Notice of City Council Workshop AGENDA

July 11, 2023 at 5:00 PM

NOTICE IS HEREBY GIVEN that a Meeting of the Montgomery City Council will be held on **Tuesday**, **July 11, 2023**, at **5:00 PM** at the City of Montgomery City Hall, 101 Old Plantersville Road, Montgomery, Texas.

Members of the public may view the meeting live on the City's website under Agenda/Minutes and then select **Live Stream Page** (**located at the top of the page**). The meeting will be recorded and uploaded to the City's website.

CALL TO ORDER

CONSIDERATION AND POSSIBLE ACTION:

- 1. Review and Discussion on the Montgomery Transportation Advisory Committee Charter and Appointment Process
- 2. Waste Water Treatment Plant Analysis

ADJOURNMENT

/s/ Nici Browe

Nici Browe, City Secretary. TRMC

I certify that the attached notice of meeting was posted on the bulletin board at City of Montgomery City Hall, 101 Old Plantersville Road, Montgomery, Texas, on July 7, 2023 at 4:30 p.m.

This facility is wheelchair accessible and accessible parking spaces are available. Please contact the City Secretary's office at 936-597-6434 for further information or for special accommodations.

Item 1.

Montgomery City Council

WORKSHOP AGENDA REPORT

Meeting Date: July 11, 2023 Workshop	Budgeted Amount: N/A
Department: Administration	Prepared By: G. Palmer

Subject

Review and Discussion on the Montgomery Transportation Advisory Committee Charter and Appointment Process

Recommendation

Review and Provide Feedback

Discussion

I think we all agree the City needs a better way to evaluate, collaborate and plan for future transportation needs. Moreover, the City has a desire to build close, long lasting relationships with our local, regional and state transportation partners.

As a small city, we are limited on our resources and expertise. However, the City has the ability to tap into its residents and business partners as an alternative resource by way of an advisory committee/team.

In your packets please find a draft Charter for the Montgomery Transportation Advisory Committee which upon approval will provide for the appointment of specific individuals (TBD). What we need to discuss and determine:

- Who appoints? Mayor unilaterally, Mayor with Council confirmation? Council appointment?
- Is the mission aligned with the Council's intent for this committee?
- Qualifications for appointment to the committee?
- Any other elements of the Charter that need discussion?

This is a workshop item only. I will bring the Charter back for formal consideration when it is ready.

Approved By		
		D .
		Date:
City Administrator	Gary Palmer	Date: July 6, 2023

Montgomery Transportation Advisory Committee

ARTICLE I: NAME

The name of this body shall be the **Montgomery Transportation Advisory Committee** (herein called the "committee").

ARTICLE II: PURPOSE

The committee is established with the primary mission of advising on all issues and/or projects related to transportation (traffic/pedestrian/mass) within the City of Montgomery upon request of the City Council or City Administrator. The committee shall utilize their expertise, current best-practices in multi-modal transportation planning, and data to provide an analysis and recommendations.

ARTICLE III: COMMITTEE

Section I. Number, Terms, Qualifications

The committee shall consist of five (5) members appointed by the Mayor. Members should have a clear positive nexus with the City of Montgomery along with a background in transportation, engineering, urban planning, or any other discipline the Mayor finds relevant to the committee work. Members shall serve two-year terms and may be reappointed for consecutive terms. Members may hold committee membership until a successor is appointed.

The City Administrator or his/her designee shall serve as an ex officio non-voting member of this committee and be responsible for providing support to the committee as the City Administrator deems appropriate.

Section II. Committee Responsibilities:

- a. Act in a positive and civil manner at all times that reflects positively upon the City.
- b. Research and utilize best practices in local government transportation planning.
- c. Provide input on the transportation projects proposed in the annual Capital Improvement Plan (CIP).
- d. Provide recommendations to the Mayor on appointments to the committee.

Section III. Attendance at Meetings

Members are expected to attend all scheduled meetings. Members may be removed from the committee for poor attendance by majority vote of the committee.

Section IV. Disclosure of Interests

A committee member who has any interest in any matter before the committee shall disclose said interest to the committee.

Section V. Removal

Committee members may be removed by the Mayor or upon majority vote of the City Council with or without cause.

ARTICLE IV: OFFICERS

Section I. Officers

The officers of the committee shall be a chairman, vice-chairman, and secretary.

Section II. Chairman

The Chairman may prepare agendas in collaboration with the City Administrator or his/her designee, preside at all meetings of the committee, call special meetings of the committee as needed, have the authority to cancel meetings of the committee, act as spokesperson for the committee, and appoint a sub-committee of the committee as needed.

Section III. Vice Chairman

In the absence of the Chairman, the Vice Chairman shall perform the duties of the Chairman.

Section IV. Secretary

The Secretary shall record and maintain accurate records and minutes of the proceedings of the committee.

Section V. Nomination and Election of Officers

Any member may nominate any other member of the committee to serve as an officer of the committee. Councilmembers appointed to the committee are not eligible. Officers of the committee shall be elected by majority vote of the committee.

Section VI. Terms of Officers

Officers of the committee shall be for a term of one (1) year commencing on June 1.

Section VII. Vacancies

A vacancy in office because of resignation, removal, or otherwise may be filled by majority vote of the committee for the unexpired portion of the term.

ARTICLE V: MEETINGS

Section I. Regular Meetings

The committee shall meet at least quarterly or as needed at City Hall with the time and date to be determined by the committee. The committee shall determine and publish the upcoming year's meeting schedule on or around June 1.

Section II. Quorum

A quorum shall consist of a majority of the voting members present upon calling of the roll at any meeting.

Section III. Length of Meetings

Committee meetings should not be more than two (2) consecutive hours in duration.

Section IV. Procedures

All meetings shall be held in accordance with the Texas Open Meetings Act.

ARTICLE VI: AMENDMENTS

This Charter may be amended at any time upon committee recommendation to the Mayor or upon request of the Mayor to the City Administrator.





July 6, 2023

The Honorable Mayor and City Council City of Montgomery 101 Old Plantersville Road Montgomery, Texas 77316

RE: Wastewater Treatment Plant Expansion Analysis
City of Montgomery
WGA Project No. 00574-901-23

I. PROJECT SUMMARY

The City directed WGA to perform a preliminary evaluation of the existing wastewater treatment plant ("WWTP") and onsite lift stations to plan for future development within the City. The City intends to advertise a Request for Proposals for the engineering services for the design of the expansion to their WWTP. This expansion will increase the existing WWTP treatment capacity in the City from 0.4 million gallons per day ("MGD") to 0.8 MGD.

II. EXISTING WWTP EVALUATION

The current Stewart Creek WWTP was designed to treat an average daily flow (ADF) of up to 0.4 MGD. The existing onsite lift station (Lift Station No. 1) was designed with a wet well capacity of up to 0.8 MGD and a pumping capacity of 0.4 MGD.

According to the Design Report for the existing Stewart Creek WWTP completed by Bleyl & Associates in November 2007, the influent wastewater quality characteristics used for design were as follows:

 Parameter
 Concentration

 BOD₅
 200 mg/l

 TSS
 200 mg/l

Table 1: Stewart Creek WWTP Characteristics

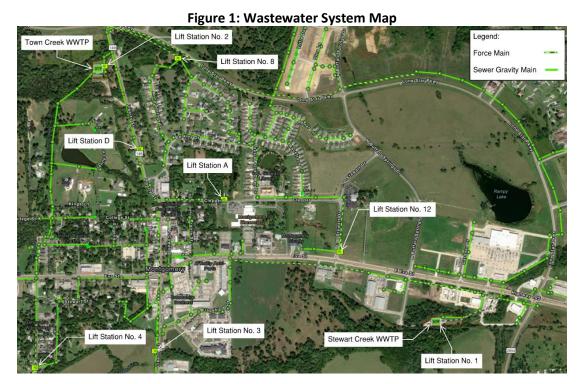
The City is currently experiencing an average daily flow of 185,755 gpd, or 46% of existing permitted capacity, based on 12 months of actual flow data. Inclusive of existing connections, platted developments, and developments which are in permitting or under construction, the City has committed approximately 351,623 gpd or 88% of existing permitted capacity at full build out. Inclusive of existing connections, platted developments, developments currently underway, and other developments in feasibility and design, the City will have committed 578,495 gpd or 144% of existing permitted capacity.

The Texas Commission on Environmental Quality ("TCEQ") requires the City to initiate design of a wastewater treatment capacity expansion when the ADF exceeds 75% of the City's 0.4 MGD permitted capacity for 3 consecutive months. The ADF for the City, including tracts in design and/or feasibility, is not expected to exceed 75% of the permitted capacity (300,000).

Wastewater Treatment Plant Expansion Analysis City of Montgomery Page 2 of 7

gpd) until around the 2^{nd} quarter of 2024. Additionally, the TCEQ requires the commencement of the construction phase of the expansion after 3 consecutive months of ADF exceeding 90% of the permitted capacity (360,000 gpd). This is expected to occur around the 4^{th} quarter of 2024.

The City has an older WWTP (Town Creek WWTP) which was decommissioned in 2007 when the Stewart Creek WWTP was placed online. The Town Creek WWTP has been offline but the City has maintained the permit for the plant to allow for the plant to be placed back into service, if needed. The Town Creek WWTP is the current location of Lift Station No. 2, which served as the onsite lift station for the plant when it was in service. After the Town Creek WWTP was decommissioned, the Lift Station No. 2 force main was rerouted to discharge into a downstream manhole and flow to the Stewart Creek WWTP.



III. EXISTING ONSITE LIFT STATION EVALUATION

A preliminary investigation was conducted of the existing lift stations at both wastewater treatment plants to evaluate the capacities to withstand peak flows of the growing system. The first portion of the analysis proved that the existing lift station pump systems are sized to meet all TCEQ minimums for the existing system.

Lift Station No. 1 (Stewart Creek WWTP onsite lift station) is outfitted with three (3) 436-gpm submersible pumps that are sized to meet the capacity of the existing 0.4 MGD treatment facility. The existing wet well is sized to a maximum capacity of 0.8 MGD to eliminate the need for a future wet well expansion.

Wastewater Treatment Plant Expansion Analysis City of Montgomery Page 3 of 7

Lift Station No. 2 (Town Creek WWTP onsite lift station) is outfitted with one (1) 350-gpm pump and two (2) 200-gpm pumps that are sized to an average daily flow of 144,000 gpd. This lift station currently serves an average daily flow of 114,300 gpd.

Our evaluation showed the need to upsize the existing Lift Station No. 2 to an average daily flow capacity of 0.4 MGD with the ability to reach a future capacity of 0.8 MGD by changing the pumps. This expansion will need to include an expansion of the existing wet well capacity and three (3) lift pumps to assume two (2) in service.

Table 2: Available Capacity at Existing Lift Stations

Facility	Firm Capacity (gpm)	Average Daily Flow (gpm)	2-Hr Peak Flow (gpm)	Adequately Sized?
Lift Station 1	872	387	833	Yes
Lift Station 2	400	238	300	Yes

IV. PROPOSED WWTP EXPANSION – OPTION 1

The first option to expand treatment facility capacity in the City is to expand the existing Stewart Creek WWTP from a capacity of 0.4 MGD to 0.8 MGD. The existing facility is designed as a bullseye-style plant, with room on the site for an additional, similar bullseye-style facility to be constructed. Initial influent loading data showed an increase in concentration from the parameters included in the existing facility's design report. It is recommended that additional influent loading data be collected and analyzed as part of the design of an expanded wastewater treatment facility.

