER PLAN & DETAILS), COMPLETE IN PLACE	8,590.00	LF	$ 92.00	$790,280.00	7680.00	842.00	8,522.00	$ 706,560.00	$ 77,464.00	$ 784,024.00	99%	
9	8-IN WATERLINE CROSSING OF DRAINAGE CHANNEL ON MEDICAL CENTER DRIVE, INCLUDING DUCTILE IRON PIPING, DUCTILE IRON FITTINGS, JOINT RESTRAINTS (PER PLAN DETAILS), MOUNTING BRACKETS, ATTACHMNT TO BOX CULVERTS, AIR RELEASE VALVE, CONNECTIONS TO PROPOSED 8-IN WATERLINES, AND ALL APPURTENANCES, COMPLETE IN PLACE	1.00	LS	$ 27,000.00	$27,000.00	1.00	0.00	1.00	$ 27,000.00	$	$ 27,000.00	100%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Waterline Rehab - Conroe Hospital Area
Contractor: Texkota Enterprises, LLC

Pay Estimate No. 8
Period Ending AUG, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
						QUANTITY			COST			% TTD	
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
10*	WATERLINE INSTALLATION (6 IN)(PVC AWWA C900, DR 18), (INCLD DI MJ FITTINGS)(JOINT RESTRAINTS) (CUT&RESTORE PAVING (INCIDENTAL)(PER PLAN DETAILS) COMPLETE IN PLACE, WHEN APPROVED BY THE CITY	320.00	LF	$ 40.00	$12,800.00	56.00	0.00	56.00	$ 2,240.00	$ -	$ 2,240.00	18%	
11	8" WATERLINE WET CONNECTION TO EXISTING WATERLINE, INCLD 20 FT JOINT OF 8" WATERLINE (PVC AWWA C900, DR-18), (FITTINGS INCLD) LINE ISOLATION AND CUT & PLUG OR REMOVAL AS NECESSARY, COMPLETE IN PLACE (WHEN APPROVED BY THE CITY)	2.00	EA	$ 2,500.00	$5,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	
12	12" WATERLINE WET CONNECTION TO EXISTING WATERLINE, INCLD 20 FT JOINT OF 20" WATERLINE (PVC AWWA C900, DR-18), (FITTINGS INCLD) LINE ISOLATION AND CUT & PLUG OR REMOVAL AS NECESSARY, COMPLETE IN PLACE (WHEN APPROVED BY THE CITY)	2.00	EA	$ 2,700.00	$5,400.00	0.00	0.00	-	$ -	$ -	$ -	0%	
13	20"X8" TS&V WITH ADJUSTABLE BOX, JOINT RESTRAINT (IN ACCORDANCE WITH DETAILS ON PLANS), ACCESSORIES, CONCRETE COLLAR, COMPLETE IN PLACE	2.00	EA	$ 11,000.00	$22,000.00	2.00	0.00	2.00	$ 22,000.00	$ -	$ 22,000.00	100%	
14	12"X12" TS&V WITH ADJUSTABLE BOX, JOINT RESTRAINT (IN ACCORDANCE WITH DETAILS ON PLANS), ACCESSORIES, CONCRETE COLLAR, COMPLETE IN PLACE	1.00	EA	$ 12,000.00	$12,000.00	1.00	0.00	1.00	$ 12,000.00	$ -	$ 12,000.00	100%	
15	12"X8" TS&V WITH ADJUSTABLE BOX, JOINT RESTRAINT (IN ACCORDANCE WITH DETAILS ON PLANS), ACCESSORIES, CONCRETE COLLAR, COMPLETE IN PLACE	1.00	EA	$ 9,000.00	$9,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	
16	8"X8" TS&V WITH ADJUSTABLE BOX, JOINT RESTRAINT (IN ACCORDANCE WITH DETAILS ON PLANS), ACCESSORIES, CONCRETE COLLAR, COMPLETE IN PLACE	1.00	EA	$ 9,000.00	$9,000.00	0.00	1.00	1.00	$ -	$ 9,000.00	$ 9,000.00	100%	
17	GV&B (12 IN), DI W/MJ JT REST.(ADJUSTABLE BOX) (CONCRETE COLLAR), ACCESSORIES, COMPLETE IN PLACE	8.00	EA	$ 3,750.00	$30,000.00	7.00	0.00	7.00	$ 26,250.00	$ -	$ 26,250.00	88%	
18	GV&B (8-IN), DI W/MJ JT REST (ADJUSTABLE BOX) (CONCRETE COLLAR), ACCESSORIES, COMPLETE IN PLACE	24.00	EA	$ 2,250.00	$54,000.00	16.00	2.00	18.00	$ 36,000.00	$ 4,500.00	$ 40,500.00	75%	
19*	GV&B (6-IN), DI W/MJ JT REST (ADJUSTABLE BOX) (CONCRETE COLLAR), ACCESSORIES, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	15.00	EA	$ 1,600.00	$24,000.00	15.00	2.00	17.00	$ 24,000.00	$ 3,200.00	$ 27,200.00	113%	
20	GV&B (4-IN), DI W/MJ JT REST (ADJUSTABLE BOX) (CONCRETE COLLAR), ACCESSORIES, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	14.00	EA	$ 1,500.00	$21,000.00	8.00	0.00	8.00	$ 12,000.00	$ -	$ 12,000.00	57%	

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Contractor: Texkota Enterprises, LLC

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Period Ending AUG, 2026

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						QUANTITY			COST			% TTD	
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
21	FIRE HYDRANT ASSY, (12"X6" OR 8"X6"TEE INCLD)(ALL BURY DEPTHS)(INCLD 6" BRANCHLINE AND 6" GATE VALVE W/ADJUSTABLE BOX, REST JT,CONCRETE COLLAR, (CUT & RESTORE PAVING INCIDENTAL), COMPLETE IN PLACE	34.00	EA	$ 7,250.00	$246,500.00	28.00	2.00	30.00	$ 203,000.00	$ 14,500.00	$ 217,500.00	88%	
22	REMOVE AND DISPOSE EXISTING FIRE HYDRANT ASSY, (OPEN CUT & BACKFILL), INCLUDING TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQD., COMPLETE IN PLACE	25.00	EA	$ 750.00	$18,750.00	0.00	0.00	-	$ -	$ -	$ -	0%	
23	CUT & PLUG EXISTING WATERLINE, (OPEN CUT & BACKFILL), (ALL SIZES), (CUT & RESTORE PAVING INCIDENTAL), INCLUDING TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, COMPLETE IN PLACE	7.00	EA	$ 2,000.00	$14,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	
24	CLOSE & ABANDON EXISTING WATER VALVE (12 IN), REMOVE BOX, PLUG VALVE OPERATOR, INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, (CUT & RESTORE PAVING INCIDENTAL), COMPLETE IN PLACE	9.00	EA	$ 100.00	$900.00	0.00	0.00	-	$ -	$ -	$ -	0%	
25	CLOSE & ABANDON EXISTING WATER VALVE (8 IN), REMOVE BOX, PLUG VALVE OPERATOR, INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, (CUT & RESTORE PAVING INCIDENTAL), COMPLETE IN PLACE	22.00	EA	$ 100.00	$2,200.00	0.00	0.00	-	$ -	$ -	$ -	0%	
26	CLOSE & ABANDON EXISTING WATER VALVE (6 IN), REMOVE BOX, PLUG VALVE OPERATOR, INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, (CUT & RESTORE PAVING INCIDENTAL), COMPLETE IN PLACE	5.00	EA	$ 100.00	$500.00	0.00	0.00	-	$ -	$ -	$ -	0%	
27	CLOSE & ABANDON EXISTING WATER VALVE (4 IN), REMOVE BOX, PLUG VALVE OPERATOR, INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, (CUT & RESTORE PAVING INCIDENTAL), COMPLETE IN PLACE	11.00	EA	$ 100.00	$1,100.00	0.00	0.00	-	$ -	$ -	$ -	0%	
28	REMOVE AND DISPOSE EXISTING WATERLINE, (ALL SIZES)(CASING INCLD)(OPEN CUT & BACKFILL), INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, COMPLETE IN PLACE (WHEN APPROVED BY CITY)	500.00	LF	$ 10.00	$5,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	
29	GROUT FILL AND ABANDON EXISTING 12-IN WATERLINE, (CUT & PLUG INCLD), (150 PSI), PER TXDOT ITEM 431, COMPLETE IN PLACE	2,827.00	LF	$ 9.00	$25,443.00	0.00	0.00	-	$ -	$ -	$ -	0%	
30	GROUT FILL AND ABANDON EXISTING 8-IN WATERLINE, (CUT & PLUG INCLD),(150 PSI), PER TXDOT ITEM 431, COMPLETE IN PLACE	9,479.00	LF	$ 4.00	$37,916.00	0.00	0.00	-	$ -	$ -	$ -	0%	

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						QUANTITY			COST			% TTD	
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
31	GROUT FILL AND ABANDON EXISTING 6-IN WATERLINE, (CUT & PLUG INCLD), (150 PSI), PER TXDOT ITEM 431, COMPLETE IN PLACE, WHEN APPROVED BY CITY.	500.00	LF	$ 2.50	$1,250.00	0.00	0.00	-	$	$	$	0%	
32	CONSTRUCT NEW POLYETHYLENE TUBING SINGLE CONNECTION (5/8-IN TO 1-INCH), SHORT SIDE (PIPE & VALVES INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	13.00	EA	$ 800.00	$10,400.00	0.00	3.00	3.00	$	$ 2,400.00	$ 2,400.00	23%	
33	CONSTRUCT NEW POLYETHYLENE TUBING SINGLE CONNECTION (5/8 IN TO 1-INCH), LONG SIDE (PIPE & VALVES INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	7.00	EA	$ 1,000.00	$7,000.00	0.00	4.00	4.00	$	$ 4,000.00	$ 4,000.00	57%	
34	CONSTRUCT NEW POLYETHYLENE TUBING SINGLE CONNECTION (2 INCH), SHORT SIDE (PIPE & VALVES INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	16.00	EA	$ 2,200.00	$35,200.00	0.00	7.00	7.00	$	$ 15,400.00	$ 15,400.00	44%	
35	CONSTRUCT NEW POLYETHYLENE TUBING SINGLE CONNECTION (2 INCH), LONG SIDE (PIPE & VALVES INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	17.00	EA	$ 3,000.00	$51,000.00	3.00	10.00	13.00	$ 9,000.00	$ 30,000.00	$ 39,000.00	76%	

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						QUANTITY			COST			% TTD	
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
36	CONSTRUCT NEW WATER SERVICE LINE (4-INCH PVC, AWWA C-900, DR-18, DI FITTINGS, JOINT RESTRAINTS), SHORT SIDE (PIPE & FITTINGS INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	10.00	EA	$ 2,100.00	$21,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	
37	CONSTRUCT NEW WATER SERVICE LINE (4-INCH PVC, AWWA C-900, DR-18, DI FITTINGS, JOINT RESTRAINTS), LONG SIDE (PIPE & FITTINGS INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	9.00	EA	$ 3,900.00	$35,100.00	0.00	1.00	1.00	$ -	$ 3,900.00	$ 3,900.00	11%	
38	CONSTRUCT NEW WATER SERVICE LINE (6-INCH PVC, AWWA C-900, DR-18, DI FITTINGS, JOINT RESTRAINTS), SHORT SIDE (PIPE & FITTINGS INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	6.00	EA	$ 3,100.00	$18,600.00	0.00	0.00	-	$ -	$ -	$ -	0%	
39	CONSTRUCT NEW WATER SERVICE LINE (6-INCH PVC, AWWA C-900, DR-18, DI FITTINGS, JOINT RESTRAINTS), LONG SIDE (PIPE & FITTINGS INCLD), AUGER BENEATH ROAD, INCLUDING FIELD LOCATION OF EXISTING METERS, TAP, PIPE, VALVES, AND CONNECTION TO METER, (OPEN CUT & BACKFILL), TURF ESTABLISHMENT AND SURFACE RSTORATION INCLUDED, COMPLETE IN PLACE	8.00	EA	$ 7,400.00	$59,200.00	2.00	0.00	2.00	$ 14,800.00	$ -	$ 14,800.00	25%	
40	LINE STOP ON EXISTING 12IN WATERLINE, HYDRA STOP LINE STOP FITTING OR APPROVE EQUAL, INSTALLED, MAINTAINED AND REMOVED (OPEN CUT & BACKFILL), INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, COMPLETE IN PLACE, WHEN APPROVED BY CITY	2.00	EA	$ 10,000.00	$20,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	

