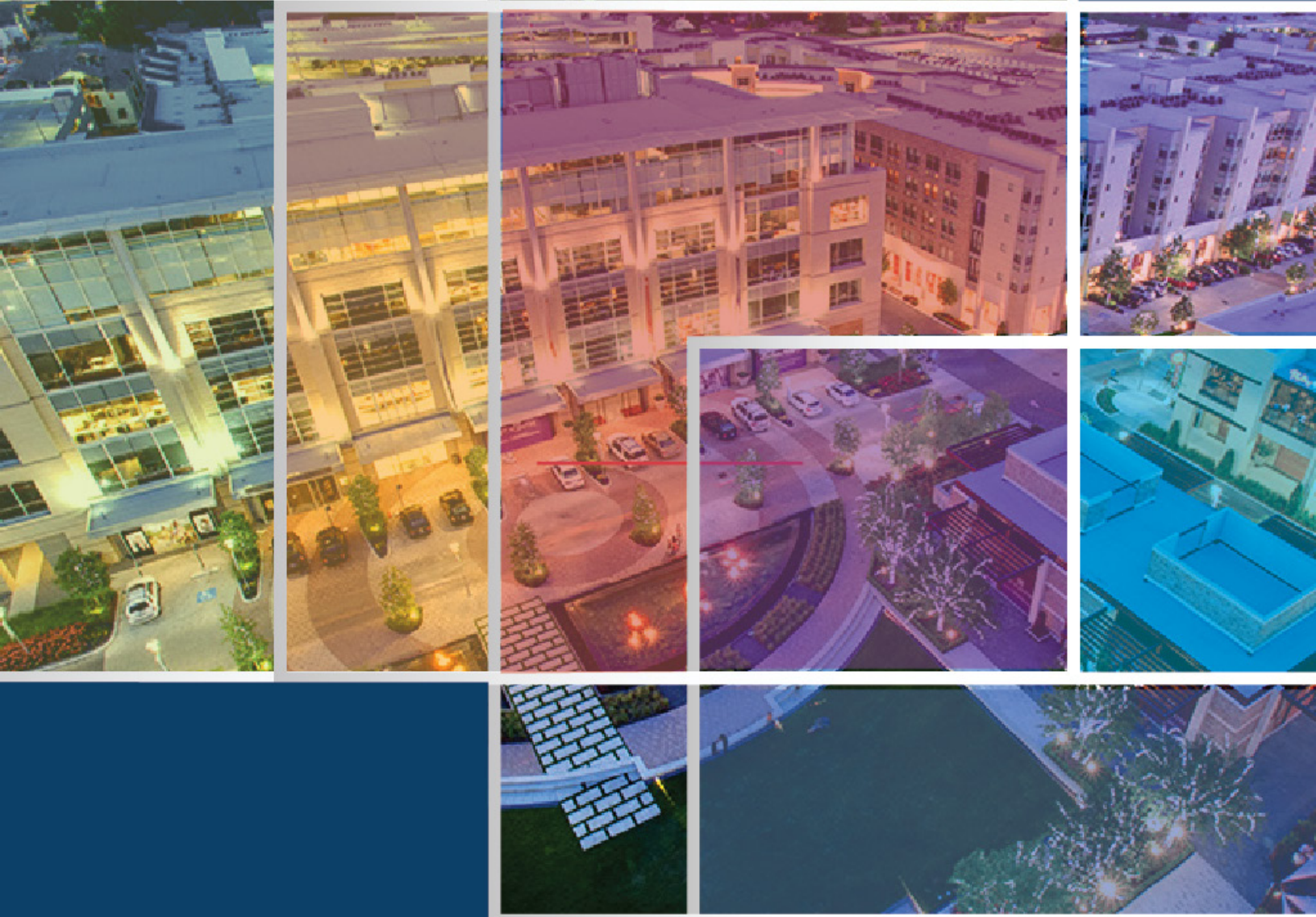


ANNUAL REPORT



2020

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OUR VISION




Everyone should find great experiences and opportunities in Greater West Houston because it is resilient, well-planned, well-maintained, and welcoming. We see opportunities to continually improve by ensuring that the public and private sectors work cooperatively on policy and planning.

OUR MISSION

We are industry leaders who advocate, collaborate, and educate to achieve the best quality of life, experience, and opportunity in Greater West Houston by promoting better infrastructure, public policy, and planning.

