

Brookshire Economic Development Corporation

THE STATE OF TEXAS }
CITY OF BROOKSHIRE }
COUNTY OF WALLER }

NOTICE IS HEREBY GIVEN OF A SPECIAL MEETING OF THE BROOKSHIRE ECONOMIC DEVELOPMENT CORPORATION TO BE HELD THURSDAY, FEBRUARY 5, 2026, AT 6:00 P.M., IN THE COUNCIL CHAMBERS OF THE BROOKSHIRE MUNICIPAL BUILDING 4029 FIFTH STREET, BROOKSHIRE, TEXAS, FOR THE PURPOSE OF CONSIDERING THE FOLLOWING AGENDA ITEMS:

AGENDA

1. **Call to order.**
2. **Prayer.**
3. **Pledge to the U.S. Flag.**
4. **Roll Call.**
5. **Public Comments.**

Comments made under this agenda item are limited to five (5) minutes per person; however, if a large quantity of individuals has registered to speak, the time may be reduced at the chair's discretion. In accordance with the Texas Open Meetings Act, the board of Directors will not discuss or consider any items addressed during this agenda item. However, the President or Economic Development coordinator may make statements of fact, for example, identifying the procedure for reporting an issue or referring the speaker to the cognizant agency or individual.

6. **Consent Agenda**

- a. Approval of the BEDC Minutes for January 6, 2026
- b. January Financial Report.

7. **Public Hearing**

- a. Public Hearing concerning the following proposed BEDC Type B Projects: Hovas Park (fences and concrete around baseball fields), the Amphitheater (tables, benches, lights, and restrooms), the Welcome Rock at FM 359 at Hwy 90, and the Brookshire Road Improvements – Phase II. (Estimated value: \$1,700,000.00)

8. **Discussion and possible action to consider the use of sales tax proceeds to undertake and to fund improvements and development of greenspace at Hovas Park (fences and concrete around baseball fields), the Amphitheater (tables, benches, lights, and restrooms), the Welcome Rock at FM 359 at Hwy 90, and the Brookshire Road Improvements – Phase II. (Estimated value: \$1,700,000.00)**

9. **Discussion with City Attorney regarding the City of Brookshire ETJ.**

10. **Discussion and possible action on proposals for a strategic plan.**

11. **Discussion and possible action to pay Synetek Invoices.**

12. **Future Agenda Items.**

13. **Executive Session.**

The Brookshire Economic Development Corporation will meet in a closed session pursuant to Title 5, Chapter 551, of the Texas Government Code for the purpose of: Economic Development Discussions under Section 551.087; Consultation with legal counsel under Section 551.071; and Deliberations on real property under Section 551.072."

14. **Discussion and possible action on Executive Session items if necessary.**

15. **Adjournment.**

A quorum of the Brookshire City Council may be present, but no official action will be taken by the Council.

Note: In compliance with the American with Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made at least 48 business hours prior to this meeting. Please contact the city secretary's office at 281-375-5050 for further information.

I, Vickie Casto, do hereby certify that the above Notice of Meeting and Agenda of the Brookshire Economic Development Corporation was posted in a place convenient and readily accessible at all times to the general public in compliance with Chapter 551, TEXAS GOVERNMENT CODE, January 30, 2026, at 9:45 a.m.



Administrative Assistant to the Board of Directors

Minutes of the Brookshire Economic Development Corporation Meeting
January 8, 2026

The Brookshire Economic Development Corporation held a Special Meeting on Thursday, January 8, 2026, in the Brookshire Municipal Building located at 4029 Fifth Street, Brookshire, Texas.

Agenda Item #1: Call to order.

The meeting was called to order by Vice-President, Deniece Odie at 6:00 p.m.

Agenda Item #2: Prayer.

Director, Lyndon Stamps

Agenda Item #3: Pledge to the U. S. Flag.

Everyone

Agenda Item #4 Roll Call.

Present:

Vice-President, Deniece Odie
Secretary/Treasurer, Michael Kosar
Director, Lyndon Stamps
Director, Nathaniel Richardson
Director, Rodney Blouin
Director, Amber Allison

Absent:

President, Eric Green

Also Present:

Attorney, Tommy Ramsey
Project Manager, Ramiro Bautista
BEDC Administrative Assistant, Vickie Casto

Agenda Item #5 Public Comments.

Ms. Casto addressed the board and stated that they had been presented with a Certificate of Appreciation by LAW Publication. She then read what it stated then explained how every year she turns in new business contact information, and they go out to the local businesses that help with the publication. The publication is on drugs, and the publication is furnished to Royal ISD. She then passed the certificate so the board members could see it.

Agenda Item #6 Consent Agenda:

- a. Approval of the BEDC Minutes for December 4, 2025
- b. December Financials Report.

Motion was made to approve the Consent Agenda as presented.

Director, Nathaniel Richardson / Secretary, Treasurer, Michael Kosar

Four (4) For
Director, Lyndon Stamps abstained due to absences

Motion Carried

Agenda Item #7 Discussion on the lighting for the amphitheater. (Michael Kosar)

Mr. Kosar stated that he and Mr. Bautista had been discussing the situation, he believes he has some information on the contractor that's going to come out that's going to give them a bid on

Mr. Bautista stated he could give them a little background. They have a contractor that's an electrician that's installing several generators for the city. So, he's going to have him come out to the amphitheater to use their testing to see what type of lighting they need on both sides. He does have some samples; but they will be coming out next week and he will then be bringing them a quote so they can identify what the lighting situation will be looking like on the west and east side. He informed the board that the city must rent the generator light polls for the events so this would prevent them from having to do that. He then passed the information out.

He stated that he just wanted to keep this as a discussion.

Discussion continued on the direction they would be pointing.

Mr. Richardson wanted to know how much it was to rent the lights, and Ms. Conner stated \$125.00 an hour.

Mr. Richardson stated \$125.00 for 4-5 festivals for 8 hours each, what does that look like per year? He wants to make sure what it's costing them. Maybe there is another project that's more pressing that they can spend that money on. Continue to lease until they are ready to buy. He wants to look at the priority that they've put forward. He would like to look at the overall cost.

Mrs. Odie asked if the lights were on a generator or....

Mr. Bautista stated they take diesel, and they get charged if they don't fill it up.

Several stated they must factor in the fuel cost.

Agenda Item #8 Discussion and possible action on Hwy 90 lighting. (Deniece Odie)

Mrs. Odie stated that at night when you come into Brookshire on Hwy 90, it's dark.

Mr. Bautista let the board know that he was able to meet with Mrs. Odie and they were able to look at the lighting that was there by TXDOT. He stated that there were sections that were dark. They are trying to identify what they can bring back to them to see if there is some processed lighting that they can bring. He spoke on TXDOT and Centerpoint and he believes it would be cost beneficial if they allowed Centerpoint to do it.

Mrs. Odie wanted to discuss the trees, that he wanted to do the irrigation ...

Mr. Bautista stated that they would be irrigating the trees and anticipating having some lighting pointing up towards the trees. Then asked if that was a project they wanted to embark on.

Mrs. Odie said nothing expensive, like the little solar lights that's powered by the sun.

Mr. Bautista said there were about 18 to 20 trees on that strip. He added that he would be happy to meet with her so she can identify which ones.

Agenda Item #9 Discussion and possible action on the design of tables and benches for the amphitheater.

Mr. Bautista addressed the board and directed them to the projector screen. He went over the placement of the plaza benches and the style around the amphitheater, and along 5th street. Then along the west and east side of the amphitheater the round tables. They will have concrete footing so they will not be moveable.

Motion was made to approve the design of the tables and benches for the amphitheater to move forward to the cost analysis.

Director, Lyndon Stamps / Secretary, Treasurer, Michael Kosar

All For
Motion Carried

Agenda Item #10 Discussion and possible action for the amphitheater restrooms.

Mr. Bautista directed the board to their packets and let them know that the two quotes were from the BuyBoard vendors. One is for a single and the other for a double. He did meet with President Green this week to go over this agenda. Speaking of the restrooms, his recommendations were for the double restroom.

Mrs. Allison confirmed that the cost difference was roughly 40,000-50,000 for the double.

Mr. Bautista agreed and added that Mr. Green caught that also for the double restroom.

Motion was made to purchase the double restrooms for the amphitheater.

Director, Amber Allison / Director, Lyndon Stamps

All For
Motion Carried

Agenda Item #11 Discussion and possible action on the redesign of (4) baseball fields and the replacement/installation of fencing surround all baseball fields, including the soccer field at Hovas Park.

Mr. Bautista addressed the board and again stated he went through the BuyBoard and this vendor provided the quote that they have in their packet. Again, he directed them to view the projector as he explained each section of the fields.

Mr. Richardson wanted to know who has control over the fields.

Mr. Stamps said the city; but he thought that the Brookshire Youth Program has a yearly contract; but they have the final say so on who uses the fields.

Mr. Bautista asked if this was something they wanted to accept, and he again repeated this was a BuyBoard vendor. There are no bidding processes for this type of project.

Mr. Richardson, said looking at the items that's been presented, funding through the EDC ... what kind of money are they talking about?

Mrs. Odies asked if they were going for all four.

Mr. Bautista stated that they had budgeted for the downtown area. They have some Type B funds, and they also have some funds if they deem necessary to do a budget amendment, they have some funds in the budget that they can do some line-item transfers.

Mr. Richardson wanted to confirm they had funds up to what dollar amount.

Mr. Bautista replied a million dollars.

Mr. Richardson wanted to know what the EDC' budget was as of today.

Mr. Stamps stated they basically wanted to make sure they were covered.

Mr. Bautista directed them to their financials.

Motion was made to approve 4 baseball fields and the replacement/installation of fencing surrounding all baseball fields, not including the soccer field at Hovas Park.

Director, Lyndon Stamps / Secretary, Treasurer Michael Kosar

All For
Motion Carried

Agenda Item #12 Discussion and possible action to purchase and install (3) sets of soccer goals at Hovas Park.

Mr. Bautista stated that they can scratch this one off since they're not doing the soccer field.

Agenda Item #13 Discussion And possible action on concrete/foundation project at Hovas Park.

Mr. Bautista stated the city was presented with a quote back in April so, he wanted to bring that forward and identify what this really is. In Hovas Park on the north side of the concession stand going west and east between the 2 fields. There is a lot of bulk rock that is in there and it's very unsafe. They want to do some repairs to have it removed then concrete it all and make it nice and ADA compliance. He has one quote; but is expecting another; but he's just wanting to make them aware of what they were trying to do. The second quote is from a BuyBoard vendor, the one they have now is not. He explained if they go with the BuyBoard the process would go faster. He Stated they would bring that quote back in the next meeting. He also added they would concrete that whole area and from what the quote shows, there is also a retaining wall behind each field.

Mrs. Allison asked would there be 3 quotes as it would give them more options

Mr. Bautista stated he could get another one as there were plenty of BuyBoard vendors that he could reach out to.

No Action

Agenda Item #14 Discussion on the contract with RCI for Retention Services.

Mr. Bautista stated that the city had already entered this contract with RCI. It's records detention throughout the entire city including economic development corporation. They have some old records here that will be scanned the disposed of them properly, if they're permanent records they will be staying here.

Mr. Stamps started to make a motion, and Mr. Bautista stated no motion was necessary because the city had already entered the contract.

Agenda Item #15 Project Managers report. (Ramiro Bautista)

Mr. Bautista stated that he was working on the same projects, and they've been moving forward. He stated on the south side of I-10, Nationwide Trailers has cleaned the entire area and they left the trailer. They may have a big storefront there, so they will be working with them through the permit process. He stated how Ace, and Quick Trip was moving forward. Then he spoke on Milk & Breu how they have their parking in place. MOD Dentist has a CO, and he believes they opened last Friday. He then talked about how they had the Brown track, 359 Falcon Warehouses, 5th Street, a logistics warehouse has started their retention pond. Then he moved onto potential projects. Two on 10th Street, some commercial and on a tarp manufacturer. There is a distribution facility wanting to go on 12th Street.

They have a Town Hall meeting next Thursday at 6:00 p.m. that he invited them to come. It's a new development that's coming in.

He then added there is a Business Park Development coming in on Garvie Rd. They will be having a predevelopment meeting with them on Tuesday. They are looking to have a small-scale logistics warehouse as well on Garvie Rd.

He then stated they are continuously looking for a location for a food truck park.

He spoke on the TEDC recognition application that he can apply for as a corporation. They must have 100 points at minimum to be considered, and he believes he has 104 if they allow him to use his TML conference that he attended. 25% of the board members attended sales tax workshops, and the open meetings class. If they will allow Mr. Greens TML conference, then they can get those points and he continued. Towards the end of the point system, they spoke of an EDC Strategic Plan and he stated that they did not have one. He stated that they may want to consider moving forward to consider an Economic Development Strategic Plan. It would be a road map for them to follow in and identify in what could be in five to ten years. He plans on writing a short statement as to why their Economic Developments are valuable to their community. He will bring it back to the next meeting.

Mrs. Odies asked on #11, who writes the plan.