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		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
41	LINE STOP ON EXISTING 8IN WATERLINE, HYDRA STOP LINE STOP FITTING OR APPROVE EQUAL, INSTALLED, MAINTAINED AND REMOVED (OPEN CUT & BACKFILL), INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, COMPLETE IN PLACE, WHEN APPROVED BY CITY	2.00	EA	$ 7,200.00	$14,400.00	0.00	0.00		$ -	$ -	$ -	0%	
42	LINE STOP ON EXISTING 6IN WATERLINE, HYDRA STOP LINE STOP FITTING OR APPROVE EQUAL, INSTALLED, MAINTAINED AND REMOVED (OPEN CUT & BACKFILL), INCLD TURF ESTABLISHMENT AND SURFACE RESTORATION AS REQ'D, COMPLETE IN PLACE, WHEN APPROVED BY CITY	2.00	EA	$ 7,000.00	$14,000.00	0.00	0.00		$ -	$ -	$ -	0%	
43	INSERTABLE VALVE (12IN), HYDRA STOP INSTA VALVE OR APPROVE EQUAL, ADJUSTABLE BOX, JOINT RESTRAINT (IN ACCORDANCE WITH DETAILS ON PLANS), ACCESSIRIES, CONCRETE COLLAR, COMPLETE IN PLACE	2.00	EA	$ 19,000.00	$38,000.00	0.00	0.00		$ -	$ -	$ -	0%	
44	INSERTABLE VALVE (8IN), HYDRA STOP INSTA VALVE OR APPROVE EQUAL, ADJUSTABLE BOX, JOINT RESTRAINT (IN ACCORDANCE WITH DETAILS ON PLANS), ACCESSIRIES, CONCRETE COLLAR, COMPLETE IN PLACE	2.00	EA	$ 10,500.00	$21,000.00	0.00	0.00		$ -	$ -	$ -	0%	
45	INSERTABLE VALVE (6IN), HYDRA STOP INSTA VALVE OR APPROVE EQUAL, ADJUSTABLE BOX, JOINT RESTRAINT (IN ACCORDANCE WITH DETAILS ON PLANS), ACCESSIRIES, CONCRETE COLLAR, COMPLETE IN PLACE	2.00	EA	$ 10,000.00	$20,000.00	0.00	0.00		$ -	$ -	$ -	0%	
46	DUCTILE IRON FITTINGS WITH RESTRAINTS, AS DIRECT BY THE ENGINEER, COMPLETE IN PLACE (MIN. BID $150.00 PER TON)	5.00	TON	$ 150.00	$750.00	0.00	0.00		$ -	$ -	$ -	0%	
47	WELL POINT DEWATERING (GROUND WATER & SURFACE), INCLUDING DEWATERING SYSTEM SIZING, SETUP & OPERATION, COMPLETE IN PLACE, PER COC SPEC 00100-005 (MIN BID $55/LF), AS DIRECTED BY THE ENGINEER	200.00	LF	$ 55.00	$11,000.00	0.00	0.00		$ -	$ -	$ -	0%	
48*	LOCATE UTILITY (SUE)(QL-A)(HYDRO-VAC)(DEPTH 1' TO 10'), PER COC SPEC 00100-021, AS DIRECTED BY THE ENGINEER	21.58	EA	$ 1,000.00	$21,580.00	21.58	0.00	21.58	$ 21,579.76	$ -	$ 21,579.76	100%	
49	REMOVE & REPLACE SIDEWALK (CONCRETE)(6 IN), COMPLETE IN PLACE, PER TXDOT ITEM 531, WHEN APPROVED BY CITY	100.00	SY	$ 85.00	$8,500.00	0.00	0.00	-	$ -	$ -	$ -	0%	
50	REMOVE & REPLACE SMALL SIGNS, FOUNDATION & STEEL SUPPORTS, HARDWARE INCLD, COMPLETE IN PLACE, WHEN APPROVED BY CITY	6.00	EA	$ 100.00	$600.00	0.00	0.00	-	$ -	$ -	$ -	0%	

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S1	HYDROMULCH SEEDING, COMPLETE IN PLACE, PER COC SPEC 00100-016	12,116.00	SY	$ 0.75	$8,337.00	0.00	0.00	-	$ -	$ -	$ -	0%	
S2	BLOCK SOD ESTABLISHMENT, INCLD TOPSOIL, COMPLETE IN PLACE, PER COC SPEC 00100-015, WHEN APPROVED BY CITY	5,000.00	SY	$ 8.00	$40,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	
S3*	CLEARING & GRUBBING (PLAN DESIGNATED AREAS) INCLUDING TREE REMOVAL (OFFSITE DISPOSAL INCLD) PER TXDOT ITEM 752	0.17	AC	$ 90,000.00	$15,300.00	0.12	0.00	0.12	$ 10,800.00	$ -	$ 10,800.00	71%	
S4	TREE REMOVAL PER TXDOT ITEM 752, DIAMETERS (>8" DIA) OFFSITE DISPOSAL INCLD), WHEN APPROVED BY CITY	183.00	EA	$ 250.00	$45,750.00	0.00	0.00	-	$ -	$ -	$ -	0%	
S5	IRRIGATION REPAIR ALLOWANCE, TO BE PAID BY ACTUAL INVOICE, COMPLETE IN PLACE, WHEN APPROVED BY THE CITY	1.00	LS	$ 25,000.00	$25,000.00	0.00	0.00	-	$ -	$ -	$ -	0%	
S6*	UTILITY CONTIGENCY (TO BE USED ONLY WITH APPROVAL FROM THE CITY)	1.00	LS	$ 13,495.00	$13,495.00	0.00	0.00	-	$ -	$ -	$ -	0%	
Section B:	CHANGE ORDERS												
CO1*	Time Extension - 10 WEATHER RELATED DAYS, 31 DAYS FOR REL, AND 20 DAYS HOSPITAL COORDINATION (TOTAL 61 DAYS)							-	$ -	$ -	$ -		
								-	$ -	$ -	$ -		
TOTAL CONTRACT *(Including all approved COs)*:					$2,719,941.00				WORK COMPLETED TO DATE:		$2,070,796.52	76.13%	

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02200 **Date:** 11/24/2025

Request #: REQ16777 **Vendor #:** 11722

ISSUED TO: TEXKOTA ENTERPRISES LLC
16535 HOLLISTER ST, STE A
HOUSTON, TX 77066-1428

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Construction Waterline Rehab Conroe Hospital Area		508-8040-9030	I44-XP	0.00	1,302,000.00
2	0	Construction Waterline Rehab Conroe Hospital Area		506-8040-9030	I44-XP	0.00	30,548.00
3	0	Construction Waterline Rehab Conroe Hospital Area		509-8040-9030	I44-XP	0.00	1,387,393.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri Lynn Hatch **Date:** 11-24-25

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	2,719,941.00

1. **Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.**
2. **Payment may be expected within 30 days of receipt of goods, unless otherwise stated.**
3. **C.O.D. shipment will not be accepted.**
4. **Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.**
5. **All goods are to be shipped F.O.B. Destination unless otherwise stated.**
6. **All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.**
7. **All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.**
8. **Vendor or manufacturer bears risk of loss or damage until property received.**
9. **Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.**
10. **The City is exempt from federal excise and state tax - ID# 74-6000555**

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Finance
Contact: Ariel Gibbs, Chief Financial Officer
Submitted By: Eddie Tenorio, Accountant II

Joint Meeting: No Joint Meeting
A. Gibbs

Vendor Name
Vendor: Utility District #3

Invoice Number
Invoice: UD#3 Debt 2 of 2

Description
Utility District Payments to UD#3 Pursuant to Agreement under Section 4.02 (Debt Service Agreement)

Amount
Amount $88,876.75

Attachments

Utility District Payments to UD#3 Pursuant to Agreement under Section 4.02 (Debt Service Agreement)

Purchase Order Invoice Tabulation
FY 25-26

Vendor Info: MONTGOMERY COUNTY UD#3
1506 WHISPERING PINES DR
HOUSTON, TX 77055

Requisition# REQ16960
Vendor No. **02757**

Project/Description: Utility District Payments to UD#3 Pursuant to Agreement

Purchase Order Number: 26-02376

Purchase Order Amount: $ 750,000.00

Date	Invoice #	Amount
1/22/2026	UD#3 Drainage Rebate	$ 268,952.15
3/15/2026	UD#3 Debt 1 of 2	$ 387,179.00
9/15/2026	UD#3 Debt 2 of 2	$ 88,876.75

Total Spent: $ 745,007.90

Remaining Purchase Order Balance: $ 4,992.10

Percentage of Contract Paid: 99%

Claudia Curtis
Accounting Manager

Chief Financial Officer

CITY OF CONROE
UTILITY DISTRICT #3 AGREEMENT
APPENDIX C
PAYMENTS UNDER SECTION 4.02

City agrees to make **two payments to the Distrit per year** (City Payments). Each City Payment corresponds to a payment to be made by the District (District D/S Payment) on a date listed in the left-hand column of the chart b Payment Date). Each City Payment must be made by bank wire transfer (unless otherwise agreed) into an accou the District, and each transfer must be received ***no later than the tenth business day preceding the District Payı*** for the corresponding District D/S Payment. The amount of each City Payment is the amount of the correspondi Payment; in addition, the City Payment for the first District Payment Date in each calendar year from 2015 throu inclusive) **must include the additional sum of $36,940** (which is 1/16 of amounts agreed to be deferred from pri

BUDGETARY REQUIREMENTS

FISCAL YEAR	DISTRICT PAYMENT DUE DATE	DISTRICT D/S PMT - PRINCIPAL	DISTRICT D/S PMT - INTEREST	DISTRICT D/S PMT	DEFERRED AMOUNT	CITY PAYMENT
2020-21	10/1/2021		116,319.00	116,319.00		116,319.00
2021-22	4/1/2022	210,000.00	116,319.00	326,319.00	36,940.00	363,259.00
2021-22	10/1/2022		111,604.50	111,604.50		111,604.50
2022-23	4/1/2023	220,000.00	111,604.50	331,604.50	36,940.00	368,544.50
2022-23	10/1/2023		106,500.50	106,500.50		106,500.50
2023-24	4/1/2024	230,000.00	106,500.50	336,500.50	36,940.00	373,440.50
2023-24	10/1/2024		101,107.00	101,107.00		101,107.00
2024-25	4/1/2025	240,000.00	101,107.00	341,107.00	36,940.00	378,047.00
2024-25	10/1/2025		95,239.00	95,239.00		95,239.00
2025-26	4/1/2026	255,000.00	95,239.00	350,239.00	36,940.00	387,179.00
2025-26	10/1/2026		88,876.75	88,876.75		88,876.75
2026-27	4/1/2027	265,000.00	88,876.75	353,876.75	36,940.00	390,816.75
2026-27	10/1/2027		82,132.50	82,132.50		82,132.50
2027-28	4/1/2028	280,000.00	82,132.50	362,132.50	36,940.00	399,072.50
2027-28	10/1/2028		74,936.50	74,936.50		74,936.50
2028-29	4/1/2029	295,000.00	74,936.50	369,936.50	36,940.00	406,876.50
2028-29	10/1/2029		67,281.25	67,281.25		67,281.25
2029-30	4/1/2030	305,000.00	67,281.25	372,281.25	36,940.00	409,221.25
2029-30	10/1/2030		59,290.25	59,290.25		59,290.25

Note: City Payments for dates after 2030 do not include the additional $36,940.00.

