

EAST END DISTRICT
Regular Meeting of the Board of Directors
October 24, 2024

The Board of Directors (the “Board”) of the East End District (the “District” or “EED”) met in regular session, open to the public, at 3211 Harrisburg, Houston, Texas 77003 on Thursday, October 24, 2024, at 3:30 p.m. The roll was called for the members of the Board, to-wit:

Position 1	Anna Deans	
Position 2	Blanca Blanco	Secretary
Position 3	Stephen Quezada	Chairman
Position 4	Vicki Luna	
Position 5	Roy Lira	
Position 6	Joe Meppelink	Assistant Treasurer
Position 7	Lani Baker	
Position 8	Jose Valdez	
Position 9	Erik Ibarra	
Position 10	Vacant	
Position 11	Taryn Sims	Assistant Secretary
Position 12	Elliot Barner	Vice Chairman
Position 13	Chude Chike-Obi	
Position 14	Marjorie Peña	
Position 15	Victoria Macalino	

and all of the above were present except Directors Lira, Meppelink, Baker, Sims, and Barner, thereby establishing a quorum.

Also present during all or part of the meeting were Veronica Chapa Gorczynski, the District’s President; Eva Quiroz, the District’s Administrative Services Manager; Dan Joyce, the District’s Vice President; Erick Retana, the District’s Director of Operations; Julian Garcia, the District’s Esplanade Operations Manager; Robert Ruiz, the District’s Public Safety Coordinator; Ricky Cardenas, the District’s Director of External Affairs; Erica Berwick and Markisha Sampson of Your Part-Time Controller, LLC; Sergeant Alvarado of Harris County Precinct 6 (“Precinct 6”); Patrick Ezzell of Coastal Builders; Jason Bullen of UPCDC; Kris Banks and Jeremy Ratcliff of Harris County Flood Control District (“HCFCD”); Jose Monterrosa of Imagina Communications (“Imagina”); and Laura Davis and Audrey Lyons (paralegal) of Sanford Kuhl Hagan Kugle Parker Kahn LLP.

Chairman Quezada called the meeting to order.

Item 1. Receive Public Comments in accordance with adopted procedures.

There were no public comments.

Item 2. Consent Agenda.

- a. **Assessments.** Receive report on collection of assessments and authorize appropriate action.

- b. Minutes. Approve minutes of previous Board meeting(s).
- c. Reappointment of Directors. Reappoint Director Anna Deans, Position 1.

The Board considered approving the Consent Agenda. Director Valdez moved to approve the Consent Agenda, as presented. Director Chike-Obe seconded the motion, which passed unanimously.

Item 3. Information on Flood Control Ballot Item.

Mr. Ratcliff and Mr. Banks provided information regarding HCFCD Proposition A, stating that a proposed tax rate increase for the maintenance and operations of flood control infrastructure will appear on the ballot at the upcoming November election.

Item 4. Financial Reports.

Ms. Berwick reviewed the monthly Financial Report for September 30, 2024 (the "Report").

After discussion, Director Valdez moved to approve the Report, as presented. Director Pena seconded the motion, which passed unanimously.

Director Ibarra entered the meeting at 3:50 p.m.

Item 5. Presentation and Consideration of Request to Waive Late Fees and Penalties.

- a. 5714 Canal Street, Maria Olvera.

Ms. Davis advised that a request to waive late fees and penalties in the amount of \$400.14 was received from the property owner due to a discrepancy with the address on file with the Harris Central Appraisal District ("HCAD"). She stated that further evidence has been requested.

After discussion, Director Valdez moved to waive late fees and penalties in the amount of \$400.14, subject to receipt of satisfactory evidence. Director Ibarra seconded the motion, which passed unanimously.

- b. 102 Drennan Street & 4010 Canal Street, Saracen Holdings, LLC.

Ms. Davis advised that a request to waive late fees and penalties in the amounts of \$96.30 and \$1,296.84 was received from the property owner due to a failure of the area Postal Service to deliver mail.

After discussion, Director Chike-Obe moved to approve a one-time waiver of late fees and penalties in the amounts of \$96.30 and \$1,296.84. Director Ibarra seconded the motion. The motion passed with a vote of 7 to 2, with Directors Quezada and Valdez opposed.

Item 6. Review, Consideration and Approval of Design Firm.

Mr. Ezzell, Mr. Bullen, and Director Deans discussed four (4) presentations received from the following slate of potential design firms for the Fourcade Sidewalk Improvements:

1. Gradient Group, LLC (“Gradient”)
2. Gauge Engineering
3. The Goodman Corporation (“TGC”)
4. Kuo and Associates

Director Deans advised that after due consideration, the Infrastructure and Planning Committee recommended selecting Gradient for design of the project.

After discussion, Director Blanco moved to authorize negotiation of a contract with Gradient, and if unable to reach agreement, authorize negotiation of a contract with the remaining slate of potential design firms, in order. Director Macalino seconded the motion, which passed unanimously.

Item 7. Security Report.

Sergeant Alvarado reported on criminal activity in the District for the month of September 2024. No action was necessary.

Mr. Ruiz reported on year-to-date HPD statistics by category. No action was necessary.

Item 8. Civility Ordinance Update.

Mr. Joyce reviewed the ongoing Civility Ordinance progress. He stated that a public hearing is scheduled for October 30, 2024, at 9:00 a.m. at the City. No action was necessary.

Item 9. Communications Report.

Mr. Monterrosa reviewed communication efforts in the District. No action was necessary.

Item 10. President’s Report – District Overview.

Mr. Retana reported on the graffiti abatement program, illegal dumping and right-of-way clean up.

Mr. Bullen updated the Board on the status of the Roundabout and sidewalk improvements.

Mr. Cardenas then reviewed marketing outreach and efforts.

Mr. Garcia reported on the activity at the navigation market, including upcoming events.

Item 11. Executive Session, if Necessary.

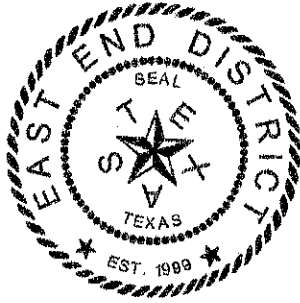
The Board did not convene in Executive Session.

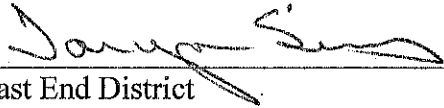
Item 12. Reconvene in Open Session.

The Board did not convene in Executive Session.

Item 13. Adjourn.

There being no further business, the meeting was then adjourned.





East End District