City of Kingsville, Texas

AGENDA
CITY COMMISSION
MONDAY, MAY 24, 2021
REGULAR MEETING

CITY HALL
HELEN KLEBERG GROVES COMMUNITY ROOM
400 WEST KING AVENUE
5:00 P.M.

Conference Line call: 1 (415) 655-0001 and
when prompted type access code: 126 210 9951 #
OR
Live Videostream: http://www.cityofkingsville.com/webex

I. Preliminary Proceedings.

OPEN MEETING

APPROVED BY:

Mark McLaughlin
City Manager

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)

MINUTES OF PREVIOUS MEETING(S)

Regular Meeting – May 10, 2021

****AUDIENCE AND PRESENTER SOCIAL DISTANCING AND PUBLIC TESTIMONY AND PUBLIC HEARING INPUT AT PUBLIC MEETINGS OF THE CITY COMMISSION. To reduce the chance of COVID-19 transmission, public meetings will be held in a manner intended to separate, to the maximum practical extent, audience and presenters from personal contact with members of Community, City Staff, and City Commission. Public testimony and public hearing input for Public Comment and all items on the agenda at public meetings of the City Commission shall be provided in written format and presented to the City Secretary and/or designee prior to the start of each meeting of the City Commission. This testimony and/or public input shall be in accordance with the City Secretary's instructions, which shall be posted on the City Secretary's outdoor public bulletin board at City Hall and on the City website and allow for electronic submission. The written public testimony shall be provided to members of the City Commission prior to voting on measures for that meeting. Written testimony shall be limited in accordance with the City Secretary requirements and shall be placed into the record of each meeting. This written testimony shall serve as the required public testimony pursuant to Texas Government Code section 551.007 and shall constitute a public hearing for purposes of any public hearing requirement under law. The meeting may be held telephonically or via videoconference; and, if so conducted, the public may participate remotely by**

following the instructions of the City Secretary which would be posted on the City Secretary's outdoor public bulletin at City Hall and on the City website.

II. Public Hearing - (Required by Law).[1]

1. Public hearing regarding condemnation proceeding for structures located at 627 E. Ave. D, Kingsville, Texas. (Director of Planning & Development Services)

2. Public hearing regarding condemnation proceeding for structures located at 201 S. US Hwy 77 Bypass, Kingsville, Texas. (Director of Planning & Development Services

3. Public hearing regarding condemnation proceeding for structures located at 816 S. 2nd Street, Kingsville, Texas. (Director of Planning & Development Services)

4. Public hearing regarding condemnation proceeding for structures located at 311 S. 14th Street, Kingsville, Texas. (Director of Planning & Development Services).

5. Public hearing regarding condemnation proceeding for structures located at 123 N. 2nd Street, Kingsville, Texas. (Director of Planning & Development Services).

III. Reports from Commission & Staff.[2]

"At this time, the City Commission and Staff will report/update on all committee assignments which may include, but is not limited to, the following: Planning & Zoning Commission, Zoning Board of Adjustments, Historical Board, Housing Authority Board, Library Board, Health Board, Tourism, Chamber of Commerce, Coastal Bend Council of Governments, Conner Museum, Keep Kingsville Beautiful, and Texas Municipal League. Staff reports include the following: Building & Development , Code Enforcement, Condemnation Update, Proposed Development Report; Accounting & Finance – Financial & Investment Information, Investment Report, Quarterly Budget Report, Monthly Financial Reports, Utilities Billing Update; Police & Fire Department – Grant Update, Police & Fire Reports; Streets Update; Public Works; Landfill Update, Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Emergency Management, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Health Department, Hotel Occupancy Report, Quiet Zone, SEP, Legislative Update, Proclamations, Employee Recognition, Health Plan Update, Tax Increment Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor, Wastewater Treatment Plant, Water And Wastewater Rate Study Presentation, Golf Course, Library Summer Programs, Grants Update. No formal action can be taken on these items at this time."

IV. Public Comment on Agenda Items.[3]

1. Comments on all agenda and non-agenda items.

V. <u>Consent Agenda</u>

<u>Notice to the Public</u>

The following items are of a routine or administrative nature. The Commission has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Commission Member in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.

CONSENT MOTIONS, RESOLUTIONS, ORDINANCES AND ORDINANCES FROM PREVIOUS MEETINGS:

(At this point the Commission will vote on all motions, resolutions and ordinances not removed for individual consideration)

1. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover the rolled over Parks City Green Irrigation Project. (Finance Director).

2. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover incentive agreement payments for Starbucks and Marshalls. (Finance Director).

3. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover CARES Act expenditures for FY20-21. (Finance Director).

4. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover FEMA Winter Storm Event grant expenditures submitted for reimbursement. (Finance Director).

5. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover additional audit services costs. (Finance Director).

6. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to replace the Engineering Services salary budget which was budgeted for in-kind engineering services in the Safe Routes to School Grant. (Finance Director).

7. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to accept and expend donation from Nustar Energy for equipment maintenance and supplies. (correcting fund used). (Finance Director).

8. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover additional overtime for the Police Department. (Police Chief).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.[4]

9. Consider condemnation of structures located at 627 E. Ave. D, Kingsville, Texas. (Director of Planning & Development Services).

10. Consider condemnation of structures located at 201 S. US Hwy 77 Bypass, Kingsville, Texas. (Director of Planning & Development Services).

11. Consider condemnation of structures located at 816 S. 2nd Street, Kingsville, Texas. (Director of Planning & Development Services).

12. Consider condemnation of structures located at 311 S. 4th Street, Kingsville, Texas. (Director of Planning & Development Services).

13. Consider condemnation of structures located at 123 N. 2nd Street, Kingsville, Texas. (Director of Planning & Development Services).

14. Consider a resolution authorizing the Mayor to enter into a Mutual Aid Agreement between the Commanding Officer of Naval Air Station Kingsville, Texas and the City of Kingsville, Texas for the provision of firefighting assistance. (Fire Chief).

15. Consider accepting grant funding from the Coastal Bend Regional Advisory Council for the Fire Department. (Fire Chief).

16. Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to accept and expend grant funds from Coastal Bend Regional Advisory Council (CBRAC) for Fire Department medical equipment and supplies. (Fire Chief).

17. Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover the computer and software for the additional engineering staff. (City Engineer).

18. Consider a resolution supporting the City of Kingsville's Application to the Texas Department of Transportation's 2021 Transportation Alternatives Set-Aside (TA) Call for Projects (for pedestrian and/or bicycle infrastructure); authorizing the Mayor to act on the City's behalf with such program. (City Engineer).

19. Consider a resolution authorizing the City Manager to execute a Logo & Brand Guide Development Agreement with ESD and Associates for the City of Kingsville. (Tourism Director).

20. Executive Session: Pursuant to Section 551.071, Texas Government Code, Consultation with Attorney Exception, the City Commission shall convene in executive session to seek legal advice from the City Attorney regarding a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter. (City Attorney).

21. Executive Session: Pursuant to Section 551.074, of the Texas Open Meetings Act, the City Commission shall convene in executive session to deliberate the evaluation & duties of the City Manager. (Mayor Fugate).

22. Consider action on City Manager contract compensation sections. (Mayor Fugate).

VII. Adjournment.

1. No person's comments shall exceed 5 minutes. Cannot be extended by Commission.
2. No person's comments shall exceed 5 minutes without permission of majority of Commission.
3. Comments are limited to 3 minutes per person. May be extended or permitted at other times in the meeting only with 5 affirmative Commission votes. The speaker must identify himself by name and address.
4. Items being considered by the Commission for action except citizen's comments to the Mayor and Commission, no comment at this point without 5 affirmative votes of the Commission.

NOTICE

This City of Kingsville and Community Room are wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 361/595-8002 or FAX 361/595-8024 or E-Mail mvalenzuela@cityofkingsville.com for further information. Braille Is Not Available. The City Commission reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Government Code, Section 551-071 (Consultation with Attorney), 551-072 (Deliberations about Real Property), 551-073 Deliberations about Gifts and Donations), 551-074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551-086 (Certain Public Power Utilities: Competitive Matters), and 551-087 (Economic Development).

I, the undersigned authority do hereby certify that the Notice of Meeting was posted on the bulletin board located at City Hall, 400 West King Ave, of the City of Kingsville, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time:

May 20, 2021 at 4:30 P.M. and remained so posted continuously for at least 72 hours proceeding the schedule time of said meeting.

Mary Valenzuela

Mary Valenzuela, TRMC, CMC, City Secretary
City of Kingsville, Texas

This public notice was removed from the official posting board at the Kingsville City Hall on the following date and time:_____

By: _____
City Secretary's Office
City of Kingsville, Texas

MINUTES OF PREVIOUS MEETING(S)

A REGULAR MEETING OF THE CITY OF KINGSVILLE CITY COMMISSION WAS HELD ON MONDAY, MAY 10, 2021 IN THE HELEN KLEBERG GROVES COMMUNITY ROOM, 400 WEST KING AVENUE, KINGSVILLE, TEXAS AT 5:00 P.M.

CITY COMMISSION PRESENT:
Sam R. Fugate, Mayor
Hector Hinojosa, Commissioner
Norma N. Alvarez, Commissioner
Edna Lopez, Commissioner
Ann Marie Torres, Commissioner

CITY STAFF PRESENT:
Mark McLaughlin, City Manager
Mary Valenzuela, City Secretary
Courtney Alvarez, City Attorney
Janine Reyes, Tourism Director
Kyle Benson, IT Manager
Derek Williams, IT
Bill Donnell, Public Works Director
Diana Gonzales, Human Resources Director
Susan Ivy, Parks Director
Deborah Balli, Finance Director
David Solis, Risk Manager
Rudy Mora, Engineer
Nicholas Daniels, Building Official
Brenda Joyas, Downtown Manager
Julian Cavazos, Lieutenant

STAFF PRESENT VIA CONFERENCE CALL OR VIDEO STREAM
Emilio Garcia, Health Director
Uchechukwu Echeozo, Director of Planning & Development Services

I. Preliminary Proceedings.

OPEN MEETING
Mayor Fugate opened the meeting at 5:00 p.m. with all five Commission members present.

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)
The invocation was delivered by Ms. Courtney Alvarez, City Attorney, followed by the Pledge of Allegiance and the Texas Pledge.

MINUTES OF PREVIOUS MEETING(S)

Regular Meeting - April 26, 2021

Motion made by Commissioner Lopez to approve the minutes of April 26, 2021, as presented, seconded by Commissioner Torres. The motion was passed and approved by the following vote: Hinojosa, Alvarez, Lopez, Torres, Fugate voting "FOR".

****AUDIENCE AND PRESENTER SOCIAL DISTANCING AND PUBLIC TESTIMONY AND PUBLIC HEARING INPUT AT PUBLIC MEETINGS OF THE CITY COMMISSION.**
To reduce the chance of COVID-19 transmission, public meetings will be held in a manner intended to separate, to the maximum practical extent, audience and presenters from personal contact with members of the Community, City Staff, and City Commission. Public testimony and public hearing input for Public Comment and all items on the agenda at public meetings of the City Commission shall be

provided in written format and presented to the City Secretary and/or designee prior to the start of each meeting of the City Commission. This testimony and/or public input shall be in accordance with the City Secretary's instructions, which shall be posted on the City Secretary's outdoor public bulletin board at City Hall and on the City website and allow for electronic submission. The written public testimony shall be provided to members of the City Commission prior to voting on measures for that meeting. Written testimony shall be limited in accordance with the City Secretary requirements and shall be placed into the record of each meeting. This written testimony shall serve as the required public testimony pursuant to Texas Government Code section 551.007 and shall constitute a public hearing for purposes of any public hearing requirement under law. The meeting may be held telephonically or via videoconference; and, if so conducted, the public may participate remotely by following the instructions of the City Secretary which would be posted on the City Secretary's outdoor public bulletin at City Hall and on the City website.

II. Public Hearing - (Required by Law).[1]

1. None.

III. Reports from Commission & Staff.[2]

"At this time, the City Commission and Staff will report/update on all committee assignments which may include, but is not limited to, the following: Planning & Zoning Commission, Zoning Board of Adjustments, Historical Board, Housing Authority Board, Library Board, Health Board, Tourism, Chamber of Commerce, Coastal Bend Council of Governments, Conner Museum, Keep Kingsville Beautiful, and Texas Municipal League. Staff reports include the following: Building & Development, Code Enforcement, Condemnation Update, Proposed Development Report; Accounting & Finance – Financial & Investment Information, Investment Report, Quarterly Budget Report, Monthly Financial Reports, Utilities Billing Update; Police & Fire Department – Grant Update, Police & Fire Reports; ***Streets Update****; Public Works; Landfill Update, Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Emergency Management, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Health Department, Hotel Occupancy Report, Quiet Zone, SEP, Legislative Update, Proclamations, Employee Recognition, Health Plan Update, Tax Increment Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor, Wastewater Treatment Plant, Water, And Wastewater Rate Study Presentation, Golf Course, Library Summer Programs, Grants Update. No formal action can be taken on these items at this time."*

Mr. Mark McLaughlin, City Manager reported that the American Recovery Plan Guidelines have already been published as an interim final document. He further stated that the plan has a lot of detail and he is looking to see how the City would receive its funds. The details states that the funds will be going to the State then forwarded to cities. Mr. McLaughlin further announced that Mr. Steve Palacios, EMT will be the city's new Fire Marshall. Mr. Palacios has passed all the tests and has gone through screening for the position. Mr. Palacios will take his position as Fire Marshall on May 11, 2021. Mr. McLaughlin gave an update on the streets as requested by Mayor Fugate. A handout was prepared and passed out to the Commission on street updates.

Ms. Courtney Alvarez, City Attorney reported that the next City Commission meeting is scheduled for May 24, 2021. The deadline for staff to submit agenda items is Friday, May 14, 2021.

Commissioner Hinojosa commented that he received complaints from local vendors about sponsorships for Loteria Festival. He asked if staff reached out to the local vendors for any sponsorships for this event.

Ms. Janine Reyes responded that she did hear that one downtown merchant was upset about downtown merchants not being asked to sponsor, but it is difficult to ask the same merchants for sponsorships for all events that occur in the downtown area. She further stated that the purpose for this event was to get businesses to sponsor and bring an economic impact downtown. She further stated that anyone is welcome to come forth and be a sponsor, if they choose too. She further explained the levels of sponsorships for all the different events held in Kingsville.

Commissioner Lopez read and presented a proclamation for Professional Municipal Clerks Week.

Mayor Fugate read and presented two proclamations, Public Works Service Week and Motorcycle Safety Awareness Month.

IV. Public Comment on Agenda Items.[3]

1. Comments on all agenda and non-agenda items.

No public comments were made or received.

V. **Consent Agenda**

Notice to the Public

The following items are of a routine or administrative nature. The Commission has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Commission Member in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.

CONSENT MOTIONS, RESOLUTIONS, ORDINANCES, AND ORDINANCES FROM PREVIOUS MEETINGS:

(At this point the Commission will vote on all motions, resolutions, and ordinances not removed for individual consideration)

Motion made by Commissioner Lopez to approve the consent agenda as presented, seconded by Commissioner Hinojosa. The motion was passed and approved by the following vote: Alvarez, Lopez, Torres, Hinojosa, Fugate voting "FOR".

1. **Motion to approve final passage of an ordinance amending the zoning ordinance by granting a Special Use Permit for general business use in I1 (Light Industrial District) at 1400 E. Corral (El Campo Process Plant), Kingsville, Texas, also known as Corral, Block 3, Lots 10-13. (Director of Planning & Development Services).**
2. **Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to accept and expend donations from the Youth Pony League Sponsors for uniforms. (Parks Director).**

3. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to accept and expend donations for ball field scoreboard sponsorships. (Parks Director).

4. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to purchase wearable safety lights for the Police Department. (Police Chief).

5. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover additional costs of Liberator IV headsets not covered by grant funding for the Police Department. (Police Chief).

6. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to cover hazard pay for the period of October 2020 through December 2020. (Finance Director).

7. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to transfer existing capital outlay items budget which was budgeted as a capital lease to Fund 115-Tax Notes Series 2021 and to cover overage on police vehicles purchase and tax note issuance costs. (Finance Director).

8. Motion to approve final passage of an ordinance amending the Fiscal Year 2020-2021 budget to transfer existing capital outlay items payment budget to Debt Service Fund to cover the Tax Note Series 2021 payment. (Finance Director).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.[4]

Mayor Fugate commented that if there were no objections from the Commission, he would like to move agenda item #24 before item #9. No objections were made.

9. Consider appointing Orlando Moya to the Zoning Board of Adjustment for a two-year term. (Director of Planning & Development Services).

Motion made by Commissioner Lopez to approve the appointment of Orlando Moya to the Zoning Board of Adjustment for a two-year term, seconded by Commissioner Torres. The motion was passed and approved by the following vote: Lopez, Torres, Hinojosa, Alvarez, Fugate voting "FOR".

10. Consider appointing Larry Garcia, Wayne Grant, and Karie Kriegel to the Planning & Zoning Commission each for a two-year term. (Director of Planning & Development Services).

Motion made by Commissioner Lopez and Commissioner Torres to approve the appointments of Larry Garcia, Wayne Grant, and Karie Kriegel to the Planning & Zoning Commission each for a two-year term, seconded by Commissioner Hinojosa. The motion was passed and approved by the following vote: Torres, Hinojosa, Alvarez, Lopez, Fugate voting "FOR".

11. Consider appointing Lesley Estes as the downtown merchant representative and David Thibodeaux as the Kingsville resident representative to the Main Street Advisory Board each for a two-year term. (Downtown Manager).

Motion made by Commissioner Lopez to approve the appointments of Lesley Estes as the downtown merchant representative and David Thibodeaux as the Kingsville resident representative to the Main Street Advisory Board each for a two-year term, seconded by Commissioner Alvarez.

Commissioner Torres commented that Mr. Thibodeaux will be appointed to two different Boards for the City, Main Street and Historical Board, and asked if this would cause a conflict between both Boards?

Mrs. Brenda Joyas, Downtown Manager responded that there is no conflict as both Boards do not coincide with each other.

Torres further asked how staff is reaching out to the public in letting them know that these positions are available.

Mrs. Brenda Joyas, Downtown Manager responded that for her Board(s) she has used the newspaper and social media to notice the citizens of the positions opened within the different Boards. She further stated that she did have several individuals that were interested in serving but were not eligible as they were not a resident of the City of Kingsville, which is a requirement.

Commissioner Lopez commented that the appointees being considered tonight are new members and have never served on any city boards.

Mr. Wayne Grant, appointee to the Planning & Zoning Commission commented that for transparency purposes and after hearing the residency requirement, he would like for the Commission to know that he is not resident of the city, but has several businesses within the city.

Mayor Fugate commented that he does not believe this is a requirement for the Board Mr. Grant was just appointed to.

The motion was passed and approved by the following vote: Hinojosa, Alvarez, Lopez, Torres, Fugate voting "FOR".

12. **Consider appointing David Thibodeaux and Lucia G. Perez to the Historical Development Board each for a three-year term. (Downtown Manager).**

    Motion made by Commissioner Lopez to approve the appointments of David Thibodeaux and Lucia G. Perez to the Historical Development Board each for a three-year term, seconded by Commissioner Hinojosa and Commissioner Torres. The motion was passed and approved by the following vote: Alvarez, Lopez, Torres, Hinojosa, Fugate voting "FOR".

13. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover the rolled over City Hall Irrigation Project. (Finance Director).**

    Mrs. Deborah Balli, Finance Director stated that the City completed the irrigation project for City Hall and the project crossed fiscal years requiring a budget amendment to appropriated funds to FY 20-21.

    Introduction item only.

14. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover incentive agreement payments for Starbucks and Marshalls. (Finance Director).**

    Mrs. Balli stated that the fiscal year 19-20 budget was $52,980 and actual payments came in at $71,220.75 making a budget amendment of $18,240.75 necessary. Balli further stated that staff did not have any information from them as to what the expectations were. For the three incentive agreements staff budgeted $52,000 and with Starbuck's incentive agreement changing where the city was going to do ad

valorem incentives, but they changed to sales tax incentive making them meet their incentive sooner than what staff had planned.

Commissioner Hinojosa asked if these are the only payments the city will be making?

Mrs. Balli responded that one last check would need to be done as Starbucks and Marshall's do not provide the city with the information, the city must find the information using Exact Tax Software.

Ms. Alvarez commented that the Chick-fil-A incentive will kick in and will need to be paid on quarterly payments so there may be one that would need to be added for this fiscal year.

Commissioner Hinojosa asked if Marshall's and Starbucks were quarterly payments. Mrs. Balli responded that Marshall's is paid yearly.

Introduction item only.

15. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover CARES Act expenditures for FY20-21. (Finance Director).**

Mrs. Balli stated that the CARES Act funding covered eligible expenditures through December 2020 up to the City's allotment. This budget amendment covers the expenditures which are eligible expenditures for the funding.

Introduction item only.

16. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover FEMA Winter Storm Event grant expenditures submitted for reimbursement. (Finance Director).**

Mrs. Balli stated that the city received notification that it could submit expenditures for reimbursement that occurred during the winter storm event. During the eligible period, the City incurred $15,808.02 of eligible expenditures. Receiving reimbursement for eligible expenditures will save on the regular budget as the expenditures were necessary.

Introduction item only.

17. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover additional audit services costs. (Finance Director).**

Mrs. Balli stated that the FY 19-20 audit has been completed and additional hours were necessary due to the complexity of the bond refunding and the Single Audit that was required due to the CARES Act funding. The additional hours resulted in an increased cost of $15,000 that was unforeseen when the budget was adopted. The current budget for the Finance Administration division cannot absorb the additional $15,000 cost. Funding for this budget amendment will come from the unappropriated fund balance for the general fund.

Introduction item only.

18. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to replace the Engineering Services salary budget which was budgeted for in-kind engineering services in the Safe Routes to School Grant. (Finance Director).**

Mrs. Balli stated that Engineering is not able to provide in-kind services on this grant at this time as we were awarded 100%, which not requires the reduced budgeted amount to be returned to the Engineering budget to cover regular salaries.

Introduction item only.

19. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to accept and expend donation from NuStar Energy for equipment maintenance and supplies. (correcting fund used). (Finance Director).**

Mrs. Balli stated that this ordinance was previously adopted by the City Commission which had the wrong fund in the body of the ordinance. It stated it was to be recorded in Fund 017 and should have read Fund 001. The submittal is only to correct the fund number.

Introduction item only.

20. **Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover additional overtime for the Police Department. (Police Chief).**

Mr. Julian Cavazos, KPD Lieutenant stated that his department over the last two years has had an unexpected turnover in personnel in their sworn officer positions as well as licensed telecommunicator positions. This has caused major shortages in manning the different divisions of the department creating overtime. It is being requested that the budget amendment to cover overtime costs for the remaining fiscal year be approved.

Introduction item only.

21. **Consider a resolution authorizing the City to submit an application to the Ed Rachal Foundation for grant funds for equipment for the Kingsville Police Department. (Police Chief).**

Lieutenant Cavazos stated that this is a request to apply to the Ed Rachal Foundation for equipment.

Introduction item only.

22. **Consider a resolution authorizing application to and acceptance of the TCEQ, under the Texas Emissions Reduction Plan, for the Governmental Alternative Fuel Fleet Grant Program. (Police Chief).**

Lieutenant. Cavazos stated that this grant allows for the associated cost to replace a Class 1 vehicle for $15,000 per vehicle. They will be replacing two of their current gasoline-powered endure motorcycles with two Zero Motorcycles outfitted with police equipment. The request is for $30,000 to cover part of the cost for the vehicles. The cost for two Zero DSRP Motorcycle Base Police Package comes to $45,270.

Motion made by Commissioner Lopez to approve the resolution authorizing application to and acceptance of the TCEQ, under the Texas Emissions Reduction Plan, for the Governmental Alternative Fuel Fleet Grant Program, seconded by Commissioner Alvarez. The motion was passed and approved by the following vote: Torres, Hinojosa, Alvarez, Lopez, Fugate voting "FOR".

23. **Consider awarding RFP#21-06 for 2021 Downtown Improvements-7th Street for TxCDBG Contract #7219192 as per staff recommendation, and approving a resolution authorizing the City Manager to enter into a Construction Contract for 2021 Downtown Improvements-7th Street between the City and Etech Construction, Inc. (RFP#21-06) (TxCDBG #7219192) (City Engineer).**

Mr. Rudy Mora, City Engineer stated that on March 9, 2021, the City received 3 bids which were publicly opened for the 2021 Downtown Improvements 7th Street TXCDBG 7219192. Bids received were from Etech Construction, Inc. from San Antonio, Diamond X Contracting from Johnson City, TX, and DMB Construction, LLC, from Corpus Christi, TX. The total bids ranged from $296,892.25 to $1,054,812.70. the project successfully bid under the grant construction amount of $350,000. In-kind services are provided in-house by the Engineering Department for $36,000. The cash match is $34,000 used to pay for grant administration. The total of other funds is $70,000. The total funds for the project are $420,000. Mr. Mora stated that staff recommends the following, award of the bid BID#21-06 for 2021 Downtown Improvements - 7th Street TXCDBG 7219192 to Etech Construction, Inc., for $326,164.25 for the base bid plus alternate no. 1 & 2; and approval of a resolution giving the City Manager the authority to sign the Standard Form Agreement between the City and Etech Construction, Inc.