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 26-02376 **Date:** 02/17/2026

Request #: REQ16960 **Vendor #:** 02757

ISSUED TO: MONTGOMERY CTY UD# 3
PO BOX 80
TOMBALL, TX 77377-

SHIP TO: CITY OF CONROE FINANCE
300 WEST DAVIS, 4th Floor
Conroe, TX 77301

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Utility District Payments to UD#3 per Agreement		001-1800-8060		0.00	750,000.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	750,000.00

Authorized by: Teri Lynn Hatch **Date:** 2-17-26

1. **Original** invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. **Payment** may be expected within 30 days of receipt of goods, unless otherwise stated.
3. **C.O.D.** shipment will not be accepted.
4. **Purchase** order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. **All goods** are to be shipped F.O.B. Destination unless otherwise stated.
6. **All materials** and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. **All goods** and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. **Vendor** or manufacturer bears risk of loss or damage until property received.
9. **Seller** acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. **The City** is exempt from federal excise and state tax - ID# 74-6000555

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Jennifer Gilmore, Engineering Projects Coordinator

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: Weisinger Inc.

Invoice Number
Payment 14

Description
Construction/Replacement - Water Well No. 14

Amount
$617,495.25

Attachments

Weisinger Payment 14

Purchase Order Invoice Tabulation
FY 25-26

VENDOR INFO: WEISINGER INCORP.
18150 I-45 North
WILLIS, TX 77318

Project No.: 2023-16
Council Approval: 6/13/2024
PROJECT/DESCRIPTION: **CONSTRUCTION / REPLACEMENT - WATER WELL NO. 14**
PURCHASE ORDER NUMBER: 25-01176/ 25-01176-R1
RETAINAGE: 5%

INVOICE	TOTAL GROSS	RETAINAGE	BILLED TO DATE	THIS PAYMENT
1	$ 86,095.00	$ 4,304.75	$ -	$ 81,790.25
2	$ 130,515.00	$ 6,525.75	$ 81,790.25	$ 42,199.00
3	$ 277,587.00	$ 13,879.35	$ 123,989.25	$ 139,718.40
4	$ 340,892.00	$ 17,044.60	$ 263,707.65	$ 60,139.75
5	$ 634,152.00	$ 31,707.60	$ 323,847.40	$ 278,597.00
6	$ 995,762.00	$ 49,788.10	$ 602,444.40	$ 343,529.50
7	$ 1,070,122.00	$ 53,506.10	$ 945,973.90	$ 70,642.00
8	$ 1,267,027.00	$ 63,351.35	$ 1,016,615.90	$ 187,059.75
9	$ 2,115,927.00	$ 105,796.35	$ 1,203,675.65	$ 806,455.00
10	$ 2,531,527.00	$ 126,576.35	$ 2,010,130.65	$ 394,820.00
11	$ 2,724,662.00	$ 136,233.10	$ 2,404,950.65	$ 183,478.25
12	$ 3,831,302.00	$ 191,565.10	$ 2,588,428.90	$ 1,051,308.00
13	$ 4,072,695.00	$ 203,634.75	$ 3,639,736.90	$ 229,323.35
14	$ 4,722,690.00	$ 236,134.50	$ 3,869,060.25	$ 617,495.25
				$ -
				$ -

Total Spent: $ 4,486,555.50

Original Contract:	$	5,991,500.00
Change Orders:	$	-
Adjusted Contract:	$	5,991,500.00
Total Paid on Contract	$	4,486,555.50
Remaining Contract Balance	**$**	**1,504,944.50**

Percentage of Contract Paid: 75%

Percentage of Contract Time (Substantial Completion): 81%

Percentage of Change Orders: 0.00%

Engineering Projects Coordinator

Tara B. Gaha, PE

City of Conroe
Public Works - Engineering
700 Metcalf Street, Conroe, TX 77301

For Official Use Only

Date Received:	

CONTRACTOR'S APPLICATION FOR PAYMENT

Project Name: Water Well Replacement No. 14
Contractor: Weisinger, Inc.
Address: 18150 IH 45 North Willis, TX 77318

Project No.: 2023-16
Phone: (936) 756-7721
Email: [redacted]

Pay Estimate No.: 14
Pay Period (MMM, YYYY): Aug, 2026
Date From: 7/25/2026
Date To: 8/25/2026

ESTIMATE NO. 14

A. CONTRACT TIME:

Contract Execution Date:	Jul 16, 2024	Original Contract Time:	600 Days
Notice to Proceed Date:	Aug 26, 2024	Approved Add'l Contract Time:	150 Days
Current Sub. Comp. Date:	Sep 15, 2026	Revised Contract Time:	750 Days
Percent Time Expended:	97.33%	Contract Time Used To-Date:	730 Days
Percent In-Place Work (Complete):	78.82%	Remaining Contract Time:	20 Days

B. CONTRACT AMOUNTS:

Original Contract Amount:	$5,991,500.00		
Approved Change Orders:		Approved Days	
Change Order No. 1:	$ -		75
Change Order No. 2:	$ -		
Change Order No. 3:	$ -		75
Change Order No. 4:	$ -		
Change Order No. 5:	$ -		
Total Change Orders:	$ -		150
Total Current Contract Amount:	$5,991,500.00		

C. EARNINGS TO-DATE:

Total Percentage of Work Complete In-Place:		78.82%
Total Work Completed To-Date (incld. all executed Change Orders):		$4,722,690.00
Total Earnings To-Date:		$4,722,690.00

D. DEDUCTIONS:

Retainage of Total Earnings To-Date at:	5%	$	236,134.50
Retainage Release at:	0%	$	-
Total days Liquidated Damages incurred:	0		
Total Liquidated Damages @$1,000/day:		$	
Total Deductions To-Date:		$	236,134.50

E. AMOUNT DUE THIS PERIOD:

Total Earnings To-Date:	$	4,722,690.00
Total Deductions:	$	236,134.50
Total Payments Due:	$	4,486,555.50
Less Previous Payments:	$	3,869,060.25
Total Due This Period:	$	617,495.25

F. CONTRACTOR'S CERTIFICATION

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Weisinger, Inc.

Signature: [signature]

Date: August 26, 2026

JORDAN MILLER
Notary Public, State of Texas
Comm. Expires 01-09-2028
Notary ID 134707487

State of Texas County of Montgomery (Notary seal)

Subscribed and sworn to before me this 26th day of August, 2026

Notary Public: [signature] My commission expires: January 9, 2028

G. FIELD VERIFICATION AND CERTIFICATION FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the undersigned certify that to the best of their knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

Signature: [signature] Date: 8/27/26

PROJECT ENGINEER / CONSTRUCTION MANAGER:

Signature: Date:

AMOUNT CERTIFIED: $ 617,495.25

H. ADMINISTRATIVE APPROVALS

PROCESSED FOR PAYMENT:

Signature: [signature] Date: 8/27/26

APPROVED:

Signature: [signature] Date: 8/27/26

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Water Well Replacement No. 14
Contractor: Weisinger, Inc.

Pay Estimate No. 14
Period Ending Aug 25, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
Section A:	**Base Bid Items**												
1	Mobilization (max. 5% of const. amt.)	1.00	LS	$ 242,550.00	$242,550.00	0.50		0.50	$ 121,275.00	$ -	$ 121,275.00	50%	
2	Clearing & Grubbing (approx. 0.077 ac)	1.00	LS	$ 55,300.00	$55,300.00	1.00		1.00	$ 55,300.00	$ -	$ 55,300.00	100%	
3	Plug Exist. Well per TDLR and TCEQ requirements, Complete in Place	1.00	LS	$ -	$0.00								
3.1	Plugging Labor	1.00	LS	$ 37,500.00	$37,500.00	1.00		1.00	$ 37,500.00	$ -	$ 37,500.00	100%	
3.2	Plugging Material and Installation	1.00	LS	$ 67,500.00	$67,500.00	1.00		1.00	$ 67,500.00	$ -	$ 67,500.00	100%	
3.3	State Plugging Report	1.00	LS	$ 500.00	$500.00	1.00		1.00	$ 500.00	$ -	$ 500.00	100%	
4	Remove existing well head piping, appurtenances, seal slab & pipe supports	1.00	LS	$ 33,600.00	$33,600.00	1.00		1.00	$ 33,600.00	$ -	$ 33,600.00	100%	
5	Remove Chainlink Fence	143.00	LF	$ 40.00	$5,720.00	120.00		120.00	$ 4,800.00	$ -	$ 4,800.00	84%	
6	Remove Splash Pad (well-blowoff)	1.00	LS	$ 2,900.00	$2,900.00	1.00		1.00	$ 2,900.00	$ -	$ 2,900.00	100%	
7	Remove Exist. Generator & Deliver to PW Service Center	1.00	LS	$ -	$0.00								
7.1	Remove Existing Generator	1.00	LS	$ 9,800.00	$9,800.00	1.00		1.00	$ 9,800.00	$ -	$ 9,800.00	100%	
7.2	Load Generator on Truck	1.00	LS	$ 9,300.00	$9,300.00	1.00		1.00	$ 9,300.00	$ -	$ 9,300.00	100%	
7.3	Hauling to PW Service Center	1.00	LS	$ 16,200.00	$16,200.00	1.00		1.00	$ 16,200.00	$ -	$ 16,200.00	100%	
8	Remove Exist. Generator Pad	1.00	LS	$ 2,900.00	$2,900.00	1.00		1.00	$ 2,900.00	$ -	$ 2,900.00	100%	
9	Remove Conc. Sidewalk	5.00	SY	$ 550.00	$2,750.00	1.00		1.00	$ 550.00	$ -	$ 550.00	20%	
10	Remove Asph. Pavement	16.00	SY	$ 350.00	$5,600.00	16.00		16.00	$ 5,600.00	$ -	$ 5,600.00	100%	
11	Install Conductor Casing Casing (ø36"; 0.5" th.) (min. 60-ft deep, 1.5' above FG), complete in place per plans and specifications	1.00	LS	$ -	$0.00								
11.1	Conductor Casing Material	1.00	LS	$ 20,000.00	$20,000.00	1.00		1.00	$ 20,000.00	$ -	$ 20,000.00	100%	
11.2	Conductor Casing Installation	1.00	LS	$ 40,000.00	$40,000.00	1.00		1.00	$ 40,000.00	$ -	$ 40,000.00	100%	
12	Drill one (1) test hole (1,350-ft deep; max. 9-7/8" dia.), perform electric logging, collect sand formation samples, perform sieve analysis and geophysical logs, provide Contractor's recommendations on well material settings, screen size selection, gravel selection and incidentals to complete the work (VE: Drill a 12.25" dia. pilot hole in lieu of 9.875" dia. and perform Standard e-log in lieu of Triple Combo; Total Deduct $57,600.00)	1.00	LS	$ -	$0.00								
12.1	12.25" Pilot Hole Drilling	1.00	LS	$ 310,400.00	$310,400.00	1.00		1.00	$ 310,400.00	$ -	$ 310,400.00	100%	
12.2	Logging	1.00	LS	$ 27,000.00	$27,000.00	1.00		1.00	$ 27,000.00	$ -	$ 27,000.00	100%	
12.3	Sieve Analysis	1.00	LS	$ 3,500.00	$3,500.00	1.00		1.00	$ 3,500.00	$ -	$ 3,500.00	100%	
12.4	Material Setting Recommendation	1.00	LS	$ 1,500.00	$1,500.00	1.00		1.00	$ 1,500.00	$ -	$ 1,500.00	100%	
13	Install Surface Casing (ø24"; 0.5" th.) (min. 900' deep, 1.5' above FG), complete in place per plans and specifications	1.00	LS	$ -	$0.00								
13.1	Surface Casing Material	1.00	LS	$ 301,600.00	$301,600.00	1.00		1.00	$ 301,600.00	$ -	$ 301,600.00	100%	
13.2	Surface Casing Installation	1.00	LS	$ 160,000.00	$160,000.00	1.00		1.00	$ 160,000.00	$ -	$ 160,000.00	100%	
13.3	Cementing	1.00	LS	$ 48,400.00	$48,400.00	1.00		1.00	$ 48,400.00	$ -	$ 48,400.00	100%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Water Well Replacement No. 14
Contractor: Weisinger, Inc.

