

**MINUTES OF  
PARKS AND RECREATION MEETING  
OF THE  
BOARD OF DIRECTORS**

**January 23, 2019**

THE STATE OF TEXAS  
COUNTY OF HARRIS  
OAKMONT PUBLIC UTILITY DISTRICT

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The Board of Directors (the "Board") of Oakmont Public Utility District (the "District") met in regular session, open to the public, at Auburn Lakes Recreation Center, the District's designated meeting place inside the boundaries of the District, on Wednesday, January 23, 2019 at 7:00 p.m.; whereupon, the roll was called of the members of the Board, to-wit:

Ty Warren	-	President
Shaun Hebert	-	Vice President
Kerry Simmons	-	Secretary
Jennifer Smith	-	Assistant Secretary
David Doiron	-	Assistant Secretary

All members of the Board were present, thus constituting a quorum.

Also in attendance were those who provided their names on the sign-in sheet attached hereto as Exhibit "A".

Additionally, in attendance were: Tina DeAses, The Risher Companies, the District's Recreation Manager ("Risher"); Mel Reist of Silversands Services, the District's landscape maintenance vendor; Tom Dillard of Champions-Hydrolawn; and Michael Murr, the District's Landscape Architect.

WHEREUPON, the meeting was called to order in accordance with the posted meeting notice, which is attached hereto as Exhibit "B".

**APPROVE MINUTES OF MEETING HELD NOVEMBER 28, 2018**

The Board considered the minutes of the meeting held November 28, 2018 which were distributed to the Board for review prior to the meeting. After discussion, upon a motion duly made and seconded, the Board voted unanimously to approve the minutes as presented.

**RATIFY SECOND AMENDMENT TO GARBAGE CONTRACT**

This item was deferred:

## **RECREATION CENTER MANAGER REPORT**

The Board recognized Ms. DeAses, who presented the Recreation Center Manager's Report, a copy of which is attached hereto as Exhibit "C."

Ms. DeAses then presented a proposal from Silversand Services for a function cost increase to the annual services contract from \$43,065 to \$45,943. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal as presented.

A proposal was then presented for the installation of one truck load of crushed granite gravel at the walking trail along the East Pond at a cost of \$2,650. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal as presented.

The Board then considered authorizing Silversand Services to add a coupler near the water line inside the pool premises for a cost of \$300. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal as presented.

Ms. DeAses then presented a proposal from Silversand Services for the removal of one tree at the recreation center that poses a hazard for a cost of \$800. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal as presented.

A proposal was then presented for the filling of the gaps along the retaining wall at the West Pond at a cost of \$200. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal as presented.

The Board then considered authorizing Aquatics Management to install a second sanitation line at the splash pad at a cost of \$2,444. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal as presented.

Ms. Deases also presented a proposals from several companies to change the sand filters at the pool. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal from DS Recreational Services at a cost of \$2,400.

The Board then considered a proposal from Natural Concepts for the installation of uplighting of the trees at the recreation center, a project totaling \$3,100. Upon a motion duly made and seconded, the Board voted unanimously to approve the proposal as presented.

After discussion and review, upon a motion duly made and seconded, the Board voted unanimously to approve the Recreation Center Manager's Report as presented. However, no other action items were acted upon.

## **HEAR FROM SILVERSAND SERVICES**

The Silversand Services report was presented above.

**LANDSCAPE ARCHITECT REPORT**

The Board then recognized Mr. Murr, who presented the Landscape Architect’s Report in, a copy of which is attached hereto as Exhibit “D”.

After review of the report and discussion, upon a motion duly made and seconded, the Board voted unanimously to approve the Landscape Architect’s Report, including authorization for the Landscape Architect to (i) pursue quotes for the installation of benches at the West Pond, (ii) proceed with installation of 80 trees at the East Pond at a cost of \$3,600, and (iii) investigate the relocation of a tree along West Rayford Road.

**HEAR FROM CHAMPIONS HYDRO-LAWN**

The Board recognized Mr. Dillard. A formal report was not presented. No action was taken.

**HEAR FROM RECREATION COMMITTEE**

The Board recognized the Recreation Committee. The Board considered approving a meeting date of the Auburn Lakes Homeowner’s Association to be held February 21<sup>st</sup>. Upon a motion duly made and seconded, the Board voted unanimously to approve the meeting.

**HEAR FROM THE PUBLIC**

The Board then opened the floor to receive comments from the public. No comments were presented.

There being no other business to come before the Board, the meeting was adjourned.

[REMAINDER OF PAGE LEFT INTENTIONALLY BLANK]

PASSED, APPROVED and ADOPTED this November 28, 2018.

(DISTRICT SEAL)

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Secretary, Board of Directors

PASSED, APPROVED and ADOPTED this February 27, 2019.

(DISTRICT SEAL)

  
Secretary, Board of Directors

# OAKMONT PUD BOARD OF DIRECTORS PARKS MEETING SPEAKER SIGN-UP SHEET

Meeting Date: January 23, 2019

## COMMENT PERIOD

Name	Address
Jennifer Houston	6739 Honeycrest Ln,
TAMMIE N.	



**OAKMONT PUBLIC UTILITY DISTRICT  
NOTICE OF MEETING  
PARKS AND RECREATION**

Notice is hereby given pursuant to V.T.C.A., Government Code, Chapter 551, that the Board of Directors of Oakmont Public Utility District will meet in **regular** session, open to the public, at **7:00 p.m.**, on **Wednesday, January 23, 2019**, at the **Auburn Lakes Recreation Center**, a meeting location inside the District, at which meeting the following items will be considered:

1. Approve minutes from November 28, 2018 meeting.
2. Ratify Second Amendment to garbage collection agreement with Residential Recycling and Refuse of Texas.
3. Hear report from Recreation Center Manager, and consider acting thereon, including:
  - a. Review and consider approving proposals for purchase of recreation equipment, repairs to facilities, and/or authorizing camps and activities;
  - b. Consider authorizing Recreation Center Manager to proceed with projects, purchases, and repairs as directed by the Board; and
  - c. Discuss contract with Lifestyle Directors, Inc., for event coordination services.
4. Hear from Silversand Services and consider authorizing proposals for landscaping maintenance.
5. Hear report from Landscape Architect and consider acting thereon, including:
  - a. Receive proposals for purchase, construction, and installation of recreation items, including structures, landscaping, and materials throughout District and consider authorizing same; and
  - b. Authorize Landscape Architect to proceed with park projects as directed.
6. Hear report from Champions Hydrolawn and consider taking any necessary action thereon, including approving proposals for repairs or work at the detention ponds.SA
7. Hear from Recreation Committee, and consider taking action, including:
  - a. Ratify action taken by Recreation Committee during the previous month to purchase equipment or approve repairs, as necessary.
8. Hear from the public.

Pursuant to V.T.C.A. Government Code, Chapter 551, the Board of Directors may convene in closed session in relation to any agenda item included in this Notice, such closed session will be held at the date, hour and place given in this Notice concerning any all subjects for any and all purposes permitted by V.T.C.A. Government Code, Chapter 551, including but not limited to pending or contemplated litigation, security matters and devices, personnel matters, real estate transactions or a private consultation with the attorney for the District on any or all subjects or matters authorized by law.

