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EXECUTIVE SUMMARY

Sugar Land Development Corporation Update –Q4 FY2010

This report was compiled from multiple sources of data to provide an overview of the status of the Sugar Land Development Corporation’s financial status, contracts and agreements, the City’s economic development efforts, and the economic conditions locally and nationally.

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LEGEND

- Performing at or Above Typical Levels
- Performing or Expected to Perform Below Typical Levels
- Performing Extremely Below Typical Levels



CORPORATION FINANCIAL STATUS

Sugar Land Development Corporation
Monthly Financial Statement
For the Period Ending September 30, 2010

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	FY09 Year-to-Date Actuals	FY10 Adjusted Budget	FY10 Year-to-Date Actuals	Percent of Budget
Revenues				
Sales Tax	\$ 4,935,322	\$ 4,677,663	\$ 4,706,878	100.62
Interest Income	160,735	69,000	63,721	92.35
TIRZ Assignment	497,000	325,000	325,000	100.00
Miscellaneous	-	1,197	3,197	-
Operating Revenues	5,593,057	5,072,860	5,098,796	100.51
Total Revenues	5,593,057	5,072,860	5,098,796	100.51
Expenditures				
Economic Development Program	192,516	575,946	167,455	29.07
Economic Development Incentives	200,000	1,000,000	-	-
Capital Projects Reimbursement	369,641	3,843,463	565,159	14.70
Sales Tax Incentive Grant	169,341	30,055	30,055	100.00
Debt Service	996,830	989,530	986,830	99.73
Contractual Services	1,399,783	2,484,921	2,288,600	92.10
Total Expenditures	3,328,111	8,923,915	4,038,099	45.25
Revenues Over/(Under) Expenditures	2,264,946	(3,851,055)	1,060,697	-
Accrued Sales Tax	(785,439)	(803,461)	(803,461)	-
Debt Service Reserve	(967,414)	(965,594)	(965,594)	-
Fund Balance - Beginning	8,976,470	10,968,912	10,968,912	-
Fund Balance - Available	\$ 9,488,563	\$ 5,348,802	\$ 10,260,554	-

Sugar Land Development Corporation Summary

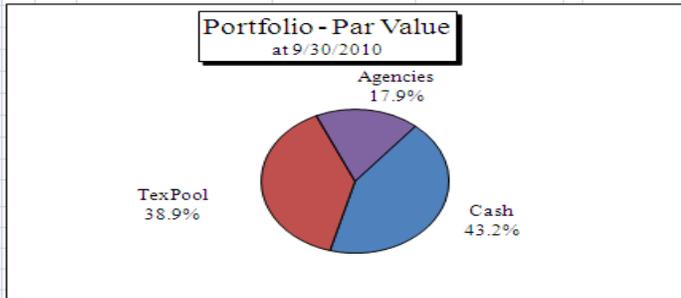
Revenues are 100.51% of revised budget and 8.84% lower than the prior year. Sales tax revenues are 100.62% of revised budget. TIRZ assignment for \$325,000 is 100% of revised budget.

Expenditures of \$4,038,099 are 45.25% of revised budget and 21.33% higher than last fiscal year. Economic Development Program for \$167,455 includes \$51,247 for membership dues, \$66,017 for professional services and \$31,832 for promotion. Through September a total of \$565,159 was reimbursed to the City for capital projects. Unspent capital funding will carry over to FY11. Sales tax incentive grant totals \$30,055 that was reimbursed to the City for First Colony Mall - Lifestyle Center. Debt service payments through September total \$986,830. Contractual services total \$2,288,600, which includes a developer reimbursement of \$1.7 million to PCD for Town Square Infrastructure and \$548,893 in reimbursements to the City for support services and capital project management fees.

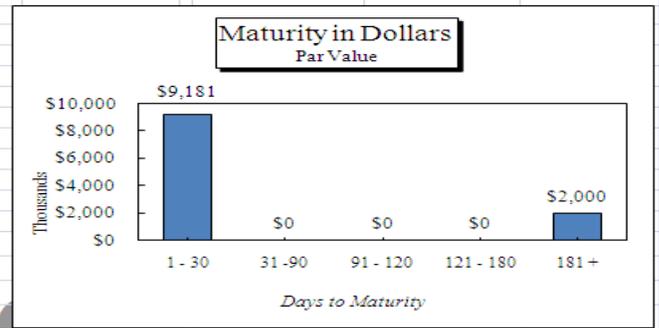
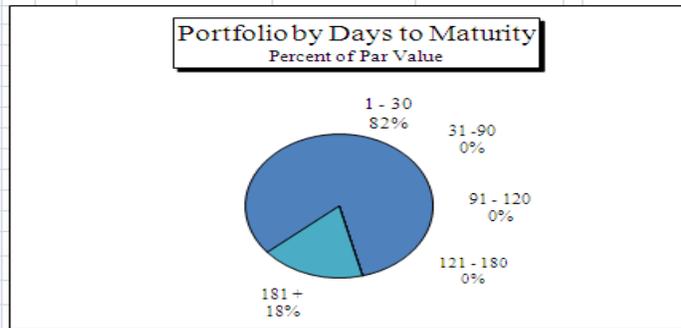


CORPORATION FINANCIAL STATUS

**SUGAR LAND DEVELOPMENT CORPORATION
SUMMARY OF PORTFOLIO
FOR THE MONTH ENDED SEPTEMBER 30, 2010**



Portfolio At 9/30/10	Par Value	Book Value	Market Value
Cash	\$ 4,830,695	\$ 4,830,695	\$ 4,830,695
TexPool	4,350,339	4,350,339	4,350,339
Treasuries	-	-	-
Agencies	2,000,000	2,000,000	2,003,435
Total	\$ 11,181,034	\$ 11,181,034	\$ 11,184,469



Investment Activity - Par Value

	Treasuries	Agencies	TexPool	Total
Beginning Balance	\$ -	\$ 5,000,000	\$ 4,588,365	\$ 9,588,365
Matured 01/20/12 Called		(1,000,000)		(1,000,000)
Matured 02/02/12 Called		(500,000)		(500,000)
Matured 04/09/12 Called		(500,000)		(500,000)
Matured 05/03/12 Called		(1,000,000)		(1,000,000)
Matured 05/17/12 Called		(500,000)		(500,000)
Matured 05/25/12 Called		(1,000,000)		(1,000,000)
Purchased 07/27/12		500,000		500,000
Purchased 09/08/10		500,000		500,000
Purchased 09/13/10		500,000		500,000
Debt Payment			(240,609)	(240,609)
Texpool Interest			2,582	2,582
Ending Balance	-	2,000,000	4,350,338	6,350,338
Cash Balance				4,830,695
Total Portfolio	\$ -	\$ 2,000,000	\$ 4,350,338	\$ 11,181,034

Pledged by Wells Fargo Bank to SLDC - Book Value	\$ 169,195
Pledged by Wells Fargo Bank to SLDC - Market Value	\$ 176,555
FDIC Coverage	\$ 250,000
SLDC Bank Balance	\$ 216,752

SLDC cash in the City's Disbursement Fund is collateralized with City's collateral.

This monthly report is in full compliance with the City of Sugar Land's investment policy and strategy as established for the pooled investment fund and the Public Funds Investment Act. (Chapter 2256).