Mr. Bautista stated there will be a hired entity, a 3rd party. Sometimes Teaks Organization has the capability to as well as other organizations. HDL that helps them with their sales tax, has the capability to do as well; but there are several that can help. Mr. Richardson stated he thought 6 years ago that they had moved towards a strategic plan because that was their biggest concern. In any kind of organization with this kind of money usually has a strategic plan. He wanted to know if it fell through the cracks, did anyone pursue it.

Mr. Stamps stated maybe once the board changed; the administration changed it just kind of....

Mr. Bautista stated he would be happy to move it forward.

Mr. Richardson stated he thought this needed to be a priority.

Mr. Stamps said he would list it for the next agenda.

Mr. Bautista stated that he went to Hovas park and with all the work that's being done there needs to be some more light as it's not sufficient. He had a BuyBoard vendor go out and give them a quote. He broke it down to four separate projects. The field that's being split up into four ... field #2 field #1 and the soccer football field. He then passed the information out to the board.

Mrs. Odie asked if that was in addition to what they just spoke about.

Mr. Bautista replied yes.

Mr. Richardson stated that was his concern. If they keep spending at this speed, then they're not going to have any. That's why a strategic plan will really come into play, he thinks they need to put the brakes on now. Get some things taken care of then see where they are.

Mrs. Odie asked how long it will take to get the plan in place.

Mr. Bautista stated that it would take 3 to 6 months for them to get their committees together and get the contract signed ... 3 - 9 months.

Mrs. Odies asked if this was something that needed to be done right away.

Mrs. Allison asked if the lighting needed to be in place before the actual renovation of the field, because they need the lighting to do the fields Correct?

Mr. Bautista said they would be working in the daytime; but he saw where she was coming from. He added it's a preference and they'd already approved of the other one, but this one was a bigger amount.

Mr. Kosar stated that with his experience, the field should be done first; because when they put the lights up, they'll put a program in, and he explained how the program

worked for the lighting to be correct for the field. The field needs to be completed before they put the lights in.

Mrs. Odie asked for the time frame for the field.

Mr. Bautista stated that he didn't know as they were just bringing it forward for them to consider.

Mr. Stamps suggested that they just move forward with their first project then visit the lighting later.

Agenda Item #16 Future Agenda Items.

Mr. Richardson would like to have their attorney go over their prime amateurs for the ETJ because it upsets him that the county was allowed to come in and dictate their ETJ. If it's in their ETJ they need to have the lead on it and not the county.

Mr. Stamps would like to have discussion and possible action on EDC's strategic plan.

Mr. Kosar / none

Mr. Blouin / none

Mrs. Allison / none

Agenda Item #17 Executive Session

The Brookshire Economic Development Corporation will meet in a closed session pursuant to Title 5, Chapter 551, of the Texas Government Code for the purpose of: Economic Development Discussions under Section 551.087; Consultation with legal counsel under Section 551.071; Deliberations on real property under Section 551.072; and Deliberations on personnel under Section 551.074.

N/A

Agenda Item # 18 Discussion & possible action on Executive session items if necessary.

N/A

Agenda item #19 Adjournment.

Motion was made to adjourn.

Director, Lyndon Stamps / Secretary, Treasurer, Michael Kosar

All For

Motion Carried

6:43 p.m.

By signing as president below I herein certify that these minutes are those approved by the board on _____ day of _____ as a reflection of actions taken on the matters discussed as set forth above.

President, Eric Green

Secretary/Treasurer, Michael Kosar

**Brookshire
Economic Development
Corporation**

**Financials
January 2026**

**Prepared by:
Julie Watts**

City of Brookshire
 Revenue And Expense Report
 As of January 31, 2026

2/2/2026 2:18 PM

108 - City - Brookshire Economic Development	Current Month Expense/Rev	Year To Date Expense/Rev	Current Year Budget	Budget Balance Remaining	% Balance Remaining	Prior Year YTD Balance	Prior Year FY End Bal.
Revenue Summary							
-	99,992.44	566,963.05	4,258,845.21	3,691,882.16	86.69%	454,254.00	1,320,043.17
Revenue Totals	<u>99,992.44</u>	<u>566,963.05</u>	<u>4,258,845.21</u>	<u>3,691,882.16</u>	<u>86.69%</u>	<u>454,254.00</u>	<u>1,320,043.17</u>
Expense Summary							
000-Non-Departmental	13,552.10	58,706.07	2,892,760.00	2,834,053.93	97.97%	46,381.81	252,987.27
Expense Totals	<u>13,552.10</u>	<u>58,706.07</u>	<u>2,892,760.00</u>	<u>2,834,053.93</u>	<u>97.97%</u>	<u>46,381.81</u>	<u>252,987.27</u>
Revenues Over(Under) Expenditures	<u>86,440.34</u>	<u>508,256.98</u>	<u>1,366,085.21</u>	<u>857,828.23</u>	<u>91.25%</u>	<u>407,872.19</u>	<u>1,067,055.90</u>

City of Brookshire
 Revenue and Expense Report
 As of January 31, 2026

2/2/2026 2:18 PM

108 - City - Brookshire Economic D Department Revenue	Current Month Expense/Rev	Year To Date Expense/Rev	Current Year Budget	Budget Balance Remaining	% Balance Remaining	Prior Year YTD Balance	Prior Year FY End Bal.
<hr/>							
Sales Tax							
-43050 Sales Tax	99,992.44	566,963.05	1,248,558.00	681,594.95	54.59%	454,254.00	1,320,043.17
Total Sales Tax	<u>99,992.44</u>	<u>566,963.05</u>	<u>1,248,558.00</u>	<u>681,594.95</u>	<u>54.59%</u>	<u>454,254.00</u>	<u>1,320,043.17</u>
Interest							
-43640 Interest Earned	0.00	0.00	500.00	500.00	100.00%	0.00	0.00
Total Interest	<u>0.00</u>	<u>0.00</u>	<u>500.00</u>	<u>500.00</u>	<u>100.00%</u>	<u>0.00</u>	<u>0.00</u>
Reserves							
-43700 Previous Year Reserve Funds	0.00	0.00	622,362.00	622,362.00	100.00%	0.00	0.00
-43710 Prior Yr Unexpended Funds	0.00	0.00	2,387,425.21	2,387,425.21	100.00%	0.00	0.00
Total Reserves	<u>0.00</u>	<u>0.00</u>	<u>3,009,787.21</u>	<u>3,009,787.21</u>	<u>100.00%</u>	<u>0.00</u>	<u>0.00</u>
Total	<u>99,992.44</u>	<u>566,963.05</u>	<u>4,258,845.21</u>	<u>3,691,882.16</u>	<u>86.69%</u>	<u>454,254.00</u>	<u>1,320,043.17</u>
Total Revenue	<u>99,992.44</u>	<u>566,963.05</u>	<u>4,258,845.21</u>	<u>3,691,882.16</u>	<u>86.69%</u>	<u>454,254.00</u>	<u>1,320,043.17</u>

City of Brookshire
 Revenue and Expense Report
 As of January 31, 2026

2/2/2026 2:18 PM

108 - City - Brookshire Economic D Department Expense	Current Month Expense/Rev	Year To Date Expense/Rev	Current Year Budget	Budget Balance Remaining	% Balance Remaining	Prior Year YTD Balance	Prior Year FY End Bal.
000-Non-Departmental							
<u>Personnel</u>							
000-51000 Salaries	6,168.14	30,539.76	75,937.00	45,397.24	59.78%	0.00	47,634.91
000-51130 Retirement Contributions	957.92	4,742.86	11,618.00	6,875.14	59.18%	0.00	7,397.69
Total Personnel	<u>7,126.06</u>	<u>35,282.62</u>	<u>87,555.00</u>	<u>52,272.38</u>	<u>59.70%</u>	<u>0.00</u>	<u>55,032.60</u>
<u>Taxes</u>							
000-51100 Payroll Taxes	471.86	2,336.29	5,809.00	3,472.71	59.78%	0.00	3,644.12
Total Taxes	<u>471.86</u>	<u>2,336.29</u>	<u>5,809.00</u>	<u>3,472.71</u>	<u>59.78%</u>	<u>0.00</u>	<u>3,644.12</u>
<u>Insurance</u>							
000-51140 Health Insurance	985.70	3,842.29	10,996.00	7,153.71	65.06%	0.00	7,083.14
Total Insurance	<u>985.70</u>	<u>3,842.29</u>	<u>10,996.00</u>	<u>7,153.71</u>	<u>65.06%</u>	<u>0.00</u>	<u>7,083.14</u>
<u>Not Categorized</u>							
000-51540 Health Insurance	1.34	5.36	0.00	(5.36)	0.00%	0.00	9.38
000-52000 Legal Fees	812.00	3,169.50	15,000.00	11,830.50	78.87%	2,339.50	9,619.50
000-52030 Professional Services	0.00	0.00	48,000.00	48,000.00	100.00%	11,125.00	34,306.64
000-52031 Bedc Coordinator	0.00	0.00	70,000.00	70,000.00	100.00%	0.00	54,250.00
000-52034 Engineer Services	0.00	0.00	25,000.00	25,000.00	100.00%	0.00	0.00
000-53010 Office Supplies	567.11	1,668.79	3,000.00	1,331.21	44.37%	0.00	1,843.40
000-53110 Membership & Dues	3,500.00	4,700.00	6,000.00	1,300.00	21.67%	0.00	0.00
000-54000 Building Maintenance	0.00	0.00	20,000.00	20,000.00	100.00%	2,599.99	2,599.99
000-54010 Equipment Maintenance	0.00	0.00	1,000.00	1,000.00	100.00%	0.00	336.98
000-54190 Public Mowing	0.00	0.00	20,000.00	20,000.00	100.00%	10,813.39	25,213.39
000-55030 Legal Notices	0.00	0.00	1,000.00	1,000.00	100.00%	0.00	0.00
000-55050 Travel & Training	0.00	584.47	20,000.00	19,415.53	97.08%	926.50	2,101.10

City of Brookshire
 Revenue and Expense Report
 As of January 31, 2026

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108 - City - Brookshire Economic D Department Expense	Current Month Expense/Rev	Year To Date Expense/Rev	Current Year Budget	Budget Balance Remaining	% Balance Remaining	Prior Year YTD Balance	Prior Year FY End Bal.
000-55070 Bank Charges	0.00	0.00	500.00	500.00	100.00%	0.00	0.00
000-55090 Telephone	0.00	0.00	500.00	500.00	100.00%	0.00	283.85
000-55120 Advertising	0.00	767.60	10,000.00	9,232.40	92.32%	0.00	0.00
000-56140 Beautification	0.00	0.00	25,000.00	25,000.00	100.00%	2,990.00	2,990.00
000-56150 City Parks Project Equipment Maintenance	0.00	0.00	100,000.00	100,000.00	100.00%	0.00	20,938.77
000-56160 GIS	0.00	0.00	5,000.00	5,000.00	100.00%	0.00	0.00
000-56170 Facilities/Infrastructure Proj	0.00	0.00	515,000.00	515,000.00	100.00%	0.00	0.00
000-56200 Business Improvement Grant	0.00	0.00	100,000.00	100,000.00	100.00%	0.00	0.00
000-56220 Downtown Improvements	0.00	0.00	253,000.00	253,000.00	100.00%	9,590.00	9,590.00
000-56990 Emergency Management	0.00	0.00	20,000.00	20,000.00	100.00%	0.00	0.00
000-57000 Technology	88.03	6,349.15	25,000.00	18,650.85	74.60%	5,997.43	23,144.41
000-57010 Computer & Software	0.00	0.00	3,000.00	3,000.00	100.00%	0.00	0.00
000-57030 Capital Outlay- Equipment	0.00	0.00	10,000.00	10,000.00	100.00%	0.00	0.00
000-57040 Capital Outlay- Computers	0.00	0.00	10,000.00	10,000.00	100.00%	0.00	0.00
000-57070 Capital Outlay- Special Equipment	0.00	0.00	5,000.00	5,000.00	100.00%	0.00	0.00
000-57100 Capital Outlay- Facilites	0.00	0.00	82,400.00	82,400.00	100.00%	0.00	0.00
000-57350 Grant Matching	0.00	0.00	103,000.00	103,000.00	100.00%	0.00	0.00
000-57410 Real Estate	0.00	0.00	1,030,000.00	1,030,000.00	100.00%	0.00	0.00
000-57450 Type B Projects	0.00	0.00	262,000.00	262,000.00	100.00%	0.00	0.00
Total Not Categorized	<u>4,968.48</u>	<u>17,244.87</u>	<u>2,788,400.00</u>	<u>2,771,155.13</u>	<u>99.38%</u>	<u>46,381.81</u>	<u>187,227.41</u>
Total Non-Departmental	<u>13,552.10</u>	<u>58,706.07</u>	<u>2,892,760.00</u>	<u>2,834,053.93</u>	<u>97.97%</u>	<u>46,381.81</u>	<u>252,987.27</u>
	13,552.10	58,706.07	2,892,760.00	2,834,053.93	97.97%	46,381.81	252,987.27

City of Brookshire
 Revenue and Expense Report
 As of January 31, 2026

108 - City - Brookshire Economic D Department Expense	Current Month Expense/Rev	Year To Date Expense/Rev	Current Year Budget	Budget Balance Remaining	% Balance Remaining	Prior Year YTD Balance	Prior Year FY End Bal.
Total Expense							