EXECUTED this 17th day of January, 2019.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By: Mallory J. Craig

Mallory J. Craig

Coats Rose, P.C.

Attorneys for the District



**Auburn Lakes Recreation Center:  
Oakmont Public Utility District  
Monthly Report – January 2019  
Recreation Meeting**



**RISHER FITNESS MANAGEMENT**

**Prepared by: Tina DeAses, Recreation Director  
Risher Fitness Management, Inc.**

Risher Fitness Management, Inc. has been contracted to manage the Auburn Lakes Recreation Center.



DO NOT DETACH

CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS §

COUNTY OF HARRIS §

OAKMONT PUBLIC UTILITY DISTRICT §

I, Christina Adams, the undersigned, hereby state that I posted a copy of the attached Notice of Meeting of the Board of Directors of Oakmont Public Utility District at 25005 Northcrest Drive, Spring, Texas, the location inside the boundaries of the District designated for the posting of agendas, on the 17<sup>th</sup> day of JAN, 2019, at 3:45 p.m., which time was not less than 72 hours prior to the scheduled time of the special meeting.

Christina N Deases  
(Name)

4811-0138-0114, v. 1

DO NOT DETACH

CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS

§

COUNTY OF HARRIS

§

OAKMONT PUBLIC UTILITY DISTRICT

§

I, Christina DeAES, the undersigned, hereby state that I posted a copy of the attached Notice of Meeting of the Board of Directors of Oakmont Public Utility District at 25005 Northcrest Drive, Spring, Texas, the location inside the boundaries of the District designated for the posting of agendas, on the 17<sup>th</sup> day of JAN, 2019, at 3:45 p.m., which time was not less than 72 hours prior to the scheduled time of the special meeting.

Christina N DeAES  
(Name)

4811-0138-0114, v. 1

4811-0138-0114.1/2641.0

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UDN

**OAKMONT PUBLIC UTILITY DISTRICT  
NOTICE OF MEETING  
PARKS AND RECREATION**

1342044  
01/17/2019 PERSONAL  
\$9.00 MPR - NOTICE MTG

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EXECUTED this 17th day of January, 2019.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By: Mallory J. Craig  
Mallory J. Craig  
Coats Rose, P.C.  
Attorneys for the District

COUNTY CLERK  
HARRIS COUNTY, TEXAS

2019 JAN 17 AM 11:15

FILED



State of Texas  
County of Harris  
County Auditor's Form 153  
Harris County, TX (rev. 07/11)

Diane Trautman, County Clerk  
Personal Records (713) 274-8686  
201 Caroline, STE 330, Houston, TX 77002  
Fee Officer's Official Receipt

Receipt # : PR19001379  
Receipt Date : 01/17/2019 11:33:00 AM  
Fees Assessed By : CCO\krodriguez  
Cashier : Diaz, Susan (CCO)

OAKMONT PUBLIC UTILITY DISTRICT

Fee Description	Amount	Notes
County Clerk	\$9.00	NOTICE OF PUBLIC MEETING - 1342044 OAKMONT PUBLIC UTILITY DISTRICT: TO THE PUBLIC
<b>Total :</b>	<b>\$9.00</b>	<b>\$9.00</b>

Tender Type	Tender SubType	Check # / CC Auth #	Tender Amount
LEGALEASE		5006799239800250	\$9.00
<b>Total Paid:</b>			<b>\$9.00</b>

THANK YOU

**OAKMONT PUBLIC UTILITY DISTRICT  
NOTICE OF MEETING  
PARKS AND RECREATION**

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EXECUTED this 17th day of January, 2019.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By: Mallory J. Craig


Mallory J. Craig  
Coats Rose, P.C.

Attorneys for the District

CERTIFICATE OF POSTING OF NOTICE OF MEETING

THE STATE OF TEXAS §  
COUNTY OF HARRIS §  
OAKMONT PUBLIC UTILITY DISTRICT §

I, Janice Woodburn, the undersigned, hereby state that I posted the attached Notice of Meeting of the Board of Directors of Oakmont Public Utility District at the administrative office of the District, 9 Greenway Plaza, Suite 1000, Houston, Texas, on Thursday, January 17, 2019, at 11:00 a.m., which time was not less than 72 hours prior to the scheduled time of the meeting.

  
(Name)

**OAKMONT PUBLIC UTILITY DISTRICT  
NOTICE OF MEETING  
PARKS AND RECREATION**

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EXECUTED this 17th day of January, 2019.

(DISTRICT SEAL)



OAKMONT PUBLIC UTILITY DISTRICT

By: Mallory J. Craig

Mallory J. Craig  
Coats Rose, P.C.

Attorneys for the District

**Auburn Lakes Recreation Center and Risher Fitness Management  
Mission Statement**

Our mission here at Risher Fitness Management is to provide safe and fun recreation, fitness, special events, and wellness opportunities for all residents. We strive to promote and enhance healthy lifestyles and well-being in a welcoming environment for both children and adults alike. Providing a clean, fun, and quality experience in every one of the recreation centers we manage with qualified and certified employee's. We aim to offer you with the best and most positive environment you will find in any community recreational setting. Through quality customer service and community activities we hope to bring each community closer together.

**Employees**

The employees at the Auburn Lakes Recreation Center working under Risher Fitness Management, Inc. (RFM) for the month included:

- Management Team: Tina DeAses
- Fitness Room Attendants: Alex Fontana, Tricia Woodruff, Oliver Young

**Fitness Center 11/26 - 1/18**

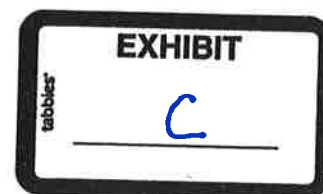
	Month	Year to Date Oct 2018 – Sept 2019
Total Entries	3,106	6,830
Fitness Center Orientations	3	6
Non-Resident Passes	3	3

**Clubhouse 11/26 – 1/18**

Group Fitness Classes	HIIT it, Zumba, Yoga
Resident Reservations	7
Specialty Sessions	Salad in a Jar, Grace Pointe Dance, Best in Class Tutoring, HOA meetings, Swim team meetings

**Monthly Expenses 11/27 – 1/18**

Company	Invoice/Service	Nov + Dec
AT&T internet	Internet	\$85 + \$111.66 (196.66)
Direct TV	Clubhouse TV	\$84.99 + \$84.99 (169.98)
Comcast	Cable service for Fitness Center	\$196.21 + \$196.21 (392.42)
Ready Refresh	Water service	\$45.99 + \$45.99 (91.98)
Vanguard	Cleaning Services	\$391.00 + \$391.00 (782.00)
	<b>Paid by Bookkeeper</b>	<b>\$1,633.04</b>
Supplies & vendors	<b>Total Paid by Risher</b>	<b>\$1,693.53</b>