This option will allow the sanitary sewer flow pattern in the City to remain the same as is existing; however, additional capital projects will be required throughout the City to maintain an increased flow throughout the existing sanitary sewer system. These improvements include upsizing the existing pumps at Lift Station No. 1 to a capacity of 0.8 MGD, upsizing Lift Station No. 2 to a capacity of 0.4 MGD with room for a future expansion to 0.8 MGD (as previously discussed) and replacing the existing 10" gravity sanitary sewer line upstream from Lift Station No. 1 with a 15" gravity sanitary sewer line (Attachment A). A high-level cost estimate for these improvements is shown below:

	Estimated Cost
Lift Station No. 1 Expansion and 0.4 MGD WWTP:	\$8,825,000
Lift Station No. 2 Replacement:	\$1,200,000
Gravity Sanitary Sewer Line Upsizing:	\$1,800,000
Contingencies (30%)	\$3,548,000
Engineering (15%)	<u>\$2,306,000</u>
Total	: \$17.679.000

The City's latest water and sewer usage projections (Attachment B) indicate that the City's sanitary sewer flow will exceed 800,000 gpd by 2029 when considering existing connections,

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platted developments, developments currently underway, developments in feasibility and design, and anticipated development within the current City Limits. As the City nears that limit, it is recommended that a 0.4 MGD and subsequent expansion to a 0.8 MGD facility be constructed at the existing Town Creek WWTP site to accommodate the demand.

V. PROPOSED WWTP EXPANSION – OPTION 2

The second option to expand treatment facility capacity in the City is to demolish the existing Town Creek WWTP facility and reconstruct a new facility in its place with a capacity of 0.4 MGD and the option for a future capacity of 0.8 MGD. The existing facility is severely undersized for the City's needs and is now outdated. It is WGA's opinion that the cost to rehabilitate and expand the existing facility from its current condition would be cost-prohibitive and would not be in the best long-term interest of the City.

While a bullseye-style facility will fit on the site, there are significant elevation changes onsite that may allow for an efficient traditional WWTP design onsite with room for additional future basins to be added as needed. Initial influent loading data showed an increase in concentration from the parameters included in the existing facility's design report. It is recommended that additional influent loading data be collected and analyzed as part of the design of a new wastewater treatment facility.

This option will modify the existing sanitary sewer flow pattern, as all flow that is currently pumped through Lift Station No. 2 to the downstream manhole and ultimately to the Stewart Creek WWTP would then be treated at the Town Creek WWTP. This would relieve capacity in the gravity sanitary sewer line where Lift Station No. 2 currently discharges and would delay the need for said gravity sewer line to be upsized. As development in the City continues and regional growth continues to be established, it should be considered to redirect the Lift Station Nos. 8 and 3 force mains to the Stewart Creek WWTP service area instead of the current discharge locations in the Lift Station No. 2 gravity service area (see Figure 1). These redirections do not need to be completed at this time but should be considered as an option to relieve capacity at the Town Creek WWTP if needed.

WGA also evaluated the potential change in pumping costs at each lift station as a result of the changes in flow experienced with construction of the Town Creek WWTP. Our evaluation did not show a substantial change in pumping costs over the next 7-10 years.

The capital projects that would be required to be completed with Option 2 include the demolition and construction of the Town Creek WWTP and the replacement of Lift Station No. 2. No other capital projects would be required at this time. A high-level cost estimate for these improvements is shown below:

 Lift Station No. 2 Replacement and 0.4 MGD WWTP:
 \$10,350,000

 Contingencies (30%)
 \$3,105,000

 Engineering (15%)
 \$2,018,000

 Total:
 \$15,473,000

Wastewater Treatment Plant Expansion Analysis City of Montgomery Page 5 of 7

The City's latest water and sewer usage projections (Attachment A) indicate that the City's sanitary sewer flow will exceed 800,000 gpd by 2029 when considering existing connections, platted developments, developments currently underway, developments in feasibility and design, and anticipated development within the current City Limits. It is recommended that an evaluation of flows at each plant is completed at that time to determine if the Town Creek WWTP or Stewart Creek WWTP (or both) should be upgraded to an ultimate phase of 0.8 MGD (1.2 MGD to 1.6 MGD total treatment plant capacity in City).

VI. BUFFER ZONE REQUIREMENTS

According to Chapter 309 Subchapter B of the Texas Administrative Code of the TCEQ there are several buffer requirements for wastewater treatment facility locations. Wastewater facilities cannot be within:

- 100-year floodplain unless the plant unit is protected from inundation and damage that may occur during a flood event
- Wetlands
- 500 feet from a public water well
- 150 feet from a private water well
- 500 feet from a surface water treatment plant or ground storage tank.

Both existing WWTP sites have a portion of the site that is located within the 500-year floodplain, 100-year floodplain, or Floodway according to the latest FEMA FIRM maps. Exhibits of the current floodplain boundaries at each wastewater treatment facility are included as Attachments C and D. This will need to be taken into consideration when designing the proposed improvements, and a drainage analysis is recommended to determine the detention requirements as a result of the improvements. WGA does not anticipate any other TCEQ buffer zone compliance concerns.

VII. TEXAS POLLUTANT DISCHARGE ELIMINATION SYSTEM "TPDES" PERMIT

The City currently maintains permits on both the Town Creek and Stewart Creek Wastewater Treatment Plants. The current permit limit on the Town Creek WWTP is 0.175 MGD and the Stewart Creek Plant is 0.4 MGD.

In order to proceed with the expansion of either wastewater treatment plant, the City will need to obtain amended permits. If the City proceeds with Option 1, the City should immediately proceed with the preparation of a major permit amendment for the Stewart Creek Wastewater Treatment plant to add a ultimate phase of 0.8 MGD. If the City proceeds with Option 2, they should amend the permit to have an interim phase of 0.4 MGD and an ultimate phase of 0.8 MGD.

The City will eventually need to amend both permits to meet growing demands. After obtaining the permit amendment for the option selected above, the City should proceed with obtaining the other amendment to be ready for future expansion.

Wastewater Treatment Plant Expansion Analysis City of Montgomery Page 6 of 7

VIII. OTHER DESIGN CONSIDERATIONS

Additionally, the scope of the above work does not include any possible design changes that could arise as a result of consultation with the design consultant (and their subconsultants) that is selected by the City. The design consultant should consult with their subconsultants, the City Engineer, and City Staff to determine the final design. It is recommended that the design consultant coordinate a geotechnical investigation to determine site characteristics for design and construction of the lift station and structural components of the treatment facility. Furthermore, a topographic survey should be conducted of the site to ensure design elevations and hydraulics do not contain any conflicts.

IX. SUMMARY & RECOMMENDATION

WGA recommends proceeding with Option 2 as presented in this report, which includes demolition of the existing Town Creek WWTP, construction of a new WWTP on the same site, and expansion of Lift Station No. 2 to 0.4 MGD with the ability to be upgraded to 0.8 MGD in an ultimate phase. This option is not only a lower up-front capital expense but is a better option for the City as it looks to the future and anticipated growth on the west side of the City. Rebuilding the Town Creek WWTP will provide the City the flexibility to expand only the facilities that need to be expanded based on the location of new development. It will also relieve some capacity from the Stewart Creek WWTP and allow any expansion to the treatment facility or lift station to be delayed.

WGA recommends the design consultant selected by the City to perform a detailed Preliminary Engineering Report for the design of the Town Creek WWTP, and recommends the final design include the ability for additional basins to be constructed in the future.

We recommend the City continue to evaluate existing and anticipated development to ensure that the timing of construction aligns with the expected growth. The anticipated timeline for various activities is as follows:

- July August 2023: Prepare and Release Request for Qualifications for Engineering Services
- August 2023: Authorize Preparation of the TPDES Permit Amendment
- September 2023: Receive Statements of Qualifications
- October 2023: Select Engineer and Enter Into Engineering Contract
- October 2023: TPDES Permit Amendment Submitted to TCEQ
- December 2023: Design Engineer Completes Preliminary Engineering Report, Proposed Site Plan, and Updated Cost Estimate
- February 2024: Received Amended TPDES Permit
- March 2024: City Secure Funding for Construction
- May 2024: Design Engineer Completes Design
- June 2024: Receive Bids for Construction
- August 2024: Construction Begins
- July 2025: Construction Complete

Wastewater Treatment Plant Expansion Analysis City of Montgomery Page 7 of 7

We trust this provides you with the information needed at this time. If you have any questions or comments, please call us at (713) 789-1900.