Prepared By:

Donna Svetek Lynda Seymour
Investment Officer

Qua Shah
Investment Officer

Qua Shah
Investment Officer



CORPORATION FINANCIAL STATUS

SUGAR LAND DEVELOPMENT CORPORATION SECURITIES BY TYPE FOR THE MONTH ENDED SEPTEMBER 30, 2010

Type	Par	Cusip #	Purchase Date	Maturity Date	Price	Purchase Price	Yield	Beginning Book Value	Beginning Market Value	Ending Book Value	Ending Market Value
TexPool	4,350,339		9/30/10	10/1/10	100.000	4,350,339	0.22%	4,588,365	4,588,365	4,350,339	4,350,339
68.5%	4,350,339	WAM: 1	Days	WAY:	0.22%	4,350,339		4,588,365	4,588,365	4,350,339	4,350,339
FFCB	500,000	31331JJW4	04/15/10	04/05/12	100.000	500,000.00	1.23%	500,000	502,970	500,000	502,115
FFCB	500,000	31331JD91	09/08/10	06/08/12	100.000	500,000.00	0.64%	new	new	500,000	500,060
FHLB	500,000	313370CC0	07/28/10	07/27/12	100.000	500,000.00	0.80%	new	new	500,000	501,570
FFCB	500,000	31331JZX4	09/13/10	09/10/12	100.000	500,000.00	0.62%	new	new	500,000	499,690
31.5%	2,000,000	WAM: 637	Days	WAY:	0.82%	2,000,000		500,000	502,970	2,000,000	2,003,435
Portfolio											
Total:	6,350,339	TWAM: 201	Days	TWAY:	0.41%	6,350,338.93		5,088,365.47	5,091,335.47	6,350,338.93	6,353,773.93
Total Weighted Average Maturity (TWAM)				201 days		Benchmark Yields:					
Total Weighted Average Yield to Maturity (TWAY)				0.41%		3 Mo. Tbill				0.13%	
TexPool Yield - September 2010				0.22%		6 Mo. Tbill				0.18%	
Longest Maturity of Open Investment				711 days		201-day agency				0.25%	
Beginning Book Value - Portfolio Investments										9,588,065.47	
Beginning Market Value - Portfolio Investments										9,594,475.47	
Purchases/Maturities in Investments - Book Value										(3,237,726.54)	
Purchases/Maturities in Investments - Market Value										(3,239,846.54)	
Additions/Changes in Book Value										0.00	
Additions/Changes in Market Value										(855.00)	
Ending Book Value - Portfolio Investments										6,350,338.93	
Ending Market Value - Portfolio Investments										6,353,773.93	
Ending Book Value - Portfolio Investments										6,350,338.93	
Total Interest Receivable and Accrued Interest Purchased										207.77	
Total Portfolio										6,350,546.70	
Accrued Interest Balance @ 06/30/10										14,312.36	
Accrued Interest Balance @ 09/30/10										3,849.59	
TexPool Investment Balance @ 06/30/10										4,588,365.47	
TexPool Investment Balance @ 09/30/10										4,350,338.93	
TexPool Interest Allocation to Participating Funds for the quarter ending September 30, 2010										2,582.21	



CORPORATION FINANCIAL STATUS

Sales Tax Collections

Summary & Historical Analysis

In the 4th quarter of this fiscal year, collections continued to be down from the prior year. Year-to-date (YTD) total collections equal \$37,646,928, down 4.6% from last year.

Sales Tax by Sector

Retail Trade is the largest remitter of sales tax within the city. Roughly \$16.57M came through retail trade representing 46.9% of total \$37.65M YTD base sales collections. When analyzing the sector's 12-month rolling average, the sector's downward trend in the beginning of the year has flattened and is slowly climbing upward. The sector closed the year down 3.1% from the prior year. Aside from Health & Personal Care and Motor Vehicle, all retail categories within the sector declined in annual remittance. Building Materials & Garden Supply stores (Lowe's, Home Depot) saw the largest decline at \$0.36M, which represents nearly a third of the decline experienced by the sector and close to twenty percent of the total \$1.84M decline in city sales collections. This loss is attributed to both a sharp decline in the construction sector (see below: *All Other Business*) and a reflection of the temporary expansion of sales in the prior year due to Hurricane Ike.

Food & Entertainment, which represents 13.5% of base collections within the city, closed the year down at 3.5% compare to the total annual collections in the prior year. The loss was distributed evenly across the sector, which represented almost ten percent of the total decline in sales tax collections experienced by the city. The 12-month moving average of the sector appears to be flattening but has yet to tick upward. Restaurants & Food Services, which represent 75.5% of the sector, ended the year down 2.7%.

Information represents 7.9% of the base. The 12-month moving average continues to be in an upward trend. Information is currently the city's strongest sector and one of two sectors that ended the year with positive collections at 22.3% compared to the prior year. The Telecommunications category (Windstream, T-mobile, AT&T), which represents 88.6% of the sector, closed with \$0.45M in growth to help offset the general decline experienced in city sales collections.

Utilities sector represents 7.7% of base collections. The sector closed the year down 6.0%, and dropped below total collections in the Information Sector. The sector's 12-month moving average trend continues to point downward and is attributed to increased reserves and lower energy costs, in particular natural gas.

Wholesale Trade represents 6.3% of total collections, and the sector continues to see a downward trend. Sales tax collections within the sector ended the year down 9.9% from the prior year. The Durable Goods category, which accounts for 76.4% of the sector, closed the year down 11.8% YTD. Much of the sector's decline can be attributed to project completion and a slow-down in one-time events or sales.



CORPORATION FINANCIAL STATUS

Natural Resources sector is the sixth largest sector representing 3.9% of total sales tax collections. The sector is driven by the economic status of Schlumberger. The 12-month rolling average of Schlumberger and the sector ended the year with a downward trend. The 6-month moratorium on deep sea drilling and BP oil spill in the Gulf were probable factors in the performance of this sector. The sector closed the year down 18.9% compared to the previous year.

Manufacturing represents 3.1% of total collections. The sector closed the year with a 15.9% decline. The 12-month moving average for the sector remains flat at the close of the year. The Machinery category (York International, National Oilwell Varco) was the only category to see significant growth in FY10. The category contributed \$.18M in growth to total base collections; however, the growth experienced by this category was completely overshadowed by the \$.19M decline distributed across the entire sector.

Professional Services was the other sector to close the year positive at 7.6%. However, because the sector represents only 2.7% of total base collections, gains experienced by the sector did little to supplement the total loss. After several months of a flat 12-month rolling average, the trend for this sector did tick upward at the close of the year.

All Other Business closed the year with a decline of 10.9% compared to the previous year. This category includes remitters that do not report a sector or are classified in any sector that represents less than 2.5% of total base collections. The Construction Sector fell into this category this year, and currently represents only 1.5% of the base. Construction closed the year with a decline of \$0.93M, the equivalent of half the decline in total collections.