	<b>Grand Total</b>	<b>\$3,326.57</b>
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**Monthly Income 11/27 – 1/18**

Monthly Income Source	Monthly Income Amount	Recreation Account Total YTD Oct 2018 – Sept 2019
Pool Passes	\$0	(\$200.00) + \$448.00
Pool Parties	\$0.00	\$648.00
Pool Swim Lessons	\$.00	
Pool Storage	\$.200.00	
Clubhouse Rental Income	\$1,700.00	(\$1955.38) + \$478.00
Grace Pointe Dance	\$78.00	\$2,433.38
Best in Class	177.38	
Rec Access Pass	\$.822.00	(\$822.00) + \$60.00
<b>Total</b>	\$2,977.38	(\$2,977.38) + \$22,480.00 <b>\$25,457.38</b>

**Project Quotes:**

<u>Project, Description, Company Quote #</u>	Total Amount	Approved	Declined	Tabled
<p style="text-align: center;"><b><u>Project 1: New Function Cost Schedule</u></b>  <b><u>Silversand Services 3662.05</u></b>  Overall annual increase from \$43,065.00 to \$45,943.61</p>	\$45,943.61			
<p style="text-align: center;"><b><u>Project 2A: Weathermatic</u></b>  <b><u>Silversand Services 41906</u></b>  Conversion of all controllers to Smartline controllers. Includes all equipment, weather station, installation and programming. Does not include battery operated Unik controllers. There will be no monthly service fee for first 6 months of contract starting after approval and installation.</p>	\$70/ Rec Center monthly \$70 / West Pond monthly			
<p style="text-align: center;"><b><u>Project 2B: Weathermatic</u></b>  <b><u>Silversand Services 45011</u></b>  Proposal to install flow meter and master valve at controller on Pool area and recreation center.</p>	\$4,788.70			
<p style="text-align: center;"><b><u>Project 2C: Weathermatic</u></b>  <b><u>Silversand Services 45012</u></b>  Proposal to install flow meter and master valve at clock on Lake #1 at West detention basin.</p>	\$7,392.70			
<p style="text-align: center;"><b><u>Project 2D: Weathermatic</u></b>  <b><u>Silversand Services 42883.02</u></b>  Proposal to reconnect stations from 2 unik controllers (Battery operated) to controller at Pool area.</p>	\$3,332.94			

<p align="center"><b><u>Project 3: Granite truck for tracks</u></b>  <b><u>Silversand Services 41754.01</u></b></p> <p>Proposal to install one truck load of granite gravel for the walking trails at the detention ponds.</p>	\$2,650.00			
<p align="center"><b><u>Project 4A: Playground Drainage Option 1</u></b>  <b><u>Silversand Services 4195-46637</u></b></p> <p>Oakmont Recreational Center (PLAYGROUND AREA)  Proposal to repair damages in existing drainage</p>	\$5,160.00			
<p align="center"><b><u>Project 4B: Playground Drainage Option 2</u></b>  <b><u>Silversand Services 46549</u></b></p> <p>Oakmont Recreational Center (PLAYGROUND AREA)  Proposal to install new drain at playground for proper water absorption.</p>	\$26,383.60			
<p align="center"><b><u>Project 5B: Quick Coupler Connections at the playground</u></b>  <b><u>Silversand Services 46641</u></b></p> <p>Proposal for time and materials to install two quick couplings near to playground.</p>	\$1,743.06			
<p align="center"><b><u>Project 6: Removing dead trees at Rec Center</u></b>  <b><u>Silversand Services 46794</u></b></p> <p>Pricing proposal to remove 3 partially dead trees in green field behind the pool.  Tree removal 1 \$800.00  Tree removal 2: \$600.00  Tree removal 3: \$150.00  Stump grinding 3 trees \$450.00</p>	\$2,000.00			
<p align="center"><b><u>Project 7: Vehicle ruts at West Detention Pond</u></b>  <b><u>Silversand Services 46514</u></b></p> <p>Repair of vehicle ruts in ditch area along west detention pond facing W. Rayford.</p>	\$250.00			
<p align="center"><b><u>Project 8: Gaps near retaining wall at West Detention Pond</u></b>  <b><u>Silversand Services 46516</u></b></p> <p>Proposal to fill in the holes along retaining wall facing W. Rayford at west detention pond.</p>	\$200.00			
<p align="center"><b><u>Project 9: Install secondary sanitation line at the splash pad</u></b></p> <p>Aquatics Management – UV-C50 \$1,222.00  DS Recreational Services – UV system \$1,489.00  Texas Coast Fountains &amp; Pools - \$16,136.00</p>				
<p align="center"><b><u>Project 10 Change sand in sand filters for pool</u></b></p> <p>Aquatics Management – \$3,800.00  DS Recreational Services - \$2,400.00  Texas Coast Fountains &amp; Pools - \$3,400.00</p>				
<p><b><u>Project 11: Up-lighting landscape project for trees located in front of the Clubhouse and Fitness Center</u></b></p> <p align="center"><b>Natural Concepts:</b>  All 11 lights and transformer \$3,100  <b>Glass covers for changing light colors:</b></p>				

\$20.00/each for red, green, blue \$30.00 / each orange, indigo, purple				
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**Discussion Items**

- I. Annual pass dates Feb 1 – Jan 31. This will allow the board to pass any new rules / prices in January.
- II. Pool pump is not currently working. Electrician will be on site on Thursday.
- III. Requesting quotes for expanding sidewalk at the West Pond to prevent further granite washout.
- IV. Requesting quotes repairing the deck under the funbrella leak.

**Oelo lights at the Oakmont PUD Property Jan 18 – Feb 20:**

- I. Feb 14 – Valentine’s Day

**Maintenance Items Completed**

- I. Task Rabbit Representative
  - a. Installed new dog stations and cleaned gutters
- II. Recreation manager completed
  - a. Bar welded onto security fence at the clubhouse
  - b. Table leg welded back onto broken pool furniture
  - c. Small holes patched & re-painted inside clubhouse
  - d. All LED overhead lights in Fitness Center have been replaced
    - i. Will be replacing sconce lights
- III. Omega Construction
  - a. Replaced 2 light bulbs in parking lot lights. 1 still not working.

**Updated as of 1.23.2019 rev.2**

Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;

Estimate ID: 41906

Date: 3/20/2018

Sales Rep:  
 Mel Reist

**PROPOSAL**  
 Division: Weathermatic  
 Type: Installation

**Project Description:**

Conversion of all controllers to Smartline controllers. Includes all equipment, weather station, installation and programming. Does not include battery operated Unik controllers. There will be no monthly service fee for first 6 months of contract starting after approval and installation.