Ms. Alvarez commented that if the Commission decides to move forward on this item and since the bids are good for sixty days and were coming up on the timeline, the motion would be, "move to award RFP#21-06 for 2021 Downtown Improvements-7th Street for TxCDBG Contract #7219192 as per staff recommendation, and approving a resolution authorizing the City Manager to enter into a Construction Contract for 2021 Downtown Improvements-7th Street between the City and Etech Construction, Inc. (RFP#21-06) (TxCDBG #7219192) contingent upon receiving acceptance or approval from the Texas Department of Agriculture for the modification".

Motion made by Commissioner Lopez to approve the award RFP#21-06 for 2021 Downtown Improvements-7th Street for TxCDBG Contract #7219192 as per staff recommendation, and approving a resolution authorizing the City Manager to enter into a Construction Contract for 2021 Downtown Improvements-7th Street between the City and Etech Construction, Inc. (RFP#21-06) (TxCDBG #7219192) contingent upon receiving acceptance or approval from the Texas Department of Agriculture for the modification, seconded by Commissioner Hinojosa. The motion was passed and approved by the following vote: Hinojosa, Alvarez, Lopez, Torres, Fugate voting "FOR".

24. **Consideration and approval of a resolution authorizing publication of Notice of Intention to Issue Certificates of Obligation. (City Manager/City Attorney).**

Agenda item #24 was discussed and considered before agenda item #9.

Mr. Don Gonzales, Financial Advisor from Estrada Hinojosa stated that they have completed the Tax Note issuance which was authorized at a previous City Commission meeting. He further stated that they were able to get a better interest rate at 1.25% as opposed to the 1.35% that was initially proposed by the purchaser of those bonds. He further stated that the next item would be the refunding which be pricing that on May 11, 2021.

Mr. Matt Lujan with Estrada Hinojosa presented on the Notice of Intent which comes with a $2.6 million grant. Mr. Lujan stated that the net present value savings are $143,000, which is a 3.902% savings of refunded bonds. Mr. Lujan commented on the savings of May 2021. He stated that in present value savings there is a savings of $257,000, which equates to 7% net present value savings, for a little over 3% increase in savings from February 2021 to what they will be looking at on May 11, 2021. Lujan further stated that the refunding that will be taking place tomorrow will replace the Certificates of Obligation 2013 which is about 82% self-supported from the Utility System. The Certificates of Obligations from the Texas Water Development Board, which is the Notice of Intent that is up for approval tonight, will be supported by the

City's drainage fee. He further discussed the preliminary timetable of events with tomorrow, May 11th pricing bonds and expected to close on June 10, 2021.

Commissioner Hinojosa asked when the city could start collecting the venue tax? Mr. Lujan responded that this not part of the presentation. This is only for the refunding of 2013 CO's and for the Texas Water Development Board, which is a new program, the flood infrastructure fund which is where the city gets its grants from the Texas Water Development Board.

Mr. Don Gonzales responded to Commissioner Hinojosa's question by stating that the city is not taking any action to start collecting those revenues. Until the city has the project identified the city would need to negotiate price and terms with the County and once that is in place then the city can implement the collection of the venue tax.

Mr. Lujan continued with his presentation on the Certificates of Obligation to which staff is seeking approval for the notice of intent. The total project is $6.2 million with a $2,666,000 grant and $3.4 million in CO's which is what the notice of intent includes. Loans are 0% interest over 30 years and will be considered taxable. Mr. Lujan stated that between the three issuances that the City has this year, tax notes, refunding, and certificates of obligations if the Commission approves the notice of intent tonight, it will have a net-zero impact on the I&S calculated tax rate.

Motion made by Commissioner Hinojosa to approve a resolution authorizing publication of Notice of Intention to Issue Certificates of Obligation, seconded by Commissioner Lopez.

Mayor Fugate asked City Attorney Alvarez if there is any special language that must be used for this item. Ms. Alvarez responded no.

The motion was passed and approved by the following vote: Alvarez, Lopez, Torres, Hinojosa, Fugate voting "FOR".

25. <u>Discussion on Commission meeting format. (City Manager).</u>

Mr. McLaughlin stated that this was a request by Mayor Fugate to talk about the City Commission meeting layout and opening the building to citizens to attend in person. Those that have special presentations have been allowed to come in person but have not opened to the public yet.

Mayor Fugate commented that there is a concern about where the City Manager and City Attorney are located during the meetings. Fugate further commented that maybe if the City Manager and City Attorney can share one table it would make it easier for the Commission to be able to see them.

Ms. Alvarez commented that the City Commission meetings are opened to the public through virtual means.

Mr. McLaughlin stated that he asked Risk Manager David Solis to check on what is the CDC Guidance, which is hard to locate as the CDC has made so many changes to their guidance. He further stated that school kids are sitting in a classroom three feet apart with no mask and no vaccine, and city staff is still at six feet apart and most of the staff have received the vaccine.

Mayor Fugate asked if staff knew the percentage of citizens in Kingsville that have been vaccinated?

Mr. McLaughlin stated that County Judge thinks that about two-thirds of our citizens have received the vaccine.

Commissioner Alvarez asked if legally, can someone ask another person to show proof that they have been vaccinated?

Commissioner Torres responded no, according to HIPPA Law of 1974, an individual can not ask a medical question, and a vaccine is considered a medical question.

Ms. Alvarez responded that this is correct and while we may not know who in the room presently is or is not vaccinated, we could not ask that question of visitors as we cannot know what they are bringing into our facility.

Mr. McLaughlin commented that in the State of Texas there are 10,000,000 individuals fully vaccinated, and 21,000,000 individuals have one shot of the vaccine.

Mayor Fugate commented that it is his opinion to move the City Manager and the City Attorney up to where everyone can see them and feels that opening the meetings to in-person is a bit too premature.

Commissioner Lopez commented that it is her opinion to leave the Commission seated as is. She further commented that more citizens are watching the meetings virtually than when we were open to in-person. With the Commission seating as they sit now, it allows them to keep their mask off to where they will not sound muffled while speaking. She further stated that she agrees with Mayor Fugate on moving the City Manage and City Attorney to one table and moved to where she and Commissioner Torres can see them when they speak and stated that the City Secretary can get a smaller table.

Commissioner Torres asked for clarification as to if the meetings were open to the public if they physically want to attend a meeting.

Ms. Alvarez responded no.

Commissioner Torres commented that the only meetings that are open to the public are the County Commissioners' Court and KISD School Board meetings.

Ms. Alvarez commented that it is up to each entity to decide how they want to handle their meetings. It does have to be opened to the public in the sense that they can participate before action items are voted on, which our meetings allow for that.

Commissioner Alvarez asked if this going to continue until the Governor changes his executive order.

Ms. Alvarez responded yes. If the Governor was to not extend his executive order that suspends the part about the Open Meetings Act, then everybody would be going back to normal.

Commissioner Lopez commented that everyone needs to understand that we are still in a pandemic, and people are acting as if we are not. She further commented that individuals still need to maintain their distance from each other.

26. <u>Discussion on goal setting and potential projects in preparation of FY21-22 budget. (City Manager).</u>

Mr. McLaughlin commented that one goal he would like in the next fiscal year, he would like to see an increase in the Street Department budget to cover more roads. This would

allow the city to catch up on 20 years of not keeping up with the roads. He also stated that he is very aware of the time it takes staff to their work and with an increase in the cost of living he would like to see a Cost of Living Adjustment (COLA) for employees. He would also like to get the non-civil service personnel closer to the police and fire on the longevity pay by an increase of $1.00 which will be about a $35,000 increase to the city's budget. A capital improvement projects list is being worked on by staff for the upcoming fiscal year. He further commented that last year there were 151 supplementals and historically only 2 to 3 had been done and last year 77 were done with only 21 left to fund. He also commented that for the next fiscal year, the city needs to build covers the police vehicles to keep them out of the sun. In working with the Engineers, staff is looking at is with the Texas Water Development Board and the grant the city has received for all the sewer work that is needed.

Mayor Fugate asked for the status of the $35 million grant.

Mr. McLaughlin responded that the city has not received any information as of today.

Commissioner Hinojosa commented that one thing the Commission needs to consider is a bond election. He further asked if the $5.2 million can be allocated to any other projects. He also commented that the city has already spent a lot of money on the irrigation for the City Hall and would like to see some landscaping done as well.

Mayor Fugate commented that landscaping City Hall is already in the planning stages. He further stated that he has spoken with Mrs. Helen Kleberg Groves on the landscaping of City Hall, and it is also being looked at as getting an Architectural Landscaper to prepare landscaping plans for the five acres where City Hall currently sits. Fugate further commented that this may become a public/private project.

Commissioner Lopez commented that she would like to see a third fire station built on the southside of Kingsville and commented that she would like for staff to see what the needs for both fire and police are.

Mr. McLaughlin commented that ARC money the city will be receiving there are four things the money could be used for, infrastructure which is described as water, sewer, and broadband. He further commented that Mr. Kyle Benson, IT Manager has a plan for broadband which will provide broadband to all city offices but will also allow the city to become an internet service provider using the city's broadband, so citizens will pay the city as they pay the city for water and sewer. These are options that will be presented to the City Commission at a future meeting. This will also give our community another option for high-speed broadband. He further stated that the guideline for this money also mentions infrastructure for fire and police.

Commissioner Lopez commented that a substation for police may also be needed on the south side of town.

Commissioner Alvarez commented that she would like for staff to look at the health insurance and make sure that the rates are not increased. She further commented that she would also like to see an increase in salaries as the cost of living has increased and will continue to increase.

Mr. McLaughlin commented that the Human Resources Director is looking into different models for an increase in pay for employees. He also commented that as for health care costs to the employee, he would like to see the employee pay 10% with the employer paying the remaining 90% of the premium.

Commissioner Lopez commented that she would like for the prescription plan to be looked at as she has experienced where one individual on a different plan pays less for their prescription and she pays a higher price for the same prescription. She also commented that she agrees with Commissioner Alvarez regarding keeping the cost down for employees when it comes to health insurance. She further commented that

most of the time, the city gives the employee an increase then it takes it back by increasing their insurance premiums. Lopez commented that she does not want the city to give the employee a salary increase, just to come back and take it back by increasing the employee's health insurance premiums.

Mr. McLaughlin commented that he also does not agree with giving the employee a salary increase then increasing their health insurance premiums.

Commissioner Hinojosa commented that he agrees with Commission Lopez on her comment regarding prescription cost. He would like for this to be looked into and look into the possibility of going self-insured.

Mr. McLaughlin commented that after learning more about Entrust and how it works, he does not feel that having the city be self-insured would be a good idea as the city would need a staff of 15 to take it on.

Commissioner Torres asked that when staff looks at its turnover rates when an employee does an exit, are they asked why they are choosing to leave the position held with our city. She commented that her concern is the police officers if the city is having to use them in dispatch instead of what they went to school.

Mrs. Diana Gonzales, Human Resources Director responded that when they do their separation paperwork some list why they are leaving, and some do not. She further commented that she has not seen any list that the reason for leaving is due to health insurance.

Mayor Fugate commented that he would like for staff to focus on downtown as there are some concerns from the merchants that need to be addressed. If the city is looking at having a historic downtown, the city will need to increase the façade grant and change the name of the grant.

Commissioner Torres commented that North 14th street is another area that needs to be looked at and worked on. She further commented that you see a huge difference as you travel from the north side of Kingsville towards the south side of Kingsville. She further stated that some of her old neighbors from the area around North 14th street would like to see the Northside of 14th street improved. She also stated that the city would need to find a way to communicate with its citizens and not just think that the gossip line will reach everybody, as it will not. It will reach certain people only and she feels that this is something that needs to be worked on, trying to find a way to be able to reach most of our citizens regarding their input; whether it be a town hall meeting that takes place.

Mayor Fugate commented that the problem with town hall meetings, as previous Commissioner Leubert and Commission Pena tried to do, does not work in our community as citizens don't attend.

Commissioner Torres commented that maybe having a town hall meeting within the citizen's neighborhoods would work. She further commented that this is one of the citizen's concerns that have been commented to her, is the lack of communication from our city. She further commented that we need to look at something to bring into Kingsville that would attract our families. Families want to stay in Kingsville for entertainment. She commented that the Loteria Festival was a huge hit with citizens and visitors that came into our community. She has also heard great things about the City working on the ballparks.

Mr. McLaughlin commented that there may be a way to do a survey and have it open on the city's website where citizens can tell city staff what they want to see within their community and see what type of responses the city receives.

Mayor Fugate commented that the City of Kingsville in the past and through the Parks Department has done a lot of great things such as the Skate Park by Harvey Elementary School. The Skate Park attracts a lot of kids to come out and play in that park. He further commented that he would like to see a Skate Park on the Westside of Kingsville as well. The Water Park placed at Flores Park also attracts a lot of children and their families. Fugate further commented that one thing that Mrs. Groves wants to see is a playground with a water feature located on the property where City Hall currently is located. With all the new ball fields at Dick Kleberg Park and the Dog Park, all good used a lot. Fugate further commented that the new I69 Corridor coming in will be a great economic boost for Kingsville. It will also attract more subdivisions on the south side of the city and county. Fugate further commented that a problem that Kingsville has is its tax base. When you three largest industries and two being tax-exempt and the other being right outside the county line, it makes it difficult and the reason for our tax rate being so high. He also stated that Kingsville must work to develop more industry and commerce just to help the city with its tax base. Fugate further applauds Mr. McLaughlin for putting in more money in last year's budget for economic development which he feels is needed.

Commissioner Hinojosa commented that maybe EDC can assist in promoting business to the northside of Kingsville which he does not see and feels is market-driven.

Mr. McLaughlin commented that may be able to incentivize within that area of town.

Mayor Fugate commented that when it comes to businesses, it's all about location, location, location.

VI. Adjournment.

There being no further business to come before the City Commission, the meeting was adjourned at 6:40 P.M.

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, TRMC, CMC, City Secretary

PUBLIC HEARING(S)

PUBLIC HEARING #1

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
627 E Ave D		Maryann Trejo
LEGAL DESCRIPTION	**BLOCK**	**LOT**
Col Mex	11	13, 14
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
Juan Trevino Pena Jr Est	328 1/2 W Nettie	Kingsville, TX 78363-3752

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building			X		AB,B,C,D,H,L,MI	1,2,5
Condition						
Yard			X		OV,H	
Condition						
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X		C	
Walls						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Ceilings			X		AB,B,C,D,H,L,MI	
Windows/Doors						
Secured			X		AB,B,C,D,H,L,MI	
Condition			X			
Foundation						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Plumbing			X			
Electrical			X			

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

Found theoverall condition to be in severe and hazardous state of disrepair. It is unsecured and very dangerous allowing easy access for animals, vagrants and criminal acativity

HAS BEEN WITHOUT WATER SINCE 1/10/17 AND ELECTRICAL SINCE active service

SIGNATURE: _____ DATE: 5/13/20

CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
627 E Ave D		Maryann Trejo
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Yard			X		OV,H	
Condition						
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X			
Walls						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Ceilings			X		AB,B,C,D,H,L,MI	
Windows/Doors						
Secured			X		AB,B,C,D,H,L,MI	
Condition			X			
Foundation						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Plumbing			X			
Electrical			X			

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SIGNATURE: _____ DATE: 2-1-2021

CITY OF KINGSVILLE BUILDING OFFICIAL

Kingsville

DILAPIDATED STRUCTURES

PRELIMINARY VISUAL INSPECTION CHECKLIST

Owner: Juan Trevino Pena Jr Est Date View: 3/12/2020

Address: 627 E Ave D Kingsville, TX 78363

Legal Description: Col Mex, Block 11, Lot 13, 14

Exterior Condition of Structure as Viewed from Right-of-Way:

	Yes	No	Comments
Exterior Walls	X		Chips of siding missing
Roof	X		Dilapidated and caving in
Windows	X		Broken or missing
Active Gas Svc		X	
Active Water Meter		X	Last date of service 1/10/2017
Active Electrical			Pending Verification

Overall Condition of Premises:

	Yes	No	Comments
Grass	X		High weeds
Debris	X		Brush and wood
Vehicles		X	
Mail/Mail Box	X		
Fence		X	Fences along both sides of property belong to neighbors

Code Enforcement Officer

CONDEMNATION CHECKLIST

Property Address: 627 E Ave D Phone: _____

Property Owner: Juan Trevino Renaguest Phone: _____

Owner's Address: 627 E. Ave D Kingsville TX 78363 Fax: _____

PLANNED DATE	ACTUAL DATE	ACTION
☐ 3-13-2020	3-13-2020	1. Identify structure unfit for human habitation.
☐ 3-13-2020	3-13-2020	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 3-19-2020	3-19-2020	3. Determine ownership from county assessment & tax collection record.
☐ 3-19-2020	3-19-2020	4. Obtain legal description.
☐ 3-19-2020	3-19-2020	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 5-18-2020	5-18-2020	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
2-2-2021	2-2-2021	
resend letter		
☐ 2-2-2021	2-2-2021	7. 2nd Notice Sent. (10 day response) (Optional)
☐		8. If response is not received or is not adequate, proceed as follows:
☐ 4-20-2021	4-20-2021	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 4-20-2021	4-20-2021	1) Post affidavit in newspaper twice a week for one week
☐ 4-20-2021	4-20-2021	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐ _____ _____ 11. Within the Historical District. Meeting date to be heard by the Historical Development Board.

☐ _____ _____ 12. Photograph posted sign with date stamp.

☐ _____ _____ 13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of

☐ a. Location Map

☐ b. Photographs of the structure with date stamp

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

☐ _____ _____ 14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.

☐ _____ _____ 15. City Council adopts condemnation resolution.

☐ _____ _____ 16. File Notice of Condemnation with the County Clerk.

☐ _____ _____ 17. Send owner(s) & other vested interests the following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

☐ _____ _____ 18. Post 45-day Order to Demolish on structure.

☐ a. Take photo with date stamp

☐ _____ _____ 19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.

☐ _____ _____ 20. Photograph posted notice with date stamp.

☐ _____ _____ 21. Notify utility companies to disconnect & remove services from structure for safe demolition.

☐ _____ _____ 22. Issue Notice to Proceed to Public Works Director and Demolition Crew.

☐ _____ _____ 23. Prepare demolition cost statement consisting of:

☐ a. Mailing fees

☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

CONDEMNATION CHECKLIST

Property Address: 927 E Ave D Phone: _____

Property Owner: Juan Trevino Pena Jr Est Phone: _____

Owner's Address: 328 1/2 W Nettie Fax: _____
Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
☐ 2-2-2021	2-2-2021	1. Identify structure unfit for human habitation.
☐ 2-2-2021	2-2-2021	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 2-2-2021	2-2-2021	3. Determine ownership from county assessment & tax collection record.
☐ 2-2-2021	2-2-2021	4. Obtain legal description.
☐ 2-2-2021	2-2-2021	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 2-2-2021	2-2-2021	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐		7. 2nd Notice Sent. (10 day response) (Optional)
☐ 4-20-2021	4-20-2021	8. If response is not received or is not adequate, proceed as follows:
☐ 4-20-2021	4-20-2021	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 4-20-2021	4-20-2021	1) Post affidavit in newspaper twice a week for one week
☐ 4-20-2021	4-20-2021	10. Post sign on property advising date the City

Council will consider condemnation of structure.

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☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

STATEMENT OF ALL TAXES DUE

ACCT # 1-191-011-13000-192
DATE 02/23/2021
JL

MARIA V. VALADEZ, TAC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

COL MEX, BLOCK 11, LOT 13, 14

PROP TYPE-A1A1
PCT OWNER-

TOWN -
ACRES - .160

LOCATION- 627 E AVE D

Values

LAND MKT VALUE	3,000	IMPR/PERS MKT VAL	4,130
LAND AGR VALUE		MKT. BEFORE EXEMP	7,130
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

PENA JUAN TREVINO JR EST

328 1/2 W NETTIE AVE

KINGSVILLE TX 78363-3752

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2017	181.84	89.10	54.18	325.12
TAXES 2018	180.47	66.78	49.45	296.70
TAXES 2019	228.57	57.14	57.14	342.85
TAXES 2020	231.25	16.19	.00	247.44
	822.13	229.21	160.77	1,212.11

ACCT # 1-191-011-13000-192

TOTAL DUE 02/2021	**1,212.11**
TOTAL DUE 03/2021	1,223.85
TOTAL DUE 04/2021	1,235.53
TOTAL DUE 05/2021	1,247.27

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	198.92	55.61	38.92	293.45
CITY OF KINGSVILLE	214.96	59.74	41.94	316.64
KINGSVILLE ISD	386.26	107.75	75.62	569.63
SOUTH TX WATER AUTH	21.99	6.11	4.29	32.39

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	56.00
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	60.75
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	108.30
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	6.20
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	231.25

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

JD811-LRKC

Prop ID	Owner	%	Legal Description			Values		
16861	45570	100.00 R	**Geo: 119101105000192**	Effective Acres: 0.000000	Imp HS:	15,870	Market:	18,870
RODRIGUEZ CELIA			COL MEX, BLOCK 11, LOT 5, 6		Imp NHS:	0	Prod Loss:	0
609 E D AVE					Land HS:	3,000	Appraised:	18,870
KINGSVILLE, TX 78363-3925				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	A1 Prod Use:	0	Assessed:	18,870
			Situs: 609 E AVE D	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS, OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			18,870	8,400	10,470	0.830000	86.90

17611	56038	100.00 R	**Geo: 119101107000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	750
ARREDONDO MIGUEL ANGEL			COL MEX, BLOCK 11, LOT 7		Imp NHS:	0	Prod Loss:	0
615 E AVE D					Land HS:	0	Appraised:	750
KINGSVILLE, TX 78363-3925				Acres:	0.0000 Land NHS:	750	Cap:	0
			State Codes: C1	Map ID:	A1 Prod Use:	0	Assessed:	750
			Situs: 613 E AVE D	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			750	0	750	0.830000	6.22

25951	65876	100.00 R	**Geo: 119101108000192**	Effective Acres: 0.000000	Imp HS:	6,830	Market:	8,330
HUERTA FERMIN			COL MEX, BLOCK 11, LOT 8		Imp NHS:	0	Prod Loss:	0
ETUX VILMA C					Land HS:	1,500	Appraised:	8,330
MIGUEL A ARREDONDO (C/D)				Acres:	0.0000 Land NHS:	0	Cap:	3,028
615 E AVE D			State Codes: A	Map ID:	A1 Prod Use:	0	Assessed:	5,302
KINGSVILLE, TX 78363			Situs: 615 E AVE D	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			5,302	0	5,302	0.830000	44.01

18384	64007	100.00 R	**Geo: 119101109000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	18,660
HUERTA VICTOR V JR EST			COL MEX, BLOCK 11, LOT 9, 10		Imp NHS:	15,660	Prod Loss:	0
ETUX MARIA M HUERTA EST					Land HS:	0	Appraised:	18,660
617 E D AVE				Acres:	0.0000 Land NHS:	3,000	Cap:	0
KINGSVILLE, TX 78363-3925			State Codes: A	Map ID:	A1 Prod Use:	0	Assessed:	18,660
			Situs: 617 E AVE D TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			18,660	0	18,660	0.830000	154.88

19139	16708	100.00 R	**Geo: 119101111000192**	Effective Acres: 0.000000	Imp HS:	33,750	Market:	36,750
VASQUEZ RODOLFO			COL MEX, BLOCK 11, LOT 11, 12		Imp NHS:	0	Prod Loss:	0
623 E D AVE					Land HS:	3,000	Appraised:	36,750
KINGSVILLE, TX 78363-3925				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	A1 Prod Use:	0	Assessed:	36,750
			Situs: 623 E AVE D	Mtg Cd:	Prod Mkt:	0	Exemptions:	DV2, HS, OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			36,750	20,400	16,350	0.830000	135.71

19936	60449	100.00 R	**Geo: 119101113000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	7,080
PENA JUAN TREVINO JR EST			COL MEX, BLOCK 11, LOT 13, 14		Imp NHS:	4,080	Prod Loss:	0
627 E D AVE					Land HS:	0	Appraised:	7,080
KINGSVILLE, TX 78363-3925				Acres:	0.0000 Land NHS:	3,000	Cap:	0
			State Codes: A	Map ID:	A1 Prod Use:	0	Assessed:	7,080
			Situs: 627 E AVE D TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			7,080	0	7,080	0.830000	58.76