Change in Sales Tax by Business Sector

Sector:	Sep 09	Sep 10	Month Gain/(Loss)	Month % Change
Retail Trade	\$ 1,186,966	\$ 1,130,314	(56,652)	↓ (4.8%)
Food & Entertainment	410,319	406,394	(3,925)	↓ (1.0%)
Information	190,536	224,962	34,427	↑ 18.1%
Utilities	301,460	227,490	(73,969)	↓ (24.5%)
Wholesale Trade	200,892	155,729	(45,163)	↓ (22.5%)
Natural Resources	109,453	41,312	(68,141)	↓ (62.3%)
Manufacturing	78,660	72,083	(6,576)	↓ (8.4%)
Professional Services	56,858	71,505	14,647	↑ 25.8%
All Other	239,463	251,509	12,046	↑ 5.0%
Total Base Collections	2,774,607	2,581,300	(193,307)	↓ (7.0%)
Incentives	177,994	167,920	(10,074)	↓ (5.7%)
Total Collections	\$ 2,952,601	\$ 2,749,220	(203,381)	↓ (6.9%)

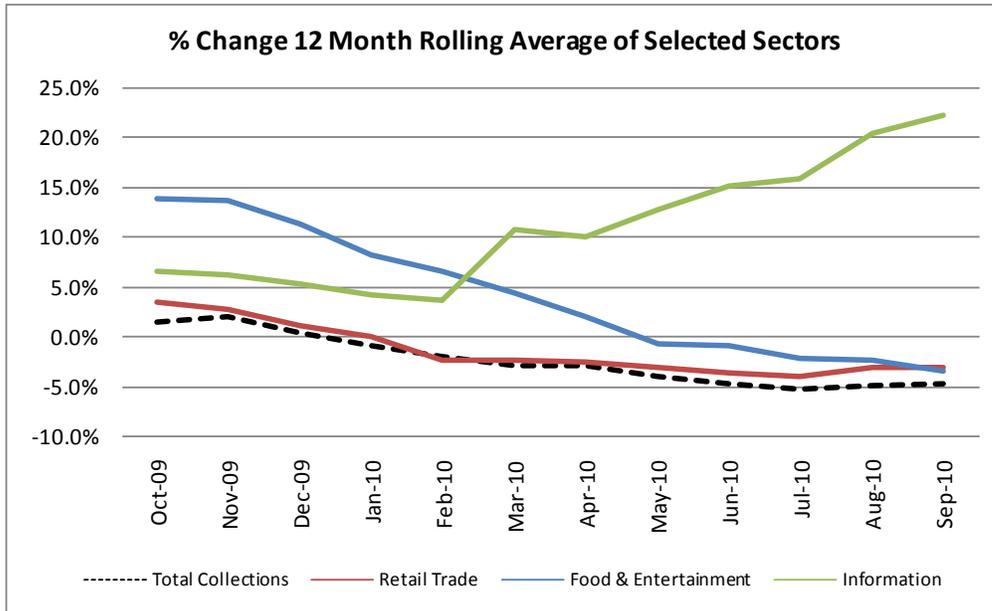
YTD FY09	YTD FY10	YTD Gain/(Loss)	YTD % Change
\$ 17,103,119	\$ 16,569,413	\$ (533,706)	↓ (3.1%)
4,956,579	4,783,026	(173,553)	↓ (3.5%)
2,291,474	2,802,668	511,194	↑ 22.3%
2,886,188	2,713,796	(172,392)	↓ (6.0%)
2,457,801	2,213,881	(243,919)	↓ (9.9%)
1,398,155	1,134,197	(263,958)	↓ (18.9%)
1,295,530	1,100,059	(195,472)	↓ (15.1%)
893,013	960,481	67,468	↑ 7.6%
3,413,726	3,042,228	(371,498)	↓ (10.9%)
36,695,585	35,319,749	(1,375,837)	↓ (3.7%)
2,786,991	2,327,179	(459,812)	↓ (16.5%)
\$ 39,482,576	\$ 37,646,928	(1,835,649)	↓ (4.6%)



CORPORATION FINANCIAL STATUS

Sector Trends

The following chart illustrates the month over month percent change trend for the top three largest sectors contributing to the sales tax base compared to total collections. The trend lines are smoothed using a 12 month rolling average.





CONTRACTS, AGREEMENTS, PROJECTS

Greater Fort Bend Economic Development Corporation Contract

GFBEDC Prospect Report – September 2010

Start	Company (Confidential)	Background (Confidential)	Type of Company	Target Area	Facility	Jobs	Source of Lead
9/15/2010	Accredo	Existing company in SLBP. Looking at expansion of 150k sf.; investigating Recovery Zone Facility Bond financing.	Plastic Packaging	Sugar Land	170k sf.	45	CoSL Direct Retention
8/15/2010	Project Lightning	Company is considering purchase of bldg. on Beltway 8/Rogerdale Rd. in Oak Park in Houston and Lake Corporate Center, buying note and taking ownership through foreclosure, in Sugar Land. Had initial meeting with all participants and are looking at use of Recovery Bond financing which would bring company a 35-45% tax credit as the main incentive for relocation.	Electrical Process Mgmt. and Controls	SW Houston & Sugar Land	350,000 to 550,000 sf	600 existing in City of Houston, 150 new jobs to be created with new facility	GFBEDC
6/3/2010	Continental Polybag	City of SL has approved abatement. Host commissioner has approved; document process in high gear to get to agenda asap.	Manuf.	SLBP	Expansion of 60,000 sf		CoSL Direct Retention
6/3/2010	Project Opus	GHP Lead from Los Angeles and Cushman and Wakefield broker	office user	Greater Houston / Sugar Land	100,000 sf	TBD	GHP
6/2/2010	Project Marine	Looking to expand anywhere from an additional 20,000 sf to 80,000sf. There are 3-4 divisions around the US which are all potentially candidates to relocate to their SL site in SLBP. Jobs and capital investment as well as new. SF is up in the air at this point.	Water Purification	Sugar Land	Expansion		CoSL Direct Retention
6/2/2010	Project Herb	Purchased site south of Suntron; still working on different facility options; very early in planning, no SF, jobs, or capital investment numbers to report yet.	Health Products	Sugar Land	Relocation		CoSL



CONTRACTS, AGREEMENTS, PROJECTS

GFBEDC Financials

**Greater Fort Bend Economic Development Council
Statement of Assets and Net Assets - Modified Cash Basis
As of September 30, 2010**

<u>ASSETS</u>	
Current Assets	
Cash	\$ 105,917.45
Fidelity Investments Money Market	50,003.04
Lowery Bank Money Market	202,486.39
Prosperity Bank Money Market	95,922.24
Amegy Bank CD	101,554.03
First Community Bank CD	125,128.82
Founders Bank CD	95,829.74
Houston Community Bank CD	105,350.75
Lowery Bank CD	105,145.94
Prosperity Bank CD	121,446.20
Sterling Bank CD	97,033.23
Accounts Receivable - Memberships	382,000.00
Telephone System Deposit	654.00
Total Current Assets	<u>1,588,471.83</u>
Fixed Assets - At Cost	
Furniture and fixtures	88,067.94
Computer expansion / upgrade	116,932.30
Leasehold improvements	68,386.63
	<u>273,386.87</u>
Less accumulated depreciation	(192,829.00)
Total Fixed Assets - Net	<u>80,557.87</u>
Total Assets	<u>\$ 1,669,029.70</u>
<u>LIABILITIES AND NET ASSETS</u>	
Current Liabilities	
Accounts payable - EDC Marketing Collateral & Design	\$ 18,000.00
Accounts payable - Map Production	18,000.00
Cafeteria plan payable	(976.42)
Deferred revenue Fort Bend County Marketing Program - FY 08-09	3,607.35
Deferred revenue Fort Bend County Marketing Program - FY 09-10	399,500.00
Deferred revenue Fort Bend County Marketing Program - FY 10-11	30,000.00
Payroll taxes payable	250.44
Total Liabilities	<u>468,381.37</u>
<u>NET ASSETS</u>	
Investment in fixed assets	80,557.87
Unencumbered net assets	1,120,090.46
Total Net Assets	<u>1,200,648.33</u>
Total Liabilities and Net Assets	<u>\$ 1,669,029.70</u>



CONTRACTS, AGREEMENTS, PROJECTS

Greater Fort Bend Economic Development Council Statement of Revenues and Expenses - Historical and Budgeted - Modified Cash Basis and Changes in Net Assets For the one month and three months ended September 30, 2010