Qty	U/M	Description	Part Number	Price
<b>Pool/Recreation Center</b>				
1		48 ZONE STANDARD BUNDLE - MONTHLY FEE	FEE	\$70.00
1		48 ZONE STANDARD BUNDLE - INSTALLATION INSTALL	INSTALL	\$0.00
<b>Total for: Pool/Recreation Center</b>				<b>\$70.00</b>
<b>West Detention Pond</b>				
1		24 ZONE STANDARD BUNDLE - MONTHLY FEE	FEE	\$70.00
1		24 ZONE STANDARD BUNDLE - INSTALLATION INSTALL	INSTALL	\$0.00
<b>Total for: West Detention Pond</b>				<b>\$70.00</b>
				<b>\$140.00</b>
<b>Subtotal</b>				<b>\$140.00</b>
<b>Tax</b>				<b>\$0.00</b>
<b>Freight</b>				
<b>Monthly Total</b>				<b>\$140.00</b>

**TERMS AND CONDITIONS:**

This Contract is entered into on this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by and between Silversand Services, Inc. "Contractor" and \_\_\_\_\_, "Client". Client agrees to pay Contractor the Contract Price of \_\_\_\_\_ in accordance with the Draw Schedule. Any alteration or deviation from the specifications in the Bid Proposal will be performed only upon execution of a written change order signed by Contractor and Customer, and must be paid in full prior to work being performed. \_\_\_\_\_ (INT.)

The Contract Price shall be adjusted to reflect any increase or decrease due to the change order.

Layout in the field will have precedence over the drawing, as adjustments are needed to accommodate drainage and existing trees. Bid has precedence over drawings. Not responsible for all preexisting underground elements.

**Agreement:**

Company agrees to repair or replace equipment that fails within the first 36 months of installation, with the exception of theft or abuse outside of the company's control.

Approval Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**Silversand Services** Pricing is good for 30 days from Date of Proposal  
 2827 Barker Cypress - Houston, Texas 77064 - phone: 713-722-0336 fax: 713-722-8160

Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;



**PROPOSAL**  
 Division: Irrigation  
 Type: Purchase

**Estimate ID: 45011**  
**Date: 9/6/2018**  
**Sales Rep:**  
 Felipe Santoyo

**Project Description:**

Proposal to install flow meter and master valve at controller on Pool area and recreation center.

Qty	U/M	Description	Part Number	Price
1		2" MASTER VALVE		\$383.14
1		FLOW METER UP TO 2"		\$969.56
800		TO RUN 800 FEET OF 2-WIRE FOR FLOW METER AND MASTER VALVE		\$1,736.00
1		FITTINGS AND WIRE CONNECTORS		\$200.00
20		LABOR (2 MAN CREW) PER HOUR		\$1,500.00
			<b>Total for:</b>	<b><u>\$4,788.70</u></b>
				<b><u>\$4,788.70</u></b>
			<b>Subtotal</b>	<b>\$4,788.70</b>
			<b>Tax</b>	<b>\$0.00</b>
			<b>Freight</b>	
			<b>Grand Total</b>	<b><u>\$4,788.70</u></b>

**TERMS AND CONDITIONS:**

This Contract is entered into on this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by and between Silversand Services, Inc. "Contractor" and \_\_\_\_\_, "Client". Client agrees to pay Contractor the Contract Price of \_\_\_\_\_ in accordance with the Draw Schedule. Any alteration or deviation from the specifications in the Bid Proposal will be performed only upon execution of a written change order signed by Contractor and Customer, and must be paid in full prior to work being performed. \_\_\_\_\_ (INT.)

The Contract Price shall be adjusted to reflect any increase or decrease due to the change order.

Layout in the field will have precedence over the drawing, as adjustments are needed to accommodate drainage and existing trees. Bid has precedence over drawings. Not responsible for all preexisting underground elements.

**Limited Warranty:**

- Landscape Plants & Construction and also for Interior Plantings:** Company agrees to repair or replace plants and construction that fail within the first twelve months of installation. Failures are defined as unsatisfactory growth and structural failures except for defects resulting from abuse, lack of proper maintenance, neglect and incidents that are outside the company's control.
- Holiday Decorating and Containers for Interior & Exterior Landscape, Irrigation Products, Light Fixtures and Pool Equipment:** Company provides the manufacturer's limited warranty against defects in material or workmanship.

**Approval Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

*Pricing is good for 30 days from Date of Proposal*  
 Silversand Services  
 2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160

**Initial:** \_\_\_\_\_

Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;



Estimate ID: 45012

Date: 9/6/2018

**PROPOSAL**  
 Division: Irrigation  
 Type: Purchase

Sales Rep:  
 Felipe Santoyo

**Project Description:**

Proposal to install flow meter and master valve at clock on Lake #1 at West detention basin.

Qty	U/M	Description	Part Number	Price
1		2" MASTER VALVE		\$383.14
1		FLOW METER UP TO 2"		\$969.56
2000		TO RUN 2000 FEET OF 2-WIRE FOR FLOW METER AND MASTER VALVE		\$4,340.00
1		FITTINGS AND WIRE CONNECTORS		\$200.00
20		LABOR (2 MAN CREW) PER HOUR		\$1,500.00
			<b>Total for:</b>	<b><u>\$7,392.70</u></b>
				<b><u>\$7,392.70</u></b>
			<b>Subtotal</b>	<b>\$7,392.70</b>
			<b>Tax</b>	<b>\$0.00</b>
			<b>Freight</b>	
			<b>Grand Total</b>	<b><u>\$7,392.70</u></b>

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**Approval Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_



*Pricing is good for 30 days from Date of Proposal*

2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160

**Initial:** \_\_\_\_\_



Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;



**PROPOSAL**  
 Division: Irrigation  
 Type: Purchase

**Estimate ID: 42883.02**  
**Date: 9/5/2018**  
**Sales Rep:**  
 Felipe Santoyo

**Project Description:**

Proposal to reconnect stations from 2 unik controllers (Battery operated) to controller at Pool area.

Qty	U/M	Description	Part Number	Price
<i>Unik controllers at open area behind pool.</i>				
8		24V SOLENOID		\$389.68
2		10" VALVE BOX W/ LID (FOR CONNECTORS)		\$51.86
2000		RED WIRE 14 AWG -UF (PER FOOT)		\$980.00
450		WHITE WIRE 14 AWG -UF (PER FOOT)		\$220.50
2		6 STATIONS MODULE		\$190.90
20		LABOR (2 MAN CREW) PER HOUR		\$1,500.00
<b>Total for: Unik controllers at open area behind pool.</b>				<b><u>\$3,332.94</u></b>
				<b><u>\$3,332.94</u></b>
<b>Subtotal</b>				<b>\$3,332.94</b>
<b>Tax</b>				<b>\$0.00</b>
<b>Freight</b>				
<b>Grand Total</b>				<b><u>\$3,332.94</u></b>

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**Approval Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_



*Pricing is good for 30 days from Date of Proposal*

2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160

**Initial:** \_\_\_\_\_

Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;



Estimate ID: 41754.01

Date: 1/4/2019

Sales Rep:  
 Mel Reist

**PROPOSAL**  
 Division: Landscape  
 Type: Purchase

**Project Description:**

Proposal to install one truck load of granite gravel for the walking trails at the detention ponds.

