



Disclaimer:

This meeting packet is provided for informational purposes only.

The documents and reports contained herein are subject to revision, correction, supplementation, and board approval and may not represent final official products.

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MEMORANDUM

TO: Brenda Richter
Christopher Capers
R. Lee Hill

Robin Campbell
Felix Amaro, Jr.

FROM: Deborah Pederson, Legal Assistant

DATE: June 21, 2023

RE: Northtown Municipal Utility District
June 27, 2023 Board Meeting

Attached please find the agenda and meeting materials for a meeting of the Board of Directors of Northtown Municipal Utility District scheduled for **Tuesday, June 27, 2023, at 5:45 p.m. at 700 East Wells Branch Parkway, Pflugerville, Texas.**

Please let us know if you will be unable to attend the meeting so that we can determine if a quorum of the Board of Directors will be present.

Carter Dean
Jim Nias *via email**
Scott Foster
Cheryl Allen *via email*
Carol Polumbo *via email**
Ja-Mar Prince *via email**
Jacqueline Hale *via email**
Noel Barfoot *via email**

Robert Anderson *via email*
Crystal Lightfield *via email**
Lupe Serna *via 1st Class US mail**
Allen Douthitt *via email*
Mona Oliver
Richard Fadal *via email**
Carlton Yarborough *via email**

*Agenda Only

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
AGENDA**

June 27, 2023

TO: THE BOARD OF DIRECTORS OF NORTHTOWN MUNICIPAL UTILITY DISTRICT AND ALL OTHER INTERESTED PARTIES:

Notice is hereby given that the Board of Directors of Northtown Municipal Utility District will hold a meeting at **5:45 p.m. on Tuesday, June 27, 2023. This meeting will be held at the District office located at 700 East Wells Branch Parkway, Pflugerville, Texas.** Members of the public are entitled to participate in and to address the Board of Directors during the meeting.

PUBLIC INPUT

1. Resident communications and Board member announcements;

DISCUSSION/ACTION ITEMS

2. Minutes of May 23, 2023 Board meeting;
3. District financial advisor's report, including analysis of developer reimbursement options and payment for District capital projects through issuance of bonds or surplus funds;
4. District security and public safety and related action items, including:
 - (a) Report from Travis County Sheriff's Office, including crime statistics;
 - (b) Legal/Security Committee report;
5. District operations manager and utility operator's report and related action items, including:
 - (a) Utility operations and repairs, including any proposals;
 - (b) Billing report and write-offs;
 - (c) Purchase and installation of electronic water meters;
6. Landscape maintenance report and related action items, including any proposals;
7. District manager's report and related action items, including:
 - (a) Legal/Security Committee report, including covenant violations and enforcement actions;
 - (b) Monthly expenditure report;
 - (c) Reservation ledger;
 - (d) Solid waste services, including monthly report;
 - (e) Purchase requests and/or proposals;

8. Facilities Committee report and related action items, including:
 - (a) Status of construction of office and pavilions;
 - (b) Purchases of appliances, electronics, furniture, and other office items;
 - (c) Approval of pay applications and/or change orders from STR Constructors for construction of office and pavilions and acceptance of project;
 - (d) Repairs, maintenance, and monthly expenditures for parks and recreational facilities;

9. District engineer's report and related action items, including:
 - (a) Development matters, including:
 - (i) Village at Northtown Condominiums Water, Wastewater, and Drainage Improvements, including approval of pay applications and/or change orders;
 - (ii) Village at Northtown Multifamily (North Wells Branch/The Parker);
 - (iii) Village at Northtown Multifamily (Edenbrook);
 - (iv) The Lakes Retail Center;
 - (v) Avalon Bay Multifamily, including:
 1. License and Consent to Encroachment Agreement;
 2. Declaration of Maintenance Covenants for Stormwater Structural Controls;
 3. Restrictive Covenants;
 4. Exclusive Water Line Vault Easement;
 - (vi) JD's Supermarket – Dessau;
 - (b) MS4 compliance matters, including:
 - (i) Permitting update;
 - (ii) Storm Water Pollution Prevention Plan compliance updates;
 - (c) Senate Bill 3 / Emergency Preparedness Plan, including status of application requesting waiver of emergency preparedness plan;

10. District bookkeeper's report and related action items, including:
 - (a) Payment of bills and invoices;
 - (b) Fund transfers;
 - (c) Investments;
 - (d) Developer escrow report and reconciliation;

11. District website, including hosting, maintenance, and related action items;

12. Wholesale water and wastewater services and related action items, including contract negotiation with City of Austin;

13. Attorney's report and related action items, including issuance of demand to STR Constructors regarding construction of office and pavilion;

14. Future agenda items and meeting schedule.

The Board of Directors is authorized by the Texas Open Meetings Act, Chapter 551, Texas Government Code, to convene in closed or executive session for certain purposes, including receiving legal advice from the District's attorney (Section 551.071); discussing real property matters (Section 551.072); discussing gifts and donations (Section 551.073); discussing personnel matters (Section 551.074); discussing security personnel or devices (Section 551.076); or discussing information technology security practices (Section 551.089). If the Board of Directors determines to go into executive session to discuss any item on this agenda, the presiding officer will announce that an executive session will be held and will identify the item to be discussed and the provision of the Open Meetings Act that authorizes the closed or executive session.



Attorney for the District

Northtown Municipal Utility District is committed to compliance with the Americans With Disabilities Act. Reasonable accommodations and equal access to communications will be provided upon request. Please call Armbrust & Brown, PLLC at (512) 435-2300 for additional information.

**MINUTES OF MEETING OF THE BOARD OF DIRECTORS OF
NORTHTOWN MUNICIPAL UTILITY DISTRICT**

May 23, 2023

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

A meeting of the Board of Directors of Northtown Municipal Utility District was held on May 23, 2023 at 700 E. Wells Branch Parkway, Pflugerville, Texas. The meeting was open to the public and notice was given as required by the Texas Open Meetings Act. A copy of the Certificates of Posting of the Notice are attached as **Exhibit "A"**.

The roll was called of the members of the Board:

Brenda Richter	-	President
Robin Campbell	-	Vice President
Felix Amaro	-	Treasurer
Christopher Capers	-	Secretary
Lee Hill	-	Assistant Secretary

and all of the Directors were present except Director Campbell and Director Amaro, thus constituting a quorum. Also present at times during the meeting were Mona Oliver, the District manager; Allen Douthitt of Bott & Douthitt, PLLC ("*Bott & Douthitt*"); Robert Anderson of Crossroads Utility Services LLC ("*Crossroads*"); Carter Dean of Armbrust & Brown, PLLC ("*A&B*"); Scott Foster of 360 Professional Services, Inc. ("*360 PSI*"); Deputy Colton Yarborough of the Travis County Sheriff's Office ("*TCSO*"); Barnaby Evans of Fatter and Evans Architects, Inc.; Gilbert Bolding of STR Constructors; Ryan LaMarre of Quiddity; Jennifer Wiebrand of AvalonBay; and David Leverio and Colette Downey.

Director Richter called the meeting to order at 5:45 p.m. and stated that the Board would first receive resident communications and Board member announcements. There being none, Director Richter stated that the Board would consider approval of the consent items on the agenda, including (i) the minutes of the April 25, 2023 Board meeting; (ii) the revised District Registration Form attached as **Exhibit "B"**; and (iii) the Resolution Establishing Offices and Meeting Places of the Board of Directors of Northtown Municipal Utility District and Establishing Locations for the Posting of Notice of Meetings of the Board attached as **Exhibit "C"**. After discussion, upon motion by Director Capers and second by Director Hill, the Board voted 3-0 to approve the consent items.

Director Richter next stated that the Board would consider budget and tax items. Mr. Dean reviewed the preliminary estimate of 2023 taxable value received from Travis Central Appraisal District attached as **Exhibit "D"** with the Board, which he stated was \$1,375,649,407. He then reviewed the Board's schedule for establishing a 2023-2024 budget and 2023 tax rate attached as **Exhibit "E"** with the Board, noting that the meetings at which the Board would consider such issues would occur on their customary days. Director Hill asked Mr. Dean and Mr. Douthitt to make sure that all of the District's tax rate information was posted online, as appropriate.

Director Richter next recognized Deputy Yarborough to present the security report attached as **Exhibit "F"**. Deputy Yarborough reviewed the report with the Board, stating that there had been one residential burglary and two thefts reported since the last Board meeting.

Director Richter next stated that the Board would receive the operations manager's report and recognized Mr. Anderson. Mr. Anderson reviewed the operations manager's report attached as **Exhibit "G"** with the Board. He reported that there were 3,086 occupied single family connections as of April, that the water accountability for the prior reporting period was -5.83%, and that the April water samples were satisfactory. He next presented the write-offs included in his report for Board consideration. Upon motion by Director Capers and second by Director Hill, the Board voted 3-0 to approve the write-offs.

Director Richter then stated that the Board would consider landscape maintenance matters and recognized Ms. Oliver, who stated that she would cover Mr. Fadal's report in his absence. Ms. Oliver presented the landscape maintenance report attached as **Exhibit "H"** and reviewed it with the Board. She then presented Proposal No. 10210 for plant replacement attached as **Exhibit "I"** to the Board for consideration. Upon motion by Director Hill and second by Director Capers, the Board voted 3-0 to approve the proposal. Director Richter asked how the parks had been faring with the recent rains. Ms. Oliver answered that the rains had not caused issues, but the freeze that occurred earlier that year had damaged various landscaping.

Director Richter announced that the Board would next receive the District manager's report and recognized Ms. Oliver. Ms. Oliver called the Board's attention to her monthly reports included in the meeting packet attached as **Exhibit "J"**. Ms. Oliver reviewed the Restrictive Covenant Committee report and the monthly expenditure report with the Board. She next reviewed the report from Texas Disposal Systems ("**TDS**") with the Board. Ms. Oliver then reported that she had finished purchasing furniture and appliances for the new office and came in approximately \$2,700 under budget.

Director Richter next stated that the Board would receive a report from the Facilities Committee. Mr. Bolding addressed the Board and provided an update regarding STR Constructor's construction of the new office and pavilions. He stated that they were in the punch list stage and had about 50 minor items left to finish, adding that he expected that they would be finally complete within the next 30 days, with the exception of one door, that was on backorder. Director Richter stated that she appreciated Mr. Bolding attending the meeting. She then stated that if the project was not completed by the end of June, the Board would direct the District's attorney to issue a formal demand letter regarding completion of the project. Mr. Bolding stated that he would make his best efforts to have the project completed by then, noting that the delays were primarily caused by issues with subcontractors. Mr. Foster stated that the project was over 90% complete and had been making progress. Director Richter asked Mr. Foster to notify her and Mr. Dean in mid-June regarding the status of construction. Mr. Foster stated that there was still a pay estimate pending that had been presented to the Board at the November 2022 Board meeting, and that he believed it should be paid. Upon motion by Director Hill and second by Director Richter, the Board voted 3-0 to approve the outstanding pay estimate referenced by Mr. Foster.

Director Richter stated that the Board would next receive the engineering report. Mr. Foster reviewed his report attached as **Exhibit "K"** with the Board and covered the status of various development projects in the District. He then presented the bid tabulation for the Village at Northtown Condominiums Water, Wastewater and Drainage Improvements project attached as **Exhibit "L"** with the Board, and recommended approval of award of the contract to the lowest responsible bidder, DNT Construction, in the amount of \$1,231,526.98. Upon motion by

Director Capers and second by Director Hill, the Board voted 3-0 to approve award of the contract to DNT Construction. Mr. Foster then reported that the trail that the District had required be constructed with the Village at Northtown Multifamily (North Wells Branch/The Parker) project had been completed, and that the developer was finalizing permits for construction of Phase 2 of the project. He then introduced Ms. Wiebrand, who briefly reviewed AvalonBay's company and multifamily project in the District with the Board. Mr. LaMarre then addressed the Board and stated that an error in the original plan submittal to the District had excluded a number of units, but that the original submittal had included the correct number of units in another location. He referenced the letter attached as **Exhibit "M"** and explained that the resubmission of corrected plans had occurred after the District had increased its park fees, and requested the Board to recognize all units in the project as having been submitted before such increase. Director Richter stated that it seemed like an honest mistake and that Mr. Foster had assured her that the original submittal did have some reference to all of the units, which supported the claim that the omission in another part of the plans was an error. After discussion, the Board generally agreed that all of the units at issue were subject to the prior park fees.

Director Richter then recognized Mr. Douthitt for purposes of receiving the bookkeeper's report. Mr. Douthitt presented the updated cash activity report attached as **Exhibit "N"** and reviewed it with the Board. Mr. Douthitt next reviewed the checks being presented for approval and recommended approval of the transfers listed on page one of his report. Upon motion by Director Hill and second by Director Capers, the Board voted 3-0 to approve the transfers and the payment of bills and invoices.

Director Richter then stated that the Board would consider matters related to the District's website. Mr. Hill stated that Ms. Oliver and he planned to discuss website matters with Director Campbell once they had agreed upon a time to do so.

Director Richter stated that the Board would consider its wholesale water and wastewater services, including contract negotiations with the City of Austin. Mr. Dean stated that he had no update regarding such matters.

Director Richter recognized Mr. Dean for the purpose of receiving the attorney's report. Mr. Dean reviewed the Resolution Authorizing Transfers of Funds and Payment of Expenses attached as **Exhibit "O"** with the Board, which he explained would continue the current check signing process, allowing Mr. Douthitt's office to sign checks following Board approval, but without the condition that there must be an emergency. Upon motion by Director Capers and second by Director Hill, the Board voted 3-0 to approve the resolution. Mr. Dean and Mr. Anderson then informed the Board regarding the new requirements of the Lead and Copper Rule Revisions (LCRR), including the requirement to submit a service line inventory to the TCEQ by October 16, 2024. Mr. Douthitt advised that the compliance costs would need to be incorporated into the upcoming budget. The Board directed Mr. Anderson to present a plan and any proposals necessary for compliance with the LCRR at a subsequent meeting.

Director Richter asked Mr. Dean to include an item regarding installation of electronic meters on the next Board meeting agenda.

There being no further business to come before the Board, the meeting was adjourned at 6:50 p.m.



Date: May 27, 2023

Christopher Capers, Secretary
Board of Directors

**Northtown Municipal Utility District
Unlimited Tax Bonds, Series 2023
Finance Committee Recommendation**

Account Balances as of May 23, 2023 for Northtown MUD:

<i>General Operating Fund</i>	\$	18,064,450
Park Fund		102,964
Debt Service Fund		3,189,000
<i>Capital Projects Fund</i>		<u>4,562,461</u>

		Total Estimated Costs		70% Reimbursement
Construction Costs to be paid with Surplus Capital Projects Funds:				
A. Villages Water Improvements (2008)	\$	300,000	\$	210,000
B. Villages Harris Ridge Improvements (2012)		782,681		547,877
Total Construction Costs:	\$	<u>1,082,681</u>	\$	<u>757,877</u>
<i>Less: Surplus Bond Funds</i>				(757,877)
Total Amount Remaining Due:			\$	-

Construction Costs to be paid with Surplus Capital Projects & Operating Funds:				
A. John Henry Faulk W/WW Improvements (2016)	\$	1,476,706	\$	1,033,694
B. Villages - JHF Street/Drainage Section 3 (2018)		2,421,342		1,694,940
C. KB Homes Lot 5 Single-Family (2019)		2,926,610		2,048,627
Total Construction Costs:	\$	<u>6,824,658</u>	\$	<u>4,777,261</u>
<i>Less: Surplus Capital Projects Funds:</i>				(3,804,584)
<i>Less: Surplus O&M Funds:</i>				(972,677)
Total Amount Remaining Due:			\$	(0)

Construction Costs to be paid by Bonds:				
A. Villages - Section 2 (Phases 1 & 2) Single Family (2022)	\$	1,151,856	\$	806,299
B. Villages - Section 2 Residential Condominiums (Under Design)		1,231,527		862,069
C. District Water Meter Replacement (\$500/meter)		1,500,000		1,500,000
Total Construction Costs:	\$	<u>3,883,383</u>	\$	<u>3,168,368</u>

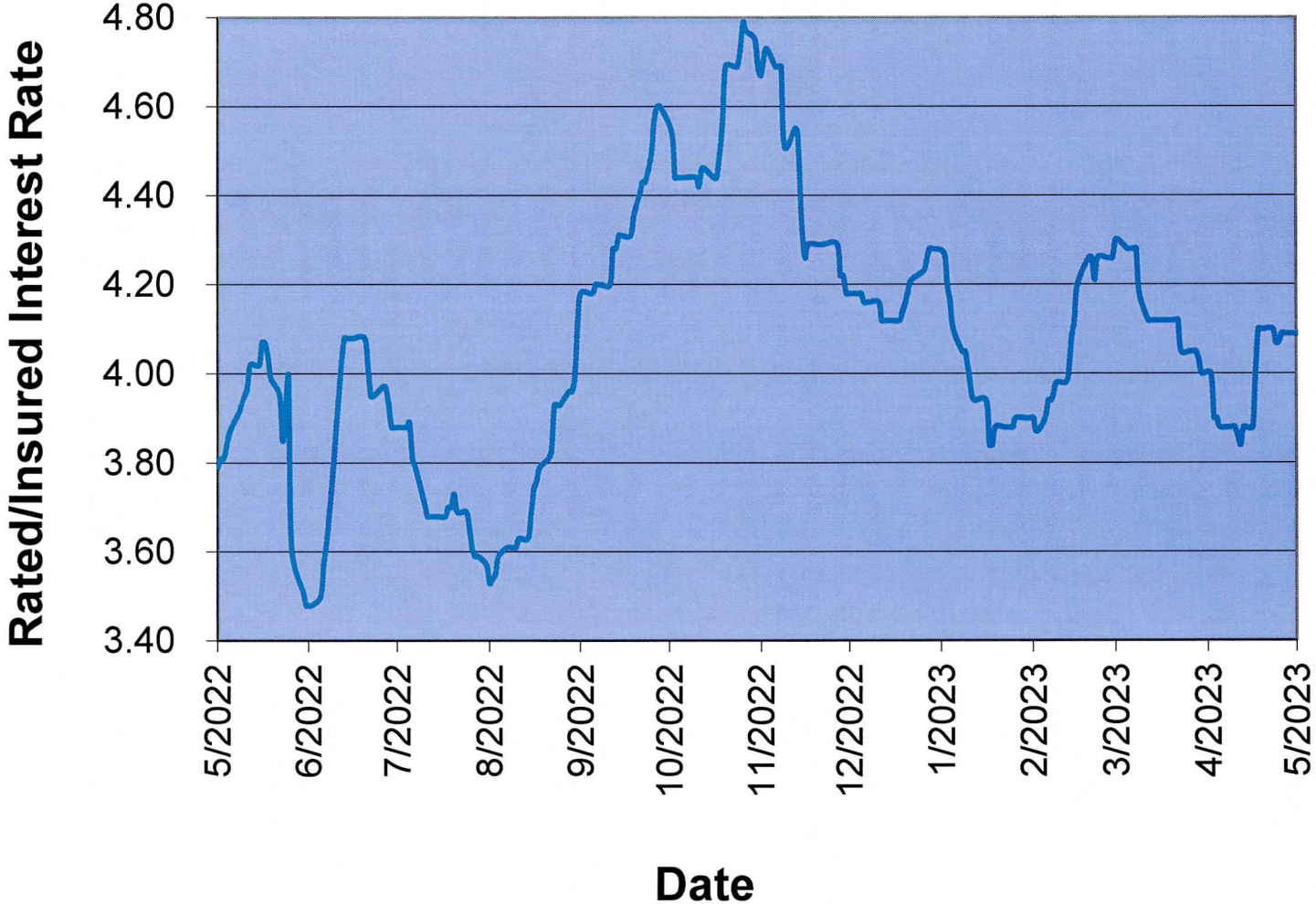
*See Summary of Costs for a breakdown of the construction and non-construction costs for the Bonds.

Potential Amount of Future Bond Issuance:				\$ 4,245,000
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Total Authorized but Unissued Bonds Available	\$	25,213,000
<i>Less: Potential Future Bonds</i>		<u>(4,245,000)</u>
Anticipated Remaining Authorized but Unused Funds	\$	20,968,000

The Finance Committee's recommendation is to issue bonds to cover the costs of the Villages Section 2 Single-Family Phases 1 and 2, Villages Section 2 Residential Condominiums, and District Water Meter Replacements. Per the Committee, it would be in the District's best interest to keep adequate surplus in the District's Operation and Maintenance Fund because of the uncertainty of funds potentially needed in the future by the District to potentially fund Commercial/Retail facilities (approximately \$8 million) and any potential SB3 improvements, if any, which are still to be determined by the Texas Commission on Environmental Quality ("TCEQ") in their review of the District.

20 Year Bond Interest Rates May 2022 - May 2023



**Northtown Municipal Utility District
Unlimited Tax Bonds, Series 2023
SUMMARY OF COSTS**

	Total Estimated Costs	70% Reimbursement
<u>Construction Costs</u>		
A. Villages - Section 2 (Phases 1 & 2) Single-Family (2022)	1,151,856	806,299
B. Villages - Section 2 Residential Condos (Pending)	1,231,527	862,069
C. District Water Meter Replacement (\$500/meter)	1,500,000	1,500,000
Total Construction Costs	\$ 3,883,383	\$ 3,168,368
 <u>Non Construction Costs</u>		
A. Legal Fees (2.75%)		\$ 116,738
B. Financial Advisor Fee (2.0%)		84,900
C. Capitalized Interest (2 yrs @ 4.25%)		360,825
D. Developer Interest (2 yrs @ 4.25%)		269,311
E. Bond Discount (3%)		127,350
F. Cost of Issuance		52,650 ^(a)
G. Attorney General Review Fee (0.10%)		4,245
H. TCEQ Review Fee (0.25%)		10,613
I. Bond Application Report		50,000
Total Non-Construction Costs		\$ 1,076,631
 TOTAL BOND ISSUE REQUIREMENT		 \$ 4,245,000

(a) The cost of issuance includes the following costs:		Estimated
Publication of Notice of Sale	\$	500
TCEQ Filing Fee		500
Disclosure Counsel		8,500
IRS Form 8038 Filing Fee		250
Bond Preparation Fee		500
Courier Deliveries, Faxes, Copies, Postage		250
Printing & Shipping of OS		1,500
Moody's Rating Fee		21,500
Reimbursement Report		14,000
Updated District Photographs for POS/OS		1,200
Miscellaneous		3,950
	\$	52,650

- * Bond amount does not include:
1. Discretionary funds to potentially reimburse
Commercial/Retail utility facilities (approx. \$8 million)
 2. Any funds needed for SB3 improvements
 3. Does not include surplus general operating funds
from the District's general fund.

Total Authorized but Unissued Bonds Available	\$ 25,213,000
Less: Series 2023 Bonds	(4,245,000)
Anticipated Remaining Authorized but Unused Funds	\$ 20,968,000

Northtown Municipal Utility District
Projection of Income and Expenses - Debt Service Fund

\$4,245,000 Unlimited Tax and Revenue Bonds, Series 2023

No Growth

prepared by Public Finance Group

<u>Year</u>	<u>Projected Assessed Valuation</u>	<u>Tax Rate Per \$100 A.V.</u>	<u>Tax Collections @ 99%</u>	<u>Investment Income @ 1.00%</u>	<u>Total Available for Debt</u>	<u>Prior Outstanding Debt</u>	<u>Projected Series 2023 @ 4.25%</u>	<u>Total Outstanding Debt</u>	<u>Cumulative Debt Fund Balance</u>	<u>Percentage of Subsequent Year's Debt</u>
2022	\$ 1,182,623,743	\$ 0.2170							\$ 856,334	(a) 35.39%
2023	\$ 1,375,649,407	\$ 0.2095	\$ 2,540,631	\$ 8,563	\$ 3,405,528	\$ 2,419,425	\$ -	\$ 2,419,425	1,346,928	(b) 50.27%
2024	1,375,649,407	0.2095	2,853,166	13,469	4,213,563	2,444,025	235,309	2,679,334	1,534,228	51.84%
2025	1,375,649,407	0.2095	2,853,166	15,342	4,402,736	2,413,575	546,163	2,959,738	1,442,999	48.81%
2026	1,375,649,407	0.2095	2,853,166	14,430	4,310,595	2,451,175	505,438	2,956,613	1,353,982	45.81%
2027	1,375,649,407	0.2095	2,853,166	13,540	4,220,688	2,444,875	510,775	2,955,650	1,265,038	42.78%
2028	1,375,649,407	0.2095	2,853,166	12,650	4,130,854	2,451,975	505,263	2,957,238	1,173,616	39.69%
2029	1,375,649,407	0.2095	2,853,166	11,736	4,038,518	2,452,525	504,325	2,956,850	1,081,668	36.59%
2030	1,375,649,407	0.2095	2,853,166	10,817	3,945,650	2,488,400	467,750	2,956,150	989,500	33.47%
2031	1,375,649,407	0.2095	2,853,166	9,895	3,852,561	2,459,500	497,025	2,956,525	896,036	30.29%
2032	1,375,649,407	0.2095	2,853,166	8,960	3,758,162	2,158,500	799,388	2,957,888	800,274	27.08%
2033	1,375,649,407	0.2095	2,853,166	8,003	3,661,443	2,142,000	813,150	2,955,150	706,293	
			\$ 31,072,287	\$ 127,406		\$ 26,325,975	\$ 5,384,584	\$ 31,710,559		

(a) Audited 9/30/2022 Debt Service Fund balance.

(b) Includes Capitalized Interest (2 yrs @ 4.25%) included in the Series 2023 proceeds.

\$ 856,334
 \$ 360,825

Northtown Municipal Utility District
Projected Debt Service Schedule: Annual Interest
Dated Date: December 1, 2023

\$4,245,000

Unlimited Tax and Revenue Bonds, Series 2023

<u>Year</u>	<u>Projected Principal 1-Sep</u>	<u>Projected Interest Rate</u>	<u>Projected Annual Interest</u>	<u>Projected Total Annual Debt Service</u>
2024	100,000	4.25%	135,309	235,309
2025	370,000	4.25%	176,163	546,163
2026	345,000	4.25%	160,438	505,438
2027	365,000	4.25%	145,775	510,775
2028	375,000	4.25%	130,263	505,263
2029	390,000	4.25%	114,325	504,325
2030	370,000	4.25%	97,750	467,750
2031	415,000	4.25%	82,025	497,025
2032	735,000	4.25%	64,388	799,388
2033	780,000	4.25%	33,150	813,150
	\$ 4,245,000		\$ 1,139,584	\$ 5,384,584

**Northtown Municipal Utility District
Unlimited Tax Bonds, Series 2023
Option using only Surplus Capital Projects and Operating and Maintenance Funds**

Account Balances as of May 23, 2023 for Northtown MUD:		
<i>General Operating Fund</i>	\$	18,064,450
Park Fund		102,964
Debt Service Fund		3,189,000
<i>Capital Projects Fund</i>		4,562,461

	Total Estimated Costs	70% Reimbursement
<u>Construction Costs to be paid with Surplus Capital Projects Funds:</u>		
A. Villages Water Improvements (2008)	\$ 300,000	\$ 210,000
B. Villages Harris Ridge Improvements (2012)	782,681	547,877
Total Construction Costs:	\$ 1,082,681	\$ 757,877
<i>Less: Surplus Bond Funds</i>		<i>(757,877)</i>
Total Amount Remaining Due:		\$ -

<u>Construction Costs to be paid with Surplus Capital Projects & Operating Funds:</u>		
A. John Henry Faulk W/WW Improvements (2016)	\$ 1,476,706	\$ 1,033,694
B. Villages - JHF Street/Drainage Section 3 (2018)	2,421,342	1,694,940
C. KB Homes Lot 5 Single-Family (2019)	2,926,610	2,048,627
Total Construction Costs:	\$ 6,824,658	\$ 4,777,261
<i>Less: Surplus Capital Projects Funds:</i>		<i>(3,804,584)</i>
<i>Less: Surplus O&M Funds:</i>		<i>(972,677)</i>
Total Amount Remaining Due:		\$ (0)

<u>Construction Costs to be paid with Surplus Operating Funds:</u>		
A. Villages - Section 2 (Phases 1 & 2) Single Family (2022)	\$ 1,151,856	\$ 806,299
B. Villages - Section 2 Residential Condominiums (Under Design)	1,231,527	862,069
C. District Water Meter Replacement (\$500/meter)	1,500,000	1,500,000
Total Construction Costs:	\$ 3,883,383	\$ 3,168,368
Remaining Operating Fund Balance:		\$ 13,923,405

Total Authorized but Unissued Bonds Available	\$ 25,213,000
<i>Less: Potential Future Bonds</i>	<i>-</i>
Anticipated Remaining Authorized but Unused Funds	\$ 25,213,000

Crime Stats

Date	Crime	Location	Notes
05/02/2023	Tamper with Mail	146XX HARCOURT HOUSE LN	
05/14/2023	Agg Asslt D/W	144xx HARRIS RIDGE BLVD	
5/26/2023	Agg Asslt D/W	2XX Sweet Leaf	
5/28/2023	Auto Theft	141XX HARRIS RIDGE BLVD	



UTILITY MANAGER'S REPORT

Northtown Municipal Utility District Board of Directors Meeting



June 27, 2023

**Northtown Municipal Utility District
Operations Report
For the Month of May 2023**

GENERAL INFORMATION

Occupied Single Family Connections	<u>3081</u>	x 3 =	<u>9243</u>	
Vacant Single Family Connections	<u>24</u>			
Multi Family Connections	<u>6</u>	830 Units x 3 =	<u>2490</u>	
Commercial	<u>2</u>			
Builder Connections	<u>14</u>			
Builder New Taps	<u>0</u>			
Schools	<u>2</u>			
Non-Profit	<u>0</u>			
Fire Hydrants	<u>1</u>			
District Connections	<u>13</u>			
Irrigation Connections	<u>30</u>			
TOTAL CONNECTIONS	<u>3173</u>		<u>11733</u>	Estimated Population

BACTERIOLOGICAL ANALYSES

<u>5</u>	Water sample(s) taken on	<u>05/16/23</u>	All bacterial samples were satisfactory.
<u>5</u>	Water sample(s) taken on	<u>05/23/23</u>	All bacterial samples were satisfactory.

