PO# 135939 BH
rec 399337 (line 1)
4/4/17

PERCHERON

February 24, 2017
Project No: 10.001159.0000
Invoice No: 0269926

Jillian Peterson
Fort Bend County
301 Jackson Street
Richmond, TX 77469

Project 10.001159.0000 Westpark FM 1093 Phase 2 PO#135939
TOTAL CONTRACT AMOUNT: $711,535.00
AMOUNT INVOICED TO DATE: $434,087.15
REMAINING FUNDS AVAILABLE: $277,447.85 ✓

Professional Services from January 28, 2017 to February 24, 2017

Professional Personnel

	Quantity	Rate	Amount	
Document Specialist				
Kathy George	4.0	65.00	260.00	
Documents Manager				
Rickelman, Mintra	15.0	80.00	1,200.00	
Documents Specialist				
Findley, Susan	8.0	65.00	520.00	
George, Kathy	12.0	65.00	780.00	
Ojumah, Lakisha	8.0	65.00	520.00	
GIS Technician				
Coffel, Cody	2.0	75.00	150.00	
Project Manager				
Kaplan, Arlene	32.0	85.00	2,720.00	
Right of Way Agent (1-5 Years)				
Suzyette Romoser	38.0	65.00	2,470.00	
ROW Agent Senior				
Miller, Rhia	16.0	75.00	1,200.00	
Sr. Right of Way Agent				
Paul Quinn	18.0	75.00	1,350.00	
Total Labor				**11,170.00**
Reimbursable Expenses				
Mileage			47.08	

OK

Project	10.001159.0000	FBC-Westpark FM 1093 Phase 2 PO#135939	Invoice	0269926
Copies			45.30	
Postage			70.35	
	Total Reimbursables		**162.73**	**162.73**
		Total this Invoice		**$11,332.73**

DK
04/04/17

PERCHERON INVOICE DETAIL

Billing Period from January 28, 2017 to February 24, 2017

Date	Qty	Rate	Total Labor	Miles	Amt (Miles x Rate)	Lodging	Meals	Per Diem	Phone	Comp	Filing Fees	Copies	Pstg	Other Exp	Total Exp	Total
Miller, Rhia																
2/7/2017	3.000	75.00	225.00													225.00
Work Detail	Team meeting; worked on administrative settlement for P415															
2/10/2017	1.000	75.00	75.00													75.00
Work Detail	Discussed P506 & P507 with Arlene and agent															
2/14/2017	3.000	75.00	225.00													225.00
Work Detail	Team meeting; discussions with agents and Arlene regarding parcel details; spoke with Arlene and appraiser re: P405; conference call with Arlene, agent and attorney re: P421 &P 422.															
2/15/2017	3.000	75.00	225.00	34.00	18.19										18.19	243.19
Work Detail	Meeting with FBC															
2/16/2017	2.000	75.00	150.00													150.00
Work Detail	Reviewed P416 & P424 files for closure.															
2/21/2017	2.000	75.00	150.00													150.00
Work Detail	Team meeting; reviewed files for closure - P416 & P424															
2/22/2017	1.000	75.00	75.00													75.00
Work Detail	Updated project spreadsheet															
2/23/2017	1.000	75.00	75.00													75.00
Work Detail	Reviewed acceptance packages for P416 & 424 to send to property owners; reviewed FOLs for P418, P419 & P420 to send to property owners.															
Total Miller, Rhia:	**16.000**		**1,200.00**	**34.00**	**18.19**										**18.19**	**1,218.19**
Findley, Susan																
1/30/2017	1.000	65.00	65.00													65.00
Work Detail	Susan Findley - 1/30/2017 - Percheron Field Services - Fort Bend County: FM1093 - Westpark Ph. 2 - Worked on removing paperwork from ED folders that were prepared but not sent; misc. emails.															
2/2/2017	1.000	65.00	65.00													65.00
Work Detail	Susan Findley - 2/2/2017 - Percheron Field Services - Fort Bend County: FM1093 - Westpark Ph. 2 - Analyzed documents cited in Schedule C of Title Commitment for P425 and advised M. Rickelman of contents. Secured Sec. of State Registered Agent for current holder of tower rights.															
2/7/2017	2.000	65.00	130.00													130.00
Work Detail	Susan Findley 2/7/2017 Fort Bend County - FM1093 Westpark Ph. 2 - Weekly team meeting. Worked on ED packages for P413/P417 and P422.															
2/8/2017	1.000	65.00	65.00													65.00
Work Detail	Susan Findley 2/8/2017 Fort Bend County - FM1093 Westpark Ph. 2 - Completed ED Package for P413/P417 and gave to M. Rickelman. Worked on ED package for P422.															
2/14/2017	2.000	65.00	130.00													130.00
Work Detail	Susan Findley 2/14/2017 Percheron Field Services - Fort Bend County - FM 1093 Westpark Ph. 2 - Printed log for ED file for P413/P417 and completed ED File; reviewed report for upcoming deadlines in preparation for weekly meeting; weekly Ft. Bend County team meeting.															
2/21/2017	1.000	65.00	65.00													65.00
Work Detail	Susan Findley 2/21/2017 Percheron Field Services - TXDOT: Weekly team meeting.															
Total Findley, Susan:	**8.000**		**520.00**													**520.00**
Rickelman, Mintra																
2/2/2017	1.000	80.00	80.00													80.00
Work Detail	2.2.2017 - Mintra Rickelman - Fort Bend County - Westpark Phase 2 - communication with Bill re: P425 easement issues researched															
2/8/2017	2.000	80.00	160.00													160.00
Work Detail	2.8.2017 - Mintra Rickelman - Fort Bend County - Westpark Phase 2 - prepared Commissioner's Court packets for P407, P416															
2/15/2017	6.000	80.00	480.00													480.00
Work Detail	2.15.2017 - Mintra Rickelman - Fort Bend County - Westpark Phase 2 - FBC Monthly Westpark meeting, review and delivering ED files to Bill Vidor on P300, P406, P413/417, P421, P422, P423, meeting with Bill Vidor, preparing packet for court agenda on 2/28															
2/17/2017	1.000	80.00	80.00													80.00
Work Detail	2.17.2017 - Mintra Rickelman - Fort Bend County - Westpark Phase 2 - reviewed ED files for Bill															
2/24/2017	5.000	80.00	400.00													400.00
Work Detail	2.24.2017 - Mintra Rickelman - Fort Bend County - Westpark Phase II - created agreement packets for P506, P507, and P405															
Total Rickelman, Mintra:	**15.000**		**1,200.00**													**1,200.00**
George, Kathy																
1/31/2017	2.000	65.00	130.00													130.00
Work Detail	1/31/2017 - Suzy provided the executed vendor form for parcel 407; scanned and saved to the T: drive then gave all executed documents to Mintra to process with Ft. Bend Co. Request from Suzy to print the IOL packages for parcels 418, 419, 420, 416, 423, 506, and 507. Printed has requested and gave to her.															
2/2/2017	2.000	65.00	130.00													130.00
Work Detail	2/02/2017 - Scanning CMR's and saving to the t: drive - uploaded CMR's and documents (IOL's) to AMPS.															