20719	17686	100.00 R	**Geo: 119101115000192**	Effective Acres: 0.000000	Imp HS:	22,390	Market:	25,390
GALINDO FRANCISCO J JR			COL MEX, BLOCK 11, LOT 15, 16		Imp NHS:	0	Prod Loss:	0
ETUX MARY J					Land HS:	3,000	Appraised:	25,390
631 E D AVE				Acres:	0.0000 Land NHS:	0	Cap:	0
KINGSVILLE, TX 78363-3925			State Codes: A	Map ID:	A1 Prod Use:	0	Assessed:	25,390
			Situs: 631 E AVE D	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS, OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			25,390	8,400	16,990	0.830000	141.02

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY APPRAISAL INFORMATION 2019

PROPERTY 19936 R

Legal Description
COL MEX, BLOCK 11, LOT 13, 14

OWNER ID
60449

OWNERSHIP
100.00%

PENA JUAN TREVINO JR EST
328 1/2 W NETTIE AVE
KINGSVILLE, TX 78363-3752

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		4,080
LAND MARKET	+	3,000
MARKET VALUE	=	7,080
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	7,080
HS CAP LOSS	-	0
ASSESSED VALUE	=	7,080

Ref ID2: R19936
119101113000192 Map ID A1

ACRES:
EFF. ACRES:

SITUS 627 E AVE D TX

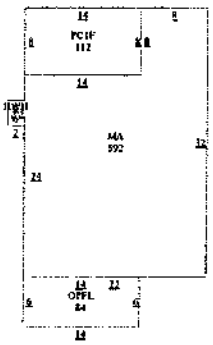
APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	AYG
TOPOGRAPHY	LAST APPR. YR	2017
ROAD ACCESS	LAST INSP. DATE	01/18/2017
ZONING	NEXT INSP. DATE	
BUILDER		
NEXT REASON		

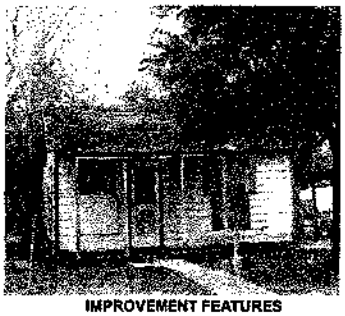
REMARKS FOR '17 UPDATE PER FIELD INSP BY AYG
1/18/17 5/18/17 JO -- FOR '14 ADJ PHYS TO 50% (ROOF/CONDITION) PER APPR LR 2/25/14 3/5/14 MMG -- FOR 2013 ADD FF TABLE FF60D140 PER

SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
06/27/2014	*****	PENA JUAN TREVIN	DEATH / /
03/03/2008	*****	PENA JUAN TREVIN	GFT WD / 385 / 442
03/03/2008	*****	PENA J T EST	AFF / 385 / 439

SUBD: S191 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF2/	592.0	54.78	1	1945	1966	*	32,430	27%	50%	100%	100%	100%	0.14	4,380
	OPFL	OPEN PORCH F	R	*/	84.0	8.22	1	1945	1966	*	690	27%	50%	100%	100%	100%	0.14	90
	PC1F	COVERED PATI	R	*/	112.0	3.00	1	1945	1966		340	35%	50%	100%	100%	100%	0.18	60
	HWH	HOT WATER HE	F	NV/	6.0	0.00	1	0	1966			100%	100%	100%	100%	100%	1.00	0
1.	RESIDENTIAL		STCD:	A1	794.0	Homesite: N					33,460							4,530
																	0.90	4,080

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT2,RM1	0
Flooring	1	FL3	0
Heating/Cooling	1	HA5	0
Plumbing	1	1	0
			0

SUBD: S191 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF60D140	A1	N	FF	50X140	60.00	3,000	1.00	1.00	A	3,000	NO			0.00	0
Comment: F: 50 R: 50 D: 140 FF													3,000					0

Effective Date of Appraisal: January 1 Date Printed: 03/20/2020 09:03:47AM by VICKI

Kleberg CAD

Property Search > 19936 PENA JUAN TREVINO JR EST for Year 2020 Tax Year: 2020 - Values not available

Property

Account

Property ID:	19936	Legal Description:	COL MEX, BLOCK 11, LOT 13, 14
Geographic ID:	119101113000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	627 E AVE D TX	Mapsco:	
Neighborhood:		Map ID:	A1
Neighborhood CD:			

Owner

Name:	PENA JUAN TREVINO JR EST	Owner ID:	60449
Mailing Address:	328 1/2 W NETTIE AVE KINGSVILLE, TX 78363-3752	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	N/A	
(+) Improvement Non-Homesite Value:	+	N/A	
(+) Land Homesite Value:	+	N/A	
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	N/A	N/A
(+) Timber Market Valuation:	+	N/A	N/A
(=) Market Value:	=	N/A	
(–) Ag or Timber Use Value Reduction:	–	N/A	
(=) Appraised Value:	=	N/A	
(–) HS Cap:	–	N/A	
(=) Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: PENA JUAN TREVINO JR EST
% Ownership: 100.0000000000%
Total Value: N/A

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	N/A	N/A	N/A	N/A
CKI	CITY OF KINGSVILLE	N/A	N/A	N/A	N/A
GKL	KLEBERG COUNTY	N/A	N/A	N/A	N/A

Prop ID	Owner	%	Legal Description	Values
16861	45570	100.00 R	**Geo: 119101105000192**	Effective Acres: 0.000000
RODRIGUEZ CELIA			COL MEX, BLOCK 11, LOT 5, 6	
609 E D AVE				
KINGSVILLE, TX 78363-3925				
			State Codes: A	Acres: 0.0000
			Situs: 609 E AVE D	Map ID: A1
				Mtg Cd:
				DBA:

Imp HS:	15,870	Market:	18,870
Imp NHS:	0	Prod Loss:	0
Land HS:	3,000	Appraised:	18,870
Land NHS:	0	Cap:	0
Prod Use:	0	Assessed:	18,870
Prod Mkt:	0	Exemptions:	HS, OV65

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			18,870	8,400	10,470	0.830000	86.90

Prop ID	Owner	%	Legal Description	Values
17611	56038	100.00 R	**Geo: 119101107000192**	Effective Acres: 0.000000
ARREDONDO MIGUEL ANGEL			COL MEX, BLOCK 11, LOT 7	
615 E AVE D				
KINGSVILLE, TX 78363-3925				
			State Codes: C1	Acres: 0.0000
			Situs: 613 E AVE D	Map ID: A1
				Mtg Cd:
				DBA:

Imp HS:	0	Market:	750
Imp NHS:	0	Prod Loss:	0
Land HS:	0	Appraised:	750
Land NHS:	750	Cap:	0
Prod Use:	0	Assessed:	750
Prod Mkt:	0	Exemptions:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			750	0	750	0.830000	6.22

Prop ID	Owner	%	Legal Description	Values
25951	65876	100.00 R	**Geo: 119101108000192**	Effective Acres: 0.000000
HUERTA FERMIN			COL MEX, BLOCK 11, LOT 8	
ETUX VILMA C				
MIGUEL A ARREDONDO (C/O)				
615 E AVE D			State Codes: A	Acres: 0.0000
KINGSVILLE, TX 78363			Situs: 615 E AVE D	Map ID: A1
				Mtg Cd:
				DBA:

Imp HS:	6,830	Market:	8,330
Imp NHS:	0	Prod Loss:	0
Land HS:	1,500	Appraised:	8,330
Land NHS:	0	Cap:	3,028
Prod Use:	0	Assessed:	5,302
Prod Mkt:	0	Exemptions:	HS

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			5,302	0	5,302	0.830000	44.01

Prop ID	Owner	%	Legal Description	Values
18384	64007	100.00 R	**Geo: 119101109000192**	Effective Acres: 0.000000
HUERTA VICTOR V JR EST			COL MEX, BLOCK 11, LOT 9, 10	
ETUX MARIA M HUERTA EST				
617 E D AVE				
KINGSVILLE, TX 78363-3925				Acres: 0.0000
			State Codes: A	Map ID: A1
			Situs: 617 E AVE D TX	Mtg Cd:
				DBA:

Imp HS:	0	Market:	18,660
Imp NHS:	15,660	Prod Loss:	0
Land HS:	0	Appraised:	18,660
Land NHS:	3,000	Cap:	0
Prod Use:	0	Assessed:	18,660
Prod Mkt:	0	Exemptions:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			18,660	0	18,660	0.830000	154.88

Prop ID	Owner	%	Legal Description	Values
19139	16708	100.00 R	**Geo: 119101111000192**	Effective Acres: 0.000000
VASQUEZ RODOLFO			COL MEX, BLOCK 11, LOT 11, 12	
623 E D AVE				
KINGSVILLE, TX 78363-3925				Acres: 0.0000
			State Codes: A	Map ID: A1
			Situs: 623 E AVE D	Mtg Cd:
				DBA:

Imp HS:	33,750	Market:	36,750
Imp NHS:	0	Prod Loss:	0
Land HS:	3,000	Appraised:	36,750
Land NHS:	0	Cap:	0
Prod Use:	0	Assessed:	36,750
Prod Mkt:	0	Exemptions:	DV2, HS, OV65

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			36,750	20,400	16,350	0.830000	135.71

Prop ID	Owner	%	Legal Description	Values
19936	60449	100.00 R	**Geo: 119101113000192**	Effective Acres: 0.000000
PENA JUAN TREVINO JR EST			COL MEX, BLOCK 11, LOT 13, 14	
627 E D AVE				
KINGSVILLE, TX 78363-3925				Acres: 0.0000
			State Codes: A	Map ID: A1
			Situs: 627 E AVE D TX	Mtg Cd:
				DBA:

Imp HS:	0	Market:	7,080
Imp NHS:	4,080	Prod Loss:	0
Land HS:	0	Appraised:	7,080
Land NHS:	3,000	Cap:	0
Prod Use:	0	Assessed:	7,080
Prod Mkt:	0	Exemptions:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			7,080	0	7,080	0.830000	58.76

Prop ID	Owner	%	Legal Description	Values
20719	17686	100.00 R	**Geo: 119101115000192**	Effective Acres: 0.000000
GALINDO FRANCISCO J JR			COL MEX, BLOCK 11, LOT 15, 16	
ETUX MARY J				
631 E D AVE				
KINGSVILLE, TX 78363-3925				Acres: 0.0000
			State Codes: A	Map ID: A1
			Situs: 631 E AVE D	Mtg Cd:
				DBA:

Imp HS:	22,390	Market:	25,390
Imp NHS:	0	Prod Loss:	0
Land HS:	3,000	Appraised:	25,390
Land NHS:	0	Cap:	0
Prod Use:	0	Assessed:	25,390
Prod Mkt:	0	Exemptions:	HS, OV65

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			25,390	8,400	16,990	0.830000	141.02

STATEMENT OF ALL TAXES DUE

ACCT # 1-191-011-13000-192
DATE 03/19/2020
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

COL MEX, BLOCK 11, LOT 13, 14

PROP TYPE-A1A1
PCT OWNER-

TOWN -
ACRES - .160

LOCATION- 627 E AVE D

Values

LAND MKT VALUE	3,000	IMPR/PERS MKT VAL	4,080
LAND AGR VALUE		MKT. BEFORE EXEMP	7,080
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

PENA JUAN TREVINO JR EST

328 1/2 W NETTIE AVE

KINGSVILLE TX 78363-3752

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2017	181.84	69.10	50.19	301.13
TAXES 2018	180.47	46.93	45.47	272.87
TAXES 2019	228.57	20.57	.00	249.14
	590.88	136.60	95.66	823.14

ACCT # 1-191-011-13000-192

TOTAL DUE 03/2020	823.14
TOTAL DUE 04/2020	832.06
TOTAL DUE 05/2020	840.98
TOTAL DUE 06/2020	849.91

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	142.92	33.25	23.36	199.53
CITY OF KINGSVILLE	154.21	35.51	24.77	214.49
KINGSVILLE ISD	277.96	64.22	44.99	387.17
SOUTH TX WATER AUTH	15.79	3.62	2.54	21.95

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	54.48
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	60.40
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	107.54
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	6.15
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	228.57

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

ND811-LRKC

Kleberg CAD

Property Search > 19936 PENA JUAN TREVINO JR EST Tax Year: 2020 - Values not available for Year 2020

Property

Account

Property ID:	19936	Legal Description:	COL MEX, BLOCK 11, LOT 13, 14
Geographic ID:	119101113000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	627 E AVE D TX	Mapsco:	
Neighborhood:		Map ID:	A1
Neighborhood CD:			

Owner

Name:	PENA JUAN TREVINO JR EST	Owner ID:	60449
Mailing Address:	328 1/2 W NETTIE AVE KINGSVILLE, TX 78363-3752	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	N/A	
(+) Improvement Non-Homesite Value:	+	N/A	
(+) Land Homesite Value:	+	N/A	
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	N/A	N/A
(+) Timber Market Valuation:	+	N/A	N/A

(=) Market Value:	=	N/A	
(–) Ag or Timber Use Value Reduction:	–	N/A	

(=) Appraised Value:	=	N/A	
(–) HS Cap:	–	N/A	

(=) Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: PENA JUAN TREVINO JR EST
% Ownership: 100.0000000000%
Total Value: N/A

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax

Kleberg CAD

Property Search > 19936 PENA JUAN TREVINO JR EST for Year 2020

Tax Year: 2020 - Values not available

Property

Account

Property ID:	19936	Legal Description:	COL MEX, BLOCK 11, LOT 13, 14
Geographic ID:	119101113000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	627 E AVE D TX	Mapsco:	
Neighborhood:		Map ID:	A1
Neighborhood CD:			

Owner

Name:	PENA JUAN TREVINO JR EST	Owner ID:	60449
Mailing Address:	328 1/2 W NETTIE AVE KINGSVILLE, TX 78363-3752	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	N/A	
(+) Improvement Non-Homesite Value:	+	N/A	
(+) Land Homesite Value:	+	N/A	
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	N/A	N/A
(+) Timber Market Valuation:	+	N/A	N/A
(=) Market Value:	=	N/A	
(–) Ag or Timber Use Value Reduction:	–	N/A	
(=) Appraised Value:	=	N/A	
(–) HS Cap:	–	N/A	
(=) Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: PENA JUAN TREVINO JR EST
% Ownership: 100.0000000000%
Total Value: N/A

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	N/A	N/A	N/A	N/A
CKI	CITY OF KINGSVILLE	N/A	N/A	N/A	N/A
GKL	KLEBERG COUNTY	N/A	N/A	N/A	N/A
SKI	KINGSVILLE I.S.D.	N/A	N/A	N/A	N/A

WST	SOUTH TEXAS WATER AUTHORITY	N/A	N/A	N/A	N/A
	Total Tax Rate:	N/A			

Taxes w/Current Exemptions: N/A

Taxes w/o Exemptions: N/A

Improvement / Building

Improvement #1: RESIDENTIAL **State Code:** A1 **Living Area:** 592.0 sqft **Value:** N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF2	EW1	1945	592.0
OPFL	OPEN PORCH FRAME LOW	*		1945	84.0
PCFL	PATIO COVERED FRAME LOW	*		1945	112.0
HWH	HOT WATER HEATER SHED	NV		1994	6.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.1607	7000.00	50.00	140.00	N/A	N/A

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	N/A	N/A	N/A	N/A	N/A	N/A
2019	$4,080	$3,000	0	7,080	$0	$7,080
2018	$2,610	$3,000	0	5,610	$0	$5,610
2017	$2,610	$3,000	0	5,610	$0	$5,610
2016	$2,980	$3,000	0	5,980	$0	$5,980
2015	$2,980	$3,000	0	5,980	$0	$5,980
2014	$2,980	$3,000	0	5,980	$0	$5,980
2013	$4,760	$3,000	0	7,760	$0	$7,760
2012	$4,760	$3,000	0	7,760	$0	$7,760
2011	$4,760	$3,000	0	7,760	$0	$7,760
2010	$4,760	$3,000	0	7,760	$0	$7,760
2009	$4,760	$3,000	0	7,760	$0	$7,760
2008	$4,760	$3,000	0	7,760	$0	$7,760
2007	$6,680	$3,000	0	9,680	$0	$9,680
2006	$6,680	$3,000	0	9,680	$0	$9,680

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	8/27/2014	DEATH	DEATH - ADD EST TO OWNERSHIP	PENA JUAN TREVINO JR	PENA JUAN TREVINO JR EST			
2	3/3/2008	GFT WD	GIFT WD	PENA JUAN TREVINO JR	PENA JUAN TREVINO JR	385	442	
3	3/3/2008	AFF	AFFIDAVIT OF HEIRSHIP	PENA J T EST	PENA JUAN TREVINO JR	385	439	

Tax Due

Property Tax Information as of 06/12/2020

Amount Due if Paid on:

Year

Taxing	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount /	Attorney Fees	Amount Due

NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

Questions Please Call (361) 595-5775

This year is not certified and ALL values will be represented with "N/A".

Website version: 1.2.2.31

Database last updated on: 6/11/2020 8:17 PM

© N. Harris Computer Corporation

Kleberg CAD

Property Search > 19936 PENA JUAN TREVINO JR EST for Year 2020

Tax Year: 2020 - Values not available

Property

Account

Property ID:	19936	Legal Description:	COL MEX, BLOCK 11, LOT 13, 14
Geographic ID:	119101113000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	627 E AVE D TX	Mapsco:	
Neighborhood:		Map ID:	A1
Neighborhood CD:			

Owner

Name:	PENA JUAN TREVINO JR EST	Owner ID:	60449
Mailing Address:	328 1/2 W NETTIE AVE KINGSVILLE, TX 78363-3752	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	N/A		
(+) Improvement Non-Homesite Value:	+	N/A		
(+) Land Homesite Value:	+	N/A		
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value	
(+) Agricultural Market Valuation:	+	N/A	N/A	
(+) Timber Market Valuation:	+	N/A	N/A	
(=) Market Value:	=	N/A		
(–) Ag or Timber Use Value Reduction:	–	N/A		
(=) Appraised Value:	=	N/A		
(–) HS Cap:	–	N/A		
(=) Assessed Value:	=	N/A		

Taxing Jurisdiction

Owner: PENA JUAN TREVINO JR EST
% Ownership: 100.0000000000%
Total Value: N/A

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	N/A	N/A	N/A	N/A
CKI	CITY OF KINGSVILLE	N/A	N/A	N/A	N/A
GKL	KLEBERG COUNTY	N/A	N/A	N/A	N/A
SKI	KINGSVILLE I.S.D.	N/A	N/A	N/A	N/A

WST	SOUTH TEXAS WATER AUTHORITY	N/A	N/A	N/A	N/A
	Total Tax Rate:	N/A			

Taxes w/Current Exemptions: N/A

Taxes w/o Exemptions: N/A

Improvement / Building

Improvement #1: RESIDENTIAL **State Code:** A1 **Living Area:** 592.0 sqft **Value:** N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF2	EW1	1945	592.0
OPFL	OPEN PORCH FRAME LOW	*		1945	84.0
PCFL	PATIO COVERED FRAME LOW	*		1945	112.0
HWH	HOT WATER HEATER SHED	NV		1994	6.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.1607	7000.00	50.00	140.00	N/A	N/A

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	N/A	N/A	N/A	N/A	N/A	N/A
2019	$4,080	$3,000	0	7,080	$0	$7,080
2018	$2,610	$3,000	0	5,610	$0	$5,610
2017	$2,610	$3,000	0	5,610	$0	$5,610
2016	$2,980	$3,000	0	5,980	$0	$5,980
2015	$2,980	$3,000	0	5,980	$0	$5,980
2014	$2,980	$3,000	0	5,980	$0	$5,980
2013	$4,760	$3,000	0	7,760	$0	$7,760
2012	$4,760	$3,000	0	7,760	$0	$7,760
2011	$4,760	$3,000	0	7,760	$0	$7,760
2010	$4,760	$3,000	0	7,760	$0	$7,760
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2008	$4,760	$3,000	0	7,760	$0	$7,760
2007	$6,680	$3,000	0	9,680	$0	$9,680
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Deed History - (Last 3 Deed Transactions)

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3	3/3/2008	AFF	AFFIDAVIT OF HEIRSHIP	PENA J T EST	PENA JUAN TREVINO JR	385	439	

Tax Due

Property Tax Information as of 06/12/2020

Amount Due if Paid on:

Year

Taxing	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount /	Attorney Fees	Amount Due

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Questions Please Call (361) 595-5775

This year is not certified and ALL values will be represented with "N/A".

Website version: 1.2.2.31

Database last updated on: 6/11/2020 8:17 PM

© N. Harris Computer Corporation

Google Maps 627 E Avenue D





627 E Avenue D

Kingsville, TX 78363

Directions Save Nearby Send to your phone Share

G4HQ+FM Kingsville, Texas

Photos

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

MAY 18, 2020

JUAN TREVINO PENA JR EST
627 E AVE D
KINGSVILLE, TX 78363

Re: COL MEX, BLOCK 11, LOT 13, 14 627 E AVE D

Dear Sir or Madam:

It has been determined that the structure at **627 E AVE D** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



George Martinez
Building Official

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

FEBRUARY 2, 2021

JUAN TREVINO PENA JR EST
328 ½ W NETTIE AVE
KINGSVILLE, TX 78363

Re: COL MEX, BLOCK 11, LOT 13, 14 627 E AVE D

Dear Sir or Madam:

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Sincerely,



Nicholas Daniels
Building Official

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

FEBRUARY 2, 2021

JUAN TREVINO PENA JR EST
627 E AVE D
KINGSVILLE, TX 78363

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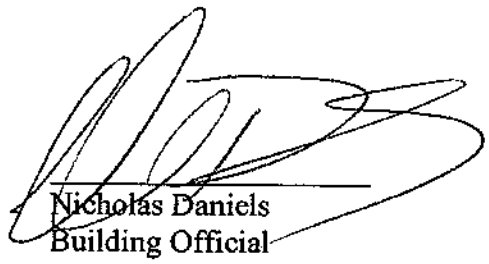
Sincerely,



Nicholas Daniels
Building Official

160

King's

7018 1130 0001 7041 4190

GSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 784 1 T
05 FEB 2021

UNITED STATES POSTAGE
PITNEY BOWES
02 1P $ 006.80⁰
0000917321 FEB 05 2021
MAILED FROM ZIP CODE 78363

LN
02/18/2021

Juan Trevino Pena Jr est
328½ W Nettie
78363

TREV328* 782 CE 1 N C0102/11/21
UNABLE TO FORWARD/FOR REVIEW
####

FWD BC: 78363375228 DU *0488-13920-05-37
78363375252

160.2

King'sville TEXAS

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 784 1 L
05 FEB 2021

UNITED STATES POSTAGE
PITNEY BOWES
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MAILED FROM ZIP CODE 78363

Juan Trevino Pena Jr est
627 E Ave D
78363

NIXIE 782 DE 1 0002/09/21

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

UTF BC: 78364145858 *0488-13668-05-37
78364145858

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Kingsville TEXAS

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 784 11
05 FEB 2021

PITNEY BOWES
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MAILED FROM ZIP CODE 78363

Juan Trevino Pena Jr est
3784 W Nettie 78363

JUAN328 782 DS 1 N C0102/11/21
UNABLE TO FORWARD/FOR REVIEW
****

FWI BC: 78363375228 DU *0488-14442-05-37

78363375252

Juan Trevino Pena Jr
5/26 W 7 E Ave
Ln 05/21/20

61: NTXIE , 787 CE 1 N 0206/27/20
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

78363375228 COO UNC BC: 78364 *1310-01424-19-38

02 1P $ 006.80⁰
0000917321 MAY 18 2020
MAILED FROM ZIP CODE 78363

UNITED STATES POSTAGE
PITNEY BOWES

E, TEXAS 78364

7011 1570 0003 3833 1452

CERTIFIED MAIL

Kingsville TEXAS

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Kingsville TEXAS

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364



UNITED STATES POSTAGE PITNEY BOWES
02 1P $ 000.51⁰
0000917321 APR 21 2021
MAILED FROM ZIP CODE 78363

Juan Trevino Pena
208 1/2 W Nettie
.02003

ANK

NIXIE 782 DE 1 0004/25/21

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

ANK BC: 78364145858 *2093-01868-25-18

78364>1458
78363$3752 C002

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Kingsville TEXAS

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364



UNITED STATES POSTAGE PITNEY BOWES
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MAILED FROM ZIP CODE 78363

UTF

Juan Trevino Pena Jr
1027 E Ave D .02003

NIXIE 782 DE 1 0004/25/21

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

UTF BC: 78364145858 *2093-01527-25-18

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ILLE, TEXAS 78364

UNITED STATES POSTAGE
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NIXIE 782 CE 1 04/23/21

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

MANUAL PROC REQ *2093-01867-23-18

Kingsville

ANK

78369383752 C003

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5:00 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
816 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 2701

APRIL 20, 2021

JUAN TREVINO PENA JR est
627 E AVE D
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 627 E AVE D**

Dear Sir or Madam:

On May 18, 2020, a letter was sent from the City of Kingsville stating that your property located at **627 E AVE D** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MAY 24, 2021** at **5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for **MAY 24, 2021**.