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OVER 40 YEARS
OF LEADERSHIP
IN QUALITY
GROWTH

LETTER FROM OUR CHAIRMAN



Thank you for your outstanding support in this unprecedented time as we continue to collaborate, educate and advocate, making West Houston a better place to live, work and play for the 2 million plus people in our region.

2020 was an unpredictable year by every stretch of the imagination. COVID-19 destabilized the economy and has impacted many lives. WHA remained diligent during trying times, pivoting quickly to reimagine events and embrace a virtual format for most of the year.

Every year, we look forward to connecting with our elected and public officials and sharing our vision for the future that we are building together. While we still crafted and communicated our legislative agenda, due to the pandemic, we had to cancel the Elected and Public Officials Reception. In the context of growth and the resilience of our organization, I want to highlight that this is the only event we had to cancel in 2020. That's a testament to the strength and commitment of our members, staff, and partners.

As always in the WHA 42-year history, when faced with adversity, we embrace them as new opportunities to build toward a greater future. We welcomed Lawanda Maxwell, MBA as our Communications and Outreach Manager and Alan Steinberg, Ph.D. as our President and Chief Executive Officer. We released our 2020 Development Map and opened its access to the general public. At the governance level, we have continued to evolve the structure of the Board of Directors by implementing policies for succession planning, created a Member Handbook that outlines organizational policies, and restructured the curriculum to the Rising Leaders program.

In accordance with CDC guidelines, we hosted a few small in-person gatherings. We reorganized the office to assist with social distancing and held hybrid committee meetings. Our Rising Leaders toured two communities that have earned the Quality Planned Development designations, to see their innovative approaches to community building. We ended the year strong with a small reception to present our new award, the Star of Excellence, to Steve Radack for his unwavering commitment and dedication over three decades as Harris County Commissioner for Precinct 3.

As I enter my final year as Chairman of the Board, I can truly say that I am honored to serve an organization with such amazing members who are dedicated to continuously improving the region and ensuring a high quality of life in West Houston because it is resilient, well-planned, well-maintained, and welcoming.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Heath Melton', with a stylized flourish at the end.

Heath Melton

Chairman of the Board

COLLABORATE. EDUCATE. ADVOCATE

ISSUES

INCREASING THE RECREATIONAL FACILITIES LIMIT

Recreational facilities in Municipal Utility Districts (MUDs) and other water districts play an important role in communities. Currently, only 1% of the taxable value of property in these districts may be used to support bonds that pay for recreation facilities. Recreational facilities provide many health benefits to residents in MUDs and other water districts.

BUFFALO BAYOU

The Army Corps of Engineers released plans to reduce flooding in the Houston area. The key is to find a way to convey additional flood waters from the reservoirs to Galveston Bay. The plan involved creating a new reservoir on the Katy Prairie and bayou channelization. The plan was met with resistance because it would decimate the biodiversity and reshape one of the Houston's greatest urban treasures.

The West Houston Association participated and helped with the coordinated effort to respond to the Army Corp of Engineers report of the Buffalo Bayou.

87TH LEGISLATIVE AGENDA

Our 87th Legislative Agenda was completed in October and it included topics concerning increasing the recreational facilities, funding for transportation, support for sustainable infrastructure and flood control.



The West Houston Association (WHA) is comprised of industry leaders who work together to promote quality development, sustainable infrastructure, long-term planning, and sound public policy to achieve the best quality of life in Greater West Houston.





SPOTLIGHT

As an organization, we work to achieve the best quality of life, experience and opportunity in Greater West Houston, that means we are seeking to improve the lives of over 2 million people. The decisions we make impact more people than most city or county governments, more than a dozen states or even 85 of the 235 countries in the world.

ISSUES

MASTER PARKS PLAN

The WHA Parks, Recreation, and Open Spaces committee announced that it would begin working on a Master Parks Plan in November. This document will serve as a comprehensive framework for the classification, usage, size, and facility recommendations for parks and greenspaces in the Greater West Houston area.

ENVISION CREDENTIALING

The West Houston Association hosted two Envision Credentialing Course on May 7th and October 14th to prepare professionals for the Sustainable Infrastructure Credentialing Test. The 8-hour course was held in a virtual format for the first time. Instructors Michael Bloom, Sustainability Practice Manager at R.G. Miller, and Liz Parent, a Principal Engineer at 5engineering, LLC taught the class. Of the 3 Envision courses held by the West Houston Association, over 60 attendees now have the ENV-SP credential.