Billing Period from January 28, 2017 to February 24, 2017

Date	Qty	Rate	Total Labor	Miles	Amt (Miles x Rate)	Lodging	Meals	Per Diem	Phone	Comp	Filing Fees	Copies	Pstg	Other Exp	Total Exp	Total
George, Kathy																
2/3/2017	2.000	65.00	130.00													130.00
Work Detail	2/03/2017 - Continue uploading documents and CMR's to AMPS.															
2/14/2017	4.000	65.00	260.00													260.00
Work Detail	2/14/2017 - Attended weekly Westpark team meeting. Prepared the ED file for par															
2/16/2017	2.000	65.00	130.00													130.00
Work Detail	2/16/2017 - Prepared acceptance offer packages for parcels 416 and 424; forwarded to Ariell for approval.															
2/22/2017	4.000	65.00	260.00													260.00
Work Detail	2/22/2017 - Advised by Suzy that parcels 416 and 424 have counteroffers; contact															
Total George, Kathy:	**16.000**		**1,040.00**													**1,040.00**
Kaplan, Arlene																
1/30/2017	3.000	85.00	255.00													255.00
Work Detail	Arlene Kaplan: Contacted property owners and encouraged determinations; answered emails and took calls															
2/1/2017	2.000	85.00	170.00													170.00
Work Detail	Arlene Kaplan: Calls to property owners; emails and calls with County; working on counter with 506 and 507; cummulative time															
2/3/2017	2.000	85.00	170.00													170.00
Work Detail	Arlene Kaplan: Calls to property owners, reports, emails and discussion with agents.															
2/6/2017	1.000	85.00	85.00													85.00
Work Detail	Preparation for meeting with agents and report updates for meeting with County on Thursday with Bryan															
2/7/2017	2.000	85.00	170.00													170.00
Work Detail	Arlene Kaplan: Project meeting with agents to discuss parcel; emails in response to property owners needs and calls; spoke to appraisal and Bill Vidor regarding schedule															
2/8/2017	1.000	85.00	85.00													85.00
Work Detail	Arlene Kaplan: Conversation with engineering and Bryan regarding various parcels; calls to property owners on 506/507, and 402															
2/10/2017	2.000	85.00	170.00													170.00
Work Detail	Arlene Kaplan: Worked on 506 & 507; working with property owner to frame an acceptable counteroffer; talked to engineering. Responded to emails and calls.															
2/13/2017	4.000	85.00	340.00													340.00
Work Detail	Arlene Kaplan: Calls to property owners, engineering, and research for negotiations with property owners; on 402, 405, 421, 422. Calls and emails															
2/14/2017	2.000	85.00	170.00													170.00
Work Detail	Arlene Kaplan: Calls and emails; negotiations with 402 and 405															
2/15/2017	3.000	85.00	255.00	34.00	18.19										18.19	273.19
Work Detail	Arlene Kaplan: Attended team project meeting in Richmond															
2/16/2017	2.000	85.00	170.00													170.00
Work Detail	Arlene Kaplan: Suzy and I met with Doug Konopke owner of P406 to discuss his understanding of the process, his needs and expectations interms of the acquisition.															
2/20/2017	3.000	85.00	255.00													255.00
Work Detail	Arlene Kaplan: Checked with Jud Pickard, 403, and asked for update; checked with Rea Berry, 405, looking for response; checked with Tim McCamy, 506 and 507, for update															
2/21/2017	1.000	85.00	85.00													85.00
Work Detail	Arlene Kaplan: Followed up with George Land; got donation deed.															
2/24/2017	4.000	85.00	340.00													340.00
Work Detail	Arlene Kaplan: Worked on final agreement with 506 & 507; worked with Commissioner and got agreement on 405; processed information and reports; started preparation of necessary documentation															
Total Kaplan, Arlene:	**32.000**		**2,720.00**	**34.00**	**18.19**										**18.19**	**2,738.19**
Coffel, Cody																
2/16/2017	2.000	75.00	150.00													150.00
Work Detail	02/16/17... Cody J. Coffel... FBC-Westpark FM 1093 Phase 2 PO #135939... Tract exhibits for tracts 14 & 19 per Mintra Rickelman request.															
Total Coffel, Cody:	**2.000**		**150.00**													**150.00**
Romoser, Suzyette																
1/29/2017	4.000	65.00	260.00													260.00
Work Detail	Suzy Romoser - Additional revising to ED files requested; updated logs and documents.															
1/31/2017	2.000	65.00	130.00													130.00
Work Detail	Suzy Romoser - Weekly project staff meeting to provide updated on parcels with IOLs and counter-offers.															
2/2/2017	4.000	65.00	260.00													260.00
Work Detail	Suzy Romoser - working on ED files P406; P506; P507 and logs; other administrative duties.															
2/6/2017	4.000	65.00	260.00													260.00
Work Detail	Suzy Romoser - Updated logs; call with Levine, attorney for P421/P422 and calls on outstanding counter-offers.															