WATER ACCOUNTING

Pumped through master meter(s)				
from	<u>05/01/23</u>	to	<u>05/31/23</u>	
				<u>19,470,000</u> Gallons
Total Gallons Received/Billing Period				
from	<u>03/28/23</u>	to	<u>05/01/23</u>	
				<u>25,800,000</u> Gallons
Total Gallons Billed				
from	<u>03/28/23</u>	to	<u>05/01/23</u>	
				<u>24,530,000</u> Gallons
Flushing	<u>03/28/23</u>	to	<u>05/01/23</u>	
				<u>30,500</u> Gallons
Billing Adjustments				
from	<u>03/28/23</u>	to	<u>05/01/23</u>	
				<u>0</u> Gallons
Gallons gain/loss				<u>(1,239,500)</u> Gallons
Percentage gain/loss				<u>-4.80%</u>

CUSTOMER BILLING REPORT
 NORTHTOWN MUNICIPAL UTILITY DISTRICT
 April 11, 2022 Through May 10, 2023

Current Billing

Basic Service	121,497.78	
Water	96,430.20	
Sewer	105,415.09	
TCEQ	1,023.09	
Deposit	7,387.23	
Misc	<u>53,820.00</u>	
 Total Current Billing		 \$385,573.39

Aged Receivables

Thirty (30) Days	32,683.80	
Sixty (60) Days	433.72	
Ninety (90) Days	1,571.43	
One Hundred Twenty (120) Days	<u>7,933.50</u>	
Billed Arrears	42,622.45	
Credit Bal Fwd	<u>-8,330.34</u>	
 Total Aged Receivables		 \$34,292.11

Accounts Receivables

Penalty	5,746.47	
Basic Service	120,013.54	
Water	111,273.57	
Sewer	101,644.13	
TCEQ	1,038.94	
Deposit	-\$9,284.91	
Miscellaneous	<u>36,193.72</u>	
	366,625.46	
 Total Accounts Receivables		 \$366,625.46

Deposit Liability

Balance As Of	04/11/23	\$692,460.47
Collections		9,284.91
Deposits Applied		<u>-8,300.00</u>
 Balance As Of	 05/10/23	 \$693,445.38

NORTHTOWN MUNICIPAL UTILITY DISTRICT

Billing Report

May 20023

Connections	April	May
Active	3165	3149
Inactive	24	24
Total	3189	3173

New Connects	0	0
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Billing Recap

	April	May
Current Billing	\$423,245.10	\$385,573.39
Water	\$99,619.21	\$96,430.20
Sewer	\$105,295.05	\$105,415.09
State Assessment	\$1,039.83	\$1,023.09
Basic Service	\$121,559.86	\$121,497.78
Miscellaneous	\$88,681.15	\$53,820.00
Deposit	\$7,050.00	\$7,387.23
Current Payments	\$397,303.91	\$366,625.46
Arrears	April	May
30 Day	\$52,469.05	\$32,683.80
60 Day	\$2,025.96	\$433.72
90 Day	\$692.62	\$1,571.43
120 Day	\$2,976.97	\$7,933.50
Gross Arrears	\$58,164.60	\$42,622.45

Month	April	May
Total Customers	3189	3173
Letters	399	358
Disconnects	30	30

NORTHTOWN MUNICIPAL UTILITY DISTRICT
Water Report
May-23

Total Water Flows

Month	2018	2019	2020	2021	2022	2023
January	21,876	9,926	22,272	24,544	21,970	19,561
February	18,713	8,785	18,548	15,091	18,007	17,215
March	22,278	21,734	21,764	22,854	22,763	20,550
April	23,185	12,957	22,182	23,806	25,955	27,151
May	27,596	22,203	24,751	23,113	27,691	19,470
June	26,292	22,308	27,650	24,121	31,151	
July	27,286	25,733	30,449	24,990	33,802	
August	27,286	19,975	37,691	25,512	32,368	
September	21,624	27,539	31,636	29,383	34,355	
October	12,482	26,984	31,147	25,791	29,539	
November	11,181	23,276	32,200	22,580	21,941	
December	7,783	23,114	22,754	23,551	20,209	
TOTAL	247,582	244,534	323,044	285,336	319,751	103,947

Bacteriological Analyses

Samples: satisfactory taken on 05/16/23, 05/23/23

Chlorine Residual

	May
Average	2.2
Maximum (4.0)	2.5
Minimum (0.5)	1.5

Total Wastewater Billed

Month	2018	2019	2020	2021	2022	2023
January	15,158	13,169	14,553	16,930	15,630	15,525
February	15,759	15,529	15,095	16,110	16,402	17,193
March	14,826	14,513	14,047	15,732	17,357	15,299
April	15,060	14,881	16,608	16,685	18,421	15,282
May	15,883	15,597	16,834	17,978	17,141	15,300
June	16,651	15,290	17,042	16,190	16,956	
July	15,933	14,310	17,187	18,157	16,565	
August	16,304	14,947	18,367	16,734	17,836	
September	16,386	14,979	18,735	17,557	17,071	
October	14,907	14,626	22,891	18,225	16,991	
November	15,737	15,138	15,472	17,006	16,201	
December	15,003	14,068	21,766	17,640	16,796	
TOTAL	187,607	177,047	208,597	204,944	203,366	78,599

NORTHTOWN M.U.D. - WATER LOSS CHART

DATE FROM	DATE TO	MASTER METER	CONSUMPTION TOTALS	FLUSHING TOTALS	BILLING ADJUSTMENTS	GALLONS UNACCOUNTED	PERCENT GAIN/LOSS
09/30/19	10/28/19	28,465.4	27,596.0	51.0	(46.0)	-864.4	-3.04%
10/29/19	11/25/19	28,100.9	27,140.0	51.0	(46.0)	-955.9	-3.40%
11/26/19	12/27/19	21,268.9	20,087.0	51.0	(13.0)	-1143.9	-5.38%
12/28/19	01/30/20	21,503.9	20,226.0	48.0	(40.0)	-1269.9	-5.91%
01/31/20	02/28/20	17,649.7	16,888.0	48.0	(59.0)	-772.7	-4.38%
02/29/20	03/30/20	19,505.0	19,176.0	73.5	(1,070.0)	-1325.5	-6.80%
03/31/20	04/29/20	21,932.0	20,676.0	61.5	(83.0)	-1277.5	-5.82%
04/30/20	05/29/20	23,209.0	22,141.0	61.5	(92.0)	-1098.5	-4.73%
05/30/20	06/29/20	26,508.0	24,962.0	48.0	(89.0)	-1587.0	-5.99%
06/30/20	07/29/20	30,654.0	30,354.7	39.7	-	-259.6	-0.85%
07/30/20	08/28/20	31,232.0	29,041.0	48.0	-	-2143.0	-6.86%
08/29/20	09/29/20	25,944.0	24,413.0	43.5	-	-1487.5	-5.73%

TOTALS		295,972.8	282,700.7	624.7	(1,538.0)	(14,185.4)	---
AVERAGE		24,664.4	23,558.4	52.1	(128.2)	(1,182.1)	-4.79%

09/30/20	10/28/20	29,284.0	22,488.0	40.5	-	-1278.5	-4.37%
10/29/20	11/25/20	29,696.0	21,112.0	42.0	-	-8542.0	-28.76%
11/26/20	12/29/20	26,656.0	22,031.0	72.0	(4.0)	-4557.0	-17.10%
12/30/21	01/28/21	20,569.0	18,924.0	34.5	-	-1610.5	-7.83%
01/28/21	02/26/21	23,055.0	41,919.0	63.0	(20,156.0)	-1229.0	-5.33%
02/27/21	03/25/21	19,933.0	18,211.0	28.5	-	-1693.5	-8.50%
03/26/21	04/26/21	24,803.2	23,061.0	42.0	-	-1700.2	-6.85%
04/27/21	05/26/21	21,782.4	19,985.0	58.5	-	-1738.9	-7.98%
05/27/21	06/26/21	24,260.7	23,850.0	75.0	-	-335.7	-1.38%
06/27/21	07/26/21	23,480.0	21,612.0	49.5	-	-1818.5	-7.74%
07/27/21	08/25/21	27,510.0	25,274.0	48.0	-	-2188.0	-7.95%

TOTALS		271,029.3	258,467.0	553.5	(20,160.0)	(26,691.8)	---
AVERAGE		24,639.0	23,497.0	50.3	(1,832.7)	(2,426.5)	-9.85%

08/26/21	09/28/21	29,505.0	28,867.0	66.0	-	-572.0	-1.94%
09/29/21	10/28/21	23,503.0	23,324.0	40.5	-	-138.5	-0.59%
10/29/21	11/28/21	22,879.0	22,623.0	46.8	-	-209.2	-0.91%
11/29/21	12/27/22	20,004.0	17,975.0	30.0	-	-1999.0	-9.99%
12/28/21	01/26/22	20,131.0	18,885.0	60.3	-	-1185.7	-5.89%
01/27/22	02/28/22	20,936.0	19,859.0	67.5	-	-1009.5	-4.82%
03/01/22	03/28/22	19,510.0	17,810.0	48.0	-	-1652.0	-8.47%
03/29/22	04/27/22	25,975.0	23,512.0	157.0	-	-2306.0	-8.88%
04/28/22	05/26/22	25,606.0	23,075.0	107.3	-	-2423.7	-9.47%
05/27/22	06/23/22	28,653.0	27,654.0	47.3	-	-951.7	-3.32%
06/24/22	07/27/22	37,409.0	35,142.0	121.3	-	-2145.7	-5.74%
07/28/22	08/30/22	37,270.0	36,104.0	116.3	-	-1049.7	-2.82%
08/31/22	09/29/22	30,568.0	27,773.0	60.4	-	-2734.6	-8.95%

TOTALS		341,949.0	322,603.0	968.7	-	(18,377.3)	---
AVERAGE		26,303.8	24,815.6	74.5	-	(1,413.6)	-5.37%

09/30/22	10/27/22	28,684.0	28,240.0	85.6		-358.4	-1.25%
10/28/22	11/29/22	26,036.0	25,733.0	104.6		-198.4	-0.76%
11/30/22	12/28/22	18,558.0	19,331.0	123.7		896.7	4.83%
12/29/22	01/30/23	23,088.0	22,222.0	58.7		-807.3	-3.50%
01/31/23	02/28/23	18,815.0	18,053.0	27.4		-734.6	-3.90%
03/01/23	03/27/23	19,935.0	18,764.0	9.5		-1161.5	-5.83%
03/28/23	05/01/23	25,800.0	24,530.0	30.5		-1239.5	-4.80%

TOTALS		160,916.0	156,873.0	439.9	-	(3,603.1)	---
AVERAGE		22,988.0	22,410.4	62.8	#DIV/0!	(514.7)	-2.24%

**Northtown MUD
Water Usage Analysis**

Billing Period	Residential (gallons)	Builder (gallons)	School (gallons)	Non-Profit (gallons)	Fire Hydrant (gallons)	Multi-Family (gallons)	Irrigation (gallons)	Commercial (gallons)	District (gallons)	Monthly Totals (gallons)	Number of Residential Connections	Average Usage	Letters	Terminations
October 2019	18,436,000	219,000	127,000	27,000	802,000	3,061,000	3,602,000	1,196,000	-	27,470,000	2,966	6.2	513	34
November 2019	17,534,000	1,415,000	134,000	28,000	371,000	2,420,000	2,178,000	516,000	-	24,596,000	2,966	5.9	462	21
December 2019	21,513,000	189,000	103,000	27,000	153,000	3,008,000	2,905,000	294,000	-	28,192,000	2,966	7.3	523	24
January 2020	14,945,000	122,000	104,000	23,000	179,000	2,751,000	1,325,000	629,000	-	20,078,000	2,966	5.0	434	50
February 2020	15,135,000	133,000	100,000	12,000	33,000	2,512,000	1,873,000	415,000	-	20,213,000	2,966	5.1	100	9
March 2020	13,561,000	79,000	93,000	19,000	40,000	1,755,000	993,000	348,000	-	16,888,000	2,966	4.6	-	0
April 2020	14,773,000	102,000	89,000	11,000	33,000	2,038,000	1,722,000	399,000	-	19,167,000	2,972	5.0	-	0
May 2020	16,275,000	151,000	8,000	22,000	0	2,127,000	1,795,000	286,000	-	20,664,000	2,974	5.5	-	0
June 2020	16,981,000	271,000	18,000	13,000	0	2,321,000	2,198,000	338,000	-	22,140,000	2,981	5.7	-	0
July 2020	18,867,000	333,000	13,000	33,000	0	2,621,000	2,651,000	419,000	-	24,937,000	2,981	6.3	-	0
August 2020	23,782,000	787,000	74,000	52,000	0	2,568,000	2,293,000	798,000	-	30,354,000	3,027	7.9	-	0
September 2020	19,958,000	964,000	43,000	16,000	0	5,384,000	1,680,000	996,000	-	29,041,000	3,040	6.6	-	0
Total	211,760,000	4,765,000	906,000	283,000	1,611,000	32,566,000	25,215,000	6,634,000	-	283,740,000				
October 2020	18,976,000	155,000	44,000	21,000	39,000	3,748,000	1,204,000	27,000	199,000	24,413,000	3,041	6.2	527	0
November 2020	15,283,000	128,000	48,000	16,000	32,000	4,591,000	1,353,000	861,000	176,000	22,488,000	3,043	5.0	500	0
December 2020	16,635,000	208,000	18,000	26,000	30,000	2,129,000	1,445,000	721,000	-	21,112,000	3,049	5.4	523	0
January 2021	13,551,000	96,000	49,000	21,000	0	5,000,000	1,004,000	1,309,000	1,001,000	22,031,000	3,053	4.4	445	0
February 2021	10,350,000	35,000	54,000	27,000	0	4,414,000	648,000	3,093,000	303,000	18,924,000	3,059	3.4	312	0
March 2021	14,007,000	14,000	44,000	26,000	0	4,594,000	505,000	2,480,000	93,000	21,763,000	3,071	4.6	357	0
April 2021	14,196,000	17,000	40,000	17,000	0	1,293,000	1,067,000	1,486,000	95,000	18,211,000	3,071	4.6	416	0
May 2021	16,955,000	36,000	97,000	23,000	0	1,886,000	1,742,000	2,198,000	124,000	23,061,000	3,064	5.5	-	0
June 2021	14,883,000	50,000	112,000	12,000	700,000	2,273,000	1,282,000	545,000	128,000	19,985,000	3,072	4.8	402	60
July 2021	13,468,000	9,000	56,000	34,000	0	5,210,000	1,079,000	3,793,000	201,000	23,850,000	3,076	4.4	399	32
August 2021	16,283,000	9,000	25,000	31,000	83,000	2,141,000	1,479,000	1,384,000	177,000	21,612,000	3,167	5.1	384	36
September 2021	18,447,000	25,000	100,000	37,000	62,000	2,597,000	2,370,000	1,338,000	298,000	25,274,000	3,167	5.8	329	37
Total	182,934,000	782,000	687,000	291,000	946,000	39,876,000	15,178,000	19,235,000	2,795,000	262,724,000				
October 2021	17,330,000	53,000	107,000	19,000	10,000	5,415,000	2,626,000	2,900,000	407,000	28,867,000	3,167	5.5	420	28
November 2021	17,692,800	18,000	121,000	13,000	8,000	1,054,200	2,845,000	1,382,000	190,000	23,324,000	3,167	5.6	422	31
December 2021	17,297,000	9,000	111,000	1,000	8,000	1,348,000	1,241,000	2,423,000	185,000	22,623,000	3,167	5.5	418	21
January 2022	13,630,000	7,000	84,000	34,000	0	1,136,000	1,340,000	1,614,000	130,000	17,975,000	3,163	4.3	476	9
February 2022	10,442,000	6,000	68,000	17,000	0	4,297,000	994,000	2,899,000	162,000	18,885,000	3,168	3.3	418	26
March 2022	11,130,000	18,000	104,000	1,000	0	4,839,000	224,000	3,438,000	105,000	19,859,000	3,168	3.5	368	31
April 2022	12,743,000	6,000	95,000	1,000	74,000	1,903,000	811,000	2,050,000	127,000	17,810,000	3,168	4.0	368	31
May 2022	12,025,000	6,000	149,000	-	401,000	4,918,000	2,307,000	3,508,000	198,000	23,512,000	3,169	3.8	400	27
June 2022	12,189,000	8,000	100,000	1,000	14,601,000	5,559,000	2,228,000	3,407,000	210,000	38,303,000	3,169	3.8	446	40
July 2022	13,953,000	10,000	44,000	-	0	5,755,000	2,064,000	3,091,000	262,000	25,179,000	3,168	4.4	494	48
August 2022	18,397,015	12,000	31,000	-	0	7,068,000	3,160,000	4,553,000	371,000	33,592,015	3,172	5.8	498	19
September 2022	16,623,015	13,000	80,000	-	6,000	6,011,000	3,015,000	3,990,000	1,905,000	31,643,015	3,179	5.2	463	36
Total	173,451,830	166,000	1,094,000	87,000	15,108,000	49,303,200	22,855,000	35,255,000	4,252,000	301,572,030				
October 2022	13,059,028	28,000	101,000	-	1,000	6,900,000	3,249,000	4,083,000	352,000	27,773,028	3,181	4.1	568	25
November 2022	11,794,011	10,000	144,000	-	0	10,714,000	2,168,000	2,972,000	438,000	28,240,011	3,184	3.7	487	21
December 2022	15,860,048	7,000	46,000	-	459,000	5,730,000	2,143,000	1,314,000	174,000	25,733,048	3,184	5.0	-	-
January 2023	13,565,077	23,000	137,000	-	529,000	3,407,000	1,106,000	338,000	226,000	19,331,077	3,181	4.3	474	-
February 2023	10,995,038	666,000	105,000	-	3,000	4,851,033	1,146,000	4,260,000	196,000	22,222,071	3,183	3.5	398	-
March 2023	13,412,066	186,000	119,000	-	2,000	3,433,000	339,000	262,000	319,000	18,072,066	3,185	4.2	330	-
April 2023	13,811,057	58,000	84,000	-	1,000	2,546,000	1,720,000	314,000	230,000	18,764,057	3,189	4.3	399	30
May 2023	17,418,082	43,000	135,000	-	2,000	4,280,000	1,968,000	428,000	256,000	24,530,082	3,173	5.5	358	30
Total	109,914,407	1,021,000	871,000	-	997,000	41,861,033	13,839,000	13,971,000	2,191,000	184,665,440				

Active	Residential	Builder	School	Non-Profit	Fire Hydrant	Multi-Family	Irrigation	Commercial	District	Builder Taps	3173
Vacant	3081	14	2	0	1	6	30	2	13	0	
	24										

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
WATER REPAIR LOG > \$500
May 2023**

DATE	ADDRESS	PROBLEM	COST
01/11/23	14401 HARRIS RIDGE BLVD-2	HOUSELINE LEAK. WATER WAS SHOOTING OUT OF A PIPE SO WE CLOSED 2 VALVES TO ISOLATE WATER.	\$614.00
01/11/23	IN DISTRICT	DUMP TRUCK WORK COMPLETED. SPOLS HAUSLED OFF FOR 2021-2022	\$3,824.57
01/04/23	13921 CONNER DOWNS DR	REPLACED BROKEN CURBSTOP-DIG UP METER BOX TO MAKE ROOM FOR REPAIR. CRIMPED THE SERVICE LINE TO MAKE REPAIR AND BACKFIL WE NEED MORE TOPSOIL.	\$1,018.26
01/24/23	13800 GREINERT DR	ASPHALT AFTER REPAIR - PATCH NEEDED T BE PREPPED. THEN POUED AND SPREAD ASPHALT BEFORE COMPACTINGWITH ROLLER. CLEANED UP SITE.	\$1,339.93
02/24/23	IN DISTRICT	COMPLETE WORK ON FIRE HYDRANT. TOOK HYDRANT APART AND REPLACED THE MAIN VALVE GASKET AND FITTINGS ON THE BOTTOM OF HYDRANT. PUT BACK TOGETHER AND REINSTALLED.	\$1,693.79
03/01/23	IN DISTRICT	PUMPED OUT METER VAULT-READ METER AT 502 HOWARD AND LAKES MM	\$605.00
03/01/23	IN DISTRICT	PUMPED OUT METER VAULT-READ METER AT HOWARD AND LAKES MM	\$644.00
04/10/23	IN DISTRICT	WORK ON WATER DISTRIBUTION SYSTEM ARRIVED TO LOCATEION WHEN AW STATED THEIR WATER SHUT OFF THIS MORNING. THEN LOW WATER PRESSURE WAS BEING CALLED T THE OFFICE PON CHECKING THE FIRE HYDRANTS EVERY WHERE HAD 35/45 PSI.	\$581.88
04/18/23	IN DISTRICT	WATER STSTEM WORK COMPLETE. AUSTIN WATER HAD A TEST SHUT OUT AND WE ENDED UP HAVING HIGH PSI AND LOW PSI AND I WAS IN DISTRICT ADDRESSING CUSTOMERS AND WAS TAKING PRESSURE READING.	\$525.00
05/01/23	1913 WHITTARD OF CHELSEA	REPLACED METER BOX & LID AND ADJUSTED THE METER.	\$1,040.84
05/01/23	13815 LOTHIAN DR	EXCAVATED & REPAIRED WATER MAIN. FOUND A PIN HOLE IN POLY CAUSED BY KINK IN LINE. DUG DOWN TO SERVICE LINE AND MADE OUT REPAIR TO LINE. BACKFILLED WITH GRAVEL.	\$3,743.74
05/08/23	F/H 700 E WELLS BRANCH PKWY	RELOCATE HYDRANT METER- TOOK TO FMS.	\$724.80
TOTAL FOR 2023			\$16,355.81

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
WASTEWATER REPAIR LOG > \$500
MAY 2023**

DATE	ADDRESS	PROBLEM	COST
01/25/22	15200 LANTERN DR	CUSTOMER PROBLEM - DISTRICT LINES CLEAR. SEWER DISTRICT SIDE IS BACKED UP. USED JETTER TO PUSH ROOT BLOCKAGE OUT. TELEVISED LINE.	\$13,943.13
01/25/22	IN DISTRICT	NEW FORCE MAIN - SANITARY SYSTEM WORK COMPLETE. INSTALLED 2" WET TAP FOR CONTRACTOR. SHUT OFF LIFT STATIONS AND ASSISTED CONTRACTOR WITH 5 TIE INS AND TRAFFIC CONTROL. OPENS ALL ARV'S AND PRESSURE TESTED THE REPAIR.	\$13,238.39
01/25/22	15200 LANTERN DR	EXCAVATED AND REPAIRED SANITARY LINE. DUG DOWN AND EXPOSED BROKEN SEWER PIPE. CUT OUT BROKEN PIPE AND REPLACED WITH NEW PARTS. BACKFILLED AND CLEANED SITE.	\$2,905.66
01/25/22	13918 MERSEYSIDE DR	CUSTOMER PROBLEM - DISTRICT LINES CLEAR. NO BACK UPS ON DISTRICT SIDE. JETTED FROM 6" CLEAN OUT TO MAIN. STILL FOUND MET WITH CONTRACTOR WALKTHROUGH PERFORMED WITH PITTS AND DISTRICT ENGINEERS OF NEW UTILITIES.	\$519.16
02/28/22	IN DISTRICT		\$549.91
03/10/22	13802 CAMBOURNE DR	CUSTOMER PROBLEM - DISTRICT LINES CLEAR. FOUND BOTH SERVICES BACKED UP ON ARRIVAL. TRIED TO JET OUT BOTH LINES. THEN USED AUGER TO CUT ROOTS FOUND IN LINE.	\$951.93
03/30/22	13802 CAMBOURNE DR	EXCAVATED & REPAIRED SANITARY LINE. EXCAVATED 12 FTR DEEP ON A 6 IN MAIN THAT WAS CRACKED AT THE WYE. CLEARED OUT ROOTS, BACKFILLED AND CLEANED SITE.	\$10,654.18
05/25/22	IN DISTRICT	VECTOR TRUCK WORK-COMLETE. USED VECTOR TO CLEAN LINES BETWEEN MANHOLES. 700 EAST WELLS BRANCH. NEW DISTRICT BLDG.	\$793.46
05/25/22	IN DISTRICT	SANITARY SYSTEM WORK COMPLETE. SURVEYED MANHOLES;CHECKED CONDITION OF MANHOLES, CREEKS AND STORM PONDS. NO SIGNS OF I7I. REPLACED MISSING BOLTS AS NEEDED.	\$2,160.93
06/23/22	IN DISTRICT	CENTRAL MAINT WORK COMPLETED. RELOCATED UNUSED FORCE MAIN. MATERIAL AT THE OFFICE WITH HEAVY MACHINE. 40FT STICKS OF 16" PIPING.	\$2,926.91
10/05/22	13805 MERSEYSIDE DR	EXCAVATED & REPAIRED SANITARY LINE. WE EXPOSED SEWER LINE 5FT DOWN. HAVING TO CUT THE SIDEWALK OUT. MADE AND MADE OUR REPAIR TO THE LINE.	\$6,209.37
10/26/22	13805 MERSEYSIDE DR	CONCRETE WORK COMPLETED. REPALACED A CONCRETE PATCH FROM A PREVIOUS SEWER DIG. 5FT X 4 FT.	\$576.61
12/16/22	15013 HYSON CROSSING	VECTOR TRUCK WORK - COMPLETE. CLEANED OUT DISTRICT LINE. LINE WAS CLEARED.	\$1,305.28
12/15/22	15013 HYSON CROSSING	SEWER COMPLETELY BACKED UP. UESED VECTOR TO JET THE LINE ONCE CLEARED WE TELEVISED THE LINE TO INSPECT. LINE WAS CLEAR.	\$1,095.37
12/15/22	14120 CEYLON TEA CIR	EXVAVATED & REPAIRED SANITARY LINE. DUG DOWN 6FT TO REACH WYE WITH FULL OF ROOTS MADE ENOUGH ROOM AND CUT OUT BAD PIPE AND REPAIRED BACKFILLED WITH GRAVEL AND CLEANED SITE.	\$3,153.82
01/11/23	14120 CEYLON TEA CIR	CUTOMER PROBLEM-DISTRICT LINES CLEAR. TELEVISED LINE AND FOUND ROOTS, MARKED LOCATIONS OF INFILTRATION, WILL RETURN.	\$585.99
05/01/23	13701 CAMBOURNE DR	JETTED LINE AT CUSTOMER 4" CLEAN OUT AND TELEVISED.	\$967.99
TOTAL FOR 2023			\$1,553.98
TOTAL FOR 2022			\$60,984.11

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
GENERAL MANAGER'S REPORT
WRITE-OFF LIST
May-23**

NAME:	Owner / Renter	Date Finaled	Write-Off	Deposit Applied
Rhylicia Marie Allen	Renter	4/28/2023	\$ 183.20	\$ 150.00
Alexandra Gea Odierno	Renter	5/1/2023	\$ 182.62	\$ 150.00
Latasha Hutchins	Renter	4/18/2023	\$ 312.66	\$ 300.00
John Lomude	Renter	4/12/2023	\$ 187.87	\$ 300.00
			\$ 866.35	

Approved by the Board of Directors at the meeting held on June 27, 2023.