Qty	U/M	Description	Part Number	Price
15		GRANITE GRAVEL (1.35 TONS=1 CU YD.)		\$2,250.00
1		LABOR TO INSTALL		\$400.00
			<b>Total for:</b>	<b>\$2,650.00</b>
				<b>\$2,650.00</b>
			<b>Subtotal</b>	<b>\$2,650.00</b>
			<b>Tax</b>	<b>\$0.00</b>
			<b>Freight</b>	
			<b>Grand Total</b>	<b>\$2,650.00</b>

**TERMS AND CONDITIONS:**

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- Holiday Decorating and Containers for Interior & Exterior Landscape, Irrigation Products, Light Fixtures and Pool Equipment:** Company provides the manufacturer's limited warranty against defects in material or workmanship.

**Payment Schedule**

\$2,650.00 Total Due on Completion

**Approval Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

*Pricing is good for 30 days from Date of Proposal*  
 Silersand Services  
 2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160



Oakmont Utility District - 4195  
W. Rayford @ Gosling  
Spring, TX  
Tina DeAses;



**PROPOSAL**  
Division: Irrigation  
Type: Purchase

Estimate ID: 46637

Date: 12/21/2018

Sales Rep:  
Mel Reist

**Project Description:**

- Oakmont Recreational Center (PLAYGROUND AREA)  
Proposal to repair damages in existing drain.

Qty	U/M	Description	Part Number	Price
<b>Time and Materials</b>				
1		FITTINGS + MISC		\$300.00
30		LABOR (2 MAN CREW) PER HOUR		\$2,250.00
150		6" DRAIN PIPE TO REPLACE EXISTING (PER FOOT)		\$2,610.00
<b>Total for: Time and Materials</b>				<b>\$5,160.00</b>
				<b>\$5,160.00</b>
<b>Subtotal</b>				<b>\$5,160.00</b>
<b>Tax</b>				<b>\$0.00</b>
<b>Freight</b>				
<b>Grand Total</b>				<b>\$5,160.00</b>

**TERMS AND CONDITIONS:**

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**Approval Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

*Pricing is good for 30 days from Date of Proposal*  
Silversand Services  
2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160



**Drain outlet**

**Drain connection 6"**

**Replace 100 Ft of 6" Drain pipe**





Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;



Estimate ID: 46549

Date: 12/18/2018

**PROPOSAL**  
 Division: Landscape  
 Type: Purchase

Sales Rep:  
 Felipe Santoyo

**Project Description:**

- Oakmont Recreational Center (PLAYGROUND AREA)  
 Proposal to install new drain at playground for proper water absorption.

Qty	U/M	Description	Part Number	Price
<b>Materials</b>				
1		DRAIN PIPE FITTINGS		\$100.00
840		FRENCH DRAIN PIPE (PER FOOT) 4" ADS W/ SOCK		\$21,000.00
8		DRAIN PIPE SDR SOLID 6" (PER 20FT )		\$733.60
1		LABOR		\$1,750.00
8		LANDSCAPE FABRIC (3' X 250')		\$2,800.00
<b>Total for: Materials</b>				<b>\$26,383.60</b>
				<b>\$26,383.60</b>
<b>Subtotal</b>				<b>\$26,383.60</b>
<b>Tax</b>				<b>\$0.00</b>
<b>Freight</b>				
<b>Grand Total</b>				<b>\$26,383.60</b>

**TERMS AND CONDITIONS:**

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2. **Holiday Decorating and Containers for Interior & Exterior Landscape, Irrigation Products, Light Fixtures and Pool Equipment:** Company provides the manufacturer's limited warranty against defects in material or workmanship.

**Payment Schedule**

\$26,383.60 Total Due on Completion

Approval Signature: \_\_\_\_\_

Date: \_\_\_\_\_



*Pricing is good for 30 days from Date of Proposal*

2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160

Initial: \_\_\_\_\_





Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;



Estimate ID: 46641

Date: 1/7/2019

Sales Rep:  
 Felipe Santoyo

**PROPOSAL**  
 Division: Irrigation  
 Type: Purchase

**Project Description:**

Proposal for time and materials to install two quick couplings near to playground.

Qty	U/M	Description	Part Number	Price
<b>Time &amp; Materials for quick Coupler (East Side)</b>				
150		1" SCH40 PVC PIPE (PER FOOT)		\$103.50
1		QUICK COUPLING 3/4"		\$97.82
1		VALVE BOX		\$73.86
8		LABOR (2 MAN CREW) PER HOUR		\$600.00
<b>Total for: Time &amp; Materials for quick Coupler (East Side)</b>				<b>\$875.18</b>
<b>Time &amp; Materials for quick Coupler (West Side)</b>				
1		QUICK COUPLING 3/4"		\$97.82
105		3/4" SCH40 PVC PIPE (PER FOOT)		\$46.20
1		FITTINGS + MISC		\$200.00
1		VALVE BOX		\$73.86
6		LABOR (2 MAN CREW) PER HOUR		\$450.00
<b>Total for: Time &amp; Materials for quick Coupler (West Side)</b>				<b>\$867.88</b>
				<b>\$1,743.06</b>
<b>Subtotal</b>				<b>\$1,743.06</b>
<b>Tax</b>				<b>\$0.00</b>
<b>Freight</b>				
<b>Grand Total</b>				<b>\$1,743.06</b>

**TERMS AND CONDITIONS:**

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2. **Holiday Decorating and Containers for Interior & Exterior Landscape, Irrigation Products, Light Fixtures and Pool Equipment:** Company provides the manufacturer's limited warranty against defects in material or workmanship.

Approval Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Silversand Services *Pricing is good for 30 days from Date of Proposal*  
 2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160

Initial: \_\_\_\_\_

Oakmont Utility District - 4195  
W. Rayford @ Gosling  
Spring, TX  
Tina DeAses;



**PROPOSAL**  
Division: Specialty Services-T  
Type: Purchase

Estimate ID: 46794  
Date: 1/18/2019  
Sales Rep:  
Mel Reist

**Project Description:**

Pricing proposal to remove 3 partially dead trees in green field behind the pool.

Qty	U/M	Description	Part Number	Price
<b>Large tree #1</b>				
1		TREE REMOVAL		\$800.00
				<b>Total for: Large tree #1</b>
				<b><u>\$800.00</u></b>
<b>Medium tree #2</b>				
1		TREE REMOVAL		\$600.00
				<b>Total for: Medium tree #2</b>
				<b><u>\$600.00</u></b>
<b>Small tree #3</b>				
1		TREE REMOVAL		\$150.00
				<b>Total for: Small tree #3</b>
				<b><u>\$150.00</u></b>
<b>Stump grinding</b>				
3		STUMP GRINDING		\$450.00
				<b>Total for: Stump grinding</b>
				<b><u>\$450.00</u></b>
				<b><u>\$2,000.00</u></b>
				<b>Subtotal</b>
				<b>\$2,000.00</b>
				<b>Tax</b>
				<b>\$0.00</b>
				<b>Freight</b>
				<b>\$0.00</b>
				<b>Grand Total</b>
				<b><u>\$2,000.00</u></b>







Oakmont Utility District - 4195  
 W. Rayford @ Gosling  
 Spring, TX  
 Tina DeAses;



**PROPOSAL**  
 Division: Landscape  
 Type: Purchase

**Estimate ID: 46514**

**Date: 12/17/2018**

**Sales Rep:**  
 Mel Reist

**Project Description:**

Repair of vehicle ruts in ditch area along west detention pond facing W. Rayford.