Pay Estimate No. 14
Period Ending Aug 25, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
						QUANTITY			COST			% TTD	
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
14	Construct one (1) Gravel Wall Water Well (1,190-ft deep): fully functional & operational, including reaming & under-ream pilot hole, all required components, materials, appurtenances, well development, test pumping, video inspections, disinfection, water quality sampling & analysis (chemical, corrosivity & radionuclide), and incidentals, complete in place per plans & specifications (VE: exclude Caliper log & Step Test requirements; Total Deduct $31,000)	1.00	LS	$ -	$0.00								
14.1	Underreaming	1.00	LS	$ 109,600.00	$109,600.00	1.00		1.00	$ 109,600.00	$ -	$ 109,600.00	100%	
14.2	Screen/Blank Installation	1.00	LS	$ 172,400.00	$172,400.00	1.00		1.00	$ 172,400.00	$ -	$ 172,400.00	100%	
14.3	Gravel Installation	1.00	LS	$ 32,700.00	$32,700.00	1.00		1.00	$ 32,700.00	$ -	$ 32,700.00	100%	
14.4	Development with Drilling Rig	1.00	LS	$ 97,400.00	$97,400.00	1.00		1.00	$ 97,400.00	$ -	$ 97,400.00	100%	
14.5	Test Pumping	1.00	LS	$ 84,300.00	$84,300.00	1.00		1.00	$ 84,300.00	$ -	$ 84,300.00	100%	
14.6	Water Quality Sampling	1.00	LS	$ 10,000.00	$10,000.00	1.00		1.00	$ 10,000.00	$ -	$ 10,000.00	100%	
14.7	Video Inspections	1.00	LS	$ 2,000.00	$2,000.00		1.00	1.00	$ -	$ 2,000.00	$ 2,000.00	100%	
15	Furnish & Install permanent line-shaft Vertical Turbine Pump & Motor Assembly (2,000 gpm@650' TDH, min. 8-Stage Pump & 500 HP, TEFC Motor): fully functional & operational, including oiler, oil lube line shaft and all required components, appurtenances, fabricated discharge head, concrete foundation & seal slab, performance testing, production testing, certifications, complete in place	1.00	LS	$ -	$0.00								
15.1	Pump and Column Assembly	1.00	LS	$ 591,900.00	$591,900.00		0.75	0.75	$ -	$ 443,925.00	$ 443,925.00	75%	
15.2	Pump Installation	1.00	LS	$ 30,100.00	$30,100.00			-	$ -	$ -	$ -	0%	
15.3	Well Foundation	1.00	LS	$ 30,000.00	$30,000.00	1.00		1.00	$ 30,000.00	$ -	$ 30,000.00	100%	
15.4	Electric Well Motor	1.00	LS	$ 120,000.00	$120,000.00			-	$ -	$ -	$ -	0%	
15.5	Electric Well Motor Installation	1.00	LS	$ 15,500.00	$15,500.00			-	$ -	$ -	$ -	0%	
15.6	Performance Testing	1.00	LS	$ 2,500.00	$2,500.00			-	$ -	$ -	$ -	0%	
16	SPARE - Electric Well Motor (500 hp; TEFC), (delivered to the Water Plant_#24___)	1.00	EA	$ -	$0.00								
16.1	Spare Electric Well Motor	1.00	EA	$ 120,000.00	$120,000.00			-	$ -	$ -	$ -	0%	
16.2	Delivery to Water Plant 6 Building	1.00	EA	$ 3,000.00	$3,000.00			-	$ -	$ -	$ -	0%	
17	Well Head Piping (12", DI-FE), including flow meter, air/vacuum valve, silent check valve, gate valves w/handwheel, fittings, protective coating, pipe supports, and incidentals, complete in place	1.00	LS	$ -	$0.00								
17.1	Header Piping Installation	1.00	LS	$ 59,800.00	$59,800.00		0.85	0.85	$ -	$ 50,830.00	$ 50,830.00	85%	
17.2	Pipe Support Installation	1.00	LS	$ 8,600.00	$8,600.00			-	$ -	$ -	$ -	0%	
17.3	Header Pipe Coating	1.00	LS	$ 30,000.00	$30,000.00			-	$ -	$ -	$ -	0%	
17.4	Piping Material	1.00	LS	$ 115,100.00	$115,100.00	1.00		1.00	$ 115,100.00	$ -	$ 115,100.00	100%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Water Well Replacement No. 14
Contractor: Weisinger, Inc.

Pay Estimate No. 14
Period Ending Aug 25, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
18	Yard Piping (12") (PVC C900, DR-18), including fittings & tracer wires, complete in place	1.00	LS	$ -	$0.00								
18.1	12" Water Line Installation	1.00	LS	$ 29,700.00	$29,700.00		0.85	0.85	$ -	$ 25,245.00	$ 25,245.00	85%	
18.2	Phosphate Line Installation	1.00	LS	$ 4,600.00	$4,600.00			-	$ -	$ -	$ -	0%	
18.3	Chlorine Line Installation	1.00	LS	$ 4,100.00	$4,100.00			-	$ -	$ -	$ -	0%	
19	Extend Chlorine line to new well head piping, including tapping saddle, Injection Quill Assy, solution pipe, fittings and incidentals, Complete in Place	1.00	LS	$ 14,150.00	$14,150.00			-	$ -	$ -	$ -	0%	
20	Extend Phosphate Solution line to new well head piping, including tapping saddle, Injection Quill Assy, solution tubing w/ PE casing, Complete in Place	1.00	LS	$ 13,750.00	$13,750.00			-	$ -	$ -	$ -	0%	
21	Furnish & install one (1) 1300-kW Generator (Nat. gas), including Automatic Transfer Switch, gas service line & appurtenances and incidentals, Complete in Place	1.00	LS	$ -	$0.00								
21.1	Generator	1.00	LS	$ 819,100.00	$819,100.00	1.00		1.00	$ 819,100.00	$ -	$ 819,100.00	100%	
21.2	ATS	1.00	LS	$ 45,000.00	$45,000.00			-	$ -	$ -	$ -	0%	
21.3	Generator Installation	1.00	LS	$ 5,000.00	$5,000.00	1.00		1.00	$ 5,000.00	$ -	$ 5,000.00	100%	
21.4	Gas Line	1.00	LS	$ 2,500.00	$2,500.00			-	$ -	$ -	$ -	0%	
22	Generator Pad (Reinf. Conc.), including excavation, select fill, necessary grading, Complete in Place	1.00	LS	$ 32,100.00	$32,100.00	1.00		1.00	$ 32,100.00	$ -	$ 32,100.00	100%	
23	6-TON AC Units, including support systems, duct works, wall penetrations and accessories, Complete in Place	2.00	EA	$ 61,900.00	$123,800.00	1.00	0.20	1.20	$ 61,900.00	$ 12,380.00	$ 74,280.00	60%	
24	Conc. Pad for AC Support Systems, Complete in Place	1.00	LS	$ 24,900.00	$24,900.00	1.00		1.00	$ 24,900.00	$ -	$ 24,900.00	100%	
25	Electrical Systems - Installation of new service rack, main switchboard, 600HP Well Motor VFD enclosure, proposed PLC enclosure, conduits, conductor and grounding wires, appurtenances, removing & relocating existing items, and incidentals, Complete in Place per Plans and Specifications (SOV reqd).	1.00	LS	$ -	$0.00								
25.1	Electrical Submittals	1.00	LS	$ 62,400.00	$62,400.00	1.00		1.00	$ 62,400.00	$ -	$ 62,400.00	100%	
25.2	Duct Banks	1.00	LS	$ 519,000.00	$519,000.00	0.85	0.10	0.95	$ 441,150.00	$ 51,900.00	$ 493,050.00	95%	
25.3	Service Rack Coordination and Installation	1.00	LS	$ 29,400.00	$29,400.00		0.20	0.20	$ -	$ 5,880.00	$ 5,880.00	20%	
25.4	Electrical Equipment Material	1.00	LS	$ 444,200.00	$444,200.00	1.00		1.00	$ 444,200.00	$ -	$ 444,200.00	100%	
25.5	Electrical Equipment Installation	1.00	LS	$ 29,200.00	$29,200.00		0.35	0.35	$ -	$ 10,220.00	$ 10,220.00	35%	
25.6	Generator & ATS Wiring	1.00	LS	$ 57,600.00	$57,600.00	0.50		0.50	$ 28,800.00	$ -	$ 28,800.00	50%	
25.7	Well 14 Wiring	1.00	LS	$ 38,900.00	$38,900.00			-	$ -	$ -	$ -	0%	
25.8	PLC & Instrumentation Material	1.00	LS	$ 82,000.00	$82,000.00	1.00		1.00	$ 82,000.00	$ -	$ 82,000.00	100%	
25.9	PLC & Instrumentation Installation	1.00	LS	$ 23,400.00	$23,400.00	0.80		0.80	$ 18,720.00	$ -	$ 18,720.00	80%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Water Well Replacement No. 14
Contractor: Weisinger, Inc.

Pay Estimate No. 14
Period Ending Aug 25, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
25.1	RTU Panel Installation	1.00	LS	$ 22,800.00	$22,800.00			-	$ -	$ -	$ -	0%	
25.11	Above Grade Electrical	1.00	LS	$ 23,100.00	$23,100.00	0.50	0.15	0.65	$ 11,550.00	$ 3,465.00	$ 15,015.00	65%	
25.12	Wire & Termination	1.00	LS	$ 20,700.00	$20,700.00			-	$ -	$ -	$ -	0%	
25.13	Grounding System	1.00	LS	$ 19,500.00	$19,500.00	0.25		0.25	$ 4,875.00	$ -	$ 4,875.00	25%	
25.14	Startup & Testing	1.00	LS	$ 1,800.00	$1,800.00			-	$ -	$ -	$ -	0%	
26	Bid Allowance: HMI SCADA Screen Programing per specification 13320	1.00	LS	$ 14,000.00	$14,000.00			-	$ -	$ -	$ -	0%	
27	Bid Allowance: Arc Flash Hazard Analysis per specification 16015	1.00	LS	$ 6,000.00	$6,000.00			-	$ -	$ -	$ -	0%	
28	Transformer Pad (Reinf. Conc.), including excavation, Complete in Place	1.00	LS	$ 9,350.00	$9,350.00		1.00	1.00	$ -	$ 9,350.00	$ 9,350.00	100%	
29	6-inch STL Bollard(Painted Yellow), in-ground mount, concrete-filled, Complete in Place	5.00	EA	$ 950.00	$4,750.00			-	$ -	$ -	$ -	0%	
30	Install Temporary Sound Wall (16' Tall)(ENC STC-32 or approved equal), including acoustical gate	400.00	LF	$ 160.00	$64,000.00	380.00		380.00	$ 60,800.00	$ -	$ 60,800.00	95%	
31	Cast-in-Place Reinf. Conc Splash Pad, Complete in Place	1.00	EA	$ 18,100.00	$18,100.00			-	$ -	$ -	$ -	0%	
32	Precast Grate Inlet (4'x4'), Complete in Place	1.00	EA	$ 11,900.00	$11,900.00			-	$ -	$ -	$ -	0%	
33	Polypropylene Pipe (18 IN), Complete in Place	105.00	LF	$ 230.00	$24,150.00			-	$ -	$ -	$ -	0%	
34	Precast Trench Drain w/DI Grate (Loading Class-D), Complete in Place	29.00	LF	$ 1,200.00	$34,800.00		29.00	29.00	$ -	$ 34,800.00	$ 34,800.00	100%	
35	Driveway (Asphalt)(2" HMAC & 6" FL BS TY A, GR 1-2), including excavation, Complete in Place, Per TxDOT Item 530	940.00	SY	$ 120.00	$112,800.00			-	$ -	$ -	$ -	0%	
36	Chainlink Fence (6-ft; 3-Strand Barb wire top), including connections to existing fence, Complete in Place	65.00	LF	$ 130.00	$8,450.00			-	$ -	$ -	$ -	0%	
37	Composite Wood Fence (8-ft), Complete in Place	95.00	LF	$ 250.00	$23,750.00	95.00		95.00	$ 23,750.00	$ -	$ 23,750.00	100%	
38	8-ft Temporary Chainlink Fence (to be used during clearing work or as needed for temporary site security)	170.00	LF	$ 35.00	$5,950.00	135.00		135.00	$ 4,725.00	$ -	$ 4,725.00	79%	
39	Sediment Control Fence (Reinf.), Complete in Place	265.00	LF	$ 18.00	$4,770.00	265.00		265.00	$ 4,770.00	$ -	$ 4,770.00	100%	
40	Block Sod, Complete in Place	755.00	SY	$ 22.00	$16,610.00			-	$ -	$ -	$ -	0%	
**41	Utility Contingency (as approved by the City)	1.00	LS	$ 89,670.00	$89,670.00			-	$ -	$ -	$ -	0%	
Section B: CHANGE ORDERS													
**2.1	Existing asphalt removal and regrading around existing wellhead area.	1.00	LS	$ 10,330.00	$10,330.00	1.00		1.00	$ 10,330.00	$ -	$ 10,330.00	100%	