∴∴ CHECK REQUEST ∴∴

DATE OF REQUEST: January 5, 2026

CHECK TO: Olson & Olson LLP

Wortham Tower, Suite 600

2727 Allen Parkway

Houston, T 77019-2133

Invoice # 17075

AMOUNT OF CHECK: \$ 812.00

INVOICE ATTACHED: YES

Line Item #:	Line-Item Name	
<u>108-000-52000</u>	<u>Legal Fees</u>	<u>Invoice # 17075</u>

Approved by:  Date: 1-6-2025

***ORIGINAL INVOICES SHOULD BE INCLUDED WITH ALL CHECK REQUESTS.

Olson & Olson LLP

Wortham Tower, Suite 600
2727 Allen Parkway
Houston, Texas 77019-2133
Phone No.: (713) 533-3800
Fax: (713) 533-3888

January 02, 2026

Brookshire EDC
Vickie Casto, Administrative Assistant
P.O. Box 759
Brookshire, Texas 77423

Invoice No. 17075
Our File No. 1343-00000
Billing Through: 12/31/2025

Brookshire EDC

Total Legal Services	\$812.00
Total Reimbursable Expenses	\$0.00

Invoice Summary

Total Legal Services	\$812.00
Total Expenses	\$0.00
Total Charge for this Bill	\$812.00

Olson & Olson LLP

Wortham Tower, Suite 600
2727 Allen Parkway
Houston, Texas 77019-2133
Phone No.: (713) 533-3800
Statement as of: 12/31/2025
Statement No: 17075

Brookshire EDC
Vickie Casto
P.O. Box 759
Brookshire, Texas 77423

Brookshire EDC

Professional Fees	Description	Hours	Rate	Amount
12/04/2025 DO	Preparation for, travel to City Hall, and participation in regular BEDC meeting.	2.60	290 /hr	754.00
12/29/2025 DO	Review draft agenda; e-mail correspondence with V. Casto concerning same.	0.20	290 /hr	58.00
	Sub-total:	<u>2.80</u>		<u>812.00</u>
			Sub-total Fees:	<u>\$812.00</u>

Invoice Summary

Total Current Billing:	\$812.00
Previous Balance Due:	\$1,131.00
Total Payments:	<u>(\$1,131.00)</u>
Total Now Due:	\$812.00



... CHECK REQUEST ...

DATE OF REQUEST: January 21, 2026

CHECK TO: Quill LLC

P.O. Box 37600

Philadelphia, PA 19101-06600

Invoice # 47418773

AMOUNT OF CHECK: \$ 567.11

INVOICE ATTACHED: YES

Line Item #:	Line-Item Name
<u>108-000-53010</u>	<u>Office Supplies Quill /4 Ink Cartridge</u>

Approved by: [Signature] Date: 1/22/26

***ORIGINAL INVOICES SHOULD BE INCLUDED WITH ALL CHECK REQUESTS.

EDC

Quill

PO Box 37600
Philadelphia, PA 19101-0600

RECEIVED
1/20/26

Invoice

Order Date: 01/15/2026
Ship Date: 01/16/2026
Invoice Date: 01/16/2026
Due Date: 02/15/2026
TIN: 04-2896127

Ship To:
City Hall
4029 Fifth St
Brookshire TX 77423

Sold To:

City Of Brookshire
PO Box 160
Brookshire TX 77423-0160

Customer PO: brandtsherr Order#: 188888542 Invoice #: 47418773 Account #: 1836147

Item Number	Description	Color	Qty Shipped	Price	Unit	Extended
901-24398984	Hp 414A black lj toner cart		1	\$116.84	each	\$116.84
999-QCASH10PER	Earn 10% back in quill cash <small>*The Item above will be shipped and billed separately*</small>		0	\$0.00		\$0.00
901-24398991	Hp 414A magta lj toner cart		1	\$150.09	each	\$150.09
901-24399007	Hp 414A yel lj toner cartridge		1	\$150.09	each	\$150.09
901-24398985	Hp 414A cyan lj toner cart		1	\$150.09	each	\$150.09

Electronic Payment Info:
Quill Corporation
Account 4353724479
Routing 121000248
arpayment@quill.com

☺ Always happy to help
☎ 800.982.3400 ✉ invoice@quill.com

Merchandise Amt: \$567.11
Tax: \$0.00
Shipping: Free
Amount Due: \$567.11

Act# 108-000-53010

Pay this invoice or track the status of this order at Quill.com/myaccount

To ensure proper payment, include this portion along with your check to the address shown. Include your Account Number.
If you're paying multiple invoices at one time, submit each invoice stub that you would like your payment applied to.

Account Number: 1836147
City Of Brookshire

Payable to:

Quill LLC
P.O. Box 37600
Philadelphia, PA 19101-0600

Quill

Invoice Number: 47418773
Invoice Date: 01/16/2026
Amount Due: \$567.11
Payable in US Dollars

0011000000474187730001836147210000000567112

NewFirst National Bank

60537

CITY OF BROOKSHIRE - EDC

Economic Development Corporation
PO Box 180
BROOKSHIRE, TX 77423

88-479/1131



1/23/2026

PAY TO THE
ORDER OF

Waller County Economic Dev Corp

\$3,500.00

DOLLARS

Three Thousand Five Hundred and 00/100

MEMO

Waller County Economic Dev Corp
Development Partnership
519 9Th St. Suite A
Hempstead,, TX 77445

Robert Richard

AUTHORIZED SIGNATURE

⑈060537⑈ ⑆13104796⑆ 794 081⑈

Photo Safe Deposit
Details on Back

CITY OF BROOKSHIRE - EDC

60537

Waller County Economic Dev Corp

Invoice #	Date	Invoice Description	Amount
2765	1/6/2026	Annual Trustee Membershi	3500.00



PAYMENT REQUEST



****Invoice/Receipt must be included****
Please return to Accounts Payable for processing

Payable to: Waller County Eco. Dev. Name of Vendor: _____
 Phone: _____ Address: _____
 Email: _____

Expense Summary

-Account Code: 108-000-53110 Amount: 3500.00
 Item Description: _____
 -Account Code: _____ Amount: _____
 Item Description: _____
 TOTAL REQUEST: _____

Asset purchase over \$5,000
 Council approval: Date _____ Pre-Bid: _____ Co-op: _____

Quote Attached PO# Requested: _____ Mail to Payee
 Invoice Attached PO#: _____ Return to Originator
 Receipt Attached Pick Up
 Additional Instructions: _____ ACH/Auto draft

Requester Name: [Signature] Date: 1/23/24
 Department Head Approval: [Signature] Date: 1/23/24
 Mayor Approval: [Signature] Date: 01/23/24

For Internal Use

Payment processed by: [Signature] Date: 1/23/24
 Paid: [Signature] Entered: 1/23/24

Waller County Economic Dev.
 519 9th St Suite A.
 Hempstead, TX 77445

Invoice

Bill To
City of Brookshire Attn: Ms. Lyons 4029 5th Street Brookshire, TX 77423

Date	Invoice No.	P.O. Number	Terms	Project
01/06/26	2765	vbl V.Casto	Net 15	

Item	Description	Quantity	Rate	Amount
Trustee Membership	Annual Trustee Membership in the WCEDP		3,500.00	3,500.00
			Subtotal	\$3,500.00
			Sales Tax	\$0.00
			Total	\$3,500.00

City of Brookshire
 Invoice Register

1/23/2026 11:40 AM

Batch # 44979
 Batch Description Waller County Economic Development Annual
 Trustee Membership

Vendor	Invoice Number	Invoice Date	Description	Account	Payment Method	Check Number	Amount
Waller County	2765	1/6/2026	Annual Trustee Me	108-000-53110	Membership & Check		3,500.00
Total							3,500.00

City of Brookshire
Invoice Register

1/23/2026 11:40 AM

Account Number	Account Description	Debit	Credit
108-000-53110	Membership & Dues	3,500.00	0.00
108-22000	Accounts Payable	0.00	3,500.00
	Totals	<u>3,500.00</u>	<u>3,500.00</u>



VICKIE CASTO
 Account Number: XXXX XXXX XXXX 9996

Billing Questions:
 800-367-7576

Website:
 www.cardaccount.net

Send Billing Inquiries To:
 Card Service Center, PO Box 569120, Dallas, TX 75356

NEWFIRST NATIONAL BANK Credit Card Account Statement
 January 15, 2026

SUMMARY OF ACCOUNT ACTIVITY

Previous Balance	\$0.00
- Payments	\$0.00
- Other Credits	\$0.00
+ Purchases	\$0.00
+ Cash Advances	\$0.00
+ Fees Charged	\$0.00
+ Interest Charged	\$0.00
= New Balance	\$0.00

PAYMENT INFORMATION

New Balance:	\$0.00
Minimum Payment Due:	\$0.00
Payment Due Date:	February 9, 2026

Account Number XXXX XXXX XXXX 9996
 Credit Limit \$2,500.00
 Available Credit \$2,475.00
 Statement Closing Date January 15, 2026
 Days in Billing Cycle 0

MESSAGES

PROTECT YOURSELF FROM SCAMMERS!

We will never call, text, or email and ask you for your personal information. Some scammers will call and pretend to be from the Card Service Center. We will never call or text you and ask for sensitive information such as account or card number information, passwords or user names, or social security numbers. Please **DO NOT** give out that information.

If you feel pressured or concerned about a phone call, please hang up and call us at 800-367-7576 (the phone number located on the back of your credit card). Our Card Service Center team is always glad to check and can verify the information.

Please see reverse side of page 1 for important information.

5762 0001 BHH 001 7 9 260115 0 PAGE 1 of 2 15 1127 7010 V85 01A85762 527

NEWFIRST NATIONAL BANK
 1550 N BROWN RD 150
 LAWRENCEVILLE GA 30043



Account Number: XXXX XXXX XXXX 9996
 New Balance: \$0.00
 Minimum Payment Due: \$0.00
 Payment Due Date: February 9, 2026

Please use enclosed envelope to remit payment.

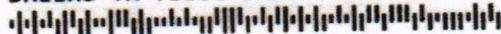
Amount Enclosed: \$

Indicate name or address change on reverse side and check here.

Make Check Payable to:

CARD SERVICE CENTER
 PO BOX 569100
 DALLAS TX 75356-9100

VICKIE CASTO
 CITY BROOKSHIRE EDC 527
 PO BOX 160
 BROOKSHIRE TX 77423-0160



5590617010769996000000000000000009



VICKIE CASTO
 Account Number: XXXX XXXX XXXX 9996

TRANSACTIONS

An amount followed by a minus sign (-) is a credit unless otherwise indicated.

Tran Date	Post Date	Reference Number	Transaction Description	Amount
01/13	01/13	8559061QXEHM6X55D	PAYMENT - THANK YOU	\$88.03-
01/04	01/05	7541823QL76ATLZBV	IONOS INC CHESTERBROOK PA	\$21.02
01/14	01/15	7541823QY771R6SKM	IONOS INC CHESTERBROOK PA	\$25.54
01/15	01/15	000000000000COMPC	TOTAL PURCHASES	\$46.56
			TOTAL PAYMENTS	\$88.03
			TOTAL	\$41.47-

Handwritten notes:
 2 transactions
 \$21.28 + \$4.26
 = 25.54

INTEREST CHARGE CALCULATION

Your Annual Percentage Rate (APR) is the annual interest rate on your account

Type of Balance	Annual Percentage Rate (APR)	Balance Subject to Interest Rate	Days in Billing Cycle	Interest Charge
Purchases	17.74% (v)	\$0.00	0	\$0.00
Cash Advances	17.74% (v)	\$0.00	0	\$0.00

(v) - variable

To avoid additional interest charges, pay your New Balance in full on or before the Payment Due Date.

Exciting news! Go online today and check out the all-new enhancements to the Card Service Center website. E-statements, additional payment options, links to Preferred Points website, and other helpful sites. Visit us today at www.cardaccount.net to enroll your credit card account(s) on the newly enhanced website.

Thank you for the opportunity to serve your credit card needs. Should your future plans include travel, please contact us at 1-800-367-7576.

Please see reverse side of page 1 for important information.

CREDITING OF PAYMENTS

All payments received by 5:00 PM during the Card issuer's normal business day at the address indicated on the reverse side of this statement will be credited to your account as of the date of receipt of the payment. If payment is made at any location other than that address, credit of the payment may be delayed up to 5 days.

BILLING RIGHTS SUMMARY

What to do if You Think You Find a Mistake on Your Statement

If you think there is an error on your statement, write to us at BBCS, Attn: Dispute Department, 1550 North Brown Road, Suite 150, Lawrenceville, GA 30043 as soon as possible. In your letter, give us the following information: your name and account number, the dollar amount of the suspected error, and if you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You must contact us within 60 days after the error appeared on your statement. You must notify us of any potential errors in writing. You may call us, but if you do we are not required to investigate any potential errors and you may have to pay the amount in question.

