



CITY OF HOUSTON
HCD Purchasing Unit 3200

PO NUMBER MUST APPEAR ON ALL PAYMENT AND
DELIVERY CORRESPONDENCE

**POSSIBLE DUPLICATE COPY DO NOT DUPLICATE SHIPMENT
OR SERVICE**

PURCHASE ORDER

Vendor Address
Vendor Address Number 120370
Lee Construction & Maintenance
Company
8866 Gulf Freeway Ste 130
HOUSTON TX 77017

Mail Invoice to
COH HOUSING & COMMUNITY DEV
FINANCIAL SERVICES SEC, ACCT PAY
PO Box 1562
HOUSTON TX 77251-1562
hcdaccountspayable@houstontx.gov

Information
Purchase Order Number/Date 4500420067-0 / 06/05/2024
CoH Vendor Number 120370
Page 1 of 1
Buyer's Name Kelly Patel S81
Buyer's Telephone Number 832-393-8737
Buyer's Fax Number
Buyer's E-mail Address Kelly.Patel@houstontx.gov

**CONFIRM RECEIPT AND ACCEPTANCE OF PURCHASE ORDER
TO BUYER'S E-MAIL ADDRESS**

Shipping Address HOUSING & COMMUNITY DEVELOPMENT
PROCUREMENT
2100 TRAVIS STE. 1006G
HOUSTON TX 77002
USA

Terms of payment : Pay immediately w/o deduction Currency USD

Shipping Terms FOB(Free on board) /DESTINATION

Your person responsible: ASHLEIGH MOORE
EPO# SPD-JBG-04162024-001 *For Payment Purposes*



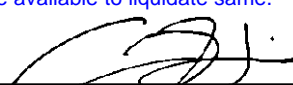
CM 2024-0428
COH Contact: Jamila Glover- 832.394.6394
Vendor Contact: Ed Wauters- 832.607.6459 - ewauters@lmcop.net

Item	Quantity	UM	Material # / Description	Unit Cost	Extended Cost
10	1.00	AU	90923 BLDG CONSTRUCTION, R Spring Valley - Buyout	262,000.00 / AU	262,000.00
	Gross Price		262,000.00 USD	1 AU	262,000.00
			Expected value of unplanned services:	262,000.00	
Delivery Date: 06/11/2024					
Total ****					USD 262,000.00

The Terms and Conditions specified on <https://houstontx.gov/bizwithou/TandC.html> will apply.

I hereby certify a certificate of the necessity of this expenditure is on file in this department.

I hereby certify that the expenditure for the above goods has been duly authorized and appropriated and that sufficient funds are available to liquidate same.

 **Mayor**  **Chief Procurement Officer**  **Controller**



8866 Gulf Frwy, Ste 130
Houston, TX 77017

Phone: (713) 947-2422

Fax: (713) 947-0667

TIN: 76-0329419

GENERAL CONTRACTORS
American Indian Owned
SBE / MBE / HUB
Est. 1989

Invoice

Date	Invoice #
6/10/2024	24-1123-1

Bill To
City of Houston Housing & Community Dev Financial Services Sec, Acct. Pay PO Box 1562 Houston, TX 77251-1562

Purchase Order Number	Contract #
4500420067-0	CM 2024-0428

Description	Amount
90923 Building Construction, R Spring Valley - Buyout Initial Contract - \$171,345.00 Additional Maintenance Billed Monthly Over Next 6-8 Months	171,345.00

	Total	\$171,345.00
PLEASE NOTE OUR NEW MAILING ADDRESS: LMC Corporation PO Box 266469 Houston, TX 77207	Payments/Credits	\$0.00
	Balance Due	\$171,345.00

From: [Rhone, Tywana - HCD](#)
To: [Samuels, Terrance - HCD](#)
Subject: FW: FW: LMC Project - Ready to Invoice: Spring Village Apartments
Date: Wednesday, July 3, 2024 2:29:43 PM

FYI

From: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>
Sent: Tuesday, June 11, 2024 11:06 AM
To: Kevin Kellar <kevin.kellar@lmc-corporation.com>; Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>
Cc: Ed Wauters <ewauters@lmccorp.net>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Jennifer Mendoza <jennifer.mendoza@lmc-corporation.com>
Subject: RE: FW: LMC Project - Ready to Invoice: Spring Village Apartments

Hello Kevin,

Please contact Brian McKenzie, the program manager. He is included in the e-mail.

Regards,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston
Housing and Community Development Dept.
2100 Travis Street | 9th Floor | Houston TX 77002
832.394.6394 (office)
832.986.0258 (mobile)

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From: Kevin Kellar <kevin.kellar@lmc-corporation.com>
Sent: Tuesday, June 11, 2024 11:02 AM
To: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>
Cc: Ed Wauters <ewauters@lmccorp.net>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Jennifer Mendoza <jennifer.mendoza@lmc-corporation.com>
Subject: Re: FW: LMC Project - Ready to Invoice: Spring Village Apartments

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Good morning all!

Tywana and Jamila, I am the project manager who oversaw and completed the original scope of work and I'll be spearheading this new maintenance portion of the PO. I would like to schedule a meeting as soon as possible on site between LMC, COH and a representative from the local HPD sub-station. For LMC and COH this meeting will serve to discuss expectations, schedules, billing, etc. The HPD Representative will be to discuss safety and response while we have crews on site. As I'm sure you're aware, we have had the need to call on police assistance for squatters already and I'd like to see what we can do to streamline that process since we'll be on-site sporadically until demolition is scheduled.

For the most part we can adapt our schedules to meet your needs, so if you'd be so kind as to reach out to HPD and see when they can make it, we can make it happen!

Look forward to meeting you all soon.

Thanks!!