Regards,

Katherine Vu, PE, CFM

Project Manager

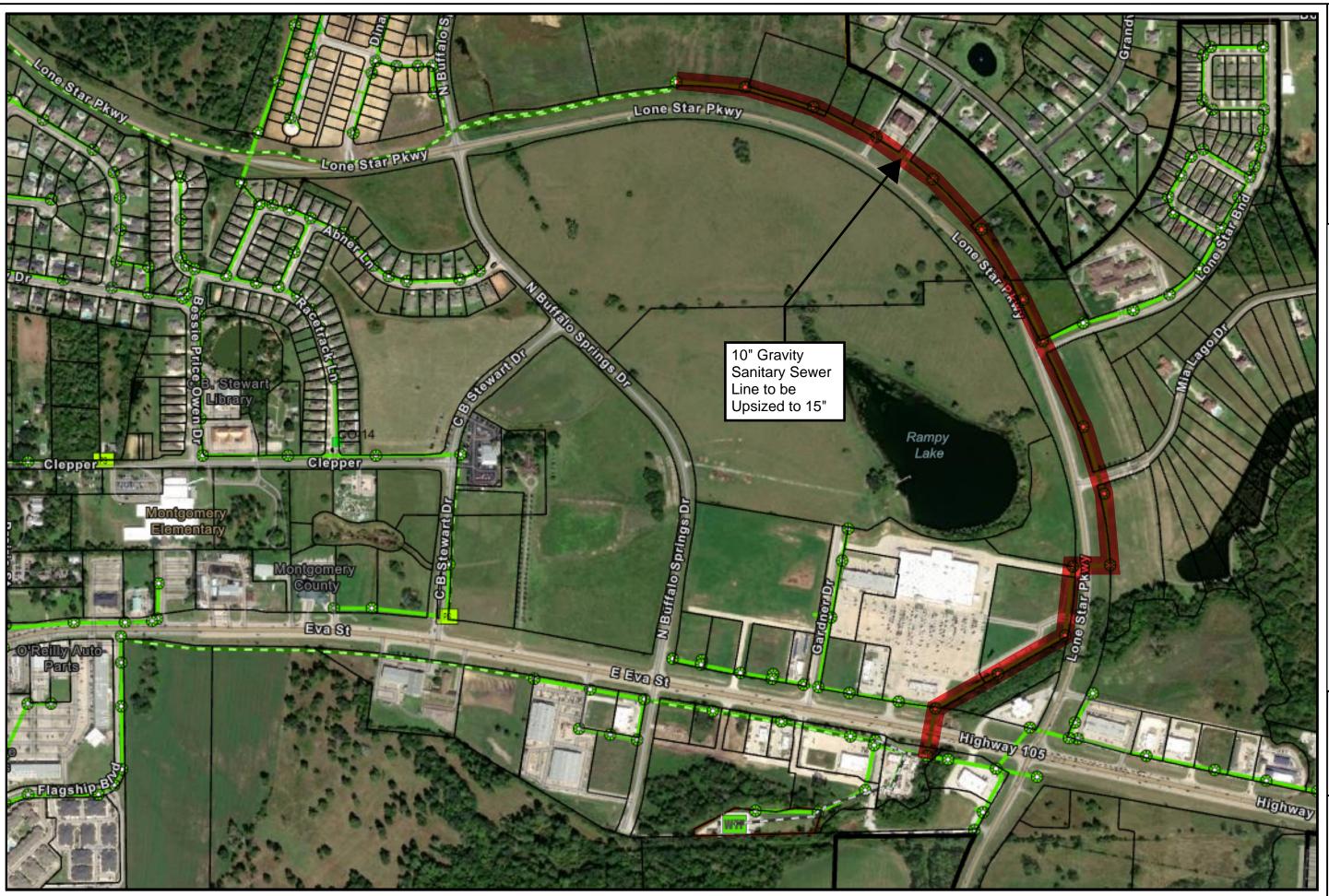
Municipal & Special Districts

CONSULTING ENGINEERS
WARD, GETZ & ASSOCIATES, PLLC
AGGREGORETE DE KONDETEN PETAL F-97-56
AGGREGORETO FEIM F-97-56

City of Montgomery

Gravity Sanitary Sewer Upsizing

Attachment



			Development	Info & Capaciti	ies			_														
			Wa	ater	Waste	ewater																
							Gravity Lift				1											
	Current Connections	Ultimate Connections	Current Actual	Ultimate	Current	Ultimate	Station Service Area		2023			2024			2025			2026			2027	
Commercial/Multi Family per ESFC		2020110113	360	360	250	250	,.,cu		2023			2024			2023		Т	2020			2021	
Single Family			225	225	150	150																
Single Family								Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water GPI	D Sanitary	Connections	GPD Water	GPD Sanitary
		40	4 000	2.025	4 200	4.050						225	450									
Buffalo Crossing Buffalo Springs, Section 1	24	13 24	1,800 5,400	2,925 5,400	1,200 3,600	1,950 3,600	8	4	900	600	1	225	150	-	-	-	-	-	-	-	-	-
Buffalo Springs, Section 2	63	64	14,175	14,400	9,450	9,600	8	1	225	150	-	-	-		-	-		-	-		-	-
Estates of Mia Lago, Section 1 FM 149 Corridor	21	27 25	900 4,725	6,075 5,625	3,150	3,750	2	3	675 225	150	3	675 225	150	3	675 225	- 150	3 1	675 225	- 150	- 3	675	-
Simonton and Lawson	13	23	2,925	5,175	1,950	3,450	2	2	450	300	2	450	300	2	450	300	2	450	300	2	450	300
Martin Luther King Baja Road	51	55 11	11,475 1,575	12,375 2,475	7,650 1,050	8,250 1,650	2	1	225	150 150	2	450 225	300 150	2	450 225	300 150	2	450 225	300 150	_	-	-
Community Center Drive	3	3	675	675	450	450	2		223	130	1		130		223	150		223	150			
Community Center Drive (Water Only)	8	10	1,800 3,375	2,250	- 2.250	- 2.250		1	. 225		1	225										
Lake Creek Landing Gulf Coast Estates, Section 2	15 2	15 4	450	3,375 900	2,250 300	2,250 600	8	2	450	300		-	-		-	-		-	-		-	-
Lake Creek Village, Section 1	36	37	8,100	8,325	5,400	5,550	10		-	-			-		-			-	-		-	-
Lake Creek Village, Section 2 Estates of Lake Creek Village	40 18	45 22	9,000 4,050	10,125 4,950	6,000 2,700	6,750 3,300	10	4	450	300 600	2	450	300	1	225	150		-	-		-	-
Lone Star Estates	10	10	2,250	2,250	1,500	1,500	2		1	300												
Hills of Town Creek, Section 2 Hills of Town Creek, Section 3	51 49	51 49	11,475 11,025	11,475 11,025	7,650 7,350	7,650 7,350	6															
Hills of Town Creek, Section 3 Hills of Town Creek Sec. 4	23	30	5,175	6,750	3,450	4,500	6	7	1,575	1,050		-	-		-	-		-	-		-	-
Historic/Downtown	132	150	29,700	33,750	19,800	22,500	3	5	1,125	750	5	1,125	750	4	900	600	4	900	600	-	-	-
Terra Vista Section 1 Town Creek Crossing Section 1	58 79	61 102	13,050 17,775	13,725 22,950	8,700 11,850	9,150 15,300	14 10	40	9,000	6,000	2	- 450	300	-	-	-		-	-		-	-
Villas of Mia Lago Section 1	14	14	3,150	3,150	2,100	2,100	1		3,500	5,500	_	.55	330									
Villas of Mia Lago Section 2 Waterstone, Section 1	42 46	42 53	9,450 10,350	9,450 11,925	6,300 6,900	6,300 7,950	1	2	675	450	2	450	300	2	450	300	2	450	300			
Waterstone, Section 2	35	89	7,875	20,025	5,250	13,350	9	15	3,375	2,250	20	4,500	3,000	19	4,275	2,850	2	-	-	5	1,125	750
Gary Hammons	1	1	225	225	150	150	2															
Mobile Home Park (connection) City Hall	29 1	1	4,000 1,070	4,000 1,070	3,300 890	3,300 890	4 2															
Community Center	1	1	200	200	150	150	2															
Buffalo Spring Plant Cedar Brake Park Restrooms	1	1	360 200	360 200	250 150	250 150	1 2															
Fernland Park	1	1	200	200	150	150																
Homecoming Park Restrooms Water Plant No. 3	1	1	200 4,000	200 4,000	150 2,000	150 2,000	2															
West Side at the Park	8	11	1,800	2,475	1,200	1,650	2	3	675	450	-	-	-	-	-	-		-	-		-	-
Subtotal	897	1,077	203,955	244,455	134,390	157,640		95	21,375	13,650	42	9,450	5,700	35	7,875	4,800	15	3,375	1,800	10	2,250	1,050
Commercial Platted and Existing																						
0.61			4 000	40.000	650	5.500	40					2.500	2.240		2.500	2.240		1 000	4.470			
Buffalo Run, Section 1 Longview Greens Miniature Golf	1	1	1,000 1,400	10,000 1,400	650 910	6,500 910	10		-	-	2	3,600	2,340		3,600	2,340	1	1,800	1,170			
Summit Business Park, Phase 1	3	6	1,300	6,000	845	3,900	9	1	1,567	1,018	-	-	-	2	3,133	2,037						
Prestige Storage (SBP Res. D) McCoy's	1	1	225 750	225 750	146 488	146 488	13															
AutoZone	1	1	360	360	234	234	1															
McCoy's Reserves B & D Pizza Shack	- 1	2	- 4,900	5,000 4,000	3,185	3,250 2,600	1		-	-	1	2,500	1,625	-	-	-	1	2,500	1,625	-	-	-
CareNow & Other Suites	3	3	1,200	1,500	780	975	1								-	-						
KenRoc (Montgomery First)	- 1	3	1,300	12,000 1,300	- 845	7,800 845	1				1	4,000	2,600	1	2,500	1,625	1	2,500	1,625			
Wendy's Dusty's Car Wash	1	1	1,300	1,300	11,050	11,050	1								-	-						
ProCore Developments	1	1	1,500	1,500	975	975									-	-						
Christian Brothers Madsen and Richards	1 1	1	225 225	225 405	146 146	146 263	1 3								-	-						
Kroger	2	2	4,500	5,000	2,925	3,250	1								-	-						
Burger King Buffalo Springs Shopping, Ph. I (Reserve B)	1	1	1,450 6,300	1,450 6,300	943 4,095	943 4,095	1								-	-						
Buffalo Springs Shopping, Ph. I (Reserve A2)	-	1	-	3,000	,055	1,950	1		-	-	1	3,000	1,950		-	-						
Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D)		1	-	3,000 6,000		1,950 3,900	1							1	6,000	3,900						
Spirit of Texas Bank	1	1	2,100	2,100	1,365	1,365	1							1		3,900						
Heritage Place	1	1	360	360	234	234	2		-	-					-	-						
Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2	-	2	-	12,000 8,000	-	7,800 5,200	1				1	4,000	2,600		-	-	1	4,000	2,600			
BlueWave Car Wash	1	1	7,000	7,000	4,550	4,550	1					, , , , ,	,		-	-			,			
Brookshire Brothers Ransoms	2	1	1,500 1,500	1,500 1,500	975 975	975 975									-	-						
Heritage Medical Center	1	1	600	1,200	390	780	3								-	-						
Lone Star Pkwy Office Building	2	2	400 225	720 225	260	468 146	1								-	-						
Old Iron Work Apache Machine Shop	1	1	225	225 225	146 146	146 146	2								-	-						
Montgomery Community Center (Ione Star)	1	1	850	850	553	553	7								-	-						
Jim's Hardware Town Creek Storage	1	1	225 225	225 225	146 146	146 146	2								-	-						
Lake Creek Village 3 Commercial (Res A & B)	-	5	-	25,000	-	16,250		-	-	-	1	5,000	3,250	-	-	-	2	10,000	6,500	-	-	-
Waterstone Commercial Reserves Lupe Tortilla	3	11	1,000	16,000 4,000	650	10,400 2,600	9	1	1,875	1,219	2	3,750	2,438	2	10,000	6,500	2	3,750	2,438	-	-	-
Discount Tire	-	1		225		146	1	1	225	146					-	-						
Express Oil and Tire	1	1	225	225	146	146	1															
Popeyes	1	1	1,450	1,450	943	943	1															

			Development	Info & Capacitie	es		1															
			Wa	ater	Wast	tewater	Gravity Lift				1											
	Current Connections	Ultimate Connections	Current Actual	Ultimate	Current	Ultimate	Station Service Area		2023			2024			2025			2026			2027	
Commercial/Multi Family per ESFC Single Family	connections	Connections	360 225	360 225	250 150	250 150	Alea		2023			2024			2025			2026			2027	
								Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Commercial Platted and Existing (cont.)																						
Waterstone Commercial Reserve C (State Farm) Town Creek Crossing Commercial Reserves	1	. 1	405	405 8,000	263	263 5,200	9		_	_	1	1,333	867	2	2,667	1,733						
Depado Estates	-	5	-	10,000	-	6,500	9		-	-	1	2,000	1,300	1	1,333	867				1	1,333	867
The Montgomery Shoppes (Remaining) Retail Center	- 1	6	2,000	15,000 4,000	1,300	9,750 2,600		2	5,000	3,250	2	5,000	3,250	1	2,500	1,625	-	-	-	-	-	-
Chick Fil A	1	1	3,200	3,200	2,080	2,080	1															
Panda Express	1	. 1	1,400		910																	
CVS Starbucks	1	1 1	225 1,000		146 650																	
Burger Fresh	1	1	240		156	156	2															
Churches Missellaneous Commorsial	12 79		3,000 28.000		1,950 18,200	1,950 18,200	1															
Miscellaneous Commercial Subtotal	138		-,	-,	65,643	158,545	1	5	8,667	5,633	13	34,183	22,219	12	31,733	20,627	8	24,550	15,958	1	1,333	867
Multi Family			,	,								,_50						= 1,230				
IVIUIU FAMILIY																						
Heritage Plaza (Units)	208		22,000		11,000	11,000	3															
Town Creek Village, Phase I (Units) Plez Morgan Townhomes	152 48		25,000 6,000		12,500 3,000																	
Montgomery Supported Housing	14		2,300	2,300	1,150	1,150	7															
Live Oak Assisted Living	1	. 1	2,300	2,300	1,150	1,150	1															
Grand Monarch Apartments Subtotal	- 423	72 495	57,600	10,300 67,900	28,800	8,600 37,400		72 72														
	423	495	57,600	67,900	28,800	37,400		/2	10,300	8,600	-	-	-	-	-	-	-	-	-	-	-	-
Institutional (Schools)																						
MISD Athletic Complex	2	. 2	6,800		3,400		6															
MISD High School Complex MISD Warehouse (105/Clepper)	2	2	20,000 1,000		10,000 500																	
Bus Barn	1	1	1,000		500																	
MISD School (MLK)	2	. 2	2,500	2,500	1,250	1,250	2															
MISD School (149) Subtotal	1	1	4,500 35,800	,	2,250 17,900	2,250																
Subtotal	9	' °	35,800	35,800	17,900	17,900			-	-	·	-	-	-	-	-	-	-	-	· ·	-	-
Irrigation																						
Single Family Residential	61	. 100	16,165	26,500		-		39	10,335	_												
Commercial Irrigation	31		9,300	21,000	-	-		39	11,700													
Christian Brothers MISD High School Irrigation	1	. 1	1,100	1,100	-	-																
Chick Fil A	1	. 1	1,600	1,600		_																
BlueWave	1	. 1	500	500	-	-																
CVS Church	1	1	1,200 530		-	-												-	_		-	-
City	9	9	4,500		-	-												-	-		-	-
Subtotal	107	185	34,895	56,930	-	-		78	22,035	-	-	-	-	-	-	-	-	-	-	-	-	-
Committed	1,467	1,771	398,345	592,070	246,733	371,485		250	62,377	27,883	55	43,633	27,919	47	39,608	25,427	23	27,925	17,758	11	3,583	1,917
1									2023			2024		1	2025		1	2026		-	2027	1
								Connections	GPD Water		Connections	GPD Water	GPD Sanitary		GPD Water		Connections	GPD Water	GPD Sanitary		GPD Water	
				lotal Pro	ojectea Comm	nitted Volumes:		1,717	460,722	274,617	1,772	504,355	302,536	1,819	543,963	327,962	1,842	571,888	345,720	1,853	575,472	347,637
Future Development in Feasibility/Design																						
Red Bird Meadows	-	1	-	225	-	150	2				90	20,250	13,500	90	20,250	13,500	90	20,250	13,500	90	20,250	13,500
Nantucket Housing (Stewart Creek) (Units) Pulte Group (Mabry Tract)	-	385 309	-	60,000 69,525	-	50,000 46,350	1				75	16,875	11,250	385 75	60,000 16,875	50,000 11,250		16,875	11,250	50	11,250	7,500
Meadow Ridge	-	81	-	18,225		12,150			-	-	60	13,500	9,000	21	4,725	3,150		10,8/5	11,250	50	11,250	7,500
Waterstone Section 4	-	23	-	5,175	-	3,450	14				18	4,050	2,700	5	1,125	750						
Superior Properties (Units)	-	98	-	21,680 17,262		17,990								58	12,831	10,647 10,763		8,849				
Superior Properties (Commercial) MISD CTE/ Ag Barn	-	1 1		17,262	-	14,350 7,500			-	-	1	15,000	7,500	3	12,947	10,763	† 1	4,316	3,588			
. 5				.5,23		,,,,,							.,									
Subtotal	-	902	-	207,092	-	151,940		-	-	-	244	69,675	43,950	637	128,753	100,060	206	50,289	35,680	140	31,500	21,000
Committed Plus Feasibility	1,467	2,673	398,345	799,162	246,733	523,425			2023	<u> </u>		2024			2025	<u> </u>		2026			2027	
								Connections	GPD Water	GPD Sanitary	Connections	GPD Water		Connections	GPD Water	GPD Sanitary		GPD Water	GPD Sanitary		GPD Water	
	1	1	Total Pr	rojected Commi	tted Volumes	Plus Feasibility		1,717	460,722	274,617	2,016	574,030	346,486	2,700	742,391	471,972	2,929	820,605	525,410	3,080	855,689	548,327

