



LID Tax Rate Ranking for LID 7 Before & After the Sale of \$121.15 MM in Additional Bonds

Rank	Community	2017 LID Tax Rate	LID
1	First Colony in Sugar Land	0.111	2
2	Lakes of Avalon/Brazos Landing in Sugar Land	0.195	14
3	Commonwealth in Sugar Land	0.200	FCLID 2*
4	Greatwood in Sugar Land	0.205	11
5	New Territory (Current)	0.320	7
6	Sienna Plantation	0.450	Sienna*
7	Del Webb	0.500	6
8	Telfair	0.570	17
9	Riverstone	0.680	19
10	River Park	0.690	10
11	Riverstone	0.690	15
12	New Territory (Proposed)	0.825	7

Sienna\* Sienna Plantation LID  
 FCLID 2\* First Colony LID 2

Total Tax Rate Ranking for LID 7 Before & After the Sale of \$121.15 MM in Additional Bonds

Rank	Community	2017 Total Tax Rate*	LID
1	First Colony in Sugar Land	2.218	2
2	Lakes of Avalon/Brazos Landing in Sugar Land	2.302	14
3	Commonwealth in Sugar Land	2.307	FCLID 2*
4	Greatwood in Sugar Land	2.382	11
5	New Territory (Current)	2.427	7
6	Pecan Grove	2.474	N/A
7	River Park	2.867	10
8	New Territory (Proposed)	2.932	7
9	Riverstone	2.969	19
10	River Park West	3.004	N/A
11	Telfair	3.092	17
12	Sienna Plantation	3.109	Sienna*
13	Long Meadow Farms	3.109	N/A
14	Riverstone	3.129	15
15	Aliana	3.239	N/A
16	Del Webb	3.269	6

\* Represents highest tax rate in this community and includes all taxing entities; MUD, LID, City, County & ISD as applicable.  
 N/A These communities are not in a LID  
 Sienna\* Sienna Plantation LID  
 FCLID 2\* First Colony LID 2



**SUMMARY OF PROJECTED COSTS FOR  
LEVEE AND DRAINAGE IMPROVEMENTS**

**2018 BOND ELECTION REQUIREMENT FOR FORT BEND COUNTY LID 7**

**Projected Construction Costs**

1. Brazos River	\$ 55,000,000
2. External Channel	2,500,000
3. Pump Station and Detention	6,000,000
4. North Levee	15,000,000
5. Contingencies	7,850,000
6. Engineering	17,270,000
7. Grant Application	300,000
8. Land Acquisition	
a. Brazos River	230,000
b. External Channel	60,000
c. Pump Station and Detention	35,000
d. North Levee	315,000
9. Inflation (2% for 5 years)	10,890,000

**Total Projected Construction Costs \$ 115,450,000**

**95.30% of Total Projected Bonds Required**

**Projected Non-Construction Costs**

1. Legal Fees	1,211,500
2. Fiscal Agent Fees	1,211,500
3. Bond Discount	2,423,000
4. Administrative and Issuance Fees and	253,600
5. TCEQ Bond Proceeds Fee	302,900
6. Bond Application Report Cost	250,000
7. Attorney General Review Fees	47,500

**Total Projected Non-Construction Costs \$ 5,700,000**

**4.70% of Total Projected Bonds Required**

**TOTAL PROJECTED BONDS REQUIRED \$ 121,150,000**

NO. \_\_\_\_\_

**BOND ELECTION  
MAY 5, 2018**

**FORT BEND COUNTY LEVEE IMPROVEMENTS DISTRICT NO. 7**

**OFFICIAL BALLOT**

**INSTRUCTION NOTE: Place an "X" in the square beside the statement indicating the way you wish to vote.**

**FORT BEND COUNTY LEVEE IMPROVEMENT DISTRICT NO. 7 - PROPOSITION A**

- FOR**            **THE ISSUANCE OF \$121,150,000 LEVEE IMPROVEMENT BONDS AND THE LEVY OF TAXES, WITHOUT LIMIT AS TO RATE OR AMOUNT, IN PAYMENT OF THE BONDS**
- AGAINST**

**FORT BEND COUNTY LEVEE IMPROVEMENT DISTRICT NO. 7 - PROPOSITION B**

- FOR**            **THE ISSUANCE OF \$121,150,000 REFUNDING BONDS TO REFUND BONDS AUTHORIZED BY ARTICLE 16, SECTION 59 OF THE TEXAS CONSTITUTION AND THE LEVY OF TAXES, WITHOUT LIMIT AS TO RATE OR AMOUNT, IN PAYMENT OF THE BONDS**
- AGAINST**



# Bond Authorization vs. Bond Issuance

## Bond Authorization

- Proposition A - Authorizes issuance up to \$121,150,000 in bonds for projects and levy of taxes to pay off the bonds — a long term funding option for projects.
- Proposition B - Authorizes issuance up to \$121,150,000 in "REFUNDING" bonds to refinance previously issued bonds at a lower interest rate (similar to refinancing a home mortgage); new lower interest rate bonds **replace** previously issued higher interest rate bonds. These are replacement bonds, NOT twice the amount of \$121,150,000.
- Both propositions allow for bond issuance flexibility.
- Authorization means issuing bonds is an option, not a requirement.

## Bond Issuance

- Each new bond issue is reviewed and approved by the Board, TCEQ and Texas Attorney General prior to sale.
- Each new bond issue will be evaluated against other funding options to determine the best alternative for any given project or projects at that time.
- Bonds are sold at public meetings and pursuant to a competitive bidding process overseen by the Board.
- Refunding bonds would only be issued if interest savings can be achieved; new lower interest rate bonds replace previously issued high interest rate bonds.
- The text "levy of taxes, without limit as to rate or amount" on the ballot simply means that the District can make good on its promise to bond buyers that it can levy whatever tax rate is required, depending on property values, to pay the debt-service payments when due on the issued bonds. The Board will not levy more debt-service taxes than what is needed to pay the debt-service payments on issued bonds. An "unlimited tax" pledge is the strongest pledge a governmental entity can make and will allow the District to borrow at the lowest possible interest rate.