Kevin Kellar

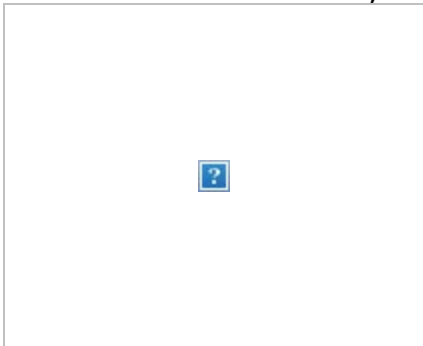
Project Manager

C:281.960.0988

O:713.947.2422 F:713.947.0667

Kevin.Kellar@LMC-Corporation.com

9191 Winkler Dr. Houston, TX 77017



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On Mon, Jun 10, 2024 at 3:10 PM Ed Wauters <ewauters@lmccorp.net> wrote:

Please see the attached City of Houston purchase order for the spring village apartments board up 24-1123

From: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>
Sent: Monday, June 10, 2024 1:08 PM
To: Ed Wauters <ewauters@lmccorp.net>; Ashleigh Moore <ashleigh.moore@lmc-corporation.com>
Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>
Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

Hello Mr. Wauters and Ashleigh,

Thank you for your patience. Attached is the purchase order. The amount is for the initial project costs and the monthly maintenance fee. Please let me know if there are any concerns and/or questions.

Regards,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston
Housing and Community Development Dept.
2100 Travis Street | 9th Floor | Houston TX 77002
832.394.6394 (office)
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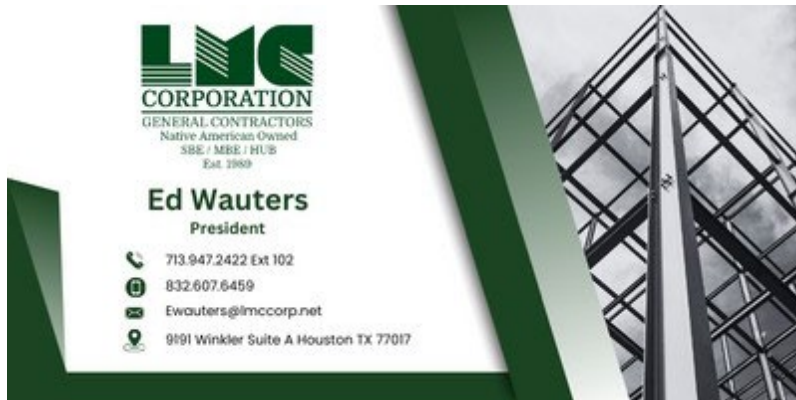
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From: Ed Wauters <ewauters@lmccorp.net>
Sent: Wednesday, May 15, 2024 11:13 AM
To: Glover, Jamila - HCD Jamila.Glover@houstontx.gov; Ashleigh Moore ashleigh.moore@lmc-corporation.com
Cc: Rhone, Tywana - HCD Tywana.Rhone@houstontx.gov; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>
Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

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Sounds good.

Thank you,



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From: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>

Sent: Wednesday, May 15, 2024 11:10 AM

To: Ed Wauters <ewauters@lmccorp.net>; Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>

Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

Ed,

Thank you for visiting the property. We are working on revising the documents for City Council. Upon City Council approval, payment can be rendered. I will be in touch.

Regards,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston

Housing and Community Development Dept.

2100 Travis Street | 9th Floor | Houston TX 77002

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From: Ed Wauters <ewauters@lmccorp.net>

Sent: Wednesday, May 15, 2024 11:07 AM

To: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>; Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>

Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

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That is correct. Services will only be billed if rendered. However, services are needed at this time. LMC Corporation did a site survey yesterday and the site is currently in need of repairs. The perimeter fence has been cut and some building board up has been compromised. The monthly maintenance agreement makes perfect sense. Let me know if you need anything else from me.

Thanks,



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From: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>

Sent: Wednesday, May 15, 2024 10:55 AM

To: Ed Wauters <ewauters@lmccorp.net>; Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>

Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

Ed,

One additional comment, the City will be invoiced only if services are rendered.

Regards,
Jamila Glover

From: Glover, Jamila - HCD

Sent: Wednesday, May 15, 2024 10:46 AM

To: Ed Wauters <ewauters@lmccorp.net>; Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>

Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

Hello Ed,

Thank you for the proposal. We will issue a purchase order for \$262,000 which includes the cost of the initial proposal and the additional proposal , ~\$172K and \$90K respectively. For the additional proposal, we request to be invoiced on a monthly basis, \$11,250 per month (90,000/8). Are you in agreement?

Also, we wouldn't start the monitoring and maintenance until after Council Approval.

Thank you for your assistance and patience.

Regards,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston

Housing and Community Development Dept.

2100 Travis Street | 9th Floor | Houston TX 77002

832.394.6394 (office)

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From: Ed Wauters <ewauters@lmccorp.net>

Sent: Tuesday, May 14, 2024 1:42 PM

To: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>; Ashleigh Moore <

lmc-corporation.com>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>

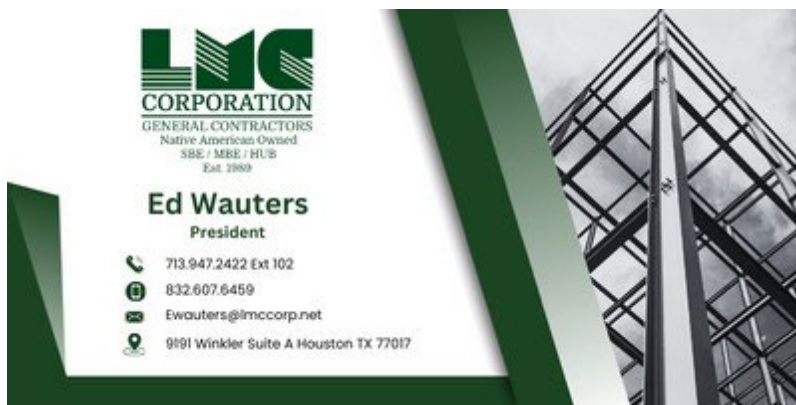
Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

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Jamila,

As requested. Maintenance will start upon proposal approval.