			Development	t Info & Capaciti	ies																	
				capaciti																		
			W	ater	Wast	tewater	C116															
	Current	Ultimate	Current				Gravity Lift Station Service															
	Connections	Connections	Actual	Ultimate	Current	Ultimate	Area		2023			2024			2025			2026			2027	
Commercial/Multi Family per ESFC			360	360	250	250			1				1									
Single Family			225	225	150	150																
								Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Potential Future Development (Within Current City Limits)																						
HEB Tract (HEB store only)	-	1	-	10,000	-	6,500	1		-	-	1	10,000	6,500									
HEB Tract (pad sites only)	-	5		15,000		9,750	1				2	6,000	3,900	3	9,000	5,850	-	-	-	-	-	
Summit Business Park, Phase 2	-	6	-	4,400	-	2,860	13		-	-	2	1,467	953				2	1,467	953			
Moon Over Montgomery	-	15	-	3,375	-	2,194	2		-	-	15	3,375	2,194									
Waterstone, Section 3	-	36	-	8,100	-	5,265	14		-	-	10	2,250	1,463	10	2,250	1,463	10	2,250	1,463	6	1,350	90
J. Allen Kent (19.6 Ac)	-	126	-	28,350	-	18,900	10)	-	-	50	11,250	7,500	50	11,250	7,500	26	5,850	3,900	-	-	
Hills of Town Creek Section 5	-	72	-	16,200	-	10,800	6	5	-	-	30	6,750	4,500	30	6,750	4,500	12	2,700	1,800	-	-	
Peter Hill 5.7 Acre Feasibility	-	5	-	5,000	-	3,250	1		-	-	1	1,000	650	1	1,000	650	1	1,000	650	2	2,000	1,30
Porter Farms Tract	-	92	-	20,700	-	11,960	9		-	-	30	6,750	3,900	30	6,750	3,900	38	8,550	4,940	-	-	-
Olde Montgomery Food Gardens	-	1	-	2,180	-	2,180	2	1	2,180	2,180												
The Woods of Town Creek	-	212	-	47,700	-	31,800	5	i	-	-	45	10,125	6,750	47	10,575	7,050	30	6,750	4,500	30	6,750	4,50
Summer Wind	-	211	-	47,475	-	31,650	10)				, -	,	72	16,200	10,800	72	16,200	10,800	67	15,075	10,05
Group 1A (Mix)	-	1,519	-	379,650	-	303,720	1		-	-		-	-		-	-		-	-		-	
Group 1B (Mix)		715	-	178,650		142,920	3		-	_			-		-	-	41	10,250	8,200	42	10,500	8,40
Group 1C (Res Low)		114		28,530		22,820	5		_	_			_		_	_			-			1 3,12
Group 1D (Mix Use)		207		51,730		41,390	5		_	_	19	4,750	3,801	18	4,500	3,601	18	4,500	3,601		_	
		283		70,740		56,600	1 2				13	4,730	3,001	10	4,500	3,001	10	4,300	3,001		_	
Group 1E (Res Low Density)							2						-		_						-	
Group 1F (Mix Use)		162		40,610		32,480	/		-	-		-			-	-		-	-		-	
Group 1G (Mix Use)		86	-	21,450		17,160	7		-	-	15	3,750	3,000		-	-	20	5,000	4,000		-	
Group 1H (Comm)		230		57,490		45,990	9		-	-		-	-		-	-		-	-		-	
Group 1I (Comm)		214		53,510		42,810	9)	-	-		-	-	13	3,250	2,600	14	3,500	2,800		-	
Group 1J (Mix Use)		1324	-	330,920		264,730	1		-	-		-	-	18	4,500	3,600	33	8,250	6,600	34	8,500	6,80
Group 1K (Comm)		151	-	37,770		30,220	1		-	-		-	-	4	1,000	800	5	1,250	1,000	5	1,250	1,00
Group 1L (Comm)		153	-	38,280		30,630	6	1	-	-	8	2,006	1,605	9	2,256	1,806		-	-		-	
Subtotal		5,728		1,450,335		1,136,929		1	2,180	2,180	228	69,473	46,716	305	79,282	54,119	322	77,517	55,207	186	45,425	32,95
Subtotal	·	3,728	-	1,430,333	-	1,130,323			,	2,180	220	<u> </u>	40,710	303		34,119	322	,	33,207	100		32,53
								Connections	2023 GPD Water	GPD Sanitary	Connections	2024	GPD Sanitary	Connections	2025 GPD Water	GPD Sanitary	Connections	2026 GPD Water	GPD Sanitary	Connections	2027 GPD Water	GPD Sanitary
		Total Projecte	ed Committed \	Volumes Plus Fe	easibility, Plus	Potential In-City		1,718	462,902	276,797	2,245	645,683		3,234	893,326	574,987	3,785	1,049,058	683,632	4,122	1,129,566	
Potential Future Development (ETJ)																						
rotential Future Development (E13)																						
Group 2A (Mix Use)	<u> </u>	516	_	129,120		103,290		1	_	_					_	_					_	
Group 2B (Res Low Density)	-	150		37,440		29,940		5	-	-			-		-	-		-	-	l	-	-
Group 2C (Res High Density)	<u> </u>	428		106,890		85,510		5	-	-					-	-				l	-	-
Group 2D (Mix Use)	1 2	807	-	201,750		161,390		6	-	-			-		-	-		-			-	-
	1 2	1118		279,380		223,500		7	-	-			-		-	-		-			-	-
Group 2E (Mix Use)	1 2	410		102,550		82,030		7				-			-	-						-
Group 2F (Res Low)	1	410						<u></u>	-			-	-					-			-	-
Group 2G (Comm)	1 0			101,400	-	81,120		2	-	-		-	-		-	-		-	-		-	-
Group 2H (Res Low Density)	0	229	-	57,320	-	45,850	13	3	-	-		-	-		-	-		-	-		-	-
	•	ļ		4.045.050		812,630	46	-		<u> </u>			 				-	-		-	-	<u> </u>
Subtotal	-	4,063	-	1,015,850	-	812,030	40	-	_	-		-	-	-	_	-	-	- 1	-	l -	_	
Subtotal	-	4,063	-	1,015,850	-	812,630	40		2023	_		2024	-		2025	-	-		-	<u> </u>		
Subtotal	-	4,063	-	1,015,850	-	812,030	40	Connections	2023 GPD Water	GPD Sanitary	Connections	2024 GPD Water	GPD Sanitary	Connections	2025 GPD Water	GPD Sanitary	Connections	2026	GPD Sanitary	Connections	2027 GPD Water	GPD Sanitary