	This Period Actual	This Period Budget	This Period Variance	Y-T-D Actual	Y-T-D Budget	Y-T-D Variance	Annual Budget
REVENUES							
Present Memberships	\$ 337,375.00	\$ 337,375.00	\$ -	\$ 428,375.00	\$ 428,750.00	\$ (375.00)	\$ 1,094,000.00
New Memberships	0.00	2,000.00	(2,000.00)	5,500.00	9,500.00	(4,000.00)	51,000.00
Dropped Membership	(2,000.00)	(6,000.00)	4,000.00	(11,500.00)	(17,500.00)	6,000.00	(69,000.00)
Interest Income	1,471.33	1,200.00	271.33	3,697.53	3,600.00	97.53	14,400.00
Miscellaneous Income	0.00	0.00	0.00	118.27	0.00	118.27	0.00
Map Sales	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Sublease Rents	301.70	301.70	0.00	3,989.10	3,989.10	0.00	20,288.40
TOTAL	337,146.03	334,876.70	2,271.33	450,179.90	428,335.10	1,840.80	1,110,688.40
SPECIAL ACTIONS - REVENUE							
FBC Marketing Program	0.00	0.00	0.00	74,413.35	74,413.35	0.00	400,000.00
Brown-Appel Golf Tournament	0.00	0.00	0.00	0.00	0.00	0.00	53,817.91
FBC Legislative Conference	22,500.00	22,500.00	0.00	42,500.00	37,500.00	5,000.00	60,000.00
SPECIAL ACTIONS - REVENUE	22,500.00	22,500.00	0.00	116,913.35	111,913.35	5,000.00	513,817.91
TOTAL REVENUES	359,646.03	357,376.70	2,271.33	547,093.25	540,252.45	6,840.80	1,624,306.31
EXPENSES							
PERSONNEL							
Auto Reimbursement	708.33	708.33	0.00	2,124.99	2,124.99	0.00	8,500.00
General Expense	1,666.67	1,666.67	0.00	5,000.01	5,000.01	0.00	20,000.00
Employee Benefits - Pension	0.00	0.00	0.00	0.00	0.00	0.00	73,500.00
Disability Insurance	51.80	60.60	(8.80)	156.40	181.80	(25.40)	727.20
Life Insurance	0.00	0.00	0.00	0.00	0.00	0.00	7,547.52
Health Insurance	2,526.43	3,200.00	(671.57)	9,961.48	11,600.00	(1,638.52)	79,333.73
Workers Compensation Insurance	(1,073.00)	0.00	(1,073.00)	(1,073.00)	0.00	(1,073.00)	1,402.50
Salaries	38,125.00	45,625.00	(7,500.00)	114,375.00	136,875.00	(22,500.00)	547,500.00
Bonus Pool	0.00	0.00	0.00	0.00	0.00	0.00	73,500.00
Payroll Taxes	2,113.43	2,980.62	(867.19)	7,422.58	7,702.57	(279.99)	37,810.43
TOTAL PERSONNEL	44,120.66	54,241.22	(10,120.56)	137,987.46	163,484.37	(25,516.91)	849,821.38
GENERAL & ADMINISTRATIVE							
Professional Fees	2,910.00	0.00	2,910.00	2,910.00	0.00	2,910.00	2,570.68
Property Taxes	342.00	0.00	342.00	689.98	0.00	689.98	1,987.91
Insurance coverage	0.00	0.00	0.00	(426.00)	0.00	(426.00)	4,000.00
Credit card fees	36.45	200.00	(163.55)	372.19	600.00	(227.81)	2,400.00
Bank Charges	6.84	20.00	(14.16)	42.99	74.50	(31.51)	254.50
Computer Maintenance	300.00	600.00	(300.00)	1,544.35	1,800.00	(255.65)	7,200.00
Contingency	9.00	250.00	(241.00)	795.17	250.00	546.17	500.00
Equipment Leases	2,027.11	1,992.11	35.00	6,229.29	6,167.33	71.96	24,629.32
Internet Svc, Web Hosting & T-One	150.05	800.00	(649.95)	310.35	2,400.00	(2,089.65)	8,800.00
Maintenance and Repairs	0.00	50.00	(50.00)	0.00	150.00	(150.00)	600.00
Office Supplies	311.79	400.00	(88.21)	1,336.14	1,200.00	136.14	4,800.00
Postage and Delivery	265.79	210.00	55.79	391.62	630.00	(238.38)	2,520.00
Printing	110.00	0.00	110.00	110.00	0.00	110.00	0.00
Rent	5,746.57	5,746.57	0.00	17,239.71	17,239.71	0.00	68,958.84
Telephone	1,507.18	1,700.00	(192.82)	5,063.62	5,100.00	(36.38)	20,400.00
Accounting	1,500.00	1,600.00	0.00	4,500.00	4,500.00	0.00	18,000.00
TOTAL GENERAL & ADMINISTRATIVE	15,221.78	13,468.68	1,753.10	41,110.39	40,101.54	1,008.85	167,801.25



CONTRACTS, AGREEMENTS, PROJECTS

**Greater Fort Bend Economic Development Council
Statement of Revenues and Expenses - Historical and Budgeted - Modified Cash Basis and Changes in Net Assets
For the one month and three months ended September 30, 2010**

	This Period Actual	This Period Budget	This Period Variance	Y-T-D Actual	Y-T-D Budget	Y-T-D Variance	Annual Budget
DEVELOPMENT							
GIS Web Development & Maintenance	0.00	0.00	0.00	462.48	0.00	462.48	1,200.00
Advertising	0.00	0.00	0.00	0.00	0.00	0.00	12,500.00
Research	728.28	436.00	292.28	1,772.04	1,305.00	467.04	6,430.00
Conferences	185.00	500.00	(315.00)	165.00	1,500.00	(1,335.00)	6,000.00
EDC Marketing Collateral - Design & Prod.	0.00	0.00	0.00	0.00	3,000.00	(3,000.00)	20,000.00
GIS Monthly Web Access	500.00	500.00	0.00	1,500.00	1,500.00	0.00	6,000.00
Development	272.60	2,000.00	(1,727.40)	1,052.48	6,000.00	(4,947.52)	21,000.00
Assoc Dues/Allies/Prospecting	2,566.15	1,000.00	1,566.15	8,198.45	3,000.00	5,198.45	21,000.00
Training and Education	0.00	465.00	(465.00)	40.00	622.30	(482.30)	2,436.69
Travel and Mileage	259.50	350.00	(90.50)	910.00	1,160.00	(250.00)	7,610.00
Ft. Bend CORP Redev. & Assistance	0.00	0.00	0.00	0.00	0.00	0.00	5,000.00
TOTAL DEVELOPMENT	4,491.53	5,260.00	(768.47)	15,100.43	17,987.30	(2,886.87)	109,176.69
MISCELLANEOUS							
Meetings & Televised Services	207.81	500.00	(292.19)	1,906.92	1,500.00	406.92	7,500.00
Membership Development	0.00	500.00	(500.00)	0.00	1,500.00	(1,500.00)	6,000.00
Total MISCELLANEOUS	207.81	1,000.00	(792.19)	1,906.92	3,000.00	(1,093.08)	13,500.00
SPECIAL ACTIONS - EXPENSE							
FBC Marketing Program	0.00	0.00	0.00	74,413.35	74,413.35	0.00	400,000.00
Brown-Appel Golf Tournament	0.00	0.00	0.00	0.00	0.00	0.00	22,807.00
FBC Legislative Conference	0.00	0.00	0.00	0.00	0.00	0.00	60,000.00
TOTAL SPECIAL ACTIONS - EXPENSE	0.00	0.00	0.00	74,413.35	74,413.35	0.00	482,807.00
CAPITAL OUTLAY							
Computer Expansion/Upgrade	0.00	0.00	0.00	0.00	1,000.00	(1,000.00)	1,000.00
TOTAL CAPITAL OUTLAY	0.00	0.00	0.00	0.00	1,000.00	(1,000.00)	1,000.00
TOTAL EXPENSES	64,041.78	73,869.90	(9,828.12)	270,498.65	299,986.66	(29,488.01)	1,624,106.32
Increase(Decrease) in net assets	295,608.25	283,406.80	12,199.45	276,594.70	240,265.89	36,328.81	199.99
BEGINNING NET ASSETS	905,042.08			924,053.63			
Prior Period Adjustment							
ENDING NET ASSETS	\$ 1,200,648.33			\$ 1,200,648.33			



CONTRACTS, AGREEMENTS, PROJECTS

Countywide Marketing Contract – GFBEDC

Board recently approved budget in amount of \$404,000 which will include radio spots, direct marketing, email blasts and Continental Magazine ads.