Thank you,



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From: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>

Sent: Tuesday, May 14, 2024 8:43 AM

To: Ed Wauters <ewauters@lmccorp.net>; Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>

Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

Ed,

Thank you very much for submitting the additional estimate. Please let me know when you will be able to submit the information?

Regards,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston
Housing and Community Development Dept.
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From: Ed Wauters <ewauters@lmccorp.net>

Sent: Monday, May 13, 2024 5:04 PM

To: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>; Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>

Subject: Re: LMC Project - Ready to Invoice: Spring Village Apartments

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I will put something together for repairs and damage repairs until the demolition takes place.

Thanks,

Ed Wauters
LMC Corporation

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From: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>

Sent: Monday, May 13, 2024 4:05:05 PM

To: Ashleigh Moore <ashleigh.moore@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>

Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>

Subject: RE: LMC Project - Ready to Invoice: Spring Village Apartments

Hello Ed,

We would like to increase the purchase order amount to cover additional work until the building is demolished. Unfortunately, we don't know how much repair work will be needed. However, we estimate that the building will be demolished in 6-8 months. Can you provide an estimate for how much additional costs might be?

[@Ashleigh Moore](#) The Council date has been delayed to 5/22 so that we can edit the amount of the purchase order. We will advise of the purchase order number immediately after Council approval.

Thank you for your patience.

Regards,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston

Housing and Community Development Dept.

2100 Travis Street | 9th Floor | Houston TX 77002

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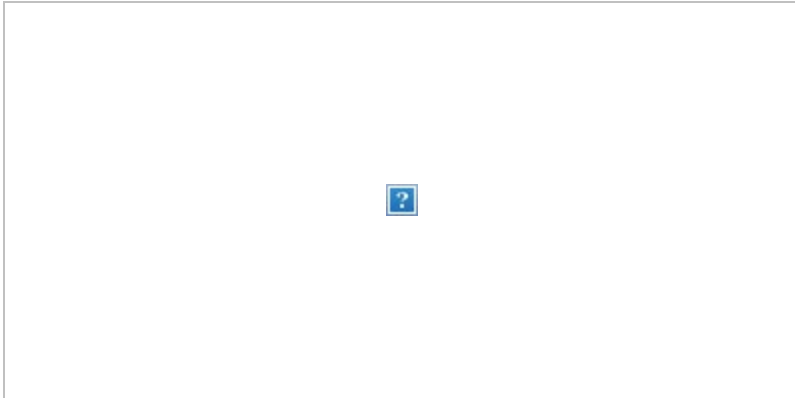
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From: Ashleigh Moore <ashleigh.moore@lmc-corporation.com>
Sent: Monday, May 13, 2024 10:50 AM
To: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>
Cc: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>
Subject: Re: LMC Project - Ready to Invoice: Spring Village Apartments

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Good morning Jamila,

We haven't received a Purchase Order as of yet. Would you like me to submit an invoice without a PO number?



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On Mon, May 13, 2024 at 10:45 AM Glover, Jamila - HCD <Jamila.Glover@houstontx.gov> wrote:

Hello Ashleigh,

Can you provide an invoice?

Thank you,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston

Housing and Community Development Dept.

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From: Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Sent: Monday, May 6, 2024 2:45 PM

To: Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>

Cc: Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>; Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>

Subject: Re: LMC Project - Ready to Invoice: Spring Village Apartments

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Thank you for the update. I will wait for your update after the City Council meeting.



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On Mon, May 6, 2024 at 1:46 PM Rhone, Tywana - HCD
<Tywana.Rhone@houstontx.gov> wrote:

Good afternoon, Ashleigh

The item will go to City Council on May 15, 2024, we will reach out to you with further details for payment processing.

Regards,

Tywana

From: Ashleigh Moore <ashleigh.moore@lmc-corporation.com>

Sent: Monday, May 6, 2024 1:12 PM

To: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>

Cc: Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>; Ed Wauters <ewauters@lmccorp.net>; Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>

Subject: Re: LMC Project - Ready to Invoice: Spring Village Apartments

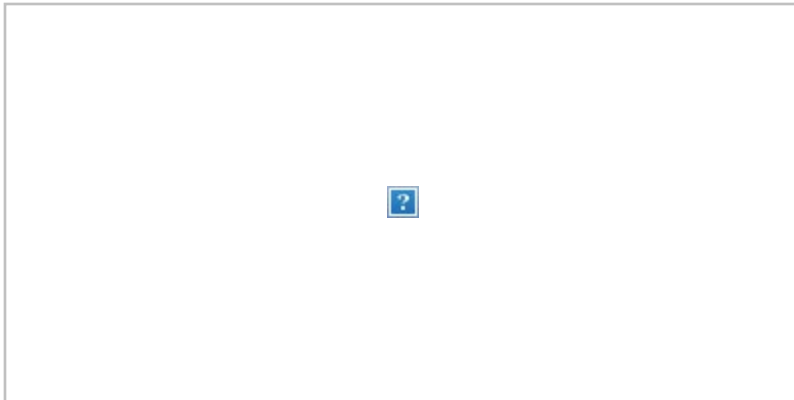
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Good afternoon,

I wanted to follow up on the status of the Purchase Order for this project.

If you need LMC to provide anything additional for processing, please let me know.