Qty	U/M	Description	Part Number	Price
1		VEHICLE RUT REPAIR		\$250.00
			<b>Total for:</b>	<b>\$250.00</b>
				<b>\$250.00</b>
			<b>Subtotal</b>	<b>\$250.00</b>
			<b>Tax</b>	<b>\$0.00</b>
			<b>Freight</b>	
			<b>Grand Total</b>	<b>\$250.00</b>

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**Payment Schedule**

\$250.00 Total Due on Completion

**Approval Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_



*Pricing is good for 30 days from Date of Proposal*

2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160

**Initial:** \_\_\_\_\_

Oakmont Utility District - 4195  
W. Rayford @ Gosling  
Spring, TX  
Tina DeAses;



**PROPOSAL**  
Division: Landscape  
Type: Purchase

**Estimate ID: 46516**  
**Date: 12/17/2018**  
**Sales Rep:**  
Mel Reist

**Project Description:**

Proposal to fill in the holes along retaining wall facing W. Rayford at west detention pond.

Qty	U/M	Description	Part Number	Price
1		BANK SAND & LABOR		\$200.00
<b>Total for:</b>				<b>\$200.00</b>
<b>Subtotal</b>				<b>\$200.00</b>
<b>Tax</b>				<b>\$0.00</b>
<b>Freight</b>				
<b>Grand Total</b>				<b>\$200.00</b>

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**Payment Schedule**

\$200.00 Total Due on Completion

**Approval Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_



*Pricing is good for 30 days from Date of Proposal*

2827 Barker Cypress - Houston, Texas 77084 - phone: 713-722-0336 fax: 713-722-8160

**Initial:** \_\_\_\_\_







## Water Features Secondary Sanitizer

**THIS AGREEMENT, Between Aquatic Management of Houston, Inc., (the "Company") and Oakmont PUD (Auburn Lakes) (the "Customer"), shall constitute work to be performed by Company at Customer's pool. All work shall be completed in a professional manner and according to standard practices. Prices are for work as specified and under normal conditions. Prices do not include extra work required to correct problems caused by special conditions, such as hitting rock, water, debris, or by deterioration or poor condition of items not specified for repair below, or damage done as a result of demolition necessary to complete work.**

**Supply and Install UV Sanitizing unit to Splash Pad and Lazy River**

- o Splash Pad: UV-C50 \$1,222.00

Price includes labor to install and electrical hook up at power supply.

**Warranty.** If any product or service provided by Company does not function properly, Company will, at our option, repair or replace any equipment we supplied at no charge for a period of 12 months from the date of installation, or repair any damage caused by faulty workmanship within 12 months from the date of providing of service. This is the sole warranty given for products and workmanship.

This warranty is limited to the terms stated herein. All expressed and implied warranties are excluded, except as stated above.

Customer agrees to furnish, at no cost to Company, water and electricity for Company's use in performing the work described herein.

Company accepts no responsibility for hydrostatic lifting. Any risks involved in draining the pool shall be solely the Customer's.

**PAYMENT:** Fifty (50%) down payment is required on all projects. Balance is due upon completion of work. All payments will be invoiced. Any payments not made on or within thirty (30) days after the due date thereof shall be subject to a delinquent payment fee of 1 1/2% per month or portions of any months.

In the event that the Company is obligated to file suit or lien to recover payment of any sums under this Agreement, Customer agrees to bear all reasonable costs of attorney fees.

<b>ACCEPTED:</b>	
<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> Peter Clark, President	<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> Oakmont PUD
<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> <b>DATE:</b>	<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> <b>DATE:</b>

## Sand Change

**THIS AGREEMENT, Between Aquatic Management of Houston, Inc., (the "Company") and Auburn Lakes (Oakmont PUD) (the "Customer"), shall constitute work to be performed by Company at Customer's pool. All work shall be completed in a professional manner and according to standard practices. Prices are for work as specified and under normal conditions. Prices do not include extra work required to correct problems caused by special conditions, such as hitting rock, water, debris, or by deterioration or poor condition of items not specified for repair below, or damage done as a result of demolition necessary to complete work.**

**Title: Filter media and Lateral replacement in filters**

**Total \$ 3,800.00**

### Work Scope

**Scope:**

- Remove current filter media from four (4) TR140 filters
- Remove laterals from four (4) TR140 filters (32 total)
- Install new laterals (32) and filter media.
- Start up and test for leaks.
- Remove all debris

**PRICE DOES NOT INCLUDE TAX**

**Warranty.** If any product or service provided by Company does not function properly, Company will, at our option, repair or replace any equipment we supplied at no charge for a period of 12 months from the date of installation, or repair any damage caused by faulty workmanship within 12 months from the date of providing of service. This is the sole warranty given for products and workmanship.

This warranty is limited to the terms stated herein. All expressed and implied warranties are excluded, except as stated above.

Customer agrees to furnish, at no cost to Company, water and electricity for Company's use in performing the work described herein.

**Payment shall be made as follows:**

Payments will be invoiced. The balance will be due upon completion. Any payments not made on or within ten (10) days after the due date thereof shall be subject to a delinquent payment fee of 1 ½% per month or portions of any months.

In the event that the Company is obligated to file suit or lien to recover payment of any sums under this Agreement, Customer agrees to bear all reasonable costs of attorney fees.

<b>ACCEPTED:</b>	
<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> Peter Clark, President	<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> Auburn Lakes (Oakmont PUD)
<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> <b>DATE:</b>	<hr style="border: 0; border-top: 1px solid black; margin-bottom: 5px;"/> <b>DATE:</b>

DS Recreational Services, Inc.  
18821 Intercontinental Crossing Dr.  
Houston, TX 77073-4000  
(281) 443-7665  
josh@dsrec.com



# ESTIMATE

**ADDRESS**

Tina DeAses

**ESTIMATE # 1274**

**DATE 12/26/2018**

**EXPIRATION DATE 03/01/2019**

ACTIVITY	QTY	RATE	AMOUNT
<b>TR140 Filter Sand and Lateral Replacement</b>	4	600.00	2,400.00
<b>Ultraviolet</b> Paramount UV System With Installation for both water feature pumps. This is for Secondary sanitation which is code for spray/water features.	2	1,489.00	2,978.00

I wasn't sure of the tax status for Auburn Lakes, therefore this estimate does not reflect tax on it.

