

RULE 15c2-12 FILING COVER SHEET

This cover sheet is sent with all submissions to the Municipal Securities Rulemaking Board (the Nationally Recognized Municipal Securities Information Repository) and any applicable State Information Depository pursuant to Securities and Exchange Commission (SEC) Rule 15c2-12 or any analogous state statute.

Issuer Name: Brooks Development Authority, Texas

Issue(s):

\$ 36,100,000 Senior Lien Revenue Bonds, Series 2015A-1
\$ 7,200,000 Senior Lien Revenue Bonds, Series 2015B-1
\$ 11,600,000 Senior Lien Revenue Bonds, Taxable Series 2015B-2
\$ 3,750,000 Senior Lien Revenue Refunding Bonds, Series 2017A-1

Filing Format electronic paper; If available on the Internet, give URL: _____

CUSIP Numbers to which the information filed relates (optional):

Nine-digit number(s) (see following page(s)):

Six-digit number if information filed relates to all securities of the issuer

* * *

Financial & Operating Data Disclosure Information

Annual Financial Report or CAFR
 Financial Information & Operating Data
 Other (describe) _____

Fiscal Period Covered: QE 3-31-19
 Monthly Quarterly Annual Other: _____

* * *

I hereby represent that I am authorized by the issuer or its agent to distribute this information publicly:

Signature: 

Name: Samantha Carneiro Title: Chief Financial Officer

Employer: Brooks Development Authority, Texas

Voice Telephone Number: 210-678-3391

Email Address: samantha@livebrooks.com

DESCRIPTION OF ISSUES COVERED BY THIS REPORT

Senior Lien Revenue Bonds, Series 2015A-1

<u>Date</u>	<u>Principal</u>	<u>CUSIP</u>
08/15/50	\$ 36,100,000	114390AA5
	<u>\$ 36,100,000</u>	

Senior Lien Revenue Bonds, Series 2015B-1

<u>Date</u>	<u>Principal</u>	<u>CUSIP</u>
08/15/50	\$ 7,200,000	114390AB3
	<u>\$ 7,200,000</u>	

Senior Lien Revenue Bonds, Taxable Series 2015B-2

<u>Date</u>	<u>Principal</u>	<u>CUSIP</u>
08/15/50	\$ 5,950,000	114390AC1
	<u>\$ 5,950,000</u>	

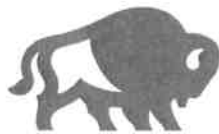
Senior Lien Revenue Refunding Bonds, Series 2017A-1

<u>Date</u>	<u>Principal</u>	<u>CUSIP</u>
08/15/52	\$ 3,750,000	114390AF4
	<u>\$ 3,750,000</u>	

CONTINUING DISCLOSURE REPORT
FOR THE
QUARTER ENDED MARCH 31, 2019

BROOKS DEVELOPMENT AUTHORITY

REVENUE BOND DEBT



HTS Continuing Disclosure Services
A Division of Hilltop Securities.

SIGNATURE OF ISSUER

The information set forth herein has been obtained from the Authority and other sources believed to be reliable, but such information is not guaranteed as to accuracy or completeness and is not to be construed as a promise or guarantee. This Quarterly Continuing Disclosure Report may contain, in part, estimates and matters of opinion which are not intended as statements of fact, and no representation is made as to the correctness of such estimates and opinions, or that they will be realized. The information and expressions of opinion contained herein are subject to change without notice, and the delivery of this Quarterly Continuing Disclosure Report will not, under any circumstances, create any implication that there has been no change in the affairs of the Authority or other matters described.

BROOKS DEVELOPMENT AUTHORITY



Samantha Carneiro
Chief Financial Officer

Approved for Submission:

4/29/19

Date

CERTIFICATE OF SUBMISSION OF QUARTERLY REPORT

Subject to the continuing disclosure requirements of SEC Rule 15c2-12, this Quarterly Continuing Disclosure Report for the Brooks Development Authority with respect to the issues listed on the report cover was submitted directly to the National Recognized Municipal Securities Information Repository ("NRMSIR") listed below as well as to any applicable State Information Depository ("SID").