The Envision credential increases personal marketability for professionals, provides a valuable return on investment for organizations that deliver infrastructure project, and is becoming a globally recognized credential in civil engineering.

MEMBER OP-ED ARTICLES

Developers, MUD's, and Architects are Creating More Green Space in Houston - Deborah January-Bevers

As a follow up piece from the Blues to Greens Forum and promotion of the MPC Ecoregions Experiences Event Program (MPCE3), Deborah January-Bevers wrote an op-ed on how and why green space is important in urban and residential open spaces. The article also featured information concerning the 8-county Gulf-Houston Regional Conservation Plan (RCP) and how Houston Wilderness keeps track of the amount protected/preserved green space in each of the 8 counties.

Uneven Impacts of COVID on the Texas Job Market - Greg Turner

Greg Turner, MBA is a self-proclaimed numbers junkie and budding futurist wrote an article focused on the effect of COVID-19 on state and local economies and the indicators to consider that showed signs of a strong rebound.

The Educational Role of Blue and Green Spaces In A Community - Matt Baumgarten

As a follow-up to our Blues to Greens Forum, Matt Baumgarten of SWA Group shared how a landscaping project turned into a back-yard classroom.

FORUMS

DEVELOPING SUSTAINABLY: GREEN DEVELOPMENT

The Green Development Forum was held at the Embassy Suites on February 6, 2020 to discuss policies concerning sustainability with representatives from the private and public sectors. Panelists included Patti Joiner, John Blount, and Peter Barnhart. Natalie Chaney, Team Lead at RPS, was the moderator.

TRI-COUNTY JUDGES FORUM

The West Houston Association's Tri-County Judges Forum was held virtually on June 11, 2020 featuring a panel of local county judges – Judge Duhon of Waller County, Judge Hidalgo of Harris County, and Judge George of Fort Bend County. Each judge provided updates on county initiatives and their collaborative efforts on issues pertinent to the region, including mobility, infrastructure, flooding, and COVID-19. Heath Melton, Executive Vice President, MPC at Howard Hughes Corporation and Board Chairman of the West Houston Association, moderated the panel with questions from attendees.

BLUES TO GREENS

The West Houston Association held a virtual forum on July 23, 2020 to discuss the interplay between water conservation (blue) and optimizing open spaces (green). A panel of conservation and recreation professionals discussed master-planned spaces and their impact on the region. This event was moderated by Alia Vinson, Partner at Allen Boone Humphries Robinson LLP and Vice-Chair of the WHA Water Resources Committee. Panelists included: Tricia Brasseaux, Rob Bamford, Matt Baumgarten, and Deborah January-Bevers.



EVENT DATA

- Hosted 16 events involving 9 public and elected officials as presenters
- 48 Committee Meetings
- 7 Educational Forums
- On average, 88 people tuned in for each event
- Our highest viewed event - the Tri-County Judges Forum, 136 people attended





FORUMS

CITY ISSUES FORUM

The WHA City Issues Forum took place on May 14, 2020 in a virtual format, featuring Mayor Sylvester Turner. Over 130 participants attended the virtual event. The mayor's remarks focused on the \$169 million budget shortfall for the next fiscal year and infrastructure in Greater West Houston.

FLOOD CONTROL

The West Houston Association held a virtual forum on August 4th, 2020 to discuss ongoing efforts to improve flood control infrastructure. Moderator and WHA Flood Control Committee Chair, Tim Buscha, President of IDS Engineering Group, noted the importance of keeping the constituency educated on causes of flooding and how to be strong advocates for continued funding.

Russell "Russ" Poppe, Executive Director for the Harris County Flood Control District stressed the importance of flood insurance, provided updates on projects and funding, and mentioned that the Harris County Flood Control Task Force is being repurposed into a Community Resiliency Task Force to suit the county's needs. Kathleen Jackson, Director on the Texas Water Development Board, spoke about state level initiatives and funding opportunities.

STATE ISSUES FORUM

Over 90 members and guests of the West Houston Association attended an update on the state of the Texas economy during a virtual forum on September 30th. Texas Comptroller Glenn Hegar participated in a wide-ranging discussion moderated by Howard Cohen, Partner at Schwartz, Page & Harding LLP. Hegar discussed the budget surplus forecast and how it turned to a multi-billion dollar deficit.