Billing Period from January 28, 2017 to February 24, 2017

Date	Qty	Rate	Total Labor	Miles	Amt (Miles x Rate)	Lodging	Meals	Per Diem	Phone	Comp	Filing Fees	Copies	Pstg	Other Exp	Total Exp	Total
Romoser, Suzyette																
2/7/2017	2.000	65.00	130.00													130.00
Work Detail	Suzy Romoser - Weekly project staff meeting to provide updates and status on parcels, issues, counters and closings.															
2/10/2017	4.000	65.00	260.00													260.00
Work Detail	Suzy Romoser - Updating logs for ED; P407 preparing to close and other administrative tasks and duties.															
2/13/2017	2.000	65.00	130.00													130.00
Work Detail	Suzy Romoser - Updated files and logs for review and closing.															
2/14/2017	2.000	65.00	130.00													130.00
Work Detail	Suzy Romoser - Weekly project staff meeting to discuss parcels, counteroffers, closings and issues.															
2/16/2017	4.000	65.00	260.00													260.00
Work Detail	Suzy Romoser - Met w/property for P406 to discuss counter-offer; appraisal and processes. Communicated with attorney for P413 & P417 on Final agreement; changes to warranty deed and closing process.															
2/21/2017	2.000	65.00	130.00													130.00
Work Detail	Suzy Romoser - Weekly staff meeting to provide updates on parcels, IOLs, outstanding counter-offers, final agreement request & closings.															
2/22/2017	4.000	65.00	260.00													260.00
Work Detail	Suzy Romoser - Prepared Final Agreements for P416; P424; P413 & P417. Provided updates to property owners and updates status to FBC approval request.															
2/24/2017	4.000	65.00	260.00													260.00
Work Detail	Suzy Romoser - Made calls to property owners for updates on offers; counter-offers and acceptance. Updated files and logs.															
Total Romoser, Suzyette:	**38.000**		**2,470.00**													**2,470.00**
Quinn, Paul																
1/30/2017	8.000	75.00	600.00	20.00	10.70										10.70	610.70
Work Detail	1/30/2017 - FBC - FM 1093 Westpark Extention Phase 2 - P415 - Agent drove to this parcel to inspect the staking of the proposed ROW at landowners request and took pictures to send to landowner. P404 - Agent discussed with landowner that his counter offer was accepted and what would need to be done for closing. Landowner is requesting use of a SW deed. Also, does not want to sign deed prior to closing. These things were also discussed with Mintra Rickleman.															
2/3/2017	2.000	75.00	150.00													150.00
Work Detail	2/3/2017 - FBC - FM 1093 Westpark Extention Phase 2 - P415 - Downloading and sending information to landowner. P414 - Landowner has not accepted IOL. Verifying address.															
2/6/2017	2.000	75.00	150.00													150.00
Work Detail	2/6/2017 - FBC - FM 1093 Westpark Extention Phase 2 - P415 - Working with property owner on his counter offer and support for what he has included in counter.															
2/14/2017	2.000	75.00	150.00													150.00
Work Detail	2/14/2017 - FBC - FM 1093 Westpark Extention - Phase 2 - P414 - Drove to the offices of Mr Durrani. he was not in but scheduled an appointment to meet week of 2/20															
2/20/2017	2.000	75.00	150.00													150.00
Work Detail	2/20/2017 - FBC - FM 1093 Westpark Ext Phase 2 - P415 - Discussed with landowner him submitting his bids for parking lot that is included in the counter offer.															
2/21/2017	2.000	75.00	150.00													150.00
Work Detail	2/21/2017 - FBC - FM 1093 Westpark Ext Phase 2 - P414 - Discussed with landowner the IOL and his procedure for counter offer. Landowner is meeting with lien holder to find out their requirements.															
Total Quinn, Paul:	**18.000**		**1,350.00**	**20.00**	**10.70**										**10.70**	**1,360.70**
Ojumah, Lakisha																
2/17/2017	1.000	65.00	65.00													65.00
Work Detail	02.17.17 - Fort Bend- Gaston Road Project - Editing Acceptance package for P416															
2/20/2017	2.000	65.00	130.00													130.00
Work Detail	02/20/17 - Fort Bend - Westpark Expansion Phase 2 - reviewing the Acceptance packages and editing/revising signature/notary page for Judge's info for P416 and P424; Drafting acceptance package for P413 and P417															
2/22/2017	4.000	65.00	260.00													260.00
Work Detail	02/22/17 - Fort Bend - Westpark Expansion Phase 2 - Drafting FOL and Deed for P418, P419, and P420; creating PDF packages for each parcel; mailing to the agent for review															
2/23/2017	1.000	65.00	65.00													65.00
Work Detail	02/23/17 - Fort Bend - Westpark Expansion Phase 2 - Preparing packages for mailout FOL/Deed for P418, P419, and P420															
Total Ojumah, Lakisha:	**8.000**		**520.00**													**520.00**
Expenses, General																
1/30/2017													11.85		11.85	11.85
2/24/2017													11.85		11.85	11.85
2/24/2017													11.85		11.85	11.85
2/24/2017													11.85		11.85	11.85
2/24/2017													3.73		3.73	3.73
Total Expenses, General:													**51.13**		**51.13**	**51.13**