Sugar Land Town Square & TIRZ #1

Sugar Land Town Square now contains approximately 559,607 sq. ft. of Class A office space and 248,607 sq. ft. of upscale retail and restaurants. As of September 2010 retail spaces were approximately 76.9% leased while office spaces were 65.3% leased.



Occupancy

(As percent existing RBA as of September 30, 2010)

Retail:	76.9% of 248,607 sq. ft.
Office:	65.3% of 559,607 sq. ft.
Residential:	100% of 167 units

New Businesses in SLTS

Designs in Gems
Hypoxi Studio
Imperial Theater
Opening Day Partners
Rouxpour Restaurant & Bar
Turquoise Grill
Twenty-Two Fifty Interiors & Gifts





CONTRACTS, AGREEMENTS, PROJECTS

Sugar Land Town Square & TIRZ #1 contd.

SLTS TIRZ Revenue

	FY 08-09 Budget	FY 08-09 Actual	FY 09-10 Budget	FY 09-10 Actual
County	\$508,156	\$520,463	\$459,031	\$476,900
LID #2	\$167,772	\$156,125	\$133,183	\$129,417
City	\$318,526	\$318,335	\$287,733	\$291,758
Total	\$994,454	\$994,923	\$879,947	\$898,075

Source: City of Sugar Land Budget & Research



Sugar Land Marriott Town Square

Based on Fiscal Year Calendar

Marriott Hotel Occupancy Taxes

	FY2009	FY2010	% Change
Quarter 1	\$205,735	\$139,638	-32%
Quarter 2	212,592	148,419	-30%
Quarter 3	180,003	161,831	-10%
Quarter 4	164,130	184,225	+12%
YTD Total	\$ 762,460	\$ 634,112	-17%

Source: City of Sugar Land Budget & Research

SLTS Certified Taxable Value

2007: \$82,861,050

2008: \$107,031,537

2009: \$96,684,524

2010: \$89,383,379

TIRZ Assignments to 4A/4B

FY 2009 Budgeted: \$789,775

FY 2009 Actual: \$786,775

FY 2010 Budgeted: \$475,485

FY 2010 Actual: \$475,485





CONTRACTS, AGREEMENTS, PROJECTS

Lake Pointe Village Retail Leasing

As of September 30, 2010

Existing Occupied Space	124,410 sq.ft.
Signed / Not Yet Opened	4,679 sq.ft.
Existing not leased	26,378 sq. ft.
Future not leased	8,345 sq. ft.
TOTAL Projected LPV Buildout	163,812 sq. ft.





CONTRACTS, AGREEMENTS, PROJECTS

Direct Incentive Agreements

Direct Incentive Summary	Incentives Obligated	Incentives Paid to Date	Balance Remaining	Compliance Status
	\$200,000	\$197,034	\$0	
	\$2,400,000	\$0	\$2,400,000	
	\$800,000	\$599,848*	\$200,000	
	\$500,000	\$492,602	\$0	
	\$1,334,347	\$1,334,347	\$0	
	\$850,000	\$170,000	\$675,000	
TOTAL	\$6,084,347	\$2,590,983	\$3,475,000	

* Includes \$199,848 payment currently processing and scheduled to be delivered in early December.

Notes

Minute Maid: 1st incentive payment of \$120,000 to be paid within 30 days of all required documentation being received by the City.

Sunoco Logistics Partners: Company did not meet hotel room rental requirements in 2009. Per agreement, company reimbursed the City \$1,197 for this shortfall (amount of Hotel Occupancy Taxes that would have been received).

Tramontina: 3rd incentive payment of \$199,848 processing and to be paid in early December. Amount of incentive payment reduced by \$152 to cure the shortfall of hotel room nights as required by the agreement.

Industrial Information Resources 3rd incentive payment of \$85,000 to be paid within 30 days of all required documentation being received by the City.



CONTRACTS, AGREEMENTS, PROJECTS

Tax Abatement Agreements (Tax Year 2010)

Active Tax Abatement Agreements: 24
 Average Term: 8 years
 Tax Abatement Awarded: 21

Active Tax Abatement Agreement Values - 2010			
	Certified CAD Value	Minimum Required Value (per Agreement)	Percent of Required Value
Real Property	\$188,077,330	\$90,600,000	207.5%
Personal Property	\$56,151,083	\$34,100,000	164.6%
Inventory	\$77,674,620	\$53,000,001	146.5%

Company	Abatement	Start Year	End Year	Status
HCSS	500%	2010	2019	<i>Did Not Meet Threshold</i>
Spirra Pharmaceuticals	500%	2010	2019	<i>Did Not Meet Threshold</i>
Naztec	500%	2010	2019	<i>Abatement Granted</i>
SLTS – Building A	750%	2010	2017	<i>Abatement Granted</i>
SLTS - Building H	750%	2009	2016	<i>Abatement Granted</i>
Accredo Packaging	500%	2009	2018	<i>Abatement Granted</i>
Bechtel	400%	2008	2017	<i>Abatement Granted</i>
Sunoco	500%	2008	2016	<i>Abatement Granted</i>
Tramontina Phase III	750%	2007	2016	<i>Abatement Granted</i>
Granite Phase II	700%	2008	2014	<i>Abatement Granted</i>
Three Sugar Creek	750%	2007	2014	<i>Abatement Granted</i>
Tramontina II	750%	2005	2014	<i>Abatement Granted</i>
Tramontina IV/Phase I	700%	2008	2014	<i>Abatement Granted</i>
Schlumberger	650%	2006	2013	<i>Abatement Granted</i>
SLTS - Building B	750%	2006	2013	<i>Abatement Granted</i>
SLTS - Building E	750%	2006	2013	<i>Abatement Granted</i>
Yokogawa	600%	2006	2013	<i>Abatement Granted</i>
Unique Industrial Products	200%	2007	2012	<i>Abatement Granted</i>
Hudson Products	400%	2002	2011	<i>Abatement Granted</i>
SCA Engineers	300%	2006	2011	<i>Abatement Granted</i>
SLTS - Building J	750%	2004	2011	<i>Abatement Granted</i>
SLTS - Building N2	750%	2004	2011	<i>Abatement Granted</i>
Thermo Fisher Scientific	630%	2005	2011	<i>Abatement Granted</i>
Woods Group (Avera)	150%	2007	2011	<i>Did Not Apply</i>



CONTRACTS, AGREEMENTS, PROJECTS

Strategic Projects

Economic Development Plan Update: The Consultant, Chabin Concepts, Inc. started the update to the Economic Development Plan in September, 2010. Staff has worked with Chabin in setting up interviews, providing information about the department and community, and participating in a Mock RFP exercise in preparation for the Joint 4A/4B Workshop which was held on November 3. Phase II of the Plan Update is underway, and a Joint 4A/4B Priorities Work Session is scheduled for January 18th.