NRMSIR

Municipal Securities Rulemaking Board ("MSRB")
via the Electronic Municipal Market Access ("EMMA") system

HTS Continuing Disclosure Services, A Division of Hilltop Securities Inc.

Signed by:

/s/ Petia Moutaftchieva

The Greenline Linear Park

Project Description: Transform approximately 43 acres of floodplain land and drainage channels into a linear park. Proposed to contain lighted hike-and-bike trails, eight acres of wet ponds, nine acres of manicured recreation areas, 15 acres of restored native vegetation, three acres of vegetated bio-swales, one acre of natural wetlands, 12 picnic areas, a restroom facility, an amphitheater, and two parking areas.



Budget Summary

Source of Funds:	
CoSA	\$2,941,000.00
BDA Revenue Bond Series 2015	\$7,831,500.83
Total Source of Funds	\$10,772,500.83
Use of Funds:	
Construction	\$10,772,500.83
Total Use of Funds	\$10,772,500.83

Project Budget

Used
\$10,712,501
99%

Balance
\$60,000
1%



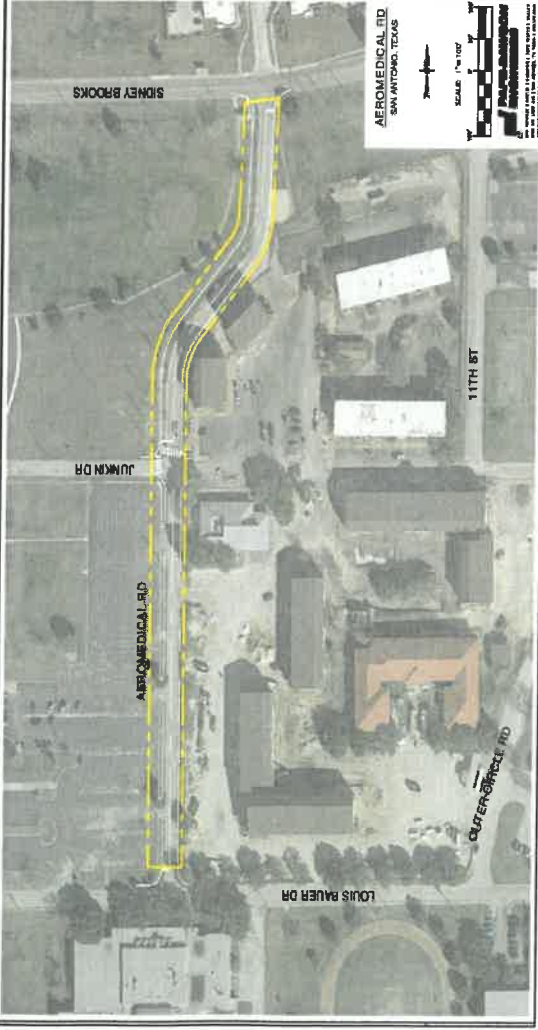
Project Summary

Developer:	Brooks Development Authority
Contractor:	Guido Construction
Operator:	Brooks Development Authority
Project Manager:	Project Control/Dorsey LLC/Brooks Development Authority
Start:	9/8/2016
Finish:	5/31/2019
Duration:	32 Months
Acreage:	43.31
Completion Percentage	99.41%
Permits Issued	General

Project Status: The Greenline park is open to the public. Construction is complete with final retainage paid. Minimal landscaping remains to be completed.

Aeromedical Drive

Project Description: Aeromedical Dr. is the proposed resurfacing of Aeromedical Dr. will provide the primary route for traffic exiting the existing Aviator Apartment Complex. The project will include street, drainage, utility infrastructure, sidewalks and landscaping.



Budget Summary

Source of Funds:	
BDA Revenue Bond Series 2015	\$2,007,750.77
CoSA	\$1,029,000.00
Total Source of Funds	\$3,036,750.77
Use of Funds:	
Construction	\$3,036,750.77
Total Use of Funds	\$3,036,750.77

Project Summary

Developer:	Brooks Development Authority
Contractor:	E-Z Bel
Operator:	N/A
Project Manager:	FosterCM Group/Brooks Development Authority
Start:	7/11/2017
Finish:	3/31/2019
Duration:	20 Months
Completion Percentage	99.00%
Permits Issued	General

Project Status: Aeromedical Drive is complete. All punch list items are complete and final retainage has been paid.