Billing Period from January 28, 2017 to February 24, 2017

Date	Qty	Rate	Total Labor	Miles	Amt (Miles x Rate)	Lodging	Meals	Per Diem	Phone	Comp	Filing Fees	Copies	Pstg	Other Exp	Total Exp	Total
FedEx																
2/22/2017													19.22		19.22	19.22
AP Detail	Fedex from Moontown															
Total FedEx:													**19.22**		**19.22**	**19.22**
Field B/W-Clr																
2/10/2017												31.20			31.20	31.20
Total Field B/W-Clr:												**31.20**			**31.20**	**31.20**
Field Services BW/CLR Copies																
2/24/2017												14.10			14.10	14.10
Total Field Services BW/CLR Copies:												**14.10**			**14.10**	**14.10**
Invoice Total	**153.000**		**11,170.00**	**88.00**	**47.08**							**45.30**	**70.35**		**162.73**	**11,332.73**

FedEx

Original Customer Reference	POD Delivery Date	Recipient Name	Recipient Address Line 1	Recipient City	Shipper Name	Shipper City	Net Charge Amount
Westpark FM 1093 Phase 2 PO#135939 /Ft. Bend	20170202	Suzy Romoser	30 Bettina Lane	SPRING	Kathie Gillie	CORAOPOLIS	$19.22
							19.22

Prospect:	Westpark FM 1093 Ph 2
Client:	Ft. Bend County
Description:	FedEx
Amount:	$ 19.22

SWT
2/17/17

GP 5994

Ph 2

Stamps.com Westpark FM 1093 10.001159.0000 / Ft. Bend County

1/27/2017	11.85
Total	**11.85**

Prospect: Westpark FM 1093 Ph2
Client: Ft. Bend County
Description: postage
Bill Amount: $ 11.85

Stamps.com FM1093 Westpark Ext- Parcel 420 GP 5994

2/27/2017 $ 11.85

Total $ 11.85

Prospect: Westpark Ext - Parcel 420
Client: Ft. Bend County
Description: postage
bill Amount: $ 11.85

Stamps.com Fort Bend CO./ 1093 Westpark Ext- Parcel 501 GP5994

2/28/2017	$	1.61
2/28/2017		0.465
2/28/2017		0.465
Total	$	2.54

GP5994

STAMPS.COM WESTPARK EXTENTION PARCEL 501 / FT. BEND COUNTY

Date	Cost	Credit	Balance	Type
3/3/2017	$1.19	$0.00	$58.13	Print

TOTAL $1.19

$ 3.73

Prospect: West Park Ext-Parcel 501
Client: Ft. Bend County
Description: postage
Bill Amount: $3.73

Stamps.com 7M 1093 Westpark Ext- Parcel 419 GP 5994

2/27/2017	$	11.85
Total	$	11.85

Prospect: Westpark Ext Parcel 419
Client: Ft. Bend County
Description: postage
Amount: $11.85

Bill

Stamps.com FM 1093 Westpark Ext- Parcel 418 GP5994

2/27/2017	$	11.85
Total	$	11.85

Prospect: West park Ext Parcel 418
Client: Fort Bend County
Description: postage
Amount: $ 11.85

			Katy Office			
			Field Services 1/28-2/10/17			
Shared Account Parent Name	Shared Account Pare	Job Type	Color Pages	Grayscale Pages	Total Count	Total
FM 1093 West Park Ph2	10.001159.0000	PRINT	189	19	208	$ 31.20
						$31.20

Katy Office Copy Counts						
Field Services 2/11-2/24/17						
Shared Account Parent Name	Shared Account Parent Code	Job Type	Color Pages	Grayscale Pages	Total Copies	Total
FM 1093 West Park Ph2	10.001159.0000	PRINT	91	3	94	$ 14.10
						$ 14.10

Fort Bend County Engineering Department

Date: 03/27/17

Project: FM 1093 Ph 2 Acquisition Status Report

Parcel Count: 29 (with Percheron)