While we investigate whether or not there has been an error, the following are true:

- We cannot try to collect the amount in question, or report you as delinquent on that amount.
- The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But, if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
- While we do not have to pay the amount in question, you are responsible for the remainder of your balance.
- We can apply any unpaid amount against your credit limit.

Your Rights if You are Dissatisfied with Your Credit Card Purchases

If you are dissatisfied with the goods or services that you have purchased with your credit card, and you have tried in good faith to correct the problem with the merchant, you may have the right not to pay the remaining amount due on the purchase. To use this right, all of the following must be true:

- The purchase must have been made in your home state or within 100 miles of your current mailing address, and the purchase price must have been more than \$50. (Note: Neither of these are necessary if your purchase was based on an advertisement we mailed to you, or if we own the company that sold you the goods or services.)
- You must have used your credit card for the purchase. Purchases made with cash advances from an ATM or with a check that accesses your credit card account do not qualify.
- You must not yet have fully paid for the purchase. If all of the criteria above are met and you are still dissatisfied with the purchase, contact us in writing at: BBCS, Attn: Dispute Department, 1550 North Brown Road, Suite 150, Lawrenceville, GA 30043.

While we investigate, the same rules apply to the disputed amount as discussed above. After we finish our investigation, we will tell you our decision. At that point, if we think you owe an amount and you do not pay we may report you as delinquent.

EXPLANATION OF INTEREST CHARGES

The Interest Charge shown on the front is the sum of the Interest Charges computed by applying the Periodic Rate(s) to the Average Daily Balance and adding any applicable transaction charge authorized in the Cardholder Agreement. The method for computing the balance subject to Interest Charge is an average daily balance (including new purchases) method.

We figure the interest charge on your account by applying the periodic rate(s) to the "average daily balance" of your account (including in some instances current transactions). To get the "average daily balance", we take the beginning balance of your account each day, add any new cash advances and subtract any payments or credits and any unpaid interest charges. If you paid in full the Previous Balance shown on this statement by the payment due date shown on the previous statement, we subtract from each day's beginning balance the amount of such Previous Balance included in that beginning balance and also do not add in any new purchases. Otherwise the amount of the Previous Balance is not subtracted and we add in any new purchases. This gives us the daily balance. Then we add all the daily balances for the billing cycle and divide the total by the number of days in the billing cycle. This gives us the "average daily balance".

HOW TO AVOID INTEREST CHARGES: You have until the payment due date shown on your periodic statement to repay your balance before an interest charge on purchases will be imposed.

ANNUAL FEE DISCLOSURES

If an annual fee is shown on the front of the statement, see the front for information about the following matters: the annual percentage rate for purchases, certain information regarding any variable rate feature, the amount of the annual fee, any minimum interest charge, and any transaction charges for purchases. The method for computing the balance subject to interest charge on your account is an Average Daily Balance (including new purchases) method and is explained above.

If you terminate your account within 30 days from the Closing Date shown on the front of this statement, you will not owe the annual fee (and have the right to have it credited to your account) and may use your card(s) during that 30 day period without becoming obligated for the annual fee. To terminate your account you should give us written notice sent to the address for billing inquiries as shown on the front of this statement. All cards should be cut in half and returned with your termination notice.

CREDIT BALANCES

Any credit balance on your account (indicated by a "-" on the front of this statement) is money we owe you. You can make charges against this amount or request and receive a full refund of this amount by writing us at: Card Service Center, PO Box 569120, Dallas, TX 75356-9120. Any amount not charged against or refunded upon request that is over \$1.00 (equal to or in excess of \$1.00 if you live in MA or any amount in NY) will be refunded automatically within six months after the credit balance was created (four billing cycles in MD).

O1AB5762 - 3 - 05/25/17

(PLEASE SHOW YOUR CORRECT NAME AND ADDRESS)

Name (if incorrect on reverse side)

Street address

City

State

Zip Code

Effective Date: Month, Day, Year

Signature

Home Phone

Work Phone



IONOS Inc.
Two Logan Square, 100 N 18th St., Suite 400
Philadelphia, PA 19103
USA

Two Logan Square, 100 N 18th St. - Suite 400
Philadelphia, PA 19103 - USA

Vickie Casto
Brookshire EDC
4029 Fifth St
Brookshire, TX 77423-8793
UNITED STATES

Invoice: 202058597079
Invoice Date: 01/03/2026
Customer ID: 447408986
Contract ID: 54615938

Help Center: ionos.com/help
My IONOS: my.ionos.com/invoices

Your IONOS Personal Consultant:

Ainoa S

 +1 267 366 6056

Invoice

Billing period starting: 01/02/2026

Item	Service	Charges	Usage	Taxable Portion	Total
Contract: 54615938 - IONOS Premium					
1	IONOS PHP 5.4 Extended Support 12/08/2025-01/07/2026	\$19.76 a month	1 mo.	\$15.81	\$19.76
Net Total					\$19.76
Net (non-taxable portion)					\$3.95
Net (taxable portion)					\$15.81
Tax					\$1.26
Total amount due					\$21.02
Please DO NOT send cash, check or money order					

The total amount due will be charged to your credit card within the next seven days, most likely in the next day or two. Thank you.

Do you have questions regarding this invoice?
Please refer to your [Help Center](https://ionos.com/help) or log in to my.ionos.com for further information.



IONOS Inc.
Two Logan Square, 100 N 18th St., Suite 400
Philadelphia, PA 19103
USA

Two Logan Square, 100 N 18th St. · Suite 400
Philadelphia, PA 19103 · USA

Vickie Casto
Brookshire EDC
4029 Fifth St
Brookshire, TX 77423-8793
UNITED STATES

Invoice: 202059617673
Invoice Date: 01/13/2026
Customer ID: 447408986
Contract ID: 103888979

Help Center: ionos.com/help
My IONOS: my.ionos.com/invoices

Your IONOS Personal Consultant:

Ainoa S

 +1 267 366 6056

Invoice

Billing period starting: 01/12/2026

Item	Service	Charges	Usage	Taxable Portion	Total
Contract: 103888979 - IONOS HiDrive Pro					
1	Basic Fee 01/12/2026-02/11/2026	\$20.00 a month	1 mo.	\$16.00	\$20.00
Net Total					\$20.00
Net (non-taxable portion)					\$4.00
Net (taxable portion)					\$16.00
Tax					\$1.28
Total amount due					\$21.28
Please DO NOT send cash, check or money order					

The total amount due will be charged to your credit card within the next seven days, most likely in the next day or two. Thank you.

Do you have questions regarding this invoice?

Please refer to your [Help Center](https://ionos.com/help) or log in to my.ionos.com for further information.



IONOS Inc.
Two Logan Square, 100 N 18th St., Suite 400
Philadelphia, PA 19103
USA

Two Logan Square, 100 N 18th St. · Suite 400
Philadelphia, PA 19103 · USA

Vickie Casto
Brookshire EDC
4029 Fifth St
Brookshire, TX 77423-8793
UNITED STATES

Invoice: 202059617678
Invoice Date: 01/13/2026
Customer ID: 447408986
Contract ID: 103888962

Help Center: ionos.com/help
My IONOS: my.ionos.com/invoices

Your IONOS Personal Consultant:
Ainoa S
 +1 267 366 6056

Invoice

Billing period starting: 01/12/2026

Item	Service	Charges	Usage	Taxable Portion	Total
Contract: 103888962 - IONOS HiDrive Basic					
Basic fee (\$1.50)					
1	Basic Fee 01/12/2026-02/11/2026	\$1.50 a month	1 mo.	\$1.20	\$1.50
Additional services (\$2.50)					
2	IONOS HiDrive Office 01/12/2026-02/11/2026	\$2.50 a month	1 mo.	\$2.00	\$2.50
Net Total					\$4.00
Net (non-taxable portion)					\$0.80
Net (taxable portion)					\$3.20
Tax					\$0.26
Total amount due					\$4.26
Please DO NOT send cash, check or money order					

The total amount due will be charged to your credit card within the next seven days, most likely in the next day or two. Thank you.

Do you have questions regarding this invoice?
Please refer to your [Help Center](https://ionos.com/help) or log in to my.ionos.com for further information.



2214 Ave H
Rosenberg, TX 77471
Tel: 832-344-2100
Fax: 832-344-2040
www.newfirst.com

February 2, 2026

City of Brookshire
Julie Watts, Finance Administrator
P. O. Box 160
Brookshire, TX 77423

RE: Quarterly Account and Investment Balances – as of 12/31/25

Dear Ms. Watts,

Per your request, I've included the total bank account and investment balances below for the NewFirst National Bank accounts for the City of Brookshire EDC. This does include the IntraFi ICS sweep account as well.

<u>City of Brookshire Account Name</u>	<u>Account Type</u>	<u>Balance as of 12/31/25</u>
City of Brookshire - EDC	Bus Analysis Checking	\$25,000.00
City of Brookshire - EDC	IntraFi ICS	\$3,094,012.50

If you should need any additional information, please let us know.

Thank you,

Melody Hess, Vice President / Business Development Officer
mhess@newfirst.com
Office: 832-344-2100
Direct: 832-344-201

EDC - CHECKING

Account Information

Balance

Previous Day Transactions (-\$0.00 / +\$0.00)	\$0.00
Current Balance	\$25,000.00
Total Float	\$0.00
Holds	\$0.00
Pending Transactions (-\$0.00 / +\$0.00)	\$0.00
Other Transfers	\$0.00
Today's Float	\$0.00
Available Balance	\$25,000.00
Line Of Credit	\$0.00
Sweep Account EDC - ICS 99794081	\$3,221,969.44
Total Funds Available	\$3,246,969.44

Activity

Last Deposit (Jan 26, 2026)	\$2,225.94
Last Check (Jan 26, 2026)	\$2,225.94
Last Overdrawn	Mar 29, 2024

Interest

Last Interest Payment	\$35.96
-----------------------	---------

Account Information

Balance

Previous Day Transactions (-\$0.00 / +\$7,315.53)	\$7,315.53
Current Balance	\$3,221,969.44
Total Float	\$0.00
Holds	\$0.00
Pending Transactions (-\$0.00 / +\$0.00)	\$0.00
Other Transfers	\$0.00
Today's Float	\$0.00
Available Balance	\$3,221,969.44
Line Of Credit	\$0.00
Total Funds Available	\$3,221,969.44

Activity

Last Deposit (Jan 06, 2026)	\$125,824.78
Last Check (Jan 26, 2026)	\$2,225.94

Interest

Last Interest Payment (Jan 09, 2024)	\$0.00
Interest Paid 2026	\$7,315.53
Interest Paid 2025	\$73,708.40

EDC - City of Brookshire Projects Budget FY25-26

Project Description	Account	Account Description	Estimated Cost	Inflation	Total	Qty	Prioritization	Status Update
Amphitheater Restrooms and Tables	108-000-57100	Capital Outlay- Facilities	\$50,000.00	\$1,500.00	\$201,500.00		Desirable	Amphitheater Restrooms and Tables
Brookshire Welcome Sign	108-000-57100	Capital Outlay- Facilities	\$10,000.00	\$300.00	\$10,300.00	1	Desirable	Welcome Sign
Amphitheater Sign Replacement	108-000-57100	Capital Outlay- Facilities	\$10,000.00	\$300.00	\$10,300.00	1	Necessary	Amphitheater Sign Replacement
City Hall Sprinkler and Landscape	108-000-57100	Capital Outlay- Facilities	\$10,000.00	\$300.00	\$10,300.00	1	Necessary	Sprinkler and Landscape for city hall
Real Estate	add	add	\$1,000,000.00	\$30,000.00	\$1,030,000.00		Desirable	Downtown parking, detention pond, land in ETJ for annexation
Type B Projects	add	add	\$400,000.00	\$12,000.00	\$262,000.00		Necessary	BEDC board approved projects
Grant Matching	add	add	\$100,000.00	\$3,000.00	\$103,000.00		Necessary	Matching funds for City Grants
Downtown Improvements	108-000-56220	Downtown Improvements	\$100,000.00	\$3,000.00	\$103,000.00		Necessary	Restriping downtown parking spaces and other improvements
Facilities/Infrastructure Proj	108-000-56170	Facilities/Infrastructure Proj	\$500,000.00	\$15,000.00	\$515,000.00		Necessary	Road and drainage projects
			\$2,180,000.00	\$65,400.00	\$2,245,400.00			

Agenda Item #8



Quote Number: Rev2.1JC05JAN26

To: City of Brookshire

Attention: Robert Richards

Project: Hovas Park Fence Renovation

Date: 13-Jan-2026

Foster Fence will provide and install the following:

- Field #1.
- Demo approximately 642 linear feet of 4' high chain link fence. (Side lines and outfield line).
- Demo 1, 4' man gate.
- Demo 2 dugouts including fence and roof. (Concrete slab to remain).
- Demo 1, 30x34x30 backstop.
- Install approximately 642 linear feet of 6' high chain link fence. (Side lines and outfield line).
- Install 2, 4' wide man gates with post and hardware.
- Install 2, 12' wide double swing gates with post and hardware.
- Install 1, 30x34x30 backstop.
- Install 152 linear feet of 8' high chain link fence at the 2 dugouts with a 8x28 r-panel roof on the existing concrete slabs.
- Install 2, 14' tall foul poles, powder coated yellow.
- Mobilization to and from the job site, supervision, and management required to complete installation.
- Field #1 total: \$111,644.68