The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Nicholas Daniels
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 2718

APRIL 20, 2021

JUAN TREVINO PENA JR est
328 ½ W NETTIE AVE
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 627 E AVE D**

Dear Sir or Madam:

On May 18, 2020, a letter was sent from the City of Kingsville stating that your property located at **627 E AVE D** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MAY 24, 2021** at **5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for **MAY 24, 2021**.

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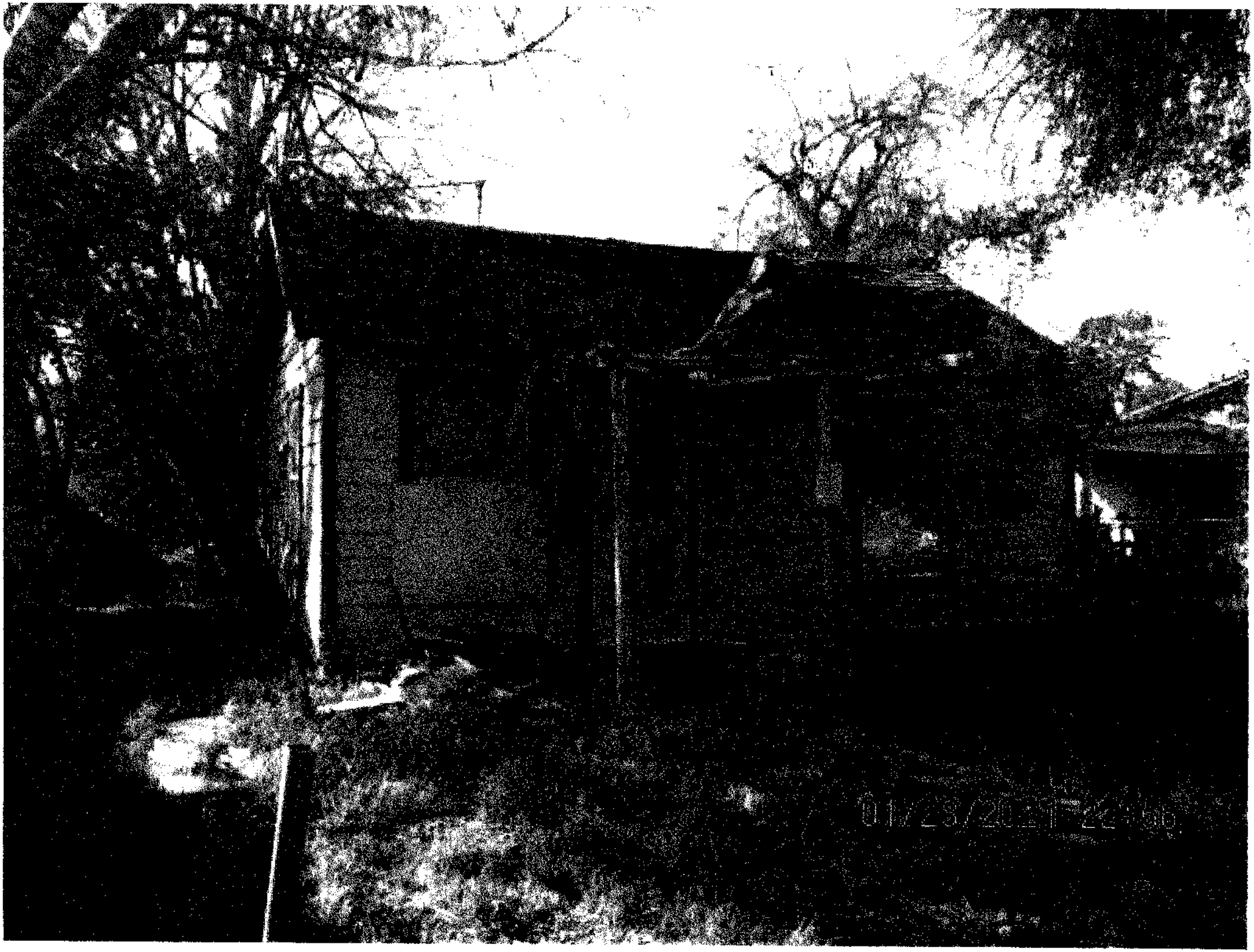
Nicholas Daniels
Building Official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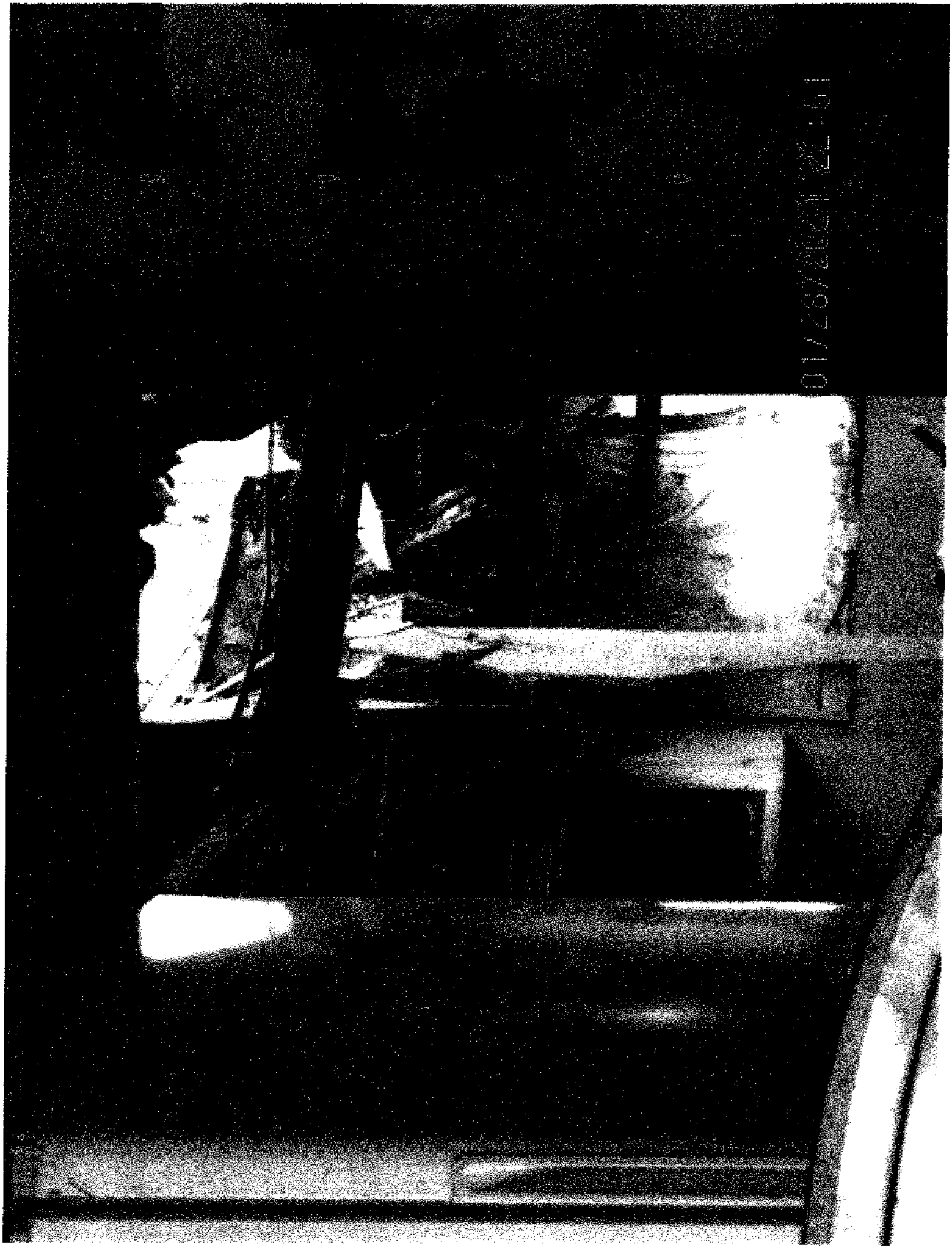

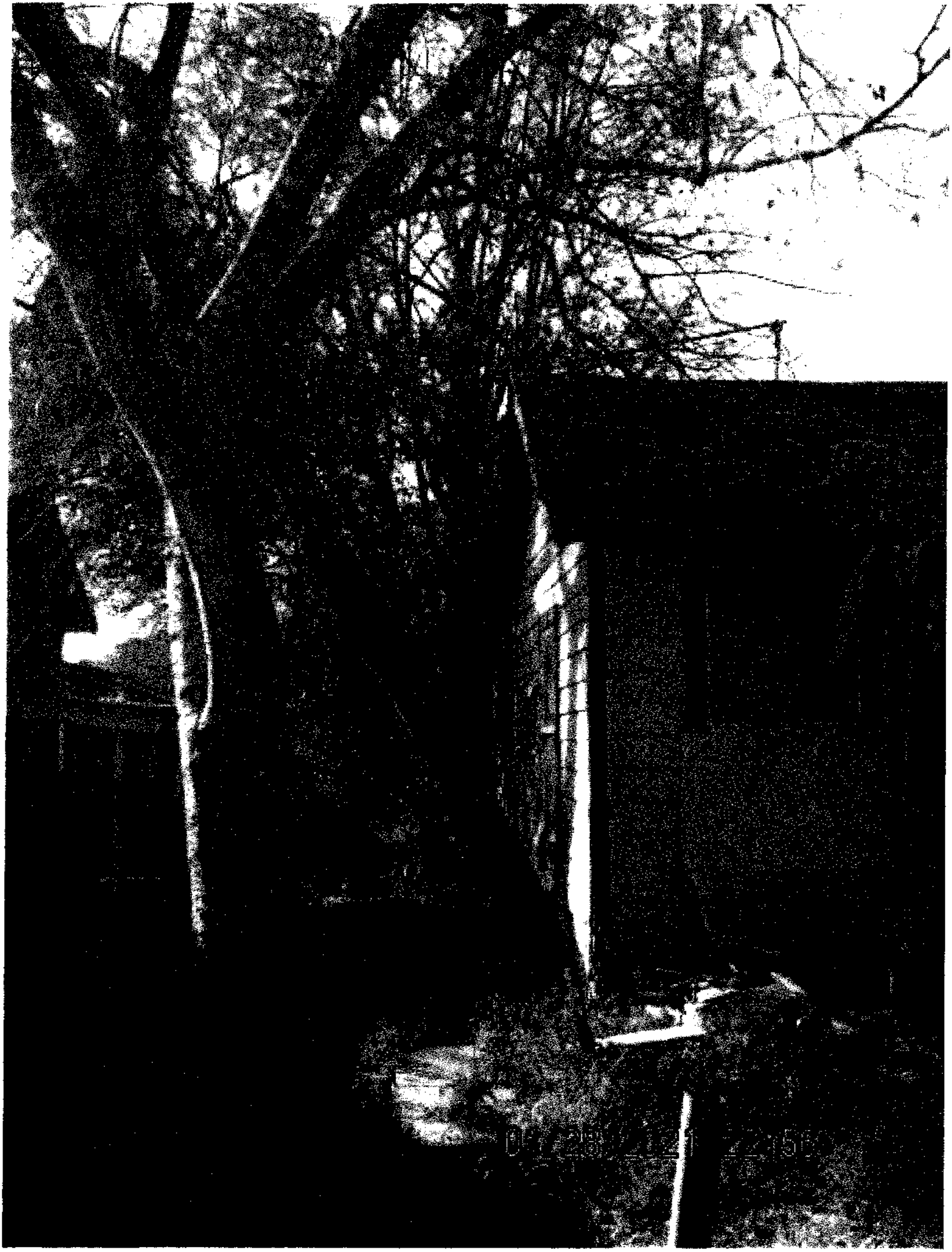




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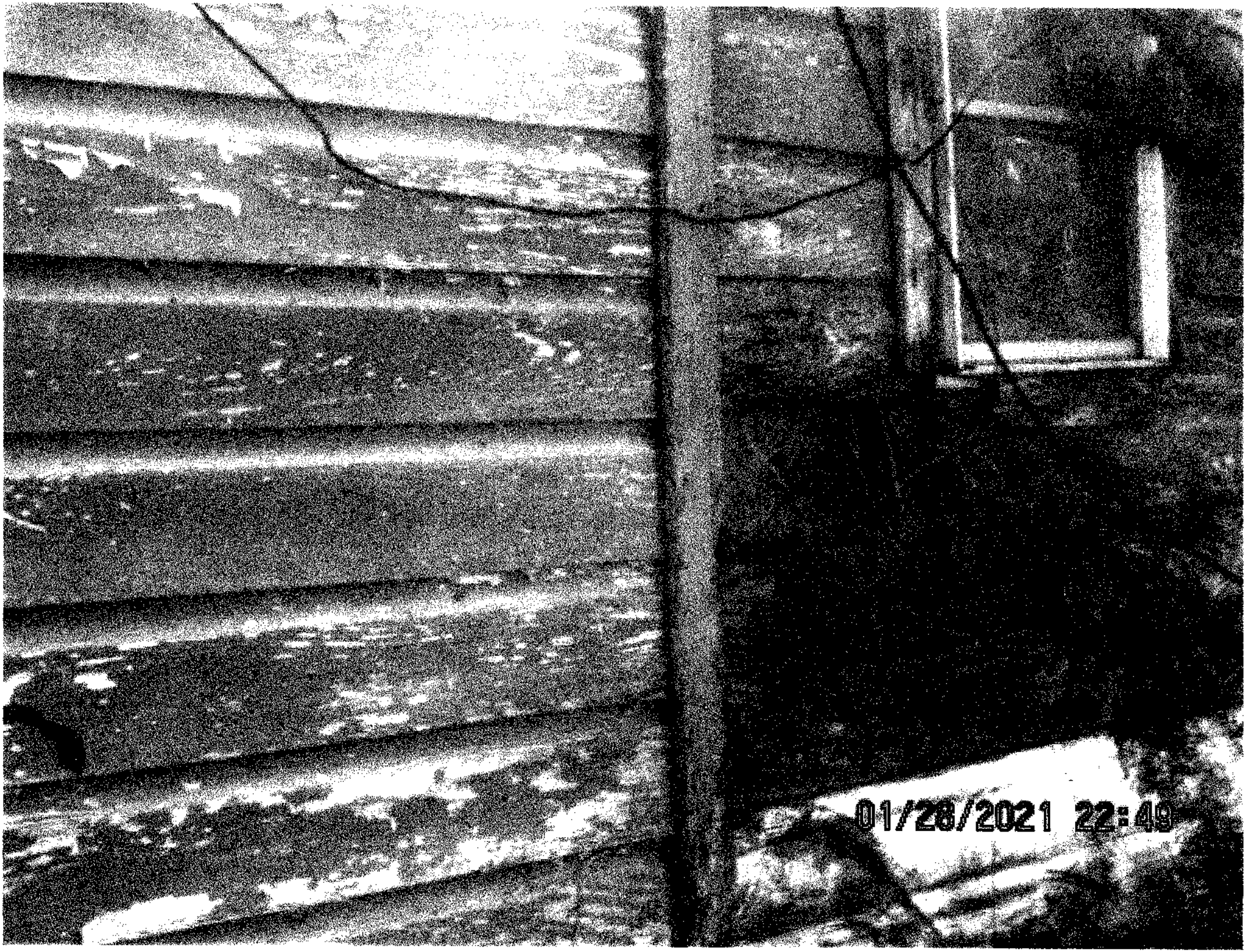
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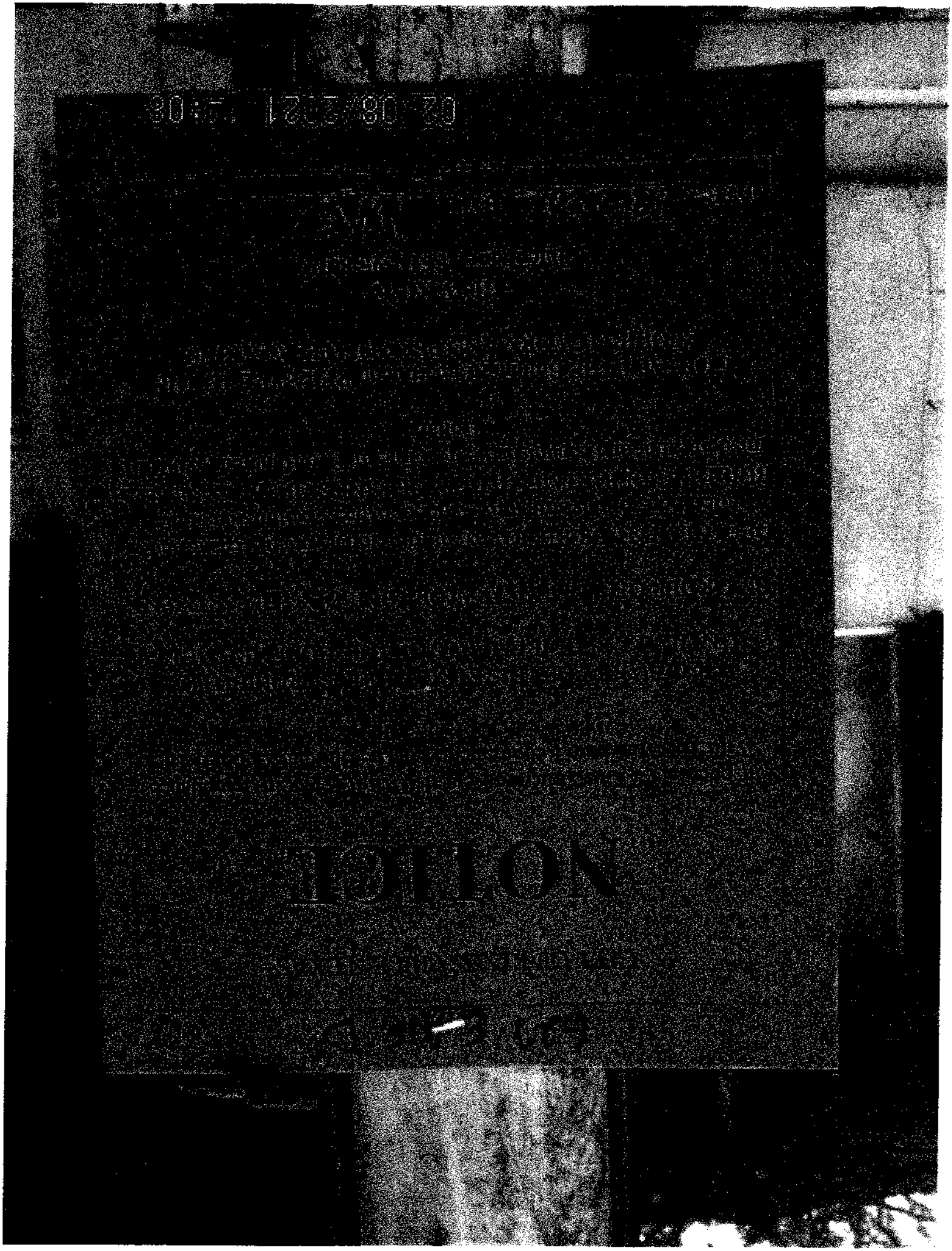