Parcel	Owner Contact Information			Parcel Address	Appraisal Date	Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	90-Day PPO	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Req'd (Date Filed If Yes)	Neg. Closed or ED Possess Date	30-Day	Ngotiator File Closed	Notes
RED Parcel # - Priority Parcel					BLUE Data - Proposed/Suggested/Estimated RED Data - Actual New Information										RED Text- Critical Note or New Since Last Report
413 and 417	Domala and George Martin Domala Ventures, LLC		S	8738 Bois D Arc LN McKinnon RD, Richmond, TX 77406	10/05/16	$167,040	$167,040	N/A	$167,040	$167,040	No	Probably Negoiated		Suzy Romoser	Property is adjacent to P417 Access off of McKennon/Bois D'Arc $2.00 sf ($167,040 Land); No Damages, Improvements or Cost to Cure Commissioners' Court approved ED; File to Bill Vidor 02/15 03/10: Sending approved deed edits for signature
			S			30,311 53,209	12/07/16	N/A	02/12/17	01/19/17	N/A				
	Easements			None per Survey											
418	Stefano James A & Randal B Ratcliff		S	FM 1093, Richmond, TX 77406	10/05/16	$382,890	$382,890	N/A	N/A	$382,890				Suzy Romoser	$8.00 sf ($305,936 Land); $58,024 Improvements; $0 Damages; $18,930 Cost to Cure Ownership of 418, 419 and 420 overlapping & similar 03/20: Reviewing closing documents; clearing edits with Marcus
						38,242	01/23/17	N/A	N/A	02/28/17					
	Easements			None per Survey											
419	Stefano-Ratcliff Interest Inc.		S	29354 & 58 McKinnon RD, Richmond, TX 77406	10/05/16	$268,944	$268,944	N/A	N/A	$268,944				Suzy Romoser	$8.00 sf ($256,744 Land); $9,710 Improvements; $0 Damages; $2,490 Cost to Cure Ownership of 418, 419 and 420 overlapping & similar Has existing access to FM 1093 from 418; Also access to McKinnon 03/20: Reviewing closing documents; clearing edits with Marcus
						32,093	01/23/17	N/A	N/A	02/28/17					
	Easements			None per Survey											
420	James A. Stefano and Randal B Ratcliff		S	McKinnon RD, Richmond, TX 77406	10/05/16	$70,040	$70,040	N/A	N/A	$70,040				Suzy Romoser	$8.00 sf ($70,040 Land); $0 Improvements; $0 Damages; $0 CC Ownership of 418, 419 and 420 overlapping & similar Has existing access to FM 1093 from 418; Also access to McKinnon 03/20: Reviewing closing documents; clearing edits with Marcus
						8,755	01/23/17	N/A	N/A	02/28/17					
	Easements			None per Survey											
423	Prototype Machine Co Inc		S	McKinnon Rd. Richmond, TX, 77406-0000	10/05/16	$4,111	$4,111	N/A	N/A	$4,111	N/A	Negotiated		Suzy Romoser	No access to FM 1093 for Safety; Appears to have access to McKinnon $1.00 sf x 50% ($1,140 Land); No Improvements, Damages or Cure 01/20: PO accepts offer w/confirming access to utilities on property, File to Bill Vidor 02/15 03/10: LOA & Deed out for signature 3/23: PO sending paid receipts for utility connection
						8,222	11/30/16	N/A	N/A	01/05/17	N/A				
	Easements			None per Survey											
425	Wayne Schramme GM & JR Investments		N	28938 FM 1093 RD, Fulshear, TX 77441	06/14/16	$66,819	$66,819	N/A	$146,316	$66,819	N/A	Negotiated		Suzy Romoser	$8.00/sf ($63,272 for Land); Barbed wire fence $1,001; Metal Gate $119; Light Pole $1,050; CC $1,377 schramme@yahoo.com; 281-341-9540 713-724-9854 Mail: 7510 Foster Island Dr., Richmond, 77406 01/24: Commissioners' Court approved ED; File w/ Bill Vidor 03/20: checking on documents
						7,909 SF	10/21/16	N/A	01/15/17	11/29/16	N/A				
	Easements			None per Survey											
504	First Baptist Church of Fulshear		N	27600 FM 1093 RD, Fulshear, TX 77441		$49,670									Must be acquired; Possible Donation 03/10: Commissioner asked Arlene to follow up; may not be a donation
						4,967									
506	Kent Brotherton Landmark Industries Development Ltd		N	FM 1093 RD, Fulshear, TX 77441 11111 Wilcrest Green, Suite 100, H/T 77042	06/14/16	$494,541	$494,541	N/A	$494,541	$494,541	N/A	Negotiated		Suzy Romoser	$478,016 ($16.00/SF) for Land; $3,150 for Monument Wall w Lights; $11,025 for Asphalt Drive; $2,000 for Landscaping; $350 for Cost to Cure; Add'l contact: Mark Thompson 02/27: PO accepted offer; MOA Packet sent to PO today 03/27: Delivering docs to Percheron office 03/23; File w Bill V
						29,876	10/18/16	N/A	01/27/17	12/06/16	N/A				
	Easements			Enterprise Pipeline											

1 ac = 43,560 sq ft

- Based on Estimates of $5/SF on South side $10/SF on North side by Engineering

Prepared by: Percheron

Fort Bend County Engineering Department

Project: FM 1093 Ph 2 Acquisition Status Report

Parcel Count: 29 (with Percheron)