- Field #2.
- Demo approximately 480 linear feet of 4' high chain link fence. (Side lines only, outfield existing fence to remain).
- Demo 2, 4' man gates, and 1, 12' double swing gate.
- Demo 2 dugouts including fence and roof. (Concrete slab to remain).
- Demo 1, 40x20x40 backstop.
- Demo 1, 16x10x10 mini backstop at the northeast corner of the field.
- Install approximately 444 linear feet of 6' high chain link fence. (Side lines)
- Install 2, 4' wide man gates with post and hardware.
- Install 1, 12' wide double swing gate with post and hardware.
- Install 1, 40x20x40 backstop.
- Install 1, 16x10x10 mini backstop at the northeast corner of the field.
- Install 156 linear feet of 8' high chain link fence at the 2 dugouts with a 10x30 r-panel roof on the existing concrete slabs.
- Install 2, 14' tall foul poles, powder coated yellow.
- Mobilization to and from the job site, supervision, and management required to complete installation.
- Field #2 total: 103,433.46



- Field #3.
- Demo approximately 434 linear feet of 4' high chain link fence. (North and east from existing backstop).
- Demo 2, 4' man gates, and 1, 12' double swing gate.
- Demo 2, 8' high dugouts including fence & roof. (Concrete slab to remain).
- Demo 2, 6' high dugouts including fence and roof. (These 2 dugouts do not have any concrete slabs). (Southeast corner).
- Demo 2, mini backstops. (Northwest and southeast corners).
- Demo 1, 40x20x40 backstop.
- Install approximately 2,090 linear feet of 6' high chain link fence. (Side lines & outfield lines for all 4 fields)
- Install 8, 4' wide man gates with post and hardware.
- Install 2, 8' wide double swing gates with post and hardware.
- Install 6' 12' wide double swing gates with post and hardware.
- Install 2, 40x20x40 backstops (Southwest & Northeast corners).
- Install 1, 10x10x10 mini backstop (Northwest corner).
- Install 1, 20x10x20 mini backstop (Southeast corner).
- Install 160 linear feet of 8' high chain link fence at the 2 dugouts with a 12x30 r-panel roof on the existing concrete slabs at the Southwest corner.
- Install 160 linear feet of 8' high chain link fence at the 2 dugouts with a 12x30 r-panel roof on new concrete slabs at the Northeast corner.
- Install 94 linear feet of 8' high chain link fence at the 2 dugouts with a 6x20 r-panel roof on new concrete slabs at the Southeast corner.
- Install 8, 14' tall foul poles, powder coated yellow.
- Mobilization to and from the job site, supervision, and management required to complete installation.
- Field #3 total: \$321,463.35

- Yellow safety cover for outfield fence lines.
- Install approximately 2,090 linear feet of Safety Cap on the outfield fence lines on Fields 1, 2 and 3.
- Total: \$11,875.00

Total \$548,416.49 Tax not included
Estimated Taxes \$0.00 *If applicable
*Quote is good for 30 days

Juan Carrasquero - jcarrasquero@fosterfence.com - 832-316-4519

(281) 456-7273
(281) 456-0221 Fax

FOSTER FENCE LTD
P.O. Box 96116
Houston, TX 77213

www.fosterfence.com
info@fosterfence.com



Standard Exclusions- unless specifically included in the quote:

- Work to be performed during standard business hours, 7am-5pm Monday through Friday. Any work that needs to be performed after hours or on the weekend will come at an added cost and will need to be quoted accordingly.
- Demolition, clearing & grubbing, spoil removal.
- Electrical work, access controls, and conduits.
- Fence and controls grounding.
- Engineered drawings and Building Information Modeling (BIM).
- Fence of fire department permitting.
- Property surveying and site layout. The final location of the fence installation is to be verified with the customer/agent and Foster Fence staff before starting the installation.
- Tree protection, silt fence, temporary fence.
- Hand digging, hydro-excavation, core drilling, rock drilling, and probing.
- Concrete & asphalt breaks.
- Signage, bollards, concrete mow strip.
- Painting, staining and galvanizing after fabrication.
- Utility locates beyond 811 One call, location of water lines. Private utility lines are not covered by 811. Locating private lines is the responsibility of the property owner.
- OQ training, OSHA 30 Training, site, or hazard-specific training greater than 30 minutes.
- Re-mobilizations, downtime, standby time.
- OCIP, CCIP, Builders Risk, Payment, and Performance Bonds.
- In order to keep your fence and gates in safe working order, customers are strongly advised to follow the maintenance guidelines provided on our website, visit fosterfence.com/resources for more detailed information.

Commercial Conditions:

- All projects requiring special fabrication as well as contracts with a value greater than \$75,000 will require signed and approved submittals before Foster Fence, Ltd. proceeds with construction.
- Lead times are projected after submittals are approved.
- Terms – Net 30, unless otherwise expressly negotiated.
- All standby/downtime of more than 30 minutes will be billed at a rate of \$400 per hour.
- Restocking fee for standard stock materials 25%, non-stock materials 100%.
- Foster Fence Ltd. agrees to guarantee all materials are free from defects in materials and workmanship. for a period of one year from installation. This guarantee does not cover abuse, Acts of God, nature, or other external sources.

Customer Signature

Date

(281) 456-7273
(281) 456-0221 Fax

FOSTER FENCE LTD
P.O. Box 96116
Houston, TX 77213

www.fosterfence.com
info@fosterfence.com

FIELD #1



FIELD #2

Existing 6'H fence to remain

Demo 4' fence & Install 6' fence

Install 4' pedestrian gate

Install 12' double swing maintenance gate

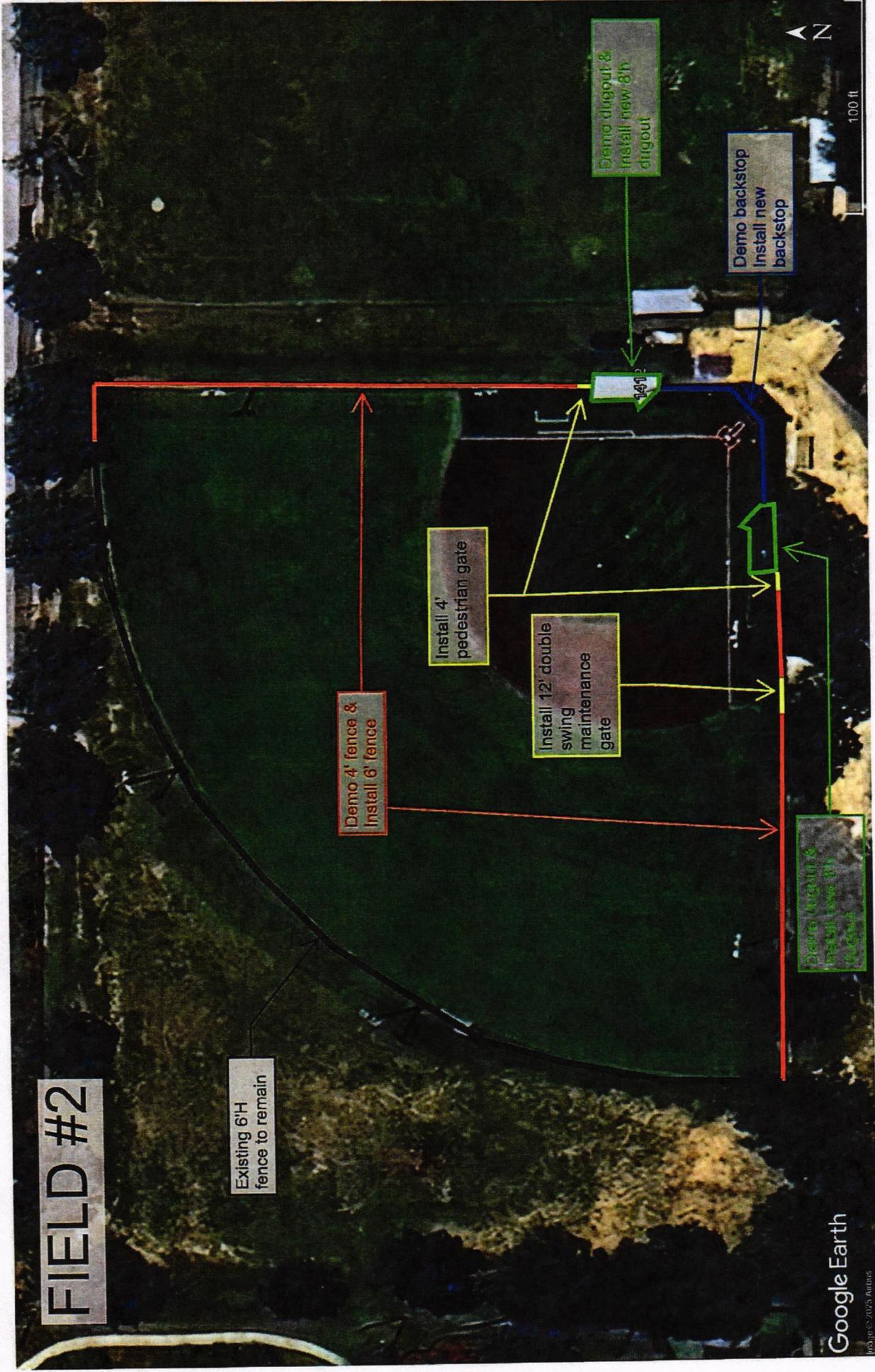
Demo digout & Install new 8'h digout

Demo backstop Install new backstop

Demo backstop & Install new 8'h backstop

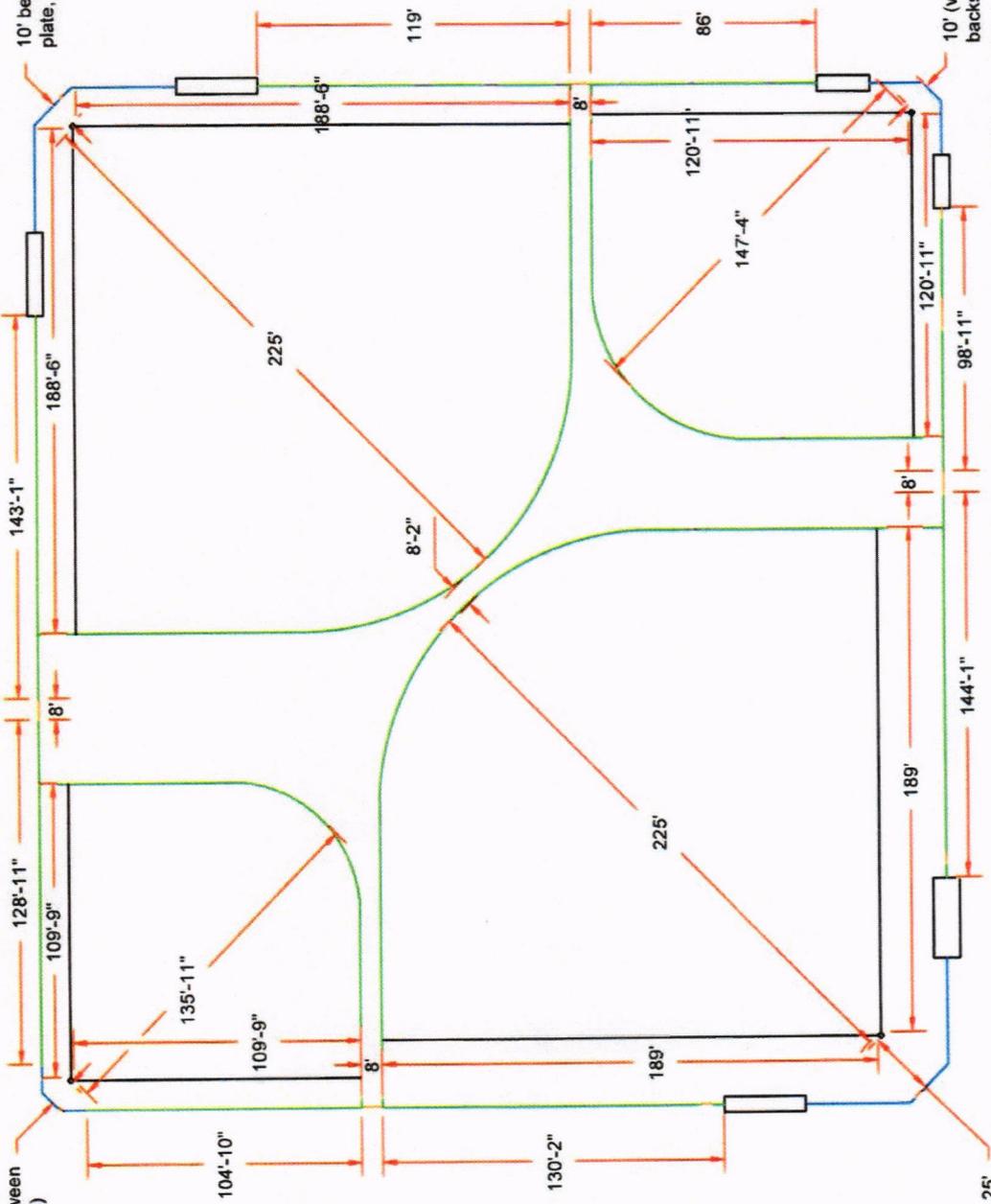


100 ft



10' between backstop and home plate, this will be a new backstop

10' (verify dimension between backstop and home plate)



10' (verify dimension between backstop and home plate)

25'

Note: This is existing dimension from backstop to home plate

Drawing Name: Baseball Field #3 Layout

Project: ---



P.O. Box 96116
Houston, TX 77213
1-800-228-2152
www.fosterence.com

Date Drawn: 12/23/2025
Scale: NTS

Drawn By: MO
Approved By: DR



PREFERRED FACILITIES GROUP - USA

December 4, 2025

Mailing Address:
PO Box 20658
Beaumont, TX 77720-0658

Ramiro Bautista
City of Brookshire
4029 5th St
Brookshire, TX 77423

(409) 842-8293
(409) 842-2274
pfg@pfg-usa.com
pfg-usa.com

Project: "Brookshire City Square Double Public Restroom"

Subject: "Proposal"

Job Order Contracting

Dear Mr. Bautista,

Co-Op Purchasing Agreements

We are pleased to submit our Rough Order OF Magnitude proposal utilizing our 728-24 Buy Board Texas Contract based on local CCI and coefficient of .89.