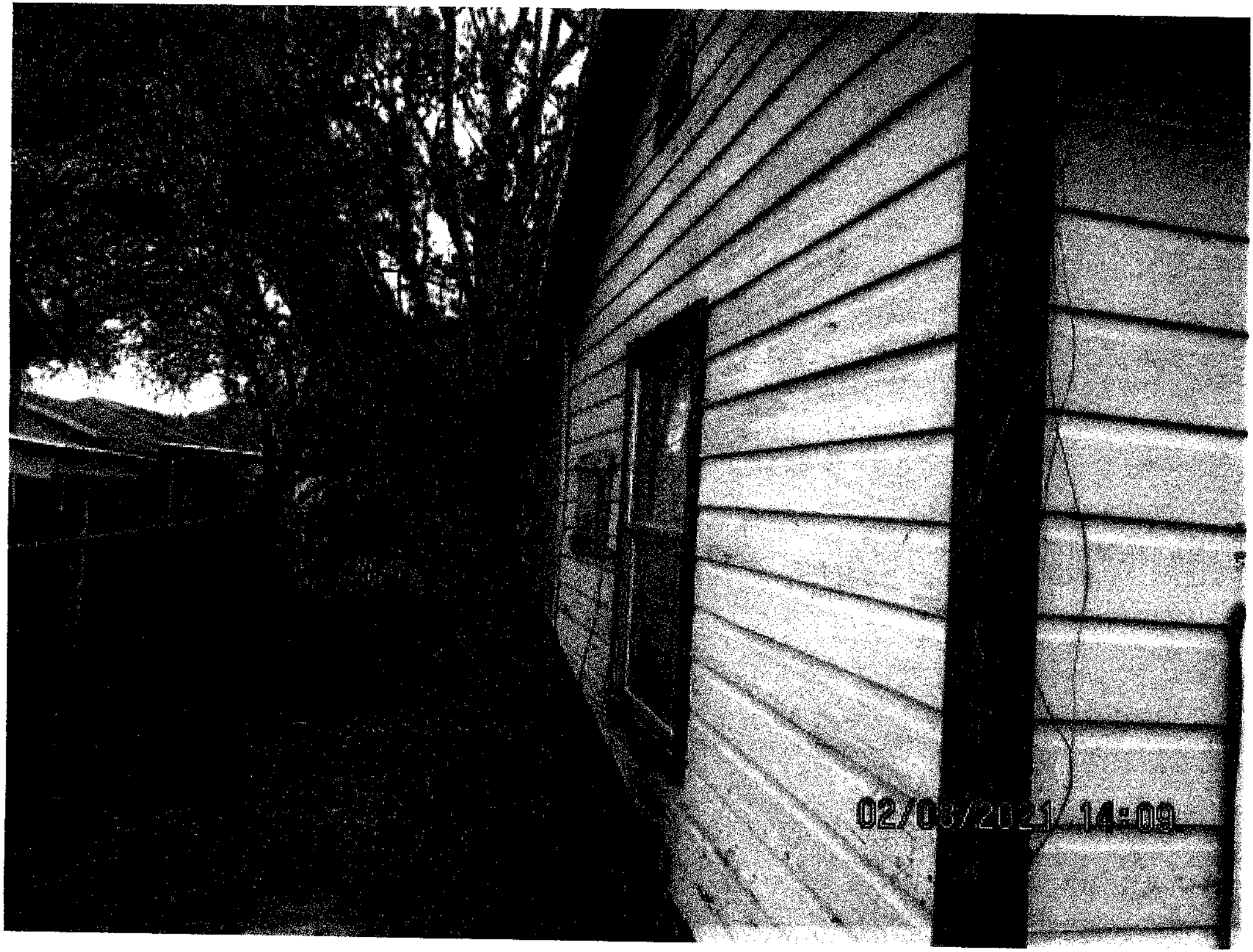
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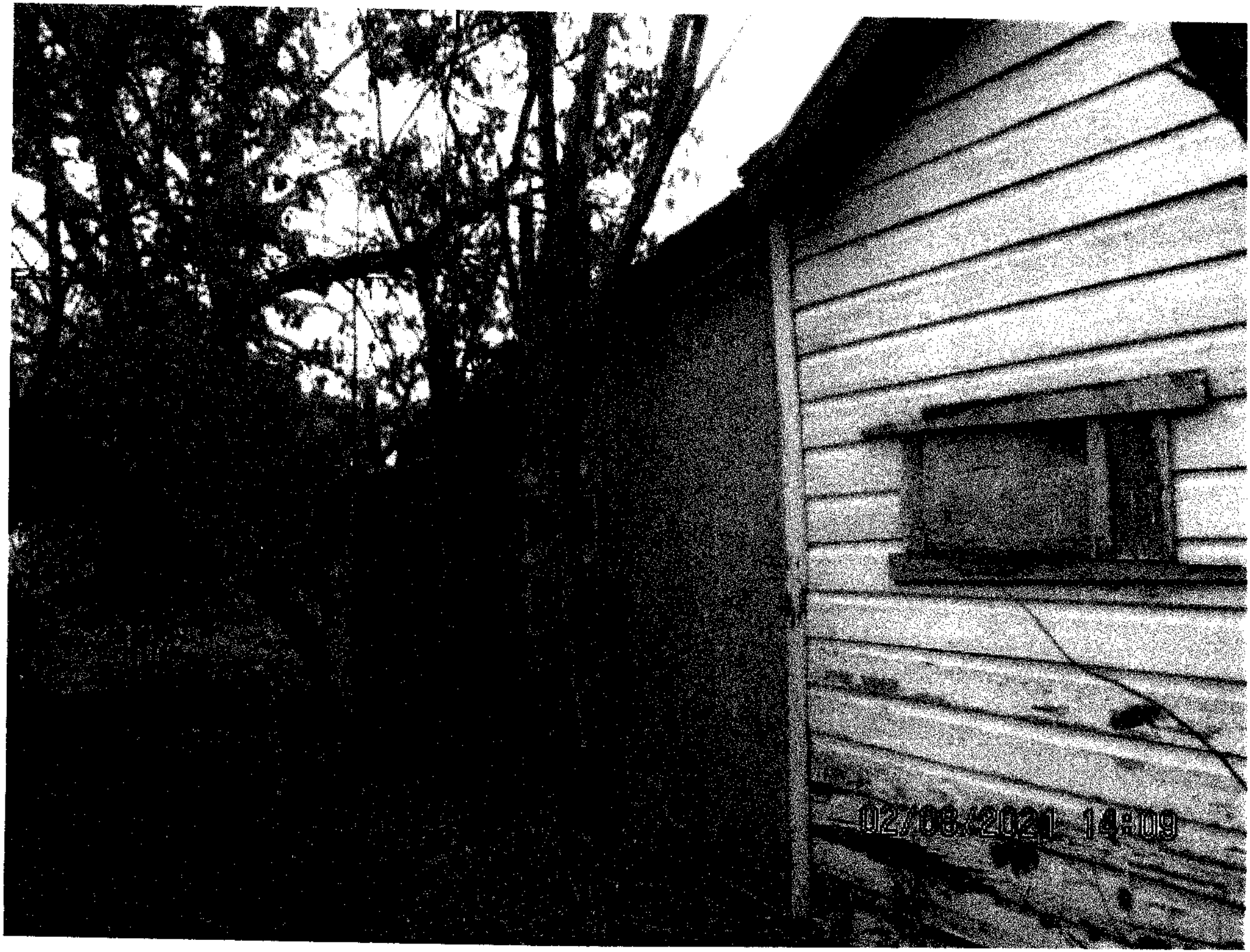
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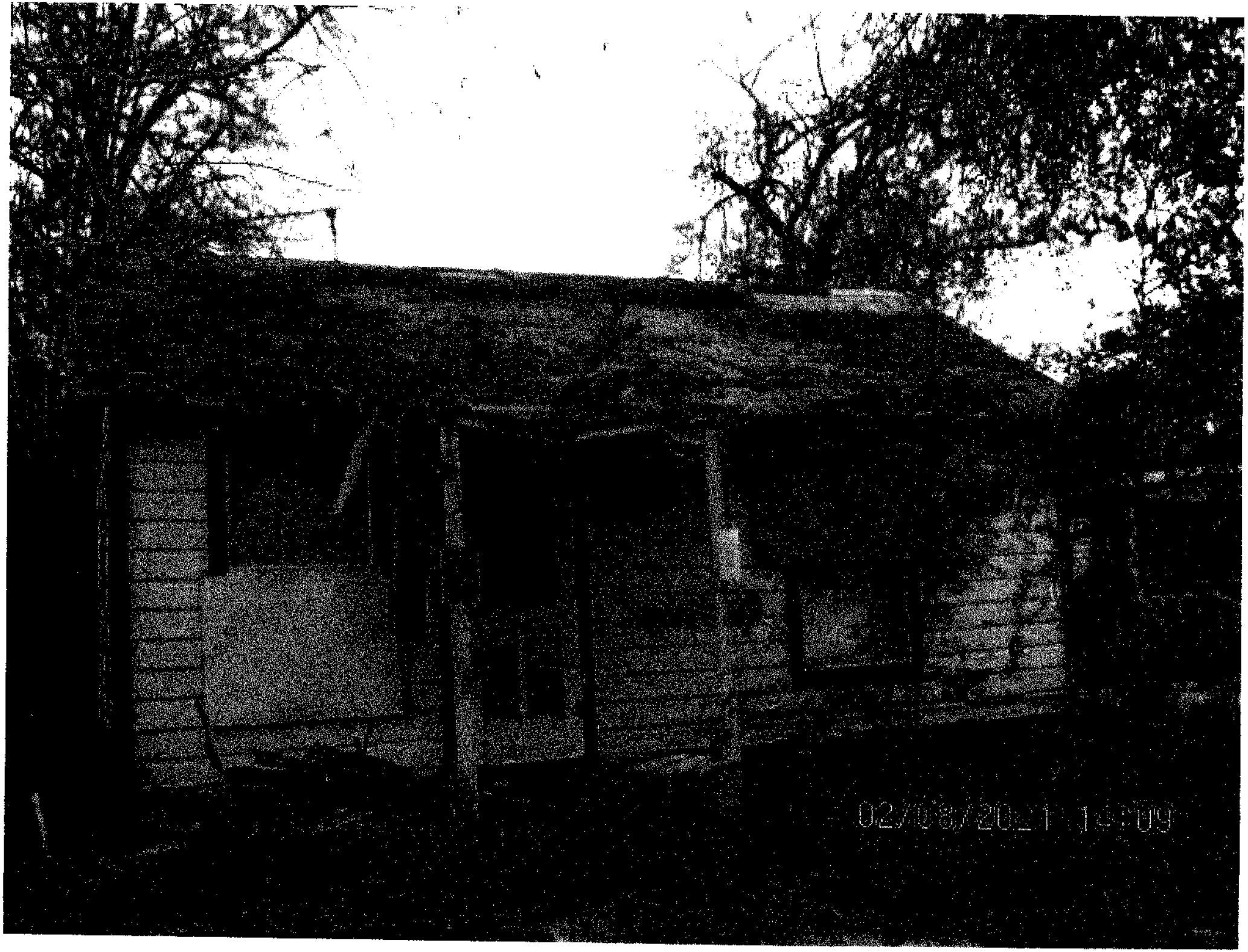
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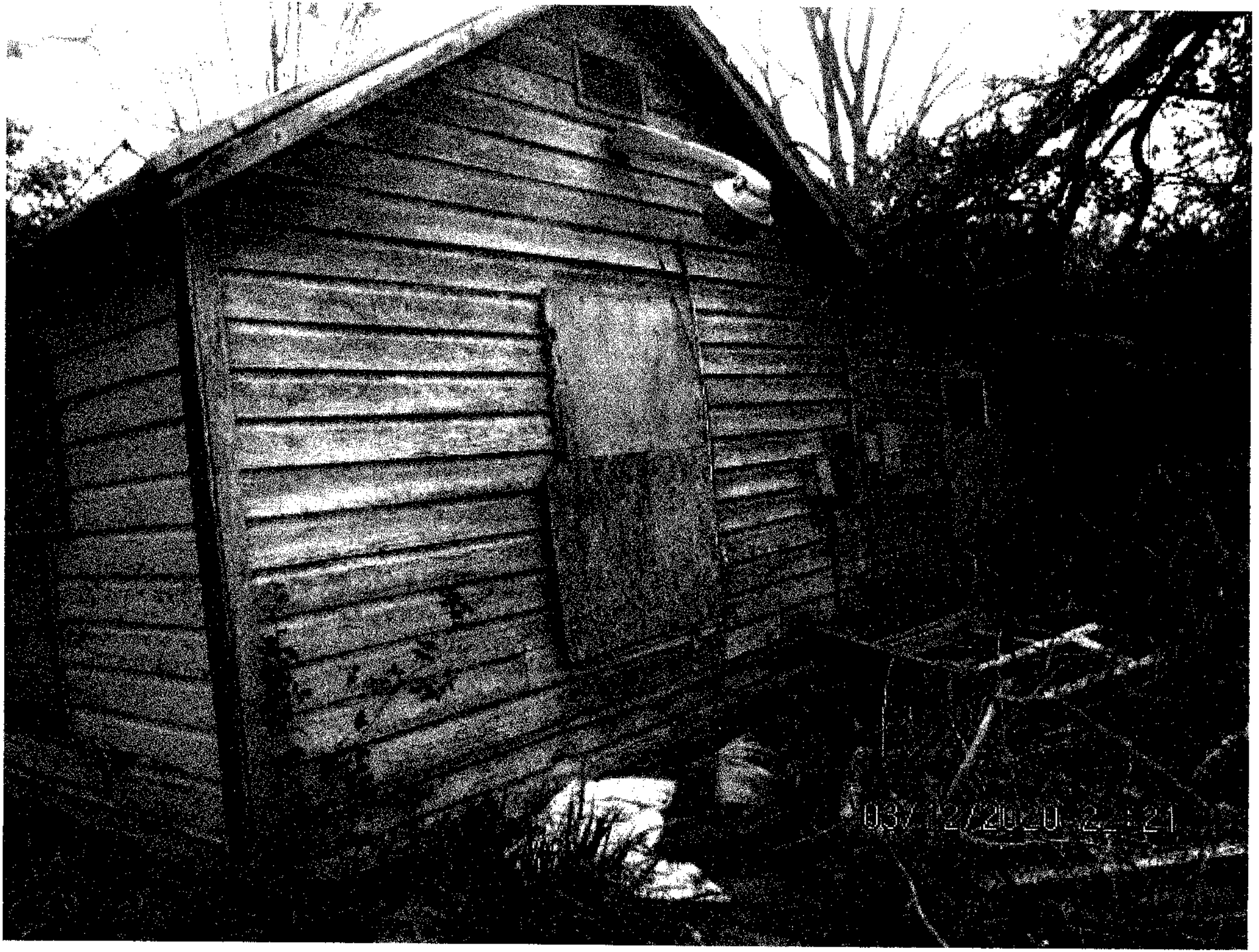
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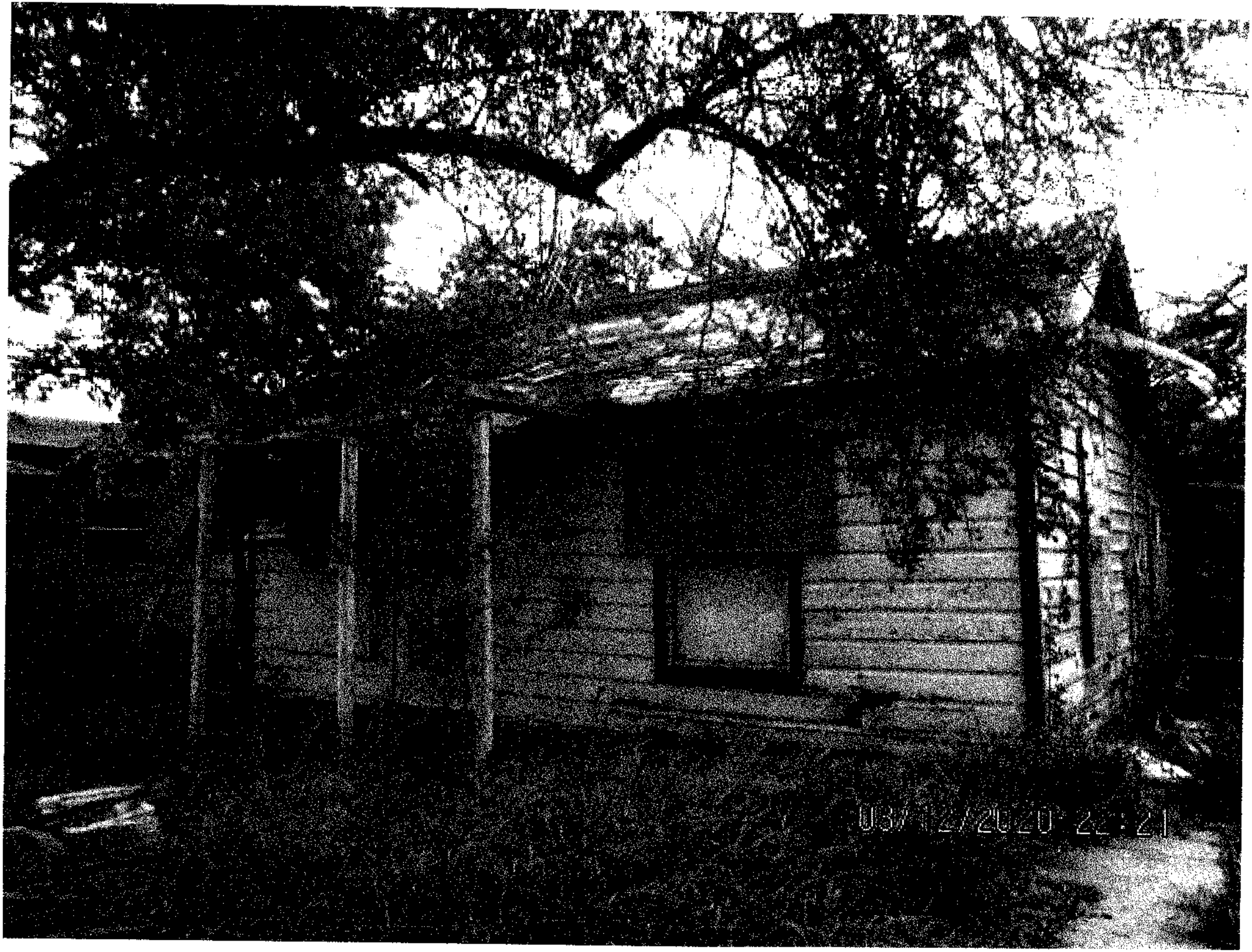
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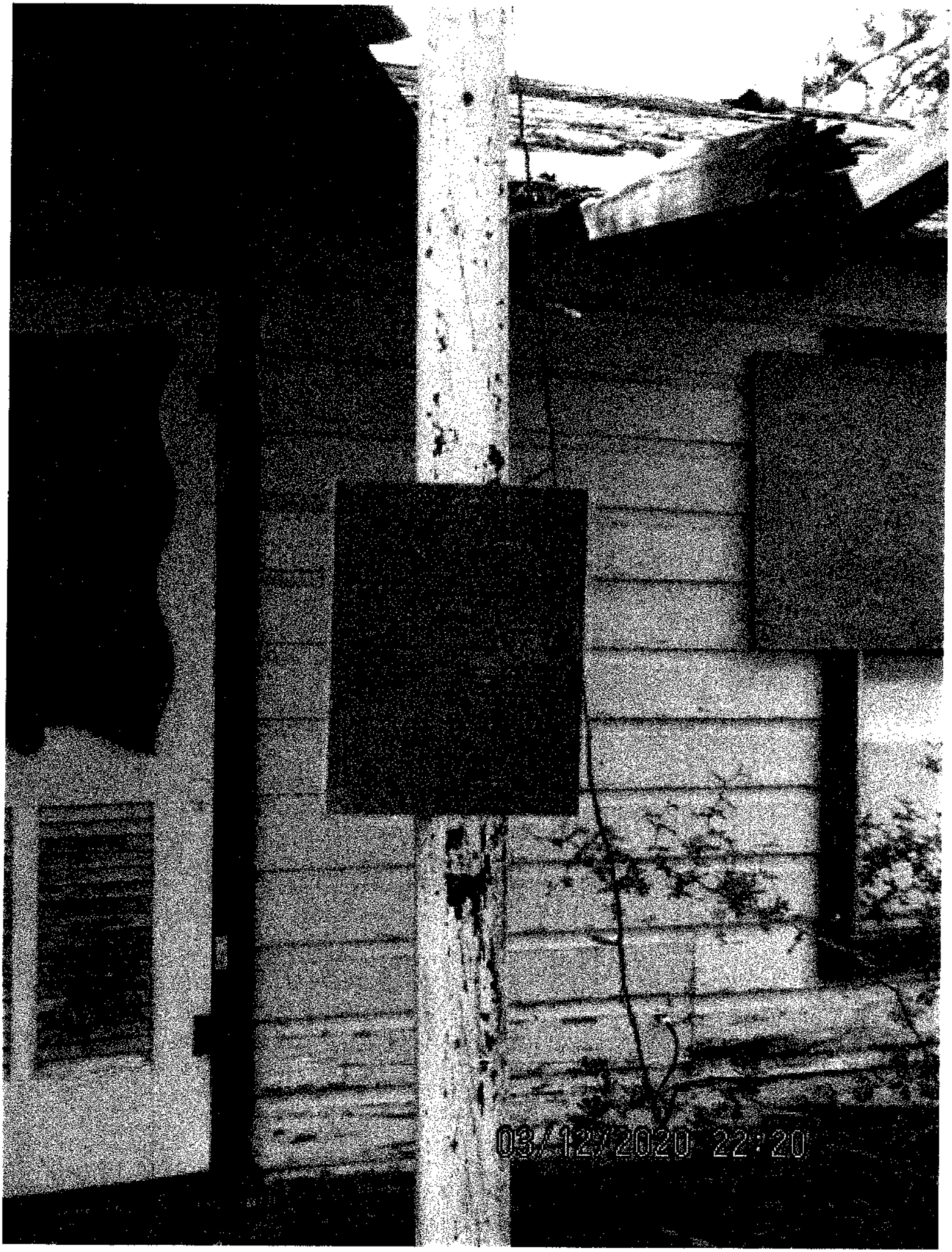
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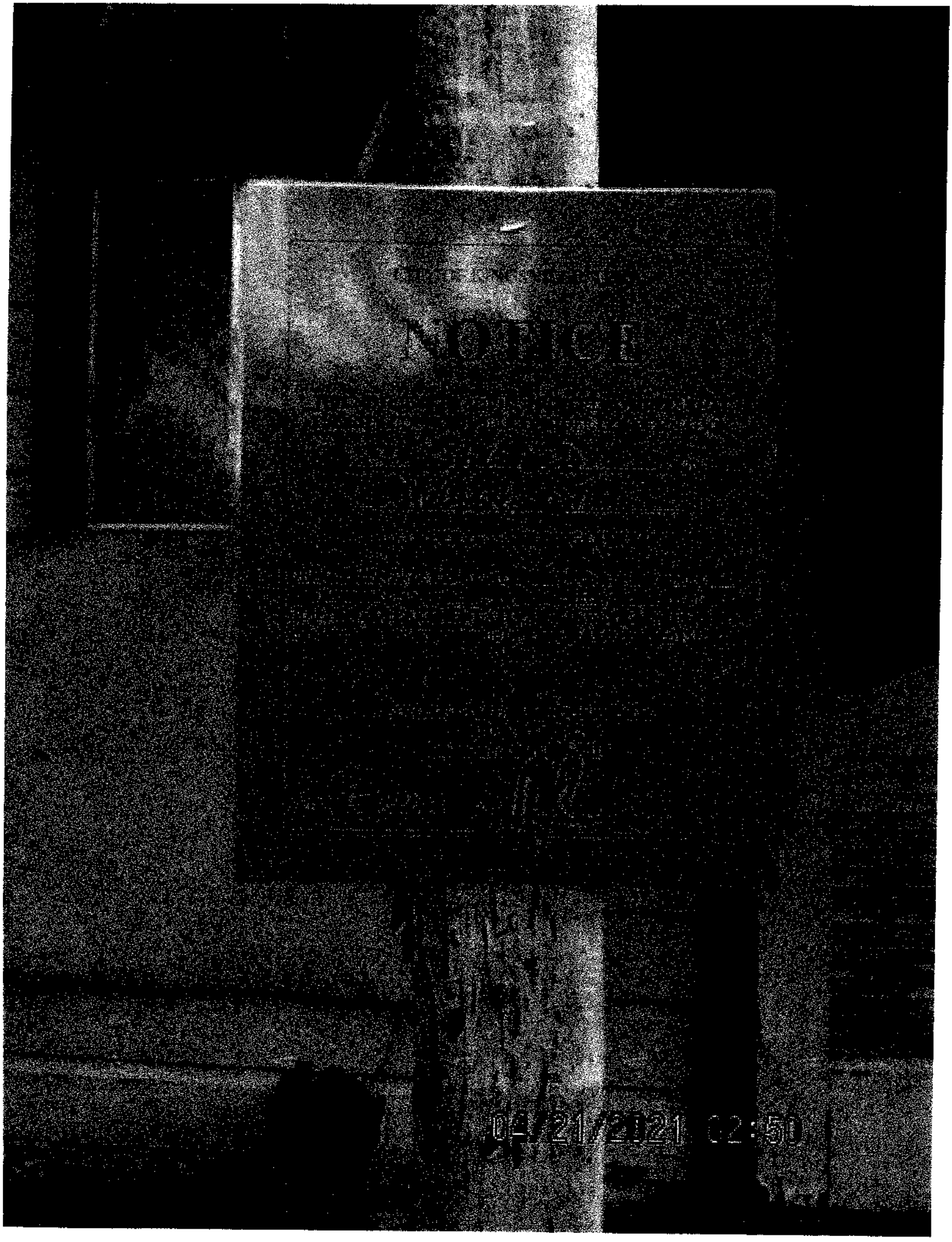
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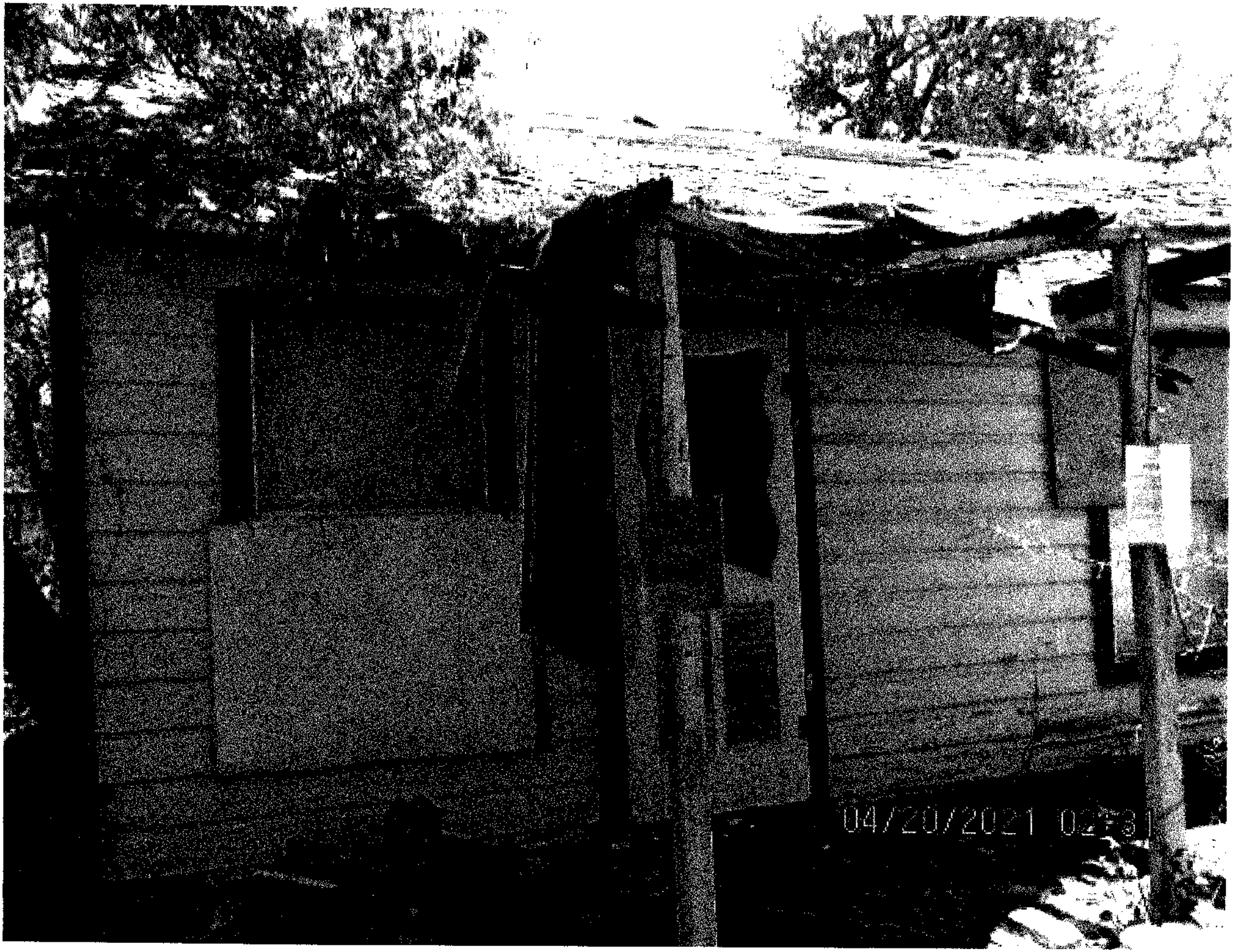
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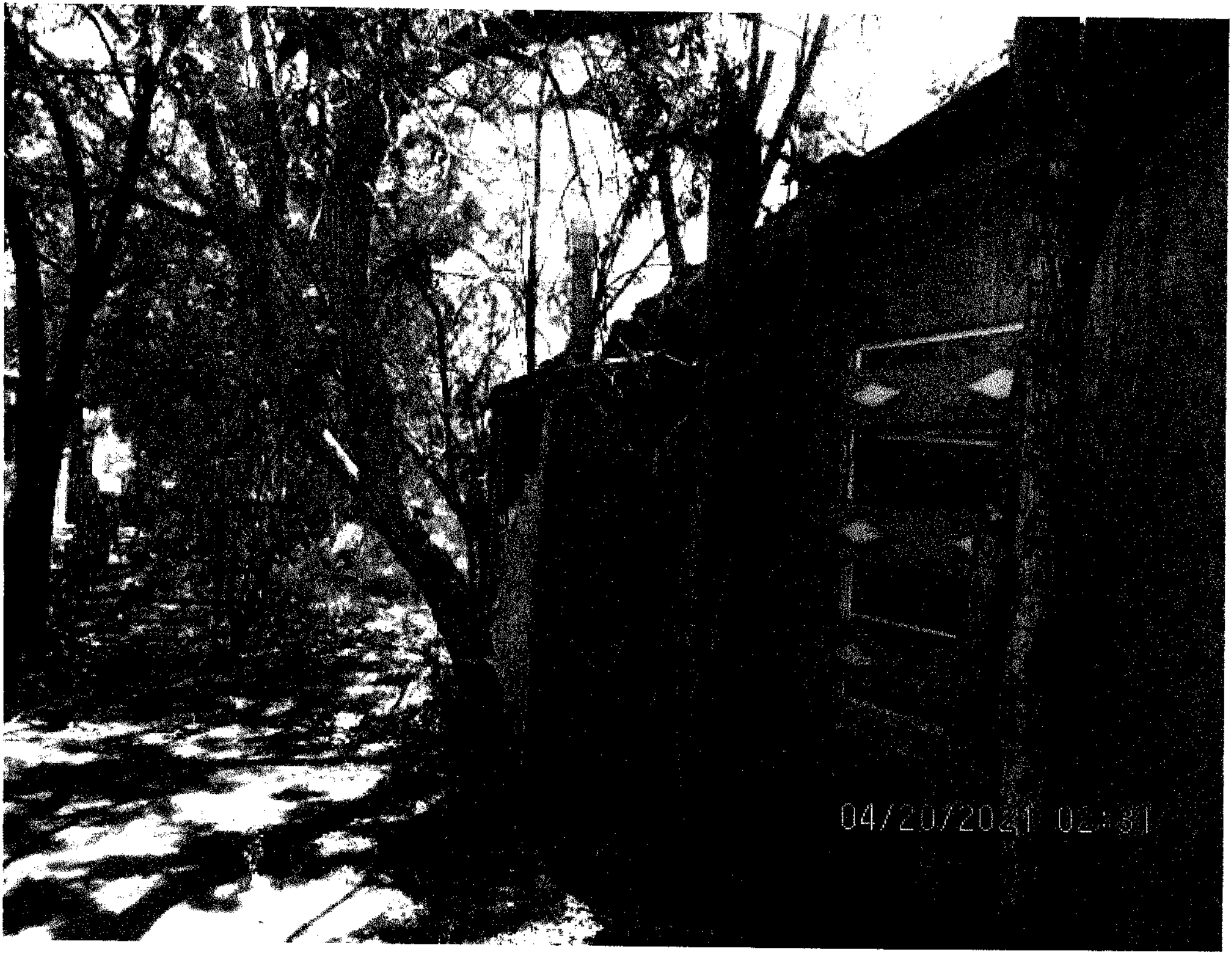
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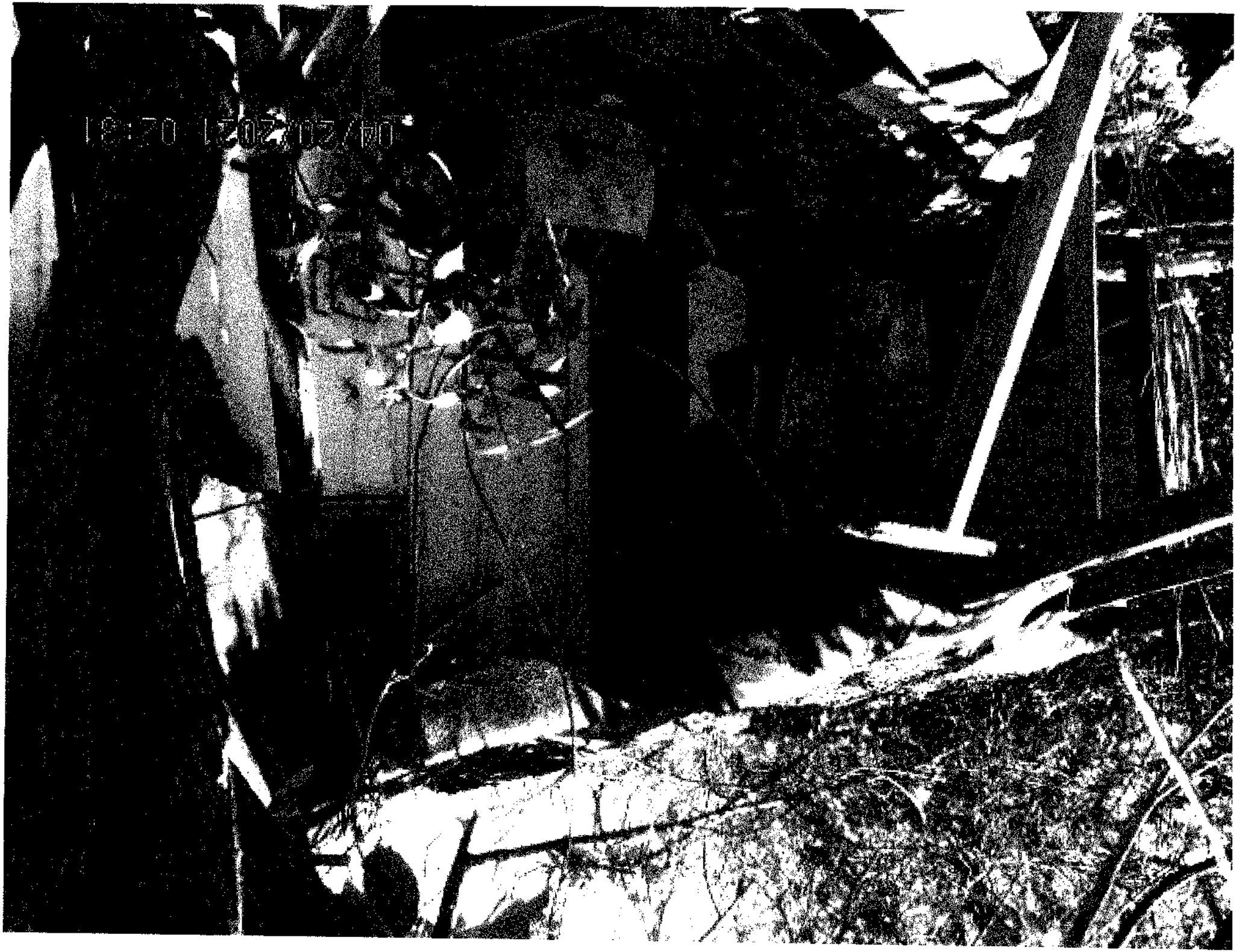
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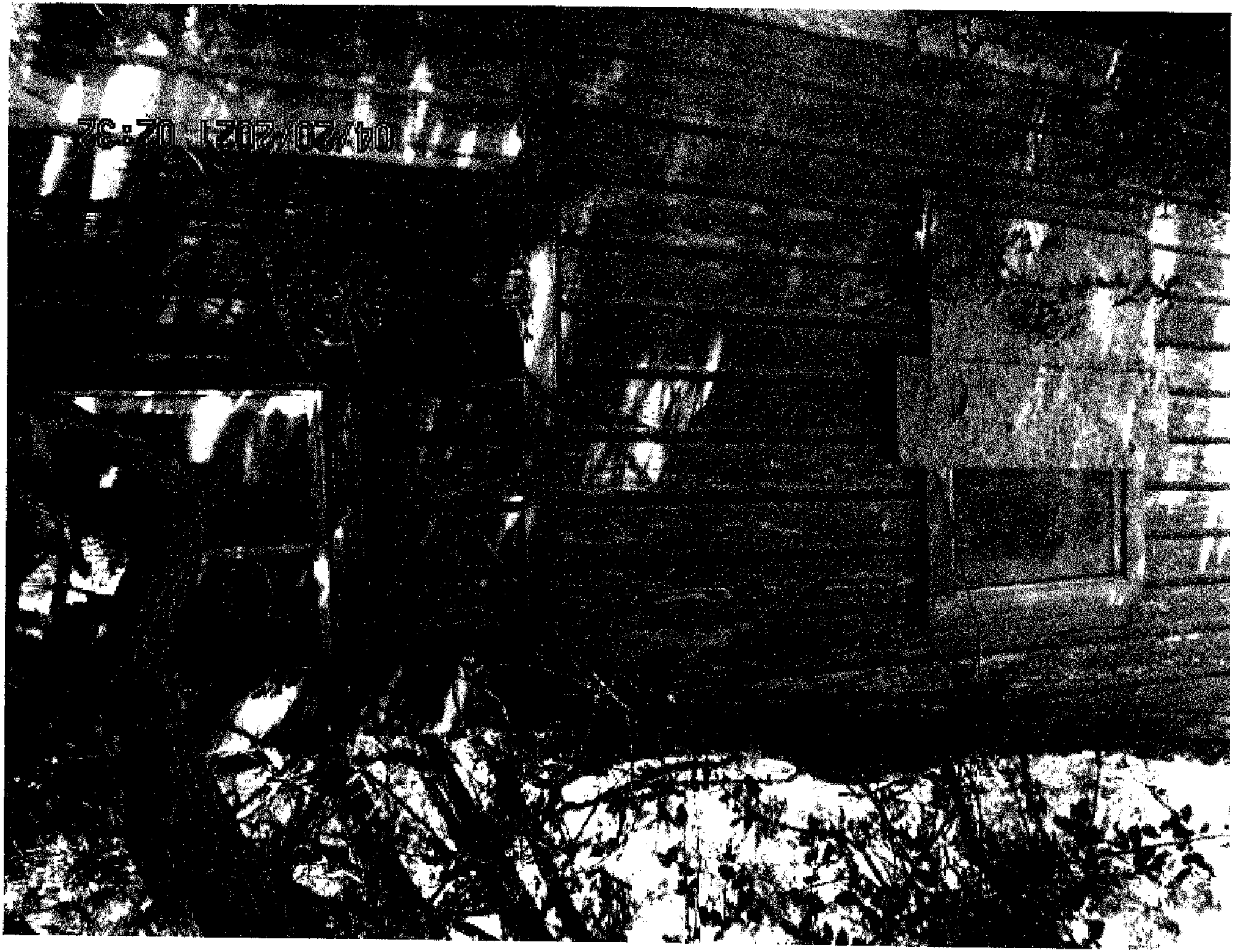