TOTAL CONTRACT *(Including all approved COs)*: **$5,991,500.00** **WORK COMPLETED TO DATE:** $ **4,722,690.00** 78.82%

** Reference Change Order 2

City of Conroe
Public Works – Engineering
700 Metcalf St., Conroe, TX 77301

LETTER OF TRANSMITTAL

Project Name: Water Well Replacement - Water Well #14
Project Number: 2023-16

Owner: City of Conroe - Engineering
Address 700 Metcalf St., Conroe, TX 77301

Contractor: Weisinger, Inc.
Address: PO Box 909, Willis, TX 77378
Email: sflynt@weisingerinc.com
Phone: (936) 756-7721

For City's Use Only	
Date Received:	
Date Processed:	
Review Status	
Submittal No.	

WE ARE SENDING YOU THE FOLLOWING ITEM(S):

- ☐ Submittals
- ☑ Pay Estimates
- ☐ Other(describe):
- ☐ Plans or Specifications
- ☐ RFI
- ☐ Change Order
- ☐ Product Samples

Item No.	Date	Description
14	8/26/26	Pay Application 14 - Well 14 Replacement

THESE ARE TRANSMITTED AS CHECKED BELOW:

- ☐ Approved as Summitted
- ☐ Resubmit
- ☐ Other(describe):
- ☐ Rejected
- ☐ Approved as Noted *(See remarks below)*
- ☐ Reviewed

REMARKS:

Submitted By:

Seth Flynt
Contractor's PM

Reviewed By:

City's PM/Engineer/Inspector

This review is only for general conformance with the design concept of the project and general compliance with the information give in the Contract Documents. Corrections or comments made on the shop drawings during this review do not relieve the Contractor from compliance with the requirements of the plans and specifications. Approval of a specific item shall not be construed as approval of an entire assembly of which the item is a component. The contractor is solely responsible for verifying the products and dimensions provided according to the Plans and Specifications. The Contractor, NOT the Engineer or the Owner, is responsible for all matters relating to fabrication, shipping, handling, storage, assembly, installation and construction, including all safety aspects of performing work or coordinating the work between different trades involved in the Project.

WEISINGER INCORPORATED

PO Box 909
Willis, Tx 77378

Invoice

Date	Invoice #
8/26/2026	37689

Bill To	Ship To
CITY OF CONROE ATTENTION: PUBLIC WORKS P.O. BOX 3066 CONROE , TX 77305	City of Conroe - Well 14 Replacement - **Weisinger Job 3572**

P.O. No.	Terms
	Due on receipt

Quantity	Description	Rate	Amount
1	City of Conroe - Well 14 Replacement Pay Application 14 5% DEDUCTION FOR RETAINAGE	649,995.00 -5.00%	649,995.00 -32,499.75

Subtotal	$617,495.25
Sales Tax (0.0%)	$0.00
Payments/Credits	$0.00
Balance Due	$617,495.25

Phone #	Fax #	E-mail	Web Site
(936)756-7721	(936)756-7723	AR@weisingerinc.com	www.weisingerinc.com

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 25-01176 **Date:** 12/02/2024

Request #: REQ15510 **Vendor #:** 00447

ISSUED TO: WEISINGER INCORPORATED
18150 I-45 NORTH
WILLIS, TX 77318-

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	Construction - Redrill Water Well No. 14		508-8050-9030	H55-XP	0.00	1,791,938.00
2	0	Construction - Redrill Water Well No. 14		508-8040-9030	I82-XP	0.00	14,962.00
3	0	Construction - Redrill Water Well No. 14		509-8040-9030	I83-XP	0.00	3,780,000.00
4	0	Construction - Redrill Water Well No. 14		508-8040-9030	I83-XP	0.00	404,600.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

Authorized by: Teri Lynn Hatch **Date:** 12-2-24

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	5,991,500.00

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555

CITY OF CONROE

Regular Council

Meeting Date: 09/10/2026
Department: Engineering
Contact: Brandy Taylor, Community Development Director
Submitted By: Jennifer Gilmore, Engineering Projects Coordinator

Joint Meeting: No Joint Meeting
B. Taylor

Vendor Name
Vendor: Wharton-Smith, Inc.

Invoice Number
Payment 17

Description
Construction Water Plant No. 32

Amount
$612,778.67

Attachments

Wharton Smith Payment 17

Purchase Order Invoice Tabulation
FY 25-26

VENDOR INFO: WHARTON-SMITH, INC.
750 MONROE RD
SANFORD, FL 32771

Project No.: 2024-19
Council Approval: 1/31/2025
PROJECT/DESCRIPTION: **CONSTRUCTION WATER PLANT NO. 32**
PURCHASE ORDER NUMBER: 25-01355/ 25-01355-R1

RETAINAGE: 5%

INVOICE	TOTAL GROSS	RETAINAGE	BILLED TO DATE	THIS PAYMENT
1	$ 579,110.00	$ 28,955.50	$ -	$ 550,154.50
2	$ 1,068,040.00	$ 53,402.00	$ 550,154.50	$ 464,483.50
3	$ 1,840,620.00	$ 92,031.00	$ 1,014,638.00	$ 733,951.00
4	$ 2,608,584.99	$ 130,429.25	$ 1,748,589.00	$ 729,566.74
5	$ 3,528,081.52	$ 176,404.08	$ 2,478,155.74	$ 873,521.70
6	$ 3,959,581.52	$ 197,979.08	$ 3,351,677.44	$ 409,925.00
7	$ 5,279,581.52	$ 263,979.08	$ 3,761,602.44	$ 1,254,000.00
8	$ 6,033,581.52	$ 301,679.08	$ 5,015,602.44	$ 716,300.00
9	$ 6,532,581.52	$ 326,629.08	$ 5,731,902.44	$ 474,050.00
10	$ 7,035,756.52	$ 351,787.83	$ 6,205,952.44	$ 478,016.25
11	$ 7,562,081.52	$ 378,104.08	$ 6,683,968.69	$ 500,008.75
12	$ 7,796,150.93	$ 389,807.55	$ 7,183,977.44	$ 222,365.94
13	$ 8,368,337.05	$ 418,416.85	$ 7,406,343.38	$ 543,576.81
14	$ 8,697,645.75	$ 434,882.29	$ 7,949,920.20	$ 312,843.27
15	$ 10,206,316.34	$ 510,315.82	$ 8,262,763.46	$ 1,433,237.06
16	$ 10,470,976.34	$ 523,548.82	$ 9,696,000.52	$ 251,427.00
17	$ 11,116,006.52	$ 555,800.33	$ 9,947,427.52	$ 612,778.67
				$ -
				$ -
Total Spent:				$ 10,560,206.19

Original Contract:	$ 13,646,080.00
Change Orders:	$ -
Adjusted Contract:	$ 13,646,080.00
Total Paid on Contract	$ 10,560,206.19
Remaining Contract Balance	**$ 3,085,873.81**

Percentage of Contract Paid: 77%

Percentage of Contract Time (Substantial Completion): 90%

Percentage of Change Orders: 0.00%

Engineering Projects Coordinator

Tara B. Gaha, PE
Senior Assistant City Engineer, CIP

City of Conroe
Public Works - Engineering
700 Metcalf Street, Conroe, TX 77301

For Official Use Only

Date Received:	

CONTRACTOR'S APPLICATION FOR PAYMENT

Project Name: Water Plant #32
Contractor: Wharton-Smith Inc.
Address: 17474 Opportunity Avenue, Baton Rouge, LA 70817

Project No.: 2024-19
Phone: (281) 343-3118
Email: pgalvarez@whartonsmith.com

Pay Estimate No.: 17
Pay Period (MMM. YYYY): Aug. 2026
Date From: 8/1/2026
Date To: 8/31/2026

ESTIMATE NO. 17

A. CONTRACT TIME:

Contract Execution Date:	Nov 21, 2024	Original Contract Time:	570 Days
Construction Start Date:	Apr 01, 2025	Approved Add'l Contract Time:	0 Days
Current Sub. Comp. Date:	Oct 23, 2026	Revised Contract Time:	570 Days
Percent Time Expended:	90.00%	Contract Time Used To-Date:	513 Days
Percent In-Place Work (Complete):	81.46%	Remaining Contract Time:	57 Days

B. CONTRACT AMOUNTS:

Original Contract Amount:	$13,646,080.00	
Approved Change Orders:		Approved Days
Change Order No. 1:	$ -	-
Change Order No. 2:	$ -	-
Change Order No. 3:	$ -	-
Change Order No. 4:	$ -	-
Change Order No. 5:	$ -	-
Total Change Orders:	$ -	-
Total Current Contract Amount:	$13,646,080.00	

C. EARNINGS TO-DATE:

Total Percentage of Work Complete in-Place:	81.46%
Total Work Completed To-Date (incld. all executed Change Orders):	$11,116,006.52
Total Earnings To-Date:	**$11,116,006.52**

D. DEDUCTIONS:

Retainage of Total Earnings To-Date at:	5%	$ 555,800.33
Retainage Release at:	0%	$ -
Total days Liquidated Damages incurred:	0	
Total Liquidated Damages @$1,000/day:		$
Total Deductions To-Date:		$ 555,800.33

E. AMOUNT DUE THIS PERIOD:

Total Earnings To-Date:		$11,116,006.52
Total Deductions:		$ 555,800.33
Total Payments Due:		$10,560,206.19
Less Previous Payments:		$ 9,947,427.52
Total Due This Period:		**$612,778.67**

F. CONTRACTOR'S CERTIFICATION

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Wharton-Smith Inc.