Indefinite Delivery, Indefinite Quantity - IDIQ

Proposal Recap:

Multiple Award Construction Contracts - MACC

- Furnish material and Labor to grade site for foundation
- Furnish material and Labor to pour restroom foundation 20' x 10'
- Furnish material and Labor to trench for utility hook up
- Furnish material and Labor to run utility hook-ups and stub up through slab
- Furnish material and Labor to erect structural members
- Furnish material and Labor to erect CMU components
- Furnish material and Labor to make necessary connections for utilities
- Furnish material and Labor to run all electrical components and make connections
- Furnish material and Labor to install fixtures
- Furnish material and Labor to finish concrete flooring (epoxy paint/polish)
- Furnish material and Labor to install roofing components
- Furnish material and Labor to install doors and hardware
- Furnish material and Labor to test system for problems, correct problems
- Clean up and haul off all construction related debris associated with this project.

Task Order Contracts TOC

Construction Management - Agent or At-Risk

Design Build

Government

Commercial

Education

Proposal Cost	\$ 263,658.30
Bond (If Applicable)	\$ 5,031.09
Total Cost	\$ 268,689.39

Industrial

We estimate approximately **ninety (90)** working days to complete. We explicitly exclude all liquidated damages for this project due to market volatility and supply chain challenges.

Infrastructure

Communications

Our estimate is based on our interpretation of the project as presented to us. Our scope is limited to the line items broken down into individual tasks of work and developed based upon the Unit Price Book rate as modified by the city cost adjustment and our Coefficient. All pricing for the required line-item estimate is derived from the current calendar year RSMeans Facilities Construction Cost Data Book with Updates.

Corporate/Retail

Assembly

Southeast Texas

Deep East Texas

Central Texas

Texas Gulf Coast





PREFERRED FACILITIES GROUP - USA

Mailing Address:
PO Box 20658
Beaumont, TX 77720-0658

(409) 842-8293
(409) 842-2274
pfg@pfg-usa.com
pfg-usa.com

Job Order Contracting

Co-Op Purchasing Agreements

Indefinite Delivery, Indefinite Quantity - IDIQ

Multiple Award Construction Contracts - MACC

Task Order Contracts TOC

Construction Management - Agent or At-Risk

Design Build

Government

Commercial

Education

Industrial

Infrastructure

Communications

Corporate/Retail

Assembly

Once the quantities of work and price are approved, the individual Job Order becomes a fixed-price lump sum contract.

This pricing is based on initiating the project on Friday morning, with the demolition expected to be completed by Sunday night. Given the drying times associated with plaster repairs and painting, it is anticipated that these tasks will be conducted during standard courthouse hours. Please do not hesitate to contact us at 409-842-8293 at your earliest convenience to discuss this estimate in further detail.

Respectfully submitted,
Preferred Facilities Group - USA

Joshua Schmuck
Project Manager/Estimator

cc: PFG/file
25-0092

Please see example below.



Southeast Texas

Deep East Texas

Central Texas

Texas Gulf Coast





PREFERRED FACILITIES GROUP - USA

Mailing Address:
PO Box 20658
Beaumont, TX 77720-0658

(409) 842-8293
(409) 842-2274
pfg@pfg-usa.com
pfg-usa.com

Job Order Contracting

Co-Op Purchasing
Agreements

Indefinite Delivery,
Indefinite Quantity - IDIQ

Multiple Award
Construction Contracts -
MACC

Task Order Contracts
TOC

Construction
Management - Agent or
At-Risk

Design Build

Government

Commercial

Education

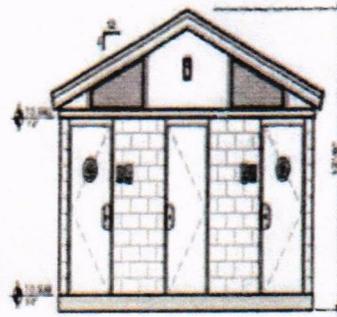
Industrial

Infrastructure

Communications

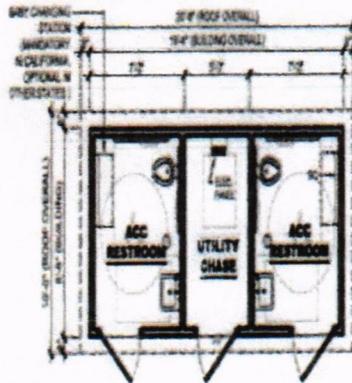
Corporate/Retail

Assembly



ELEVATION

SCALE: 1/8"=1'-0"



FLOOR PLAN

SCALE: 1/8"=1'-0"

NOTE: SHADINGS PREFERRED



NOTE:
DOOR PICTOGRAM
(MANDATORY IN CALIFORNIA)
OPTIONAL IN OTHER STATES

PERSPECTIVE

(FINISHES SUBJECT TO CHANGE)

Southeast Texas

Deep East Texas

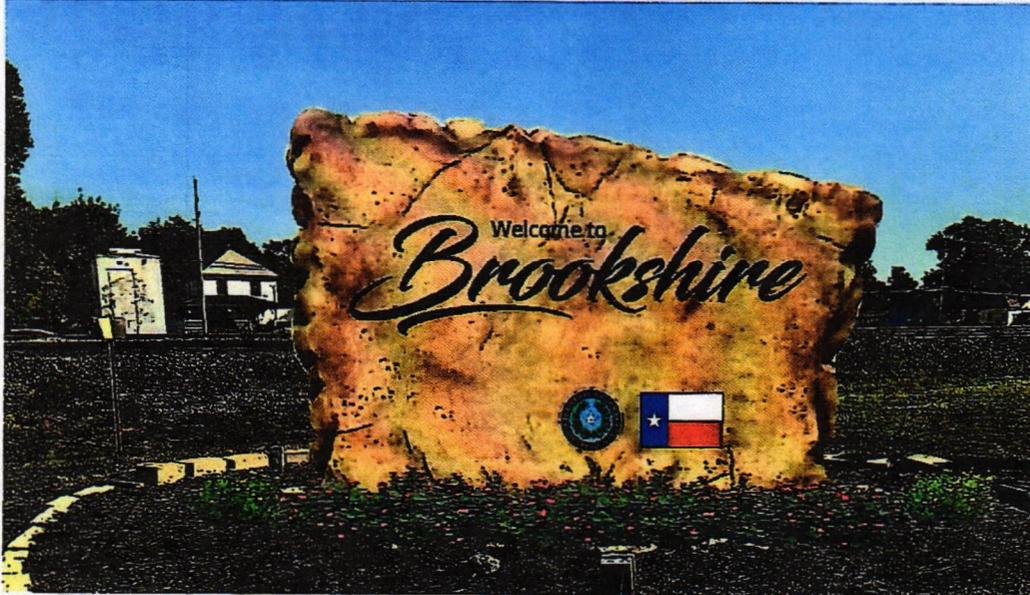
Central Texas

Texas Gulf Coast



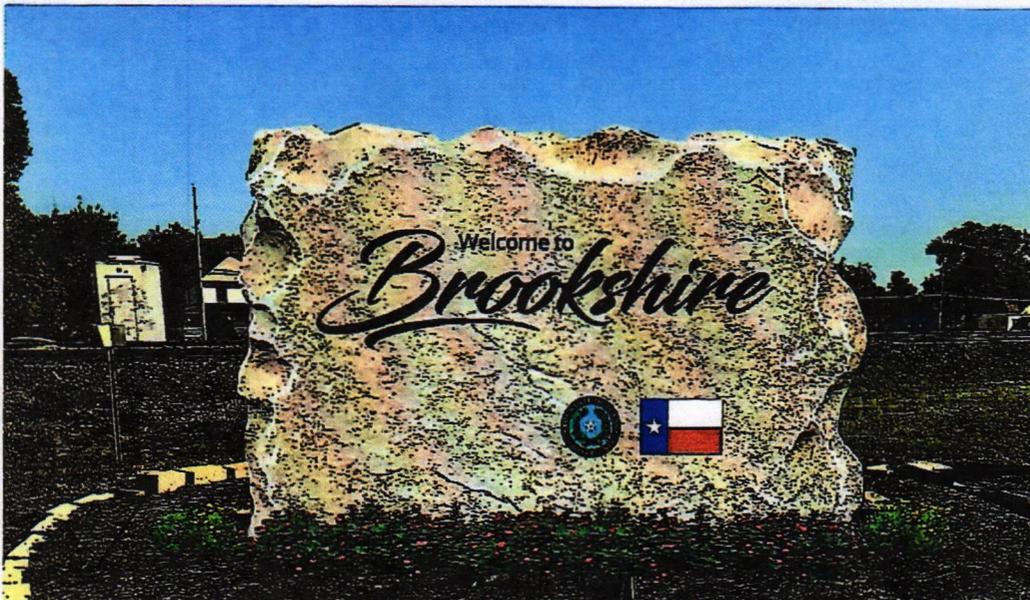
Welcome Rock Bids

BEDROCK
  
BOULDERS



Headstone / Boulder Size - 120" wide by 72" tall by 16" thick

NOTE THAT NO TWO BOULDERS ARE THE SAME. ALL FONTS AND IMAGES MAY VARY SLIGHTLY ON COMPLETED PRODUCT. PROOFS SHOWN ARE NOT EXACT REPRESENTATIONS AND LIKE ALL NATURAL MATERIALS VARIATION IS NORMAL. BOULDER SIZE IN IMAGE IS APPROXIMATE AND MAY VARY. ALL DESIGNS PRESENTED ARE THE SOLE PROPERTY OF BEDROCK BOULDERS LLC AND MAY NOT BE REPRODUCED IN PART OR WHOLE WITHOUT PERMISSION FROM BEDROCK BOULDERS LLC. UPDATED 03/25



Headstone / Boulder Size - 120" wide by 72" tall by 16" thick

NOTE THAT NO TWO BOULDERS ARE THE SAME. ALL FONTS AND IMAGES MAY VARY SLIGHTLY ON COMPLETED PRODUCT. PROOFS SHOWN ARE NOT EXACT REPRESENTATIONS AND LIKE ALL NATURAL MATERIALS VARIATION IS NORMAL. BOULDER SIZE IN IMAGE IS APPROXIMATE AND MAY VARY. ALL DESIGNS PRESENTED ARE THE SOLE PROPERTY OF BEDROCK BOULDERS LLC AND MAY NOT BE REPRODUCED IN PART OR WHOLE WITHOUT PERMISSION FROM BEDROCK BOULDERS LLC. UPDATED 03/25

Corey Chao
Bedrock Boulders
corey@bedrockboulders.net
(281) 901-0788 - ofc
(972) 898-4870 - mbl
bedrockboulders.net

Vickie Casto

From: Ramiro Bautista
Sent: Monday, October 13, 2025 8:09 AM
To: Vickie Casto
Subject: Fw: Proofs for Stone Signage - City of Brookshire

FYI..

Please print for the meeting next month.

Thank you,

Bautista

--

Ramiro Bautista, Ph.D.

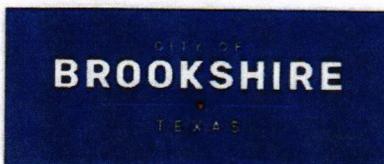
Project Manager

City of Brookshire

rbautista@brookshiretx.gov

(281) 375-5050 (office)

(281) 665-0598 (cell)



The fight is never about grapes or lettuce. It is always about people. - Cesar Chavez

From: Boulder Designs <bedrockbouldersco@gmail.com>
Sent: Saturday, October 11, 2025 12:13 PM
To: Ramiro Bautista <rbautista@brookshiretx.gov>
Subject: Proofs for Stone Signage - City of Brookshire

Impress Computers

Warning: Sender bedrockbouldersco@gmail.com has never sent any emails to your organization. Please be careful before replying or clicking on the URLs.