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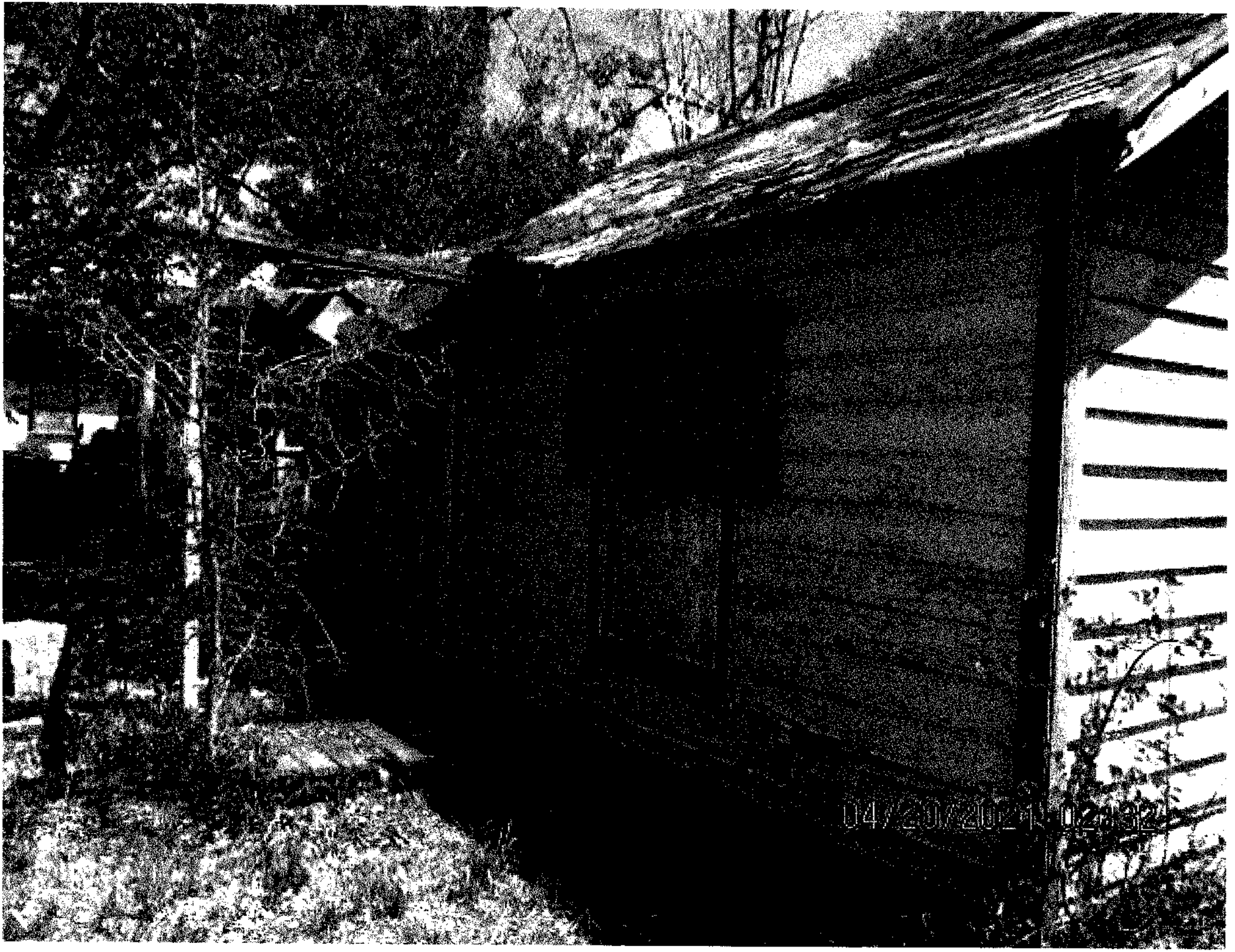
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Community Events Calendar May

Saturday, May 1

• Learn about local resources and services at the Community Resource Drive-Thru from 10 a.m. to noon at Boys & Girls Club of Alice parking lot, 733 S. Texas Blvd. in Alice. Free giveaways.

Monday, May 3

• Celebrate Recovery! Twelve step program centered on Jesus Christ is now open to the community. The group meets every Monday evening at 6:30 p.m. for a light meal, 7 p.m. large group and 7:30 p.m. for small groups at 515 E. General Cavazos Blvd. in the Fellowship Hall.

• Be A Champion Free Grab & Go Kids' Meals in partnership with 12th St. Gym are available from 4:30 to 6 p.m. at 525 S. 12th St. in Kingsville. All meals are available to all children 18 years of age and younger. The meals are complete ready to eat meals that are individually packaged. Meals are picked up by drive thru and are distributed on a first come - first serve basis, while meals last. If child is not present, bring one of the following forms of ID: letter from school proving enrollment, report card, school ID, official attendance record or birth certificate. For more information, call (281) 833-3129.

Wednesday, May 5

• The Kingsville Noon Lions Club will sponsor an event "Scammers and Hackers" (It could happen to you), presented by Kingsville Police Department Officers Justin Dodd and Bradley Lile. Reserved seating. For more information or to reserve a seat, call Rev. Battle at (361) 455-9641 or Irma Hulen at (956) 245-2495. COVID-19 precautions observed.

Thursday, May 6

• National Day of Prayer will be held at 12 p.m. in front of the Kleberg County Courthouse steps. With the permission of Judge Rudy Madrid and Mayor Sam Fugate, this event will be hosted by the City of Kingsville.

Saturday, May 8

• Kingsville Garden Club Plant Exchange will be from 9 a.m. to 12 p.m. at Kleberg Bank.

Tuesday, May 11

• Kingsville ISD school board meeting is scheduled for 5:30 p.m. at KISD Administration Building Board Room.

Wednesday, May 19

• Ricardo ISD school board will hold a regular board meeting at 7 p.m. For more information, go to ricardoisd.us.

Continuing through May

• Kingsville Kleberg Health Department Animal Control & Care Center is offering $10 adoption fees for dogs and cats looking for a forever home. If interested in meeting any of the shelter animals, call (361) 592-3324 to schedule an appointment.

• The Bishop Police Department will host a Department Bicycle Registration Program at no cost to the public. For more information on how to register your bicycle, call the Bishop Police Department Communications non-emergency line at (361) 584-2443.

• The Robert J. Kleberg Public Library in Kingsville invites all Kenedy County residents to come in and sign-up for a new library card or renew an existing card. The Kenedy County Commissioners Court have underwritten the annual non-resident fees for a library card for calendar year 2021. Library card registration is open until Dec. 31, 2021. Residents can apply by visiting the library at 220 N. 4th St. in Kingsville. The libary's hours are from 8 a.m. to 6 p.m. Tuesday through Friday and 9 a.m. to 1 p.m. on Saturday. The library is closed on Sundays and Mondays. Current members who have lost or misplaced their library card can pay $3 for a replacement. For more information, call (361) 592-6381.

• Free fixed COVID-19 testing will be available six days a week. The site is open from 9 a.m. to 4 p.m. Tuesdays and Thursdays at the City of Kingsville Health Department at 3421 N. Farm to Market 2355. Pre-registration is available at GoGetTested.com or register on-site.

To submit a community event, email it to circulation@kingsvillerecord.com by 5 p.m. Monday for the Thursday newspaper edition.

This section is sponsored by Allison Strauss, Attorney at Law, PLLC

Saenz elected president of National Community Pharmacy Association



Alvaro Rene Saenz

Alvaro Rene Saenz, a 2016 alumnus of Santa Gertrudis Academy, has been elected president of the National Community Pharmacy Association for the 2021-2022 school year.

Saenz, the quarterback of the Lions football team while in high school, is completing his first year as a Doctor of Pharmacy candidate at The University of the Incarnate Word-Feik Pharmacy School. He was graduated in 2019 from The University of Mary Hardin–Baylor where he received a bachelor's degree in Biochemistry.

Alvaro is the son of Armando and Zaida Saenz from Benavides, Texas.

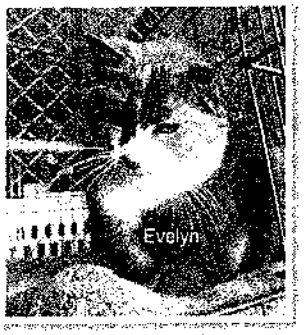


Celebrating Earth Day

Pre-K3 through second grade students at Santa Gertrudis School Ranch Campus celebrated Earth Day on April 22 with a variety of activities. One activity was planting a lilac tree in memory of their PreK3 aid, Mrs. Ruiz, who passed away earlier this year. A fingerprint rock garden was also made in her honor. In addition to the dedication to Mrs Ruiz, the children celebrated by planting barrels of wild flowers around the campus, along with Earth Day crafts. (Courtesy photo)

Pet of the Week

Helping animals find "furever" homes.



Meet 'Evelyn'

Meet Evelyn, she loves attention and head scratches. Her personality is so sweet and friendly. Evelyn has a special left ear but hears all the special love you give her. Up-to-date on vaccines, neutered and FIV/leukemia negative. For more information or an adoption application, call or text (361) 516-1456 or email: animalrescuekleberg@yahoo.com.

The Pet of the Week section is sponsored by Mellocoza Liquor.

John Andrew

Construction Services

• Land Clearing • Tree Removal • Demolition • Sea Walls • Fishing Piers • Docks • New Homes • Remodeling • Additions • Roofing • Concrete Work

Rio Grande Valley (956) 367-1446

Coastal Bend (361) 389-5441

NOW OPEN!

Mellocoza Liquor

Here's to many good times

Kingsville Newest Liquor Store!

1701 Brahma Blvd.

Kingsville, Texas 78363

(361) 221-8118

Proud supporters of Pet of the Week

Allison Strauss

Attorney at Law, PLLC

100 E. Kleberg Ave., Suite 322

Kingsville, Texas 78363

allison@kingsvillelaw.com

www.kingsvillelaw.com

(361) 516-0034

Rates and Plans for Health Insurance Coverage are Changing!

New Income limits for 2020

BETTER PLANS AND PRICES MAY BE AVAILABLE!

Open Enrollment starts February 15, 2021 and runs through May 15, 2021

• We will help with selecting the best health insurance plan for you and your family.

• Help you apply for a tax subsidy to help pay ALL OR MOST of your health insurance premium.

• CALL, OR EMAIL TODAY TO SCHEDULE AN APPOINTMENT.

CHRISTUS Health Plan

Blue Cross Blue Shield

James R. Kirkpatrick, CLU

KIRKPATRICK & ASSOCIATES

1314 E. King St., Kingsville

(361) 592-4281 office • (361) 779-6858 cell

jameskbba@sbcglobal.net

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

827 E AVE D
201 S US HWY 77
816 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

PUBLIC HEARING #2

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
201 S. US HWY 77 BYPASS		Manuel Buentello
LEGAL DESCRIPTION	**BLOCK**	**LOT**
KT & I CO	BLOCK 10	LOT PT 8
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
E Z STOP INC	5014 CROSSTOWN EXPRESSWAY	CORPUS CHRISTI, TX 78415

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		AB,B,C,D,H	1,2
Yard						
Condition			X			
Utilities						
Electric			X		B,C,D,H	
Gas			X		B,C,D,H	
Water			X		B,C,D,H	
Roof						
Covering			X		C,D,H	
Walls						
Exterior			X		B,C,D,H	
Interior			X			
Ceilings			X			
Windows/Doors						
Secured			X		B,C,D,H	
Condition			X		B,C,D,H	
Foundation						
Exterior			X		B,C,D,H	
Interior			X			
Plumbing			X		B,C,D,H	
Electrical			X		B,C,D,H	

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING EASY ACCESS FOR ANIMALS, VAGRANTS, AND CRIMINAL ACTIVITY.

HAS BEEN WITHOUT WATER SINCE 10/03/2017 AND ELECTRICAL SINCE 10/01/2017

SIGNATURE: _____ DATE: 01/09/2019

MANUEL BUENTELLO, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 201 SUS Hwy 77 Bypass
Property Owner: EZ STOP INC Phone: _____
Owner's Address: 5014 Crosstown Expressway Phone: _____
Corpus Christi, TX 78415 Fax: _____

PLANNED DATE	ACTUAL DATE	ACTION
☐ 1-9-19	1-9-19	1. Identify structure unfit for human habitation.
☐ 1-9-19	1-9-19	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
☐ 1-9-19	1-9-19	☐ b. Photograph property with date stamp.
☐ 1-9-19	1-9-19	3. Determine ownership from county assessment & tax collection record.
☐ 1-9-19	1-9-19	4. Obtain legal description.
☐ 1-11-19	1-11-19	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
resend letter 2-12-2021	2-12-2021	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐		7. 2nd Notice Sent. (10 day response) (Optional)
☐ 4-20-2021	4-20-2021	8. If response is not received or is not adequate, proceed as follows:
☐ 4-20-2021	4-20-2021	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 4-20-2021	4-20-2021	1) Post affidavit in newspaper twice a week for one week
☐ 4-20-2021	4-20-2021	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐ _____ _____ 11. Within the Historical District. Meeting date to be heard by the Historical Development Board.

☐ _____ _____ 12. Photograph posted sign with date stamp.

☐ _____ _____ 13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of

☐ a. Location Map

☐ b. Photographs of the structure with date stamp

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

☐ _____ _____ 14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.

☐ _____ _____ 15. City Council adopts condemnation resolution.

☐ _____ _____ 16. File Notice of Condemnation with the County Clerk.

☐ _____ _____ 17. Send owner(s) & other vested interests the following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

☐ _____ _____ 18. Post 45-day Order to Demolish on structure.

☐ a. Take photo with date stamp

☐ _____ _____ 19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.

☐ _____ _____ 20. Photograph posted notice with date stamp.

☐ _____ _____ 21. Notify utility companies to disconnect & remove services from structure for safe demolition.

☐ _____ _____ 22. Issue Notice to Proceed to Public Works Director and Demolition Crew.