Signature: [signature]

Date: 08-27-26

BETH WALKER
Notary ID #4678058
My Commission Expires
August 18, 2028

State of: Texas County of: Fort Bend (Notary seal)

Subscribed and sworn to before me this 27th day of August 2026

Notary Public: [signature] My commission expires: August 18, 2028

G. FIELD VERIFICATION AND CERTIFICATION FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the undersigned certify that to the best of their knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

Signature: [signature] Date: 8/27/26

PROJECT ENGINEER / CONSTRUCTION MANAGER:

Signature: Date:

AMOUNT CERTIFIED: $ 612,778.67

H. ADMINISTRATIVE APPROVALS

PROCESSED FOR PAYMENT:

Signature: [signature] Date: 8/27/26

APPROVED:

Signature: [signature] Date: 8/27/26

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Water Plant #32

ontractor: Wharton-Smith Inc.

Pay Estimate No. 17

Period Ending Aug 31, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
Section A:	Base Bid Items												
1	Mobilization (max. 5% of const. amt.)												
1.01	Bonds and Insurance	1.00	LS	$ 400,000.00	$ 400,000.00	1.00		1.00	$ 400,000.00	$ -	$ 400,000.00	100%	
1.02	Mobilization Prep including Initial Site Surveying, Utilities Coordination	1.00	LS	$ 60,000.00	$ 60,000.00	1.00		1.00	$ 60,000.00	$ -	$ 60,000.00	100%	
1.03	Equpiment and Labor Mobilization	1.00	LS	$ 75,000.00	$ 75,000.00	1.00		1.00	$ 75,000.00	$ -	$ 75,000.00	100%	
1.04	Laydown Area Prep	1.00	LS	$ 75,000.00	$ 75,000.00	1.00		1.00	$ 75,000.00	$ -	$ 75,000.00	100%	
1.05	Office Trailer Mob and Setup	1.00	LS	$ 40,000.00	$ 40,000.00	1.00		1.00	$ 40,000.00	$ -	$ 40,000.00	100%	
2	Install Conductor Casing (a36"; 0.5" th.) (min. 60-ft BGL, 1.5' above FG), Complete in Place												
2.01	Conductor Casing Material	1.00	LS	$ 41,800.00	$ 41,800.00	1.00		1.00	$ 41,800.00	$ -	$ 41,800.00	100%	
2.02	Conudctor Casing Installation	1.00	LS	$ 75,000.00	$ 75,000.00	1.00		1.00	$ 75,000.00	$ -	$ 75,000.00	100%	
3	Drill one (1) test hole (1,200-ft BGL) (min.ø7-7/8" - max. ø12-1/4")~~Drill one (1) test hole (2,900-ft BGL) (min.ø7-7/8" - max. ø12-1/4")~~, perform electric logging, collect sand formation samples, perform sieve analysis and geophysical logs, provide Contractor's recommendations on well material settings, screen size selection, gravel selection and incidentals to complete the work (SOV Reqd.)												
3.01	Pilote Hole Drilling	1.00	LS	$ 460,500.00	$ 460,500.00	1.00		1.00	$ 460,500.00	$ -	$ 460,500.00	100%	
3.02	Logging	1.00	LS	$ 90,000.00	$ 90,000.00	1.00		1.00	$ 90,000.00	$ -	$ 90,000.00	100%	
3.03	Sieve Analysis	1.00	LS	$ 7,500.00	$ 7,500.00	1.00		1.00	$ 7,500.00	$ -	$ 7,500.00	100%	
3.04	Material Setting Recommendation	1.00	LS	$ 7,000.00	$ 7,000.00	1.00		1.00	$ 7,000.00	$ -	$ 7,000.00	100%	
4	Remove & dispose of Wet Well Piping & fittings (20" DI)												
4.01	Perfrom Water Sample (1 of 3)	1.00	EA	$ 40,000.00	$ 40,000.00	1.00		1.00	$ 40,000.00	$ -	$ 40,000.00	100%	
4.02	Perfrom Water Sample (2 of 3)	1.00	EA	$ 40,000.00	$ 40,000.00	1.00		1.00	$ 40,000.00	$ -	$ 40,000.00	100%	
4.03	Perfrom Water Sample (3 of 3)	1.00	EA	$ 40,000.00	$ 40,000.00	1.00		1.00	$ 40,000.00	$ -	$ 40,000.00	100%	
~~5~~	~~Water Quality Zone Sampling & Analysis (Temp. Test Well Method)(Catahoula Aquifer) Deleted per VE~~	~~1.00~~	~~LS~~			0.00		-					Removed by VE
6	Cement Plug Test Hole ~~(approx.1,805' from 2,900'~~ BGL to 1,095' BGL) , per TDLR and TCEQ requirements, Complete in Place	1.00	LS	$ 20,000.00	$20,000.00	1.00		1.00	$ 20,000.00	$ -	$ 20,000.00	100%	
7	Install Surface Casing (ø24"; 0.5" th.) (min. 780-ft BGL; 2.0-ft above NG), Complete in Place												
7.01	Surface Casing Material	1.00	LS	$ 345,000.00	$ 345,000.00	1.00		1.00	$ 345,000.00	$ -	$ 345,000.00	100%	
7.02	Surface Casing Installation	1.00	LS	$ 252,000.00	$ 252,000.00	1.00		1.00	$ 252,000.00	$ -	$ 252,000.00	100%	
7.03	Cementing	1.00	LS	$ 83,000.00	$ 83,000.00	1.00		1.00	$ 83,000.00	$ -	$ 83,000.00	100%	
8	Construct one (1) Gravel Wall Water Well (1,095-ft deep): fully functional & operational, including reaming & under-ream pilot hole, all required components, materials, appurtenances, well development, test pumping (Eliminate Step Tests), video inspections, disinfection, water quality sampling & analysis (chemical, corrosivity & radionuclide), and incidentals, Complete in Place (SOV Reqd.)												

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Water Plant #32

ontractor: Wharton-Smith Inc.

Pay Estimate No. 17

Period Ending Aug 31, 2026

ITEM NO.	ITEM DESCRIPTION	SCHEDULE OF VALUES				CONTRACTOR'S ESTIMATE							COMMENTS
		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
8.01	Underreaming	1.00	LS	$ 275,700.00	$ 275,700.00	1.00		1.00	$ 275,700.00	$ -	$ 275,700.00	100%	
8.02	Screen/Blank Installation	1.00	LS	$ 228,600.00	$ 228,600.00	1.00		1.00	$ 228,600.00	$ -	$ 228,600.00	100%	
8.03	Gravel Installation	1.00	LS	$ 62,500.00	$ 62,500.00	1.00		1.00	$ 62,500.00	$ -	$ 62,500.00	100%	
8.04	Development with Drilling Rig	1.00	LS	$ 122,600.00	$ 122,600.00	0.75	0.25	1.00	$ 91,950.00	$ 30,650.00	$ 122,600.00	100%	
8.05	Test Pumping (36-Hour Test)	1.00	LS	$ 125,500.00	$ 125,500.00	0.00	1.00	1.00	$ -	$ 125,500.00	$ 125,500.00	100%	
8.06	Water Quality Sampling	1.00	LS	$ 20,000.00	$ 20,000.00	0.00	1.00	1.00	$ -	$ 20,000.00	$ 20,000.00	100%	
8.07	Video Inspections	1.00	LS	$ 4,100.00	$ 4,100.00	0.00		-	$ -	$ -	$ -	0%	
9	Furnish & Install One (1) permanent line-shaft Vertical Turbine Pump & one(1) Well Motor (2,000 gpm@815-ft TDH; 600 hp, TEFC), fully functional & operational, including oil lube line shaft, oiler and all required components, appurtenances, fabricated discharge head, concrete foundation & seal slab, performance testing, production testing, certifications, Complete in Place (SOV Reqd.)												
9.01	Pump and Column Assembly	1.00	LS	$ 373,500.00	$ 373,500.00	0.00	0.10	0.10	$ -	$ 37,350.00	$ 37,350.00	10%	
9.02	Pump Installation	1.00	LS	$ 41,500.00	$ 41,500.00	0.00		-	$ -	$ -	$ -	0%	
9.03	Performance Testing	1.00	LS	$ 5,000.00	$ 5,000.00	0.00		-	$ -	$ -	$ -	0%	
9.04	Elecrical Well Motor Delievery&Install	1.00	LS	$ 120,000.00	$ 120,000.00	0.00		-	$ -	$ -	$ -	0%	
10	Electric Well Motor (600 hp; TEFC), delivered & stored in the MCC bldg. on site												
10.01	Electric Well Motor	1.00	LS	$ 115,000.00	$ 115,000.00	0.00		-	$ -	$ -	$ -	0%	
10.02	Electric Well Motor Submittal	1.00	LS	$ 5,000.00	$ 5,000.00	1.00		1.00	$ 5,000.00	$ -	$ 5,000.00	100%	
11	1.5-million gallon Composite Elevated Water Storage Tank (AWWA D107), Complete System, including all piping, valves, appurtenances, accessories, tank coating, disinfection, testing, commissioning and incidentals, per plans & specifications (Eliminate dehumidification requirement for coatings, remove dust collection system, remove conc. pedestal blast cleaning) (a preliminary foundation design layout must be submitted with the bid) (SOV Reqd.)												
11.01	EST Design Package	1.00	LS	$75,000.00	$75,000.00	1.00		1.00	$ 75,000.00	$ -	$ 75,000.00	100%	
11.02	EST Contractor Mobilization	1.00	LS	$200,000.00	$200,000.00	1.00		1.00	$ 200,000.00	$ -	$ 200,000.00	100%	
11.03	Structural Excavation and Subgrade Prep	1.00	LS	$ 200,000.00	$ 200,000.00	1.00		1.00	$ 200,000.00	$ -	$ 200,000.00	100%	
11.04	Structural Backfill and Subgrade Prep	1.00	LS	$ 180,000.00	$ 180,000.00	1.00		1.00	$ 180,000.00	$ -	$ 180,000.00	100%	
11.05	EST Footing Concreting	1.00	LS	$ 900,000.00	$ 900,000.00	1.00		1.00	$ 900,000.00	$ -	$ 900,000.00	100%	
11.06	EST Support Shaft Concreting	1.00	LS	$ 2,150,000.00	$ 2,150,000.00	1.00		1.00	$ 2,150,000.00	$ -	$ 2,150,000.00	100%	
11.07	EST Floor Concreting	1.00	LS	$ 45,000.00	$ 45,000.00	0.25	0.75	1.00	$ 11,250.00	$ 33,750.00	$ 45,000.00	100%	
11.08	EST Tank Shell Construction and Ground Welding	1.00	LS	$ 1,260,000.00	$ 1,260,000.00	1.00		1.00	$ 1,260,000.00	$ -	$ 1,260,000.00	100%	
11.09	EST Tank Shell Roof Construction and In Air Welding	1.00	LS	$ 580,000.00	$ 580,000.00	1.00		1.00	$ 580,000.00	$ -	$ 580,000.00	100%	
11.1	EST Tank Shell Ground Painting	1.00	LS	$ 80,000.00	$ 80,000.00	1.00		1.00	$ 80,000.00	$ -	$ 80,000.00	100%	
11.11	EST Tank Shell In Air Painting	1.00	LS	$ 64,700.00	$ 64,700.00	0.50		0.50	$ 32,350.00	$ -	$ 32,350.00	50%	
11.12	EST Process Piping Installation	1.00	LS	$ 400,000.00	$ 400,000.00	0.70		0.70	$ 280,000.00	$ -	$ 280,000.00	70%	
11.13	EST Misc Metal/Appurtenances	1.00	LS	$ 205,000.00	$ 205,000.00	0.80	0.20	1.00	$ 164,000.00	$ 41,000.00	$ 205,000.00	100%	

PAY ESTIMATE - SCHEDULE OF VALUES

Project: Water Plant #32

ontractor: Wharton-Smith Inc.