Project Budget

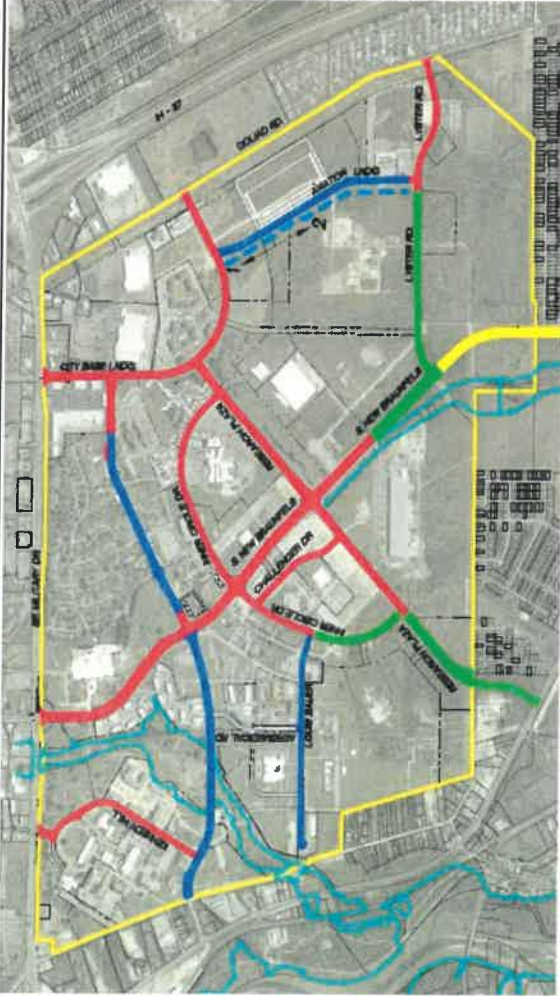
Used
\$3,036,751
100%



Balance
\$0.00
0%

Aviation Landing

Project Description: Aviation Landing is proposed re-purposing of the old Air Force landing strip. The road would connect City Base Landing to Lyster Road. The project will include street, drainage and utility Infrastructure.



Budget Summary

Source of Funds:	
BDA Revenue Bond Series 2015	\$4,912,653.54
Total Source of Funds	\$4,912,653.54
Use of Funds:	
Construction	\$4,696,203.54
Engineering	\$299,450.00
Project Management	\$132,000.00
Total Use of Funds	\$5,127,653.54

Project Summary

Developer:	Brooks Development Authority
Contractor:	E-Z Bel
Operator:	N/A
Project Manager:	FosterCM Group/Brooks Development Authority
Start:	10/1/2017
Finish:	4/30/2019
Duration:	18 Months
Completion Percentage	99.00%
Permits Issued	General