☐ _____ _____ 23. Prepare demolition cost statement consisting of:

☐ a. Mailing fees

☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

KLEBERG COUNTY APPRAISAL DISTRICT
PROPERTY 13884 R
Legal Description
K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S FOOD MART #4)

OWNER ID 46007
OWNERSHIP 100.00%

PROPERTY APPRAISAL INFORMATION 2018
E Z STOP INC
5014 CROSSTOWN EXPRESSWAY
CORPUS CHRISTI, TX 78415

Entities	
CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values		
IMPROVEMENTS		104,780
LAND MARKET	+	101,250
MARKET VALUE	=	206,030
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	206,030
HS CAP LOSS	-	0
ASSESSED VALUE	=	206,030

290001008405192 Ref ID2: R13884 Map ID B1

ACRES:
EFF. ACRES:
APPR VAL METHOD: Cost

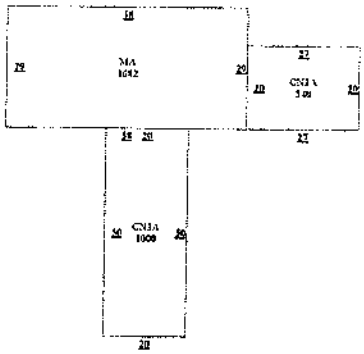
SITUS 201 S US HWY 77 BYPASS

GENERAL

UTILITIES		LAST APPR.	CT
TOPOGRAPHY		LAST APPR. YR	2018
ROAD ACCESS		LAST INSP. DATE	03/26/2018
ZONING	C2	NEXT INSP. DATE	
BUILDER			
NEXT REASON			

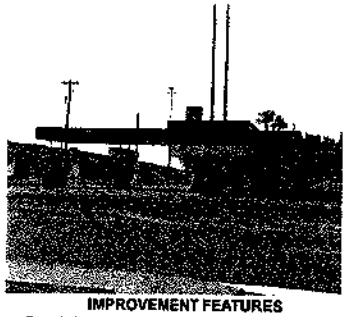
REMARKS: FOR 2018 UPDATE APPR CHGS PER SITE INSP BY CT 3/26/18 5/23/18 JO --0 FOR 2015 NO VAL CHG TO ACCT PER APPR LR 12/9/14 MMG - FOR '14 REMOVE LAND ADJ PER AICUZ ADJ IS FOR

SKETCH for Improvement #1 (COMMERCIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
02/22/1999	ROOF		A	5,865

SALE DT	PRICE	GRANTOR	DEED INFO
06/30/2003	*****	AYERS CITY STOP	ASMP WD / 261 / 717
07/15/2002	*****	MATRIX CAPITAL B	SPWD/VL / 239 / 820
01/22/2002	*****	MCMINN & CO INC	SBTR / 228 / 923

SUBD: S2900 100.00% NBHD:

IMPROVEMENT INFORMATION

L#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	C	CS2L/	1,642.0	59.11	1	1965	1965	G	99,420	50%	100%	100%	100%	100%	0.50	49,710
	CN3A	CN3A - CANOP	C	*/	1,000.0	12.90	1	1989	1989		12,900	90%	100%	100%	100%	100%	0.90	11,610
	CN3A	CN3A - CANOP	C	*/	540.0	12.90	1	1989	1989		6,970	90%	100%	100%	100%	100%	0.90	6,270
	CON	CONCRETE SLA	C	*/	16,920.0	3.14	1	0			53,130	70%	100%	100%	100%	100%	0.70	37,190
1.	COMMERCIAL		STCD: F1		20,142.0	Homesite: N					172,420							104,780

IMPROVEMENT FEATURES

Foundation	1	FD1	0
Exterior Wall	1	EW5	0
Roof Style		RT3,RM3	0
Plumbing	1	2	0
			0

SUBD: S2900 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	F1		SQ450	F1	N	SQ	22,500.0000 SQ	4.50	101,250	1.00	1.00	A	101,250	NO			0.00	0
													101,250					0

Effective Date of Appraisal: January 1 Date Printed: 01/10/2019 08:47:07AM by NORMAA

True Automation, Inc.

Prop ID	Owner	%	Legal Description			Values		
16550	59230	100.00 R	**Geo: 290001008308192**	Effective Acres: 0.000000	Imp HS:	0	Market:	10,580
ESQUIVEL LUIS			K T & I CO, BLOCK 10, LOT PT 8, (W PT SYM I) (60 X 391.6)		Imp NHS:	0	Prod Loss:	0
1009 FAIR PARK BLVD					Land HS:	0	Appraised:	10,580
HARLINGEN, TX 78550-2300				Acres:	0.0000 Land NHS:	10,580	Cap:	0
			State Codes: C1	Map ID:	B1 Prod Use:	0	Assessed:	10,580
			Situs: 1824 E KING TX	Mtg Cd:	Prod Mkt:	0 Exemptions:		
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			10,580	0	10,580

15367	32740	100.00 R	**Geo: 290001008382192**	Effective Acres: 0.000000	Imp HS:	0	Market:	1,095,510
RESTWELL CORP			K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G-J), (ECONO LODGE)		Imp NHS:	969,430	Prod Loss:	0
221 S US HIGHWAY 77 BYP					Land HS:	0	Appraised:	1,095,510
KINGSVILLE, TX 78363-4827				Acres:	0.0000 Land NHS:	126,080	Cap:	0
Agent: THOMAS FRANK L			State Codes: F1	Map ID:	B1 Prod Use:	0	Assessed:	1,095,510
			Situs: 221 S US HWY 77 BYPASS TX	Mtg Cd:	Prod Mkt:	0 Exemptions:		
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			1,095,510	0	1,095,510

4005289	50864	100.00 R	**Geo: 290001008383192**	Effective Acres: 0.000000	Imp HS:	0	Market:	561,820
CHANDAN HOSPITALITY LLC			K T & I CO, BLOCK 10, LOT PT 8, (EXECUTIVE INN), ACRES .588		Imp NHS:	531,080	Prod Loss:	0
% NAINESH GANDHI ETUX					Land HS:	0	Appraised:	561,820
2203 E KING AVE				Acres:	0.5880 Land NHS:	30,740	Cap:	0
KINGSVILLE, TX 78363-4810			State Codes: F1	Map ID:	B1 Prod Use:	0	Assessed:	561,820
			Situs: E KING TX	Mtg Cd:	Prod Mkt:	0 Exemptions:		
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			561,820	0	561,820

13884	46007	100.00 R	**Geo: 290001008405192**	Effective Acres: 0.000000	Imp HS:	0	Market:	184,080
E Z STOP INC			K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S		Imp NHS:	82,830	Prod Loss:	0
5014 CROSSTOWN EXPRESS			FOOD MART #4)		Land HS:	0	Appraised:	184,080
CORPUS CHRISTI, TX 78415				Acres:	0.0000 Land NHS:	101,250	Cap:	0
			State Codes: F1	Map ID:	B1 Prod Use:	0	Assessed:	184,080
			Situs: 201 S US HWY 77 BYPASS	Mtg Cd:	Prod Mkt:	0 Exemptions:		
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			184,080	0	184,080

37395	10116	100.00 R	**Geo: 290001010000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	137,760
KLEBERG COUNTY			K T & I CO, BLOCK 10, LOT PT 10, (BROOKSHIRE PARK #2),(E X E M P T),		Imp NHS:	101,760	Prod Loss:	0
PO BOX 72			ACRES 3.0		Land HS:	0	Appraised:	137,760
KINGSVILLE, TX 78364-0072				Acres:	3.0000 Land NHS:	36,000	Cap:	0
			State Codes: F1	Map ID:	B1 Prod Use:	0	Assessed:	137,760
			Situs: 1519 E KENEDY AVE TX	Mtg Cd:	Prod Mkt:	0 Exemptions:		EX-XV
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			137,760	137,760	0

15213	11206	100.00 R	**Geo: 290001010001192**	Effective Acres: 0.000000	Imp HS:	0	Market:	113,640
K I S D			K T & I CO, BLOCK 10, LOT PT 10, (E X E M P T), ACRES 9.47		Imp NHS:	0	Prod Loss:	0
PO BOX 871					Land HS:	0	Appraised:	113,640
KINGSVILLE, TX 78364-0871				Acres:	9.4700 Land NHS:	113,640	Cap:	0
			State Codes: E	Map ID:	B1 Prod Use:	0	Assessed:	113,640
			Situs:	Mtg Cd:	Prod Mkt:	0 Exemptions:		EX-XV
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			113,640	113,640	0

22828	61331	100.00 R	**Geo: 290001015301192**	Effective Acres: 0.000000	Imp HS:	0	Market:	15,600
CANTU ARCILIA P			K T & I CO, BLOCK 10, LOT PT 15, ACRES 1.95		Imp NHS:	0	Prod Loss:	0
220 N COUNTY ROAD 1070					Land HS:	0	Appraised:	15,600
KINGSVILLE, TX 78363				Acres:	1.9500 Land NHS:	15,600	Cap:	0
			State Codes: C1	Map ID:	B1 Prod Use:	0	Assessed:	15,600
			Situs: E CAESAR TX	Mtg Cd:	Prod Mkt:	0 Exemptions:		
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			15,600	0	15,600

STATEMENT OF ALL TAXES DUE

ACCT # 2-900-010-08405-192
DATE 01/10/2019
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT S YM J) (AMAN'S FOOD MART #4)

TOWN -
ACRES - .516

LOCATION- 201 S US HWY 77 BYPASS

Values

LAND MKT VALUE	101,250	IMPR/PERS MKT VAL	104,780
LAND AGR VALUE		MKT. BEFORE EXEMP	206,030
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

E Z STOP INC

5014 CROSSTOWN EXPRESSWAY

CORPUS CHRISTI TX 78415

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2018	6,628.01	.00	.00	6,628.01
	6,628.01	.00	.00	6,628.01

ACCT # 2-900-010-08405-192

TOTAL DUE 01/2019	**6,628.01**
TOTAL DUE 02/2019	7,091.96
TOTAL DUE 03/2019	7,224.53
TOTAL DUE 04/2019	7,357.08

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	1,610.02	.00	.00	1,610.02
CITY OF KINGSVILLE	1,710.05	.00	.00	1,710.05
KINGSVILLE ISD	3,129.39	.00	.00	3,129.39
SOUTH TX WATER AUTH	178.55	.00	.00	178.55

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	1,610.02
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	1,710.05
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	3,129.39
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	178.55
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	6,628.01

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

ND811-LRKC

Kleberg CAD

Property Search Results > 13884 E Z STOP INC for Year 2019

Property

Account

Property ID:	13884	Legal Description:	K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S FOOD MART #4)
Geographic ID:	290001008405192	Agent Code:	
Type:	Real		
Property Use Code:			
Property Use Description:			

Location

Address:	201 S US HWY 77 BYPASS	Mapsco:	
Neighborhood:		Map ID:	B1
Neighborhood CD:			

Owner

Name:	E Z STOP INC	Owner ID:	46007
Mailing Address:	5014 CROSSTOWN EXPRESSWAY CORPUS CHRISTI, TX 78415	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	$0	
(+) Improvement Non-Homesite Value:	+	$154,490	
(+) Land Homesite Value:	+	$0	
(+) Land Non-Homesite Value:	+	$101,250	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	$0	$0
(+) Timber Market Valuation:	+	$0	$0
(=) Market Value:	=	$255,740	
(–) Ag or Timber Use Value Reduction:	–	$0	
(=) Appraised Value:	=	$255,740	
(–) HS Cap:	–	$0	
(=) Assessed Value:	=	$255,740	

Taxing Jurisdiction

Improvement / Building

Improvement #1: COMMERCIAL **State Code:** F1 **Living Area:** 1682.0 sqft **Value:** $154,490

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	CS2L	EW5	1965	1682.0
CN3A	CN3A - CANOPY FOR COMMERCIAL	*		1989	1000.0
CN3A	CN3A - CANOPY FOR COMMERCIAL	*		1989	540.0
CON	CONCRETE SLAB COMMERCIAL	*		0	16920.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value

1	F1	F1	0.5165	22500.00	0.00	0.00	$101,250	$0

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2019	N/A	N/A	N/A	N/A	N/A	N/A
2018	$104,780	$101,250	0	206,030	$0	$206,030
2017	$82,830	$101,250	0	184,080	$0	$184,080
2016	$82,830	$101,250	0	184,080	$0	$184,080
2015	$82,830	$101,250	0	184,080	$0	$184,080
2014	$82,830	$101,250	0	184,080	$0	$184,080
2013	$82,830	$101,250	0	184,080	$0	$184,080
2012	$82,830	$101,250	0	184,080	$0	$184,080
2011	$82,830	$101,250	0	184,080	$0	$184,080
2010	$82,830	$101,250	0	184,080	$0	$184,080
2009	$82,830	$101,250	0	184,080	$0	$184,080
2008	$82,830	$101,250	0	184,080	$0	$184,080
2007	$82,830	$101,250	0	184,080	$0	$184,080
2006	$82,830	$101,250	0	184,080	$0	$184,080
2005	$82,830	$101,250	0	184,080	$0	$184,080

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	6/30/2003	ASMP WD	ASSUMPTION WD	AYERS CITY STOP INC	E Z STOP INC	261	717	0
2	7/15/2002	SPWD/VL	SPECIAL WARRANTY DEED WITH VENDORS LEIN	MATRIX CAPITAL BANK	AYERS CITY STOP INC	239	820	0
3	1/22/2002	SBTR	SUBSTITUTE TRUSTEE'S DEED	MCMINN & CO INC	MATRIX CAPITAL BANK	228	923	0

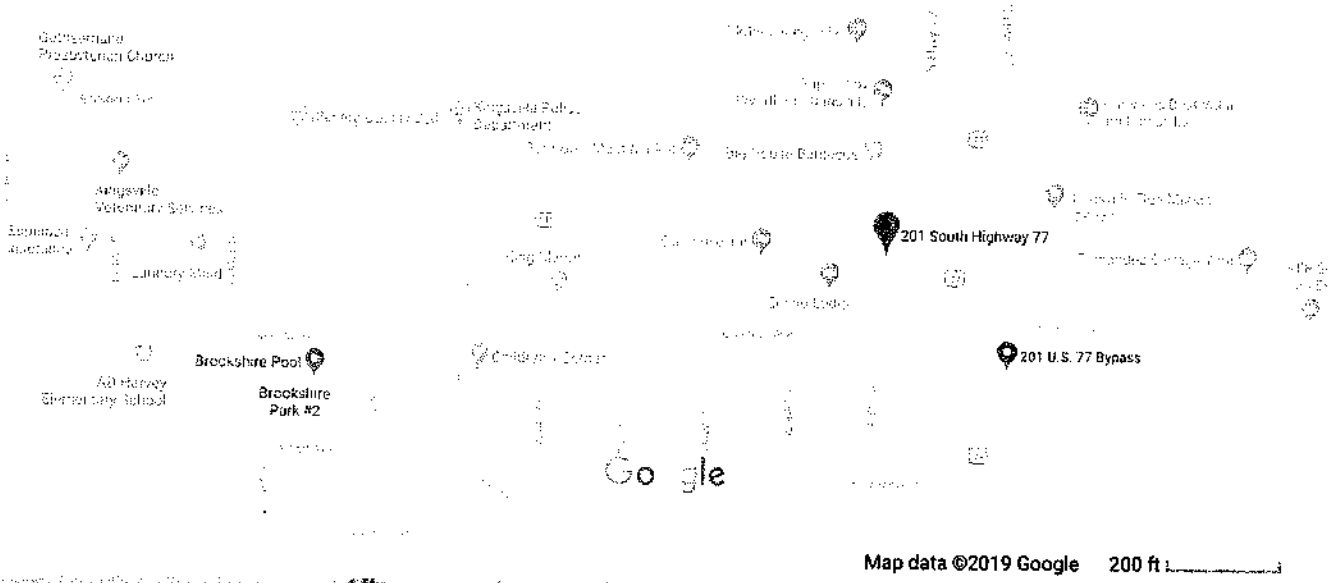
Questions Please Call (361) 595-5775

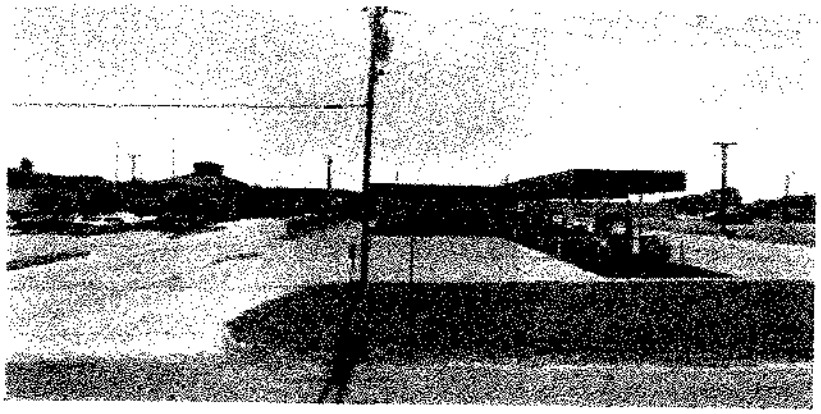
Website version: 1.2.2.14

Database last updated on: 1/8/2019 8:21 PM

© N. Harris Computer Corporation

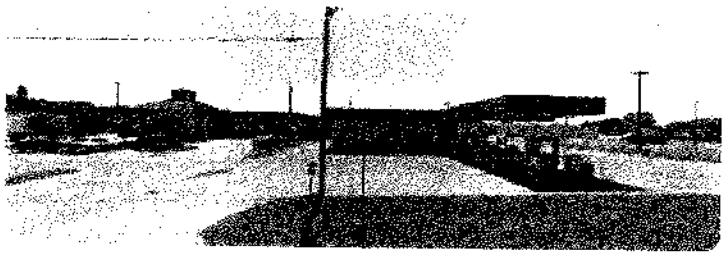
Google Maps 201 S Hwy 77





201 S Hwy 77

Kingsville, TX 78363



CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

JANUARY 11, 2019

E Z STOP, INC
5014 CROSSTOWN EXPRESS
CORPUS CHRISTI, TX 78415

Re: KT & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S FOOD MART#4) 201 S US HWY 77 BYPASS

Dear Sir or Madam:

It has been determined that the structure at **201 S US HWY 77 BYPASS** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by

virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

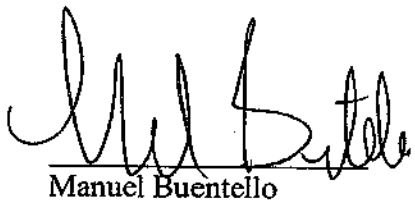
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Manuel Buentello
Building Official

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
201 S Us Hwy 77 Bypass		Maryann Trejo
LEGAL DESCRIPTION	**BLOCK**	**LOT**
KT & I CO	10	PT 8
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
EZ Stop Inc	5014 Crosstown Expressway	Corpus Christi, TX 78415

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building			X		AB,B,C,D,H,L,MI	1,2,5
Condition						
Yard			X		OV,H	
Condition						
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X			
Walls						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Ceilings			X		AB,B,C,D,H,L,MI	
Windows/Doors						
Secured			X		AB,B,C,D,H,L,MI	
Condition			X			
Foundation						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Plumbing			X			
Electrical			X			

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

Found theoverall condition to be in severe and hazardous state of disrepair. It is unsecured and very dangerous allowing easy access for animals, vagrants and criminal acativity

HAS BEEN WITHOUT WATER SINCE 10/03/17 AND ELECTRICAL SINCE no service

SIGNATURE: _____ DATE: 2-10-21

CITY OF KINGSVILLE BUILDING OFFICIAL

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY 13884 R

Legal Description
K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J)
(AMAN'S FOOD MART #4)

Ref ID2: R13884
290001008405192 Map ID B1

SITUS 201 S US HWY 77 BYPASS TX

PROPERTY APPRAISAL INFORMATION 2020

OWNER ID 46007
E Z STOP INC
5014 CROSSTOWN EXPRESSWAY
CORPUS CHRISTI, TX 78415

OWNERSHIP 100.00%

ACRES:
EFF. ACRES:

APPR VAL METHOD: Cost

Entities	
CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

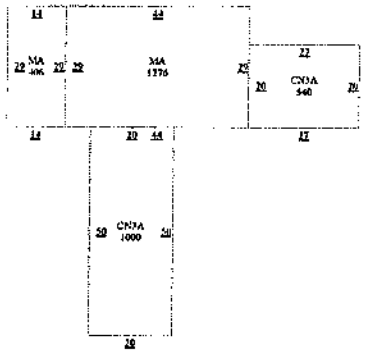
Values		
IMPROVEMENTS		70,820
LAND MARKET	+	101,250
MARKET VALUE	=	172,070
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	172,070
HS CAP LOSS	-	0
ASSESSED VALUE	=	172,070

GENERAL

UTILITIES		LAST APPR.	CT
TOPOGRAPHY		LAST APPR. YR	2020
ROAD ACCESS		LAST INSP. DATE	07/20/2020
ZONING	C2	NEXT INSP. DATE	
BUILDER			
NEXT REASON			

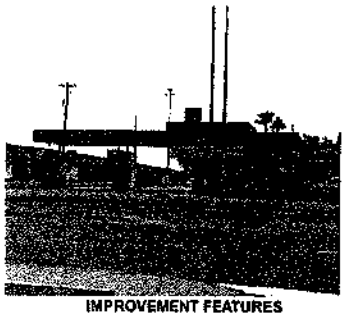
REMARKS FOR '20 ADD PHY FOR MANY REPAIRS PER CT - SEE INR #2020-467 7/20/20 JO -- FOR '20 TAX PAYER DID NOT APPEAR FOR PROTEST HEARING - SEE FNS #2020-365 7/10/20 MMG --

SKETCH for Improvement #1 (COMMERCIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
02/22/1999	ROOF		A	5,865

SALE DT	PRICE	GRANTOR	DEED INFO
06/30/2003		AYERS CITY STOP	ASMP WD / 261 / 717
07/15/2002		MATRIX CAPITAL B	SPWD/VL / 239 / 820
01/22/2002		MCMINN & CO INC	SBTR / 228 / 923

SUBD: S2900 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	C	CS2L/	1,276.0	59.11	1	1965	1995	*	75,420	53%	80%	100%	100%	100%	0.42	31,980
	CN3A	CN3A - CANOP	C	7/	1,000.0	12.90	1	1989	1995	*	12,900	53%	50%	100%	100%	100%	0.27	3,420
	CN3A	CN3A - CANOP	C	7/	540.0	12.90	1	1989	1995	*	6,970	53%	50%	100%	100%	100%	0.27	1,850
	CON	CONCRETE SLA	C	4/	16,920.0	3.29	1	1989	2013	*	55,670	68%	90%	100%	100%	100%	0.54	30,280
	MA	MAIN AREA	C	SG2L/	406.0	30.55	1	1965	1995	*	12,400	53%	50%	100%	100%	100%	0.27	3,290
1.	COMMERCIAL		STCD: F1		20,142.0		Homesite: N				163,360							70,820

IMPROVEMENT FEATURES

Foundation	1	FD1	0
Exterior Wal	1	EW5	0
Roof Style		RT3,RM3	0
Plumbing	1	2	0
			0

SUBD: S2900 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	P1		SQ450	F1	N	SQ	22,500.0000 SQ	4.50	101,250	1.00	1.00	A	101,250	NO			0.00	0
													101,250					0

Effective Date of Appraisal: January 1 Date Printed 08/04/2020 09:07:05AM by VICKI

STATEMENT OF ALL TAXES DUE

ACCT # 4-900-010-08415-192
DATE 02/23/2021
JL

MARIA V. VALADEZ, TAC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

REF #290001008405192 PROP TYPE-L1
PCT OWNER-

TOWN -
ACRES -
LOCATION- 201 S US HWY 77

Values

LAND MKT VALUE		IMPR/PERS MKT VAL	27,220
LAND AGR VALUE		MKT. BEFORE EXEMP	27,220
		LIMITED TXBL. VAL	
EXEMPTIONS GRANTED:	NONE	SUIT NO.	8112C

HONG CHIN SU

201 S US HIGHWAY 77 BYP

KINGSVILLE TX 78363-4827

	LEVY	REN-PEN	P&I	ATTY FEES	AMT DUE
TAXES 2014	868.68	.00	738.37	321.40	1,928.45
TAXES 2015	887.19	88.72	712.41	337.66	2,025.98
TAXES 2016	890.87	89.09	597.77	315.55	1,893.28
TAXES 2017	882.27	88.23	475.54	289.20	1,735.24
	3,529.01	266.04	2,524.09	1,263.81	7,582.95

ACCT # 4-900-010-08415-192

TOTAL DUE 02/2021	**7,582.95**
TOTAL DUE 03/2021	7,628.53
TOTAL DUE 04/2021	7,674.08
TOTAL DUE 05/2021	7,719.58

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	REN-PEN	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	866.58	66.38	618.47	310.28	1,861.71
CITY OF KINGSVILLE	917.00	68.79	656.35	328.42	1,970.56
KINGSVILLE ISD	1,653.76	124.02	1,183.66	592.28	3,553.72
SOUTH TX WATER AUTH	91.67	6.85	65.61	32.83	196.96

TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR ..... .00

ATTY DAT 07/26/2019

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

JD811-LRKC

Prop ID	Owner	%	Legal Description	Values
13884	46007	100.00 R	**Geo: 290001008405192**	Effective Acres: 0.000000 Imp HS: 0 Market: 172,070
E Z STOP INC			K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S	Imp NHS: 70,820 Prod Loss: 0
5014 CROSSTOWN EXPRESS			FOOD MART #4)	Land HS: 0 Appraised: 172,070
CORPUS CHRISTI, TX 78415			Acres:	0.0000 Land NHS: 101,250 Cap: 0
			State Codes: F1 Map ID:	B1 Prod Use: 0 Assessed: 172,070
			Situs: 201 S US HWY 77 BYPASS TX Mtg Cd: DBA:	Prod Mkt: 0 Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			172,070	0	172,070