Hegar also discussed the upcoming 2021 budgeting session, improving the Houston-area flood infrastructure in the post-Harvey era, and the significance of rebuilding consumer confidence as it relates to the state's economic recovery.

FEDERAL ISSUES FORUM

The WHA Federal Issues Forum featuring U.S. Representative Dan Crenshaw (TX-2) took place virtually on October 29th. In a wide-ranging question-and-answer session moderated by long-serving Fort Bend County Judge Bob Herbert, Crenshaw spoke about energy, infrastructure, education, and of course, the Covid pandemic.

VIRTUAL HAPPY HOUR AND PUB QUIZZES

2020 was the year of the virtual connection. We hosted 3 virtual happy hours and released a color changing signature drink, the WHA Quarantini. The happy hours gave Rising Leaders the opportunity to introduce themselves to their mentors, to welcome staff members, and to honor our outgoing president for his 4 years of service at the West Houston Association.

CONNECTING DESPITE COVID-19

QPD PROPERTY TOURS

WHA members taking part in the Rising Leaders program participated in two different tours last year at Towne Lake and Bridgeland to learn more about the Quality Planned Development (QPD) program and the criteria to become a QPD recognized site. The first tour took place on September 11th at Towne Lake, in Cypress, Texas. Towne Lake, a Caldwell Company property, was recognized as a Quality Planned Development in 2013. This year, it has been recognized as a Houston Business Journal Landmark award-winning community.

The second tour took place on September 24th at Bridgeland, in Cypress, Texas. Bridgeland, a Howard Hughes Corporation property, received Quality Planned Development (QPD) recognition in 2012, and in 2019 was recognized as a Houston Business Journal Landmark award-winning community. Attendees met at Dragonfly Park in the Emerald Room where Lona Shipp, a member of the fourth Rising Leader cohort and Director of Residential Marketing for Bridgeland, gave a presentation on how Bridgeland qualified for QPD recognition by setting superior standards in the way they designed this master planned community.

MPC ECOREGIONS EXPERIENCES EVENT PROGRAM

Houston Wilderness and Cross Creek Ranch, along with the West Houston Association held a virtual session on October 22nd that highlighted the importance of using recreational facility bonds to support the development of projects that provide environmental and flood resiliency benefits in masterplan communities, and other municipal utility districts. The first MPC E3 event took place on February 27, 2020.

RISING LEADERS ENGINEERING LABOR MARKET PANEL DISCUSSION

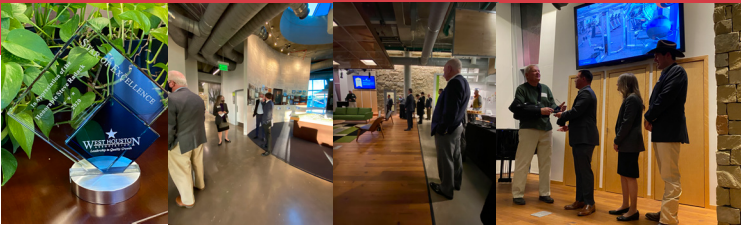
During a panel discussion hosted by the West Houston Association's Education and Workforce Development Committee on August 12th, 2020, our Rising Leaders learned about the progress being made in a key component of the West Houston 2060 Plan. Panelists covered the current state of educational opportunities and workforce needs that the the UH/HCC Engineering Academy at Katy is poised to help shape, as well as forecasted labor force demands in the future.

RICE STUDENTS AND WEST HOUSTON

WHA worked with students from Rice University to identify ways to improve West Houston's "Cool Factor", an expression to represent the area's arts, culture, dining, entertainment and social scene.

STAR OF EXCELLENCE

The WHA Star of Excellence award is given to one person each year for outstanding contributions to West Houston.



COMPASS AWARDS

Michael Bloom, Sustainability Trailblazer, was given a WHA Compass Award for his remarkable efforts in aiding WHA's promotion of the Envision Rating System, a best practice guide on developing and implementing resilient and sustainable infrastructure.

Bill Callegari and Todd Burrer for their extraordinary efforts in seeking a resolution to the growing decline in regional water service operators through the development of the Water Workforce Initiative.

AWARDS

STAR OF EXCELLENCE

Steve Radack was given the award for three decades of service to continuously improve the quality of life for people across West Houston in Precinct 3 and beyond.

SUSTAINABILITY STARS AWARDS

The Sustainability Stars program awards applicants for projects focusing on land development and infrastructure in the Greater West Houston area. Applicants are assessed on five areas: investigation, investment, integration, inspiration, and innovation; projects can receive up to five stars for meeting requirements in each area. Three projects were honored with Sustainability Stars this year.