Report Phishing Report Safe

Hi, Ramiro:

It was great meeting you yesterday--I appreciate you taking the time to show me around.

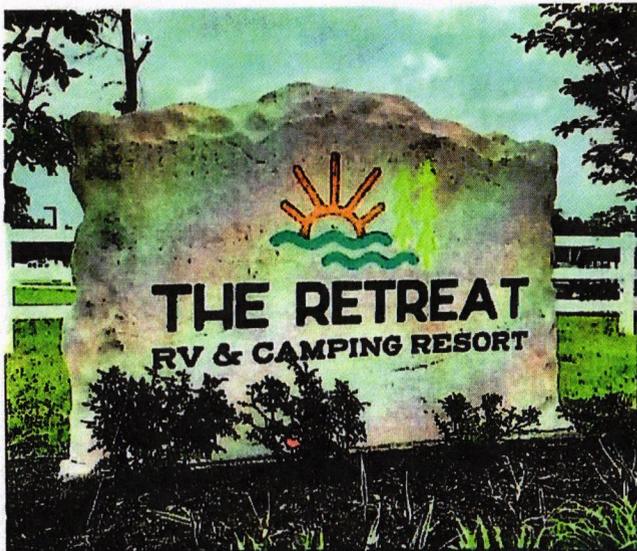
I've attached a few proofs that may be of interest to you, and I'm definitely planning on coming to the next Econ Dev meeting that you mentioned next month.

Please note the colors and specific styles used in each of the proofs. All four of them are made from the same engineered stone material and are generally about the same size (as noted in the proofs). A couple of notes:

- I found the logo that was used in the marketing campaigns on your website and incorporated them into these. It can obviously be changed if you wanted it to match the other stone sign that you have. I can match that precisely if you're looking to keep it consistent. But I thought that this would look a little better.....
- The edges and carvings can be completely changed to whatever the city and you are looking for.
- These are just initial proofs. If any of these are preferred, we can continue to iterate until it's exactly what the city and you have in mind.
- The TX flag I have here would be CARVED directly into the stone.
- The Waller county logo would be a bronze and/or aluminum plate that would be embedded directly into the stone. If you would like any other decorative pieces (like a flag pole), we can add those in as well.
- Based on the size here, the stone would likely weigh approximately 10000 pounds.
- ALL of our items are guaranteed for life to decay, disintegration and rot.

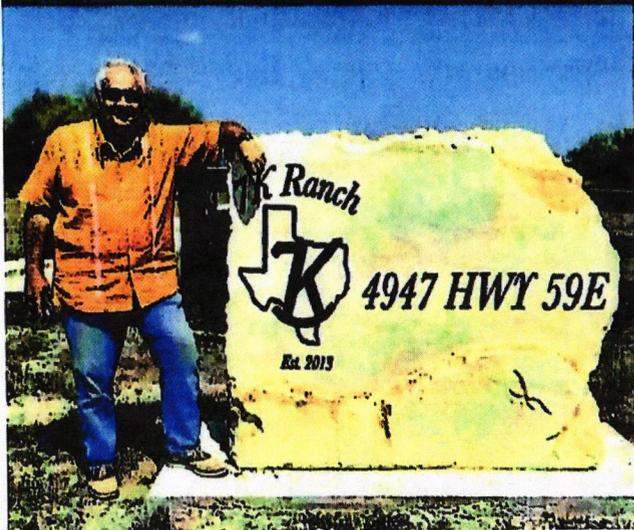
Please let me know what you think, and I'll follow up with you next week.

Thanks!



OUR PROMISE

At Boulder Designs by Bedrock Boulders, we take pride in crafting high-quality, custom stone signage built to last. With expert craftsmanship and durable materials, our signs withstand the elements and maintain their beauty for years to come.



**PROUDLY MADE IN
TEXAS**

Our expert team will guide you through the entire process - from initial design to fabrication and installation. Every sign is handcrafted to meet your exact specifications, ensuring a unique and timeless addition to your property.



**CONTACT US TODAY
TO GET STARTED**

Phone: (281) 901-0788

Email: main@bedrockboulders.net

Online: bedrockboulders.net

BEDROCK
★
BOULDERS



**Boulder
Designs**



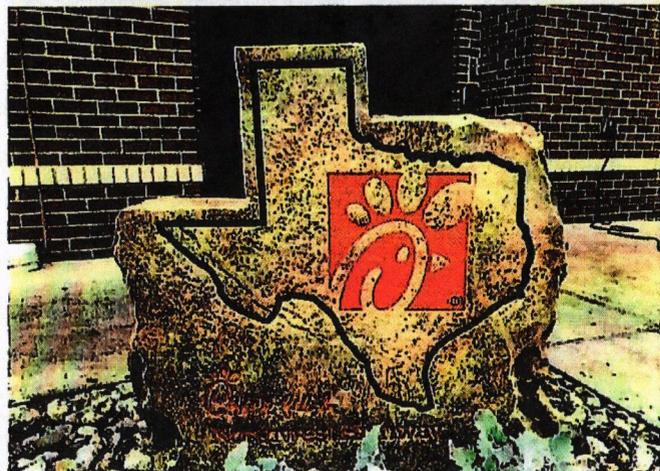
**CUSTOM STONE
SIGNAGE FOR
YOUR BUSINESS
OR COMMUNITY**

BEDROCK
★
BOULDERS

CUSTOM STONE SIGNAGE - DESIGNED TO LAST

At Boulder Designs by Bedrock Boulders, we create one-of-a-kind custom stone signs that combine durability, elegance, and functionality.

Whether for a business, neighborhood, park, or ranch, our handcrafted signs provide a natural, long-lasting alternative to traditional signage.



ENGINEERED FOR BEAUTY AND STRENGTH

Our engineered stone combines natural beauty with the strength and resilience of modern materials, offering several advantages:



Custom Crafted

Choose from a variety of colors, shapes and engraving options to match your brand, personality or community.



No Maintenance Necessary

Resistance to harsh weather, including freezing, heat, and UV rays. Unlike traditional stone, it won't crack, chip, or fade over time.



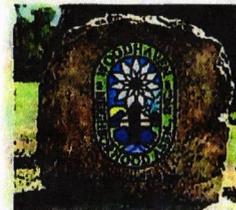
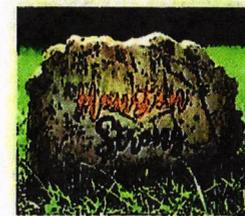
Lasts a Lifetime

Our stones come with a lifetime warranty.



Environmentally Friendly

Crafted using an environmentally friendly process with natural materials



PERFECT FOR ANY LOCATION

Business & Retail Signs - Stand out with a bold, professional entrance sign.

Neighborhood & HOA Signage - Add character with durable, elegant community landmarks.

Municipal & Park Signage - Clearly mark parks, trails, and public spaces with long-lasting stone signs.

Golf Courses & Resorts - Stylish, high-quality signage for tees, wayfinding, and property markers.

Farm & Ranch Signs - Rustic and resilient markers that hold up to the elements.



From: Boulder Designs <bedrockbouldersco@gmail.com>
Sent: Wednesday, October 15, 2025 5:56 PM
To: Ramiro Bautista <rbautista@brookshiretx.gov>
Subject: Re: Proofs for Stone Signage - City of Brookshire

Hi, Ramiro:

Hope that you're doing well. I was looking at the SWM quote again, and the boulder is considerably smaller. As I mentioned, I thought that I would give you high-level pricing for THREE sizes so that it'd be as close to an apples-to-apples comparison as possible. If you're trying to hit a specific budget, please let me know. But if the intent is also to maximize the space on the existing concrete footer, we can manufacture the boulder so that it uses up the entire available space--in fact, there is the option of it extending slightly outside of the footer space as well (depending on the shape that you may be thinking of). I can definitely elaborate during the meeting in a few weeks.

But here are some initial numbers:

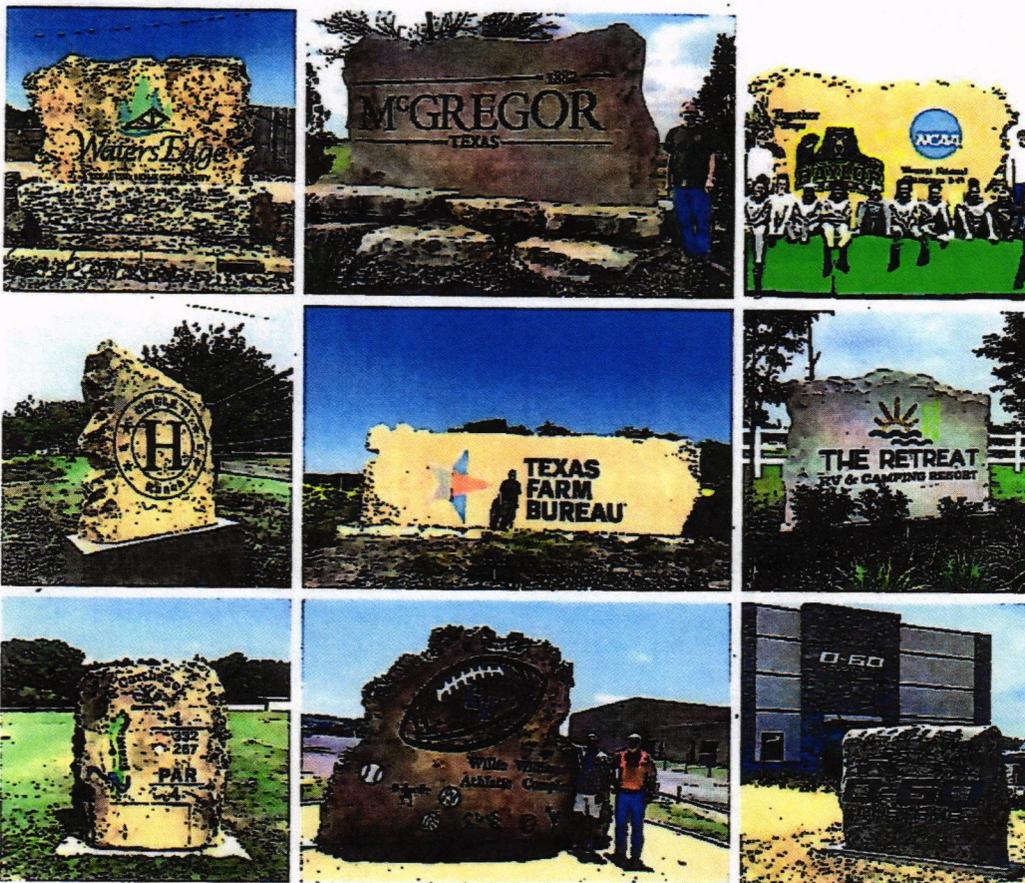
- 105" x 72" x 14" - 7650 lbs -- \$14000
- 105" x 78" x 16" - 9400 lbs -- \$17000
- 120" x 78" x 16" - 10800 lbs -- \$19900
- Installation and delivery will be approximately \$1000 regardless of size.
- We can finalize the pricing when we get further along with design and shape/size decisions, but these are high-level numbers.

Please note the following:

- **Strength of Engineered Stone**
 - The closest comparison to our engineered stone is **granite** which costs **2X to 4X** more by many dealers.
 - We have brought in third party testing companies to validate our material, and it has consistently tested equally to granite in terms of hardness, resiliency and durability.
 - The test report is attached.
 - We have the **strongest color consistency** in our material (unless artificially inserted otherwise) that allows for a better presentation when you get up close to it (as many drivers will be doing).
 - Natural shale and limestone stone just are not reliable or consistent when it comes to this large presentation. Often its color is splotchy.
 - **MOST IMPORTANTLY**, Bedrock Boulders includes a **lifetime warranty** to disintegration, decay and rot.
- **Extras**
 - I will need to get a quote from our vendor(s) for the extra piece(s) if you decide to add the county seal (or even the Texas flag) as I had shown in my proof. I don't imagine that it's going to be too much, but I can get a few bids from my partners to get the best price.

- Reputation

- We have quite a few large boulders throughout the country--some much bigger than what you have requested (see below). There should be NO issues with getting your boulder made according to your wishes.



I'm looking forward to speaking with you in the coming weeks, but please let me know if you have ANY questions.

Thanks!!!

Corey Chao
Bedrock Boulders
corey@bedrockboulders.net
(281) 901-0788 - ofc
(972) 898-4870 - mbl
bedrockboulders.net



August 2025

Published Report on the Durability and Reliability of Boulder Designs Engineered Stone

Executive Summary

This report presents the findings of independent third-party durability and reliability testing on the Boulder Designs Standard Mix engineered stone. The primary objective was to evaluate the product's performance against industry benchmarks, with a particular focus on comparing it to natural granite. The test results conclusively demonstrate that the Boulder Designs Standard Mix achieved perfect scores across all durability criteria, performing at a level of reliability and durability equivalent to the natural granite samples included in the study.



Introduction

Boulder Designs, a leader in custom engineered stone products, commissioned an independent third-party testing facility to conduct a series of comprehensive durability and reliability tests on its flagship product, the Boulder Designs Standard Mix. This testing was undertaken to provide an objective, data-driven assessment of the product's performance and to establish a clear comparison with natural stone, specifically granite, a material known for its strength and longevity.