**TOTAL**

**\$5,378.00**

Accepted By

Accepted Date



PO Box 247  
 Manvel, TX 77578  
 281-519-8803

# Proposal

Date	Estimate #
10/24/2018	102

<b>Name / Address</b>
Oakmont Public Utility District Tina Deases 25005 Northcrest Drive Spring, Texas 77389

P.O. No.	Project Name

Description	Qty	Rate	Total
1. 4 - sand changes - change out sand; replace laterals and hubs; inspect pressure relief tube/replace; install chadrock and sand to manufacturers specifications.	1	3,400.00	3,400.00
2. Replumb suction skimmers and main drain; cut out existing plumbing; install 6" butterfly valve complete on main drain; install skimmers valves correctly without 90degrees and Hartford loop; will be spacing out each skimmer line to upgrade upper manifold from 2-1/2" PVC to 4" PVC to allow better waterflow; install 1 - 6" flange discharge of pump.	1	3,000.00	3,000.00
3. Install commercial UV system for code compliance on return side of pool 440 gpm unit; run new electrical wiring w/shut-off at unit; install correct breaker in panel.	1	16,136.00	16,136.00
All items will be installed according to manufacturers specifications. All items warranted for 3 years through manufacturer; 1 year warranty on workmanship.			
<b>Total</b>			<b>\$22,536.00</b>

# Natural Concepts



## Lighting Features:

- \* Solid cast brass material with natural bronze finish
- \* Lifetime warranty on cast brass light fixtures
- \* Energy efficient and low voltage (12 volt) LED bulbs
- \* 3 year warranty on LED bulb
- \* Stainless Steel Transformer with lifetime warranty
- \* One year warranty on labor



# Natural Concepts

*Landscape Lighting  
Mosquito Misting Systems*

*8911 Meadow Vista  
Houston, TX 77064*

NOVEMBER 5, 2018

Oakmont PUD  
25005 Northcrest Drive  
Spring, Tx 77389

DEAR TINA,

WE APPRECIATE THE OPPORTUNITY TO PRESENT OUR PROFESSIONAL DESIGN AND PROPOSAL FOR A **NATURAL CONCEPTS LANDSCAPE LIGHTING** DESIGN FOR YOUR PROPERTY.

THE FOLLOWING DESIGN IS PROPOSED USING LOW VOLTAGE LED. EACH LED LAMP IS RATED AT 40,000 HOURS, AND USES 80-90% LESS ENERGY THAN MERCURY VAPOR OR HALOGEN.

## CLUBHOUSE LIGHTING – LOW VOLTAGE LED

### OPTION 1: #1 AND #6, 2 LIGHTS EACH

FOUR (4) LED ANTIQUE BRASS UPLIGHTS TO ILLUMINATE 2 OAK TREES  
ONE (1) STAINLESS STEEL, MULTI-TAP TRANSFORMER, WITH ROOM FOR EXPANSION  
**COST FOR THE EQUIPMENT, ELECTRICAL AND INSTALLATION LABOR: \$1,050.00**

### OPTION 2: #1, #6 (2 LIGHTS EACH), #2, #3

FOUR (4) LED ANTIQUE BRASS UPLIGHTS TO ILLUMINATE 2 OAK TREES  
TWO (2) LED ANTIQUE BRASS UPLIGHTS TO ILLUMINATE OAK TREES  
ONE (1) STAINLESS STEEL, MULTI-TAP TRANSFORMER, WITH ROOM FOR EXPANSION  
**COST FOR THE EQUIPMENT, ELECTRICAL AND INSTALLATION LABOR: \$1,450.00**

### OPTION 3: 4 CRAPE MYRTLES, 2 CLUBHOUSE, 2 FITNESS CENTER

FOUR (4) LED ANTIQUE BRASS UPLIGHTS TO ILLUMINATE 4 CRAPE MYRTLES  
\*ADDED TO OPTION #1 OR #2 ABOVE  
**COST FOR THE EQUIPMENT, ELECTRICAL AND INSTALLATION LABOR: \$800.00**

### OPTION 4: TREES NUMBERED #7, #8, #9

THREE (3) LED ANTIQUE BRASS UPLIGHTS TO ILLUMINATE 3 OAK TREES  
\*ADDED TO OPTION #1 OR #2 ABOVE  
**COST FOR THE EQUIPMENT, ELECTRICAL AND INSTALLATION LABOR: \$600.00**

\*EACH UPLIGHT IS ROUGHLY \$200 EACH, INSTALLED. YOU ARE WELCOME TO PICK AND CHOOSE WHICH TREES YOU WANT ILLUMINATED. THE ONLY CAVEAT IS A TRANSFORMER IS NEEDED TO DRIVE THE LIGHTS, AT A PRICE OF \$250.

OFFICE 281-970-7800 [www.txnaturalconcepts.com](http://www.txnaturalconcepts.com) TECL# 22718 FAX 281-970-7808

**WARRANTY ON NEW SYSTEM EQUIPMENT:**

- **LIFETIME MANUFACTURER'S WARRANTY** BRASS LOW VOLTAGE FIXTURES AND TRANSFORMERS
- **FIVE YEAR MANUFACTURER'S WARRANTY** MOONLIGHT FIXTURES
- **THREE YEAR MANUFACTURER'S WARRANTY** LED LAMPS
- **ONE YEAR LABOR**

**THIS PRICE INCLUDES:**

ALL DESIGN SERVICES AND SUPERVISION OF FIXTURE INSTALLATION  
INSTALLATION LABOR AND MATERIALS FOR ALL FIXTURES  
PERMITS, FEES AND ALL APPLICABLE TAXES  
LIABILITY AND WORKERS COMPENSATION INSURANCE (CERTIFICATE AVAILABLE UPON REQUEST)  
TEXAS ELECTRICAL CONTRACTORS LICENSE – TECL# 22718

THIS PROPOSAL AND QUOTE IS FOR SYSTEM COVERAGE AND EQUIPMENT AS DESCRIBED IN OUR DESIGN. ANY INCREASE IN EQUIPMENT, FIXTURES OR INSTALLATION LABOR NOT INCLUDED IN THIS PROPOSAL MAY INCUR ADDITIONAL COST, AND WILL REQUIRE BOTH PARTIES' APPROVAL BEFORE COMMENCEMENT.

**NATURAL CONCEPTS** IS NOT RESPONSIBLE FOR THEFT, VANDALISM, ACTS OF GOD, OR DAMAGE TO SYSTEM NOT CAUSED BY **NATURAL CONCEPTS**.

HOMEOWNER IS RESPONSIBLE FOR LOCATING ALL UTILITIES INSTALLED BY UTILITY COMPANIES AND UTILITIES INSTALLED BY HOMEOWNER AND OTHER CONTRACTORS. **NATURAL CONCEPTS** IS NOT RESPONSIBLE FOR CUT CABLE TV OR TELEPHONE CABLE DUE TO INCORRECT BURIAL OF CABLE OR INCORRECT LOCATING BY LOCATOR. CALL 1-800-545-6005 FOR FREE LOCATOR SERVICE.