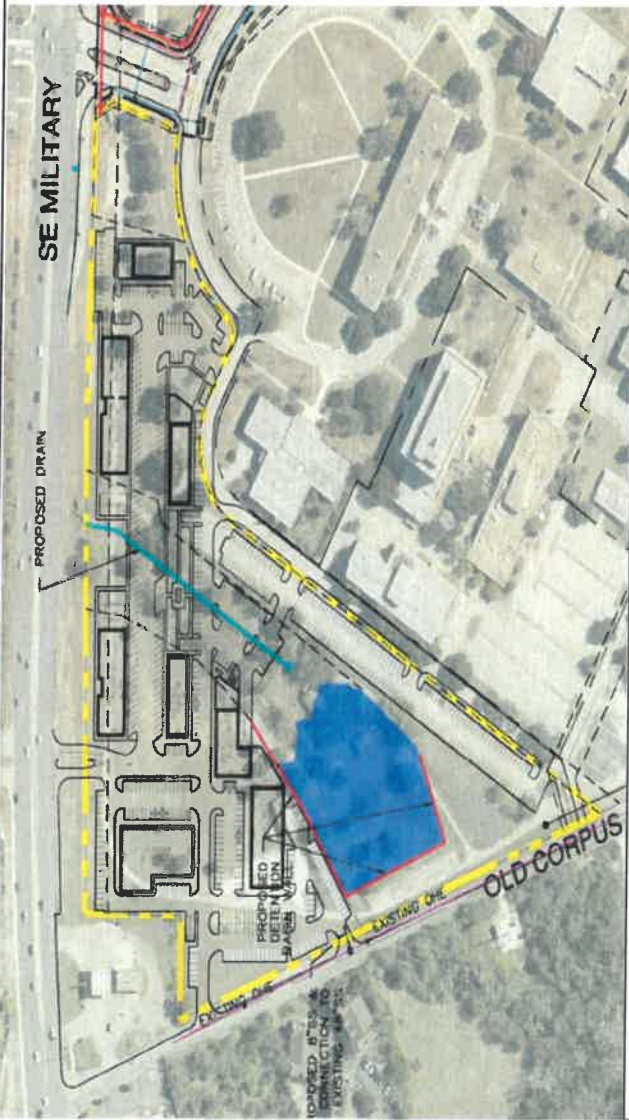
Project Status: Aviation Landing is open and is being used as main road in the Industrial Park. Landscape work and remaining punch list items are pending prior to paying final retainage.

Project Budget



Northwest Corner Drainage

Project Description: The Northwest Corner Drainage project consists of infrastructure improvements to facilitate retail development.



Project Budget

Used
\$556,888
88%



Balance
\$78,670
12%

Budget Summary	
Source of Funds:	
BDA Capital	\$635,558.00
Total Source of Funds	\$635,558.00
Use of Funds:	
Construction	\$635,558.00
Total Use of Funds	\$635,558.00

Project Summary	
Developer:	City Base Commons LLC
Contractor:	Search Construction Services LLC
Operator:	City Base Commons LLC
Project Manager:	City Base Commons LLC
Start:	01/01/2018
Finish:	05/31/2019
Duration:	17 months
Completion Percentage	89.67%
Permits Issued	General

Town Center

Project Description: Overland Partners has partnered with Brooks to create an overall Master Plan for the campus. With the conceptual Master Plan in place, the focus will shift to defining the Town Center.



Project Budget

Used
\$57,704
102%



Current Project expense only associated with
Initial Master Planning with Douglas Architects.
Original Expense Budget: \$56,635.
No construction has begun.

Budget Summary

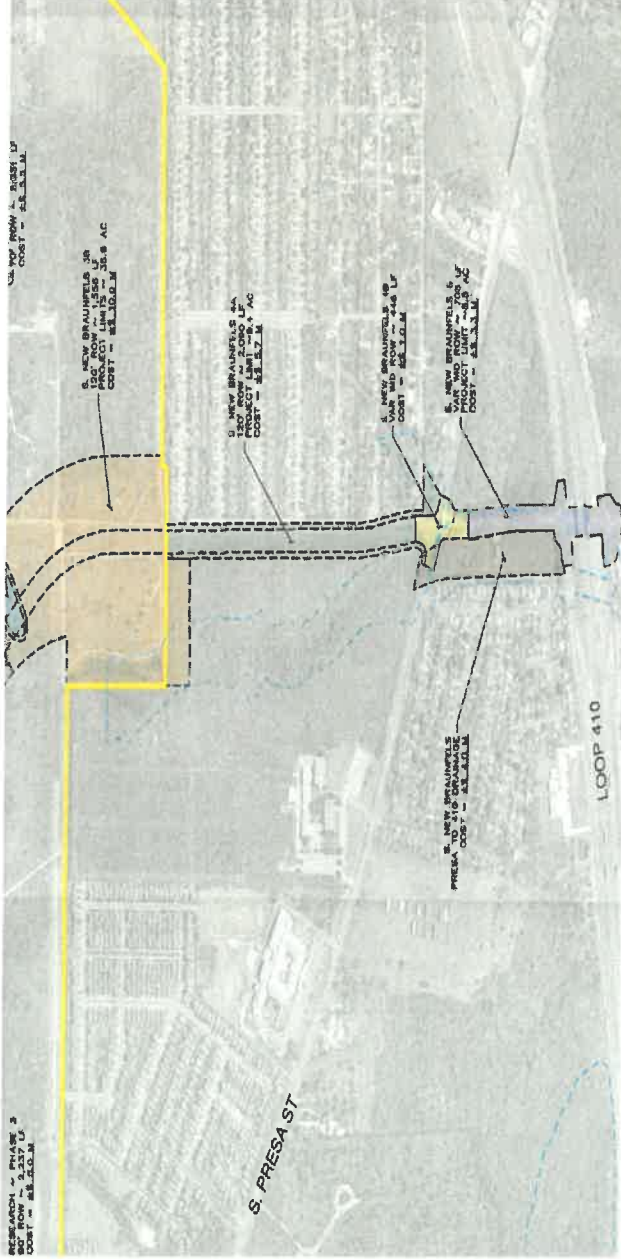
Source of Funds:	TBD
BDA Revenue Bond Series 2015	TBD
Total Source of Funds	
Use of Funds:	TBD
Construction	TBD
Total Use of Funds	