Pay Estimate No. 17

Period Ending Aug 31, 2026

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		QTY.	UNIT	UNIT PRICE	AMOUNT	QUANTITY			COST			% TTD	
						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
12	Paint City Logo on EST, Complete in Place	2.00	EA	$ 15,000.00	$30,000.00	2.00		2.00	$ 30,000.00	$ -	$ 30,000.00	100%	
13	Cathodic Protection System for EST, including system design, testing and commissioning, Complete in Place	1.00	LS	$ 30,000.00	$30,000.00	0.00		-	$ -	$ -	$ -	0%	
14	Install 40'x30' Insulated colored split face CMU Building with Itegral Water Repellant (IWR) and prestressed Hollowcore roof planks with insulated membrane roofing system ~~Precast Concrete MCC Building~~, including, excavation for foundation, imported select fill, Reinf. Conc foundation & HVAC, Complete in Place												
14.01	Control Building - Over-excavation of Building Footprint	1.00	LS	$ 62,200.00	$62,200.00	1.00		1.00	$ 62,200.00	$ -	$ 62,200.00	100%	
14.02	Control Building - Backfill to Subgrade	1.00	LS	$ 58,200.00	$58,200.00	1.00		1.00	$ 58,200.00	$ -	$ 58,200.00	100%	
14.03	Control Building - Structural Excavation	1.00	LS	$ 6,000.00	$6,000.00	1.00		1.00	$ 6,000.00	$ -	$ 6,000.00	100%	
14.04	Control Building - Concrete Slab Concreting	1.00	LS	$ 175,000.00	$175,000.00	1.00		1.00	$ 175,000.00	$ -	$ 175,000.00	100%	
14.05	Control Building - Installation of CMU Walls	1.00	LS	$ 85,000.00	$85,000.00	1.00		1.00	$ 85,000.00	$ -	$ 85,000.00	100%	
14.06	Control Building - Hollow Core Planks Installation	1.00	LS	$ 40,000.00	$40,000.00	0.00	1.00	1.00	$ -	$ 40,000.00	$ 40,000.00	100%	
14.07	Control Building - Building Roofing System	1.00	LS	$ 30,000.00	$30,000.00	0.00		-	$ -	$ -	$ -	0%	
14.08	Control Building - Doors and Hardware	1.00	LS	$ 25,000.00	$25,000.00	0.00	1.00	1.00	$ -	$ 25,000.00	$ 25,000.00	100%	
14.09	Control Building - Building Painting Systems	1.00	LS	$ 20,000.00	$20,000.00	0.00	0.95	0.95	$ -	$ 19,000.00	$ 19,000.00	95%	
14.1	Control Building - HVAC Systems	1.00	LS	$ 40,000.00	$40,000.00	0.00	0.90	0.90	$ -	$ 36,000.00	$ 36,000.00	90%	
15	Chlorine Disinfection System, including booster pump,solution piping, casing, injection assembly and incidentals, Complete in Place	1.00	LS	$ 20,000.00	$20,000.00	0.00		-	$ -	$ -	$ -	0%	
16	Phosphate Treatment System, including solution tubing, casing, injection assembly and incidentals, Complete in Place	1.00	LS	$ 12,000.00	$12,000.00	0.00		-	$ -	$ -	$ -	0%	
17	Furnish & install one (1) 1000-kW Generator (Nat. gas), including Automatic Transfer Switch, gas service line & appurtenances and incidentals, Complete in Place												
17.01	Generator and ATS Shop Drawings and Submittals	1.00	LS	$ 65,000.00	$65,000.00	1.00		1.00	$ 65,000.00	$ -	$ 65,000.00	100%	
17.02	Generator Fabrication and Delivery	1.00	LS	$ 550,000.00	$550,000.00	0.00	0.25	0.25	$ -	$ 137,500.00	$ 137,500.00	25%	
17.03	Generator Installation	1.00	LS	$ 15,000.00	$15,000.00	0.00		-	$ -	$ -	$ -	0%	
17.04	Natural Gas Tie-In	1.00	LS	$ 5,000.00	$5,000.00	0.00		-	$ -	$ -	$ -	0%	
17.05	ATS Fabrication and Delivery	1.00	LS	$ 30,000.00	$30,000.00	1.00		1.00	$ 30,000.00	$ -	$ 30,000.00	100%	
17.06	ATS Installation	1.00	LS	$ 5,000.00	$5,000.00	0.00		-	$ -	$ -	$ -	0%	
17.07	Generator and ATS Startup and Testing	1.00	LS	$ 15,000.00	$15,000.00	0.00		-	$ -	$ -	$ -	0%	
17.08	Generator and ATS O&M Manuals	1.00	LS	$ 15,000.00	$15,000.00	0.00		-	$ -	$ -	$ -	0%	
18	Generator Foundation (Reinf. Conc.), including excavation, select fill, grading & incidentals, Complete in Place												
18.01	Generator Pad Over-ex and Backfill	1.00	LS	$ 20,000.00	$20,000.00	1.00		1.00	$ 20,000.00	$ -	$ 20,000.00	100%	
18.02	Generator Foundation Concreting	1.00	LS	$ 50,000.00	$50,000.00	1.00		1.00	$ 50,000.00	$ -	$ 50,000.00	100%	
19	Transformer Pad (Reinf. Conc.), including excavation, select fill, grading & incidentals, Complete in Place												
19.01	Transformer Pad Over-ex and Backfill	1.00	LS	$ 3,000.00	$3,000.00	0.00	1.00	1.00	$ -	$ 3,000.00	$ 3,000.00	100%	
19.02	FRP Transformer Pad	1.00	LS	$ 9,000.00	$9,000.00	0.00	1.00	1.00	$ -	$ 9,000.00	$ 9,000.00	100%	

PAY ESTIMATE - SCHEDULE OF VALUES

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ontractor: Wharton-Smith Inc.

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						QUANTITY			COST				
		QTY.	UNIT	UNIT PRICE	AMOUNT	PREV.	CURRENT	TTD	PREV.	CURRENT	TTD	% TTD	
20	ELECTRICAL SYSTEM - Install City Furnished equipment (Stored at WP No. 27), including pickup, delivery & handling, labor and equipment, Complete in Place (Ref. attachment in the Project Spec. for BOM)	1.00	LS	$ 30,000.00	$30,000.00	0.00		-	$ -	$ -	$ -	0%	
21	ELECTRICAL SYSTEM - furnish and install electrical components, including but not limited to PLC panel/equipment, transformer, mini power zone, Junction Boxes, obstruction lights, interior & exterior lightings, yard lights, lightning protection, conduits, conductors and grounding wires, appurtenances, equipment pads (conc.), System Startup & Commissioning, Complete in Place (SOV Reqd.)												
	Site Electrical												
21.01	Underground Electrical Ductbank(Group1)	1.00	LS	$121,212.95	$121,212.95	0.40	0.40	0.80	$ 48,485.18	$ 48,485.18	$ 96,970.36	80%	
21.02	Underground Electrical Ductbank(Group2)	1.00	LS	$62,300.00	$62,000.00	0.40	0.40	0.80	$ 24,920.00	$ 24,920.00	$ 49,840.00	80%	
21.03	Underground Electrical Ductbank(Group3)	1.00	LS	$53,487.05	$53,487.05	0.80		0.80	$ 42,789.64	$ -	$ 42,789.64	80%	
21.04	ELECTRICAL PULL BOX - FURNISH ONLY	1.00	LS	$31,700.00	$31,700.00	1.00		1.00	$ 31,700.00	$ -	$ 31,700.00	100%	
21.05	ELECTRICAL PULL BOX - INSTALL ONLY	1.00	LS	$17,500.00	$17,500.00	0.66		0.66	$ 11,550.00	$ -	$ 11,550.00	66%	
21.06	NEW 480/277V SERVICE COORDINATION AND INSTALL	1.00	LS	$41,500.00	$41,500.00	0.00	0.25	0.25	$ -	$ 10,375.00	$ 10,375.00	25%	
21.07	ELECTRICAL GEAR - FURNISH ONLY	1.00	LS	$36,300.00	$36,300.00	0.00		-	$ -	$ -	$ -	0%	
21.08	ELECTRICAL GEAR - INSTALL ONLY	1.00	LS	$29,500.00	$29,500.00	0.00		-	$ -	$ -	$ -	0%	
21.09	ELECTRICAL CONTROLS - FURNISH ONLY	1.00	LS	$64,600.00	$64,600.00	0.00		-	$ -	$ -	$ -	0%	
21.1	ELECRICAL CONTROLS - INSTALL ONLY	1.00	LS	$50,600.00	$50,600.00	0.00		-	$ -	$ -	$ -	0%	
21.11	GEAR - ELECTRICAL INSTALL ONLY	1.00	LS	$98,600.00	$98,600.00	0.00		-	$ -	$ -	$ -	0%	
21.12	NATURAL GAS GENERATOR AND ATS - ELECTRICAL INSTALL ONLY	1.00	LS	$40,200.00	$40,200.00	0.00		-	$ -	$ -	$ -	0%	
21.13	600-HP WELL - ELECTRICAL INSTALL ONLY	1.00	LS	$26,300.00	$26,300.00	0.00		-	$ -	$ -	$ -	0%	
21.14	LIGHTING - FURNISH ONLY	1.00	LS	$48,000.00	$48,000.00	0.00		-	$ -	$ -	$ -	0%	
21.15	LIGHTING - INSTALL ONLY	1.00	LS	$25,800.00	$25,800.00	0.00		-	$ -	$ -	$ -	0%	
21.16	GROUNDING & BONDING SYSTEM	1.00	LS	$50,500.00	$50,500.00	0.00		-	$ -	$ -	$ -	0%	
21.17	STARTUP AND COMMISSIONING / TESTING	1.00	LS	$2,000.00	$2,000.00	0.00		-	$ -	$ -	$ -	0%	
	EST Electrical												
21.18	Underground, conduit/wire, excavation	1.00	LS	$70,000.00	$70,000.00	0.20		0.20	$ 14,000.00	$ -	$ 14,000.00	20%	
21.19	Grounding	1.00	LS	$15,000.00	$15,000.00	0.00		-	$ -	$ -	$ -	0%	
21.2	Electrical equipment and rack	1.00	LS	$31,587.10	$31,587.10	0.00		-	$ -	$ -	$ -	0%	
21.21	Lighting	1.00	LS	$34,000.00	$34,000.00	0.00		-	$ -	$ -	$ -	0%	
21.23	Double LED obstruction light	1.00	LS	$15,912.90	$15,912.90	0.00		-	$ -	$ -	$ -	0%	
21.24	Devices	1.00	LS	$9,500.00	$9,500.00	0.00		-	$ -	$ -	$ -	0%	
21.25	Branch conduit and wiring	1.00	LS	$35,000.00	$35,000.00	0.00		-	$ -	$ -	$ -	0%	
21.26	Commissioning & Startup	1.00	LS	$1,500.00	$1,500.00	0.00		-	$ -	$ -	$ -	0%	
22	Arc Flash Hazard Analysis per Specification 16015 (Bid Allowance $6,000)	1.00	LS	$ 6,000.00	$6,000.00	0.00		-	$ -	$ -	$ -	0%	
23	PLC & HMI SCADA Screen Programming (Bid Allowance $34,000)	1.00	LS	$ 34,000.00	$34,000.00	0.00		-	$ -	$ -	$ -	0%	
24	SCADA System, including PLC enclosure, Integration, startup & commissioning, Complete and Operational	1.00	LS	$ 60,000.00	$60,000.00	0.00		-	$ -	$ -	$ -	0%	
24.01	INSTRUMENTATION - FURNISH ONLY					0.00		-	$ -	$ -	$ -	#DIV/0!	