Parcel	Owner Contact Information			Parcel Address	Appraisal Date	Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	90-Day PPO	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Req'd (Date Filed If Yes)	Neg. Closed or ED Possess Date	30-Day	Ngotiator File Closed	Notes
RED Parcel # - Priority Parcel					BLUE Data - Proposed/Suggested/Estimated RED Data - Actual New Information										RED Text- Critical Note or New Since Last Report
507	Joseph Kent Brotherton Texas Petroleum Group, LLC (Shell)		N	FM 1093 RD, Fulshear, TX 77441 11111 Wilcrest Green, Suite 100, H/T 77042	06/14/16	$575,675 29,602	$575,675 11/29/16	N/A N/A	$266,418 01/27/17	$575,675 01/03/17	N/A N/A	Negotiated		Suzy Romoser	$532,836 ($18.00/SF) for Land; $2,520 for Sign #1; $36,035 for Sign #2; Cost to Cure $4,284; Add'l contact: Mark Thompson 02/27: PO countered with reduced offer; MOA Packet sent to PO today 03/27: Delivering docs to Percheron office 03/23; File w Bill V
	Easements			None per Survey											
Parcels with Closing Pending															
404	Huggins Ranch Ltd		N	FM 1093	06/14/16	$3,176 312 SF	$3,176 10/24/16	N/A	$8,000 12/30/16	$3,176 12/13/16	No N/A	Negotiated		Paul Qunn	$6.00/sf ($1,872 for Land); Sign $875; 12 LF Barbed wire $45; CC $384 11/10: Property owner has copy of Declaration of Public Necessity 03/03: Editing deed; checking tax language for LOA
	Easements			None per Survey											
405	First Lakehill Development LTD (Walt Sass)		N	FM 1093 RD, Fulshear, TX 77441	N/A	$32,025 4,575	N/A N/A	N/A N/A	$68,625 03/01/17	N/A N/A	No N/A	Negotiated		Arlene Kaplan	No Appraisal for this Parcel; Estimated at $7/SF 02/24: Rea and Walt accepted $13.50 SF; approved by FBC; 03/08: Requested Deed edit review & approval
	Easements			None per Survey											
407	Lee Jin & Hyon		N	29706 FM 1093 RD, Fulshear, TX 77441 Mail: 9256 Larston, Houston 77055	06/14/16	$4,045 312 SF	$4,045 10/25/16	N/A	$6,607 11/10/16	$4,045 11/30/16	No N/A	Negotiated		Suzy Romoser	$10.00/sf ($3,120 for Land); wood fence $750; CC $175 3/23: Working w/PO on partial release of lien 03/08: Waiting for money
	Easements			1) 10' H.L.&P. Aerial Easement Vol. 1012, Pg. 490 F.B.C.D.R. 2) 10' H.L.&P. Easement Vol. 1012, Pg. 490 F.B.C.D.R. 3) 20' W.L.E. & S.S.E. File No. 20110054 F.B.C.P.R. (Assumed, Not shown on Survey)											
414	Crosscreek Car Wash Mr. Durrani		N	29602 FM 1093 RD, Fulshear, TX 77441	06/14/16	$3,410 310 SF	$3,410 02/08/17	N/A N/A	$6,000 03/10/17	$3,410 03/08/17	N/A N/A	Negotiated		Paul Quinn	$11.00/sf ($3,410 for Land); 03/24: Vendor documents with property owner
	Easements			1) 20' W.L.E. & S.S.E. File No. 20130137 F.B.C.P.R.											
415	MGJ Holdings LP		N	29826 FM 1093 RD, Fulshear, TX 77441	10/05/16	$64,588 2,418	$64,588 12/07/16	N/A N/A	$85,640 03/10/17	$64,588 01/13/17	N/A N/A	Negotiated		Paul Quinn	Ownership same as 414 $10.00/sf ($24,180 Land); $22,083 for Improvements; $5,000 Damages; $13,325 Cost to Cure 03/22: Exeuted docs signed; payment request being prepared
	Easements			1) 20' W.L.E. & S.S.E. File No. 20130137 F.B.C.P.R.											
416	Eduardo Morales		N	FM 1093 RD, Fulshear, TX 77441	06/14/16	$3,510 739 SF	$3,510 10/19/16	N/A	$6,651 01/20/16	$3,510 11/30/16	No N/A	Negotiated		Suzy Romoser	$4.75/sf ($3,510 for Land) 02/13: letter to bank for lien release 03/08: Waiting for money 3/23: working w/PO on vendor forms
	Easements			1) 60' Ingress and Egress Easement Vol. 1528, Pg821 O.P.R.F.B.C.											
424	Ginter Family Investments c/o Glen R Ginter GM Equity Group LLC		N	FM 1093 RD, Fulshear, TX 77441	06/14/16	$26,389 4, 355 SF	$26,389 10/18/16	N/A	$39,195 01/20/17	$26,389 11/30/17	No N/A	Negotiated		Suzy Romoser	$5.25/sf ($22,864 for Land); Wood fence $2,060; CC $1,465 Mailing address: 21830 Kingsland Blvd., #104, Katy, 77450 mginter@sbcglobal.net; 281-732-3342 3/23: working w/PO on vendor forms 03/08: Waiting for docs and funds
	Easements			1) 20' W.L.E. & S.S.E. File No. 20110054 F.B.C.P.R. (Assumed, Not shown on Survey)											

1 ac = 43,560 sq ft

- Based on Estimates of $5/SF on South side $10/SF on North side by Engineering

Prepared by: Percheron

Fort Bend County Engineering Department

Date: 03/27/17

Project: FM 1093 Ph 2 Acquisition Status Report

Parcel Count: 29 (with Percheron)

Parcel	Owner Contact Information			Parcel Address	Appraisal Date	Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	90-Day PPO	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Req'd (Date Filed If Yes)	Neg. Closed or ED Possess Date	30-Day	Ngotiator File Closed	Notes
RED Parcel # - Priority Parcel					BLUE Data - Proposed/Suggested/Estimated RED Data - Actual New Information										RED Text- Critical Note or New Since Last Report
501	Attn: Mike Brown Enterprise Crude Pipeline LLC		N	FM 1093 RD, Fulshear, TX 77441	06/14/16	$15,823	$15,823	N/A	N/A	$15,823	No	Negotiated		Suzy Romoser	$8.50/sf ($14,875 for Land); barbed wire fence $389; metal gate $112; CC $447 Mailing address: PO Box 4324, H/T 77210-4324; 10/25: mdbrown@eprod.com; 281-887-3310 3/23: MBrown will forwarded executed docs by end of next wk.
						1,750	11/29/16		N/A	01/03/17	N/A				
	Easements			1) 50' Exxon Pipeline Esmt File No. 9539112 O.P.R.F.B.C. 2) 60' Seaway Pipeline Esmt File No. 9622059, O.P.R.F.B.C. Vol. 862, Pg. 672, F.B.C.D.R. Vol. 1914, Pg. 2104, F.B.C.D.R.											
CLOSED Parcels															
400	Pawelek, Claude A, Jr		N	8506 SYMS ST, FULSHEAR, TX 77441	06/14/16	$3,443	$3,443	N/A	N/A	$3,443	No	Negotiated		Paul Quinn	$11.00/sf ($3,443 for Land) Closed
						313 SF	10/25/16		N/A	N/A	N/A	03/22/17			
	Easements			None per Survey											

Acquisition Summary		
Total Parcels	38	
Parcels Acquired/Donated	7	301, 400, 401, 402, 408, 503A, Metro
Parcels with Closing Pending	12	404, 405, 407, 413-17, 414, 415, 416, 423, 424, 425, 501
Offers Out - Negotiating	13	300, 403, 406, 409, 410, 411, 412, 418, 419, 420, 421, 422, 506, 507
Parcels to be Donated	5	302, 500, 502, 503, 504
Condemnation Potential	14	**Possible ED**: 300, 403, 406, 409, 410, 411, 412, 418, 419, 420, 421, 422, 506, 507

