

**NOTICE OF PUBLIC HEARING OF THE NEAR NORTHWEST MANAGEMENT DISTRICT TO
CONSIDER THE ADVISABILITY OF APPROVING THE SERVICE PLAN,
AMENDING/SUPPLEMENTING THE DISTRICT’S ASSESSMENT ROLL, AND LEVYING
ASSESSMENTS ON PROPERTY WITHIN THE DISTRICT**

TIME: December 2, 2024, 8:00 a.m.
PLACE: 7603 Antoine, Houston, Texas 77088

GENERAL NATURE OF THE PROPOSED IMPROVEMENTS AND SERVICES:

The Near Northwest Management District (the “District”) was created to provide services and improvements in the near northwest area of the City of Houston, Texas (the “City”), as authorized by Chapter 3811, Vernon’s Texas Special District Local Laws Code, and by Chapter 375, Vernon’s Texas Local Government Code. The District has been operating under a fifteen-year Service, Improvement and Assessment Plan and proposes to continue operating and levying assessments for services and improvements for an additional fifteen-year period pursuant to a new Service, Improvement and Assessment Plan, as amended (the “Plan”), based on the most recent certified appraisal rolls available, as allowed in the Plan. Funds received from such assessments will be used to provide services and improvements for the following:

1. Security and Public Safety – deter and or reduce crime within the District while making the best use of public and private resources, thereby encouraging commercial activity within the District and creating a market advantage for those properties within the District.
2. Planning and Urban Design – Enhance the District’s image, infrastructure and amenities.
3. Marketing and Perception Enhancement – Capture the attention of the public and the media to attract more people and investment to the District.
4. Administration – Successfully implement the Plan and budget(s) and operate the District as an effective and cost-efficient business.

The District proposes to add to its assessment roll all new development, redevelopment, or new construction or property annexed into the District since the District’s last public hearing on November 27, 2023, and any nonexempt real property in the District that was omitted from the District’s assessment roll at the last certified value set by the Harris County Appraisal District (“HCAD”).

ESTIMATED COST OF THE PROPOSED SERVICES AND IMPROVEMENTS:

The cost of the services to be provided is estimated to be \$1,587,815 annually over the remaining one year of the fifteen-year life of the Service Plan.

PROPOSED METHOD OF ASSESSMENT:

The District proposes to levy the assessment on properties added to the District’s assessment roll in the amount of \$0.139 per \$100 of assessed valuation as shown in the appraisal rolls of HCAD for the year 2024 to finance the cost of services and improvements.

All property owners within the District and all other interested persons are hereby invited to appear in person, or by their attorney, and contend for or contest the amendment/supplement and/or correction to the District’s assessment roll, each proposed assessment and the change in the assessment rate and to offer testimony pertinent to any issue presented on the amount, purpose and special benefits of the assessments and the penalties and interest on delinquent assessments.

A complete copy of the proposed “Near Northwest Management District Service, Improvement and

Assessment Plan” and additional information regarding the District can be accessed through the District’s website at www.nearnorthwestdistrict.com.

Oral or written support of or objections to the District's service plan, amendment/supplement to its assessment roll, change in the assessment rate and the levy of assessments as to any parcel in the District contained on the amended/supplemented District assessment roll will be considered at the hearing. For information, please call or write the Near Northwest Management District – Legal Counsel, HUSCH BLACKWELL LLP, 600 Travis Street, Suite 2350, Houston, Texas 77002, at (713) 525-6266. For information on the amount of your assessment, please call the District’s Assessment Consultant, Utility Tax Service, LLC at (713) 688-3855 (8:00 a.m. to 5:00 p.m., Monday through Thursday).

/s/ Wayne Norden

Wayne Norden, President
Near Northwest Management District