_____ Date _____

_____ Date _____

_____ Date _____

**NORTHTOWN MUD
WRITE-OFFS
FISCAL YEAR TOTALS**



	2019/20	2020/21	2021/22	2022/23
OCTOBER				
WRITE-OFF	\$ 276.53	\$ 1,681.38	\$ 1,620.83	\$ 684.38
COLLECTED	\$ -	\$ -	\$ -	\$ -
NOVEMBER				
WRITE-OFF	\$ 684.32	\$ 1,810.70	\$ 3,140.46	\$ 633.24
COLLECTED	\$ -	\$ -	\$ -	\$ -
DECEMBER				
WRITE-OFF	\$ 1,400.21	\$ 577.34	\$ 80.62	\$ 294.65
COLLECTED	\$ -	\$ -	\$ -	
JANUARY				
WRITE-OFF	\$ 165.18	\$ 1,945.60	\$ -	\$ 374.77
COLLECTED	\$ -	\$ -	\$ -	\$ -
FEBRUARY				
WRITE-OFF	\$ 79.55	\$ 898.79	\$ 597.86	\$ 319.31
COLLECTED	\$ -	\$ -	\$ -	\$ -
MARCH				
WRITE-OFF	\$ 493.52	\$ -	\$ -	\$ 1,124.35
COLLECTED	\$ -	\$ -	\$ -	\$ -
APRIL				
WRITE-OFF	\$ 347.84	\$ -	\$ 156.90	\$ 492.35
COLLECTED	\$ -	\$ -	\$ -	\$ -
MAY				
WRITE-OFF	\$ 118.38	\$ 5,502.46	\$ 1,070.12	\$ 866.35
COLLECTED	\$ -	\$ -		\$ -
JUNE				
WRITE-OFF	\$ -	\$ 1,130.42	\$ 732.92	
COLLECTED	\$ -	\$ -	\$ -	\$ -
JULY				
WRITE-OFF	\$ 1,534.99	\$ 5,413.65	\$ 294.08	
COLLECTED	\$ -	\$ -	\$ -	\$ -
AUGUST				
WRITE-OFF	\$ 1,534.99	\$ 2,420.24	\$ 1,739.84	
COLLECTED	\$ -	\$ -	\$ -	\$ -
SEPTEMBER				
WRITE-OFF	\$ 837.99	\$ 226.38	\$ 613.52	
COLLECTED	\$ -	\$ -	\$ -	
TOTAL COLLECTIONS:	\$ 7,473.50	\$ 21,606.96	\$ 10,047.15	\$ 4,789.40
TOTAL COLLECTED:	\$ -	\$ -	\$ -	\$ -



MONTHLY REPORT

Northtown M.U.D.

Report Period: 05/01/2023 - 05/31/2023

Parks & Entrance Grounds Maintenance		
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The park areas, entrances, medians, and/or easements received regular maintenance (including weed control, litter control, mowing, string-trimming, tree trimming, and shrub pruning) on the following dates:

5/2 – 5/3	5/9	5/16 – 5/17	5/23 – 5/24	5/30 – 5/31
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Task/Observation/Area: Highlights of services performed during regular maintenance

Crews performed the standard maintenance tasks such as mowing & string-trimming of the District’s irrigated turf areas, as well as having detailed the District’s beds & tree rings too. Crews also applied ant bait where needed throughout the District’s parks and Greenbelts, as well as having fertilized the District’s beds and newly planted trees too. Finally, crews cutback any low-hanging tree limbs they observed throughout the District’s boundaries.

Greenbelt & Drainage Maintenance	Greenbelt & Drainage maintenance occurred during the week(s) of:	05/10/2023
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Task/Observation/Area: Additional services/observations pertaining to the greenbelts & drainage	
Crews completed the standard maintenance tasks such as mowing & string-trimming of the District’s channels & greenbelts, as well as having removed approximately 24-cu. ft. of trash/litter from within these same areas located throughout the District’s properties.	

Trail System Maintenance	5/2 – 5/3	5/9	5/16 – 5/17	5/23 – 5/24	5/30 – 5/31
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Task/Observation/Area: Additional services/observations pertaining to the trail system	
Crews performed the standard maintenance tasks such as mowing & string-trimming of the District’s entire trail system, as well as performed weed control in areas where needed within the District’s trails. Finally, crews also raked out any rough areas they observed within the District’s trail system in an effort to achieve a smoother, neater overall appearance to the District’s trails.	

Irrigation System Maintenance	5/2 – 5/3	5/9	5/16 – 5/17	5/23 – 5/24	5/30 – 5/31
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Task/Observation/Area: Additional services/observations pertaining to the irrigation system

Our Licensed Irrigator performed a comprehensive irrigation system analysis and he made any subsequent repairs totaling less than the pre-approved \$300 maximum while he was still onsite.

NORTHTOWN MUD

MAINTENANCE MONTHLY REPORT

May 15, 2023 – June 16, 2023

- Weekly general cleaning at office, pavilion, parks and ponds.
- Removed and posted next meeting agenda.
- Posted next monthly board meeting date on entry signs.
- Changed out memory cards and replaced batteries as needed in game cameras.
- Assisted with covenant inspections and general administration.
- Flushed well valves weekly as preventative maintenance recommended by CTWM.
- Removed 16 bandit signs throughout the district and flyers posted around district.
- Cleaned out all water fountains & checked for loose bolts on all picnic benches, tables and playscapes.
- Cut down and disposed of fallen trees and various limbs throughout park system after wind events.
- Removed various debris from district creeks and ponds.
- Cleaned and sharpened all chainsaw chains several times and made required repairs.
- Performed preventive maintenance on all motorized equipment.
- Monitored Wildflower well status and entered data in log.
- Washed all shop rags, Ford F150 and ATV's.
- Stocked wood pile for free disbursement in 50 Acre Park and WildFlower Park.
- Made minor granite trail repairs due to rain.
- Continue raising canopy in various park areas to maintain an open line of sight.
- Picked up and disposed of dumped debris on various alleys & roadways in the District.
- Continue cutting down dead trees marked for removal.
- Closed and opened Dog Park during rainfall.
- Power washed the pavilion and the restrooms at the 50 Acre Park.
- Moving into and setting up new office building. *(closed item)*
- Closed soccer fields at the 50 Acre Park for TexasScapes overseed program. *(open item)*

- Still working with STR for many punch list items. *(open item)*
- Had dumpsters delivered to 700 E Wells Branch Parkway & 13901 John Henry Faulk.
- Working on taking district phones out of Director's name and transferring service to Northtown name & to new office. *(open item)*
- Scheduled to have the gas at the old office discontinued on June 8, 2023
- Scheduled to have power at old office discontinued on June 30, 2023 *(open item)*
- Transferred U.S. mail to new office location.
- Scheduled 30-day inspection walk-through with Stream Realty. *(open item)*
- Scheduled HVAC system inspection and report for May 1st, as required per office lease agreement. *(open item)*
- Working with TML representative for upcoming Employee Healthcare Renewal. *(open item)*
- Purchased mini split for WildFlower pavilion due to contractor markup.
STR- \$10,000.00 vs NT- \$950.00 NT MUD staff will install. *(closed item)*
- Alterman identified additional issue with well #1. Well repairs in progress. *(open item)*
- Working with TCSO Coordinator regarding a parking concern in The Lakes due to resident complaints.
- Attend new facility construction meetings on site every 1st & 3rd Tuesday of the month.
- Requested the TCSO deputies hired by NT MUD keep an eye out for wheelers using the parks and trails in the evenings and weekends on 3/22/22. *(on going)*
- Working with New Facility Construction subcommittee and various consultants regarding future office, pavilions, and equipment projects. *(in progress)*

Northtown MUD

NEW VIOLATIONS SENT A COURTESY CARD						
NOTES	ADDRESS	DATE NOTIFIED	PHOTO	15 DAY CHECK	ATTORNEY	VIOLATION
	716 Battenburg	6/6/2023	N			Derelict vehicle w/flat tires parked in view
	13810 Cambourne	5/30/2023	N			Lawn is overgrown and in need of maintenance
	13808 Ceylon Tea	6/13/2023	N			Bulky; Various debris must be stored out of view
	13907 Cambourne	6/19/2023	N			Bulky; Various debris must be stored out of view
	13913 Conner Downs	6/13/2023	N			Bulky; Various debris must be stored out of view
	13926 Conner Downs	6/6/2023	N			Bulky; Various debris must be stored out of view
	805 Crieff Cross	6/2/2023	N			Bulky; Various debris must be stored out of view
	1808 Darjeeling	5/30/2023	N			Bulky; Various debris must be stored out of view
monitor	14609 Ginseng	6/19/2023	N			Boat parked in view of street and residents
	15212 Lady Elizabeth	6/6/2023	N			Trailer parked in view of street and residents
	13910 Lampting	6/13/2023	N			Trailer parked in view of street and residents
monitor	14809 Lantern	6/6/2023	N			Camper/trailer parked in view of street and residents
	14000 Maricella	6/19/2023	N			Lawn is overgrown and in need of maintenance
	14008 Maricella	6/19/2023	N			Lawn is overgrown and in need of maintenance
	14012 Maricella	6/19/2023	N			Lawn is overgrown and in need of maintenance
	12041 Maricella	6/19/2023	N			Bulky; Various debris must be stored out of view
	904 Melted Candle	6/13/2023	N			Lawn is overgrown and in need of maintenance
	13626 Merseyside	5/30/2023	N			Lawn is overgrown and in need of maintenance
	13716 Merseyside	6/19/2023	N			1. Bulky debris in view 2. Trailer parked in view
monitor	1300 Peppermint	5/30/2023	N			Boat parked in view of street and residents
	13920 Randalstone	6/13/2023	N			Bulky; Various debris must be stored out of view
	900 Rocking Spur	5/30/2023	N			Lawn is overgrown and in need of maintenance
	1213 Staple Cv	6/6/2023	N			Bulky; Various debris must be stored out of view
	901 Sweet Leaf	6/6/2023	N			Lawn is overgrown and in need of maintenance
	1003 Tayside	6/6/2023	N			Bulky; Various debris must be stored out of view
	901 Thayer	6/6/2023	N			Trailer parked in view of street and residents
monitor	612 Tudor House	5/19/2023	N			Trailer parked in view of street and residents
	901 Twisted Fence	5/30/2023	N			Lawn is overgrown and in need of maintenance
CONTINUING VIOLATIONS SENT A LETTER						
NOTE	ADDRESS	DATE NOTIFIED	PHOTO	15 DAY CHECK	ATTORNEY	VIOLATION
	906 Antique Heritage	6/6/2023	Y			1. Lawn overgrown 2, Debris in view
	14004 Cambourne	5/19/2023	Y			Lawn is overgrown and in need of maintenance

Northtown MUD

	15127 Lantern	5/10/2023	Y			Lawn is overgrown and in need of maintenance
	15009 Saddlegirth	5/19/2023	Y			Bulky; Various debris must be stored out of view
CONTINUING VIOLATIONS SENT TO LEGAL						
NOTE	ADDRESS	DATE NOTIFIED	PHOTO	15 DAY CHECK	ATTORNEY	VIOLATION
	811 Burnsall Gates	1/23/2021	Y	Same	4/20/2021	Bulky; Various debris must be stored out of view
	802 Dawlish	4/26/2022	Y	Same	6/28/2022	1. Fence/gate is in disrepair 2, Debris in view
	14717 Hyson Crossing	2/14/2023	Y	Same	3/20/2023	1. Bulky debris in view 2. Fence/gate is in disrepair
black Honda Accord LP# CRC 8741	13902 Lothian	11/19/2020	Y	Same	1/22/2021	1. Derelict vehicle w/flat tires parked in view 2, Lawn overgrown 3. Debris in view
	14025 Maricella	1/27/2020	Y	Repeat CV	6/12/2020	Various debris must be stored out of view
	13708 Merseyside	5/3/2023	Y	Same	6/15/2023	Bulky; Various debris must be stored out of view
	13726 Merseyside	7/29/2021	Y	Same	11/2/2021	Various debris must be stored out of view
monitor	1324 Peppermint	11/12/2022	Y	Same	12/27/2022	1. Trailer parked in view
	15108 Plowshare	3/29/2023	Y	Same	5/22/2023	Lawn is overgrown and in need of maintenance
white Ford truck no LP	909 Rocking Spur	12/30/2022	Y	Same	3/1/2023	Derelict vehicle on jacks parked in view
monitor	1209 Tudor House	10/8/2019	Y	Same	11/19/2019	Derelict vehicle w/ exp registration & no plates parked in
RESOLVED						
NOTE	ADDRESS	DATE NOTIFIED	PHOTO	10 DAY CHECK	ATTORNEY	VIOLATION
	14916 Antique Finish	4/27/2023	N			Bulky; Various debris must be stored out of view
monitor	14920 Antique Finish	2/26/2023	N			Semi is not permitted in district
	906 Antique Heritage	6/6/2023	N			1. Lawn overgrown
	910 Antique Heritage	5/3/2023	N			Bulky; Various debris must be stored out of view
	1112 Battenburg	5/10/2023	N			Bulky; Various debris must be stored out of view
	1116 Battenburg	5/10/2023	N			Bulky; Various debris must be stored out of view
	1120 Battenburg	5/10/2023	N			Bulky; Various debris must be stored out of view
	13719 Cambourne	5/3/2023	N			1. Bulky debris in view 2. Lawn overgrown
	13914 Conner Downs	5/19/2023	N			Lawn is overgrown and in need of maintenance
	13915 Conner Downs	5/19/2023	N			Bulky; Various debris must be stored out of view
	1605 Darjeeling	5/19/2023	N			Lawn is overgrown and in need of maintenance
	804 Flatters	4/27/2023	Y			1. Trailer parked in view 2. Debris in view
monitor	1312 Ginger Spice	2/26/2023	N			Trailer parked in view of street and residents
	1325 Ginger Spice	4/27/2023	N			Bulky; Various debris must be stored out of view
	1417 Lady Grey	5/3/2023	N			Bulky; Various debris must be stored out of view

Northtown MUD

	1429 Lady Grey	5/3/2023	N			Lawn is overgrown and in need of maintenance
	14800 Lantern	5/10/2023	N			Bulky; Various debris must be stored out of view
	15030 Lantern	5/10/2023	N			Lawn is overgrown and in need of maintenance
	15208 Lantern	4/11/2023	N	Ext 5/15/23		Bulky; Various debris must be stored out of view
	921 Melted Candle	3/29/2023	Y	Same	5/22/2023	Bulky; Various debris must be stored out of view
	13620 Merseyside	4/5/2023	Y			Bulky; Various debris must be stored out of view
	13622 Merseyside	5/3/2023	N			Trailer parked on the lawn
red Hyundai Elantra no LP#	15008 Plowshare	3/3/2023	Y	Ext 5/15/23		1. Derelict vehicle w/flat tires & unregistered in view
	15100 Plowshare	5/3/2023	N			Lawn is overgrown and in need of maintenance
LP# LSC5320	14212 Sumatra	5/10/2023	N			Derelict vehicle w/missing tire parked in view
monitor	804 Tapestry	2/26/2023	Y			Trailer parked in view of street and residents
	808 Tapestry	5/10/2023	N			Trailer parked in view of street and residents
monitor	812 Tapestry	3/20/2023	N			Trailer parked in view of street and residents
	1008 Teapot	4/27/2023	Y			Trailer parked in view of street and residents
	420 Tudor House	4/27/2023	N			Bulky; Various debris must be stored out of view
monitor	1209 Tudor House	1/9/2023	Y	Same	4/7/2023	Trailer parked in view of street and residents
	804 Twisted Fence	4/11/2023	Y			1. Bulky; debris in view 2. Trash cans in view
	904 Twisted Fence	4/27/2023	N			Bulky; Various debris must be stored out of view

WildFlower

VIOLATIONS SENT A COURTESY REMINDER						
NOTES	ADDRESS	DATE NOTIFIED	PHOTO	15 DAY CHECK	ATTORNEY	VIOLATION
	114 Blue Flax	6/5/2023	N			Mow back area by parking pad
	13708 Golden Flax	6/5/2023	N			Rear bulky debris in view
	13712 Golden Flax	6/5/2023	N			Rear boat parked in view
	13805 Golden Flax	6/12/2023	N			Front bulky debris in view
	13904 Golden Flax	6/5/2023	N			Lawn overgrown and in need of maintenance
	148 Segovia	6/17/2023	N			Rear bulky debris in view
	181 Segovia	6/12/2023	N			Front bulky debris in view
	185 Segovia	6/5/2023	N			Lawn overgrown and in need of maintenance
	13816 Spring Heath	6/17/2023	N			Mow back area by parking pad
	13722 Spring Heath	6/17/2023	N			Lawn overgrown and in need of maintenance
	13731 Spring Heath	6/12/2023	N			Rear bulky debris in view
	13801 Spring Heath	6/17/2023	N			Rear bulky debris in view
	13803 Spring Heath	6/5/2023	N			Lawn overgrown and in need of maintenance
	13804 Spring Heath	6/12/2023	N			Mow back area by parking pad
	13815 Spring Heath	6/5/2023	N			Lawn overgrown and in need of maintenance
	13832 Spring Heath	6/12/2023	N			Front bulky debris in view
	220 Wild Senna	5/26/2023	N			1. Rear fence/gate disrepair 2. Rear bulky debris in view
	320 Wild Senna	6/17/2023	N			1. Mow back area 2. Rear bulky debris in view
VIOLATIONS SENT A LETTER						
NOTE	ADDRESS	DATE NOTIFIED	PHOTO	15 DAY CHECK	ATTORNEY	VIOLATION
	13721 Golden Flax	5/12/2023	Y			Front bulky debris in view
	13908 Golden Flax	5/26/2023	Y			Rear fence/gate is in a state of disrepair
	123 Mist Flower	4/30/2023	Y			Rear fence/gate is in a state of disrepair
	177 Segovia	5/31/2023	Y	Repeat CV		Lawn overgrown and in need of maintenance
	13812 Spring Heath	6/1/2023	Y	Repeat CV		Mow back area by parking pad
	223 Wild Senna	5/12/2023	Y			1. Rear bulky debris in view 2. Mow back area
CONTINUING VIOLATIONS NOT RESOLVED - SENT TO ATTORNEY						
NOTE	ADDRESS	DATE NOTIFIED	PHOTO	15 DAY CHECK	ATTORNEY	VIOLATION
	114 Blue Flax	2/11/2023	Y	Same	3/31/2023	Rear fence/gate is in a state of disrepair
	133 Blue Flax	4/1/2023	Y	Same	5/24/2023	Lawn overgrown and in need of maintenance

WildFlower

	105 Segovia	6/8/2020	Y	Same	8/7/2020	1. Lawn overgrown 2. Mow back area by parking pad 3. Rear fence disrepair
	113 Segovia	10/29/2021	Y	Same	12/27/2021	1. Lawn overgrown 2. Fence/gate disrepair 3. Debris in view 4. Trash cans in view
	127 Star Flower	9/18/2020	Y	Same	5/13/2021	Garage / shed disrepair
	231 Wild Senna	3/9/2023	Y	Same	4/29/2023	Rear bulky debris in view
	317 Wild Senna	10/6/2022	Y	Same	12/2/2022	1. Rear bulky debris in view 2, Trash cans in view
	214 Wild Senna West	8/11/2020	Y	Same	10/2/2020	1. Front fence/gate disrepair 2. Lawn maintenance
blue Dodge Nitro LP# NJX 912	214 Wild Senna West	11/18/2019	Y	Same	1/3/2020	1. Derelict vehicle w/flat tire parked in view
RESOLVED						
NOTE	ADDRESS	DATE NOTIFIED	PHOTO	15 DAY CHECK		VIOLATION
	137 Blue Flax	5/12/2023	N			Lawn overgrown and in need of maintenance
	141 Blue Flax	5/12/2023	N			Front bulky debris in view
	13716 Golden Flax	4/30/2023	N			1. Lawn overgrown 2. Mow back area by parking pad
	13724 Golden Flax	5/26/2023	N			1. Lawn overgrown 2. Mow back area by parking pad
	13725 Golden Flax	4/30/2023	N			Rear bulky debris in view
	13812 Golden Flax	4/8/2023	N			Lawn overgrown and in need of maintenance
	13816 Golden Flax	4/30/2023	N			Lawn overgrown and in need of maintenance
	13900 Golden Flax	4/30/2023	N			Rear bulky debris in view
	13901 Golden Flax	5/7/2023	N			1. Lawn overgrown 2. Mow back area by parking pad
	13905 Golden Flax	5/7/2023	N			1. Lawn overgrown 2. Mow back area by parking pad
	14018 Golden Flax	5/26/2023	N			Front bulky debris in view
	122 Mist Flower	5/12/2023	N			Front bulky debris in view
	133 Segovia	5/26/2023	N			Rear bulky debris in view
	165 Segovia	5/7/2023	N			Lawn overgrown and in need of maintenance
	217 Segovia	4/13/2023	N			Front bulky debris in view
	13722 Spring Heath	4/13/2023	N			Front bulky debris in view
	13811 Spring Heath	5/7/2023	N			Front trailer parked in view
	115 Star Flower	4/30/2023	N			Rear bulky debris in view
	122 Star Flower	5/7/2023	N			Front bulky debris in view
	137 Wild Senna	4/30/2023	N			Rear bulky debris in view
	220 Wild Senna	3/23/2023	Y	Same	5/24/2023	1. Rear bulky debris in view 2, Trash cans in view
	325 Wild Senna	4/30/2023	N			Rear bulky debris in view

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS – JUNE 2023**

Address	Violation	NT First Notice Letter	A & B Final Notice	Notice of Impending Litigation	Repeat Violation Letter	Suit Filed	Status
1209 Tudor House	Derelict vehicle – unregistered	10/28/2019	11/22/2019	2/3/2020			Deadline for NOIL compliance is as of 02/18/2020
14025 Maricella Lane	Debris in view	3/6/2020	6/23/2020	1/20/2021			Deadline for NOIL compliance is as of 02/04/2021
13902 Lothian Drive	Derelict vehicle, lawn in need of maintenance	12/14/2020	2/25/2021	3/23/2021	5/20/2021		Deadline for compliance of Special Final Notice is 06/04/2021
811 Burnsall Gates Drive	Debris in view	3/24/2021	5/18/2021	6/22/2021	7/13/2021		Deadline for compliance of Special Notice is 07/28/2021

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS – JUNE 2023**

Address	Violation	NT First Notice Letter	A & B Final Notice	Notice of Impending Litigation	Repeat Violation Letter	Suit Filed	Contempt Letter	Status
214 Wild Senna	Derelict vehicle – unregistered, flat tire	12/11/2019	1/3/2020	2/5/2020	3/18/2020			Deadline for Special Final Notice is as of 04/02/2020
214 Wild Senna Drive West	Fence in disrepair, lawn in need of maintenance	9/15/2020	10/26/2020					Deadline for compliance is as of 11/10/2020
13726 Merseyside Drive	Debris in view	9/28/2021	11/3/2021	12/1/2021	1/7/2022			Deadline for compliance for Special Final Notice is as of 01/21/2011
113 Segovia Way	Fence in disrepair, lawn in need of maintenance, debris in view	11/17/2021	12/28/2021	1/31/2022	2/23/2022			Deadline for compliance for Special Final Notice is as of 03/09/2022
802 Dawlish Drive	Debris in view; fence/ gate in disrepair	5/26/2022	6/28/2022	7/28/2022 8/30/2022				Deadline for compliance for Special Final Notice is as of 10/11/2022
317 Wild Senna Drive	Debris in view, garbage cans in view	11/9/2022	12/7/2022	1/23/2023				Deadline for compliance for Special Final Notice is as of 3/8/2023

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS – JUNE 2023**

Address	Violation	NT First Notice Letter	A & B Final Notice	Notice of Impending Litigation	Repeat Violation Letter	Suit Filed	Contempt Letter	Status
1324 Peppermint Trail	Trailer in view	4/7/2021	5/24/2021	8/20/2021 1/24/2023	12/28/2022			Deadline for compliance for SECOND Special Final Notice is as of 4/20/2023
909 Rocking Spur Cove	Derelict and unregistered vehicle	1/23/2023	3/2/2023	4/6/2023				Deadline for compliance for Special Final Notice is as of 5/19/2023
14717 Hyson Crossing	Fence in disrepair, lawn in need of maintenance	2/24/2023	3/21/2023	4/10/2023				Deadline for compliance for Special Final Notice is as of 5/19/2023
114 Blue Flax Lane	Fence in disrepair	3/6/2023	4/3/2023	5/1/2023				Deadline for compliance for Special Final Notice is as of 6/16/2023
1209 Tudor House Road	Trailer in view	2/7/2023	4/10/2023					Deadline for compliance is as of 4/25/2023
231 Wild Senna Drive	Debris in view	3/31/2023	5/1/2023	5/25/2023				Deadline for compliance is as of 6/9/2023
15108 Plowshare Drive	Lawn in need of maintenance	4/24/2023	5/23/2023					Deadline for compliance is as of 6/7/2023

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS – JUNE 2023**

Address	Violation	NT First Notice Letter	A & B Final Notice	Notice of Impending Litigation	Repeat Violation Letter	Suit Filed	Contempt Letter	Status
921 Melted Candle Cove	Debris in view	4/24/2023	5/23/2023					Deadline for compliance is as of 6/7/2023
133 Blue Flax Lane	Lawn in need of maintenance	4/28/2023	6/2/2023					Deadline for compliance is as of 6/17/2023
220 Wild Senna Drive	Debris in view; trash cans in view	4/28/2023	5/25/2023					Deadline for compliance is as of 6/9/2023

**NORTHTOWN MUNICIPAL UTILITY DISTRICT
RESTRICTIVE COVENANT VIOLATIONS LAWSUITS – JUNE 2023**

Address	Violation	NT First Notice Letter	A & B Final Notice	Notice of Impending Litigation	Repeat Violation Letter	Suit Filed	Status
127 Star Flower Way	Exterior Maintenance – Garage in Disrepair	4/5/2021	5/20/2021	6/16/2021	7/14/2021	1/20/2022	Law Suit approved by subcommittee on 01/18/2022. Suit filed on 01/20/2022.
105 Segovia Way	Lawn in need of maintenance, fence in disrepair	7/16/2020	8/26/2020	10/28/2020	12/10/2020	1/20/2022	Law Suit approved by subcommittee on 01/18/2022. Suit filed on 01/20/2022.