Red: Offers Not Yet Out **Blue:** Trying to Close

1 ac = 43,560 sq ft

- Based on Estimates of $5/SF on South side $10/SF on North side by Engineering

Prepared by: Percheron

Fort Bend County Engineering Department

Project: FM 1093 Ph 2 Acquisition Status Report

Parcel Count: 29 (with Percheron)

Parcel	Owner Contact Information		Parcel Address	Appraisal Date	Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	90-Day PPO	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Req'd (Date Filed If Yes)	Neg. Closed or ED Possess Date	30-Day	Ngotiator File Closed	Notes
RED Parcel # - Priority Parcel				BLUE Data - Proposed/Suggested/Estimated RED Data - Actual New Information										RED Text- Critical Note or New Since Last Report
Parcels Requiring ED														
300	McCann, Carole Ann etal	N	8426 Wallis ST, Fulshear, TX 77441	10/05/16	$8,148 6,474	$8,148 11/30/16			$8,148 01/10/17	Yes	ED		Suzy Romoser	$1 SF (Land: $6,474); $903 for fence; $771 Cost to Cure 01/27: Plans were sent to atty File to Bill Vidor 02/15
	Easements		None per Survey											
403	George R Pickard Jr Testamty By Pass Trust **Robert Hudson Pickard**, Trustee	S	Bois D Arc RD, REAR, Richmond, TX 77406	10/05/16	$95,618 95,618	$95,618 11/29/16		$368,129 03/16/17	$95,618 01/27/17	Yes?	ED		Arlene Kaplan	Access to Bois D'Arc $1.00 SF (Land $95,618) No Improvements or Cost to Cure 03/10: Preparing file for Bill V by 03/17 03/10: County agreed to meet $2.25 sf tax rate; 03/16: PO countered with $3.85 sf
	Easements		1) 30' Phillips Pipeline Company Easement (Assumed, Not shown on Survey) 2) 30' Dow Chemical Pipeline Easement (Assumed, Not shown on Survey)											
406	DHK Fulshear LP	S	9027 or 9035 Bois D Arc RD, Richmond, TX 77406	10/05/16	$543,500 62,487	$543,500 12/05/16		$982,309 03/07/17	$543,500 01/13/17	Yes	ED		Suzy Romoser	Access off of Bois D'Arc; $8.50 sf (Land $531,140); $10,563 Improvements; $1,797 Cost to Cure 3/23: PO's attorney Charles McFarland submitted a counter File to Bill Vidor 02/15
	Easements		None per Survey											
409	Robert B Dinger Fulshear Mini-Storage	S	9036 Bois D Arc RD, Richmond, TX 77406		$1,046,063 26,713	$1,046,063				Yes	ED		Paul Quinn	$492,177 for land; Existing access off of Bois D'Arc; requires relocation of 30+ lockers off site Currently under consideration and re-evaluation
	Easements		1) 150' SAN. CONTROL ESMT File No. 2006027303 O.P.R.F.B.C.											
410	Bluebonnet Plaza Commercial Reserve A TP Fulshear Self Storage Ltd	S	29619 FM 1093 RD, Richmond, TX 77406		$644,877 9,804	$644,877 CM 03/23//17			$644,877 CM 04/24//17	Yes	ED		Paul Quinn	$204,853 for land; Storage Locker Relocation of office and mgr res Access off Bois D'Arc; temporary access to FM 1093 with easement
	Easements		1) 150' SAN. CONTROL ESMT File No. 2006027303 O.P.R.F.B.C. 2) 10' U.E. File No. 20130001 F.B.C.P.R.											
411	Bluebonnet Plaza Commercial Reserve "B" Hana Ent LLC	S	FM 1093 RD		$641,459 24,146	$641,459 03/18/17			$641,459 03/19/17	Yes	ED		Paul Quinn	$454,886 for land; Requires redesign of parking; will still meet Fulshear requirements plus;
	Easements		1) 25' CROSS ACCESS ESMT File No. 20130001 F.B.C.P.R. 3) 10' U.E. File No. 20130001 F.B.C.P.R.						2) 150' SAN. CONTROL ESMT File No. 2006027303 O.P.R.F.B.C. 4) 20' U.E. File No. 20130001 F.B.C.P.R.					
412	Bluebonnet Plaza Commercial Reserve C HL Fulshear Investments LLC	S	FM 1093, Richmond, TX 77406		$152,010 16,001	$152,010 03/20/17			$152,010 04/21/17	Yes	ED		Paul Quinn	$152,010 for land; Part of Blue Bonnet Plaza and same owner as 411;
	Easements		1) 25' CROSS ACCESS ESMT File No. 20130001 F.B.C.P.R. 2) 20' U.E. File No. 20130001 F.B.C.P.R.											

1 ac = 43,560 sq ft

- Based on Estimates of $5/SF on South side $10/SF on North side by Engineering

Prepared by: Percheron

Fort Bend County Engineering Department

Date: 03/27/17

Project: FM 1093 Ph 2 Acquisition Status Report

Parcel Count: 29 (with Percheron)