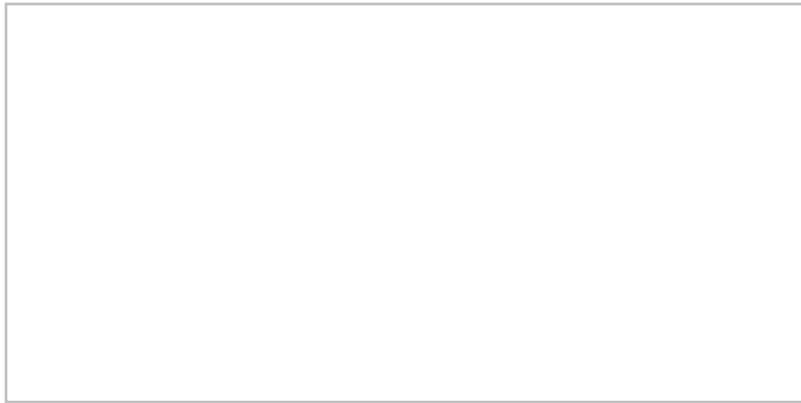
Thank you,



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On Thu, Apr 25, 2024 at 3:46 PM Ashleigh Moore <ashleigh.moore@lmc-corporation.com> wrote:

Thank you for the update!



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On Thu, Apr 25, 2024 at 3:41 PM Glover, Jamila - HCD
<Jamila.Glover@houstontx.gov> wrote:

Hello Ashleigh,

We are checking with the City's Strategic Procurement Division for an update on the purchase order. We will provide a response no later than close of business Wednesday, May 1st.

Regards,

Jamila Glover, Ph.D., PMP

Senior Division Manager | HoAP and Finance – Procurement Section

City of Houston

Housing and Community Development Dept.

[2100 Travis Street | 9th Floor | Houston TX 77002](#)

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From: Ashleigh Moore <ashleigh.moore@lmc-corporation.com>
Sent: Thursday, April 25, 2024 3:26 PM
To: Glover, Jamila - HCD <Jamila.Glover@houstontx.gov>; Rhone, Tywana - HCD <Tywana.Rhone@houstontx.gov>
Cc: Ed Wauters <ewauters@lmccorp.net>; Aaliyah Salazar <aaliyah.salazar@lmc-corporation.com>
Subject: Re: LMC Project - Ready to Invoice: Spring Village Apartments

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Good afternoon,

Per our conversation, I'm following up with an email regarding the PO for this project.
Please let me know the status when you get a chance.

Thank you in advance for your assistance!

Respectfully,



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CORPORATION

GENERAL CONTRACTORS

American Indian Owned

SBE / MBE / HUB

Est. 1989

LMC Proposal

To: City of Houston

From: Ed Wauters

Re: Spring Village Apartments located at 11810 Chimney Rock Road (77035)

Date: Tuesday, April 16, 2024

COH Vendor: #120370

Dear Ms. Glover,

Please accept this proposal for costs associated with the following items. This proposal is based on an onsite visit. LMC would like you to consider the circumstances under which this proposal is being submitted and accept this as a fair and reasonable price.

Note: Scope of work:

- **Provide labor and material to board up all doors and windows.**
- **Repair perimeter fence and provide chains and locks for gates.**
- **Provide chains and locks on all property access points.**

Bldg 1

Item

3068 entry doors

3050 windows

2050 windows

4020 windows

4050 windows

Bldg 2

3068 entry doors

3050 windows

2830 windows

4020 windows

3020 windows

Bldg 3

3068 entry doors

3050 windows

2830 windows

4020 windows

3040 windows

3020 windows



Bldg 4

- 6 3068 entry doors
- 8 3050 windows
- 1 2830 windows
- 4 4020 windows
- 2 3040 windows
- 4 3020 windows

Bldg 5

- 16 3068 entry doors
- 16 3040 windows
- 8 3050 windows
- 3 2030 windows
- 12 4020 windows
- 4 2030 windows
- 1 Massive hole in back brick 12'x7'

Bldg 6

- 14 3068 entry doors
- 6 2030 windows
- 5 2630 windows
- 10 3040 windows
- 1 3050 windows

Bldg 7

- 14 3068 entry doors
- 7 2030 windows
- 14 3040 windows
- 7 4030 windows

Bldg 8

- 6 3068 entry doors
- 3 2030 windows
- 6 3040 windows
- 3 4030 windows



Bldg 9

3068 entry doors
3040 windows
2630 windows
3036 widows

Bldg 10

3068 entry doors
2030 windows
3040 windows
3050 windows

Bldg 11 Leasing Bldg

3068 entry doors
2030 windows
3046 windows
2830 windows
3046 windows
3030 windows

Bldg 12

3068 entry doors
2030 windows
3036 windows
3050 windows

Bldg 13

3068 entry doors
2030 windows
3036 windows
3040 windows
3050 windows



Bldg 14

- 10 3068 entry doors
- 12 3040 windows
- 4 3640 windows
- 4 4050 windows
- 12 2030 windows
- 12 3036 windows

Bldg 15

- 12 3068 entry doors
- 12 3036 windows
- 16 3040 windows

Bldg 16

- 16 3068 entry doors
- 20 3036 windows
- 24 3040 windows

Bldg 17

- 24 3068 entry doors
- 12 3036 windows
- 52 3040 windows

Bldg 18

- 16 3068 entry doors
- 20 3036 windows
- 24 3040 windows
- 1 Large hole in brick 6'x6'



Peripherals

South Utility

- 2 3068 entry doors
- 1 Pedestrian gate padlock

Middle Utility

- 2 3068 entry doors
- 2 4050 windows

North Utility

- 1 3068 entry door

Gates

- Bldg 1 Pedestrian gate
- Bldg 1 Double drive gate
- Bldg1 Broken double drive gate
- Bldg 7 Chain link gate out back fence
- Bldg 11 Double door to old maint shop
- Bldg 11 2 - Slide Gate
- Bldg 11 Pedestrian Gate
- Bldg 18 Swing gate
- Bldg 17 Double swing gate



Fence

Bldg 11 Approximately 80' (60' and 20')

Bldg 1 20' on top of stone

Bldg 1 40' at broken drive gate

Chain link along rear of property at bayou (approximately 1130') has multitude of holes that need to be patched

EXCLUDES – Any repairs not discovered during site visit or listed above.