District Manager Monthly Expense Approvals

\$2000.00 per month - Approval by BOD 2-23-16

Emergency \$2000.00 per month w/1 director notified - Approved by BOD 4-28-15

<i>OFFICE PURCHASES</i>			
DATE	ITEM	PURPOSE	AMOUNT
5/5/23	Renew Public Data	Annual renewal fee	\$42.76
	Subtotal		<u>\$42.76</u>
<i>PARKS & MAINTENANCE PURCHASES</i>			
DATE	ITEM	PURPOSE	AMOUNT
5/5/23	Chainsaw, trash bags (5), wasp spray (2), ant spray	Replace old chainsaw and restock	\$583.73
5/10/23	Door stops (3)	For new office doors	\$45.86
5/16/23	Door bells, coat hooks, VCR	For new office doors & replace nonworking	\$172.79
5/25/23	First aid kit, extra band aids, antibiotic pads, gauze, paper tape, microwave food cover, knife set, drawer dividers	New first aid kit for new pavilion, and restock others	\$161.74
5/26/23	Trash bags (2 bxs), 2 cycle oil, (2), trash grabbers (2), spray bottles (2), soap refill, bar chain oil (2), chainsaw chains(2), socket set, bleach, wasp spray (2), pledge	Restock	\$245.22
5/26/23	Toilet paper (60 ct), metal shelves (2), small trash bags, (200 ct), hand soap (4 pk)	Restock	\$335.92
5/30/23	Diesel fuel	ATV's	\$100.00
	Subtotal		<u>\$1,645.26</u>
	<u>Grand Total for the Month</u>		<u>\$1,688.02</u>

District Manager Monthly Expense Approvals

\$2000.00 per month - Approval by BOD 2-23-16

Emergency \$2000.00 per month w/1 director notified - Approved by BOD 4-28-15

<i>OFFICE PURCHASES</i>			
DATE	ITEM	PURPOSE	AMOUNT
6/1/23	Tape, (4), clipboard	Restock	\$37.48
6/1/23	Motion feed paper towels, adhesive clips, remote holders, security for remote,	Organize and secure new office	\$149.04
	Subtotal		<u>\$186.52</u>
<i>PARKS & MAINTENANCE PURCHASES</i>			
DATE	ITEM	PURPOSE	AMOUNT
6/1/23	Mutt mitts (6400)	Restock	\$199.98
6/7/23	HEB Gift card	Fuel	\$50.00
6/8/23	Brass fitting to fix plumbing leak	Repair	\$18.09
	Subtotal		<u>\$268.07</u>
	Grand Total for the Month		<u>\$454.59</u>

Northtown Reservation Ledger

Date Paid & Form Rcv'd	Reservation Date	Name	Pavillion or Disc Golf	In / Out of District	Res. Fee Rcv'd	Deposit Rcv'd	Deposit Withheld	Notes	Refund Amount
2/23/23	4/14/23	C. Foster #001	Pav	In	\$25.00	\$100.00		Requested refund from B&D 4/20/23	\$100.00
4/14/23	4/30/23	A. Richardson #002	Pav	In	\$25.00	\$100.00		Requested refund from B&D 5/15/23	\$100.00
4/23/23	5/7/23	M. Hudson #003	Pav	Out	\$100.00	\$200.00		Requested refund from B&D 5/15/23	\$200.00
5/30/23	6/11/23	M. Stefano #004	Pav	Out	\$100.00	\$200.00			
5/30/23	7/22/23	S. Thomas #005	Pav	In	\$25.00	\$100.00			
Total Income =					\$150.00				



P.O. Box 17126
 Austin, TX 78760
 (800) 375-8375 Toll Free
 (512) 421-1340 Office

texasdisposal.com

**Northtown MUD Trash and Recycle Weight Report
2023**

1st Quarter 2023

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
January	217.00	35.17
February	186.27	26.49
March	295.20	45.55

Total Tonnage for 1st Qtr 698.47 107.21

2nd Quarter 2023

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
April	263.97	32.05
May	252.45	27.39
June		

Total Tonnage for 2nd Qtr 516.42 59.44

3rd Quarter 2023

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
July		
August		
September		

Total Tonnage for 3rd Qtr 0.00 0.00

4th Quarter 2023

Month	Estimated Trash Tonnage	Estimated Recycle Tonnage
October		
November		
December		

Total Tonnage for 4th Qtr 0.00 0.00

Total Yearly Tonnage 2023	1214.89	166.65
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5/5/2023	41131	A515	289659	7.4
5/5/2023	44086	A514	289664	7.66
5/5/2023	41131	A515	289687	3.13
5/12/2023	44086	A514	290689	7.6
5/12/2023	44086	A514	290748	3.9
5/12/2023	44078	A515	3098242	1.82
5/19/2023	41130	A514	291846	7.54
5/26/2023	44086	A514	292904	8.51
5/26/2023	44086	A514	292938	2.47
Total Recycle Tonnage				31.84

/Total containers on all routes	3789
<hr/>	
% of Northtown containers in routes	86.01%
Total Tonnage	31.84
X % of Northtown containers in routes	86.01%
Estimated recycle tonnage	27.39
<hr/>	

8x14

Wildflower

Spring Heath Rd

Wildflower
Playground

8x14

WILDFLOWER PLAYGROUND SIDEWALK



Playground

WILDFLOWER SIDEWALK

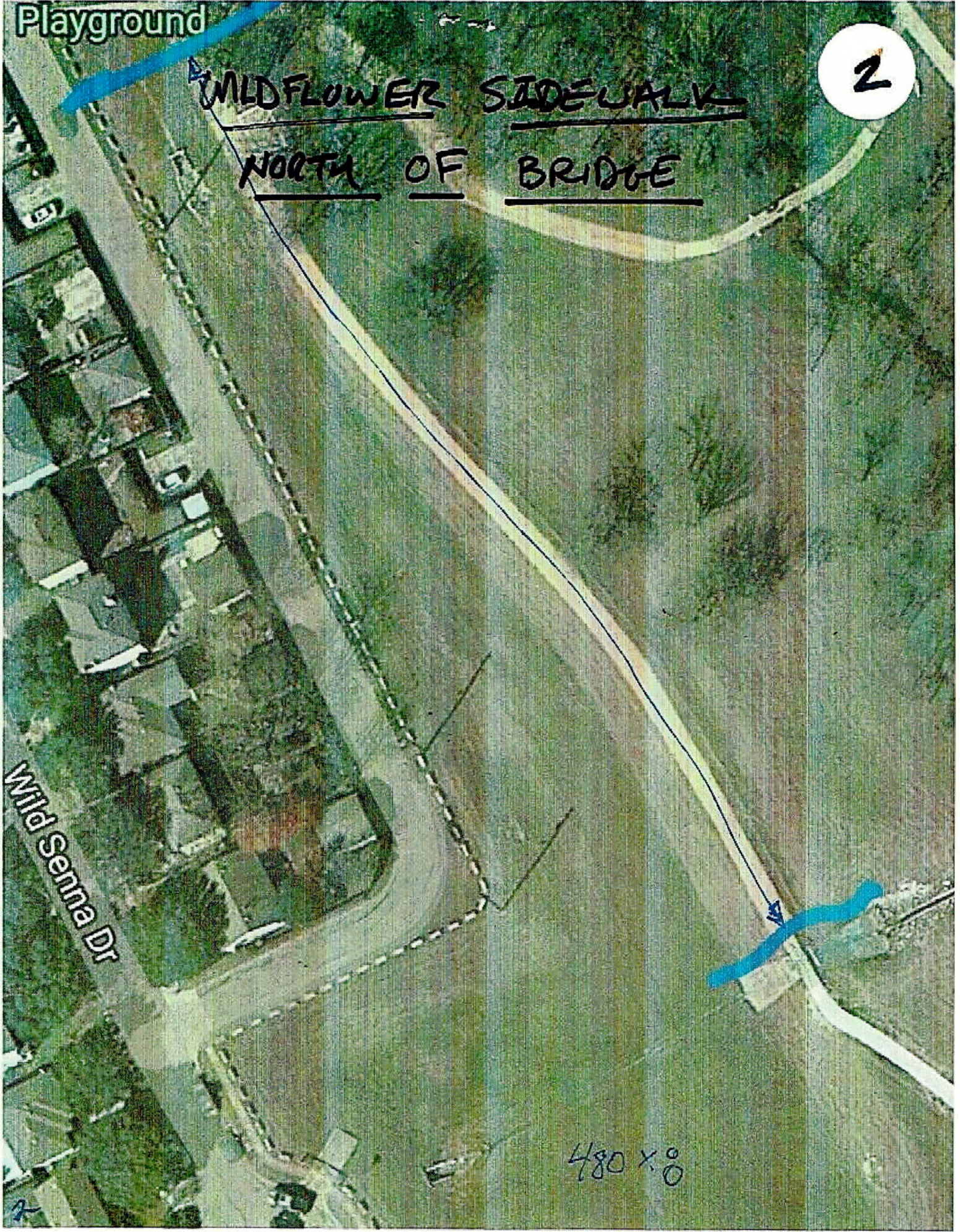
NORTH OF BRIDGE

2

Wild Senna Dr

480 x 0

2





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Change Order

PROJECT: <i>(Name and address)</i> Northtown MUD 700 E Wells Branch Pkwy	CONTRACT INFORMATION: Contract For: General Construction Date: March 24, 2021	CHANGE ORDER INFORMATION: Change Order Number: 09 Date: 06-12-23
OWNER: <i>(Name and address)</i> Northtown MUD 700 E Wells Branch Pkwy Pflugerville, TX 78660	ARCHITECT: <i>(Name and address)</i> Fatter & Evans Architects, Inc 7509 Menchaca Rd, Suite 100 Austin, TX 78745	CONTRACTOR: <i>(Name and address)</i> STR Constructors LLC 15550 Hwy 29 West Liberty Hill, TX 78642

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

PR17 credit to delete the acoustic panels in the lobby: deduct (\$679.05)

PR18 provide lockable steel gate for the cistern ladder: add \$4,524.00

Provide additional concrete work for the project: add \$41,800.00

Net change for change order 09 is an increase to the contract in the amount of \$45,644.95


The original Contract Sum was	\$ 4,876,700.00
The net change by previously authorized Change Orders	\$ 92,247.00
The Contract Sum prior to this Change Order was	\$ 4,968,947.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 45,644.95
The new Contract Sum including this Change Order will be	\$ 5,014,591.95

The Contract Time will be unchanged by Zero (0) days.

The new date of Substantial Completion will be AUG 31, 2022

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Fatter & Evans Architects, Inc ARCHITECT <i>(Firm name)</i>	STR Constructors LLC CONTRACTOR <i>(Firm name)</i>	Northtown Municipal Utility District OWNER <i>(Firm name)</i>
 SIGNATURE	 SIGNATURE	 SIGNATURE
Barnaby Evans, Architect PRINTED NAME AND TITLE	John Robinson, CEO PRINTED NAME AND TITLE	Brenda Richter, Boart President PRINTED NAME AND TITLE
<u>06-12-23</u> DATE	 DATE	 DATE

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NT MUD Change Proposal Summary
To be included in Change Order 9

Amt

6/12/2023

Contingency Balance	\$ -
PR 17 Credit to Delete Acoustic Panels in Lobby	\$ (679.05)
PR 18 Lockable Steel Gate for Cistern Ladder	\$ 4,524.00
Additional Concrete Work	\$ 41,800.00
Total Proposed Changes	<u>\$ 45,644.95</u>
Adjusted Contingency Balance	\$ -
Net Increase to Contract Sum	<u>\$ 45,644.95</u>
Previous Contract Amount after CO 8	\$ 4,968,947.00
This Proposed Change	\$ 45,644.95
New Contract Amount After CO 9	\$ 5,014,591.95
New Contract Completion Date After CO 9 (Days Unchanged)	31-Aug-22

STR CONSTRUCTORS, LLC.
CHANGE PROPOSAL

PROPOSAL ISSUED TO:	NO.: 17
Northtown MUD	
Care of: Fatter & Evans Architects	
7509 Mechaca RD Suite 100	
Austin, Texas 78745	
Northtown MUD Development of Lot 4C and 5E	
ATTENTION: Barnaby Evans	

DESCRIPTION: PR 17 Credit for Acoustical Panels

Description	Subcontracts	Material	Labor	Total
Credit for Acoustical Panels	-675.00			-675.00
				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
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				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
				0.00
DIRECT COST	-675	0	0	-675.00
PAYROLL TAX & INSURANCE	29.67%			0.00
STR FEE ON SUBCONTRACTORS	0.00%			0.00
STR FEE ON OWN WORK	0.00%			0.00
BOND	2.50%			0.00
INSURANCE	0.60%			-4.05
TOTAL COST				-679.05

QUALIFICATIONS & CLARIFICATIONS:

This change proposal becomes null & void after ten calendar days (10) and extends the contract completion date by _____ working days at \$ _____ dollars of cost for general conditions expenses per each w acceptance of this change proposal voids this quotation and will increase the cost by the General Contractor's general conditions expenses which exceed (\$ _____) per day. One Work day = 1.4 Calendar days.

STR CONSTRUCTORS, LLC. DATE: 2/10/2023 Project Manager: John Robinson	Approved by:
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Signed	Date:
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Lakeway Commercial LTD
325 Ranch Road 620 S. Ste. 100
Lakeway, TX 78734

STR Constructors
15500 HWY 29 W
Liberty Hill, TX 78642

To: John Robinson – Gilbert Bolding

Re: Northtown MUD

Date: 12/1/2022

The following are proposed changes to original contract, not included in the base bid scope of work on the above referenced project;

1. Credit – Delete Acoustic Panels in the Lobby of the new Office Building (attached)

Additional cost for these changes -

1. Delete Acoustic Panels in Lobby	<u>675.00</u>
Total Credit (DEDUCT)	\$ 675.00

Mark Tonn
CO7 - Northtown MUD



10350 Olympic Drive, Dallas TX 75220-6040 (214) 350-6871
2901 Wesley Way, Fort Worth, TX 76118-6955 (682) 253-0122
8788 Westpark Drive, Houston TX 77063 (713) 487-0065

QUOTATION

PROJECT: Northtown MUD - ARCH LOCATION: QUOTE TO: LandW dba Building Specialities - MRW ATTENTION: Danielle Dorsey QUOTE #: 212077(ARCH)	BID DATE: 01/25/2022 ARCHITECT: ENGINEER: PLAN DATE: REVISION#:
---	--

TERMS: NET 30 - F.O.B. FACTORY - FULL FREIGHT ALLOWED, UNLESS NOTED OTHERWISE. NO TAXES INCLUDED

Kinetics Noise Control model Hardside Panels

2" total thickness, 6-7 PCF density fiberglass core, PENCIL and chemically hardened edges, wrapped in Guilford-FR701-2100 fabric, Z-Clips (shipped loose).

\$ 675.00

3 QTY 48" x 48"

Freight to Pflugerville, Texas

NOTES PLEASE READ 1) Prices are guaranteed for 30 days and will be subject to escalation if not released for production within 60 days. 2) Prices are F.O.B. factory, full freight allowed. Tax Not included. Credit terms are net 30 Days. 3) Equipment and accessories not specifically mentioned in this quote are not included. 4) Bartos will not accept back charges for work or modifications without prior written approval. 5) Returns may not be made without written authorization. If there is a significant price, quantity or specification discrepancy between our quote and other quotes you receive, please contact Bartos immediately so the appropriate adjustments can be made.

Limitation of Liability

Under no circumstances shall Bartos Industries, Ltd., be liable for any incidental, special or consequential damages, including loss of revenue, loss of use of equipment or facilities, or economic damages based on strict liability or negligence. Bartos Industries, Ltd., shall not be liable for damage to property, other than equipment or material provided under this Agreement, and to persons, to the extent that Bartos Industries, Ltd.'s, negligent acts or omissions directly contributed to such injury or property damage.

WARRANTY

Bartos Industries, Ltd., will pass on any available manufacturer's warranty as written, but does not provide additional warranty for materials, products, or equipment purchased under this agreement. THIS WARRANTY IS GIVEN IN LIEU OF ALL OTHER WARRANTIES, EXPRESS, IMPLIED, OR STATUTORY, INCLUDING THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR THE PARTICULAR PURPOSE. Bartos Industries, Ltd., obligation to repair or replace any defective parts during the warranty period shall be the Customer's exclusive remedy. Bartos Industries, Ltd., shall not be responsible for labor charges for removal or reinstallation of defective parts, charges, for transportation, handling and shipping or refrigerant loss.

SUBMITTED BY: Matt Williams	DATED: 1/25/2022	THRU ADDENDUM: - 0 -
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CARRILLO STEEL FABRICATION & ERECTORS
 4605 HWY 123, SEGUIN TX 78155
 512-809-3719

HUB Certificate/VID
CERTIFIED Number:
 1844410207500

DATE 01/25/2023

CUSTOMER STR Construction General Contractors
 CITY Liberty Hill, TX

Attn: Gilbert Bolding

Re: Mesh for ladder and plate with Lash / Plates for Dumpster Gates
 PROPOSAL- FURNISH AND INSTALLATION
 Quote valid for 30 days from 01/25/2023 due to
 High escalation of steel prices.

Carrillo Steel Fabrication & Erectors proposes to FURNISH AND INSTALL BUILDING IN the following items per plans and specifications for the above referenced project. Exclusions and conditions will follow the scope of inclusions.

The following prices include Mobilization,
 Equipment, Per Diem

Drawings: LIST SET OF DOCUMENTS

PROJECT-SPECIFIC STRUCTURAL INCLUSIONS:	QTY	UNIT
<i>Detailing</i>		
<i>Mobilization</i>	1	LS
<i>Per Diem</i>	1	LS
<i>Overhead</i>	1	LS
<i>Consumables</i>	1	LS
<i>Structural Equipment</i>	1	LS

Drawings	Inclusions	Qty	Length Estimations	Weight LBS.	Finish
	Mesh for cage				<i>Shop Coat Primer</i>
	Plate with hinge				<i>Shop Coat Primer</i>
	2 plates for Dumpster Gates				<i>Shop Coat Primer</i>
					<i>Shop Coat Primer</i>
					<i>Shop Coat Primer</i>
					<i>Shop Coat Primer</i>
					<i>Shop Coat Primer</i>

<u>TOTAL PRICE</u>	
<u>FURNISH OF</u>	
<u>MATERIAL</u>	\$ 2,500.00
<u>TOTAL PRICE</u>	
<u>INSTALLATION</u>	\$ 1,500.00
<u>Total Sum</u>	
<u>price</u>	\$ 4,000.00

EXCLUSIONS

- *** Pre-finished/ pre-engineered metals
- *** Any Steel Not Sized
- *** Anything not mentioned in the inclusions
- **** ANY LIGHT GAUGE METAL.
- *** MIP Drawings, or Steel on MIP Drawings
- *** Stainless Steel, Aluminum or other non-ferrous.
- 2 Items (UNQ)
- 3 Permitting
- 4 High Performance Coatings/Paintings
- 5 Bollards
- 6 METAL ROOF
- 7 Gauge Metals (flats, studs, backing or otherwise)
- 8 Guardrails, Stairs, Stair Halls, Masonary Fence
- 9 6" DIA Max Bollard (Gib), Dumpster Enclosure Gate
- 10 Awning
- 11 Piercing hanger Tabs
- 12 Reinforcing Bars
- 13 Ferro Scan or R-Meter for rebar or tendon locations



- 14 Removal, Patching or repair of fireproofing
- 15 Testing or Inspection (Other than in-house QC)
- 16 Building Lines or Benchmarks for Control
- 17 Vehicular and Pedestrian Control; Barricades for
- 18 Same
- 19 Bike Racks
- 20 Receipt, layout, shakeout or placement of embedded items
- 21 Reinforcing or Concrete Fill at Stair treads or landings
- 22 Engineering of Tilt Panel Braces or Lifting devices
- 23 Pad or Crane Path Prep; All-weather surfaces for Cranes and Aerial Equ
- 24 Grout or Grouting
- 25 Field Survey
- 26 Grout
- 27 Overtime Working Hours
- 28 Weekend Working Hours
- 29 Holiday Working Hours
- 30 Testing
- 31 Bonding
- 32 Engineering
- 33 Field Dimensions
- 34 Installation of Embeds
- 35 Inspections
- 36 Gutters
- 37 Lintels
- 38 Metal Studs
- 39
- 40
- 41 Any Steel per Civil Drawings & Landscape Drawings
- 42 Cedar Beams
- 43 Handicap Sign Post
- 44 Cedar Post
- 45 Furnish of Trusses
- 46 Any Furnish Material or Erection not mentioned in Inclusions
- 47 Joist and Decking Furnish & Erection
- 48 Any steel missing locations
- 49 Custom steel Audio Console Cart
- 50 Pre-finished/ pre-engineered metals
- 51



Conditions and Qualifications

1. Work to be performed in accordance with the highest standards of AISC "Code of Standard Practice for Steel Buildings and Bridges", the Structural Welding Code of the American Welding Society and the Standard Specifications of the Steel Joist Institute.
3. The Controlling Contractor shall furnish written notification that any repairs, replacements and modification to anchor bolts were conducted in accordance with approved methods from the EOR. OSHA 1926.751 (a) (2)
4. Clear and adequate access shall be provided and maintained by the Controlling Contractor (CC) including firm, graded and drained paths for cranes; adequate area to offload, shake out and pre-assemble deliveries. Ref: OSHA 1926.752 (c) (1) & (2)
6. Roof and floor opening frames shall be fabricated with their members turned down to allow for continuous decking over the frame. The contractor whose material penetrates the decking shall be responsible for cutting and protecting holes in floor and roof decking.
7. Quote is based on a standard 40-hour work week, excluding legal holidays. Erection durations are available upon request.
8. Deliveries shall be made "to hook", in erectable sequences as directed by the erector. A continual supply of materials is required to allow for continuous erection activities.
9. Traffic and/or pedestrian control and barricades for same shall be the responsibility of the CC.

We appreciate the opportunity to submit this proposal and if there are any questions please feel free to call.

Best Regards,
Ivan Chavira

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Change Order

PROJECT: <i>(Name and address)</i> Northtown MUD 700 E Wells Branch Pkwy	CONTRACT INFORMATION: Contract For: General Construction Date: March 24, 2021	CHANGE ORDER INFORMATION: Change Order Number: 10 Date: 06-12-23
OWNER: <i>(Name and address)</i> Northtown MUD 700 E Wells Branch Pkwy Pflugerville, TX 78660	ARCHITECT: <i>(Name and address)</i> Fatter & Evans Architects, Inc 7509 Menchaca Rd, Suite 100 Austin, TX 78745	CONTRACTOR: <i>(Name and address)</i> STR Constructors LLC 15550 Hwy 29 West Liberty Hill, TX 78642

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

- Electric Utility Payments Deduct (\$18,810.51)
- Water Utility Payments Deduct (\$24,174.72)


Total deduct for Change Order 10: (\$42,985.23)

The original Contract Sum was	\$ 4,876,700.00
The net change by previously authorized Change Orders	\$ 137,891.95
The Contract Sum prior to this Change Order was	\$ 5,014,591.95
The Contract Sum will be decreased by this Change Order in the amount of	\$ 42,985.23
The new Contract Sum including this Change Order will be	\$ 4,971,606.72

The Contract Time will be unchanged by Zero (0) days.
 The new date of Substantial Completion will be Aug 31, 2022

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Fatter & Evans Architects, Inc <u>ARCHITECT (Firm name)</u>  <u>SIGNATURE</u> Barnaby Evans, Architect <u>PRINTED NAME AND TITLE</u> 06-12-23 <u>DATE</u>	STR Constructors LLC <u>CONTRACTOR (Firm name)</u> <u>SIGNATURE</u> John Robinson, CEO <u>PRINTED NAME AND TITLE</u> <u>DATE</u>	Northtown Municipal Utility District <u>OWNER (Firm name)</u> <u>SIGNATURE</u> Brenda Richter, Board President <u>PRINTED NAME AND TITLE</u> <u>DATE</u>
---	---	---

NT MUD Change Proposal Summary
To be included in Change Order 10

Amt

6/12/2023

Contingency Balance	\$ -
Electric Utility Deduct	\$ (18,810.51)
Water Utility Deduct	\$ (24,174.72)
Total Proposed Changes	<u>\$ (42,985.23)</u>
Adjusted Contingency Balance	\$ -
Net Increase to Contract Sum	<u>\$ (42,985.23)</u>
Previous Contract Amount after CO 9	\$ 5,014,591.95
This Proposed Change	\$ (42,985.23)
New Contract Amount After CO 10	\$ 4,971,606.72
New Contract Completion Date After CO 9 (Days Unchanged)	31-Aug-22

**Northtown M.U.D.
Construction Period Electric Usage**

02/28/2022	055627757294	TXU Energy	Electric - February 2022	608.39
03/31/2022	055352818148	TXU Energy	Electric - March 2022	1,608.11
04/30/2022	055702773509	TXU Energy	Electric - April 2022	746.54
05/31/2022	055602818632	TXU Energy	Electric - May 2022	924.58
06/30/2022	054727967129	TXU Energy	Electric - June 2022	1,208.21
07/31/2022	055652829044	TXU Energy	Electric - July 2022	1,281.40
08/31/2022	055377903169	TXU Energy	Electric - August 2022	1,349.68
09/30/2022	054778015348	TXU Energy	Electric - September 2022	1,192.21
10/31/2022	055877792668	TXU Energy	Electric - October 2022	1,168.88
11/30/2022	056227507755	TXU Energy	Electric - November 2022	1,012.61
12/31/2022	056277401968	TXU Energy	Electric - December 2022	1,414.04
01/31/2023	056277401968	TXU Energy	Electric - January 2023	1,552.66
02/28/2023	056277401968	TXU Energy	Electric - February 2023	1,056.62
03/31/2023	056277401968	TXU Energy	Electric - March 2023	899.77
04/30/2023	056277401968	TXU Energy	Electric - April 2023	1,356.91
05/31/2023	056277401968	TXU Energy	Electric - May 2023	905.97
				<u>\$ 18,286.58</u>

08/31/2022	158201911204	City of Austin	13921 John Henry Faulk Dr - 8/2022	20.19
09/30/2022	158885651145	City of Austin	13921 John Henry Faulk Dr - 9/2022	28.42
10/31/2022	158144345356	City of Austin	13921 John Henry Faulk Dr - 10/2022	33.69
11/30/2022	158693016090	City of Austin	13921 John Henry Faulk Dr - 11/2022	35.39
12/31/2022	158162396330	City of Austin	13921 John Henry Faulk Dr - 12/2022	51.54
01/31/2023	158200453228	City of Austin	13921 John Henry Faulk Dr - 1/2023	76.08
02/28/2023	158937376095	City of Austin	13921 John Henry Faulk Dr - 2/2023	87.69
03/31/2023	158438016205	City of Austin	13921 John Henry Faulk Dr - 3/2023	89.66
04/30/2023	158438016205	City of Austin	13921 John Henry Faulk Dr - 4/2023	101.27
				<u>\$ 523.93</u>

Total Electric \$ 18,810.51

Note: Does not include
May 2023 charges for JHF.
Project still not accepted as
of 5/31/23

From: Robert Anderson
To: Scott Foster
Subject: FW: Meter reads NTWN
Date: Monday, May 15, 2023 11:14:41 AM

Notes:
- Flat rate used only with no wastewater charges.
- Additional readings needed to close out project.
- Total this change order = \$24,174.72

See below.

From: Carlos Gonzales <cgonzales@crossroadsus.com>
Sent: Wednesday, May 10, 2023 4:38 PM
To: Robert Anderson <randerson@crossroadsus.com>; Spencer Standfield <sstandfield@crossroadsus.com>
Subject: Re: Meter reads NTWN

Sorry for the late reply sir but came back and it is working watched it and flushed 20 gallons

Sent via the Samsung Galaxy S20 FE 5G, an AT&T 5G smartphone
Get [Outlook for Android](#)

From: Robert Anderson <randerson@crossroadsus.com>
Sent: Wednesday, May 10, 2023 1:37:26 PM
To: Carlos Gonzales <cgonzales@crossroadsus.com>; Spencer Standfield <sstandfield@crossroadsus.com>
Subject: RE: Meter reads NTWN

Can you check the Building meter to see if it is registering now?