Parcel	Owner Contact Information			Parcel Address	Appraisal Date	Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	90-Day PPO	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Req'd (Date Filed If Yes)	Neg. Closed or ED Possess Date	30-Day	Ngotiator File Closed	Notes
RED Parcel # - Priority Parcel					BLUE Data - Proposed/Suggested/Estimated RED Data - Actual New Information										RED Text- Critical Note or New Since Last Report
421	Newsome, Earl, Jr.		S	29208 McKinnon RD, Richmond, TX 77406	10/05/16	$3,879	$3,879		N/A	$3,879	Yes	ED		Suzy Romoser	Land: $3,879 ($1x50% sf); Improvements, Damages & Cost to Cure: 0 No access to FM 1093 for Safety; Appears to have access to McKinnon 01/06: PO to hire atty Sydney Levine - sealylaw@sbcglobal.net File to Bill Vidor 02/15
						7,758	11/26/16		N/A	01/23/17					
	Easements			None per Survey											
422	John Willie Newsome, Jr. & Cynthia Denise Newsome		S	29202 McKinnon Rd. Richmond, TX, 77406-9798	10/05/16	$4,140	$4,140		N/A	$4,140	Yes	ED		Suzy Romoser	No access to FM 1093 for Safety; Appears to have access to McKinnon $1.00 sf x 50% ($1,140 Land); No Improvements, Damages or Cure 01/06: PO to hire atty Sydney Levine - sealylaw@sbcglobal.net File to Bill Vidor 02/15
						8,280	12/05/16		N/A	01/13/17					
	Easements			None per Survey											
To Be Donated or Dedicated															
500	Harrison Interests Ltd		S	FM 359 RD, Richmond, TX 77406		$4,809,125									Must be acquired; To be Donated Marcus and Richard to follow up
						961,825									
502	Cross Creek Ranch Community Assoc. Holdings LP		N	Cross Creek Ranch Blvd., Fulshear, TX 77441	06/14/16	$1,306									*HOLD* Do NOT complete appraisals - Parcel to be donated 03/10: Documents with Banford to be signed
						1,306 SF									
503	CCR Texas Holdings LP		N	FM 1093 RD, Fulshear, TX 77441		$27,590									*HOLD* Do NOT complete appraisals - Parcel to be donated 03/10: Documents with Banford to be signed
						2,759									
	Easements			1) 14' CNP Gas, CNP Elec. AT&T, Comcast Easement File No. 2007123571 O.P.R.F.B.C 2) 7'-6" Aerial Easement File No. 2007123571 O.P.R.F.B.C											

1 ac = 43,560 sq ft

- Based on Estimates of $5/SF on South side $10/SF on North side by Engineering

Prepared by: Percheron

Fort Bend County Engineering Department

Date: 03/27/17

Project: FM 1093 Ph 2 Acquisition Status Report

Parcel Count: 29 (with Percheron)

Parcel	Owner Contact Information			Parcel Address	Appraisal Date	Appraisal Value (Total Cost & Parcel SF)	Initial Offer (Amount & Date)	90-Day PPO	Counter Offer (Amount & Date)	Final Offer (Amount & Date)	ED Req'd (Date Filed If Yes)	Neg. Closed or ED Possess Date	30-Day	Ngotiator File Closed	Notes
RED Parcel # - Priority Parcel					BLUE Data - Proposed/Suggested/Estimated RED Data - Actual New Information										RED Text- Critical Note or New Since Last Report
Acquired by Donation or Dedication															
301	City of Fulshear		S			$9,290									Donated by City of Fulshear
302	Fulshear Land Investment Partners, LTD					172									SW corner clip at Fm 1093 & Fulshear Trace 12/21: added to parcels; to be donated by property owners
401	Fulshear Land Invest. Partners Ltd		S	FM 1093		$106,529 21,306									Donated; will be HEB at Fondren
402	Fulshear Real Estate Partners LP		S	Bois D Arc RD, REAR, Fulshear, TX 77441	10/05/16	$93,257 62,171	$93,257 11/28/16			$93,257 12/30/16				Arlene Kaplan	$1.50 SF (Land $93,257) No Improvements or Cost to Cure 02/13: Picking up signed donation deed at breakfast on 02/17 George Lane, 713-302-0555 cell, 03/05: Donation Deed Signed; expect other required docs 03/24
408	Lamar CISD		N	29826 FM 1093 RD, Fulshear, TX 77441		$47,410 4,741									**Must be acquired;** Donation per Richard S for right turn lane; Marcus and Richard to follow up
503A	Diocese of Galv/Houston - Roman Catholic Church - St Faustina Church			28102 FM 1093		14,430									Between Cross Creek Ranch Blvd. & Flewellen Place Lane Requires 10.5 feet along FM 1093 03/10: Parcel Donated
	METRO (Sta 101+75 to Sta 300+00 - 3.8 miles)		S												Acquired

1 ac = 43,560 sq ft

- Based on Estimates of $5/SF on South side $10/SF on North side by Engineering

Prepared by: Percheron

Harris, Britten

From:	Peterson, Jillian
Sent:	Friday, March 31, 2017 3:55 PM
To:	Harris, Britten
Subject:	FW: Percheron 02/24 Invoice Submission
Attachments:	20170224_10.001123.0000_0269985_PRECINCT 3 MOBILITY.pdf; 20170224_10.001159.0000_0269926_WESTPARK FM1093 PHASE 2.pdf; 20170224_10.002646.0000_0269754_CANE ISLAND.pdf

Jillian Peterson
Special Projects Coordinator
Fort Bend County Engineering
W. 281-633-7507
Jillian.Peterson@FortBendCountyTx.gov

ENGINEERING HAS MOVED TO 301 JACKSON STREET RICHMOND, TX 77469.

From: Larissa Espinoza [mailto:larissa.espinoza@percheronllc.com]
Sent: Friday, March 31, 2017 3:37 PM
To: Peterson, Jillian
Subject: Percheron 02/24 Invoice Submission

Good afternoon Jillian,

Attached are the February invoices along with the progress reports. Please contact me if you have any questions.

Larissa Espinoza
Client Coordinator-PMO | Percheron LLC
o. 832-300-6400 Ext.1222
larissa.espinoza@percheronllc.com
www.percheronllc.com

CONFIDENTIALITY NOTE: This e-mail and any attachments are confidential and may be protected by legal privilege. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of this e-mail or any attachment is prohibited. If you have received this e-mail in error, please notify us immediately by returning it to the sender and delete this copy from your system. Thank you for your cooperation.