Project Summary

Developer:	TBD
Contractor:	TBD
Operator:	TBD
Project Manager:	TBD
Start:	TBD
Finish:	TBD
Duration:	TBD
Completion Percentage	0.00
Permits Issued	None

New Braunfels Road Extension-Design

Project Description: Design and right of way to extend South New Braunfels, and associated infrastructure, approximately one mile to Loop 410.



Budget Summary	
Source of Funds:	
CoSA	\$1,980,000.00
Total Source of Funds	\$1,980,000.00
Use of Funds:	
Construction	\$1,980,000.00
Total Use of Funds	\$1,980,000.00

Project Summary	
Developer:	Brooks Development Authority
Contractor:	TBD
Operator:	N/A
Engineer:	Pape Dawson
Start:	2/24/2017
Finish:	9/30/2018
Duration:	19 Months
Completion Percentage	100.00%
Permits Issued	None

Project Budget



Used
\$744,152
38%

Balance
\$1,235,848
62%

Brooks Industrial One
 Project Description: Construction of a 350,000 square foot light industrial building in Parcel C.



Budget Summary	
Source of Funds:	
Brooks Development Authority	\$4,260,656.00
IGX	\$3,093,571.00
Texas Capital Loan	\$13,657,848.00
Total Source of Funds	\$21,012,075.00
Use of Funds:	
Construction	\$21,012,075.00
Total Use of Funds	\$21,012,075.00

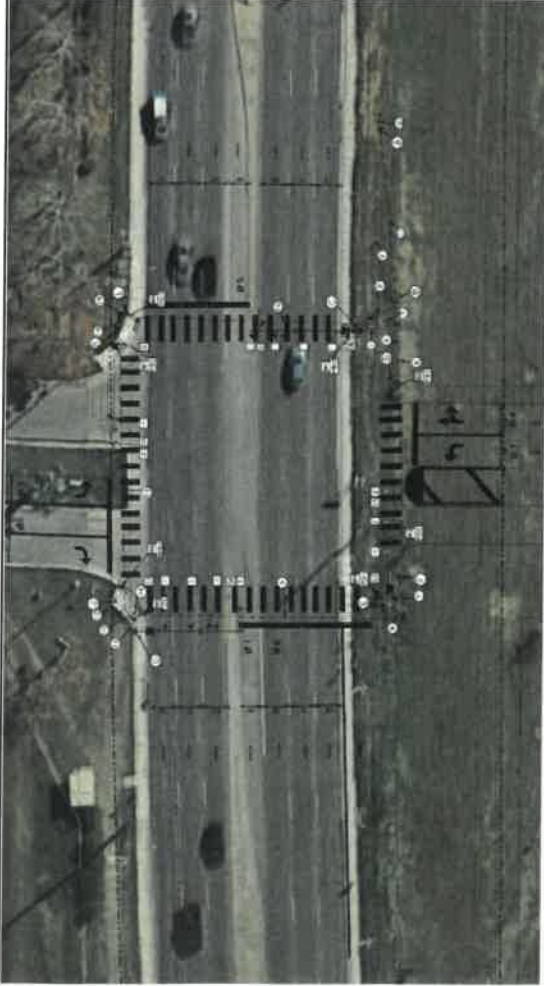
Project Summary	
Developer:	IGX
Contractor:	Conterra Design Builders
Operator:	Brooks Development Authority
Engineer:	Pape Dawson
Start:	6/1/2018
Finish:	9/30/2019
Duration:	16 Months
Completion Percentage	30.28%
Permits Issued	None