From: Carlos Gonzales <cgonzales@crossroadsus.com>
Sent: Wednesday, May 10, 2023 1:18 PM
To: Robert Anderson <randerson@crossroadsus.com>; Spencer Standfield <sstandfield@crossroadsus.com>
Subject: Meter reads NTWN

700 e wells branch:

Building meter- 1 1/2 inch
S/N:20050400
Read:0000 X \$5.08 = \$0.00

Meter Malfunction = \$0.00

Irr-1 1/2 inch
S/N:20916758
Read:4004 X \$5.08 = **\$20,543.52**

5/31/23 Reading
4163 x \$5.08 = \$21,148.04
Additional Reading needed until Well is operational

Restrooms- 1 inch
S/N:210683589
Read:5 X \$5.08 = **\$24.40**

13901 John Henry Faulk:

2 inch

S/N: 211480523

Read: 591 X \$5.08 = **\$3,002.28**

Does not include May 2023
charges for JHF. Project
still not accepted as of
5/31/23

1 inch

S/N: 220629744

Read:586

Sent via the Samsung Galaxy S20 FE 5G, an AT&T 5G smartphone

Get [Outlook for Android](#)

Facilities Committee

Monthly Expense Approvals

(Not to Exceed \$10,000.00 as of 10/25/22 BOD meeting)

DATE	ITEM	PURPOSE	AMOUNT
5/25/23	HVAC system repair at old office	Required per lease agreement	\$1,683.00
		Total to Date	<u>\$1,683.00</u>

Facilities Committee

Monthly Expense Approvals

(Not to Exceed \$10,000.00 as of 10/25/22 BOD meeting)

DATE	ITEM	PURPOSE	AMOUNT
6/9/23	HVAC system repair at old office -	Required per lease agreement	\$1,630.00
	dye test on #1 & #2		
		Total to Date	<u>\$1,630.00</u>



Austin Landscape Supplies

5317 S IH 35
Georgetown TX 78626

Estimate

Estimate #	Date
2376	6/1/2023

Name / Address
More's Town Mud

Ship To

Rep	Project

Qty	Item	Description	Rate	Total
260	PLAY-GROUND Mulch (W)	PLAY-GROUND Mulch (W) - ASTM Certified Playground Mulch. ADA, GMAX, Tramp Metal, Particle Size and Hazardous Metal Content Tested.	33.60	8,736.00T
	Loading/Handling Fee	Fuel Surcharge	6.00%	524.16T
2	Walking Floor Delivery	Walking Floor Delivery	282.23	564.46T
3	Dump Truck Delivery	Dump Truck Delivery	161.72	485.16T
80	PLAY-GROUND Mulch (W)	PLAY-GROUND Mulch (W) - ASTM Certified Playground Mulch. ADA, GMAX, Tramp Metal, Particle Size and Hazardous Metal Content Tested.	33.60	2,688.00T
	Loading/Handling Fee	Fuel Surcharge	6.00%	161.28T
1	Walking Floor Delivery	Walking Floor Delivery	274.41	274.41T

Subtotal \$13,433.47

Sales Tax (8.25%) \$1,108.26

Total \$14,541.73

All bids are good for 30 days. Prices are subject to change without notice. Sizes, colors or specifications are approximate. No guarantee on products derived from nature.

Phone #	Fax #
512-930-2311	512-864-1972

Web Site
http://austinlandscapesupplies.com



RENTAL QUOTE

220379944

Customer # : 3411346
 Quote Date : 06/02/23
 Estimated Out : 07/01/23 12:00 PM
 Estimated In : 07/08/23 12:00 PM
 UR Job Loc : 14401 HARRIS RIDGE B
 UR Job # : 3
 Customer Job ID:
 P.O. # : QUOTE
 Ordered By : EARNEST ROBLES
 Written By : SCOTT WOMACK
 Salesperson :

Job Site

JOB
 14401 HARRIS RIDGE BLVD
 PFLUGERVILLE TX 78660

Office: 512-716-0759 Cell: 512-565-7085

NORTHTOWN MUD
 1421 WELLS BRANCH PKWY STE 106
 PFLUGERVILLE TX 78660-3228

**This is not an invoice
 Please do not pay from this document**

RENTAL ITEMS:							
Qty	Equipment	Description	Minimum	Day	Week	4 Week	Estimated Amt.
1	9030522	SKID STEER MINI 301-600# TRACKED		216.00	760.00	2,897.00	760.00
Rental Subtotal:							760.00
SALES/MISCELLANEOUS ITEMS:							
Qty	Item		Price		Unit of Measure		Extended Amt.
1	TX UNIT PROPERTY TAX	[DRSURT/MCI]	1.420		EACH		1.42
1	ENVIRONMENTAL SERVICE CHARGE	[ENV/MCI]	15.200		EACH		15.20
1	DELIVERY CHARGE		208.000		EACH		208.00
1	PICKUP CHARGE		208.000		EACH		208.00
Sales/Misc Subtotal:							432.62
Agreement Subtotal:							1,192.62
Rental Protection:							114.00
Estimated Total:							1,306.62

COMMENTS/NOTES:

CONTACT: EARNEST ROBLES
 CELL#: 512-565-7085

This proposal may be withdrawn if not accepted within 30 days. The above referenced Rental Protection Plan, environmental, and tax charges are estimates and are subject to change.

NOTICE: This is not a rental agreement. The rental of equipment and any items listed above is subject to availability and subject to the terms and conditions of the Rental and Service Agreement, which are available at <https://www.unitedrentals.com/legal/rental-service-terms-US> and which are incorporated herein by reference. A COPY OF THE RENTAL AND SERVICE AGREEMENT TERMS ARE AVAILABLE IN PAPER FORM UPON REQUEST.

DATE: June 19, 2023

TO: Northtown Municipal Utility District
Board of Directors

FROM: Scott J. Foster, P.E.

RE: Northtown MUD – Engineer’s Report for the June 2023 Board Meeting

Report from District Engineer, including:

a) Development Updates;

i) Village at Northtown Section 2 (Condominiums);

Revised plans were submitted to the District which reduced the density of the project from 63 units to 43 units. Due to the reduction in density, a portion of the previously paid parkland fees will need to be refunded. The plans are pending final city and county approval. The Board approved the award of the contract at the May 2023 meeting. Construction will start once all permits are received,

ii) Village at Northtown Multifamily (North Wells Branch/The Parker), including easements and construction agreements;

Construction started on the Phase 1 project in March 2021 and is anticipated to be completed in Summer 2023.

The developer and District required additional easements and agreements to permit the project which have been executed and recorded. The plans have been technically approved by the District .Final approval is pending receipt of administrative items including payment of parkland fees. The restrictive covenant review is pending final approval. A variance request to reduce the building setback (Section 10c – 30 feet required) from District parkland was approved at the March 1, 2023 Board Meeting.

iii) Village at Northtown Multifamily (Edenbrook), including easements and restrictive covenants;

Construction has started and is expected to last into 2024.

iv) The Lakes Retail Center;

The project started construction in May 2022 and is expected to be completed in the Fall of 2023.

v) Avalon Bay Multifamily;

Construction plans have been submitted and reviewed for the first phase of the project, and construction is expected start in late 2023. The plans are still pending technical approval including the approval of the easements and restrictive covenant submittal which are under review.

At the April Board meeting, it was discussed that a portion of the project was anticipated to have increased parkland fees. Upon further discussion with the developer, it appears that there was an omission in their original plans which should have identified the correct number of units.

vi) JD's Supermarket Dessau;

Construction plans have been submitted and the review is on hold pending the receipt of updated documents from the applicant. Construction of the project is anticipated to start in early 2024.

b) MS4 Compliance Matters;

TCEQ has published the requirements and guidance for the MS4 renewal. The renewal was due by July 23, 2019, and 360 PSI submitted on May 22, 2019. TCEQ technically approved the Stormwater Management Plan on September 23, 2021. TCEQ provide the final steps for approval on April 19, 2022, which required the publication of a public notice and the ability for the public to review the Stormwater Management Plan. The public notice was published on April 28, 2022, and the plan was made available at the District office on April 26, 2022. All required documents have been filed with the TCEQ and are pending final approval.

The TCEQ requires an annual report be filed which summarizes the District's MS4 related activities. The 2022 annual report was filed with the TCEQ on March 24, 2023.

A summary of compliance matters has been provided.

c) SB3 Emergency Preparation Plan;

The financial waiver for the EPP was submitted to the TCEQ on May 30, 2022 and prior to the June 1, 2022 deadline. The TCEQ requested supplemental information which was provided on July 21, 2022. As of May 2023, there has been no additional information provided or requested from the TCEQ. The supplemental modeling study has been completed. The updated report was discussed and accepted by the District at the April 2023 meeting.

d) Future Reimbursement Items;

The financial advisor will present their recommendation on the projects that are pending reimbursement.

Northtown Municipal Utility District

Accounting Report

June 27, 2023

- Review Cash Activity Report, including Receipts and Expenditures.
 - ☑ Action Items:
 - Approval of director and vendor payments.
 - Approval of fund transfers.
- Review May 31, 2023 Financial Statements.

2023 Northtown M.U.D.

January						
Su	M	Tu	W	Th	F	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

February						
Su	M	Tu	W	Th	F	Sa
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28				

March						
Su	M	Tu	W	Th	F	Sa
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

April						
Su	M	Tu	W	Th	F	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

May						
Su	M	Tu	W	Th	F	Sa
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

June						
Su	M	Tu	W	Th	F	Sa
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

July						
Su	M	Tu	W	Th	F	Sa
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

August						
Su	M	Tu	W	Th	F	Sa
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

September						
Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30

October						
Su	M	Tu	W	Th	F	Sa
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

November						
Su	M	Tu	W	Th	F	Sa
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

December						
Su	M	Tu	W	Th	F	Sa
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

Notes	
Jan 25	Board Meeting
Mar 01	Board Meeting
Mar 28	Board Meeting
Apr 25	Board Meeting
May 23	Board Meeting
Jun 27	Board Meeting

**Northtown Municipal Utility District
Cash Activity Report - ABC Bank Operating Account
May 31, 2023 - June 27, 2023**

	General Fund Operating Account
Cash Balance - May 31, 2023	15,109.55
Projected Balance as of June 27, 2023	\$ 15,109.55

Northtown Municipal Utility District
Cash Activity Report - ABC Bank Manager's Account
May 31, 2023 - June 27, 2023

		General Fund Manager's Account
Cash Balance - May 31, 2023		\$ 288,723.20
Subsequent Activity		(2,021.90)
Transfers approved at the May 23, 2023 Meeting		511,022.99
Expenditures Approved at the May 23, 2023 Meeting (Cks #10924 - 10961)		(468,213.08)
Payroll Expenses		(31,656.09)
Child Support Services Division	10962	Child Support (121.38)
Alpha Richardson	10963	Facility Rental Deposit Reimbursement (100.00)
Meagan Hudson	10964	Facility Rental Deposit Reimbursement (200.00)
Atmos Energy	10965	Utilities - May 2023 (93.91)
City of Austin	10966	Utilities - May 2023 (3,170.02)
Ramona Oliver	10967	Expense Reimbursement (3,912.53)
TML Health	10968	Employee Benefits - June 2023 (3,646.37)
TXU Energy	10969	Utilities - May 2023 (1,931.51)
		Total Subsequent Activity (2,021.90)
Cash Balance - May 31, 2023		\$ 286,701.30
Subsequent Expenditures		(32,723.69)
Payroll Expenses		(16,007.29)
Child Support Services Division	10970	Child Support (121.38)
City of Austin	10971	Utilities - May 2023 (1,621.73)
Optimum Business	10972	Park Utilities - June 2023 (400.00)
Ramona Oliver	10973	Expense Reimbursement (1,630.00)
AT&T	10974	Utilities - May 2023 (1,979.98)
Charter Communications	10975	Park Internet - May 2023 (145.10)
City of Austin	10976	Utilities - May 2023 (1,953.32)
Travis Central Appraisal District	10977	Appraisal Fees - 3rd Quarter FY 2022 - 2023 (7,270.51)
AT&T (Internet)	10978	Internet - May 2023 (89.88)
Ramona Oliver	10979	Expense Reimbursement (1,504.50)
		Total Subsequent Activity (32,723.69)
Expenditures to be Approved at June 27, 2023 Meeting		(390,414.36)
360 Professional Services, Inc.	10980	Engineering Fees - May 2023 (10,229.01)
Alterman, Inc.	10981	Well Maintenance (1,792.00)
Aqua-Tech Laboratories, Inc.	10982	Lab Fees - April 2023 (986.25)
Armbrust & Brown, P.L.L.C.	10983	Legal Fees - May 2023 (11,836.66)
Bott & Douthitt, P.L.L.C.	10984	Accounting Services - May 2023 (5,875.00)
City of Austin	10985	W/WW Purchases - May 2023 (146,361.17)
City of Round Rock Environmental Services	10986	Bacteriological Test - 24 PA (250.00)
Crossroads Utility Services	10987	Operations - May 2023 (69,381.60)
DSHS Central Lab MC2004	10988	Lab Fees - April 2023 (427.84)
Ramona Oliver	10989	Expense Reimbursement (382.58)
Ranger A-TX, LP	10990	CAM True Up (1,939.69)
Roadrunner Inspection Services	10991	Inspection Fees (350.00)
Texas Disposal Systems, Inc.	10992	Garbage Fees - May 2023 (75,622.96)
TexaScapes	10993	Landscape/Irrigation Maintenance (60,154.66)
TML Intergovernmental Risk Pool	10994	Insurance 2022-23 (3,500.56)
Travis County Sheriff's Department	10995	Security Patrol Vehicle (1,240.00)
Wells Branch Municipal Utility District	10996	Wholesale Rate Appeal (84.38)
		(390,414.36)
Subtotal		(136,436.75)
Transfers to be approved		436,414.36
Transfer for expenditures approved 6/27/2023	Transfer from Logic Operating Account	390,414.36
Transfer Funds	Transfer from Logic Operating Account	46,000.00
Projected Balance as of June 27, 2023		\$ 299,977.61

Northtown Municipal Utility District
Cash Activity Report - ABC Bank Customer Refund Account
May 31, 2023 - June 27, 2023

	<u>General Fund</u> <u>Customer Refund</u> <u>Account</u>
Cash Balance - May 31, 2023	\$ 3,752.22
Projected Balance as of June 27, 2023	\$ 3,752.22

Northtown Municipal Utility District
Cash Activity Report - ABC Bank Park Fund Account
May 31, 2023 - June 27, 2023

	<u>ABC Bank</u> <u>Park</u> <u>Account</u>
Cash Balance - May 31, 2023	\$ 49,950.00
Projected Balance as of June 27, 2023	\$ 49,950.00

**Northtown Municipal Utility District
Cash/Investment Activity Report
May 31, 2023 - June 27, 2023**

	<u>Interest Rate</u>	<u>Maturity Date</u>	<u>Balance 5/31/2023</u>	<u>Subsequent Receipts</u>	<u>Subsequent Disbursements</u>	<u>Subtotal</u>	<u>Transfers to be 6/27/2023</u>	<u>Projected Balance 6/27/2023</u>
General Fund -								
ABC Bank - Operating Account	0.0000%	N/A	\$ 15,109.55	\$ -	\$ -	\$ 15,109.55	\$ -	\$ 15,109.55
ABC Bank - Manager's Account	0.0000%	N/A	286,701.30	-	(423,138.05)	(136,436.75)	436,414.36 (1)(2)	299,977.61
ABC Bank - Customer Refunds	0.0000%	N/A	3,752.22	-	-	3,752.22	-	3,752.22
PNC Bank Lockbox	0.0000%	N/A	166,042.54	20,026.00	(8,381.42)	177,687.12	-	177,687.12
Logic Operating - 01	5.2609%	N/A	16,981,374.79	-	-	16,981,374.79	-	16,981,374.79
TexPool Operating	5.0600%	N/A	634,405.81	-	-	634,405.81	(436,414.36) (1)(2)	197,991.45
TexPool Fiscal Surety Trail Easement	5.0600%	N/A	107,332.37	-	-	107,332.37	-	107,332.37
Total - General Fund			18,194,718.58	20,026.00	(431,519.47)	17,783,225.11	-	17,783,225.11
Park Fund -								
ABC Bank - Park Account	0.0000%	N/A	49,950.00	-	-	49,950.00	-	49,950.00
Logic - Park Fund - 02	5.2609%	N/A	48,533.28	-	-	48,533.28	-	48,533.28
TexPool Park	5.0600%	N/A	4,713.97	-	-	4,713.97	-	4,713.97
Total - Park Fund			103,197.25	-	-	103,197.25	-	103,197.25
Debt Service Fund -								
Logic - Tax Account	5.2609%	N/A	85,554.02	-	-	85,554.02	-	85,554.02
Logic - Debt Service	5.2609%	N/A	2,957,671.03	-	-	2,957,671.03	-	2,957,671.03
TexPool - SR 2020 Cap Int	5.0600%	N/A	165,760.74	-	-	165,760.74	-	165,760.74
Total - Debt Service Fund			3,208,985.79	-	-	3,208,985.79	-	3,208,985.79
Capital Project Fund -								
Logic - SR 2011 CPF	5.2609%	N/A	2,574.51	-	-	2,574.51	-	2,574.51
TexPool - SR 2020 CPF	5.0600%	N/A	4,579,275.32	-	-	4,579,275.32	-	4,579,275.32
Total - Capital Project Fund			4,581,849.83	-	-	4,581,849.83	-	4,581,849.83
Total - All Funds			\$ 26,088,751.45	\$ 20,026.00	\$ (431,519.47)	\$ 25,677,257.98	\$ -	\$ 25,677,257.98

(1) To transfer funds from TexPool Operating Account to ABC Bank Manager's Account: \$390,414.36

(2) To transfer funds from TexPool Operating Account to ABC Bank Manager's Account: \$46,000.00

Northtown M.U.D. Collateral Analysis Schedule - ABC Bank 5/31/2023

	<u>Funds</u>	<u>Collateral</u>	<u>Over/(Under)</u> <u>Collateralized</u>
ABC Bank -			
Operating Account (General Fund)	\$ 15,109.55		
Manager's Account (General Fund)	432,060.32		
Customer Deposit Account (General Fund)	21,099.83		
Parks Account (Park Fund)	49,950.00		
Total ABC Bank	518,219.70		
FDIC Coverage		250,000.00	
Pledged Collateral ABC Bank (Market Value)		1,946,027.10	
Total Collateral - ABC Bank			
Total Collateral/Funds ABC Bank	\$ 518,219.70	\$ 2,196,027.10	\$ 1,677,807.40

Pledges By Pledgee And Maturity



Pledged To: NORTHTOWN MUD

American Bank of Commerce - Lubbock, TX

As Of 5/31/2023

Page 28 of 44

Receipt#	CUSIP	ASC 320	Description	Pool/Type	Moody	Original Face	Pledged							
							Safekeeping Location	Maturity	Prerefund	Coupon	S&P	Pledged Percent	Original Face	Par
	3130AAHE1	AFS	FHLB AGENCY		Aaa	3,000,000.00								
FROS: FROST NATL BK - SAN ANT			12/08/23	2.50	AA+	11.67%	350,000.00	350,000.00	350,000.00	350,378.28	344,656.00			
	9128282A7	AFS	US TREASURY N/B		Aaa	5,000,000.00								
FROS: FROST NATL BK - SAN ANT			08/15/26	1.50		3.00%	150,000.00	150,000.00	150,000.00	147,822.49	138,914.06			
	9128282A7	AFS	US TREASURY N/B		Aaa	5,000,000.00								
FROS: FROST NATL BK - SAN ANT			08/15/26	1.50		25.00%	1,250,000.00	1,250,000.00	1,250,000.00	1,231,854.07	1,157,617.19			
	912828U24	AFS	US TREASURY N/B		Aaa	5,000,000.00								
FROS: FROST NATL BK - SAN ANT			11/15/26	2.00		1.50%	75,000.00	75,000.00	75,000.00	74,387.95	70,347.66			
	912828U24	AFS	US TREASURY N/B		Aaa	5,000,000.00								
FROS: FROST NATL BK - SAN ANT			11/15/26	2.00		5.00%	250,000.00	250,000.00	250,000.00	247,959.83	234,492.19			
5 Securities Pledged To: NORTH - NORTHTOWN MUD							2,075,000.00	2,075,000.00	2,052,402.61	1,946,027.10				

Although the information in this report has been obtained from sources believed to be reliable, its accuracy cannot be guaranteed.

RECEIVABLE BALANCE 'R' REPORT

YEAR FROM 0000 TO 2022

U84	-----											
	-- NORTH TOWN MUD											
YEAR	BEGINNING TAX BALANCE	TAX ADJ	BASE TAX COLLECTED	NET BASE TAX REVERSALS	NET BASE TAX COLLECTED	PERCENT COLLECTED	ENDING TAX BALANCE	P & I COLLECTED	P & I REVERSALS	LRP COLLECTED	OTHER PENALTY COLLECTED	TOTAL DISTRIBUTED

1995	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1996	.00	.00	.00	.00	.00	.00 %	.00	.00	.00	.00	.00	.00
1997	306.58	.00	.00	.00	.00	.00 %	306.58	.00	.00	.00	.00	.00
1998	590.15	.00	.00	.00	.00	.00 %	590.15	.00	.00	.00	.00	.00
1999	634.04	.00	.00	.00	.00	.00 %	634.04	.00	.00	.00	.00	.00
2000	697.43	.00	.00	.00	.00	.00 %	697.43	.00	.00	.00	.00	.00
2001	752.13	.00	.00	.00	.00	.00 %	752.13	.00	.00	.00	.00	.00
2002	773.70	.00	.00	.00	.00	.00 %	773.70	.00	.00	.00	.00	.00
2003	959.09	.00	.00	.00	.00	.00 %	959.09	.00	.00	.00	.00	.00
2004	965.24	.00	.00	.00	.00	.00 %	965.24	.00	.00	.00	.00	.00
2005	916.16	.00	.00	.00	.00	.00 %	916.16	.00	.00	.00	.00	.00
2006	895.94	.00	.00	.00	.00	.00 %	895.94	.00	.00	.00	.00	.00
2007	968.27	.00	.00	.00	.00	.00 %	968.27	.00	.00	.00	.00	.00
2008	925.73	.00	.00	.00	.00	.00 %	925.73	.00	.00	.00	.00	.00
2009	937.74	.00	.00	.00	.00	.00 %	937.74	.00	.00	.00	.00	.00
2010	2281.97	.00	.00	.00	.00	.00 %	2281.97	.00	.00	.00	.00	.00
2011	2092.47	.00	.00	.00	.00	.00 %	2092.47	.00	.00	.00	.00	.00
2012	2073.36	.00	.00	.00	.00	.00 %	2073.36	.00	.00	.00	.00	.00
2013	2009.86	.00	.00	.00	.00	.00 %	2009.86	.00	.00	.00	.00	.00
2014	2169.57	.00	.00	.00	.00	.00 %	2169.57	.00	.00	.00	.00	.00
2015	2362.07	.00	.00	.00	.00	.00 %	2362.07	.00	.00	.00	.00	.00
2016	2683.57	.00	.00	.00	.00	.00 %	2683.57	.00	.00	.00	.00	.00
2017	4198.72	.00	.00	.00	.00	.00 %	4198.72	.00	.00	.00	.00	.00
2018	7070.93	.00	1487.54	.00	1487.54	21.04 %	5583.39	893.62	.00	.00	.00	2381.16
2019	10687.73	29.80-	4703.21	29.80	4673.41	43.85 %	5984.52	1838.56	.00	.00	.00	6511.97
2020	9786.81	881.44-	4589.28	881.44	3707.84	41.64 %	5197.53	1346.83	.00	.00	.00	5054.67
2021	30213.11	5435.48-	14593.96	5503.48	9090.48	36.69 %	15687.15	3495.17	.00	.00	.00	12585.65

TOTL	87952.37	6346.72-	25373.99	6414.72	18959.27	23.23 %	62646.38	7574.18	.00	.00	.00	26533.45

2022	6803090.01	50160.18-	6727843.76	29101.15	6698742.61	99.20 %	54187.22	8235.57	11.74-	12.37	.00	6706978.81

ENTITY												
TOTL	6891042.38	56506.90-	6753217.75	35515.87	6717701.88	98.29 %	116833.60	15809.75	11.74-	12.37	.00	6733512.26

Northtown M.U.D.
Analysis of Taxes Collected FY 2022-2023
May 2023

TAX YEAR	2022			1997-2021			TOTAL		
	General Fund	Debt Service Fund	Total	General Fund	Debt Service Fund	Total	General Fund	Debt Service Fund	Total
PERCENTAGE	\$ 0.3555	\$ 0.2170	\$ 0.5725			\$ -			
	62.10%	37.90%	100.00%						
COLLECTIONS:									
OCT									
TAX ADJUSTMENTS	0.00	0.00	0.00	(101.15)	(76.58)	(177.73)	(101.15)	(76.58)	(177.73)
BASE TAX REV	0.00	0.00	0.00	(101.15)	(76.58)	(177.73)	(101.15)	(76.58)	(177.73)
TAXES	0.00	0.00	0.00	1,145.95	867.64	2,013.59	1,145.95	867.64	2,013.59
PENALTY	0.00	0.00	0.00	225.38	170.65	396.03	225.38	170.65	396.03
NOV									
TAX ADJUSTMENTS	(8,280.10)	(5,054.24)	(13,334.34)	(1,218.45)	(903.81)	(2,122.26)	(9,498.55)	(5,958.05)	(15,456.60)
BASE TAX REV	0.00	0.00	0.00	(1,241.40)	(921.19)	(2,162.59)	(1,241.40)	(921.19)	(2,162.59)
TAXES	67,801.26	41,386.42	109,187.68	669.73	486.21	1,155.94	68,470.99	41,872.63	110,343.62
PENALTY	0.00	0.00	0.00	38.64	29.26	67.90	38.64	29.26	67.90
DEC									
TAX ADJUSTMENTS	(6,490.03)	(3,961.56)	(10,451.59)	(350.41)	(259.63)	(610.04)	(6,840.44)	(4,221.19)	(11,061.63)
BASE TAX REV	0.00	0.00	0.00	(350.41)	(259.63)	(610.04)	(350.41)	(259.63)	(610.04)
TAXES	2,461,491.53	1,502,513.81	3,964,005.34	2,907.39	2,076.32	4,983.71	2,464,398.92	1,504,590.13	3,968,989.05
PENALTY	7.68	4.69	12.37	938.16	664.73	1,602.89	945.85	669.41	1,615.26
JAN									
TAX ADJUSTMENTS	(2,141.95)	(1,307.47)	(3,449.42)	(421.04)	(305.92)	(726.96)	(2,562.99)	(1,613.39)	(4,176.38)
BASE TAX REV	(738.74)	(450.94)	(1,189.68)	(421.04)	(305.92)	(726.96)	(1,159.78)	(756.86)	(1,916.64)
TAXES	1,387,593.23	846,997.84	2,234,591.07	486.25	354.58	840.83	1,388,079.48	847,352.42	2,235,431.90
PENALTY	0.00	0.00	0.00	(85.10)	(50.86)	(135.96)	(85.10)	(50.86)	(135.96)
FEB									
TAX ADJUSTMENTS	(4,410.97)	(2,692.49)	(7,103.46)	(650.92)	(478.74)	(1,129.66)	(5,061.89)	(3,171.23)	(8,233.12)
BASE TAX REV	(5,383.55)	(3,286.16)	(8,669.71)	(650.92)	(478.74)	(1,129.66)	(6,034.47)	(3,764.90)	(9,799.37)
TAXES	217,015.85	132,468.19	349,484.04	3,218.66	2,327.28	5,545.94	220,234.52	134,795.46	355,029.98
PENALTY	1,352.64	825.66	2,178.30	1,330.40	965.12	2,295.52	2,683.04	1,790.78	4,473.82
MAR									
TAX ADJUSTMENTS	1,099.07	670.88	1,769.95	(233.96)	(173.76)	(407.72)	865.11	497.12	1,362.23
BASE TAX REV	(944.87)	(576.76)	(1,521.63)	(249.70)	(185.69)	(435.39)	(1,194.57)	(762.45)	(1,957.02)
TAXES	28,720.95	17,531.50	46,252.45	4,512.77	3,306.48	7,819.25	33,233.73	20,837.97	54,071.70
PENALTY	2,320.96	1,416.73	3,737.69	1,403.58	1,017.89	2,421.47	3,724.54	2,434.62	6,159.16
APR									
TAX ADJUSTMENTS	(4,813.05)	(2,937.92)	(7,750.97)	(271.91)	(205.87)	(477.78)	(5,084.96)	(3,143.79)	(8,228.75)
BASE TAX REV	(4,893.03)	(2,986.75)	(7,879.78)	(271.91)	(205.87)	(477.78)	(5,164.94)	(3,192.62)	(8,357.56)
TAXES	7,837.85	4,784.28	12,622.13	556.75	421.54	978.29	8,394.60	5,205.82	13,600.42
PENALTY	717.45	437.94	1,155.39	150.32	113.82	264.14	867.78	551.75	1,419.53
MAY									
TAX ADJUSTMENTS	(6,110.47)	(3,729.88)	(9,840.35)	(395.28)	(299.29)	(694.57)	(6,505.75)	(4,029.17)	(10,534.92)
BASE TAX REV	(6,110.47)	(3,729.88)	(9,840.35)	(395.28)	(299.29)	(694.57)	(6,505.75)	(4,029.17)	(10,534.92)
TAXES	7,265.89	4,435.16	11,701.05	1,162.73	873.71	2,036.44	8,428.62	5,308.87	13,737.49
PENALTY	715.63	436.82	1,152.45	378.81	283.38	662.19	1,094.43	720.21	1,814.64
JUN									
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
JUL									
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
AUG									
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
SEP									
TAX ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
BASE TAX REV	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PENALTY	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL									
BASE TAX REV	(18,070.67)	(11,030.48)	(29,101.15)	(3,681.81)	(2,732.91)	(6,414.72)	(21,752.48)	(13,763.39)	(35,515.87)
TAXES	4,177,726.56	2,550,117.20	6,727,843.76	14,660.23	10,713.76	25,373.99	4,192,386.79	2,560,830.96	6,753,217.75
PENALTY	5,114.36	3,121.84	8,236.20	4,380.19	3,193.99	7,574.18	9,494.55	6,315.83	15,810.38
TOTAL DISTRIBUTION	4,164,770.25	2,542,208.56	6,706,978.81	15,358.61	11,174.84	26,533.45	4,180,128.86	2,553,383.40	6,733,512.26
BEGINNING									
TAXES RECEIVABLE	4,224,451.53	2,578,638.48	6,803,090.01	47,460.68	40,491.69	87,952.37	4,271,912.20	2,619,130.18	6,891,042.38
TAX ADJUSTMENTS	(31,147.50)	(19,012.68)	(50,160.18)	(3,643.11)	(2,703.61)	(6,346.72)	(34,790.61)	(21,716.29)	(56,506.90)
BASE TAX REV	18,070.67	11,030.48	29,101.15	3,681.81	2,732.91	6,414.72	21,752.48	13,763.39	35,515.87
LESS: COLLECTIONS	(4,177,726.56)	(2,550,117.20)	(6,727,843.76)	(14,660.23)	(10,713.76)	(25,373.99)	(4,192,386.79)	(2,560,830.96)	(6,753,217.75)
TAX REC @ END OF PERIOD	33,648.13	20,539.09	54,187.22	32,839.15	29,807.23	62,646.38	66,487.28	50,346.32	116,833.60
	62.10%	37.90%	100.00%						

Northtown M.U.D.