Implementation of Interim Convention and Visitor Bureau Program (CVB): During the budget process, City Council approved the creation of an interim CVB Program and the hiring of a CVB Manager. Staff has created interim goals, objectives, & a business plan and will be hiring the CVB Manager in the next couple of months.

Creation of TIRZ #4: Staff met with EDC in late October to review changes to the time line and discuss Fort Bend County and MUD participation in the TIRZ. City sent out letters to MUDs 137, 138 & 139 as well as the County regarding TIRZ Board appointees and tax increment participation levels. Their deadline to respond was November 15th and City Council will now adopt an Ordinance enlarging the Board of Directors of the TIRZ.

Development Planning & Feasibility of Future Business Park: Staff has drafted an RSI and reviewed with the Planning, Mobility & Engineering Departments. It is ready for approval from City management before being sent out.

Minor League Ballpark Planning & Development: City Council approved a resolution for the Stadium Site on September 21, 2010. Shortly before that time, the City announced the selected Design – Build Respondents for Phase Two Consideration (RFP). City Council then approved the Redevelopment Agreement Amendment, the Development Agreement, & the Lease Agreement on October 5.

Indoor Concert Venue Planning & Development: Staff has completed the additional due diligence regarding the two finalists. This information is ready to review with the EDC for a determination as to which firm the City will select.



ECONOMIC DEVELOPMENT EFFORTS

Recruitment

Project Credit (Money Management International): Company located its headquarters and consolidated numerous operations in Sugar Land, bringing with it more than 350 jobs and \$3 million in capital investment. Since September, the company occupies approximately 87,000 square feet in the newly renovated Lake Corporate Center at 14141 Southwest Freeway. MMI and its family of local agencies make up the largest nonprofit, full-service credit counseling agency in the U.S.

Project Water: Potential 150,000-250,000 sq. ft. relocation of a major corporate presence. Staff has been working with the broker for the prospective company for several months and recently found out Sugar Land had made the short list of potential sites. Discussions with the company are ongoing.

Project Canary Isle: Potential 100,000 sq. ft relocation of a start-up parts manufacturing company servicing the solar industry. Staff responded to an RFP and submitted an existing site in the Sugar Land Business Park for consideration.

Project Pearl MD: Potential 20,000-60,000 sq. ft. relocation of a medical device manufacturer. Staff responded to an RFP and submitted two existing sites in the Sugar Land Business Park for consideration.

Project Opus: Potential 100,000 sq. ft. relocation from outside of Texas. The company had originally scheduled site visits in and around the City of Houston, which included Sugar Land but cancelled at the last minute. The City has yet to receive any news of a decision or further action by the company.

Retention / Expansion

Fluor Enterprises: Sugar Land Economic Development staff coordinated with Fluor Enterprises Inc. to nominate their expansion project as an “Enterprise Project” under the Texas Enterprise Zone Program (state incentive). This designation allowed the company to apply for State sales and use tax refunds. The company’s anticipated investments are expected to be approximately \$10 million in new purchases of information technology equipment, upgrades to the Sugar Land engineering facility, demolition work and new construction in the main engineering building, climate control equipment upgrades, and workspace improvements. Project application was officially submitted to state on September 1st and is currently under review.



ECONOMIC DEVELOPMENT EFFORTS

Advance Polybag / Accredo Packaging:

Expansion Project

Sugar Land City Council approved on Sept. 21 a tax abatement agreement with Accredo Packaging, Inc. The agreement will provide a tax abatement on new real property improvements and personal property for a planned 171,000-square-foot expansion of Accredo Packaging's state-of-the-art manufacturing facility in the Sugar Land Business Park. The expansion is being designed for LEED Silver certification and will add more than \$9 million in real property investment, \$22 million in personal property, \$1 million in new inventory value and a minimum of 100 new jobs to the community.

Recovery Zone Facility Bonds

Staff coordinating with Accredo Packaging to assist company in securing Recovery Zone Facility Bonds, a form of tax exempt bond created as part of American Recovery and Reinvestment Act of 2009. Since Fort Bend County did not receive an initial allocation of these Bonds, the City of Sugar Land and Fort Bend County have assisted the company in coordinating with Governors Office and Texas Bond Review Board to create a process for the reallocation of these bonds. Additionally, the Mayor, City Council, and City staff reached out to all cities that received initial allocations to encourage them to waive and reallocate their funding to Fort Bend County for the Accredo Project. As a result, over \$56 million in RZFB funds were waived. The Accredo application is currently under review at the Texas Bond Review Board.

Skills Development Funds

Economic Development staff assisted company with potential utilization of Skills Development Fund (state incentive) to assist in training their workforce on the highly specialized equipment used at their facility. Coordinated with company and Wharton County Junior College to develop customized curriculum and submit application to the Texas Workforce Commission. Application is currently under review.

Lyant Properties / Continental Polybag: Sugar Land City Council approved on August 17 a tax abatement agreement with Continental Poly Bags. The agreement will provide a tax abatement on new real property improvements for a planned 60,000-square-foot facility, expanding Continental Poly Bags' Sugar Land operations. The new facility will add more than \$2.5 million in real property investment, \$750,000 in inventory value and 30 jobs to the community.

TimeGate: Staff is in discussions with existing business TimeGate on a potential expansion project. Currently gathering information on project specifics and competition locations.



ECONOMIC DEVELOPMENT EFFORTS

Project Marine: ED Staff has been coordinating with a company in the Sugar Land Business Park currently occupying 50,000 sq. ft. The company has operations in California that will be relocated. The lease for the California facility expires in April 2012 and the company is currently weighing options on whether to relocate to Sugar Land or to their other facility near Philadelphia, PA. This relocation would result in an approximately 30,000 sq. ft. facility and 30 jobs. Based on the competition with Philadelphia, local office has requested incentives to win the location to Sugar Land. Company is still evaluating options internally.

Marketing / Business Development / Retention

Commercial Development / Retail Analysis Study / Customized Marketing Material: The final report from the City's consultant, The Retail Coach, has been received and was presented to a joint session of the SLDC and SL4B Boards on November 3rd. The report provided a general baseline of the City's retail base as well as identified several areas for future opportunity. The results and recommendations from the final report will now be incorporated into the ongoing update to the City's 5-Yr Economic Development Strategic Plan and will provide the basis for future policy discussions by the Boards.

Economic Development Plan Update: The City's consultant, Chabin Concepts, has completed the initial phase of the Plan Update which included an extensive review of the City's current Economic Development tools and organizational structure as well as a mock RFP exercise to evaluate the City's responsiveness to prospective businesses interested in re-locating to the community. The report of Chabin's initial assessment of Sugar Land's competitiveness state within the region was presented to a joint session of the SLDC and SL4B Boards on November 3rd. Phase II of the plan update will include further exploration relative to Sugar Land's capabilities and identification of best practices that might be appropriate for the City to consider including in the revised Economic Development Plan. At the end of Phase II there will be a second joint SLDC/SL4B work session to solicit the Board's economic development priorities for the City moving forward.

Economic Development Website: From July 1st to September 30th, 2010, the City of Sugar Land's Economic Development website received 708 site visits from 602 visitors. Average number of pages viewed was 1.37 and average time on the site was 57 seconds. Staff issued a RFP for a website firm to perform an overhaul of site design, content, layout, and search engine optimization. Currently evaluating respondent firms and working with Chabin Concepts to develop site map structure.