Proposed pricing also includes, All Supervision, All Labor, All Equipment and Materials except owner supplied items. Overhead, Profit, Bonds and insurance.

Total.....\$171,345.00

Sincerely,

Ed Wauters
9191 Winkler Dr., Ste. A
Houston, TX 77017-5697
Phone: (832)607-6459
Email: ewauters@lmccorp.net



CITY OF HOUSTON

Housing & Community Development Department

John Whitmire


Mayor

Michael C. Nichols
Director
2100 Travis, 9th Floor
Houston, Texas 77002

T. (832) 394-6200
F. (832) 395-9662
www.houstontx.gov/housing

To: City of Houston
Strategic Procurement Division

From: Michael Nichols
Director, Housing & Community Development

Cc: Derek Sellers - Deputy Director – HCD 
Brian McKenzie - Division Manager – Buyout 

Date: April 15th, 2024

DocuSigned by:

Michael Nichols

728A192FDF024CF...

Subject: Award Recommendation for the Emergency Procurement to Secure the Vacant Spring Village Apartments located at 11810 Chimney Rock Road Houston, TX 77035

The HCD Multifamily Voluntary Buyout Program has completed its review of responses to the Request for Proposals referenced above. Based on this review, the Housing and Community Development Department (HCDD) recommends the contract be awarded to the following vendor for the above-referenced Invitation to Bid as they were deemed the most qualified based on their qualifications and cost effectiveness of their bid responses:

The Scope of Work includes the following:

- Labor and Material to board up all doors and windows.
- Repair the perimeter fence and provide chains / locks for all gates / points of access.

Awarded Property:

- Spring Village Apartments located at 11810 Chimney Rock Road

The funding is as follows:

Environmental Consulting:

Vendor	Property Name	Address	Bid/Award Amount
LMC Corporation	Spring Village Apartments	11810 Chimney Rock Road	\$ 171,345.00

* Spring Village Apartments utilizes Disaster Recovery-16 funds.

Thank you for your dedication on this project. If you have any questions or need any additional information on the recommendation(s), please contact Brian McKenzie, Division Manager – Buyout, at 346-237-1581.



LEE CONSTRUCTION & MAINTENANCE CO

Unique Entity ID MJZ8UFG66XN4	CAGE / NCAGE 3G7G2	Purpose of Registration All Awards
Registration Status Active Registration	Expiration Date Jun 14, 2024	
Physical Address 9191 Winkler DR STE A Houston, Texas 77017-5967 United States	Mailing Address PO Box 266469 Houston, Texas 77207 United States	

Business Information

Doing Business as LMC CORP	Division Name Houston Branch	Division Number 01
Congressional District Texas 29	State / Country of Incorporation Oklahoma / United States	URL www.lmc-corporation.com

Registration Dates

Activation Date Jun 20, 2023	Submission Date Jun 15, 2023	Initial Registration Date Aug 8, 2003
--	--	---

Entity Dates

Entity Start Date Aug 18, 1989	Fiscal Year End Close Date Dec 31
--	---

Immediate Owner

CAGE (blank)	Legal Business Name (blank)
------------------------	---------------------------------------

Highest Level Owner

CAGE (blank)	Legal Business Name (blank)
------------------------	---------------------------------------

Executive Compensation

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

Proceedings Questions

Registrants in the System for Award Management (SAM.gov) respond to proceedings questions in accordance with FAR 52.209-7, FAR 52.209-9, or 2. C.F.R. 200 Appendix XII. Their responses are displayed in the responsibility/qualification section of SAM.gov. Maintaining an active registration in SAM.gov demonstrates the registrant responded to the proceedings questions.

Exclusion Summary

Active Exclusions Records?
No

SAM Search Authorization

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

Entity Types

Business Types		
Entity Structure Corporate Entity (Not Tax Exempt)	Entity Type Business or Organization	Organization Factors Subchapter S Corporation
Profit Structure For Profit Organization		

Socio-Economic Types

- Minority-Owned Business
- Self Certified Small Disadvantaged Business
- Native American Owned

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

Federally Recognized Native American Entity

- American Indian Owned

Financial Information

Accepts Credit Card Payments **Yes** Debt Subject To Offset **No**

EFT Indicator **0000** CAGE Code **3G7G2**

Points of Contact

Electronic Business

♀
Emily Gorham, Administrative Director **9191 Winkler DRIVE, Suite A
Houston, Texas 77017
United States**

Ed Wauters, Vice President of Construction and Operations 9191 Winkler DRIVE, Suite A
Houston, Texas 77017
United States

Government Business

♀
Ed WAUTERS **9191 Winkler DR
Suite A
Houston, Texas 77017
United States**

TIFFANY LEE-MCKELVEY 4466 S. 74TH E. AVE.,
Annex - A
Tulsa, Oklahoma 74145
United States

Past Performance

♀
Ed WAUTERS **9191 Winkler DR
Suite A
Houston, Texas 77017
United States**

Service Classifications

NAICS Codes

Primary	NAICS Codes	NAICS Title
Yes	236220	Commercial And Institutional Building Construction
	238130	Framing Contractors
	238140	Masonry Contractors
	238150	Glass And Glazing Contractors
	238310	Drywall And Insulation Contractors
	238320	Painting And Wall Covering Contractors
	238330	Flooring Contractors
	238350	Finish Carpentry Contractors
	238390	Other Building Finishing Contractors

Product and Service Codes

PSC	PSC Name
Y1AA	Construction Of Office Buildings
Y1AB	Construction Of Conference Space And Facilities
Y1EB	Construction Of Maintenance Buildings

Disaster Response

Yes, this entity appears in the disaster response registry.