Accountant's Compilation Report

May 31, 2023

The District is responsible for the accompanying financial statements of the governmental activities of Northtown M.U.D., as of and for the eight months ended May 31, 2023, which collectively comprise the District's basic financial statements – governmental funds in accordance with the accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

The District has omitted the management's discussion and analysis, the Statement of Net Assets, and Statement of Activities that the Governmental Accounting Standards Board required to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historic context.

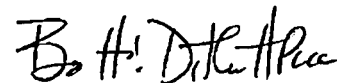
In addition, the District has elected to omit substantially all of the disclosures and the statement of cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures and the statement of cash flows and the components required by GASB 34 were included in the financial statements, they might influence the user's conclusions about the District's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

Accounting principles generally accepted in the United States of America require that budgetary comparison information be presented to supplement the basic financial statements. Such information is presented for purposes of additional analysis and, although not a required part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting and for placing the basic financial statements in an appropriate operational, economic, or historical context. Such information is the responsibility of management. The required supplementary information was subject to our compilation engagement. We have not audited or reviewed the required supplementary information and do not express an opinion, a conclusion, nor provide any assurance on such information.

Supplementary Information

The supplementary information contained in the schedules described in the Supplementary Information Index is presented for purposes of additional analysis and is not a required part of the basic financial statements. This information is the representation of management. The information was subject to our compilation engagement; however, we have not audited or reviewed the supplementary information and, accordingly, do not express an opinion, a conclusion, nor provide any form of assurance on such supplementary information.

We are not independent with respect to Northtown M.U.D.



BOTT & DOUTHITT, P.L.L.C.

June 20, 2023
Round Rock, TX

**Northtown Municipal Utility District
Governmental Funds Balance Sheet
May 31, 2023**

	Governmental Funds				Governmental Funds Total
	General Fund	Park Fund	Debt Service Fund	Capital Projects Fund	
Assets					
Cash and Cash Equivalents					
Cash on Deposit	\$ 471,605.61	\$ 49,950.00	\$ -	\$ -	\$ 521,555.61
Petty Cash	500.00	-	-	-	500.00
Cash Equivalents	17,723,112.97	53,247.25	3,208,985.79	4,581,849.83	25,567,195.84
Receivables					
Service Accounts, net of allowance for doubtful accounts of \$27,500.00	253,932.90	-	-	-	253,932.90
Accrued Service Revenue	393,044.00	-	-	-	393,044.00
Property Taxes	66,487.22	-	50,346.35	-	116,833.57
Other	377,052.87	-	-	-	377,052.87
Interfund	42,878.44	452,092.00	-	40,374.32	535,344.76
Total Assets	\$ 19,328,614.01	\$ 555,289.25	\$ 3,259,332.14	\$ 4,622,224.15	\$ 27,765,459.55
Liabilities					
Accounts Payable	\$ 337,924.29	\$ -	\$ -	\$ -	\$ 337,924.29
Accrued Expenses	33,219.56	-	928.02	-	34,147.58
Retainage Payable	496,894.70	-	-	-	496,894.70
Payroll Taxes Payable	10.39	-	-	-	10.39
TCEQ Assessment	5,468.84	-	-	-	5,468.84
Customer Meter Deposits	693,445.38	-	-	-	693,445.38
Builder Deposits	17,800.00	-	-	-	17,800.00
Other Deposits	50,547.75	-	-	-	50,547.75
Capital Recovery Fees Payable	28,800.00	-	-	-	28,800.00
Unclaimed Property	17,360.69	-	-	-	17,360.69
Fiscal Surety Village Park Improvements	107,332.37	-	-	-	107,332.37
Interfund	492,466.32	-	42,878.44	-	535,344.76
Total Liabilities	2,281,270.29	-	43,806.46	-	2,325,076.75
Deferred Inflows of Resources					
Deferred Revenue - Property Taxes	66,487.22	-	50,346.35	-	116,833.57
Total Deferred Inflows of Resources	66,487.22	-	50,346.35	-	116,833.57
Fund Balance					
Fund Balances:					
Restricted for					
Debt Service	-	-	3,165,179.33	-	3,165,179.33
Capital Projects	-	-	-	4,622,224.15	4,622,224.15
Unassigned	16,980,856.50	555,289.25	-	-	17,536,145.75
Total Fund Balances	16,980,856.50	555,289.25	3,165,179.33	4,622,224.15	25,323,549.23
Total Liabilities, Deferred Inflows of Resources and Fund Balances	\$ 19,328,614.01	\$ 555,289.25	\$ 3,259,332.14	\$ 4,622,224.15	\$ 27,765,459.55

See Accountants' Report.

**Northtown Municipal Utility District
Statement of Revenues,
Expenditures & Changes in Fund Balance-Governmental Funds
October 1, 2022 - May 31, 2023**

	Governmental Funds				Governmental Funds Total
	General Fund	Park Fund	Debt Service Fund	Capital Projects Fund	
Revenues:					
Property Taxes, including penalties	\$ 4,180,128.90	\$ -	\$ 2,553,383.36	\$ -	\$ 6,733,512.26
Service Accounts, including penalties	2,883,433.03	-	-	-	2,883,433.03
Tap Connection Fees	-	-	-	-	-
Park Facility Rental	-	176,400.00	-	-	176,400.00
Other Income	13,240.74	-	-	-	13,240.74
Interest Income	459,202.00	1,545.95	90,709.78	126,316.68	677,774.41
Total Revenues	7,536,004.67	177,945.95	2,644,093.14	126,316.68	10,484,360.44
Expenditures:					
Current-					
WATER					
Bulk Water Purchase	582,497.78	-	-	-	582,497.78
TCEQ Fees	7,658.25	-	-	-	7,658.25
Water System Maintenance	59,948.69	-	-	-	59,948.69
Meter Purchases	784.00	-	-	-	784.00
Water Tap Inspections	17,125.00	-	-	-	17,125.00
WASTEWATER					
Bulk Wastewater Purchases	758,601.97	-	-	-	758,601.97
Wastewater System Maintenance	23,719.29	-	-	-	23,719.29
Lift Station Maintenance	115,768.76	-	-	-	115,768.76
Chemicals	45,842.41	-	-	-	45,842.41
ADMINISTRATIVE					
Director Fees	3,150.00	-	-	-	3,150.00
Payroll Taxes	19,079.19	-	-	-	19,079.19
Legal Fees - General	65,917.80	-	-	-	65,917.80
Legal Fees - Covenants	11,006.24	-	-	-	11,006.24
Management Services	267,244.88	-	-	-	267,244.88
Accounting Fees	48,125.00	-	-	-	48,125.00
Financial Advisor Fees	1,434.42	-	1,125.58	-	2,560.00
Audit Fees	17,500.00	-	-	-	17,500.00
Engineering Fees - General	14,792.00	-	-	-	14,792.00
Engineering Fees - Special	23,456.04	-	-	-	23,456.04
Professional Fees	2,484.38	-	-	-	2,484.38
Tax Collector/Appraisal Fees	13,450.54	-	8,210.32	-	21,660.86
Insurance	2,664.56	-	-	-	2,664.56
Credit Card Fees	67,989.00	-	-	-	67,989.00
Bank Service Charges	5,724.33	-	-	-	5,724.33
Conference/Training	915.00	-	-	-	915.00
PARKS					
Park Landscape Maintenance	313,360.00	-	-	-	313,360.00
Landscape Contingency	48,850.88	-	-	-	48,850.88
Park Facility Maintenance	28,230.95	-	-	-	28,230.95
Security	42,937.50	-	-	-	42,937.50
Well Repairs	9,015.66	-	-	-	9,015.66
Irrigation Repairs	5,268.87	-	-	-	5,268.87
Park Utilities	6,249.25	-	-	-	6,249.25
OTHER					
Nightwatchman Lights	12,257.01	-	-	-	12,257.01
Garbage Collection	605,303.68	-	-	-	605,303.68
Office Staff Expenses	233,832.80	-	-	-	233,832.80
Office Expenses	71,619.57	-	-	-	71,619.57
Public Notices	286.00	-	-	-	286.00
Telephone	6,390.23	-	-	-	6,390.23
Miscellaneous	558.94	-	-	-	558.94
Debt Service -					
Bond Interest Expense	-	-	324,712.50	-	324,712.50
Paying Agent Fees	-	-	1,200.00	-	1,200.00
Capital Outlay	58,172.87	-	-	-	58,172.87
Total Expenditures	3,619,213.74	-	335,248.40	-	3,954,462.14
Excess/(Deficiency) of Revenues over Expenditures	3,916,790.93	177,945.95	2,308,844.74	126,316.68	6,529,898.30
Fund Balance, October 1, 2022	13,064,065.57	377,343.30	856,334.59	4,495,907.47	18,793,650.93
Fund Balance, May 31, 2023	\$ 16,980,856.50	\$ 555,289.25	\$ 3,165,179.33	\$ 4,622,224.15	\$ 25,323,549.23

Supplementary Information

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General Fund

- Budgetary Comparison Schedule
- Projection of Revenues & Expenditures
- A/P Aging Summary
- Other Deposits Summary
- Write Off Summary
- Payroll Summary – Directors
- Payroll Summary - Security

**Northtown Municipal Utility District
Budget Comparison Schedule
May 31, 2023**

	Current Month			Year-to-Date		
	Actual	Budget	Variance	Actual	Budget	Variance
Revenues:						
OPERATING						
Water Service Fees	\$ 135,583	\$ 126,655	\$ 8,928	\$ 971,455	\$ 904,478	\$ 66,977
Water Tap Fees	2,400	4,800	(2,400)	19,800	40,800	(21,000)
Wastewater Service Fees	117,935	114,003	3,932	888,299	912,024	(23,725)
Wastewater Tap Fees	2,400	4,800	(2,400)	19,200	40,800	(21,600)
Basic Services	121,496	117,225	4,271	910,056	937,800	(27,744)
Application Fees	1,613	833	780	11,099	6,664	4,435
Service Penalties	6,027	3,333	2,694	53,024	26,664	26,360
Water and W/W Inspections	1,200	2,500	(1,300)	10,500	20,000	(9,500)
Total Operating	388,654	374,149	14,505	2,883,433	2,889,230	(5,797)
OTHER OPERATING						
Property Tax	1,923	-	1,923	4,170,634	3,991,615	179,019
Property Tax Penalty	1,094	-	1,094	9,495	-	9,495
Total Other Operating	3,017	-	3,017	4,180,129	3,991,615	188,514
NON-OPERATING						
Miscellaneous Revenue	125	2,500	(2,375)	13,241	20,000	(6,759)
Investment Interest	77,661	10,000	67,661	459,202	80,000	379,202
Total Non-Operating	77,786	12,500	65,286	472,443	100,000	372,443
Total Operating Revenues	469,457	386,649	82,808	7,536,005	6,980,845	555,160
OTHER						
Park Fees	176,400	2,500	173,900	176,400	20,000	156,400
Park Interest Revenue	233	25	208	1,546	200	1,346
Total Other	176,633	2,525	174,108	177,946	20,200	157,746
Total Revenues	646,090	389,174	256,916	7,713,951	7,001,045	712,906
Expenditures:						
OFFICE						
Office Rent	7,280	5,181	(2,099)	43,659	41,448	(2,211)
Employee Benefits	5,067	7,621	2,554	39,733	60,970	21,238
Mileage Reimbursement	292	300	8	1,985	2,400	415
Office Utilities	967	2,500	1,533	15,118	20,000	4,882
Wages	28,547	32,203	3,656	192,115	257,621	65,506
Office Expenses	5,019	1,250	(3,769)	12,842	10,000	(2,842)
Total Office Expenditures	47,172	49,055	1,883	305,452	392,439	86,987

**Northtown Municipal Utility District
Budget Comparison Schedule
May 31, 2023**

	Current Month			Year-to-Date		
	Actual	Budget	Variance	Actual	Budget	Variance
WATER						
Bulk Water Purchases (Var)	60,514	140,905	80,391	582,498	1,006,240	423,742
Bulk Water Purchases (Fixed)	-	-	-	-	-	-
TCEQ System Fee	-	-	-	7,658	8,000	342
Water System Maintenance	12,129	8,333	(3,796)	59,949	66,668	6,719
Water Meters	-	-	-	784	-	(784)
Total Water	72,993	150,438	77,445	655,639	1,091,108	435,469
WASTEWATER						
Bulk W/W Purchases	85,847	128,193	42,346	758,602	1,025,544	266,942
W/W System Maintenance	2,505	25,000	22,495	23,719	200,000	176,281
Lift Station Maintenance	24,450	10,000	(14,450)	115,769	110,000	(5,769)
Chemicals	-	6,667	6,667	45,842	53,336	7,494
Total Wastewater	113,677	171,060	57,384	956,307	1,399,080	442,773
ADMINISTRATIVE						
Director Fees	300	1,700	1,400	3,150	10,900	7,750
Payroll Taxes	2,525	3,475	950	19,079	27,800	8,721
Legal Fees-General	8,818	7,667	(1,151)	65,918	61,336	(4,582)
Legal Fees-Special	-	-	-	-	-	-
Legal Fees-Covenants	1,566	3,250	1,684	11,006	26,000	14,994
Management Services	33,271	33,838	567	267,245	270,704	3,459
Bookkeeping Services	5,875	6,020	145	48,125	48,920	795
Financial Advisor Services	-	-	-	1,434	1,500	66
Audit Fees	-	-	-	17,500	17,000	(500)
Engineering Fees	1,734	1,817	83	14,792	14,536	(256)
Engineering Fees-Special	-	6,667	6,667	23,456	53,336	29,880
Professional Fees	84	4,333	4,249	2,484	34,664	32,180
Tax Assess/Collector Fees	-	-	-	13,451	12,000	(1,451)
Permits/MemberDues/Lic.	-	-	-	-	1,000	1,000
Insurance	3,501	-	(3,501)	2,665	-	(2,665)
Credit Card Fees	8,381	7,667	(714)	67,989	61,336	(6,653)
Conference/Training	-	-	-	915	-	(915)
Total Administrative	66,056	76,434	10,378	559,209	641,032	81,823

**Northtown Municipal Utility District
Budget Comparison Schedule
May 31, 2023**

	Current Month			Year-to-Date		
	Actual	Budget	Variance	Actual	Budget	Variance
PARKS						
Landscape-Parks	39,170	49,895	10,725	313,360	399,160	85,800
Landscape-Contingency	8,223	11,333	3,110	48,851	90,664	41,813
Park Maintenance	7,777	7,833	56	28,231	62,664	34,433
Well Maintenance	2,878	6,250	3,372	9,016	50,000	40,984
Park Utilities	1,145	1,500	355	6,249	12,000	5,751
Security	4,590	11,550	6,960	42,938	92,400	49,463
Irrigation Repairs	667	2,629	1,962	5,269	21,032	15,763
Pond Restoration	-	3,750	3,750	-	30,000	30,000
Trail Maintenance	-	-	-	-	-	-
Fence Repair	-	-	-	-	-	-
Total Parks	64,451	94,740	30,289	453,913	757,920	304,007
OTHER						
Meeting Expenses	-	12	12	-	96	96
Nightwatchman	1,627	1,667	40	12,257	13,336	1,079
Miscellaneous	801	1,000	199	6,283	8,000	1,717
Garbage Collection	75,623	76,865	1,242	605,304	614,920	9,616
Public Notices	-	-	-	-	-	-
Newsletter/Mail Outs	-	208	208	286	1,664	1,378
Signage	-	-	-	-	-	-
Telephone	798	350	(448)	6,390	2,800	(3,590)
Total Other	78,849	80,102	1,253	630,520	640,816	10,296
Total Expenditures	443,199	621,829	178,630	3,561,041	4,922,395	1,361,354
Operating Excess/(Deficiency)	26,259	(235,180)	261,439	3,974,964	2,058,450	1,916,514
CAPITAL OUTLAY						
Design & Planning (SM & Wildflower Pc	-	-	-	-	-	-
Settlers Meadow Park/Admin Bldg (50	4,915	4,915	-	58,173	58,173	-
Tree Program	-	-	-	-	-	-
Trail Conversion	-	-	-	-	-	-
Fence-Merseyside	-	-	-	-	-	-
Total Capital Outlay	4,915	4,915	-	58,173	58,173	-
Total Expenses & Park CIP	448,113	626,744	178,630	3,619,214	4,980,568	1,361,354
Total Excess/(Deficiency)	\$ 197,977	\$ (237,570)	\$ 435,547	\$ 4,094,737	\$ 2,020,477	\$ 2,074,260

Northtown Municipal Utility District
Actual/Budget Analysis - General Fund/Park Fund
Fiscal Year 2022-2023

	FY 2023 Budget	Actual Oct-22	Actual Nov-22	Actual Dec-22	Actual Jan-23	Actual Feb-23	Actual Mar-23	Actual Apr-23	Actual May-23	Budget Jun-23	Budget Jul-23	Budget Aug-23	Budget Sep-23	FY-2023 Actual + Budget	Variance
Revenues:															
OPERATING															
Water Service Fees	\$ 1,444,676	\$ 137,129	\$ 111,795	\$ 183,462	\$ 104,381	\$ 117,796	\$ 92,511	\$ 88,798	\$ 135,583	\$ 129,340	\$ 136,053	\$ 137,396	\$ 137,409	\$ 1,511,653	\$ 66,977
Water Tap Fees	60,000	0	4,800	600	0	2,400	3,600	6,000	2,400	4,800	4,800	4,800	4,800	39,000	(21,000)
Wastewater Service Fees	1,368,040	116,972	111,576	115,684	106,941	118,463	105,415	95,314	117,935	114,003	114,003	114,003	114,007	1,344,315	(23,725)
Wastewater Tap Fees	60,000	0	4,800	600	0	2,400	3,000	6,000	2,400	4,800	4,800	4,800	4,800	38,400	(21,600)
Basic Services	1,406,700	105,587	105,726	106,744	106,176	121,700	121,462	121,165	121,496	117,225	117,225	117,225	117,225	1,378,956	(27,744)
Application Fees	10,000	1,932	1,114	1,152	1,111	936	1,620	1,621	1,613	833	833	833	837	14,435	4,435
Service Penalties	40,000	8,412	6,259	915	15,146	4,873	5,846	5,544	6,027	3,333	3,333	3,333	3,337	66,360	26,360
Water and W/W Inspections	30,000	0	2,400	300	0	1,200	2,400	3,000	1,200	2,500	2,500	2,500	2,500	20,500	(9,500)
Total Operating	4,419,416	370,032	348,471	409,456	333,754	369,768	335,855	327,442	388,654	376,834	383,547	384,890	384,915	4,413,619	(5,797)
OTHER OPERATING															
Property Tax	3,991,615	1,045	67,230	2,464,049	1,386,920	214,200	32,039	3,230	1,923	-	-	-	-	4,170,634	179,019
Property Tax Penalty	0	225	39	946	(85)	2,683	3,725	868	1,094	-	-	-	-	9,495	9,495
Total Other Operating	3,991,615	1,270	67,268	2,464,994	1,386,835	216,883	35,764	4,097	3,017	-	-	-	-	4,180,129	188,514
NON-OPERATING															
Miscellaneous Revenue	30,000	400	(800)	(200)	-	38	193	13,485	125	2,500	2,500	2,500	2,500	23,241	(6,759)
Investment Interest	120,000	36,164	43,046	49,615	51,165	57,670	71,433	72,448	77,661	10,000	10,000	10,000	10,000	499,202	379,202
Total Non-Operating	150,000	36,564	42,246	49,415	51,165	57,707	71,626	85,933	77,786	12,500	12,500	12,500	12,500	522,443	372,443
Total Operating Revenues	8,561,031	407,866	457,986	2,923,866	1,771,754	644,359	443,245	417,473	469,457	389,334	396,047	397,390	397,415	9,116,191	555,160
OTHER															
Park Fees	30,000	-	-	-	-	-	-	-	176,400	2,500	2,500	2,500	2,500	186,400	156,400
Park Interest Revenue	300	136	166	190	201	190	214	216	233	25	25	25	25	1,646	1,346
Total Other	30,300	136	166	190	201	190	214	216	176,633	2,525	2,525	2,525	2,525	188,046	157,746
Total Revenues	8,591,331	408,002	458,152	2,924,056	1,771,954	644,548	443,459	417,689	646,090	391,859	398,572	399,915	399,940	9,304,237	712,906
Expenditures:															
Office Rent	46,632	5,081	5,081	5,081	5,116	5,340	5,340	5,340	7,280	5,184	-	-	-	48,843	(2,211)
Employee Benefits	91,454	4,924	4,940	4,297	4,942	5,585	4,990	4,987	5,067	7,621	7,621	7,621	7,621	70,217	21,238
Mileage Reimb.	3,600	275	238	-	214	517	-	449	292	300	300	300	300	3,185	415
Office Utilities	30,000	1,889	1,996	2,040	2,044	2,139	1,849	2,195	967	2,500	2,500	2,500	2,500	25,118	4,882
Wages	386,433	21,366	22,372	22,372	22,551	23,254	27,621	24,032	28,547	32,203	32,203	32,203	32,203	320,927	65,506
Office Expenses	15,000	140	677	297	587	1,147	3,372	1,603	5,019	1,250	1,250	1,250	1,250	17,842	(2,842)
Total Water	573,119	33,675	35,304	34,087	35,454	37,982	43,173	38,607	47,172	49,058	43,874	43,874	43,874	486,132	86,987

Northtown Municipal Utility District
Actual/Budget Analysis - General Fund/Park Fund
Fiscal Year 2022-2023

	FY 2023 Budget	Actual Oct-22	Actual Nov-22	Actual Dec-22	Actual Jan-23	Actual Feb-23	Actual Mar-23	Actual Apr-23	Actual May-23	Budget Jun-23	Budget Jul-23	Budget Aug-23	Budget Sep-23	FY-2023 Actual + Budget	Variance
WATER															
Bulk Water Purchases (Var)	1,607,215	109,181	69,472	73,232	68,640	58,028	76,932	66,498	60,514	143,892	151,360	152,854	152,869	1,183,473	423,742
TCEQ System Fee	8,000	-	7,558	100	-	-	-	-	-	-	-	-	-	7,658	342
Water System Maintenance	100,000	4,294	12,516	5,809	9,851	5,075	4,297	5,978	12,129	8,333	8,333	8,333	8,333	93,281	6,719
Water Tap Inspection	15,000	-	-	400	-	-	1,650	2,350	350	1,200	1,200	1,200	1,200	9,550	5,450
Water Meters	50,000	-	679	-	-	105	-	-	-	-	-	-	50,000	50,784	(784)
Total Water	1,780,215	113,475	90,225	79,541	78,491	63,208	82,879	74,826	72,993	153,425	160,893	162,387	212,402	1,344,746	435,469
WASTEWATER															
Bulk W/W Purchases	1,538,318	99,227	99,227	99,227	99,227	81,445	97,963	96,441	85,847	128,193	128,193	128,193	128,195	1,271,376	266,942
W/W System Maintenance	300,000	7,038	1,236	10,403	678	610	355	895	2,505	25,000	25,000	25,000	25,000	123,719	176,281
W/W Tap Inspections	15,000	-	3,150	2,700	800	3,025	1,575	250	875	1,200	1,200	1,200	1,200	17,175	(2,175)
Lift Station Maintenance	180,000	6,766	12,250	11,797	15,285	14,932	16,624	13,666	24,450	10,000	10,000	10,000	40,000	185,769	(5,769)
Chemicals	80,000	6,550	13,086	-	10,591	-	-	15,616	-	6,667	6,667	6,667	6,663	72,506	7,494
Total Wastewater	2,113,318	119,580	128,948	124,127	126,581	100,012	116,516	126,867	113,677	171,060	171,060	171,060	201,058	1,670,545	442,773
ADMINISTRATIVE															
Director Fees	20,000	300	300	450	900	-	600	300	300	2,250	2,700	2,000	2,150	12,250	7,750
Payroll Taxes	41,695	2,118	2,546	2,502	2,593	2,137	2,451	2,208	2,525	3,475	3,475	3,475	3,470	32,974	8,721
Legal Fees-General	92,000	9,729	8,083	8,000	6,078	7,041	7,500	10,669	8,818	7,667	7,667	7,667	7,663	96,582	(4,582)
Legal Fees-Covenants	39,000	878	472	500	2,952	1,361	3,000	276	1,566	3,250	3,250	3,250	3,250	24,006	14,994
Management Services	406,058	30,848	32,995	36,813	33,340	33,062	33,356	33,561	33,271	33,838	33,838	33,838	33,840	402,599	3,459
Bookkeeping Services	73,000	5,750	5,875	5,750	7,000	6,000	6,000	5,875	5,875	6,020	6,020	6,020	6,020	72,205	795
Financial Advisor Services	1,500	1,434	-	-	-	-	-	-	-	-	-	-	-	1,434	66
Audit Fees	17,000	-	-	14,000	-	3,500	-	-	-	-	-	-	-	17,500	(500)
Engineering Fees	21,800	1,734	1,734	1,734	2,654	1,734	1,734	1,734	1,734	1,817	1,817	1,817	1,813	22,056	(256)
Engineering Fees-Special	80,000	270	4,590	515	826	5,897	5,722	5,635	-	6,667	6,667	6,667	6,663	50,120	29,880
Professional Fees	52,000	-	-	-	-	800	800	800	84	4,333	4,333	4,333	4,337	19,820	32,180
Tax Assess/Collector Fees	22,000	-	-	8,936	-	4,515	-	-	-	5,000	-	-	5,000	23,451	(1,451)
Permits/MemberDues/Lic.	1,000	-	-	-	-	-	-	-	-	-	-	-	-	-	1,000
Insurance	40,000	995	-	-	-	(1,831)	-	-	3,501	-	-	-	40,000	42,665	(2,665)
Credit Card Fees	92,000	8,500	7,278	10,128	11,368	7,214	5,000	10,120	8,381	7,667	7,667	7,667	7,663	98,653	(6,653)
Conference/Training	6,000	-	-	-	915	-	-	-	-	6,000	-	-	-	6,915	(915)
Total Administrative	1,005,053	62,556	63,872	89,328	68,625	71,430	66,163	71,179	66,056	87,984	77,434	76,734	121,869	923,230	81,823