ECONOMIC DEVELOPMENT EFFORTS

Online GIS Application: From July 1st to September 30th, 2010, the online GIS tool was used 80 times with an average usage time of 5 minutes and 7 seconds.

FastFacility.com Listings: FastFacility is an online database of industrial and commercial buildings and sites. Currently, 15 property listings are utilized by the Economic Development Department to highlight available Sugar Land properties. Listings are rotated to insure that many different sites and facilities get exposure. In the quarter ended September 30th, 2010 the properties on FastFacility received 205 hits.

Synchronist Business Survey Program: Department is implementing setup of the Synchronist Business Information System which provides information organization, management, analysis, and reporting tools for business retention efforts. Currently updating database with data on existing businesses and developing survey form to begin formal surveying efforts in early 2011.



STATUS OF THE ECONOMY

Commercial Property Report

Source: CoStar

Inventory

Sector	Q3 2009	Q4 2009	Q1 2010	Q2 2010	Q3 2010
Office	6,953,546	7,120,165	7,189,889	7,222,119	7,222,119
Industrial	7,728,720	7,785,733	7,785,733	7,785,733	7,785,733
Retail	7,146,129	7,146,129	7,146,129	7,146,129	7,168,719

Vacancy Rates

Sector	Q3 2009	Q4 2009	Q1 2010	Q2 2010	Q3 2010	% Change from Q3 '09 to Q3 '10
Office	13.5%	15.4%	14.7%	22.0%	20.4%	+6.9%
Industrial	7.9%	7.9%	7.6%	7.6%	7.6%	-0.3%
Retail	8.4%	8.1%	6.5%	7.3%	7.2%	-1.2%

Average Direct Rental Rates

Sector	Q3 2009	Q4 2009	Q1 2010	Q2 2010	Q3 2010	% Change from Q3 '09 to Q3 '10
Office (gross)	\$27.19	\$26.74	\$26.89	\$24.14	\$25.29	-6.9%
Industrial (nnn)	\$6.39	\$5.92	\$6.92	\$7.29	\$7.26	13.6%
Retail (nnn)	\$19.30	\$19.59	\$19.36	\$19.57	\$19.16	-0.7%

Net Absorption Rates

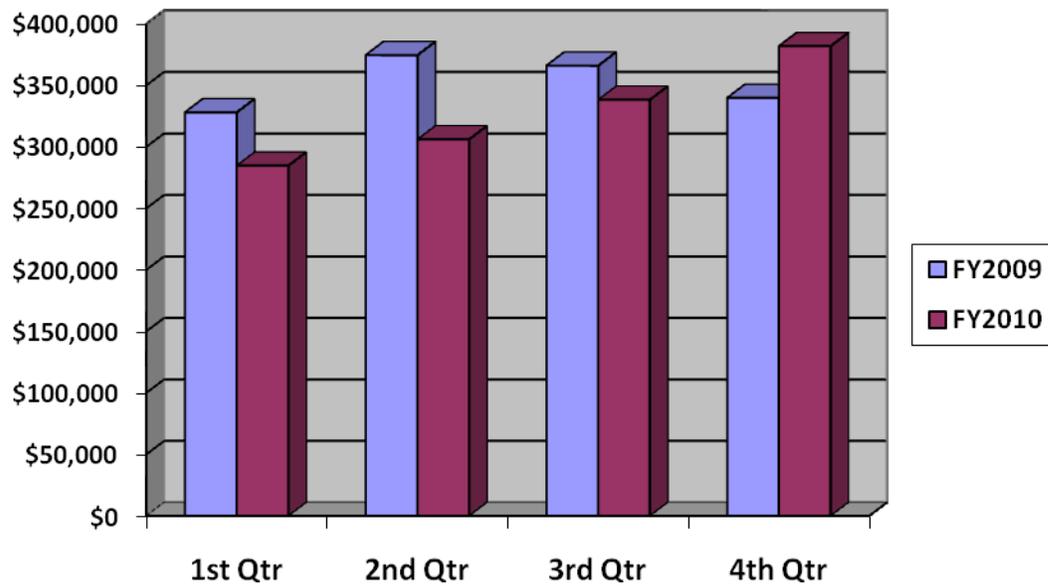
Sector	Q3 2009	Q4 2009	Q1 2010	Q2 2010	Q3 2010	\$ Change from Q3 '09 to Q3 '10
Office	1.1%	0.16%	1.5%	-6.9%	1.6%	+0.46%
Industrial	0.7%	0.7%	0.3%	-0.03%	-0.04%	-0.76%
Retail	0.2%	.35%	1.58%	-0.8%	0.4%	+0.2%



STATUS OF THE ECONOMY

Hotel Market

Hotel Occupancy Tax Performance History (Collections by Fiscal Year Quarter)



Lake Pointe Hotel Update

Closed on property end of March, 2009. Site Plan and Building Plans approved in June, 2009. Ground breaking held on July 15th, 2009. Hotel is currently under construction with estimated opening by late 2010. Woodbine Development Corporation announced in July that Michael Gleeson will be the General Manager of the hotel. Gleeson has worked in the hospitality industry for 16 years, including his most recent position of district general manager for Hyatt Place Fort Worth/Hurst.



Artist's rendering of future Hyatt Place Hotel in Lake Pointe.



STATUS OF THE ECONOMY

Residential & Commercial Development

Residential housing development in Sugar Land continues to be up from the prior year. Permits issued in FY10 are up 33.7% compared to FY09 levels. The average permit valuation is 3.9% higher than last year at \$305,763.

Month	FY 2009			FY 2010		
	# of Homes	Average Value	Total Valuation	# of Homes	Average Value	Total Valuation
October	29	\$ 300,265	8,707,691	35	\$ 325,383	11,388,396
November	17	274,890	4,673,123	29	395,242	11,462,010
December	14	351,865	4,926,107	33	275,942	9,106,085
January	22	260,548	5,732,064	44	297,782	13,102,404
February	24	308,499	7,403,987	40	264,791	10,591,623
March	25	276,246	6,906,148	56	279,821	15,669,987
April	42	278,519	11,697,779	29	254,409	7,377,866
May	35	324,524	11,358,352	31	321,810	9,976,113
June	31	323,495	10,028,330	25	300,515	7,512,882
July	66	264,333	17,445,994	25	308,495	7,712,377
August	41	253,192	10,380,877	13	354,665	4,610,642
September	40	358,117	14,324,699	62	330,996	20,521,777
Total	386	\$ 294,262	\$ 113,585,151	422	\$ 305,763	\$ 129,032,162

Commercial permits totaled 14 to end the year. Last year the City realized 28 commercial permits, 4 of which were non-taxable. Total commercial taxable value at year end is \$14.6 million compared to \$66.9 million this time last year, a decline of 78.1%.

Foreclosures

RealtyTrac's report indicates that foreclosures are up 4.0% from last quarter but down 1.0% from this same period last year. National foreclosures reported this quarter total was 930,437. Though Texas was not among the top ten states with the largest increase in foreclosure rates YTD, it was ranked eighth in the total number of foreclosures. Foreclosures filed in Texas this quarter totaled 34,187.

Sugar Land ended the fiscal year with 280 foreclosures, 82 in the final quarter. This is compared to a total of 177 last year and 62 in the final quarter. Currently the properties most impacted are those valued between \$150,000 and \$299,000. The chart below compares foreclosures for the last three fiscal years.