Jim Russ, President of EHRA Engineering and WHA Sustainable Infrastructure Committee Chair, announced this year's winning projects: **Towne Lake Water Re-Use, Cinco MUD 1's De-salination Water Plant, and Cinco MUD 1's Waste-Water Treatment Plant Water Re-use.**

QUALITY PLANNED DEVELOPMENT DESIGNATION

WHA held its annual award ceremony on Tuesday, December 1st to celebrate the work of the membership during a uniquely challenging year. Two developments were recognized as Quality Planned Developments (QPD): **Grayson Woods in Katy and The Woodlands Hills in Conroe**, bringing the total to 24 recognized developments in the Greater Houston region.

In announcing this year's recipients, Rob Bamford, WHA Quality Planned Development Committee Chair, said that the award certifies that the developers have invested considerable thought and effort in creating amenities and value for their residents.



We created a new 2020 Development Map. This year's version now includes Sustainability Star winners and two Map App instructional videos, created by BGE Inc.

2020 DEVELOPMENT MAP

PUBLIC ACCESSIBILITY

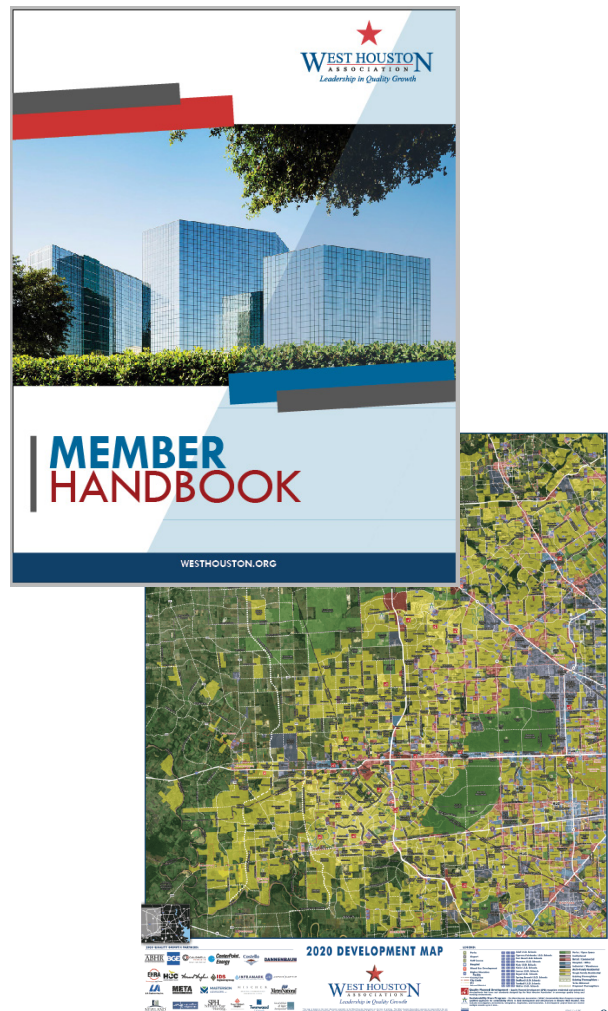
WHA has produced development maps since it was founded in 1979 to show both private and public permitted and anticipated projects. Every three years the development map is updated and distributed to all WHA members. This information informs our members of the growth in West Houston and shows significant projects as well as changes to land use. The map is available to all WHA members digitally along with many boundaries and on WHA's "Map App" (hosted by BGE).

MAP APP

The WHA Map App is a customizable, member only digital version of the most recent WHA Development Map. Its intuitive design includes interactive layers for viewing and can be printed in various sizes.

2020 MEMBERSHIP HANDBOOK

The WHA Membership Handbook was completed in November 2020. The handbook is a resource for WHA members. In it, you'll find information concerning the policies of the West Houston Association. Special thanks to Mark Kilkenny, Marlene Gafrick, Todd Burrer, and Heath Melton, the Membership Board subcommittee responsible for approving and revising the handbook. The handbook will be updated annually by our newly created Membership Committee.



THE NUMBERS

State of financial position, December 31st, 2021

EXPENSES



■ Personnel ■ Programming ■ Administrative

REVENUE

Membership Investment	\$215,500.00
Quality Growth Partners	\$153,000.00
Programming	\$65,471.36
Total Income	\$433,971.36

Membership Investment: All income from members' annual investment in WHA's mission. This includes new members.