Yes, this entity require bonding to bid on contracts.

Bonding Levels	Dollars
Construction Aggregate	\$20,000,000.00
Construction Per Contract	\$10,000,000.00

States	Counties	Metropolitan Statistical Areas
Texas	TX: Harris, Dallas, Bexar	TX: San Antonio

<Troy.Finner@HoustonPolice.Org>

Cc: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>

Subject: RE: STATUS: Spring Village Apartments at11810 Chimney Rock

Thank you for the update.

From: McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>

Sent: Monday, April 15, 2024 7:57 AM

To: Wilson, Cynthia - MYR <Cynthia.Wilson@houstontx.gov>; Pena, Samuel - HFD <Samuel.Pena@houstontx.gov>;

Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; Greenfield, Jedediah - FIN

<Jedediah.Greenfield@houstontx.gov>; Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Chavis,

Perdita - CNL <Perdita.Chavis@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>; John

Whitmire - MYR <Mayor.JW@houstontx.gov>; David, Steven - MYR <Steven.David@houstontx.gov>; Newport, Chris -

MYR <Chris.Newport@houstontx.gov>; Sanders, Josh - MYR <Josh.Sanders@houstontx.gov>; Finner, Troy - HPD

<Troy.Finner@HoustonPolice.Org>

Cc: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>

Subject: RE: STATUS: Spring Village Apartments at11810 Chimney Rock

Good Morning @Finner, Troy - HPD and @Roque, James - HPD

Please find attached the Executed Trespass Affidavits for 5312 Clarewood and 11810 Chimney Rock.

HCD will also Execute a Trespass Ordinance for its 3rd City owned property located at 17030 – 17050 Imperial Valley at month's end when the leaseback extension between the property management company and City expires.

Thank you all for you continuing efforts to keep our constituents safe as we await the demolition of these properties approved by City Council.

Have a blessed week!

Brian McKenzie – MBA, CSM

Division Manager

HCD – Buyout

City of Houston

Housing and Community Development Dept.

2100 Travis Street | 10th Floor | Houston TX 77002

832.394.6348 (office)

346-237-1581 (mobile)

www.houstontx.gov/housing

www.recovery.houstontx.gov

From: Wilson, Cynthia - MYR <Cynthia.Wilson@houstontx.gov>

Sent: Sunday, April 14, 2024 10:24 PM

To: Pena, Samuel - HFD <Samuel.Pena@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>;

Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>;

McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Chavis, Perdita - CNL

<Perdita.Chavis@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>; John Whitmire - MYR

<Mayor.JW@houstontx.gov>; David, Steven - MYR <Steven.David@houstontx.gov>; Newport, Chris - MYR

<Chris.Newport@houstontx.gov>; Sanders, Josh - MYR <Josh.Sanders@houstontx.gov>

Cc: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>; Finner, Troy - HPD <Troy.Finner@HoustonPolice.Org>

Subject: Re: STATUS: Spring Village Apartments at11810 Chimney Rock

Thanks Chief Pena.

Cynthia

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From: Pena, Samuel - HFD <Samuel.Pena@houstontx.gov>

Sent: Sunday, April 14, 2024 10:08:58 PM

To: Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>; John Whitmire - MYR <Mayor.JW@houstontx.gov>; David, Steven - MYR <Steven.David@houstontx.gov>; Newport, Chris - MYR <Chris.Newport@houstontx.gov>; Sanders, Josh - MYR <Josh.Sanders@houstontx.gov>

Cc: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>; Wilson, Cynthia - MYR <Cynthia.Wilson@houstontx.gov>; Finner, Troy - HPD <Troy.Finner@HoustonPolice.Org>

Subject: Re: STATUS: Spring Village Apartments at11810 Chimney Rock

All- we've had two significant fire incidents at the location in the last month. Unauthorized access is a problem, it's critical that we fence access points and secure the property until demolition is completed.

If we have another fire incident at the location, the risk of assigning personnel to the interior is too high due to the condition of the structure. Recommend we get take the necessary security measures until the demolition work begins.

Thank you all for your work

Samuel Peña
Fire Chief - City of Houston
500 Jefferson, 17th Floor
Houston, Texas 77002
W: (832)394-6700

From: Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>

Sent: Sunday, April 14, 2024 9:21:08 PM

To: Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>; John Whitmire - MYR <Mayor.JW@houstontx.gov>; David, Steven - MYR <Steven.David@houstontx.gov>; Newport, Chris - MYR <Chris.Newport@houstontx.gov>; Sanders, Josh - MYR <Josh.Sanders@houstontx.gov>

Cc: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>; Wilson, Cynthia - MYR <Cynthia.Wilson@houstontx.gov>; Pena, Samuel - HFD <Samuel.Pena@houstontx.gov>; Finner, Troy - HPD <Troy.Finner@HoustonPolice.Org>

Subject: Re: STATUS: Spring Village Apartments at11810 Chimney Rock

I saw the properties this afternoon. The demolition is urgently needed. Thanks for your sense of urgency. Jed, let's talk in the morning.

Michael C. Nichols

Director
City of Houston Department of Housing and Community Development

Michael.nichols@houstontx.gov
2100 Travis Street | 9th Floor | Houston TX 77002
To Be Determined(office)
346-651-5351 (mobile)
www.houstontx.gov/housing
www.recovery.houstontx.gov
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From: Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>
Sent: Sunday, April 14, 2024 8:39:21 PM
To: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>; John Whitmire - MYR <Mayor.JW@houstontx.gov>; David, Steven - MYR <Steven.David@houstontx.gov>; Newport, Chris - MYR <Chris.Newport@houstontx.gov>; Sanders, Josh - MYR <Josh.Sanders@houstontx.gov>
Cc: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>; Wilson, Cynthia - MYR <Cynthia.Wilson@houstontx.gov>; Pena, Samuel - HFD <Samuel.Pena@houstontx.gov>; Finner, Troy - HPD <Troy.Finner@HoustonPolice.Org>
Subject: Re: STATUS: Spring Village Apartments at11810 Chimney Rock

Mayor Pro Tem:

For the SPD demolition contract, I had my team brief me on the status on Friday, and I'll personally wording it with them now to bring it to completion and to Council in a couple weeks. Due to urgent nature, it will be expedited to the end.