Methodology and Specimen Tracking

The testing protocol was conducted by an independent laboratory. The following specimens were included in the evaluation:

- **Boulder Designs Standard Mix (NS2):** This specimen represents the company's core engineered stone product, which utilizes a proprietary formula and an extended maturation process.
- **Granite Sample 1 (G1):** A natural granite sample sourced for use as a benchmark.
- **Granite Sample 2 (G2):** A second natural granite sample to ensure a robust and reliable comparison.

Each specimen was subjected to a battery of durability tests and evaluated on a scale of 1 to 10 across six key criteria, with a score of 10 indicating the highest performance. The criteria were:

- **General Appearance:** Overall visual quality.
- **Chalk:** Resistance to surface powdering.
- **Check:** Resistance to fine cracking.
- **Crack:** Resistance to significant cracking.
- **Dirt:** Resistance to dirt and stain retention.
- **Flake:** Resistance to flaking or chipping.

Results and Analysis

The test results demonstrate an identical level of performance between the Boulder Designs Standard Mix and the two natural granite samples.

As shown in the table below, the Boulder Designs Standard Mix and both granite samples achieved a perfect score of **10.0** on every single durability criterion. This resulted in a perfect average score of **10.0** for all three specimens, proving the engineered stone's equivalent performance to its natural counterpart.

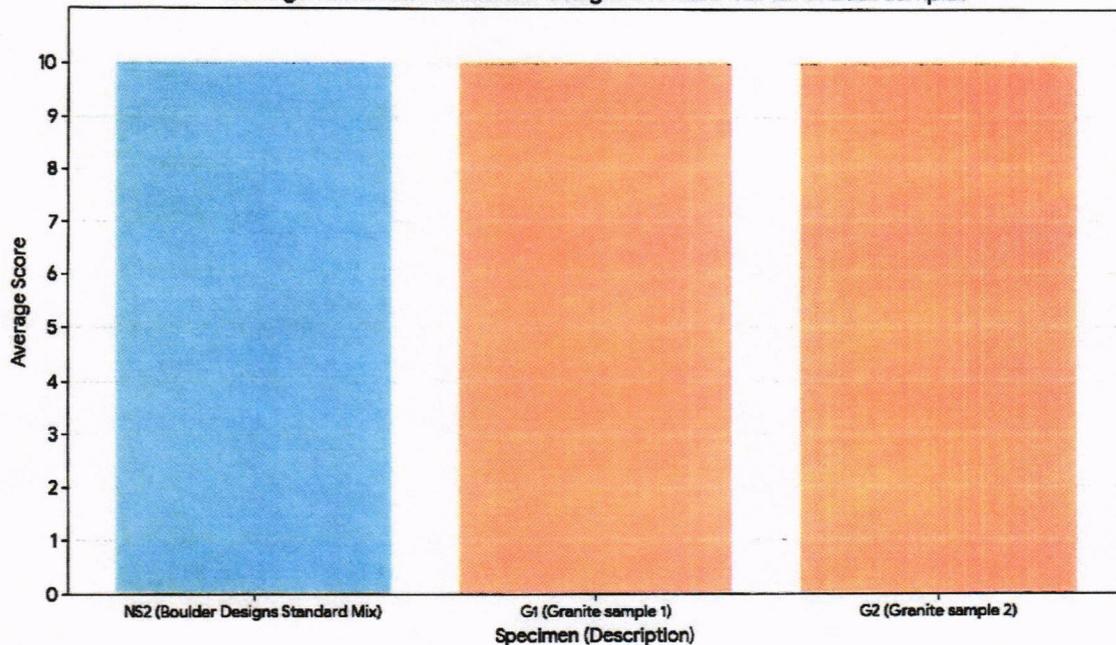


Specimen ID	Description	Gen. App.	Chalk	Check	Crack	Dirt	Flake	Average Score
NS2	Boulder Designs Standard Mix	10	10	10	10	10	10	10.0
G1	Granite sample 1	10	10	10	10	10	10	10.0
G2	Granite sample 2	10	10	10	10	10	10	10.0

This outcome is clearly illustrated in the following bar chart, which highlights the identical performance of all three specimens.



Average Test Score for Boulder Designs Standard Mix vs. Granite Samples



The data confirms that the specific proprietary formula and specialized production process used for the Boulder Designs Standard Mix have resulted in a product with durability, reliability, and surface integrity that is on par with natural granite.

Conclusion and Future Outlook

The results of this initial third-party testing provide strong evidence that the Boulder Designs Standard Mix engineered stone is a durable and reliable material with performance characteristics that are indistinguishable from natural granite.

To uphold our commitment to product excellence and transparency, Boulder Designs will continue to submit its products for rigorous third-party testing. The company will publish the results of these ongoing tests as they are completed, ensuring that our customers and partners have continued access to objective data that validates the superior quality and longevity of our engineered stone products.





QUOTATION & PURCHASE CONTRACT

Southwest Monument & Sign
 Job #2676
 10/06/2025

Windy Smith
 Email: windy@swmsigns.com
 Phone: 512.331.1522 Ex. 701

BILL TO
 City of Brookshire
 2121 Farm to Market 359
 Brookshire, TX 77423
 United States

JOB LOCATION
 Brookshire, TX

1302 West Blanco Road
 San Antonio, TX 78232
 United States
 Website: www.swmsigns.com
 Phone/Fax: 512.331.1522
 Email: info@swmsigns.com

QUANTITY	DESCRIPTION	UNIT COST	COST
1	To Provide, Deliver and Install Qty 1) Sandstone Boulder 105" x 78" x 16" Sandblasted and Painted to match existing "Welcome to Brookshire" - Proof to be approved prior to moving forward Reuse existing footing	\$8,540	\$8,540

Exclusions: Footing, Permitting, Electrical, Lighting, Irrigation, Landscaping

THIS AGREEMENT IS ACCEPTED AND APPROVED BY:

City of Brookshire	Southwest Monument & Sign
Sign: _____	Sign: _____
Print: _____	Print: _____
Date: _____	Date: _____

Subtotal \$8,540
 Total Tax \$0
TOTAL CONTRACT \$8,540
 Required Deposit \$4,270
FINAL BALANCE \$4,270

NOTES

Deposit can be waived with PO from the City.

Customer agrees for payments to be made as follows: **Required Deposit in order for work to commence (which includes any material ordering) and the remaining balance due upon completion (Net 15).**

Proof/Artwork: A proof will be sent for approval and must be executed by the client for work to commence. Once executed by the client as approved, ANY changes or errors is the financial responsibility of the client.

Permitting Issues: Permitting is excluded unless specifically included. Permitting, along with other government or local ordinance rules and restrictions are out of the contractor's control. No materials will be ordered until permitting has been approved unless the client directs otherwise at their own risk. SWM does not guarantee permitting approval and is not obligated to move forward with the contract if permitting is denied. Client is responsible for all expenses incurred prior to denial and SWM has the right to requote the project in order to redesign or make modifications necessary to pass permitting.

All material is guaranteed to be as specified. All work to be completed in a workman like manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be only on written order, and will become an extra charge over and above this estimate. All agreements contingent upon strikes, accident or delays beyond our control. Southwest Monument & Sign warrants and guarantees all labor and materials incorporated into the above-referenced project for a period of one (1) year from date of

substantial completion. Repairs or replacement is to be made within sixty (60) days of receipt of written notice. This warranty does not cover normal wear and tear, or repair and replacement of material that has been abused, neglected or not properly maintained.

This proposal subject to acceptance within 30 days and it is void thereafter at the option of the undersigned.

Photo Release: I hereby give consent for Southwest Monument & Sign to use photos of my project for advertising purposes including print and web. _____



by **CUSTOM STONE MONUMENTS**
(281)345-9833

BROOKSHIRE TX GATEWAY SIGN



Boulder: 120" long x 72" tall x 14" thick, weight 8,746 LBS. \$26,240
Decorative Base/Footer: 132" long x 38" wide 12" thick. weight 4,352 LBS. \$8,710
Delivery and installation: \$2,200+ (depending upon equipment required).
Piers may be required at additional price.
Production time is 12-14 weeks. Landscaping not included.

* NOTE THAT NO TWO BOULDERS ARE THE SAME. *ALL FONTS AND IMAGES MAY VARY SLIGHTLY ON COMPLETED PRODUCT. PROOFS SHOWN ARE NOT EXACT REPRESENTATIONS AND LIKE ALL NATURAL MATERIALS VARIATION IS NORMAL

PRELIMINARY CONSTRUCTION COST FOR
ROADWAY IMPROVEMENTS - PHASE II
CITY OF BROOKSHIRE
WALLER COUNTY, TEXAS
 March 20, 2025
 JOB NO. 4528-0001

ITEM NO.	ITEM DESCRIPTION	UNIT	QTY.	UNIT PRICE	TOTAL AMOUNT
PROJECT STARUP					
1	MOBILIZATION, INCLUDING BONDS AND INSURANCE	LS	1	\$ 20,000.00	\$ 20,000.00
TOTAL PROJECT STARUP COSTS					\$ 20,000.00
ROBIN: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCHES LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	1040	\$ 28.00	\$ 29,120.00
2	TRAFFIC CONTROL FOR ROBIN STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					ROBIN \$ 29,620.00
2ND STREET: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCHES LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	730	\$ 28.00	\$ 20,440.00
2	TRAFFIC CONTROL FOR SECOND STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					2ND STREET \$ 20,940.00
3RD STREET: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCHES LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	1750	\$ 28.00	\$ 49,000.00
2	TRAFFIC CONTROL FOR THIRD STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					3RD STREET \$ 49,500.00
FIFTH STREET: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCH LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	1515	\$ 28.00	\$ 42,420.00
2	TRAFFIC CONTROL FOR FIFTH STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					FIFTH STREET \$ 42,920.00
BAINS: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCH LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	3975	\$ 28.00	\$ 111,300.00
2	TRAFFIC CONTROL FOR BAINS STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					BAINS \$ 111,800.00
10TH STREET: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCH LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	2205	\$ 28.00	\$ 61,740.00
2	TRAFFIC CONTROL FOR 10TH STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					10TH STREET \$ 62,240.00
11TH STREET: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCH LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	4190	\$ 28.00	\$ 117,320.00
2	TRAFFIC CONTROL FOR ELEVENTH STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					11TH STREET \$ 117,820.00
13TH STREET: PATCH / OVERLAY ONLY SPECIFIC AREAS ONLY					
1	2-INCH THICK HMAC SURFACE COURSE, TYPE "D" PER TXDOT ITEM 340, COMPLETE IN PLACE. PATCH LOCATIONS WILL BE DETERMINED IN THE FIELD. BID ITEM IS CONSIDERED AN ALLOWANCE, NOT TO EXCEED.	SY	1580	\$ 28.00	\$ 44,240.00
2	TRAFFIC CONTROL FOR THIRTEENTH STREET, COMPLETE IN PLACE	LS	1	\$ 1,000.00	\$ 500.00
					13TH STREET \$ 44,740.00
TOTAL CONSTRUCTION COST					\$ 499,580.00

INVITATION TO BIDDERS

SEALED PROPOSALS addressed to City of Brookshire for construction of the Brookshire Road Improvements - Phase II, LJA Job No. 4528-0001, will be received at the office of the Engineer, LJA Engineering, Inc., 1904 West Grand Parkway North, Suite 120, Katy, Texas 77449, until 2:00 p.m., Wednesday, January 28, 2026, and then publicly opened and read aloud. To attend the Bid Opening by telephone, dial +1 346-202-6170, Phone Conference ID: 144 320 976#.

Bidding Documents may be examined at LJA Engineering, Inc., 1904 West Grand Parkway North, Suite 120, Katy, Texas 77449 or <https://www.civcastusa.com/>.

City of Brookshire will hold a non-mandatory pre-bid conference at the office of the Engineer, LJA Engineering, Inc., 1904 West Grand Parkway North, Suite 120, Katy, Texas 77449, at 1:00 p.m., Wednesday, January 21, 2026. To attend the audio format of the non-mandatory pre-bid conference, dial +1 346-202-6170, Phone Conference ID: 878 208 185#. City of Brookshire reserves the right to reject any and all bids. The Successful Bidder, if any, is the Bidder offering the best value for the Owner based on the published criteria provided in the bid documents and on its evaluation. (Texas Local Government Code 252.043 and 271.116)

Bid security in the form of bid bonds or cashier's check payable to City of Brookshire in an amount not less than five percent (5%) of the Bid submitted, must accompany each Bid.

The requirements of Subchapter J, Chapter 552, Government Code, may apply to this Bid and/or Contract and bidder/contractor agrees that the Contract can be terminated if the bidder/contractor knowingly or intentionally fails to comply with a requirement of that subchapter.

Bidder/Contractor declares that it has not received from a governmental body a notice of noncompliance with a provision of Subchapter J, Chapter 552, Texas Government Code, or, if such notice has been received, bidder/contractor has taken adequate steps to ensure future compliance with such subchapter and has provided or upon request will provide documentation of same.

Dates of Advertisement: 01/14/26; 01/26/26