Quality Growth Partners: All income from annual Quality Growth Sponsorships.

Programming: All income from events and programming, event-specific sponsorships, and awards.

EXPENSES

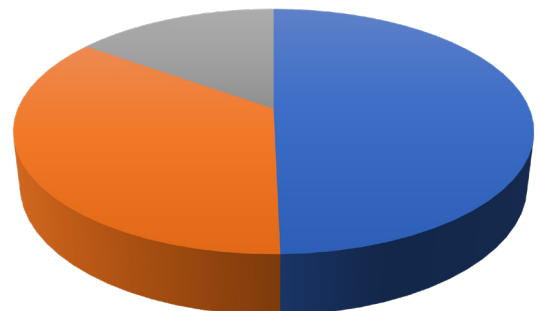
Personnel	\$288,884.03
Programming	\$47,258.24
Administrative	\$77,527.42
Total	\$413,669.69

Personnel: All expenses related to salaries, payroll taxes, healthcare, and retirement.

Programming: All expenses related to events, projects, maps, publications, Rising Leaders programming, and meetings.

Administrative: All physical and virtual expenses related to the operations, administration, and maintenance of WHA, which includes but is not limited to office space and equipment, software, and telecommunications.

REVENUE



■ Membership Investment ■ Quality Growth Partners ■ Programming

QUALITY GROWTH PARTNERS

We had a total of 23 Quality Growth Partners in 2020. Our Quality Growth Partners (QGP) are annual partners that provide an investment commitment to WHA programming and advocacy.



MEMBERSHIP

WHA partnered with about 90 organizations in 2020 to educate and advocate for regional needs.

5engineering
Allen Boone Humphries Robinson
LLP
BGE, Inc.
Caldwell Companies
CDS Community Development
Strategies
CenterPoint Energy
Chesmar Homes
City of Waller Economic
Development Corp.
Costello, Inc.
DAC Engineering
Dannenbaum Engineering Corp.
David Weekley Homes
Delta Troy Interests, Ltd.
EHRA Engineering
Energy Corridor Management
District
Friendswood Development
Company
Fugro USA Land, Inc.
Fulshear-Katy Chamber of
Commerce
Greater Houston Partnership
Halff Associates
Hines

Hollaway Environmental +
Communications
Houston Association of Realtors
Houston Community College-
Northwest
Houston West Chamber of
Commerce
Howard Hughes Corporation-
Bridgeland LP
HR Green, Inc.
IDS Engineering Group
Inframark
Johnson Development Corporation
Jones Carter, Inc.
Jones Engineering Solutions
Katy Area Economic Development
Council
Kimley-Horn and Associates, Inc.
Knudson, LP
Lake Management Services, L.P.
Land Advisors Organization, LLC
LJA Engineering, Inc.
Locke Lord LLP
Lockwood, Andrews & Newnam,
Inc.
M/I Homes
Maddox Investments

Masterson Advisors LLC
MD Anderson Cancer Center
Memorial Management District
Meritage Homes
META Planning + Design LLC
MetroNational
MHI Partnership, LTD
Midway Companies
Mischer Investments L.P.
Moody-Rambin Interests
Newland Real Estate Group LLC
NewQuest Properties
Ninyo & Moore
Odyssey Engineering Group
Orrick, Herrington & Sutcliffe LLP
Perry Homes, LLC
R.G. Miller Engineers
Raba Kistner
Ravenna Homes
RPS
Schwartz, Page & Harding, LLP
Si Environmental, LLC
Sueba USA Corporation
Taylor Morrison/Darling Homes/
William Lyon Homes
Texas Children's Hospital
The Goodman Corporation
The Muller Law Group, PLLC
TNG Utility Corporation
Toll Brothers, Inc.
Trendmaker Homes
TriStar Land Management
Twinwood (U.S.), Inc.
University of Houston
Van De Wiele & Vogler, Inc.
Waller County Economic
Development Partnership (WCEDP)
Westin Homes
Winstead, PC
Wolff Companies
Zonda

WHA FORMS A NEW COMMITTEE

The WHA Membership Committee will have an internal focus, concentrating on member recruitment, engagement and retention. Mark Kilkenny from Twinwood will chair the committee with Todd Burrer from Inframark, as the vice chair.