**TERMS:**

50% DEPOSIT UPON ACCEPTANCE OF PROPOSAL, BALANCE DUE UPON COMPLETION OF INSTALLATION  
THIS PRICE QUOTATION IS VALID FOR 30 DAYS FROM SUBMITTED DATE

**SUBMITTED BY:** \_\_\_\_\_ **DATE:** \_\_\_\_\_

**ROBERT GRIESS  
NATURAL CONCEPTS  
LANDSCAPE LIGHTING**

**PROPOSAL ACCEPTED AND AUTHORIZATION GRANTED TO BEGIN WORK**

ACCEPTED BY: \_\_\_\_\_ DATE: \_\_\_\_\_

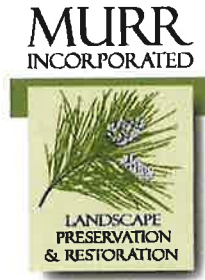
PLEASE SEND YOUR DEPOSIT CHECK WITH PROPOSAL TO OUR OFFICE.

INITIAL ANY/ALL OPTIONS REQUESTED.

**THANK YOU!**

**OFFICE 281-970-7800 [www.txnaturalconcepts.com](http://www.txnaturalconcepts.com) TECL# 22718 FAX 281-970-7808**

Regulated by The Texas Department of Licensing and Regulation, P.O. Box 12157, Austin, TX 78711, 1-800-803-9202, 512-463-6599; website: [www.license.state.tx.us/complaints](http://www.license.state.tx.us/complaints)



MASTER PLAN DEVELOPMENT REPORT  
January 23, 2019  
Prepared for Oakmont PUD

**PROJECTS WORKING AND STATUS**

1. Removing one additional topper under shade structure at Playground.
2. Paint risers on steps at pool
3. East and West Detention designs for review
  - Gazebo
  - Docks/Piers
  - Benches
  - Butterfly and Community Gardens
  - Wildflowers **Phase I COMPLETE**
  - Shade Trees and (fruit and nut) and Landscaping
  - Fountain (possibly move west to east)
  - Bollards
  - Discussion
4. Windwood Church/French Elementary sidewalk discussion, bids, bike racks, timing, etc. Area has been staked for surveying for easement purposes.



**FUTURE PLANNING**

1. Playground – nature play equipment and shade, water fountain, and boulder
2. Soccer and Tennis on open fields
3. Lighting
4. Trees moved from intersection \$5K – \$20K, 6-8 week root pruning holding process.

**PROJECTS DISCUSSED**

1. Endcaps / Esplanades focus on face lift and lighting
2. Entrances (primary and secondary) / Monuments / Identity



## Michael Murr

---

**From:** David Marks <davidmarks@treemover.com>  
**Sent:** Thursday, November 29, 2018 2:17 PM  
**To:** Michael Murr  
**Subject:** Re: Oakmont tree relocation  
**Attachments:** 125 inch spade moving 12 inch live oaks.JPG; 100 in spade.JPG

Mike,

The 4 best trees are all 11" in diameter. I would recommend pre-hydration and root pruning as much in advance of the transplanting as possible. Trees this size supplied and installed with the 120" spade are around \$10,000 each. If we have access for the trailer mounted 125" spade we can move them for \$4,150 each and they will do great. I'm attaching a photo of the big 125" spade for you reference. If we root prune them at 98", let them sit as long as possible and use the 100" spade to move them I would only expect a 50% survival rate compared to 95%. Moved with the 100" would be \$1750 each. Root pruning by hand making clean cuts is included in both prices. Both scenarios will require good post maintenance of course.

Let me know if you have any questions. Regards, David Marks

On Wed, Nov 28, 2018 at 6:41 AM Michael Murr <[mmurr@murr-inc.com](mailto:mmurr@murr-inc.com)> wrote:

I think we have time for that David. If you think that's important for survival.

Michael Murr

On Nov 27, 2018, at 10:49 PM, David Marks <[davidmarks@treemover.com](mailto:davidmarks@treemover.com)> wrote:

Mike, I'll go look at them tomorrow and report back. Do we have time to root prune and pre-hydrate before transplanting (6 to 8 weeks)?

Thanks for asking us to bid this project. They look like really nice trees.

Regards,

David Marks

On Tue, Nov 27, 2018 at 5:48 PM Michael Murr <[mmurr@murr-inc.com](mailto:mmurr@murr-inc.com)> wrote:

David, Please see attached map and photo. Would you price moving the four live Oaks on South Rayford and Gosling about three miles down the road to the detention area for me. The fifth tree doesn't look worth moving. I'd say these are around 10" – 12" caliper. Thanks, Michael



MURR  
INCORPORATED



Bench Review  
Sept. 26, 2018  
Prepared for Oakmont PUD





Mallory,

I am sorry but the recorder was dead for the start of the meeting on Wednesday, January 23. I got it started again on item #4 of my report. Shaun kept notes for who passed motions, seconded, and voted on items prior to that time.

- I. Meeting began at 7:03
- II. Attendance
  - a. All Oakmont PUD board members
  - b. Tina DeAses & Steven Wright with Risher Fitness
  - c. Mel Reist with Silversand Services
  - d. Michael Murr, Landscape Architect
  - e. Tom with Champions Hydrolawn
  - c. 2 residents
- 1. Nov. 28 minutes were approved
- 2. No agreement with Resident Recycling and Refuse of Texas presented
- 3. Recreation Manager's Report

- Project 1                      New Function Cost Schedule – Silversand Services 3662.05 – APPROVED
- Project 2A,2B,2C,2D      Weathermatic tabled until further information can be provided and possibly an adjustment to the pricing - TABLED
- Project 3                      Granite truck for tracks – Silversand Services 41754.01 – APPROVED at East Pond
- Project 4A, 4B                Playground Drainage projects – TABLED
- Project 5B                      Quick Coupler at playground – DECLINED
- 5C                              Board approved Silversand Services to add a quick coupler near the main water line inside the pool premises. – Silversand Services APPROVED Total of \$300.00
- Project 6                      Board approved removal of 1 tree from the rec center property. – Silversand Services 46794 APPROVED total of \$800.00.
- Project 7                      Declined *tabled*
- Project 8                      Board approved filling in the gaps near retaining wall at West Pond – Silversand Services 46516 APPROVED \$200.00

- Project 9                    Install secondary sanitation line at the splash pad – Quantity 2 – Aquatics Management – APPROVED for \$2444.00
  
- Project 10                Changing sand filters – DS Recreation – APROVED for \$2,400.00
  
- Project 11                Up-lighting project for trees in front of the clubhouse and fitness center – Natural Concepts – APPROVED \$3,100.00

Approved Rec Managers report

- 4.    Silversand Services – discussed during Recreation Manager’s Report
  
- 5.    Landscape Architect Report

Approved Michael <sup>Moore</sup> Moore to get bids for benches with cement pads at the West Pond

I marked which the board’s favorite bench.

Approved \$3600 / 80 trees at East Pond

Approved moving 1 tree from intersection and moving to West Pond to be a focal point.

- 6.    Champion’s Report
  
- 7.    Recreation Committee  
Approved additional HOA meeting date. Feb. 21
  
- 8.    Hear from the public
  
- 9.    Meeting adjourned approx. 8:50 PM

*discussed  
timorelli*

*december mtg  
/ fees  
annual -  
pool / fitness  
rates*

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