Northtown Municipal Utility District
Actual/Budget Analysis - General Fund/Park Fund
Fiscal Year 2022-2023

	FY 2023 Budget	Actual Oct-22	Actual Nov-22	Actual Dec-22	Actual Jan-23	Actual Feb-23	Actual Mar-23	Actual Apr-23	Actual May-23	Budget Jun-23	Budget Jul-23	Budget Aug-23	Budget Sep-23	FY-2023 Actual + Budget	Variance
PARKS															
Landscape-Parks	598,740	39,170	39,170	39,170	39,170	39,170	39,170	39,170	39,170	49,895	49,895	49,895	49,895	512,940	85,800
Landscape-Contingency	136,000	14,400	14,110	9,100	-	-	3,017	-	8,223	11,333	11,333	11,333	11,337	94,187	41,813
Park Maintenance	94,000	1,037	2,094	10,134	727	2,948	2,697	818	7,777	7,833	7,833	7,833	7,837	59,567	34,433
Well Maintenance	75,000	1,035	-	1,087	-	1,086	2,930	-	2,878	6,250	6,250	6,250	6,250	34,016	40,984
Park Utilities	18,000	747	653	614	640	518	781	1,150	1,145	1,500	1,500	1,500	1,500	12,249	5,751
Security	138,600	6,743	7,785	4,270	3,540	5,580	4,560	5,870	4,590	11,550	11,550	11,550	11,550	89,138	49,463
Irrigation Repairs	31,550	4,094	-	150	-	-	155	203	667	2,629	2,629	2,629	2,631	15,787	15,763
Pond Restoration	45,000	-	-	-	-	-	-	-	-	3,750	3,750	3,750	3,750	15,000	30,000
Trail Maintenance	1,000	-	-	-	-	-	-	-	-	-	-	-	1,000	1,000	-
Fence Repair	25,000	-	-	-	-	-	-	-	-	-	-	-	25,000	25,000	-
Total Parks	1,172,890	67,225	63,812	64,524	44,077	49,302	53,311	47,210	64,451	94,740	94,740	94,740	130,750	868,883	304,007
OTHER															
Meeting Expenses	150	-	-	-	-	-	-	-	-	12	14	14	14	54	96
Nightwatchman	20,000	1,430	1,430	1,429	1,430	1,624	1,622	1,667	1,627	1,667	1,667	1,667	1,663	18,921	1,079
Miscellaneous	12,000	771	882	1,046	384	808	804	786	801	1,000	1,000	1,000	1,000	10,283	1,717
Garbage Collection	922,374	75,693	75,693	75,000	75,687	76,362	75,623	75,623	75,623	76,865	76,865	76,865	76,859	912,758	9,616
Public Notices	4,000	-	-	-	-	-	-	-	-	-	-	-	4,000	4,000	-
Newsletter/Mail Outs	2,500	-	-	-	286	-	-	-	-	208	208	208	212	1,122	1,378
Signage	30,000	-	-	-	-	-	-	-	-	-	-	-	30,000	30,000	-
Event Supplies	3,000	-	-	-	-	-	-	-	-	-	-	-	3,000	3,000	-
Telephone	4,200	675	823	784	854	859	800	797	798	350	350	350	350	7,790	(3,590)
Total Other	998,224	78,568	78,827	78,259	78,640	79,653	78,849	78,874	78,849	80,102	80,104	80,104	117,098	987,928	10,296
Total Expenditures	7,642,819	475,080	460,988	469,866	431,868	401,587	440,891	437,563	443,199	636,369	628,105	628,899	827,051	6,281,465	1,361,354
Operating Excess/(Deficiency)	948,512	(67,214)	(3,002)	2,454,000	1,339,886	242,771	2,355	(20,090)	26,259	(247,035)	(232,058)	(231,509)	(429,636)	3,022,772	2,074,260
CAPITAL OUTLAY															
Design & Planning (SM & Wildflower)	80,000	-	-	-	-	-	-	-	-	-	-	-	80,000	80,000	-
Settlers Meadow Park/Admin Bldg	100,000	19,081	5,229	1,377	3,618	3,619	11,304	9,031	4,915	-	-	-	41,827	100,000	-
Tree Program	80,000	-	-	-	-	-	-	-	-	-	-	-	80,000	80,000	-
Trail Conversion	80,000	-	-	-	-	-	-	-	-	-	-	-	80,000	80,000	-
Fence-Merseyside	175,000	-	-	-	-	-	-	-	-	-	-	-	175,000	175,000	-
Total Capital Outlay	515,000	19,081	5,229	1,377	3,618	3,619	11,304	9,031	4,915	-	-	-	456,827	515,000	-
Total Expenses & Park CIP	8,157,819	494,161	466,217	471,243	435,486	405,206	452,194	446,594	448,113	636,369	628,105	628,899	1,283,878	6,796,465	1,361,354
Net Revenues/(Deficit)	433,512	(86,159)	(8,065)	2,452,813	1,336,468	239,342	(8,735)	(28,905)	197,977	(244,510)	(229,533)	(228,984)	(883,938)	2,507,772	2,074,260

Northtown M.U.D.
A/P Aging Summary
As of May 31, 2023

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL
360 Professional Services, Inc.	10,229.01	0.00	0.00	0.00	0.00	10,229.01
Alterman, Inc.	0.00	1,792.00	0.00	0.00	0.00	1,792.00
Aqua-Tech Laboratories, Inc.	0.00	986.25	0.00	0.00	0.00	986.25
Armbrust & Brown, P.L.L.C.	11,836.66	0.00	0.00	0.00	0.00	11,836.66
AT&T	798.37	0.00	0.00	0.00	0.00	798.37
Bott & Douthitt, P.L.L.C.	5,875.00	0.00	0.00	0.00	0.00	5,875.00
City of Austin	147,982.90	0.00	0.00	0.00	0.00	147,982.90
City of Round Rock Environmental Servi...	250.00	0.00	0.00	0.00	0.00	250.00
Crossroads Utility Services	69,381.60	0.00	0.00	0.00	0.00	69,381.60
DSHS Central Lab MC2004	427.84	0.00	0.00	0.00	0.00	427.84
Ramona Oliver	382.58	0.00	0.00	0.00	0.00	382.58
Ranger A-TX, LP	1,939.69	0.00	0.00	0.00	0.00	1,939.69
Roadrunner Inspection Services	350.00	0.00	0.00	0.00	0.00	350.00
Texas Disposal Systems, Inc.	75,622.96	0.00	0.00	0.00	0.00	75,622.96
TexaScapes	8,890.86	0.00	0.00	0.00	0.00	8,890.86
TML Health	(3,646.37)	0.00	0.00	0.00	0.00	(3,646.37)
TML Intergovernmental Risk Pool	3,500.56	0.00	0.00	0.00	0.00	3,500.56
Travis County Sheriff's Department	1,240.00	0.00	0.00	0.00	0.00	1,240.00
Wells Branch Municipal Utility District	84.38	0.00	0.00	0.00	0.00	84.38
TOTAL	335,146.04	2,778.25	0.00	0.00	0.00	337,924.29

See Accountants' Report.

**Northtown Municipal Utility District
OTHER DEPOSITS SUMMARY**

May 31, 2023

Description	Amount
VILLAGE AT NORTHTOWN	\$ 7,815.36
RIVERSIDE RESOURCES	1,980.00
PISD REVIEW	749.10
FAUST DRAINAGE ON HOWARD LN.	760.00
LAKES AT TECH RIDGE	1,757.50
HARRIS RIDGE CONDOS	2,287.00
DESSAU RETAIL DEPOSIT	2,875.06
TECH RIDGE APARTMENT PROJECT	3,383.66
VILLAS AT TECH RIDGE	3,408.80
EDENBROOK RIDGE	3,561.80
HEATHERWILDE RETAIL CENTER	750.90
HPI REAL ESTATE PLAN REVIEW	1,300.00
DESSAU FOUNTAIN ESTATES	3,881.00
THE LAKES BLVD - ST. CROIX	1,352.50
PACT VENTURES - LAKES/GAS	1,862.60
KB HOMES - VILLAGES AT NORTHTOWN	(4,085.10)
VILLAGES AT NORTHTOWN - YENTAI	765.60
DESSAU RETAIL - ACR	68.70
VILLAGES - MULTI-FAMILY WB PKWY	2,059.60
VILLAGE AT NT - KIOSK	10,000.00
HEATHERWILDE MULTI FAMILY	403.37
VILLAGES - AVALONBAY MF	(2,078.80)
LAKES RETAIL - SPLENDID	1,689.10
JDs SUPERMARKET - DESSAU	4,000.00
Total Other Deposits	<u>\$ 50,547.75</u>

Northtown Municipal Utility District
VILLAGE AT NORTHTOWN / TX PROTAX DEPOSITS
May 31, 2023

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
		INITIAL DEPOSIT	\$ 1,000.00
10/31/19	360 Professional Services, Inc. - #2288	VILLAGE AT NTWN	(249.90)
10/31/19	Armbrust & Brown, PLLC - #158546	VILLAGE AT NTWN	(1,731.50)
11/30/19	Armbrust & Brown, PLLC - #159482	VILLAGE AT NTWN	(412.00)
12/31/19	Armbrust & Brown, PLLC - #160252	VILLAGE AT NTWN	(2,203.48)
01/31/20	360 Professional Services, Inc. - #2381	VILLAGE AT NTWN	(6,171.21)
01/31/20	Armbrust & Brown, PLLC - #161287	VILLAGE AT NTWN	(329.00)
02/29/20	Invoice #1281		16,010.02
02/29/20	360 Professional Services, Inc. - #2411	VILLAGE AT NTWN	(765.00)
02/29/20	Armbrust & Brown, PLLC - #161983	VILLAGE AT NTWN	(141.00)
03/31/20	360 Professional Services, Inc. - #2439	VILLAGE AT NTWN	(1,020.00)
03/31/20	Armbrust & Brown, PLLC - #162525	VILLAGE AT NTWN	(1,038.50)
04/30/20	360 Professional Services, Inc. - #2461	VILLAGE AT NTWN	(255.00)
04/30/20	Armbrust & Brown, PLLC - #163383	VILLAGE AT NTWN	(1,849.50)
05/31/20	360 Professional Services, Inc. - #2478	VILLAGE AT NTWN	(1,020.00)
05/31/20	Armbrust & Brown, PLLC - #164168	VILLAGE AT NTWN	(70.00)
06/30/20	Armbrust & Brown, PLLC - #164763	VILLAGE AT NTWN	(446.50)
07/31/20	Armbrust & Brown, PLLC - #165344	VILLAGE AT NTWN	(493.50)
07/31/20	360 Professional Services, Inc. - #2523	VILLAGE AT NTWN	(2,677.19)
09/30/20	Armbrust & Brown, PLLC - #166375	VILLAGE AT NTWN	(70.50)
10/31/20	360 Professional Services, Inc. - #2606	VILLAGE AT NTWN	(510.00)
11/30/20	360 Professional Services, Inc. - #2632	VILLAGE AT NTWN	(1,079.63)
11/30/20	Armbrust & Brown, PLLC - #168699	VILLAGE AT NTWN	(752.00)
12/31/20	Armbrust & Brown, PLLC - #169305	VILLAGE AT NTWN	(1,527.50)
01/31/21	Armbrust & Brown, PLLC - #170375	VILLAGE AT NTWN	(600.00)
02/28/21	360 Professional Services, Inc. - #2696	VILLAGE AT NTWN	(260.10)
02/28/21	Armbrust & Brown, PLLC - #170765	VILLAGE AT NTWN	(500.00)
03/31/21	Armbrust & Brown, PLLC - #171742	VILLAGE AT NTWN	(1,975.00)
04/30/21	360 Professional Services, Inc. - #2747	VILLAGE AT NTWN	(260.10)
05/31/21	Armbrust & Brown, PLLC - #172662	VILLAGE AT NTWN	(755.58)
05/31/21	Invoice #1304	VILLAGE AT NTWN	17,050.92
05/31/21	360 Professional Services, Inc. - #2772	VILLAGE AT NTWN	(260.10)
06/30/21	Armbrust & Brown, PLLC - #172662	VILLAGE AT NTWN	(781.96)
07/31/21	Armbrust & Brown, PLLC - #174856	VILLAGE AT NTWN	(600.00)
08/31/21	Armbrust & Brown, PLLC - #175723	VILLAGE AT NTWN	(725.00)
09/30/21	360 Professional Services, Inc. - #2883	VILLAGE AT NTWN	(260.10)
09/30/21	Armbrust & Brown, PLLC - #176465	VILLAGE AT NTWN	(50.00)
10/31/21	Armbrust & Brown, PLLC - #177441	VILLAGE AT NTWN	(625.00)
11/30/21	Armbrust & Brown, PLLC - #178434	VILLAGE AT NTWN	(100.00)
01/31/22	Armbrust & Brown, PLLC - #179739	VILLAGE AT NTWN	(627.00)
08/31/22	360 Professional Services, Inc. - #3242	VILLAGE AT NTWN	(270.30)
12/31/22	Armbrust & Brown, PLLC - #188943	VILLAGE AT NTWN	(747.50)
01/31/23	Armbrust & Brown, PLLC - #189778	VILLAGE AT NTWN	(198.00)
02/28/23	Armbrust & Brown, PLLC - #190598	VILLAGE AT NTWN	(132.00)
03/31/23	Armbrust & Brown, PLLC - #191488	VILLAGE AT NTWN	(792.00)
		Escrow Balance	<u>\$ 7,815.36</u>

**Northtown Municipal Utility District
Riverside Resources Deposit
May 31, 2023**

DATE	VENDOR/INVOICE #	DESCRIPTION	AMOUNT
12/16/05		ADDITIONAL DEPOSIT REC'D	2,500.00
03/06/08	SAM JONES / 2230	02/08 RIVERSIDE RESOURCES	(80.00)
10/31/09	JONES-HEROY / 3091	10/09 RIVERSIDE RESOURCES	(160.00)
11/30/09	JONES-HEROY / 3126	11/09 RIVERSIDE RESOURCES	(280.00)
		TOTAL DEPOSIT	<u>\$ 1,980.00</u>

See Accountants' Report.

**Northtown Municipal Utility District
PISD REVIEW DEPOSIT
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
04/19/06		INITIAL DEPOSIT	\$ 2,500.00
04/18/06	SAM JONES / 1213	04/06 BROOKFIELD ELEM SCHOOL	(703.75)
05/31/06	SAM JONES / 1292	05/06 BROOKFIELD ELEM SCHOOL	(560.00)
06/01/06	SAM JONES / 1344	06/06 BROOKFIELD ELEM SCHOOL	(80.00)
08/07/06	SAM JONES / 1432	08/06 BROOKFIELD ELEM SCHOOL	(120.00)
09/26/07	PAYMENT / CHECK # 22565 - BAIRD/WILLIAMS CONSTRUCTION		1,463.75
11/09/07	ARMBRUST & BROWN / 66755	10/07 INDUSTRIAL WASTE	(199.00)
01/09/08	ARMBRUST & BROWN / 68201	12/07 INDUSTRIAL WASTE	(68.00)
08/05/11	PAYMENT		2,767.00
09/30/11	Kimley-Horn & Associates, Inc./68534011-0911	Pflugerville ISD	(460.00)
02/29/12	Kimley-Horn & Associates, Inc./68534016-0212	Pflugerville ISD	(430.00)
06/30/12	360 Professional Services / 90	Pflugerville ISD	(418.20)
07/31/12	360 Professional Services / 105	Pflugerville ISD	(418.20)
09/30/12	360 Professional Services / 143	Pflugerville ISD	(1,254.60)
05/31/19	360 Professional Services / 2143	Pflugerville ISD	(499.80)
07/31/19	360 Professional Services / 2206	Pflugerville ISD	(249.90)
04/30/21	360 Professional Services / 2745	Pflugerville ISD	(260.10)
05/31/21	360 Professional Services / 2770	Pflugerville ISD	(260.10)
		TOTAL DEPOSIT	<u>\$ 749.10</u>

See Accountants' Report.

**Northtown Municipal Utility District
 FAUST DRAINAGE ON HOWARD LN DEPOSITS
 May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
03/14/08		INITIAL DEPOSIT	\$ 1,000.00
03/06/08	SAM JONES / 2202	02/08 B FAUST DRAINAGE EASEMENT	<u>(240.00)</u>
		TOTAL DEPOSIT	<u>\$ 760.00</u>

See Accountants' Report.

**Northtown Municipal Utility District
LAKES AT TECH RIDGE
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
11/21/06		INITIAL DEPOSIT	\$ 2,500.00
10/31/09	ARMBRUST & BROWN / 82169	10/09 SPEC PROJ-LAKE AT TECH RIDGE	(82.50)
11/30/09	ARMBRUST & BROWN / 82627	11/09 SPEC PROJ-LAKE AT TECH RIDGE	(660.00)
		TOTAL DEPOSIT	<u>\$ 1,757.50</u>

See Accountants' Report.

**Northtown Municipal Utility District
Harris Ridge Condos Deposit
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
12/10/08	MB HARRIS RIDGE - DEPOSIT		2,500.00
10/31/09	ARMBRUST / 82052	HARRIS RIDGE COMMERCIAL	(71.00)
12/31/09	ARMBRUST / 83347	HARRIS RIDGE COMMERCIAL	(142.00)
		TOTAL DEPOSIT	<u>\$ 2,287.00</u>

**Northtown Municipal Utility District
Dessau Retail Deposit
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
03/05/09	DEPOSIT		2,500.00
04/30/09	DEPOSIT - INDUSTRIAL WASTE PERMIT		1,500.00
04/30/09	SAM JONES / 2846	DESSAU RETAIL	(480.00)
08/31/09	CITY OF AUSTIN	INDUSTRIAL WASTE PERMIT	(64.94)
10/31/09	JONES - HERoy / 3095	DESSAU RETAIL	(100.00)
11/30/09	JONES - HERoy / 3129	DESSAU RETAIL	(480.00)
		TOTAL DEPOSIT	<u>\$ 2,875.06</u>

**Northtown Municipal Utility District
Tech Ridge Multifamily
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
03/04/11	Deposit	Escrow	5,000.00
09/30/11	Kimley-Horn & Associates / 68534011-0911	9/11 Engineering Fees - Tech Ridge Apartments	(460.00)
10/31/11	Kimley-Horn & Associates / 68534011-1011	10/11 Engineering Fees - Tech Ridge Apartments	(230.00)
10/31/11	Bank Fees associated with international check		(225.00)
11/30/11	ARMBRUST & BROWN / 98978	11/11 Legal Fees - Tech Ridge Apartments	(1,029.50)
11/30/11	Kimley-Horn & Associates / 68534011-1111	11/11 Engineering Fees - Tech Ridge Apartments	(460.00)
12/31/11	ARMBRUST & BROWN / 99596	12/11 Legal Fees - Tech Ridge Apartments	(2,201.00)
12/31/11	Kimley-Horn & Associates / 68534011-1211	12/11 Engineering Fees - Tech Ridge Apartments	(690.00)
01/31/12	ARMBRUST & BROWN / 100048	01/12 Legal Fees - Tech Ridge Apartments	(1,228.50)
02/29/12	ARMBRUST & BROWN / 100618	02/12 Legal Fees - Tech Ridge Apartments	(895.50)
02/29/12	Invoiced #1082 - Paid		5,295.50
03/31/12	ARMBRUST & BROWN / 101078	03/12 Legal Fees - Tech Ridge Apartments	(842.00)
03/31/12	ARMBRUST & BROWN / 101195	03/12 Legal Fees - Tech Ridge Apartments	(759.57)
04/30/12	360 Professional Services / 58	4/12 Engineering Fees - Tech Ridge Apartments	(418.20)
04/30/12	Armbrust & Brown, P.L.L.C. / 101562	4/12 Legal Fees - Tech Ridge Apartments	(205.25)
04/30/12	Armbrust & Brown, P.L.L.C. / 101570	4/12 Legal Fees - Tech Ridge Apartments	(1,015.00)
05/31/12	Invoiced #1096		5,364.02
05/31/12	Armbrust & Brown, P.L.L.C. / 102125	5/12 Legal Fees - Tech Ridge Apartments	(840.00)
05/31/12	Armbrust & Brown, P.L.L.C. / 102118	5/12 Legal Fees - Tech Ridge Apartments	(287.00)
05/31/12	360 Professional Services / 74	5/12 Engineering Fees - Tech Ridge Apartments	(638.50)
06/30/12	Armbrust & Brown, P.L.L.C. / 102709	6/12 Legal Fees - Tech Ridge Apartments	(287.00)
06/30/12	Armbrust & Brown, P.L.L.C. / 102716	6/12 Legal Fees - Tech Ridge Apartments	(52.50)
07/31/12	360 Professional Services / 106	7/12 Engineering Fees - Tech Ridge Apartments	(836.40)
07/31/12	Armbrust & Brown, P.L.L.C. / 103169	7/12 Legal Fees - Tech Ridge Apartments	(1,055.00)
07/31/12	Armbrust & Brown, P.L.L.C. / 103161	7/12 Legal Fees - Tech Ridge Apartments	(300.73)
08/31/12	Armbrust & Brown, P.L.L.C. / 103602	8/12 Legal Fees - Tech Ridge Apartments	(233.54)
08/31/12	Armbrust & Brown, P.L.L.C. / 103729	8/12 Legal Fees - Tech Ridge Apartments	(1,937.50)
08/31/12	Invoiced #1103		6,468.17
09/30/12	360 Professional Services / 142	9/12 Engineering Fees - Tech Ridge Apartments	(209.10)
09/30/12	360 Professional Services / 144	9/12 Engineering Fees - Tech Ridge Apartments	(209.10)
09/30/12	Armbrust & Brown, P.L.L.C. / 104097	9/12 Legal Fees - Tech Ridge Apartments	(300.00)
09/30/12	Armbrust & Brown, P.L.L.C. / 104228	9/12 Legal Fees - Tech Ridge Apartments	(562.50)
09/30/12	Armbrust & Brown, P.L.L.C. / 104231	9/12 Legal Fees - Tech Ridge Apartments	(717.50)
10/31/12	360 Professional Services / 164	10/12 Engineering Fees - Tech Ridge Apartments	(836.40)
10/31/12	Armbrust & Brown, P.L.L.C. / 104722	10/12 Legal Fees - Tech Ridge Apartments	(1,564.12)
10/31/12	Armbrust & Brown, P.L.L.C. / 104724	10/12 Legal Fees - Tech Ridge Apartments	(1,925.00)
11/19/12	Invoiced #1108		6,323.72
11/30/12	360 Professional Services / 188	11/12 Engineering Fees - Tech Ridge Apartments	(836.40)
11/30/12	Armbrust & Brown, P.L.L.C. / 105303	11/12 Legal Fees - Tech Ridge Apartments	(1,924.28)
11/30/12	Armbrust & Brown, P.L.L.C. / 105304	11/12 Legal Fees - Tech Ridge Apartments	(63.39)
12/31/12	360 Professional Services / 208	12/12 Engineering Fees - Tech Ridge Apartments	(836.40)
12/31/12	Armbrust & Brown, P.L.L.C. / 105795	12/12 Legal Fees - Tech Ridge Apartments	(1,312.50)
01/31/13	360 Professional Services / 232	1/13 Engineering Fees - Tech Ridge Apartments	(140.00)
01/31/13	Armbrust & Brown, P.L.L.C. / 106344	1/13 Legal Fees - Tech Ridge Apartments	(219.30)
02/18/13	Invoiced #1120		5,332.27
02/28/13	360 Professional Services / 257	2/13 Engineering Fees - Tech Ridge Apartments	(438.60)
02/28/13	Armbrust & Brown, P.L.L.C. / 106865	2/13 Legal Fees - Tech Ridge Apartments	(122.50)
03/31/13	360 Professional Services / 281	3/13 Engineering Fees - Tech Ridge Apartments	(438.60)
03/31/13	360 Professional Services / 282	3/13 Engineering Fees - Tech Ridge Apartments	(877.20)
03/31/13	Armbrust & Brown, P.L.L.C. / 107423	3/13 Legal Fees - Tech Ridge Apartments	(700.00)
04/30/13	360 Professional Services / 297	4/13 Engineering Fees - Tech Ridge Apartments	(657.90)
04/30/13	Armbrust & Brown, P.L.L.C. / 108033	4/13 Legal Fees - Tech Ridge Apartments	(70.00)
05/31/13	Armbrust & Brown, P.L.L.C. / 108696	5/13 Legal Fees - Tech Ridge Apartments	(122.50)
07/31/13	Armbrust & Brown, P.L.L.C. / 109827	7/13 Legal Fees - Tech Ridge Apartments	(290.50)
02/28/14	360 Professional Services / 487	2/14 Engineering Fees - Tech Ridge Apts/The Oaks	(448.80)
06/30/14	360 Professional Services / 605	6/14 Engineering Fees - Tech Ridge Apts/The Oaks	(897.60)
07/31/14	Invoiced #1159		5,064.20
09/30/14	360 Professional Services / 695	9/14 Engineering Fees - Tech Ridge Apts/The Oaks	(239.34)
03/31/12	360 Professional Services / 824	Engineering Fees - Tech Ridge Apts/The Oaks	(459.00)
04/30/15	360 Professional Services / 848	Engineering Fees - Tech Ridge Apts/The Oaks	(459.00)
08/31/15	360 Professional Services / 958	Engineering Fees - Tech Ridge Apts/The Oaks	(459.00)
TOTAL DEPOSIT			\$ 3,383.66

**Northtown Municipal Utility District
Villas at Tech Ridge
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
05/30/13	Deposit		5,000.00
05/31/13	360 Professional Services / 314	5/13 Engineering Fees - Villas at Tech Ridge	(219.30)
02/28/14	360 Professional Services / 489	2/14 Engineering Fees - Villas at Tech Ridge	(897.60)
06/30/16	360 Professional Services / 1208	6/16 Engineering Fees - Villas at Tech Ridge	(234.60)
05/31/17	360 Professional Services / 1539	5/17 Engineering Fees - Villas at Tech Ridge	(239.70)
		TOTAL DEPOSIT	<u>\$ 3,408.80</u>