STATUS OF THE ECONOMY

**Current Fiscal YTD Foreclosures
Compared to Prior 08-09 YTD**



Consumer Confidence Index

The Conference Board scale uses base year 1985 = 100.

	Region*	National
September 2010	68.0	48.6
August 2010	68.6	53.2
July 2010	66.0	51.0
June 2010	65.1	52.9
May 2010	76.5	62.7
April 2010	70.7	57.7
March 2010	74.9	52.3
February 2010	74.1	46.4
January 2010	72.3	56.5
December 2009	72.1	53.6
November 2009	64.9	50.6
October 2009	72.9	48.7
September 2009	82.5	53.4

*Includes Texas, Arkansas, Louisiana and Oklahoma (per source's data groups)

Source: The Conference Board/Texas Ahead



STATUS OF THE ECONOMY

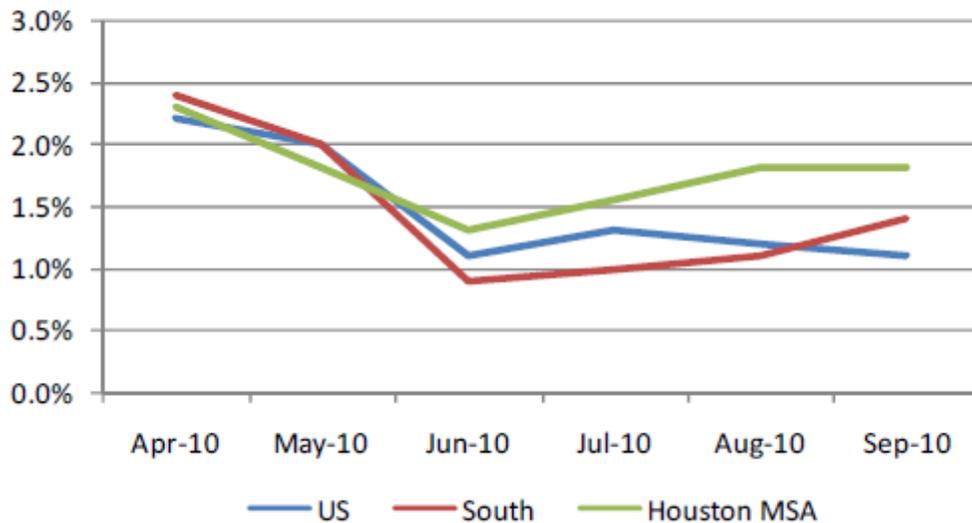
Consumer Price Index

The consumer price index (CPI) for the Houston MSA is updated in even months by the US Bureau of Labor Statistics (BLS). The change in CPI for the nation, the southern region, and the Houston MSA increased over the course of the quarter. Currently the Houston MSA is 1.8% compared to a year ago (-0.2%).

Energy prices rose during the quarter by 1.7%. Meanwhile food prices remained relatively flat from last quarter at 0.7%. Year-to-date (YTD) all items less food and energy rose 0.5%. This is largely attributed to a 4.0% increase in the price for apparel and a 0.6% increase in medical care.

Declines in Energy prices are primarily responsible for the overall decline in CPI. Energy fell by 2.3% from May-to-June. Meanwhile food prices rose by 0.3% from May-to-June and all items less food and energy rose 0.7%. Year-to-date (YTD) all items less food and energy rose 1.7%. This is largely attributed to higher prices in medical care (5.6%). The largest offset to the increased medical care prices is a 3.4% decline in recreation.

Six Month CPI Changes



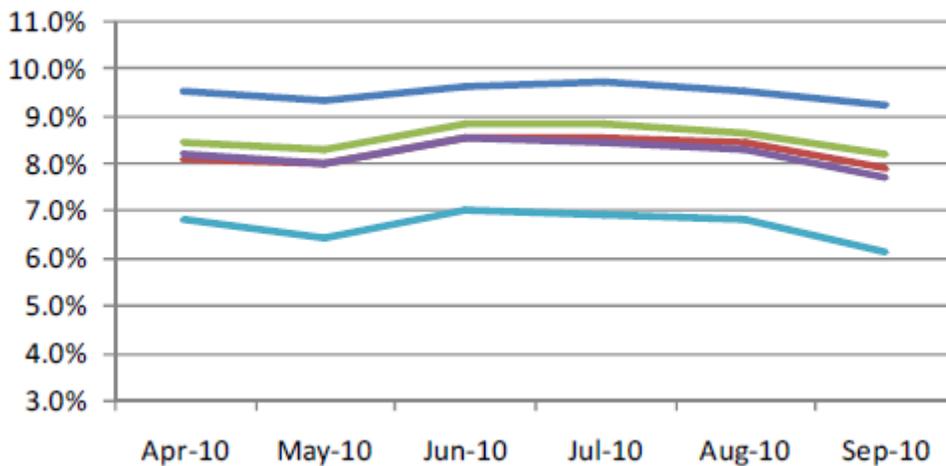


STATUS OF THE ECONOMY

Employment Data (September 2010)

The unemployment rate in Sugar Land for September was 6.1% compared to the 6.2% in September 2009. The unemployment trends were declining for all regions during this quarter. The Texas Labor Market Review indicated that 5 of the 11 major industries added employment in September, and YTD (Calendar Year) the State has seen growth of 133,100 jobs. Leisure and Hospitality saw the greatest growth of 10,300 jobs. Mining & Logging and Manufacturing, two significant industries for the Houston Metropolitan area, both saw significant gains in September.

Six Month Unemployment Rate





STATUS OF THE ECONOMY

Industry News

Crude Oil Price

10/02/09	10/01/10	% Change
\$69.95	\$81.58	+16.6%

Source: Crude Oil Prices at The New York Mercantile Exchange

Gross Domestic Product

Real gross domestic product -- the output of goods and services produced by labor and property located in the United States -- increased at an annual rate of 2.0 percent in the third quarter of 2010, (that is, from the second quarter to the third quarter), according to the "advance" estimate released by the Bureau of Economic Analysis.

Texas Gasoline / Diesel Retail Prices		
	Gasoline	Diesel Fuel
September 2010	\$2.54	\$2.97
August 2010	\$2.58	\$2.91
July 2010	\$2.57	\$2.86
June 2010	\$2.60	\$2.89
May 2010	\$2.74	\$3.03
April 2010	\$2.73	\$3.02
March 2010	\$2.64	\$2.88
February 2010	\$2.49	\$2.75
January 2010	\$2.57	\$2.81
December 2009	\$2.46	\$2.70
November 2009	\$2.50	\$2.74
October 2009	\$2.39	\$2.61
September 2009	\$2.36	\$2.55

September change from previous year:
 Gasoline prices are up 7.6%
 Diesel prices are up 16.5%

Source: U.S. Energy Information Administration/Texas Ahead

	Q4 2009	Q1 2010	Q2 2010	Q3 2010
Real GDP % Change	+5.6%	+3.7%	+1.7%	+2.0%*

*Based on advance estimate

Source: Bureau of Economic Analysis.



SOURCES

Corporation Financials:	per CoSL Budget & Research Department
Construction Activity:	per CoSL Permits Dept.
Sugar Land Foreclosure Activity:	per CoSL Treasury Dept.
Home Sales Data:	http://www.har.com/mls/
Residential Housing Inventory:	http://recenter.tamu.edu/data/hs/trends3.html
Employment Data:	http://www.bls.gov/LAU/
Consumer Confidence:	http://www.texasahead.org/economy/tracking/tables.html
Gross Domestic Product:	http://www.bea.gov/national/index.htm
Hotel Tax Data:	Texas Hotel Performance Factbook



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