WHA WELCOMES NEW STAFF MEMBERS

In 2020, we welcomed two new additions to our team. Our CEO/President, Alan Steinberg and our Communications and Outreach Manager, Lawanda Maxwell.

OUR LEADERSHIP

COMMITTEE LEADERSHIP

Thank you to our 2020 Committee Leaders.

Education and Workforce

Chair: Zach Hodges, Houston Community College

Vice Chair: Jon Polly, Radcliffe Bobbitt Adams Polley PLLC

Regional Mobility

Chair: Jim Webb, The Goodman Corporation

Vice Chair: William Papadopoulos, Delta Troy

Quality Planned Development

Chair: Rob Bamford, Johnson Development Company

Vice Chair: Amber Burton Alfred, Houston Association of Realtors

Sustainable Infrastructure

Chair: Jim Russ, EHRA Engineering

Vice Chair: Mark Gehringer, Howard Hughes

Water Resources

Chair: Jack Miller, R. G. Miller Engineers, Inc.

Vice Chair: Alia Vinson, Allen Boone Humphries Robinson

Flood Control & Drainage

Chair: Tim Buscha, IDS Engineering Group

Vice Chair: Andy Palermo, EHRA Engineering

Parks, Recreation and Open Spaces

Chair: Christina Cole, Schwartz, Page & Harding, LLP

Vice Chair: Tricia Brasseaux, Howard Hughes

Government Affairs

Chair: Mark Kilkenny, Twinwood

Vice Chair: Howard Cohen, Schwartz, Page & Harding, LLP

OUR STAFF



Alan Steinberg

President & CEO

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Lawanda Maxwell

Communications & Outreach Manager

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Jennifer Boggs

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BOARD OF DIRECTORS

EXECUTIVE COMMITTEE



Heath Melton
Chairman
Howard Hughes



Marlene Gafrick
Vice Chair
MetroNational



Carolyn Dorros Wolf
Secretary
Wolff Companies



Jim Boone
Treasurer
ABHR LLP.



Rob Bamford
JDC



Mark Kilkenny
Twinwood



Lee Lennard
BGE, Inc.



John Moody Sr.
Parkside Capital

Peter Barnhart, Caldwell Companies
Dick Phillips, University of Houston
Matthew Timmons, Texas Children's Hospital
Zach Hodges, Houston Community College
Todd Burrer, Inframark
Randy Corson, Mischer Investments
Rainer Ficken, Newland Companies

David Hightower, Midway Companies
Ed Knight, Harrison Interests
Kyle Lippman, NewQuest Properties
Jack Miller, RG Miller Engineers
Colins Pier, Trendmaker Homes
Jim Russ, EHRA Engineering

Our newest board, the Emeritus Directors, are long serving directors who still provide input to the board on an ad-hoc basis.

Emeritus Directors

Joe B. Allen, Allen, Boone, Humphries, Robinson LLP
Fred Caldwell, Caldwell Companies
Bradley Freels, Midway Companies
Ned Holmes, Ned S. Holmes Investments, Inc.
Peter Houghton, Rooted Development
Larry Johnson, Johnson Development
Jim Jard, MetroNational
Bob Jones, Jones Engineering Solutions
Jack Linville, PGAL
Walt Mischer, Jr., Mischer Investments

Advisory Board

Andrea French, Transportation Advisory Group
Deborah January-Beavers, Houston Wilderness
Richard Johnson, Rice University
Mary Anne Piacentini, Katy Prairie Conservancy
Dietrich von Biedenfeld, University of Houston – Downtown

2021 UPCOMING EVENTS

We have 16 events planned for 2021.

1/19 - Board Retreat (Virtual)
1/29 - Committee Leadership Meeting (Virtual)
2/11 - Precinct 3/Tom Ramsey Forum (Virtual)
3/25 - Tri-County Economic Development Forum (Virtual)
4/29 - Water Innovation Forum (Virtual)
5/6 - Envision Credential Maintenance Class (Virtual)
5/27 - Rising Leaders TopGolf Tournament (In Person)
6/10 - Emerging Technologies in Technology
7/22 - West Side City Council Form
8/12 - Flood Control Forum
9/9 - Public & Elected Officials Reception
SEPT. - Fall Envision Credentialing Course
OCT. - Legislative Issues Forum
OCT. - WHA 27th Annual Golf Tournament
NOV. - WHA Evening Awards Gala
DEC. - WHA Holiday Party



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