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						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
24.02	INSTRUMENTATION - ELECTRICAL INSTALL ONLY					0.00		-	$ -	$ -	$ -	#DIV/0!	
25	Well Head Piping (12", DI-FE), including flow meter, air/vacuum valve, silent check valve, gate valves w/handwheel, fittings, appurtenances, protective coating, pipe supports, conc. mow strip and incidentals, Complete in Place												
25.01	Well Head Piping Foundation Over-ex and Backfill	1.00	LS	$ 3,000.00	$3,000.00	0.50		0.50	$ 1,500.00	$ -	$ 1,500.00	50%	
25.02	Well Head Piping Foundation FRP	1.00	LS	$ 4,000.00	$4,000.00	0.50		0.50	$ 2,000.00	$ -	$ 2,000.00	50%	
25.03	Well Head Piping and Appurtenances Installation	1.00	LS	$ 12,000.00	$12,000.00	0.00		-	$ -	$ -	$ -	0%	
25.04	Well Head Piping Supports	1.00	LS	$ 2,000.00	$2,000.00	0.00		-	$ -	$ -	$ -	0%	
25.05	Well Head Piping Protective Coating	1.00	LS	$ 3,000.00	$3,000.00	0.00		-	$ -	$ -	$ -	0%	
25.06	Well Head Piping Foundation Mow Strip	1.00	LS	$ 2,000.00	$2,000.00	0.00		-	$ -	$ -	$ -	0%	
26	Yard Piping (12" PVC C900, DR-18), including DI-MJ fittings, tracer wires, Complete in Place	150.00	EA	$ 190.00	$28,500.00	150.00		150.00	$ 28,500.00	$ -	$ 28,500.00	100%	
27	Yard Piping (16" PVC C900, DR-18), including DI-MJ fittings, tracer wires, Complete in Place	255.00	EA	$ 220.00	$56,100.00	255.00		255.00	$ 56,100.00	$ -	$ 56,100.00	100%	
28	Fire Hydrant Assy., including Access Point & Ground Rod for utility locate system, Complete in Place	2.00	EA	$ 3,500.00	$7,000.00	2.00		2.00	$ 7,000.00	$ -	$ 7,000.00	100%	
29	12" GV&B (DI-MJ), Complete in Place	4.00	EA	$ 3,500.00	$14,000.00	4.00		4.00	$ 14,000.00	$ -	$ 14,000.00	100%	
30	16" GV&B (DI-MJ), Complete in Place	2.00	EA	$ 12,000.00	$24,000.00	2.00		2.00	$ 24,000.00	$ -	$ 24,000.00	100%	
31	2" Water Service line (approx. 105 LF HDPE Poly pipe, NSF14/61), including service tap, curb stops w/meter boxes (2 EA), yard faucet at the building and incidentals, Complete in Place	1.00	LS	$ 5,000.00	$5,000.00	0.40	0.40	0.80	$ 2,000.00	$ 2,000.00	$ 4,000.00	80%	
32	Pressure Sensing Line (3/8" Poly tubing approx. 170 LF w/1" Poly Pipe Casing), including tap w/taping saddle & fittings, Complete in Place	1.00	LS	$ 5,000.00	$5,000.00	0.00		-	$ -	$ -	$ -	0%	
33	Well Header - Cast-in-Place Reinf. Conc Splash Pad, Complete in Place	2.00	EA	$ 8,000.00	$16,000.00	0.00		-	$ -	$ -	$ -	0%	
34	Chain-link Fence (6-ft; 3-Strand Barb wire top), Complete in Place	850.00	LS	$ 25.00	$21,250.00	570.00		570.00	$ 14,250.00	$ -	$ 14,250.00	67%	
35	Chain-link Gate (Automatic)(30-ft wide-Cantilever) (6-ft; 3-Strand Barb wire top), including gate accessories, foundation, Electric Gate Operator & quick-release lock-box, Complete in Place	1.00	LS	$ 10,000.00	$10,000.00	0.00		-	$ -	$ -	$ -	0%	
36	Chain-link Gate (Manual)(25-ft wide-Cantilever) (6-ft; 3-Strand Barb wire top), including gate accessories, foundation, Complete in Place	1.00	LS	$ 4,000.00	$4,000.00	0.00		-	$ -	$ -	$ -	0%	
37	Chain-link Gate (5-ft wide-Swing)(6-ft; 3-Strand Barb wire top), including gate accessories, Complete in Place	1.00	LS	$ 1,000.00	$1,000.00	0.00		-	$ -	$ -	$ -	0%	
38	Barrier Gate (Double Swing)(Galv. STL), Complete in Place	2.00	LF	$ 4,000.00	$8,000.00	2.00		2.00	$ 8,000.00	$ -	$ 8,000.00	100%	
39	STL Containment Fence (4-ft Tall), Complete in Place	50.00	LS	$ 40.00	$2,000.00	0.00		-	$ -	$ -	$ -	0%	
40	Excavation (Yard & Driveway), Complete in Place Per TxDOT Item 110	3,466.00	CY	$ 20.00	$69,320.00	3466.00		3,466.00	$ 69,320.00	$ -	$ 69,320.00	100%	

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						PREV.	CURRENT	TTD	PREV.	CURRENT	TTD		
41	Embankment (FINAL) (DENS CONT) (TY C or D), Complete in Place, per TxDOT Item 132	5,767.00	CY	$ 30.00	$173,010.00	5767.00		5,767.00	$ 173,010.00	$ -	$ 173,010.00	100%	
42	Furnishing & Placing Top Soil (4"), TxDOT Item 160	3,250.00	SY	$ 8.00	$26,000.00	0.00		-	$ -	$ -	$ -	0%	
43	Soil Retention Blankets (CL 1)(TY B), Per TxDOT Item 169	1,650.00	SY	$ 7.00	$11,550.00	1650.00		1,650.00	$ 11,550.00	$ -	$ 11,550.00	100%	
44	RCP Pipe (CL III) (24 IN), Complete in Place	248.00	LF	$ 170.00	$42,160.00	200.00		200.00	$ 34,000.00	$ -	$ 34,000.00	81%	
45	RCP Pipe (CL III) (30 IN), Complete in Place	54.00	LF	$ 240.00	$12,960.00	54.00		54.00	$ 12,960.00	$ -	$ 12,960.00	100%	
46	Precast Grate Inlet (Type-A) (4FTx4FT), Complete in Place	2.00	EA	$ 7,000.00	$14,000.00	2.00		2.00	$ 14,000.00	$ -	$ 14,000.00	100%	
47	Precast Headwall (SETP-FW-0)(30 IN), Complete in Place	2.00	EA	$ 6,000.00	$12,000.00	2.00		2.00	$ 12,000.00	$ -	$ 12,000.00	100%	
48	SET (PSET-SP) (TY II) (24 IN)(3: 1), Complete in Place	6.00	EA	$ 4,500.00	$27,000.00	5.00		5.00	$ 22,500.00	$ -	$ 22,500.00	83%	
49	Flexible Base (TY D GR 1-2) (8"), per TXDOT Item 247	2,490.00	SY	$ 30.00	$74,700.00	2490.00		2,490.00	$ 74,700.00	$ -	$ 74,700.00	100%	
50	Lime (HYD or QK) (SLRY), Per TxDOT Item 265	20.00	TON	$ 470.00	$9,400.00	20.00		20.00	$ 9,400.00	$ -	$ 9,400.00	100%	
51	Fly-Ash (Class FS), Per TxDOT Item 265	44.00	TON	$ 470.00	$20,680.00	44.00		44.00	$ 20,680.00	$ -	$ 20,680.00	100%	
52	LFA Treat Subgrade (6"), Per TxDOT Item 265 (14 lb./SY Lime; 32 lb./sy FA)	2,490.00	SY	$ 10.00	$24,900.00	2490.00		2,490.00	$ 24,900.00	$ -	$ 24,900.00	100%	
53	D-GR HMA (SQ) TY-D PG64-22, Per TxDOT Item 340	280.00	TON	$ 200.00	$56,000.00	0.00		-	$ -	$ -	$ -	0%	
54	Construction Exits (Type 1), including removal, per TxDOT Item 506	280.00	SY	$ 35.00	$9,800.00	280.00		280.00	$ 9,800.00	$ -	$ 9,800.00	100%	
55	Conc. Sidewalk or Apron (6"), Per TxDOT Item 531	122.00	SY	$ 100.00	$12,200.00	0.00		-	$ -	$ -	$ -	0%	
56	Riprap (common stone) (12"), Complete in Place	20.00	SY	$ 150.00	$3,000.00	20.00		20.00	$ 3,000.00	$ -	$ 3,000.00	100%	
57	SWP3 Plan, NOI, Erosion Control Measures, including installation, maintenance and removal, Complete in Place	1.00	LS	$ 15,000.00	$15,000.00	0.90	0.10	1.00	$ 13,500.00	$ 1,500.00	$ 15,000.00	100%	
58	Hydro mulch Seeding, Complete in Place	3,100.00	SY	$ 2.00	$6,200.00	1750.00		1,750.00	$ 3,500.00	$ -	$ 3,500.00	56%	
59	Block Sodding, Complete in Place (min. $5/SY)	650.00	SY	$ 9.00	$5,850.00	0.00		-	$ -	$ -	$ -	0%	
60	Temporary Sound Wall (24' Tall)(STC-34 or better), Complete in Place	250.00	LF	$ 210.00	$52,500.00	250.00		250.00	$ 52,500.00	$ -	$ 52,500.00	100%	
61	Extra-Cement Stabilized Sand (2SK/TON), Complete in Place (when approved)(min. bid $55/TON)	500.00		$ 55.00	$27,500.00	0.00		-	$ -	$ -	$ -	0%	
62	Utility Contingency (as approved by the City)	1.00	LS	$ 50,000.00	$50,000.00	0.00		-	$ -	$ -	$ -	0%	
63	Site Contigency from Electrical VE (as approved by the City)	1.00	LS	$ 114,300.00	$114,300.00	0.61		0.61	$ 69,311.52	$ -	$ 69,311.52	61%	
Section B: CHANGE ORDERS													
1								-	$ -	$ -	$ -		
2								-	$ -	$ -	$ -		
	TOTAL CONTRACT *(Including all approved COs)* :				$13,646,080.00					WORK COMPLETED TO DATE:	$11,116,006.52	81.46%	

CITY OF CONROE
300 W. Davis St.
P.O. Box 3066
Conroe, TX 77305-3066
(936) 522-3000

PURCHASE ORDER

PO Number: 25-01355 **Date:** 02/06/2025

Request #: REQ15737 **Vendor #:** 06091

ISSUED TO: WHARTON-SMITH, INC.
750 MONROE ROAD
SANDFORD, FL 32771-

SHIP TO: CITY OF CONROE - DEAN TOWERY SERVIC
Attn:PURCHASING WAREHOUSE
401 SGT ED HOLCOMB BLVD S.
Conroe, TX 77304

ITEM	UNITS	DESCRIPTION	INV PART #	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	0	CONSTRUCTION - WATER PLANT NO. 32		500-8040-9030	J15-XP	0.00	13,646,080.00

This Purchase Order constitutes a legal contract to buy products or services.
The seller agrees this purchase cannot exceed the total stated amount below.

SUBTOTAL:	
SHIPPING:	0.00
TOTAL TAX:	0.00
TOTAL	13,646,080.00

Authorized by: Teri-Lynn Hatch **Date:** 2-10-25

1. Original invoice plus one copy must be sent to: City of Conroe, 300 W Davis St, PO Box 3066, Conroe, TX 77305-3066.
2. Payment may be expected within 30 days of receipt of goods, unless otherwise stated.
3. C.O.D. shipment will not be accepted.
4. Purchase order numbers must appear on all shipping containers, packaging slips and invoices. Failure to comply with the above request may delay payment.
5. All goods are to be shipped F.O.B. Destination unless otherwise stated.
6. All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without written approval of the Requesting Department. Material not approved will be returned at no cost to the City.
7. All goods and equipment must meet or exceed all necessary city, state, and federal standards and regulations.
8. Vendor or manufacturer bears risk of loss or damage until property received.
9. Seller acknowledges that buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
10. The City is exempt from federal excise and state tax - ID# 74-6000555