**Northtown Municipal Utility District
Edenbrook Ridge
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
07/21/14	Invoiced #1158		5,000.00
07/31/14	360 Professional Services #639	Edenbrook Ridge	(673.20)
01/31/15	360 Professional Services #777	Edenbrook Ridge	(2,334.98)
03/31/15	360 Professional Services #822	Edenbrook Ridge	(1,219.20)
11/15/18	Invoice #1256		4,227.38
12/31/18	360 Professional Services #2010	Edenbrook Ridge	(489.60)
02/28/19	360 Professional Services #2058	Edenbrook Ridge	(834.47)
08/31/19	360 Professional Services #2232	Edenbrook Ridge	(499.80)
10/31/19	360 Professional Services #2287	Edenbrook Ridge	(331.17)
11/30/19	360 Professional Services #2317	Edenbrook Ridge	(999.60)
05/08/20	Invoice #1286		3,154.64
05/31/20	360 Professional Services #2476	Edenbrook Ridge	(510.00)
07/31/20	360 Professional Services #2520	Edenbrook Ridge	(1,166.18)
10/31/20	360 Professional Services #2605	Edenbrook Ridge	(1,275.00)
12/31/20	360 Professional Services #2653	Edenbrook Ridge	(765.00)
01/31/21	360 Professional Services #2675	Edenbrook Ridge	(540.52)
03/31/21	360 Professional Services #2720	Edenbrook Ridge	(1,820.70)
04/30/21	360 Professional Services #2744	Edenbrook Ridge	(260.10)
05/03/21	Invoice #1305	Edenbrook Ridge	6,077.40
09/30/21	360 Professional Services #2882	Edenbrook Ridge	(520.20)
10/31/21	360 Professional Services #2920	Edenbrook Ridge	(260.10)
02/28/22	360 Professional Services #3040	Edenbrook Ridge	(1,351.50)
03/31/22	360 Professional Services #3079	Edenbrook Ridge	(270.30)
04/30/22	360 Professional Services #3151	Edenbrook Ridge	(1,081.20)
06/30/22	360 Professional Services #3174	Edenbrook Ridge	(1,351.50)
07/31/22	360 Professional Services #3207	Edenbrook Ridge	(270.30)
08/31/22	360 Professional Services #3239	Edenbrook Ridge	(1,351.50)
09/30/22	360 Professional Services #3278	Edenbrook Ridge	(270.30)
10/31/22	Invoice #1325	Edenbrook Ridge	6,987.00
11/30/22	360 Professional Services #3353	Edenbrook Ridge	(617.10)
12/31/22	360 Professional Services #3402	Edenbrook Ridge	(270.30)
01/31/23	360 Professional Services #3419	Edenbrook Ridge	(275.40)
02/28/23	360 Professional Services #3451	Edenbrook Ridge	(275.40)
TOTAL DEPOSIT			<u>\$ 3,561.80</u>

**Northtown Municipal Utility District
Heatherwilde Retail Center
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
12/30/14	Invoiced #1170		2,500.00
12/31/14	360 Professional Services #755	Heatherwilde Retail Center	(224.40)
01/31/15	360 Professional Services #778	Heatherwilde Retail Center	(459.00)
03/31/15	360 Professional Services #801	Heatherwilde Retail Center	(918.00)
03/31/15	360 Professional Services #823	Heatherwilde Retail Center	(688.50)
03/31/15	Invoiced #1178	Heatherwilde Retail Center	1,601.40
06/30/16	360 Professional Services #823	Heatherwilde Retail Center	(469.20)
08/31/16	360 Professional Services #1264	Heatherwilde Retail Center	(234.60)
09/30/16	Received payment	Heatherwilde Retail Center	2,500.00
09/30/16	360 Professional Services #1295	Heatherwilde Retail Center	(703.80)
09/30/16	Armbrust & Brown #132421	Heatherwilde Retail Center	(793.00)
10/31/16	360 Professional Services #1319	Heatherwilde Retail Center	(703.80)
10/31/17	360 Professional Services #1669	Heatherwilde Retail Center	(239.70)
03/31/18	360 Professional Services #1780	Heatherwilde Retail Center	(244.80)
08/31/17	Cash Receipts		1,500.00
08/31/17	360 Professional Services	2800 Heatherwilde	(239.70)
08/31/17	Armbrust & Brown, PLLC	2800 Heatherwilde	(154.50)
04/30/18	360 Professional Services #1806	Heatherwilde Retail Center	(1,224.00)
08/31/18	360 Professional Services #1914	Heatherwilde Retail Center	(489.60)
02/28/19	360 Professional Services #2059	Heatherwilde Retail Center	(249.90)
03/31/19	Cash Receipts		2,935.10
04/30/19	360 Professional Services #2105	Heatherwilde Retail Center	(1,249.50)
05/31/19	360 Professional Services #2140	Heatherwilde Retail Center	(999.60)
		Total Invoice	<u>\$ 750.90</u>

**Northtown Municipal Utility District
HPI Real Estate
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
06/13/16	Invoiced #1197		2,500.00
06/30/16	360 Professional Services #1206	HPI Real Estate Plan Review	<u>(1,200.00)</u>
		TOTAL DEPOSIT	<u>\$ 1,300.00</u>

**Northtown Municipal Utility District
Dessau Fountain Estates
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
07/05/16	Invoiced #1199		5,000.00
07/31/16	Armbrust & Brown/131190	Dessau Fountain Estates	(694.00)
08/31/16	Armbrust & Brown/131844	Dessau Fountain Estates	(425.00)
		TOTAL DEPOSIT	<u>\$3,881.00</u>

**Northtown Municipal Utility District
The Lakes Blvd - St. Croix
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
01/19/17	Invoiced		2,500.00
01/31/17	Armbrust & Brown/134800	The Lakes Blvd. - St. Croix	(467.50)
02/28/17	Armbrust & Brown/135446	The Lakes Blvd. - St. Croix	(510.00)
03/31/17	Armbrust & Brown/136079	The Lakes Blvd. - St. Croix	(170.00)
TOTAL DEPOSIT			<u>\$ 1,352.50</u>

**Northtown Municipal Utility District
Pact Ventures - Lake/Ntown Blvd.
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
04/20/17	Cash Receipts		2,500.00
04/30/17	360 Professional Services/#1510	Pact Ventures - Lake/Ntown Blvd.	(479.40)
05/31/17	Armbrust & Brown/137505	Pact Ventures - Lake/Ntown Blvd.	(70.00)
04/20/18	Cash Receipts		2,500.00
05/31/19	360 Professional Services/#2142	Pact Ventures - Lake/Ntown Blvd.	(499.80)
01/31/20	360 Professional Services/#2380	Pact Ventures - Lake/Ntown Blvd.	(1,068.20)
03/31/20	360 Professional Services/#2438	Pact Ventures - Lake/Ntown Blvd.	(510.00)
07/31/20	360 Professional Services/#2521	Pact Ventures - Lake/Ntown Blvd.	(510.00)
		TOTAL DEPOSIT	<u>\$ 1,862.60</u>

**Northtown Municipal Utility District
KB Homes - Villages at Northtown
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
07/31/17	Cash Receipts		5,000.00
08/31/17	360 Professional Services	KB Homes - Villages at NT	(239.70)
12/31/17	360 Professional Services	KB Homes - Villages at NT	(318.58)
01/31/18	360 Professional Services	KB Homes - Villages at NT	(734.40)
02/28/18	360 Professional Services	KB Homes - Villages at NT	(244.80)
06/30/18	360 Professional Services	KB Homes - Villages at NT	(848.69)
07/31/18	360 Professional Services	KB Homes - Villages at NT	(1,591.20)
08/31/18	360 Professional Services	KB Homes - Villages at NT	(1,468.80)
09/30/18	Invoiced #1253		5,446.17
10/31/18	360 Professional Services - 1964	KB Homes - Villages at NT	(979.20)
10/31/18	Armbrust & Brown, PLLC-149369	KB Homes - Villages at NT	(291.00)
11/30/18	360 Professional Services - 1990	KB Homes - Villages at NT	(244.80)
12/31/18	Armbrust & Brown, PLLC-150320	KB Homes - Villages at NT	(141.83)
12/31/18	360 Professional Services - 2011	KB Homes - Villages at NT	(489.60)
12/31/18	Armbrust & Brown, PLLC-151063	KB Homes - Villages at NT	(274.50)
02/28/19	360 Professional Services - 2060	KB Homes - Villages at NT	(999.60)
03/31/19	Armbrust & Brown, PLLC-153310	KB Homes - Villages at NT	(49.50)
04/30/19	360 Professional Services - 2106	KB Homes - Villages at NT	(749.70)
05/31/19	360 Professional Services - 2141	KB Homes - Villages at NT	(999.60)
07/31/19	360 Professional Services - 2205	KB Homes - Villages at NT	(2,499.00)
07/31/19	Armbrust & Brown, PLLC-156409	KB Homes - Villages at NT	(142.50)
08/31/19	360 Professional Services - 2233	KB Homes - Villages at NT	(1,999.20)
08/31/19	Armbrust & Brown, PLLC-157171	KB Homes - Villages at NT	(66.00)
08/31/19	Invoice #1274		7,426.03
09/30/19	360 Professional Services - 2262	KB Homes - Villages at NT	(499.80)
11/30/19	Armbrust & Brown, PLLC-159481	KB Homes - Villages at NT	(683.00)
01/31/20	Armbrust & Brown, PLLC-161286	KB Homes - Villages at NT	(94.00)
10/14/21	Invoice #1312		3,776.80
10/31/21	360 Professional Services - 2921	KB Homes - Villages at NT	(780.30)
10/31/21	Armbrust & Brown, PLLC-177440	KB Homes - Villages at NT	(725.00)
11/30/21	360 Professional Services - 2945	KB Homes - Villages at NT	(780.30)
11/30/21	Armbrust & Brown, PLLC-178433	KB Homes - Villages at NT	(1,600.00)
12/31/21	360 Professional Services - 2970	KB Homes - Villages at NT	(260.10)
02/28/22	360 Professional Services - 3041	KB Homes - Villages at NT	(540.60)
03/31/22	360 Professional Services - 3080	KB Homes - Villages at NT	(1,946.04)
03/31/22	Armbrust & Brown, PLLC-181180	KB Homes - Villages at NT	(655.50)
04/30/22	360 Professional Services - 3117	KB Homes - Villages at NT	(540.60)
04/30/22	Armbrust & Brown, PLLC-182320	KB Homes - Villages at NT	(969.00)
05/31/22	360 Professional Services - 3152	KB Homes - Villages at NT	(810.90)
06/30/22	Armbrust & Brown, PLLC-183767	KB Homes - Villages at NT	(598.50)
06/30/22	360 Professional Services - 3175	KB Homes - Villages at NT	(1,892.10)
07/26/22	Invoice #1324		12,098.94
07/31/22	Armbrust & Brown, PLLC-184513	KB Homes - Villages at NT	(1,072.50)
07/31/22	360 Professional Services - 3208	KB Homes - Villages at NT	(1,351.50)
08/31/22	360 Professional Services - 3240	KB Homes - Villages at NT	(1,621.80)
09/30/22	360 Professional Services - 3279	KB Homes - Villages at NT	(1,081.20)
09/30/22	Armbrust & Brown, PLLC-186359	KB Homes - Villages at NT	(784.50)
10/31/22	360 Professional Services - 3318	KB Homes - Villages at NT	(810.90)
10/31/22	Invoice #1326		6,722.40
11/30/22	360 Professional Services - 3354	KB Homes - Villages at NT	(887.40)
11/30/22	Armbrust & Brown, PLLC-187877	KB Homes - Villages at NT	(650.00)
12/31/22	360 Professional Services - 3403	KB Homes - Villages at NT	(270.30)
01/31/23	Armbrust & Brown, PLLC-189777	KB Homes - Villages at NT	(275.40)
01/31/23	360 Professional Services - 3420	KB Homes - Villages at NT	(924.00)
02/28/23	360 Professional Services - 3452	KB Homes - Villages at NT	(826.20)
03/31/23	360 Professional Services - 3485	KB Homes - Villages at NT	(826.20)
03/31/23	Armbrust & Brown, PLLC-191487	KB Homes - Villages at NT	(528.00)
04/30/23	360 Professional Services - 3515	KB Homes - Villages at NT	(275.40)
04/30/23	Armbrust & Brown, PLLC-192395	KB Homes - Villages at NT	(132.00)
05/31/23	360 Professional Services - 3542	KB Homes - Villages at NT	(2,203.20)
05/31/23	Armbrust & Brown, PLLC-193130	KB Homes - Villages at NT	(1,287.00)
TOTAL DEPOSIT			<u>\$ (4,085.10)</u>

**Northtown Municipal Utility District
Villages at Northtown - Yentai
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
05/29/18	Cash Receipts		1,500.00
05/31/18	360 Professional Services	Villages at NT - Yentai	(489.60)
06/30/18	360 Professional Services	Villages at NT - Yentai	(244.80)
		TOTAL DEPOSIT	<u>\$ 765.60</u>

**Northtown Municipal Utility District
Dessau Retail - ACR
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
10/23/18	Invoice #1255		2,500.00
10/31/18	360 Professional Services - 1963	Dessau Retail - ACR	(489.60)
02/28/19	360 Professional Services - 2056	Dessau Retail - ACR	(840.10)
02/28/23	360 Professional Services - 3450	Dessau Retail - ACR	(550.80)
03/31/23	360 Professional Services - 3484	Dessau Retail - ACR	(275.40)
04/30/23	360 Professional Services - 3514	Dessau Retail - ACR	(275.40)
TOTAL DEPOSIT			<u>\$ 68.70</u>

**Northtown Municipal Utility District
Villages - Multi-Family WB Pkwy.
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
02/28/19	Check #138329		5,000.00
04/30/19	360 Professional Services - 2108		(499.80)
05/31/19	360 Professional Services - 2145		(749.70)
06/30/19	360 Professional Services - 2177		(499.80)
07/31/19	360 Professional Services - 2177		(2,855.56)
08/31/19	360 Professional Services - 2234		(1,249.50)
08/31/19	Invoice #1273		5,854.36
11/30/19	360 Professional Services - 2318		(818.77)
12/31/19	360 Professional Services - 2346		(1,249.50)
01/31/20	360 Professional Services - 2382		(2,618.59)
01/31/20	Armbrust & Brown - 161289		(1,281.50)
02/29/20	Invoice #1282		3,468.36
02/29/20	360 Professional Services - 2412		(355.38)
02/29/20	Armbrust & Brown - 161985		(235.00)
03/31/20	360 Professional Services - 2440		(2,040.00)
03/31/20	Armbrust & Brown - 162527		(564.00)
05/08/20	Invoice #1285		3,194.38
05/31/20	Armbrust & Brown - 164169		(47.00)
06/30/20	360 Professional Services - 2498		(1,430.71)
06/30/20	Armbrust & Brown - 164764		(70.50)
07/31/20	Armbrust & Brown - 165345		(376.00)
07/31/20	360 Professional Services - 2524		(1,076.17)
09/30/20	Armbrust & Brown - 166376		(2,491.00)
09/30/20	360 Professional Services - 2577		(2,116.49)
10/31/20	Armbrust & Brown - 166376		(1,386.50)
10/31/20	360 Professional Services - 2577		(714.36)
11/30/20	360 Professional Services - 2633		(765.00)
11/30/20	Invoice #1295		9,708.73
11/30/20	Armbrust & Brown - 168700		(760.98)
12/31/20	360 Professional Services - 2654		(448.80)
12/31/20	Armbrust & Brown - 169306		(67.33)
01/31/21	360 Professional Services - 2676		(1,300.50)
01/31/21	Armbrust & Brown - 170376		(375.00)
02/28/21	360 Professional Services - 2697		(520.20)
03/31/21	360 Professional Services - 2722		(780.30)
05/03/21	Invoice #1306		5,018.11
06/30/21	360 Professional Services - 2797		(260.10)
08/31/21	360 Professional Services - 2857		(260.10)
10/31/21	360 Professional Services - 2922		(260.10)
03/31/22	360 Professional Services - 3082		(810.90)
04/30/22	360 Professional Services - 3120		(1,081.20)
07/31/22	360 Professional Services - 3210		(270.30)
08/31/22	360 Professional Services - 3243		(540.60)
09/30/22	360 Professional Services - 3283		(1,892.10)
10/31/22	360 Professional Services - 3321		(810.90)
10/31/22	Invoice #1327		6,186.30
11/30/22	360 Professional Services - 3355		(1,157.70)
12/31/22	360 Professional Services - 3405		(1,621.80)
01/25/23	Invoice #1330		2,779.50
01/31/23	360 Professional Services - 3422		(826.20)
02/28/23	360 Professional Services - 3422		(1,652.40)
03/31/23	360 Professional Services - 3487		(275.40)
04/30/23	360 Professional Services - 3517		(1,101.60)
04/30/23	Armbrust & Brown - 192396		(2,211.00)
05/23/23	Invoice #1333		6,066.60
05/31/23	360 Professional Services 35344		(275.40)
05/31/23	Armbrust & Brown - 193131		(165.00)
TOTAL DEPOSIT			<u>\$ 2,059.60</u>

**Northtown Municipal Utility District
Village at Northtown - Kiosk
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
12/12/19	Deposit		10,000.00
		TOTAL DEPOSIT	<u>\$ 10,000.00</u>

**Northtown Municipal Utility District
Heatherwilde Multi-Family
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
04/23/21	Deposit		3,500.00
05/31/21	360 Professional Services - 2773	Heatherwilde MF	(2,698.83)
06/30/21	360 Professional Services - 2795	Heatherwilde MF	(397.80)
		TOTAL DEPOSIT	<u>\$ 403.37</u>

**Northtown Municipal Utility District
Villages - AvalonBay MF
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
12/20/21	Deposit		5,000.00
12/31/21	360 Professional Services - 2971	Villages - AvalonBay MF	(260.10)
02/28/22	360 Professional Services - 3043	Villages - AvalonBay MF	(270.30)
06/30/22	360 Professional Services - 3177	Villages - AvalonBay MF	(270.30)
08/31/22	360 Professional Services - 3241	Villages - AvalonBay MF	(1,081.20)
10/31/22	360 Professional Services - 3320	Villages - AvalonBay MF	(270.30)
12/31/22	360 Professional Services - 3404	Villages - AvalonBay MF	(1,621.80)
04/30/23	360 Professional Services - 3516	Villages - AvalonBay MF	(2,203.20)
05/31/23	360 Professional Services - 3543	Villages - AvalonBay MF	(1,101.60)
		TOTAL DEPOSIT	<u>\$ (2,078.80)</u>

**Northtown Municipal Utility District
Lakes Retail - Splendid
May 31, 2023**

DATE	VENDOR / INVOICE #	DESCRIPTION	AMOUNT
04/30/22	Deposit		2,500.00
04/30/22	360 Professional Services - 3118	Villages - AvalonBay MF	(540.60)
09/30/22	360 Professional Services - 3280	Villages - AvalonBay MF	(270.30)
		TOTAL DEPOSIT	<u>\$ 1,689.10</u>

**Northtown Municipal Utility District
JDs Supermarket - Dessau
May 31, 2023**

<u>DATE</u>	<u>VENDOR / INVOICE #</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
02/16/23	Deposit	Invoice #1331	4,000.00
		TOTAL DEPOSIT	<u>\$ 4,000.00</u>

**Northtown M.U.D.
Write Off Summary
5/31/2023**

	<u>Write Offs</u>	<u>Collections</u>
FYE 9/2010	13,834.45	473.84
FYE 9/2011	13,463.25	81.44
FYE 9/2012	11,700.83	336.33
FYE 9/2013	13,647.71	412.86
FYE 9/2014	12,852.94	961.95
FYE 9/2015	16,873.05	1,676.53
FYE 9/2016	9,253.23	913.40
FYE 9/2017	9,161.23	38.91
10/31/2017	980.97	-
11/30/2017	-	89.77
12/31/2017	2,867.56	10.50
1/31/2018	2,851.81	36.83
2/28/2018	410.69	10.50
3/31/2018	327.24	253.40
4/30/2018	564.03	171.48
5/31/2018	233.93	134.35
6/30/2018	1,165.20	82.73
7/31/2018	1,006.20	183.40
8/31/2018	630.08	10.50
9/30/2018	939.65	10.50
10/31/2018	1,519.24	-
11/30/2018	1,126.33	66.18
12/31/2018	1,485.30	28.93
1/31/2019	739.81	101.42
2/28/2019	462.99	92.54
3/31/2019	1,233.07	-
4/30/2019	91.48	-
5/31/2019	-	138.08
6/30/2019	-	-
7/31/2019	61.20	-
8/31/2019	353.47	65.37
9/30/2019	970.21	214.04
10/31/2019	276.53	-
11/30/2019	684.32	-
12/31/2019	1,400.21	104.02
1/31/2020	165.18	-
2/29/2020	79.55	78.53
3/31/2020	493.52	-
4/30/2020	347.84	-
5/31/2020	118.38	330.15
6/30/2020	567.92	434.94
7/31/2020	-	-
8/31/2020	1,534.99	-
9/30/2020	837.99	-
10/31/2020	1,681.38	262.72
11/30/2020	1,810.70	74.56
12/31/2020	577.34	-
1/31/2021	1,945.60	21.00
2/28/2021	898.79	266.15
3/31/2021	-	217.22
4/30/2021	-	358.51
5/31/2021	5,502.46	89.85
6/30/2021	1,130.42	-
7/31/2021	5,413.65	23.06
8/31/2021	2,420.24	167.91
9/30/2021	226.38	23.06
10/31/2021	1,620.83	23.06
11/30/2021	3,140.46	23.06
12/31/2021	80.62	23.06
1/31/2022	-	-
2/28/2022	597.86	96.47
3/31/2022	-	23.06
4/30/2022	156.90	-
5/31/2022	1,070.12	-
6/30/2022	732.92	78.09
7/31/2022	327.98	54.33
8/31/2022	1,773.74	-
9/30/2022	613.52	-
10/31/2022	-	-
11/30/2022	-	-
12/31/2022	294.65	-
1/31/2023	374.77	-
2/28/2023	319.31	-
3/31/2023	1,124.35	-
4/30/2023	492.35	-
5/31/2023	866.35	-
Total	\$ 162,507.27	\$ 9,368.59

**Northtown M.U.D.
ChargePoint Revenue Summary
5/31/2023**

<i>Month</i>	<i>Gross Revenue</i>	<i>Service Fee</i>	<i>Net Revenue</i>
Nov-22	\$ 0.41	\$ 0.04	\$ 0.37
Dec-22	21.44	2.15	19.29
Jan-23	0.22	0.02	0.20
Feb-23	53.56	5.36	48.20
Mar-23	93.02	9.30	83.72
Apr-23	9.92	0.98	8.94
May-23	24.45	2.43	22.02
Total	\$ 203.02	\$ 20.28	\$ 182.74

See Accountants' Report.

**Northtown Municipal Utility District
Credit Card Transaction History
May 31, 2023**

Month	No. of Sales	Total Credit Card Sales	Credit Card Fees
October-19	2172	255,679.20	8,167.17
November-19	1805	198,054.42	6,342.12
December-19	1918	227,725.38	7,304.88
January-20	2130	230,098.83	7,490.36
February-20	1879	191,546.96	6,395.79
March-20	1956	199,342.81	6,630.32
April-20	1863	162,509.88	5,439.62
May-20	1946	216,305.15	7,151.51
June-20	1949	234,373.42	7,761.40
July-20	1781	177,844.17	5,862.33
August-20	1548	173,618.74	5,225.96
September-20	1614	217,261.56	6,552.02
October-20	1792	224,220.07	6,795.35
November-20	1731	204,338.19	6,252.41
December-20	1854	211,276.61	6,414.87
January-21	1933	191,406.94	5,819.86
February-21	1723	193,913.20	5,893.22
March-21	1911	188,784.36	5,736.28
April-21	1825	197,494.26	6,190.66
May-21	1924	219,960.64	6,677.13
June-21	2041	264,783.80	8,037.30
July-21	2074	236,922.93	7,186.65
August-21	2050	212,399.16	6,446.36
September-21	2052	284,206.69	8,613.59
October-21	2030	245,580.48	7,462.82
November-21	2031	263,673.19	7,936.72
December-21	2114	243,030.44	7,365.43
January-22	2211	254,963.89	7,736.01
February-22	1919	202,322.81	6,162.29
March-22	2368	260,510.59	7,911.56
April-22	2309	262,529.96	7,996.97
May-22	2088	224,188.26	6,822.89
June-22	2389	287,765.47	8,719.45
July-22	2356	276,851.21	8,403.24
August-22	2232	242,125.09	7,367.09
September-22	2233	289,687.36	8,808.81
October-22	2243	254,039.80	7,777.92
November-22	2552	334,011.98	10,128.02
December-22	2178	257,935.29	7,903.56
January-23	2310	359,106.37	10,896.98
February-23	2183	234,362.99	7,213.60
March-23	2323	262,134.40	8,002.08
April-23	2318	234,327.80	7,118.02
May-23	2391	275,487.58	8,381.42

Northtown M.U.D.
Payroll Summary - Directors
 October 1, 2022 through June 27, 2023

	Amaro, Felix T	Campbell, Robin	Capers, Christopher B.	TOTAL
Employee Wages, Taxes and Adjustm...				
Gross Pay				
Director Fees	1,650.00	300.00	1,200.00	3,150.00
Total Gross Pay	1,650.00	300.00	1,200.00	3,150.00
Adjusted Gross Pay	1,650.00	300.00	1,200.00	3,150.00
Taxes Withheld				
Medicare Employee	(23.93)	(4.35)	(17.40)	(45.68)
Social Security Employee	(102.30)	(18.60)	(74.40)	(195.30)
Total Taxes Withheld	(126.23)	(22.95)	(91.80)	(240.98)
Net Pay	1,523.77	277.05	1,108.20	2,909.02
Employer Taxes and Contributions				
Medicare Company	23.93	4.35	17.40	45.68
Social Security Company	102.30	18.60	74.40	195.30
Total Employer Taxes and Contributions	126.23	22.95	91.80	240.98

See Accountants' Report.

Northtown M.U.D.
Payroll Summary - Security
 May 2023

	Ribsam, John J	Williams, Christophe C	Yarborough, Colton L	TOTAL
Employee Wages, Taxes and Adjustm...				
Gross Pay				
Security Coordinator	0.00	0.00	250.00	250.00
Security Hourly	300.00	1,800.00	800.00	2,900.00
Total Gross Pay	300.00	1,800.00	1,050.00	3,150.00
Adjusted Gross Pay	300.00	1,800.00	1,050.00	3,150.00
Taxes Withheld				
Federal Withholding	(8.00)	0.00	(3.00)	(11.00)
Medicare Employee	(4.35)	(26.10)	(15.22)	(45.67)
Social Security Employee	(18.60)	(111.60)	(65.10)	(195.30)
Total Taxes Withheld	(30.95)	(137.70)	(83.32)	(251.97)
Net Pay	269.05	1,662.30	966.68	2,898.03
Employer Taxes and Contributions				
Medicare Company	4.35	26.10	15.22	45.67
Social Security Company	18.60	111.60	65.10	195.30
TX - Unemployment	0.30	1.81	1.05	3.16
Total Employer Taxes and Contributions	23.25	139.51	81.37	244.13

See Accountants' Report.

Northtown Municipal Utility District Committee List

Budget, Finance & Rates

Directors – Robin Campbell, Felix Amaro

Budget/Finance/Investments
Rate Order
Trustee for Employee Retirement Plan
Compensation & Employee Retirement

Communications

Directors – Robin Campbell, Lee Hill

Communications
Signage/Sign
Website

Utilities & Services

Directors – Brenda Richter, Lee Hill

Crossroads Contract renewal
Solid Waste
Drought Contingency
Infrastructure

Facilities

Directors – Brenda Richter, Lee Hill

New Facility Construction
Median & ROW Maintenance
Office Lease
Park
Vehicle Lifecycle
UPS - (All technology)

Legal \ Security

Directors – Felix Amaro, Chris Capers

Restrictive Covenant
Security and Public Safety
Wholesale Rate Challenge

Development

Directors – Brenda Richter, Chris Capers

Village @ Northtown
Village @ Northtown multi-family
Multifamily Project