Thank you

Jedediah Greenfield, MPA, CTCD, CTCM
Chief Procurement Officer
City of Houston
O: 832.393.9126 | C: 281.830.7181
611 Walker, 5th Floor, Houston, TX 77002

From: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>
Sent: Saturday, April 13, 2024 5:14:40 PM
To: McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>; Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>; John Whitmire - MYR <Mayor.JW@houstontx.gov>; David, Steven - MYR <Steven.David@houstontx.gov>; Newport, Chris - MYR <Chris.Newport@houstontx.gov>; Sanders, Josh - MYR <Josh.Sanders@houstontx.gov>
Cc: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>; Wilson, Cynthia - MYR <Cynthia.Wilson@houstontx.gov>; Pena, Samuel - HFD <Samuel.Pena@houstontx.gov>; Finner, Troy -

HPD <Troy.Finner@HoustonPolice.Org>

Subject: Re: STATUS: Spring Village Apartments at11810 Chimney Rock

Team,

There was another fire at Spring Village Apartments today? We need a sense of urgency to get these apartments demolished. We cannot keep people out of the dangerous, vacant structure. How soon can we get these apartments taken down? This is the second fire in 4 weeks. Please advise!

Martha

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From: McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>

Sent: Wednesday, April 10, 2024 8:39 AM

To: Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>; Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>

Cc: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>

Subject: RE: STATUS: Spring Village Apartments at11810 Chimney Rock

Good Morning Ms. Chavis,

Here are the key bullet points for the Demolition / Abatement approval:

- Prior to his departure, Director Bynam had ongoing discussions with SPD's Chief Procurement Officer Jedediah Greenfield encouraging this process to be expedited due to the importance of the project and the ongoing delays experienced by the Buyout Program in its dealings with SPD.
- Each property will have one contractor for asbestos abatement, one contractor for the actual demolition, and one environmental consultant, with Imperial Valley counting as two separate properties (Phase 1 and Phase 2) so that the work on all properties can be completed concurrently.
- The approval for Council is broken into two components, with all properties awarded collectively on each component:
 - Abatement / Demolition contractors
 - SPD had encountered delays for the contractor component due to issues with the Office of Business Opportunity (OBO), who ensures all selected contractors meet MWSBE (Minority / women owned business criteria) as well as having to require the selected contractors register in the City's recently updated procurement vendor system.
 - SPD had indicated three weeks ago that it would take four to six weeks for the Contractor measure to be ready for Council, but has yet to provide a specific date.
 - Environmental consultants
 - The final interviews for the environmental consultants were conducted last week. The Review Board is currently scoring the consultants based on interview responses and costs.
 - The Board reconvenes this Friday (April 12th) to discuss the final scores.
 - Once the consultants have been finalized, I will prepare an Award Recommendation Letter to be signed by Derek and yourself via DocuSign and will send the executed document to SPD.
 - SPD will follow the process outlined above to have that component ready for City Council. Since there are only four consultants involved as oppose to eight contractors for Demo / Abatement, SPD feels this will much more quickly than the contractor approval.

- The Buyout Program has communicated to the Senior Leadership Team and GLO that June 1st, 2024 is a realistic start date based on the information above.
- The actual demolition / abatement process will take an estimated 130 days per property.

In the interim, HPD is working to get the properties at Clarewood and Chimney Rock boarded up within the coming weeks as well as filing Trespass Ordinances with HPD this coming Monday to legally remove any unlawful occupants.

Regards,

Brian McKenzie – MBA, CSM

Division Manager
HCD – Buyout

City of Houston
Housing and Community Development Dept.
2100 Travis Street | 10th Floor | Houston TX 77002
832.394.6348 (office)
346-237-1581 (mobile)
www.houstontx.gov/housing
www.recovery.houstontx.gov

From: Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>
Sent: Tuesday, April 9, 2024 5:18 PM
To: Greenfield, Jediah - FIN <Jediah.Greenfield@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>
Cc: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Davis, Kim - CNL <Kim.Davis@houstontx.gov>
Subject: STATUS: Spring Village Apartments at 11810 Chimney Rock

Hello All,

I am writing to touch base on the status of the Spring Village Apartments at 11810 Chimney Rock, Houston, TX. Are we still on target to present the contract to Council? When?

Also, if any other information regarding the status of this property there might be, please provide. Mayor Pro Tem Castex-Tatum wants to update the community members as they have been inquiring repeatedly. Thank you.

Sincerely,

Perdita "DiDi" Chavis

Chief of Staff

MAYOR PRO TEM

Martha Castex-Tatum

District K

City of Houston, City Hall Annex

900 Bagby, 1st Floor

Houston, Texas 77002

O: 832-393-3016; M: 832-459-3947

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From: Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>

Sent: Monday, March 18, 2024 6:01 PM

To: Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Bynam, Keith - HCD <Keith.Bynam@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>

Cc: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>

Subject: Re: Unsecured site Spring Village Apartments 11810 Chimney Rock

All,

Thank you for the update.