			Development	nfo & Capaciti	ies		ı											
Ī			- Creiopiniene	о сарасна			1											
			Wa	ter	Wast	ewater												
	Current	Ultimate	Current															
	Connections	Connections	Actual	Ultimate	Current	Ultimate		2028			2029			2030			2035	
Commercial/Multi Family per ESFC			360	360	250	250												
Single Family			225	225	150	150												
Single Family							Connections	GPD Water	GPD Sanitary									
Single Family																		
Buffalo Crossing	8	13	1,800	2,925	1,200	1,950	-	-	-	-	-	-	-	-	-	-	-	-
Buffalo Springs, Section 1	24	24 64	5,400	5,400	3,600	3,600 9,600											-	-
Buffalo Springs, Section 2 Estates of Mia Lago, Section 1	63 4	27	14,175 900	14,400 6,075	9,450	9,600	3	675	-	3	- 675	-	2	450	-	_	-	-
FM 149 Corridor	21	25	4,725	5,625	3,150	3,750	-	-	-	-	-	-	-	-	-	-	-	-
Simonton and Lawson	13	23	2,925	5,175	1,950	3,450		-	-		-	-		-	-		-	-
Martin Luther King Baja Road	51 7	55 11	11,475 1,575	12,375 2,475	7,650 1,050	8,250 1,650		-	-	-		-	_	-	-	-	-	-
Community Center Drive	3	3	675	675	450	450											-	-
Community Center Drive (Water Only)	8	10	1,800	2,250	-	-											-	-
Lake Creek Landing Gulf Coast Estates, Section 2	15 2	15 4	3,375 450	3,375 900	2,250 300	2,250 600		_	_			-		-	_		-	-
Lake Creek Village, Section 1	36	37	8,100	8,325	5,400	5,550		-	-		-	-		-	-			
Lake Creek Village, Section 2	40	45	9,000	10,125	6,000	6,750		-	-		-	-		-	-		-	-
Estates of Lake Creek Village	18	22 10	4,050	4,950	2,700	3,300	l	-	-		-	-		-	-		-	-
Lone Star Estates Hills of Town Creek, Section 2	10 51	51	2,250 11,475	2,250 11,475	1,500 7,650	1,500 7,650	l										-	
Hills of Town Creek, Section 3	49	49	11,025	11,025	7,350	7,350											-	-
Hills of Town Creek Sec. 4	23	30	5,175	6,750	3,450	4,500		-	-		-	-		-	-			
Historic/Downtown Terra Vista Section 1	132 58	150 61	29,700 13,050	33,750 13,725	19,800 8,700	22,500 9,150	-	-	-	-	-	-	-	-	-	-	-	-
Town Creek Crossing Section 1	79	102	17,775	22,950	11,850	15,300		-	-		-	-		-	-		-	-
Villas of Mia Lago Section 1	14	14	3,150	3,150	2,100	2,100											-	-
Villas of Mia Lago Section 2	42	42	9,450	9,450	6,300	6,300											-	-
Waterstone, Section 1 Waterstone, Section 2	46 35	53 89	10,350 7,875	11,925 20,025	6,900 5,250	7,950 13,350	-	-	-	-		-	_	-	-	_	-	-
Gary Hammons	1	1	225	225	150	150												
Mobile Home Park (connection)	29	29	4,000	4,000	3,300	3,300												
City Hall	1 1	1	1,070 200	1,070 200	890 150	890 150												
Community Center Buffalo Spring Plant	1	1	360	360	250	250												
Cedar Brake Park Restrooms	1	1	200	200	150	150												
Fernland Park Homecoming Park Restrooms	1 1	1	200 200	200 200	150 150	150 150												
Water Plant No. 3	1	1	4,000	4,000	2,000	2,000												
West Side at the Park	8	11	1,800	2,475	1,200	1,650		-	-		-	-		-	-		-	-
Subtota	il 897	1,077	203,955	244,455	134,390	157,640	3	675	-	3	675	-	2	450	-	-	-	-
Commercial Platted and Existing																		
0 11 12 10 11 11																		
Buffalo Run, Section 1	1		1 000	10.000	650	C 500												
Longview Greens Miniature Golf	1	6	1,000 1,400	10,000	650 910	6,500 910												
Longview Greens Miniature Golf Summit Business Park, Phase 1	1 1 3	6 1 6	1,000 1,400 1,300	10,000 1,400 6,000	650 910 845	6,500 910 3,900												
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D)	1 1 3 1	6 1 6	1,400 1,300 225	1,400 6,000 225	910 845 146	910 3,900 146												
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's	1 1 3 1 1	6 1 6 1 1	1,400 1,300 225 750	1,400 6,000 225 750	910 845 146 488	910 3,900 146 488												
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D)	1 1 3 1 1 1	6 1 6 1 1 1 2	1,400 1,300 225 750 360	1,400 6,000 225	910 845 146	910 3,900 146	-		-	-	_	-		-	-		-	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack	1 1 1 -	6 1 6 1 1 1 2	1,400 1,300 225 750 360 - 4,900	1,400 6,000 225 750 360 5,000 4,000	910 845 146 488 234 - 3,185	910 3,900 146 488 234 3,250 2,600	-	-	-	-	-			-	-			-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites	1 1	6 1 6 1 1 1 2 1 3	1,400 1,300 225 750 360	1,400 6,000 225 750 360 5,000 4,000 1,500	910 845 146 488 234	910 3,900 146 488 234 3,250 2,600 975		-	-	-	-			-	-	-		·
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's	1 1 1 -	6 1 1 1 1 1 2 2 1 1 3 3 3 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,300	910 845 146 488 234 - - 3,185 780 - 845	910 3,900 146 488 234 3,250 2,600 975 7,800 845	-	-	-	-	-	-		-	-			
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash	1 1 1 1 - 1 3 - 1 1	6 1 1 1 1 1 2 2 1 1 3 3 3 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,300 17,000	910 845 146 488 234 - 3,185 780 - 845 11,050	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050	-	-	-	-	-	-	-		-	-		
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments	1 1 1 1 - 1 3 3	6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,300 17,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050		-	-	-	-			-	-		·	
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash	1 1 1 1 - 1 3 - 1 1	6 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,300 17,000 1,500 225 405	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146		-		-	-	-		-	-	-		•
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger	1 1 1 1 - 1 3 - 1 1	6 6 1 1 1 1 1 1 1 1 1 1 2 2 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225 225 4,500	1,400 6,000 225 750 360 5,000 1,500 12,000 1,300 17,000 1,500 225 405 5,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 146 2,925	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250	-	-	-	-	-	-	-	-	-	-	·	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King	1 1 1 1 - 1 3 - 1 1	66 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 17,000 1,500 225 225 4,500 1,450	1,400 6,000 225 750 360 5,000 4,000 1,500 1,300 17,000 225 405 5,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 146 2,925	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250	-	-	-	-	-	-	-	-	-	-	·	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger	1 1 1 1 - 1 3 - 1 1	6 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225 225 4,500	1,400 6,000 225 750 360 5,000 1,500 12,000 1,300 17,000 225 405 5,000 1,450 6,300 3,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 146 2,925	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250	-	-	-	-	-		-	-	-	-	•	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve A2) Buffalo Springs Shopping, Ph. I (Reserve E)	1 1 1 1 1 3 3 - 1 1 1 1 1 1 2 2 1 1	66 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225 225 4,500 1,450 6,300	1,400 6,000 225 750 360 5,000 4,000 1,500 1,300 17,000 225 405 5,000 1,450 6,300 3,000 3,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 146 2,925	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950	-	-	-	1	3,000	1,950	-	-	-	-	·	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Seserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E)	1 1 1 1 3 3 - 1 1 1 1 1 2 1 1 1	66 1 1 1 1 1 2 2 1 1 3 3 3 3 1 1 1 1 1 2 1 1 1 2 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225 225 4,500 1,450 6,300	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,500 225 405 5,000 1,450 6,300 3,000 6,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095	910 3,900 146 488 234 3,250 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 1,950 3,900	-	-	-				-	-	-		·	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve A2) Buffalo Springs Shopping, Ph. I (Reserve E)	1 1 1 1 1 3 3 - 1 1 1 1 1 1 2 2 1 1	6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225 225 4,500 1,450 6,300	1,400 6,000 225 750 360 5,000 4,000 1,500 1,300 17,000 225 405 5,000 1,450 6,300 3,000 3,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950		-	-				-		-		·	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's AutoZone McCoy's Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve A2) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve D)	1 1 1 3 3	6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225 225 4,500 1,450 - 1,450 - - - - - - - - - - - - - - - - - - -	1,400 6,000 225 750 360 5,000 4,000 1,500 17,000 1,500 225 405 5,000 6,300 3,000 6,000 2,100 360 12,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - - 1,365	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 7,800		-	-					12,000	7,800	-		-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2	1 1 1 3 3 - 1 1 1 1 1 2 2 1 1 - - 1 1 - - 1 1 - - - -	6 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 225 225 4,500 1,450 2,100 360	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,500 1,500 1,500 1,500 1,500 3,000 3,000 3,000 3,000 2,100 360 12,000 8,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - - 1,365 234 -	910 3,900 146 488 234 3,250 975 7,800 975 146 263 3,250 943 4,095 1,950 1,950 3,900 1,365 234 7,800 5,200		-	-				1				·	•
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's AutoZone McCoy's Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve A2) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve D)	1 1 1 3 3	6 6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 17,000 1,500 225 225 4,500 1,450 6,300 - - - 2,100 360 - -	1,400 6,000 225 750 360 5,000 4,000 1,500 1,300 17,000 225 405 5,000 1,450 6,300 3,000 6,000 2,100 360 12,000 8,000 8,000 7,000	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 146 2,925 943 4,095 - - 1,365 234 - - - 4,550	910 3,900 146 488 234 4,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 1,950 1,950 1,950 234 7,800 5,200 4,550		-	-				1					-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) MCCOy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2 BlueWave Car Wash Brookshire Brothers Ransoms	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 2 2 1 1 1 2 2 1 1 1 2 2 1 1 1 2 2 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 1,500 1,450 6,300 2,100 360 - 7,000 1,500 1,500	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,500 1,500 1,500 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 3,000 1,500 1,500 1,500 1,500 1,500	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - - 1,365 234 - - - - - - - - - - - - - - - - - - -	910 3,900 146 488 234 3,250 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 1,950 3,900 1,365 234 7,800 5,200 4,550 975			-				1					-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2 BlueWave Car Wash Brookshire Brothers Ransoms Heritage Medical Center	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 1 1 1 1 1 1 1 1 1 1 1 2 2 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 17,000 1,500 225 225 225 4,500 2,100 360 - 7,000 1,500 1,500	1,400 6,000 225 750 360 5,000 4,000 1,500 1,300 17,000 1,500 225 405 5,000 1,450 6,300 3,000 6,000 2,100 360 12,000 1,500 1,500 1,500 1,500 1,500 1,500	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - 1,365 234 - 4,550 975 975 390	910 3,900 146 488 234 4,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 1,950 1,950 3,900 1,365 234 7,800 4,550 975 975 780							1				•	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2 Buffalo Springs Shopping, Ph. 3	1 1 1 3 3	6 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 2 2 1 1 1 1 2 2 1	1,400 1,300 225 750 360 - 4,900 1,200 17,000 1,500 225 225 4,500 1,450 6,300 2,100 360 7,000 1,500 1,500 600 600 400	1,400 6,000 225 750 360 5,000 4,000 1,500 17,000 1,500 225 405 5,000 3,000 6,000 2,100 3,000 6,000 2,100 8,000 7,000 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 146 2,925 - - - 1,365 234 - - - - - - - - - - - - -	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 7,800 5,200 4,550 975 780 4,550 975							1					-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2 BlueWave Car Wash Brookshire Brothers Ransoms Heritage Medical Center Lone Star Pkwy Office Building Old Iron Work Apache Machine Shop	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 1 1 1 1 1 1 1 1 1 1 1 2 2 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 17,000 1,500 225 225 4,500 1,450 6,300 2,100 360 - 7,000 1,500 1,500 2,1500 600 400 225 225 225	1,400 6,000 225 750 360 5,000 4,000 1,500 1,300 17,000 1,500 225 405 5,000 1,450 6,300 3,000 6,000 2,100 3,600 1,500 1,500 1,500 1,500 1,500 1,500 2,100 3,0	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - 1,365 234 - 4,550 975 975 975 975	910 3,900 146 488 234 4,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 7,800 5,200 4,550 975 975 975 780 468 1468 1468							1				-	•
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2 Buffalo Springs Shopp	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 6 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 1,300 17,000 1,500 225 225 4,500 2,100 360 7,000 1,500 1,500 1,500 400 225 225 850	1,400 6,000 225 750 360 5,000 4,000 1,500 12,000 1,500 225 405 5,000 3,000 3,000 6,000 2,100 6,000 2,100 12,000 8,000 1,500 1,	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - 1,365 234 - - - - - - - - - - - - -	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 7,800 5,200 4,550 975 780 4,550 975 780 4,550 975 780 4,600 5,200 4,550 975 780 4,600 5,200 4,550 975 780 8,500 8		-					1				-	-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) MCCOy's AutoZone McCoy's Seserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. 1 (Reserve B) Buffalo Springs Shopping, Ph. 1 (Reserve A2) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 2 (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2 BlueWave Car Wash Brookshire Brothers Ransoms Heritage Medical Center Lone Star Pkwy Office Building Old Iron Work Apache Machine Shop Montgomery Community Center (lone Star) Jim's Hardware	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 1,450 6,300 7,000 1,500 1,500 600 400 225 225 850 225	1,400 6,000 225 750 360 5,000 4,000 1,500 1,500 1,500 1,500 1,500 1,450 6,300 3,000 2,100 360 2,100 360 12,000 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,500 1,200 225 225 850 225	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 - - - - 1,365 234 - - - 4,550 975 975 975 975 975 975 975 975	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 4,780 5,200 4,550 975 780 468 468 146 146 153 146							1					
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's AutoZone McCoy's AutoZone McCoy's Seserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve A2) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve I) Buffalo Springs Shopping, Ph. 2 BlueWave Car Wash Brookshire Brothers Ransoms Heritage Medical Center Lone Star Pkwy Office Building Old Iron Work Apache Machine Shop Montgomery Community Center (Ione Star) Jim's Hardware Town Creek Storage Lake Creek Village 3 Commercial (Res A & B)	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 1,300 17,000 1,500 1,450 6,300 2,100 360 7,000 1,500 1,500 1,500 1,500 225 225 850 225 850 225 850	1,400 6,000 225 750 360 5,000 4,000 1,500 1,300 17,000 225 405 5,000 3,000 6,000 2,100 6,000 2,100 1,500 1,500 1,500 1,500 1,500 2,100 8,000 1,5	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - 1,365 234 - - - - - - - - - - - - -	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 7,800 5,200 4,550 975 780 4,550 975 780 468 146 146 1553 146 146 16,250							1					
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) MCCOy's AutoZone McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. 1 (Reserve B) Buffalo Springs Shopping, Ph. 1 (Reserve A2) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 2 Buffalo Springs Shopping, Ph. 2 (Reserve I) Buffalo Springs Shopping, Ph. 2 BueWave Car Wash Brookshire Brothers Ransoms Heritage Medical Center Lone Star Pkwy Office Building Old Iron Work Apache Machine Shop Montgomery Community Center (Ione Star) Jim's Hardware Town Creek Storage Lake Creek Village 3 Commercial (Res A & B) Waterstone Commercial Reserves	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 - 1,300 17,000 1,500 1,450 6,300 2,100 360 7,000 1,500 1,500 600 400 400 4225 225 850 225 850	1,400 6,000 225 750 360 5,000 4,000 1,500 17,000 1,500 225 405 5,000 3,000 6,000 2,100 360 12,000 8,000 7,000 1,50	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 - - - - 1,365 234 - - - 4,550 975 975 975 975 975 975 975 975	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 7,800 5,200 4,550 975 780 468 146 153 146 153 146 155 165 178 178 178 178 178 178 178 178				1	3,000	1,950	1	12,000	7,800			
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. I (Reserve B) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D) Spirit of Texas Bank Heritage Place Buffalo Springs Shopping, Ph. 2 (Reserve J) Buffalo Springs Shopping, Ph. 2 BlueWave Car Wash Brookshire Brothers Ransoms Heritage Medical Center Lone Star Pkwy Office Building Old Iron Work Apache Machine Shop Montgomery Community Center (Ione Star) Jim's Hardware Town Creek Storage Lake Creek Village 3 Commercial (Res A & B) Waterstone Commercial Reserves	1 1 1 1 1 1 1 1 1 2 2 1 1 1 1 2 2 1	6 6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 1,300 17,000 1,500 225 225 4,500 2,100 360 7,000 1,500 1,500 1,500 400 225 225 850 225 850 225	1,400 6,000 225 750 360 5,000 4,000 1,5000 1,5000 1,5000 1,5000 1,5000 1,450 6,300 3,000 2,100 360 12,000 1,500 1,500 1,500 2,100 2,100 360 12,000 2,100 360 2,100 2,100 2,100 360 12,000 2,100 360 12,000 2,100 360 12,000 1,500 1,	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - 1,365 234 - - - - 4,550 975 975 975 975 975 146 146 146 146 146 146 146 146	910 3,900 146 488 234 3,250 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 1,950 1,950 3,900 1,365 234 7,800 5,200 4,550 975 780 468 146 146 1553 1550				1	3,000	1,950	1	12,000	7,800			-
Summit Business Park, Phase 1 Prestige Storage (SBP Res. D) MCCOy's AutoZone McCoy's AutoZone McCoy's Reserves B & D Pizza Shack CareNow & Other Suites KenRoc (Montgomery First) Wendy's Dusty's Car Wash ProCore Developments Christian Brothers Madsen and Richards Kroger Burger King Buffalo Springs Shopping, Ph. 1 (Reserve B) Buffalo Springs Shopping, Ph. 1 (Reserve A2) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 1 (Reserve E) Buffalo Springs Shopping, Ph. 2 Buffalo Springs Shopping, Ph. 2 (Reserve I) Buffalo Springs Shopping, Ph. 2 BueWave Car Wash Brookshire Brothers Ransoms Heritage Medical Center Lone Star Pkwy Office Building Old Iron Work Apache Machine Shop Montgomery Community Center (Ione Star) Jim's Hardware Town Creek Storage Lake Creek Village 3 Commercial (Res A & B) Waterstone Commercial Reserves	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	6 6 1 1 6 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1,400 1,300 225 750 360 - 4,900 1,200 1,300 17,000 1,500 225 225 4,500 2,100 360 7,000 1,500 1,500 1,500 400 225 225 850 225 850 225	1,400 6,000 225 750 360 5,000 4,000 1,500 17,000 1,500 225 405 5,000 3,000 6,000 2,100 360 12,000 8,000 7,000 1,50	910 845 146 488 234 - 3,185 780 - 845 11,050 975 146 2,925 943 4,095 - - 1,365 234 - - - - 4,550 975 975 975 975 975 146 146 146 146 146 146 146 146	910 3,900 146 488 234 3,250 2,600 975 7,800 845 11,050 975 146 263 3,250 943 4,095 1,950 3,900 1,365 234 7,800 5,200 4,550 975 780 468 146 153 146 153 146 155 165 178 178 178 178 178 178 178 178				1	3,000	1,950	1	12,000	7,800			-