Project Budget



SE Military Traffic Light

Project Description: SE Military Traffic Light is a fully actuated traffic signal to ease access into the BCB Commons Shopping Center. In addition, the light will provide an additional traffic light access point into the Texas Center for Disease Control.



Budget Summary

Source of Funds:	
BDA Revenue Bond Series 2015	\$451,666.00
BDA Capital	\$39,300.00
Total Source of Funds	\$490,966.00
Use of Funds:	
Construction	\$451,666.00
Engineering	\$39,300.00
Total Use of Funds	\$490,966.00

Project Summary

Developer:	Brooks Development Authority
Contractor:	The Levy Company
Operator:	N/A
Project Manager:	Brooks Development Authority
Start:	7/1/2018
Finish:	6/30/2019
Duration:	11 Months
Completion Percentage	89.67%
Permits Issued	General

Project Status: Traffic Lights are installed and pending final utility connections. Currently working on the turning lane into Brooks Common.

Project Budget



BROOKS DEVELOPMENT AUTHORITY

Balances on Pledged Funds as of 03/31/18

<u>Account Number</u>	<u>Bonds</u>	<u>Account Name</u>	<u>Bank</u>	<u>Balance</u>
143373.6	MI	CONSTRUCTION ACCOUNT 2015 A-1 INFRASTRUCTURE	UMB	\$ 424,950.78
143373.4	MI	DEBT RESERVE FUND - PRIMARY 2015	UMB	\$ 5,220,147.35
143373.5	MI	DEBT RESERVE FUND - SECONDARY 2015	UMB	\$ 459,273.70
143373.1	MI	DEBT SERVICE FUND 2015 A-1	UMB	\$ 196,230.32
143373.3	MI	DEBT SERVICE FUND 2015 B-2	UMB	\$ 43,538.11
143373.2	MI	DEBT SERVICE FUND 2015 B-1	UMB	\$ 42,147.98
143373.7	MI	CONSTRUCTION ACCOUNT 2015 B-1	UMB	\$ 16,946.53
143373.8	MI	CONSTRUCTION ACCOUNT 2015 B-2	UMB	\$ 15,883.32
		Sub-total 2015		\$ 6,419,118.09
143373.10	MI	CONSTRUCTION ACCOUNT 2016 C-1	UMB	\$ -
143373.9	MI	DEBT SERVICE FUND 2016 C-1	UMB	\$ -
143373.13	MI	CONSTRUCTION ACCOUNT 2016 D-1	UMB	\$ -
143373.12	MI	DEBT SERVICE 2016 D-1	UMB	\$ -
143373.11	MI	DEBT SERVICE RESERVE 2016	UMB	\$ -
		Sub-total 2016		\$ -
146294.5	SF	REV REFUNDING BONDS SERIES 2017 (Debt Service)	UMB	\$ 201,586.16
146294.11	SF	COST OF ISSUANCE 2017	UMB	\$ -
143373.14	MI	DEBT SERVICE FUND 2017A	UMB	\$ 21,014.06
146294.1	SF	BROOKS HOTEL REVENUE FUND	UMB	\$ -
143373.15	MI	COST OF ISSUANCE 2017 A-1	UMB	\$ -
		Sub-total 2017		\$ 222,600.22
		Total Pledged Funds		\$ 6,641,718.31

Note:

MI - Master Indenture Bonds

SF - Special Facilities Bonds