Sincerely,

Perdita "DiDi" Chavis

Chief of Staff

MAYOR PRO TEM

Martha Castex-Tatum

District K

City of Houston, City Hall Annex

900 Bagby, 1st Floor

Houston, Texas 77002

O: 832-393-3016; M: 832-459-3947

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From: Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>
Sent: Wednesday, March 13, 2024 8:50 PM
To: Bynam, Keith - HCD <Keith.Bynam@houstontx.gov>; Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>
Cc: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>
Subject: Re: Unsecured site Spring Village Apartments 11810 Chimney Rock

The demolition contract procurement has completed all evaluation and we are working through the contract and MWBE goal process now. We should have this on Council agenda in four to five weeks.

Thank you,

Jedediah Greenfield, MPA, CTCD, CTCM

Chief Procurement Officer

City of Houston

O: [832.393.9126](tel:832.393.9126) | C: 281.830.7181

611 Walker, 5th Floor, Houston, TX 77002

From: Bynam, Keith - HCD <Keith.Bynam@houstontx.gov>
Sent: Wednesday, March 13, 2024 8:19:32 PM
To: Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>
Cc: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>
Subject: Re: Unsecured site Spring Village Apartments 11810 Chimney Rock

We are going through the procurement process in order to proceed with demolition. Hopefully, it will be down in 60-90 days.

Thanks,
Keith

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From: Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>
Sent: Wednesday, March 13, 2024 6:06:38 PM
To: Bynam, Keith - HCD <Keith.Bynam@houstontx.gov>; Nichols, Michael - HCD <Michael.Nichols@houstontx.gov>; McKenzie, Brian - HCD <Brian.McKenzie@houstontx.gov>; Greenfield, Jedediah - FIN <Jedediah.Greenfield@houstontx.gov>; Roque, James - HPD <James.Roque@HoustonPolice.Org>

Cc: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>

Subject: Re: Unsecured site Spring Village Apartments 11810 Chimney Rock

All,

Mayor Pro Tem Castex-Tatum received the attached screenshot of concerns on the property, Spring Village Apartments at 11810 Chimney Rock Rd. What is going on with this property?

Sincerely,

Perdita "DiDi" Chavis

Chief of Staff

MAYOR PRO TEM

Martha Castex-Tatum

District K

City of Houston, City Hall Annex

900 Bagby, 1st Floor

Houston, Texas 77002

O: 832-393-3016; M: 832-459-3947

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From: Bynam, Keith - HCD <Keith.Bynam@houstontx.gov>

Sent: Tuesday, February 20, 2024 11:10 AM

To: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>

Subject: RE: Unsecured site Spring Village Apartments 11810 Chimney Rock

Good morning CM,

Please find below the current status of Spring Village Apartments, I will be pressing to push this forward as quickly as possible.

Thank you for bringing this to my attention, we're on it.

KEITH W. BYNAM

Director

keith.bynam@houstontx.gov

832-394-6134 office 281-513-2573 mobile
City of Houston
Housing and Community Development Dept.
2100 Travis | 9th Floor | Houston, TX 77002
www.houstontx.gov/housing



Good Morning @Bynam, Keith - HCD,

This property is part of the Multifamily Buyout program and has been vacant since 10/31/23.

We are currently working with Jed's SPD group to finalize procurement for the demo / abatement contractors which should go before City Council this month per Sheila Baker in SPD. The next step will be to award the environmental consultants (these meetings will start next week). SPD's timeline is to get the consultant bid to City Council next month. Hopefully we can get the Notice to Proceed shortly thereafter.

I have also been in contact with @Roque, James - HPD, who is our Point of Contact for the HPD units responsible for apartment complexes. Sgt. Roque has indicated he would increase patrols for this complex as well Monticello Square (5312 Clarewood).

We do have inspectors check the properties on a weekly basis and have escalated any issues regarding squatters as well.

Please let me know if any additional information is needed as we wind down the program.

Regards,

Brian McKenzie – MBA, CSM

Division Manager
HCD – Buyout

City of Houston
Housing and Community Development Dept.
2100 Travis Street | 10th Floor | Houston TX 77002
832.394.6348 (office)
346-237-1581 (mobile)
www.houstontx.gov/housing
www.recovery.houstontx.gov

From: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>

Sent: Monday, February 19, 2024 10:31 PM

To: Lawson, Roxanne - HCD <Roxanne.Lawson@houstontx.gov>; Chavis, Perdita - CNL <Perdita.Chavis@houstontx.gov>;

Bynam, Keith - HCD <Keith.Bynam@houstontx.gov>

Subject: Fwd: Unsecured site Spring Village Apartments 11810 Chimney Rock

Director Bynum,

Can we please get an update on this demolition. This property is becoming a problem in the community.

Martha

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From: becky edmondson <beckyedmondson@sbcglobal.net>

Sent: Monday, February 19, 2024 10:05:42 AM

To: Castex-Tatum, Martha - CNL <Martha.Castex-Tatum@houstontx.gov>; Chavis, Perdita - CNL

<Perdita.Chavis@houstontx.gov>; Westbury Civic Club <westburycc@sbcglobal.net>; Westbury Civic Club President

<wccpresident@westburycrier.com>; Jerri L. Nixon <jnixon@houstonisd.org>

Subject: Unsecured site Spring Village Apartments 11810 Chimney Rock

[This message came from outside the City of Houston email system. Please be careful while clicking links, opening attachments, or replying to this email.]

Dear District K,

We are anxious to hear the time line for the demolition of the Spring Village apartments on Chimney Rock. The gates are no longer chained and we are getting reports of people in the apartments. With 2,000 teenagers directly across the street it is a recipe for disaster.

Chaining doesn't seem to last as the City property on Gasmer (former Shell) also has been wide open with the chains cut regularly. Lots of activity in that space too. Jennifer and I drive through it the other day and there is lots of evidence of kids using it too.

We would appreciate anything you could do to escalate the demolition. I am copying this to Principal Nixon as well.

Best regards,

Becky Edmondson
713-443-3951