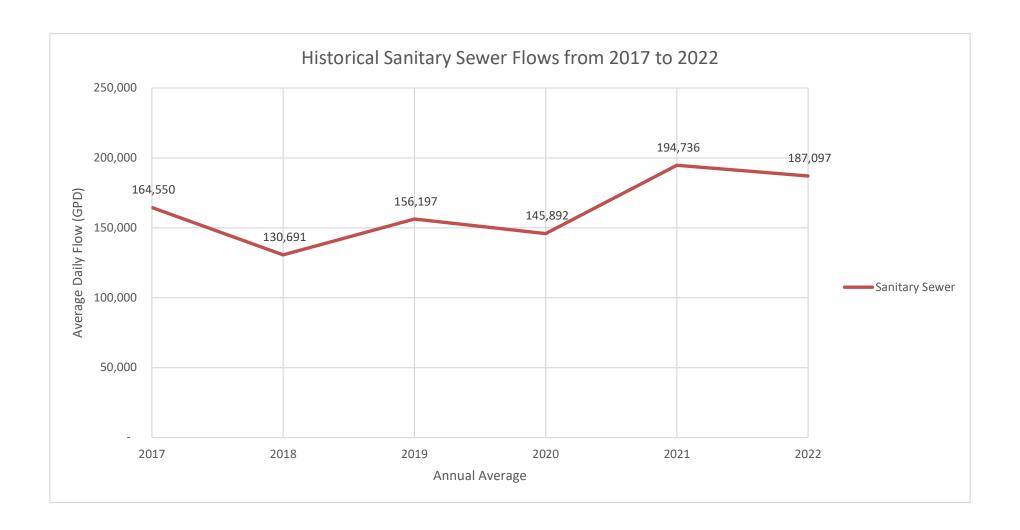
		1																
			Wa	iter	Waste	ewater												
	Current	Ultimate	Current															
	Connections	Connections	Actual	Ultimate	Current	Ultimate		2028			2029			2030			2035	
Commercial/Multi Family per ESFC			360	360	250	250												
Single Family			225	225	150	150												
Commercial Platted and Existing (cont.)							Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Commercial Flatted and Existing (Cont.)																		
Waterstone Commercial Reserve C (State Farm)	1	1	405	405	263	263												
Town Creek Crossing Commercial Reserves	-	6	-	8,000	-	5,200	1	1,333	867									
Depado Estates	-	5	-	10,000	-	6,500												
The Montgomery Shoppes (Remaining) Retail Center	- 1	6	2,000	15,000 4,000	1,300	9,750 2,600	-	-	-	-	-	-	-	-	-	-	-	-
Chick Fil A	1	1	3,200	3,200	2,080	2,080												
Panda Express	1	1	1,400	1,400	910	910												
CVS	1	1	225	225	146	146												
Starbucks	1	1	1,000	1,000	650	650												
Burger Fresh	1	1	240	240	156	156												
Churches	12		3,000	3,000	1,950	1,950												
Miscellaneous Commercial	79		28,000	28,000	18,200	18,200		2 222	2.05=	ļ	12.2	0.55		12.25		ļ		
Subtota	138	190	100,990	243,915	65,643	158,545	2	3,208	2,085	3	13,000	8,450	1	12,000	7,800	-	-	· ·
Multi Family																		
·																		
Heritage Plaza (Units)	208	208	22,000	22,000	11,000	11,000												
Town Creek Village, Phase I (Units)	152	152	25,000	25,000	12,500	12,500												
Plez Morgan Townhomes	48	48	6,000	6,000	3,000	3,000									-			
Montgomery Supported Housing Live Oak Assisted Living	14	14	2,300 2,300	2,300 2,300	1,150 1,150	1,150 1,150												
Grand Monarch Apartments	<u> </u>	72	2,300	10,300	- 1,130	8,600												
Subtota	1 423		57,600	67,900	28,800	37,400	-	-	-	-	-	-	-	-	-	-	-	-
Institutional (Schools)																		
MISD Athletic Complex	2	2	6,800	6,800	3,400	3,400												
MISD High School Complex	2	2	20,000	20,000	10,000	10,000												
MISD Warehouse (105/Clepper)	1	1	1,000	1,000	500	500												
Bus Barn	1	1	1,000	1,000	500	500												
MISD School (MLK)	2	2	2,500	2,500	1,250	1,250												
MISD School (149)	1 1	1	4,500	4,500	2,250	2,250												
Subtota	9	9	35,800	35,800	17,900	17,900	-	-	-	-	-	-	-	-	-	-	-	-
Irrigation																		
Single Family Residential	61	100	16,165	26,500	-	-												
Commercial Irrigation	31	70	9,300	21,000	-	-												
Christian Brothers MISD High School Irrigation	1	1	1,100	1,100	-	-												
Chick Fil A	1	1	1,600	1,600	_													
BlueWave	1 1	1	500	500	-	_												
CVS	1	1	1,200	1,200	-	-												
Church	2	2	530	530	-	-		-	-		-	-		-	-		-	-
City	9	9	4,500	4,500	-	-		-	-		-	-		-	-		-	-
Subtota	107	185	34,895	56,930	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Committe	1,467	1,771	398,345	592,070	246,733	371,485	5	3,883	2,085	6	13,675	8,450	3	12,450	7,800	-	-	-
							Connections	2028	CDD Canitany	Connections	2029	CDD Canitany	Connections	2030	GDD Canitany	Connections	2035	GPD Sanitary
				Total Pro	oiected Commi	itted Volumes:	1,858	579,355		Connections 1,864		GPD Sanitary 358,172	1,867		GPD Sanitary 365,972			
	1			, , , , , , ,	,		2,000	3.0,000	5.5,7.22	2,004	- 555,550	555,2.2	2,007	555, 186	333,372	2,007		000,572
Future Development in Feasibility/Design																		
Red Bird Meadows	1	-		225		150	90	20,250	13,500	65	14,625	9,750	25	5,625	3,750	10	2,250	1,500
Nantucket Housing (Stewart Creek) (Units)	-	385		225 60,000	-	50,000	90	20,250	13,500	65	14,625	9,750	25	5,625	3,/50	10	2,250	1,500
Pulte Group (Mabry Tract)	-	309		69,525		46,350	34	7,650	5,100		-	-			1			
Meadow Ridge	-	81	-	18,225	-	12,150		.,050	5,250									
Waterstone Section 4	-	23	-	5,175	-	3,450												
Superior Properties (Units)	-	98	-	21,680		17,990												
Superior Properties (Commercial)	-	4	-	17,262		14,350												
MISD CTE/ Ag Barn	-	1	-	15,000	-	7,500												
Subtota	-	902	-	207,092	-	151,940	124	27,900	18,600	65	14,625	9,750	25	5,625	3,750	10	2,250	1,500
Committed Plus Feasibilit	y 1,467	2,673	398,345	799,162	246,733	523,425		2028		ļ	2029			2030		1	2035	<u> </u>
Committee Plus Feasibilit	1,46/	2,0/3	338,345	755,102	240,/33	323,425	Connections		GPD Sanitary	Connections		GPD Sanitary	Connections		GPD Sanitary	Connections	GPD Water	GPD Sanitary
			Total Pr	ojected Commi	itted Volumes	Plus Feasibility	3,209	887,472										
	•						,			-			•					•

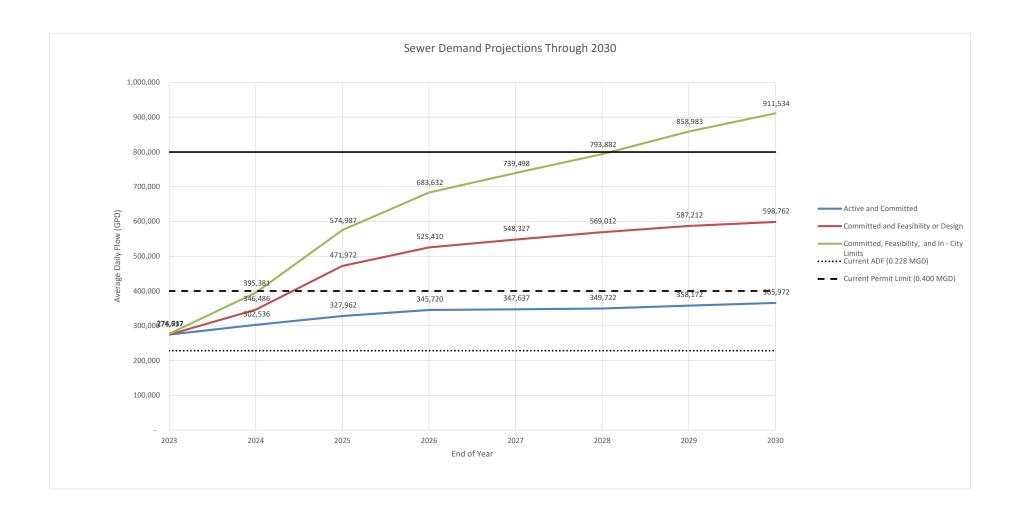
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			Development	Info & Capaciti	es													
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				itei	vvast	ewatei							1			ı		
	Current	Ultimate	Current															
	Connections	Connections	Actual	Ultimate	Current	Ultimate		2028			2029			2030			2035	
Commercial/Multi Family per ESFC			360	360	250	250												
Single Family			225	225	150	150											i '	
							Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Potential Future Development (Within Current City Limits)																		
HEB Tract (HEB store only)	-	1	-	10,000 15,000	-	6,500												
HEB Tract (pad sites only)	-	5		-/		9,750 2,860	-	-	-	-	-	-	-	-	-	-	- '	-
Summit Business Park, Phase 2	-	15	-	4,400 3,375		2,860												
Moon Over Montgomery Waterstone, Section 3	-	36	-	8,100	-	5,265	-									_		
J. Allen Kent (19.6 Ac)	-	126		28,350		18,900	-			-						-		-
Hills of Town Creek Section 5		72		16,200	-	10,800												
Peter Hill 5.7 Acre Feasibility	-	5		5,000	-	3,250			_			_		_	_	_		
Porter Farms Tract	-	92	-	20,700	-	11,960	-	-	-	-	-	-	-	_	-	-	-	-
Olde Montgomery Food Gardens	-	1	-	2,180	-	2,180												
The Woods of Town Creek	-	212	-	47,700	-	31,800	30	6,750	4,500	30	6,750	4,500	-	-	-	-	-	-
Summer Wind	-	211	-	47,475	-	31,650	-	-	-		-,,	.,,					i	
Group 1A (Mix)	-	1,519	-	379,650	-	303,720		-	-		-	-		-	-	836	208,998	167,199
Group 1B (Mix)		715	-	178,650		142,920	42	10,500	8,400	42	10,500	8,400	42	10,500	8,400		-	-
Group 1C (Res Low)		114	-	28,530		22,820		-	-		-	-		-	-	114	28,530	22,820
Group 1D (Mix Use)		207	-	51,730		41,390		-	-			-		-			i	,
Group 1E (Res Low Density)		283	-	70,740		56,600			_		_	_		_	_	142	35,496	28,401
Group 1F (Mix Use)		162		40,610		32,480	40	10,000	7,998	40	10,000	7,998	33	8,250	6,598		-	20,101
Group 1G (Mix Use)		86		21,450		17,160	25	6,250	5,000		10,000	7,550	35	0,230	0,555		_	_
Group 1H (Comm)		230		57,490		45,990	23	0,230	5,000	115	28,756	23,003	115	28,756	23,003		_	_
Group 1I (Comm)		214		53,510		42,810				113	20,730	25,005	113	20,730	25,005			_
Group 1J (Mix Use)		1324		330,920		264,730	34	8,500	6,800	15	3,750	3,000	15	3,750	3,000	75	18.750	14,999
Group 1K (Comm)		151		37,770		30,220	5	1,250	1,000	13	3,730	3,000	13	3,730	3,000	/3	18,730	14,333
Group 1L (Comm)		153		38,280		30,630		1,230	1,000									_
Group IE (Comm)		155		38,280		30,030												
Subtotal	-	5,728	-	1,450,335	-	1,136,929	176	43,250	33,698	242	59,755	46,901	205	51,255	41,001	1,167	291,774	233,419
1								2028			2029			2030			2035	
			l				Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
		Total Projecte	a Committea (<mark>/olumes Plus Fe</mark>	asibility, Plus I	Potential in-City	4,427	1,204,599	793,882	4,740	1,292,654	858,983	4,973	1,361,985	911,534	6,150	1,656,008	1,146,453
Potential Future Development (ETJ)																		
· otentian ratare percopinent (213)																		
Group 2A (Mix Use)	_	516		129,120		103,290			-									
Group 2B (Res Low Density)	<u> </u>	150		37,440	-	29,940			-			-		- :	-	75	18,754	14,997
Group 2C (Res High Density)		428		106,890	-	85,510			-		-	-		-	-	/3	10,734	14,557
Group 2D (Mix Use)	0	807		201,750	-	161,390			-					_		295	73,752	58,998
Group 2E (Mix Use)	1	1118		279,380	-	223,500			_			_		-	-	228	56.999	45,598
Group 2F (Res Low)	0	410		102,550	-	82,030		-	-		-	-		-	-	220	30,333	43,338
Group 2G (Comm)		406		101,400	-	81,120			_		-	-			-	38	9,500	7,600
Group 2H (Res Low Density)	0	229	-	57,320	-	45,850		-	-		-	-		-	-	30		
Group Err (Nes 2011 Berishty)				37,320		13,030												
Subtotal	-	4,063	-	1,015,850	-	812,630	-	-	-	-	-	-	-	-	-	636	159,004	127,193
								2028	l		2029		-	2030	<u> </u>		2035	l
	1						Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Potential Ultimate Totals	1,467	12,464	398,345	3,265,347	246,733	2,472,984	4,427	1,204,599	793,882	4,740	1,292,654	858,983	4,973	1,361,985	911,534	6,786	1,815,013	1,273,646
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			Development	ппо ос сарасии	es es										
			Wa	ter	Wast	ewater									
	Current	Ultimate	Current												
	Connections	Connections	Actual	Ultimate	Current	Ultimate		2040			2045			2050	
Commercial/Multi Family per ESFC	Commedians	Connections	360	360	250	250		2040	I		2043			2030	Γ
Single Family			225	225	150	150									
							Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Single Family															
Buffalo Crossing	8	13	1,800	2,925	1,200	1,950			-	_		_			_
Buffalo Springs, Section 1	24	24	5,400	5,400	3,600	3,600		-	-		-	-		-	-
Buffalo Springs, Section 2	63		14,175	14,400	9,450	9,600		-	-		-	-		-	-
Estates of Mia Lago, Section 1 FM 149 Corridor	4 21	27 25	900 4,725	6,075 5,625	3,150	3,750	-	-	_	-	-	_	-		_
Simonton and Lawson	13		2,925	5,175	1,950	3,450	-	-	-		-	-	-	-	-
Martin Luther King	51		11,475	12,375	7,650	8,250		-	-		-	-		-	-
Baja Road	7	11	1,575	2,475	1,050	1,650	-	-	-	-	-	-	-	-	-
Community Center Drive Community Center Drive (Water Only)	3 8	3 10	675 1,800	675 2,250	450	450		-	-		-	-		-	-
Lake Creek Landing	15		3,375	3,375	2,250	2,250		-	-		-	-		-	-
Gulf Coast Estates, Section 2	2	4	450	900	300	600		-	-		-	-		-	-
Lake Creek Village, Section 1	36		8,100	8,325	5,400	5,550		-	-		-	-		-	-
Lake Creek Village, Section 2 Estates of Lake Creek Village	40 18		9,000 4,050	10,125 4,950	6,000 2,700	6,750 3,300		-	-		-	-		-	-
Lone Star Estates	10	10	2,250	2,250	1,500	1,500		-	-		-	-		-	-
Hills of Town Creek, Section 2	51		11,475	11,475	7,650	7,650		-	-		-	-		-	-
Hills of Town Creek, Section 3	49		11,025	11,025	7,350	7,350		-	-	ļ	-	-		-	-
Hills of Town Creek Sec. 4 Historic/Downtown	23 132	30 150	5,175 29,700	6,750 33,750	3,450 19,800	4,500 22,500	_		_	_	-	_	-		_
Terra Vista Section 1	58		13,050	13,725	8,700	9,150	_	-	-		-	-	-	-	-
Town Creek Crossing Section 1	79	102	17,775	22,950	11,850	15,300									
Villas of Mia Lago Section 1 Villas of Mia Lago Section 2	14 42		3,150	3,150	2,100	2,100		-	-		-	-		-	-
Waterstone, Section 1	42		9,450 10,350	9,450 11,925	6,300 6,900	6,300 7,950		-	-		-			-	-
Waterstone, Section 2	35		7,875	20,025	5,250	13,350	-	-	-	-	-	-	-	-	-
Gary Hammons	1	1	225	225	150	150									
Mobile Home Park (connection)	29		4,000	4,000	3,300	3,300									
City Hall Community Center	1	1	1,070 200	1,070 200	890 150	890 150									
Buffalo Spring Plant	1	1	360	360	250	250									
Cedar Brake Park Restrooms	1	1	200	200	150	150									
Fernland Park	1	1	200 200	200 200	150 150	150 150									
Homecoming Park Restrooms Water Plant No. 3	1	1	4,000	4,000	2,000	2,000									
West Side at the Park	8	_	1,800	2,475	1,200	1,650			-		-	-		-	-
Subtotal	897	1,077	203,955	244,455	134,390	157,640	-	-	-	-	-	-	-	-	-
Commercial Platted and Existing															
commercial Flatica and Existing															
Buffalo Run, Section 1	1	6	1,000	10,000	650	6,500									
Longview Greens Miniature Golf Summit Business Park, Phase 1	3	6	1,400 1,300	1,400 6,000	910 845	910 3,900									
Prestige Storage (SBP Res. D)	1	1	225	225	146	146									
McCoy's	1	1	750	750	488	488									
AutoZone	1	1	360	360	234	234									
McCoy's Reserves B & D Pizza Shack	- 1	1	- 4,900	5,000 4,000	3,185	3,250 2,600	-	-	-	-	-	-	-	-	-
CareNow & Other Suites	3	3	1,200	1,500	780	975									
KenRoc (Montgomery First)	-	3	-	12,000	-	7,800									
Wendy's Dusty's Car Wash	1	1	1,300 17,000	1,300 17,000	845 11,050	845 11,050									
ProCore Developments	1		1,500	1,500	975	975									
Christian Brothers	1		225	225	146	146									
Madsen and Richards	1	1	225	405	146	263									
Kroger Burger King	2	1	4,500 1,450	5,000 1,450	2,925 943	3,250 943									-
Buffalo Springs Shopping, Ph. I (Reserve B)	1	1	6,300	6,300	4,095	4,095									
Buffalo Springs Shopping, Ph. I (Reserve A2)	-	1	-	3,000	-	1,950									
Buffalo Springs Shopping, Ph. I (Reserve E) Buffalo Springs Shopping, Ph. I (Reserve D)	-	1		3,000 6,000		1,950 3,900									
Spirit of Texas Bank	1	1	2,100	2,100	1,365	1,365									
Heritage Place	1	1	360	360	234	234									
Buffalo Springs Shopping, Ph. 2 (Reserve J)	-	1	-	12,000	-	7,800									
Buffalo Springs Shopping, Ph. 2 BlueWave Car Wash	- 1	1	7,000	8,000 7,000	- 4,550	5,200 4,550									-
Brookshire Brothers	2		1,500	1,500	975	975									
Ransoms	1	1	1,500	1,500	975	975									
Heritage Medical Center	1	1	600	1,200	390	780									
Lone Star Pkwy Office Building Old Iron Work	2	1	400 225	720 225	260 146	468 146									-
Apache Machine Shop	1	1	225	225	146	146									
Montgomery Community Center (Ione Star)	1	1	850	850	553	553									
Jim's Hardware	1	1 1	225 225	225 225	146 146	146 146									
Town Creek Storage Lake Creek Village 3 Commercial (Res A & B)	- 1	5	- 225	25,000	146	16,250	-		-	-	-	-	-	_	_
Waterstone Commercial Reserves	3	11	1,000	16,000	650	10,400	-	-	-	-	-	-	-	-	-
	-	1	-	4,000	-	2,600									
Lupe Tortilla		-													
Discount Tire	-	1	-	225	- 146	146									
		1 1		225 225 1,450	- 146 943	146 146 943									

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			Development	ino ex capaciti	c.s										
			Wa	ter	Wast	ewater				1			ı		
	Current	Ultimate	Current												
	Connections	Connections	Actual	Ultimate	Current	Ultimate		2040	ı	ļ	2045	1		2050	
Commercial/Multi Family per ESFC Single Family			360 225	360 225	250 150	250 150									
Single Failiny			223	223	150	130	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Commercial Platted and Existing (cont.)												·			
Waterstone Commercial Reserve C (State Farm)	1	1	405	405	263	263									
Town Creek Crossing Commercial Reserves	- 1	6	-	8,000	-	5,200									
Depado Estates	-	5		10,000		6,500									
The Montgomery Shoppes (Remaining) Retail Center	- 1	6	2,000	15,000 4,000	- 1,300	9,750 2,600	-	-	-	-	-	-	-	-	-
Chick Fil A	1	1	3,200	3,200	2,080	2,080									
Panda Express	1	1	1,400	1,400	910	910									
CVS	1	1	225 1,000	225 1,000	146 650	146 650									
Starbucks Burger Fresh	1	1	240	240	156	156									
Churches	12	12	3,000	3,000	1,950	1,950									
Miscellaneous Commercial	79		28,000	28,000	18,200	18,200									
Subtotal	138	190	100,990	243,915	65,643	158,545	-	-	-	-	-	_	-	-	_
Multi Family															
Haritago Blaza (Units)	300	300	22,000	22,000	11.000	11 000									
Heritage Plaza (Units) Town Creek Village, Phase I (Units)	208 152	208 152	22,000 25,000	22,000 25,000	11,000 12,500	11,000 12,500									
Plez Morgan Townhomes	48	48	6,000	6,000	3,000	3,000									
Montgomery Supported Housing	14	14	2,300	2,300	1,150	1,150									
Live Oak Assisted Living Grand Monarch Apartments	1	72	2,300	2,300 10,300	1,150	1,150 8,600									
Subtotal	423		57,600	67,900	28,800	37,400	-	-	-	-	-	-	-	-	-
In-Albert 1 /C-1 1-1															
Institutional (Schools)															
MISD Athletic Complex	2	2	6,800	6,800	3,400	3,400									
MISD High School Complex	2	2	20,000	20,000	10,000	10,000									
MISD Warehouse (105/Clepper) Bus Barn	1	1	1,000 1,000	1,000 1,000	500 500	500 500									
MISD School (MLK)	2	2	2,500	2,500	1,250	1,250									
MISD School (149)	1		4,500	4,500	2,250	2,250									
Subtotal	9	9	35,800	35,800	17,900	17,900	-	-	-	-	-	-	-	-	-
Irrigation															
Single Family Residential	61	100	16,165	26,500											
Commercial Irrigation	31	70	9,300	21,000		_									
Christian Brothers	1	1	1,100	1,100	-	-									
MISD High School Irrigation Chick Fil A	1	1	1,600	1,600	_										
BlueWave	1	1	500	500		_									
CVS	1	1	1,200	1,200	-	-									
Church City	2 9	2 9	530 4,500	530 4,500				-	-		-	-		-	-
Subtotal		_	34,895	56,930	-	-	-	-	-	-	-	-	-	-	-
	1.05	4 774	200.245		246 722	271 107									
Committed	1,467	1,771	398,345	592,070	246,733	371,485	-	-	-	-	-	-	-	-	-
								2040			2045			2050	
				Total De	ojected Comm	itted Volumes	Connections 1,867	GPD Water 605,480	GPD Sanitary 365,972	Connections 1,867	GPD Water 605,480	GPD Sanitary 365,972	Connections 1,867	GPD Water 605,480	GPD Sanitary 365,972
				i otai Pr	ojeciea comm	icteu voiumes:	1,86/	005,480	365,972	1,86/	605,480	505,972	1,86/	005,480	305,9/2
Future Development in Feasibility/Design															
Red Bird Meadows	-	1	-	225		150	-		-	-	-	_	-	_	
Nantucket Housing (Stewart Creek) (Units)	-	385	-	60,000	-	50,000									
Pulte Group (Mabry Tract)	-	309	-	69,525		46,350									
Meadow Ridge Waterstone Section 4	-	81 23	-	18,225 5,175	-	12,150 3,450									
Superior Properties (Units)	-	98	-	21,680		17,990									
Superior Properties (Commercial)	-	4	-	17,262		14,350									
MISD CTE/ Ag Barn	-	1	-	15,000	-	7,500									
Subtotal	-	902	-	207,092	-	151,940	-	-	-	-	-	-	-	-	-
Committed Plus Feasibility	1,467	2,673	398,345	799,162	246,733	523,425		2040		-	2045	1		2050	
Committee i las i easibility	1,437						Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
			Total Pr	ojected Comm	itted Volumes	Plus Feasibility	3,318	936,097	600,262	3,318	936,097	600,262	3,318	936,097	600,262

		Development Info & Capacities													
			Wa	ater	Wast	ewater									
	Current	Ultimate	Current												
	Connections	Connections	Actual	Ultimate	Current	Ultimate		2040			2045			2050	
Commercial/Multi Family per ESFC			360	360	250	250									
Single Family			225	225	150	150									
							Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Potential Future Development (Within Current City Limits)															
HEB Tract (HEB store only)	-	1	-	10,000		6,500									
HEB Tract (pad sites only)	-	5	-	15,000	-	9,750	-			-			-		
Summit Business Park, Phase 2	-	6	-	4,400	-	2,860									
Moon Over Montgomery	-	15		3,375	-	2,194									
Waterstone, Section 3	-	36	-	8.100	-	5,265	-	_	_				-		
J. Allen Kent (19.6 Ac)	-	126	-	28,350	-	18,900	-	-			-		-		
Hills of Town Creek Section 5	-	72	-	16,200	-	10,800	-	-		-	-				
Peter Hill 5.7 Acre Feasibility	-	5		5,000	-	3,250		-	-		-	-	-		
Porter Farms Tract	-	92	-	20,700		11,960	-	-	-	-	-	-	-	-	_
Olde Montgomery Food Gardens	-	1	-	2,180	-	2,180	_			_					_
The Woods of Town Creek		212	-	47,700	-	31,800							_		
Summer Wind		212		47,700	-	31,650			-		-	-	-		
Group 1A (Mix)	-	1,519	-	379,650	-	303,720	835	208,748	166,999						
		715					833	200,740	100,333						
Group 1B (Mix)			-	178,650		142,920		-	-		-	-			
Group 1C (Res Low)		114	-	28,530		22,820		-						-	
Group 1D (Mix Use)		207	-	51,730		41,390		-	-		-	-		-	
Group 1E (Res Low Density)		283	-	70,740		56,600	141	35,246	28,201		-			-	
Group 1F (Mix Use)		162	-	40,610		32,480		-	-		-	-		-	
Group 1G (Mix Use)		86	-	21,450		17,160		-	-		-	-		-	-
Group 1H (Comm)		230	-	57,490		45,990		-	-		-	-		-	
Group 1I (Comm)		214	-	53,510		42,810		-	-		-	-		-	
Group 1J (Mix Use)		1324	-	330,920		264,730	60	15,000	12,000		-			-	
Group 1K (Comm)		151	-	37,770		30,220		-	-					-	
Group 1L (Comm)		153	-	38,280		30,630		_	_		_				
Group IE (Comm)		155		30,200		30,030									
Subtotal	-	5,728	-	1,450,335	-	1,136,929	1,036	258,994	207,199	-	-	-	-	-	-
								·							•
								2040		2045			2050		
							Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
		Total Projecte	d Committed \	olumes Plus Fe	easibility, Plus	Potential In-City	7,186	1,915,002	1,353,652	7,186	1,915,002	1,353,652	7,186	1,915,002	1,353,652
Potential Future Development (ETJ)															
Potential Future Development (E1J)															
Group 2A (Mix Use)	-	516	-	129,120	-	103,290	507	126,759	101,401		-	-		-	-
Group 2B (Res Low Density)	-	150	-	37,440	-	29,940	75	18,754	14,997		-	-		-	-
Group 2C (Res High Density)	0	428	-	106,890	-	85,510		-	-	214	53,501	42,799	214	53,501	42,799
Group 2D (Mix Use)	0	807	-	201,750	-	161,390	290	72,502	57,998		-	-		-	-
Group 2E (Mix Use)	0	1118	-	279,380	-	223,500	228	56,999	45,598	229	57,249	45,798		-	-
Group 2F (Res Low)	0	410	-	102,550	-	82,030	136	34,005	27,201	137	34,255	27,401	137	34,255	27,40
Group 2G (Comm)	0	406	-	101,400	-	81,120	38	9,500	7,600		-	-		-	-
Group 2H (Res Low Density)	0	229	-	57,320	-	45,850	54	13,504	10,802	54	13,504	10,802	54	13,504	10,802
Subtotal	· -	4,063	-	1,015,850	•	812,630	1,328	332,022	265,597	634	158,509	126,801	405	101,260	81,002
1		1						2040		2045		2050			
		1					Commontinue		CDD C!t	Commo attana		CDD C!+	Commo -t1		CDD C't-
Determination of the control of the	4 : : -	42.65	200 2	2 265 255	246 722	2 472 624	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary	Connections	GPD Water	GPD Sanitary
Potential Ultimate Totals	1,467	12,464	398,345	3,265,347	246,733	2,472,984	9,150	2,406,029	1,746,442	9,784	2,564,538	1,873,242	10,189	2,665,798	1,954,245





Attachment C