Prop ID	Owner	%	Legal Description	Values
37395	10116	100.00 R	**Geo: 290001010000192**	Effective Acres: 0.000000 Imp HS: 0 Market: 178,950
KLEBERG COUNTY			K T & I CO, BLOCK 10, LOT PT 10, (BROOKSHIRE PARK #2),(E X E M P T),	Imp NHS: 142,950 Prod Loss: 0
PO BOX 72			ACRES 3.0	Land HS: 0 Appraised: 178,950
KINGSVILLE, TX 78364-0072			Acres:	3.0000 Land NHS: 36,000 Cap: 0
			State Codes: F1 Map ID:	B1 Prod Use: 0 Assessed: 178,950
			Situs: 1519 E KENEDY AVE TX Mtg Cd: DBA:	Prod Mkt: 0 Exemptions: EX-XV

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			178,950	178,950	0

Prop ID	Owner	%	Legal Description	Values
15213	11206	100.00 R	**Geo: 290001010001192**	Effective Acres: 0.000000 Imp HS: 0 Market: 75,760
K I S D			K T & I CO, BLOCK 10, LOT PT 10, (E X E M P T), (HARVEY SCHOOL),	Imp NHS: 0 Prod Loss: 0
PO BOX 871			ACRES 9.47	Land HS: 0 Appraised: 75,760
KINGSVILLE, TX 78364-0871			Acres:	9.4700 Land NHS: 75,760 Cap: 0
			State Codes: F1 Map ID:	B1 Prod Use: 0 Assessed: 75,760
			Situs: Mtg Cd: DBA:	Prod Mkt: 0 Exemptions: EX-XV

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			75,760	75,760	0

Prop ID	Owner	%	Legal Description	Values
22828	61331	100.00 R	**Geo: 290001015301192**	Effective Acres: 0.000000 Imp HS: 0 Market: 15,600
CANTU ARCILIA P			K T & I CO, BLOCK 10, LOT PT 15, ACRES 1.95	Imp NHS: 0 Prod Loss: 0
220 N COUNTY ROAD 1070				Land HS: 0 Appraised: 15,600
KINGSVILLE, TX 78363			Acres:	1.9500 Land NHS: 15,600 Cap: 0
			State Codes: C1 Map ID:	B1 Prod Use: 0 Assessed: 15,600
			Situs: E CAESAR TX Mtg Cd: DBA:	Prod Mkt: 0 Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			15,600	0	15,600

Prop ID	Owner	%	Legal Description	Values
14458	13528	100.00 R	**Geo: 290001016401192**	Effective Acres: 0.000000 Imp HS: 63,880 Market: 75,880
GARCIA ELIZA M			K T & I CO, BLOCK 10, LOT PT E/2 16	Imp NHS: 0 Prod Loss: 0
2102 E CAESAR AVE				Land HS: 12,000 Appraised: 75,880
KINGSVILLE, TX 78363-6621			Acres:	0.0000 Land NHS: 0 Cap: 0
			State Codes: A Map ID:	B1 Prod Use: 0 Assessed: 75,880
			Situs: 2102 E CAESAR Mtg Cd: DBA:	Prod Mkt: 0 Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			75,880	8,400	67,480

Prop ID	Owner	%	Legal Description	Values
15112	13996	100.00 R	**Geo: 290001016402192**	Effective Acres: 0.000000 Imp HS: 0 Market: 17,240
GARCIA LEOPOLDO III			K T & I CO, BLOCK 10, LOT PT E/2 16, ACRES 1.48	Imp NHS: 5,400 Prod Loss: 0
2102 E CAESAR AVE				Land HS: 0 Appraised: 17,240
KINGSVILLE, TX 78363-6621			Acres:	1.4800 Land NHS: 11,840 Cap: 0
			State Codes: F1 Map ID:	B1 Prod Use: 0 Assessed: 17,240
			Situs: 2104 E CAESAR AVE TX Mtg Cd: DBA:	Prod Mkt: 0 Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			17,240	0	17,240

Prop ID	Owner	%	Legal Description	Values
42577	10119	100.00 R	**Geo: 290001101000192**	Effective Acres: 361.140000 Imp HS: 0 Market: 41,400
YAKLIN GLENN			K T & I CO, BLOCK 11, LOT PT 1, PT 2, ACRES 22.85	Imp NHS: 0 Prod Loss: 0
600 E FM 628				Land HS: 0 Appraised: 41,400
RIVIERA, TX 78379-3579			Acres:	22.8500 Land NHS: 41,400 Cap: 0
			State Codes: E Map ID:	B1 Prod Use: 0 Assessed: 41,400
			Situs: E SANTA GERTRUDIS TX Mtg Cd: DBA:	Prod Mkt: 0 Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			41,400	0	41,400

Kleberg CAD

Property Search > 13884 E Z STOP INC for Year 2020

Tax Year: 2020

Property

Account

Property ID:	13884	Legal Description:	K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S FOOD MART #4)
Geographic ID:	290001008405192	Zoning:	C2
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	201 S US HWY 77 BYPASS TX	Mapsco:	
Neighborhood:		Map ID:	B1
Neighborhood CD:			

Owner

Name:	E Z STOP INC	Owner ID:	46007
Mailing Address:	5014 CROSSTOWN EXPRESSWAY CORPUS CHRISTI, TX 78415	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	$0	
(+) Improvement Non-Homesite Value:	+	$70,820	
(+) Land Homesite Value:	+	$0	
(+) Land Non-Homesite Value:	+	$101,250	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	$0	$0
(+) Timber Market Valuation:	+	$0	$0
(=) Market Value:	=	$172,070	
(–) Ag or Timber Use Value Reduction:	–	$0	
(=) Appraised Value:	=	$172,070	
(–) HS Cap:	–	$0	
(=) Assessed Value:	=	$172,070	

Taxing Jurisdiction

Owner: E Z STOP INC
% Ownership: 100.0000000000%
Total Value: $172,070

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	0.000000	$172,070	$172,070	$0.00
CKI	CITY OF KINGSVILLE	0.853040	$172,070	$172,070	$1,467.83
GKL	KLEBERG COUNTY	0.769500	$172,070	$172,070	$1,324.08
SKI	KINGSVILLE I.S.D.	1.518900	$172,070	$172,070	$2,613.57
WST	SOUTH TEXAS WATER AUTHORITY	0.086911	$172,070	$172,070	$149.55
	Total Tax Rate:	3.228351			

Taxes w/Current Exemptions:	$5,555.03
Taxes w/o Exemptions:	$5,555.02

Improvement / Building

Improvement #1: COMMERCIAL **State Code:** F1 **Living Area:** 1682.0 sqft **Value:** $70,820

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	CS2L	EW5	1965	1276.0
CN3A	CN3A - CANOPY FOR COMMERCIAL	*		1989	1000.0
CN3A	CN3A - CANOPY FOR COMMERCIAL	*		1989	540.0
CON	CONCRETE SLAB COMMERCIAL	*		1989	16920.0
MA	MAIN AREA	SG2L		1965	406.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	F1	F1	0.5165	22500.00	0.00	0.00	$101,250	$0

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	$70,820	$101,250	0	172,070	$0	$172,070
2019	$99,350	$101,250	0	200,600	$0	$200,600
2018	$104,780	$101,250	0	206,030	$0	$206,030
2017	$82,830	$101,250	0	184,080	$0	$184,080
2016	$82,830	$101,250	0	184,080	$0	$184,080
2015	$82,830	$101,250	0	184,080	$0	$184,080
2014	$82,830	$101,250	0	184,080	$0	$184,080
2013	$82,830	$101,250	0	184,080	$0	$184,080
2012	$82,830	$101,250	0	184,080	$0	$184,080
2011	$82,830	$101,250	0	184,080	$0	$184,080
2010	$82,830	$101,250	0	184,080	$0	$184,080
2009	$82,830	$101,250	0	184,080	$0	$184,080
2008	$82,830	$101,250	0	184,080	$0	$184,080
2007	$82,830	$101,250	0	184,080	$0	$184,080
2006	$82,830	$101,250	0	184,080	$0	$184,080

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	6/30/2003	ASMP WD	ASSUMPTION WD	AYERS CITY STOP INC	E Z STOP INC	261	717	0
2	7/15/2002	SPWD/VL	SPECIAL WARRANTY DEED WITH VENDORS LEIN	MATRIX CAPITAL BANK	AYERS CITY STOP INC	239	820	0
3	1/22/2002	SBTR	SUBSTITUTE TRUSTEE'S DEED	MCMINN & CO INC	MATRIX CAPITAL BANK	228	923	0

Tax Due

Property Tax Information as of 08/06/2020

Amount Due if Paid on:

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due

NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

Questions Please Call (361) 595-5775

Website version: 1.2.2.31 Database last updated on: 8/5/2020 8:17 PM © N. Harris Computer Corporation

Kleberg CAD

Property Search > 13884 E Z STOP INC for Year 2020

Tax Year: 2020

Property

Account

Property ID:	13884	Legal Description:	K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S FOOD MART #4)
Geographic ID:	290001008405192	Zoning:	C2
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	201 S US HWY 77 BYPASS TX	Mapsco:	
Neighborhood:		Map ID:	B1
Neighborhood CD:			

Owner

Name:	E Z STOP INC	Owner ID:	46007
Mailing Address:	5014 CROSSTOWN EXPRESSWAY CORPUS CHRISTI, TX 78415	% Ownership:	100.0000000000%
		Exemptions:	

Values

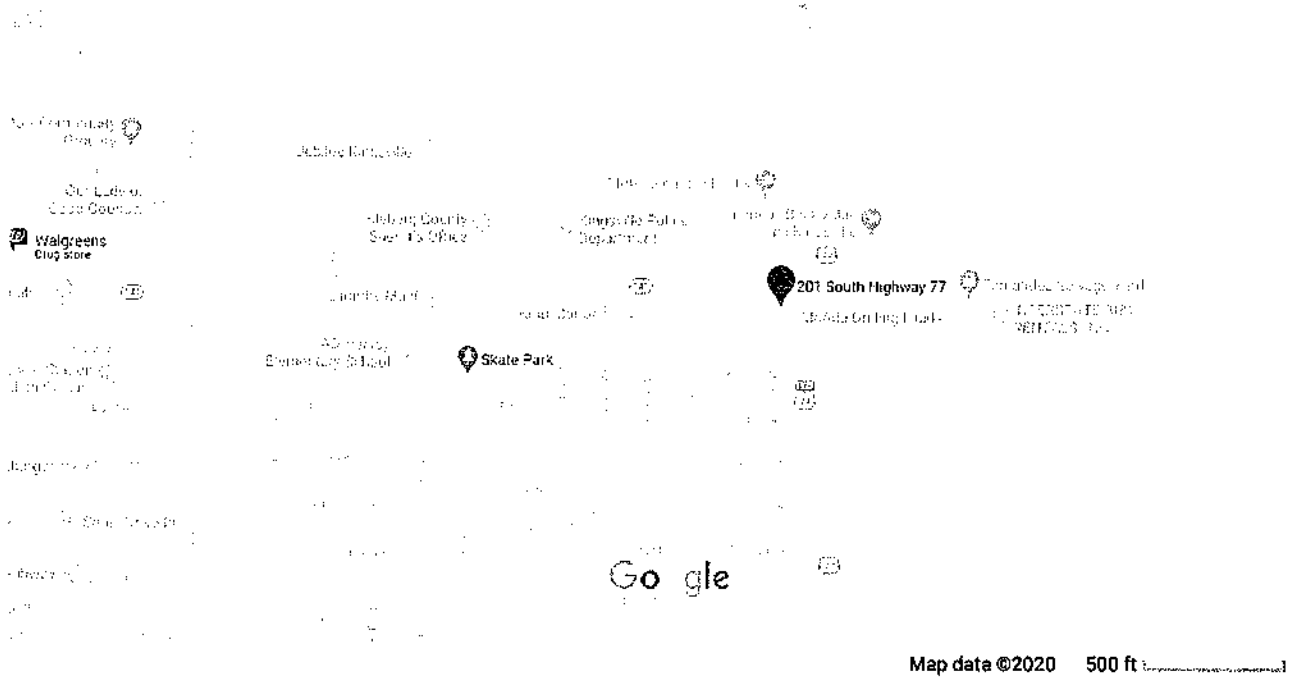
(+) Improvement Homesite Value:	+	$0	
(+) Improvement Non-Homesite Value:	+	$70,820	
(+) Land Homesite Value:	+	$0	
(+) Land Non-Homesite Value:	+	$101,250	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	$0	$0
(+) Timber Market Valuation:	+	$0	$0
(=) Market Value:	=	$172,070	
(–) Ag or Timber Use Value Reduction:	–	$0	
(=) Appraised Value:	=	$172,070	
(–) HS Cap:	–	$0	
(=) Assessed Value:	=	$172,070	

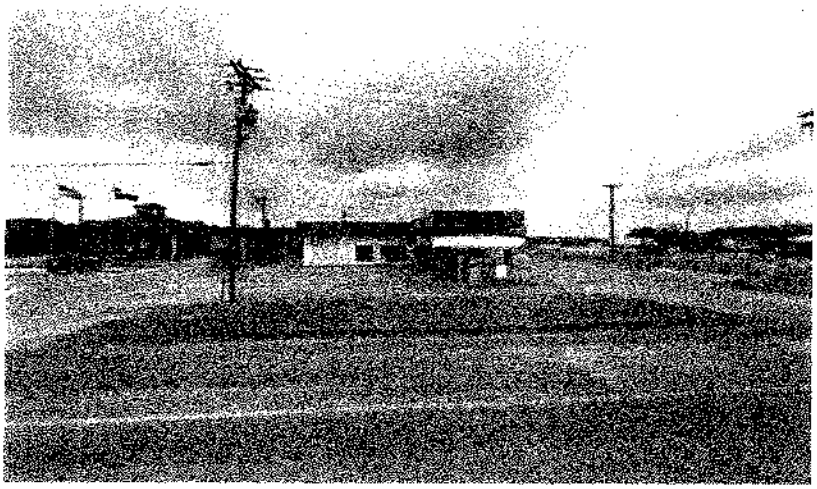
Taxing Jurisdiction

Owner: E Z STOP INC
% Ownership: 100.0000000000%
Total Value: $172,070

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	0.000000	$172,070	$172,070	$0.00
CKI	CITY OF KINGSVILLE	0.853040	$172,070	$172,070	$1,467.83
GKL	KLEBERG COUNTY	0.769500	$172,070	$172,070	$1,324.08
SKI	KINGSVILLE I.S.D.	1.518900	$172,070	$172,070	$2,613.57

Google Maps 201 S Hwy 77





201 S Hwy 77

Kingsville, TX 78363

Building

Directions Save Nearby Send to your phone Share

Photos



Tax Year: 2021 - Values not available

Account

Property ID:	13884	Legal Description:	K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S FOOD MART #4)
Geographic ID:	290001008405192	Zoning:	C2
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	201 S US HWY 77 BYPASS TX	Mapsco:	
Neighborhood:		Map ID:	B1
Neighborhood CD:			

Owner

Name:	E Z STOP INC	Owner ID:	46007
Mailing Address:	5014 CROSSTOWN EXPRESSWAY CORPUS CHRISTI, TX 78415	% Ownership:	100.0000000000%
		Exemptions:	

(+) Improvement Homesite Value:	+	N/A
(+) Improvement Non-Homesite Value:	+	N/A
(+) Land Homesite Value:	+	N/A

STATEMENT OF ALL TAXES DUE

ACCT # 2-900-010-08405-192
DATE 02/23/2021
JL

MARIA V. VALADEZ, TAC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

K T & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT S YM J) (AMAN'S FOOD MART #4)

PROP TYPE-F1F1
PCT OWNER-

TOWN -
ACRES - .516

LOCATION- 201 S US HWY 77 BYPASS

Values

LAND MKT VALUE	101,250	IMPR/PERS MKT VAL	70,820
LAND AGR VALUE		MKT. BEFORE EXEMP	172,070
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

E Z STOP INC

5014 CROSSTOWN EXPRESSWAY

CORPUS CHRISTI TX 78415

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2020	.00	.00	.00	.00
	.00	.00	.00	.00

ACCT # 2-900-010-08405-192

TOTAL DUE 02/2021	.00
TOTAL DUE 03/2021	.00
TOTAL DUE 04/2021	.00
TOTAL DUE 05/2021	.00

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	.00	.00	.00	.00
CITY OF KINGSVILLE	.00	.00	.00	.00
KINGSVILLE ISD	.00	.00	.00	.00
SOUTH TX WATER AUTH	.00	.00	.00	.00

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	1,351.54
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	1,466.17
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	2,613.57
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	149.55
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	5,580.83

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

ID811-LRKC

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

FEBRUARY 12, 2021

E Z STOP INC
5014 CROSSTOWN EXPRESSWAY
CORPUS CHRISTI, TX 78415

Re: KT & I CO, BLOCK 10, LOT PT 8, (PT SYM G & S PT SYM J) (AMAN'S FOOD MART #4) 201 S US HWY 77 BYPASS

Dear Sir or Madam:

It has been determined that the structure at **201 S US HWY 77 BYPASS** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by

virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

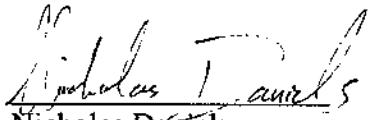
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Nicholas Daniels
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 2732

APRIL 20, 2021

E Z STOP, INC
5014 CROSSTOWN EXPRESSWAY
CORPUS CHRISTI, TX 78415

Re: **HEARING FOR PROPERTY AT 201 S US HWY 77 BYPASS**

Dear Sir or Madam:

On January 11, 2019, a letter was sent from the City of Kingsville stating that your property located at **201 S US HWY 77 BYPASS** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MAY 24, 2021** at **5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for **MAY 24, 2021**.

The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Nicholas Daniels
Building Official

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5:00 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
816 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

Community Events Calendar May

Saturday, May 1

• Learn about local resources and services at the Community Resource Drive-Thru from 10 a.m. to noon at Boys & Girls Club of Alice parking lot, 793 S. Texas Blvd. in Alice. Free giveaways.

Monday, May 3

• Celebrate Recovery! Twelve step program centered on Jesus Christ is now open to the community. The group meets every Monday evening at 6:30 p.m. for a light meal, 7 p.m. large group and 7:30 p.m. for small groups at 515 E. General Cavazos Blvd. in the Fellowship Hall.

• Be A Champion Free Grab & Go Kids' Meals in partnership with 12th St. Gym are available from 4:30 to 6 p.m. at 525 S. 12th St. in Kingsville. All meals are available to all children 18 years of age and younger. The meals are complete ready to eat meals that are individually packaged. Meals are picked up by drive thru and are distributed on a first come - first serve basis, while meals last. If child is not present, bring one of the following forms of ID: letter from school proving enrollment, report card, school ID, official attendance record or birth certificate. For more information, call (281) 833-3129.

Wednesday, May 5

• The Kingsville Noon Lions Club will sponsor an event "Scammers and Hackers" (it could happen to you), presented by Kingsville Police Department Officers Justin Dodd and Bradley Like. Reserved seating. For more information or to reserve a seat, call Rev. Battle at (361) 455-9641 or Irma Hulen at (956) 245-2495. COVID-19 precautions observed.

Thursday, May 6

• National Day of Prayer will be held at 12 p.m. in front of the Kleberg County Courthouse steps. With the permission of Judge Rudy Madrid and Mayor Sam Fugate, this event will be hosted by the City of Kingsville.

Saturday, May 8

• Kingsville Garden Club Plant Exchange will be from 9 a.m. to 12 p.m. at Kleberg Bank.

Tuesday, May 11

• Kingsville ISD school board meeting is scheduled for 5:30 p.m. at KISD Administration Building Board Room.

Wednesday, May 19

• Ricardo ISD school board will hold a regular board meeting at 7 p.m. For more information, go to ricardoisd.us.

Continuing through May

• Kingsville Kleberg Health Department Animal Control & Care Center is offering $10 adoption fees for dogs and cats looking for a forever home. If interested in meeting any of the shelter animals, call (361) 592-3324 to schedule an appointment.

• The Bishop Police Department will host a Department Bicycle Registration Program at no cost to the public. For more information on how to register your bicycle, call the Bishop Police Department Communications non-emergency line at (361) 394-2443.

• The Robert J. Kleberg Public Library in Kingsville invites all Kenedy County residents to come in and sign-up for a new library card or renew an existing card. The Kenedy County Commissioners Court have underwritten the annual non-resident fees for a library card for calendar year 2021. Library card registration is open until Dec. 31, 2021. Residents can apply by visiting the library at 220 N. 4th St. in Kingsville. The library's hours are from 8 a.m. to 6 p.m. Tuesday through Friday and 9 a.m. to 1 p.m. on Saturday. The library is closed on Sundays and Mondays. Current members who have lost or misplaced their library card can pay $3 for a replacement. For more information, call (361) 592-6381.

• Free fixed COVID-19 testing will be available six days a week. The site is open from 9 a.m. to 4 p.m. Tuesdays and Thursdays at the City of Kingsville Health Department at 3421 N. Farm to Market 1355. Pre-registration is available at GoGetTested.com or register on-site.

To submit a community event, email it to circulation@kingsvillerecord.com by 5 p.m. Monday for the Thursday newspaper edition.

This section is sponsored by Allison Strauss, Attorney at Law, PLLC

Saenz elected president of National Community Pharmacy Association



Alvaro Rene Saenz

Alvaro Rene Saenz, a 2016 alumnus of Santa Gertrudis Academy, has been elected president of the National Community Pharmacy Association for the 2021-2022 school year.

Saenz, the quarterback of the Lions football team while in high school, is completing his first year as a Doctor of Pharmacy candidate at The University of the Incarnate Word-Feik Pharmacy School. He was graduated in 2019 from The University of Mary Hardin-Baylor where he received a bachelor's degree in Biochemistry.

Alvaro is the son of Armando and Zaida Saenz from Benavides, Texas.



Celebrating Earth Day

Pre-K3 through second grade students at Santa Gertrudis School Ranch Campus celebrated Earth Day on April 22 with a variety of activities. One activity was planting a lilac tree in memory of their PreK3 aid, Mrs. Ruiz, who passed away earlier this year. A fingerprint rock garden was also made in her honor. In addition to the dedication to Mrs Ruiz, the children celebrated by planting barrels of wild flowers around the campus, along with Earth Day crafts. (Courtesy photo)

Pet of the Week

Helping animals find "furever" homes.



Meet 'Evelyn'

Meet Evelyn, she loves attention and head scratches. Her personality is so sweet and friendly. Evelyn has a special left ear but hears all the special coos you give her. Up-to-date on vaccines, neutered and FIV/leukemia negative. For more information or an adoption application, call or text (361) 516-1456 or email: animalrescuekleberg@yahoo.com.

The Pet of the Week section is sponsored by Mailhouse Liquor.

John Andrew
Construction Services
• Land Clearing • Tree Removal • Demolition • Sea Walls • Fishing Piers • Docks • New Homes • Remodeling • Additions • Roofing • Concrete Work
Rio Grande Valley (956) 367-1446
Coastal Bend (361) 389-5441

NOW OPEN!
Mailhouse Liquor
Kingsville Newest Liquor Store!
1701 Brahma Blvd
Kingsville, Texas, 78363
(361) 221-8118
*Proud supporters of Pet of the Week

Allison Strauss
Attorney at Law, PLLC
100 E. Kleberg Ave., Suite 322
Kingsville, Texas 78363
allison@kingsvillelaw.com
www.kingsvillelaw.com
(361) 516-0034

Rates and Plans for Health Insurance Coverage are Changing!
New Income limits for 2020
BETTER PLANS AND PRICES MAY BE AVAILABLE!
Open Enrollment starts February 15, 2021
and runs through May 15, 2021
• We will help with selecting the best health insurance plan for you and your family.
• Help you apply for a tax subsidy to help pay ALL OR MOST of your health insurance premium.
• CALL, OR EMAIL TODAY TO SCHEDULE AN APPOINTMENT.
CHRISTUS Health Plan
Blue Cross Blue Shield of Texas
James B. Kirkpatrick, CLU
KIRKPATRICK & ASSOCIATES
1314 E. King St., Kingsville
(361) 592-4261 office • (361) 779-0858 cell
jameskdba@sbcglobal.net

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 6 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
616 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

EZ Stop, INC
504 Crosstown Expressway
Corpus Christi, TX 78415

9590 9402 4205 8121 3446 75

2. Article Number *(Transfer from service label)*

7011 1570 0003 3833 2732

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X E Z Stop Inc ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* FR 1527 C19 C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Mail
- ☐ Mail Restricted Delivery
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

(over $500)

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

EZ STOP, INC
5014 Crosstown Expwy
Corpus Christi, TX 78415

9590 9402 4205 8121 3434 25

2. Article N

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X Raquel Gonzalez ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* C. Date of Delivery

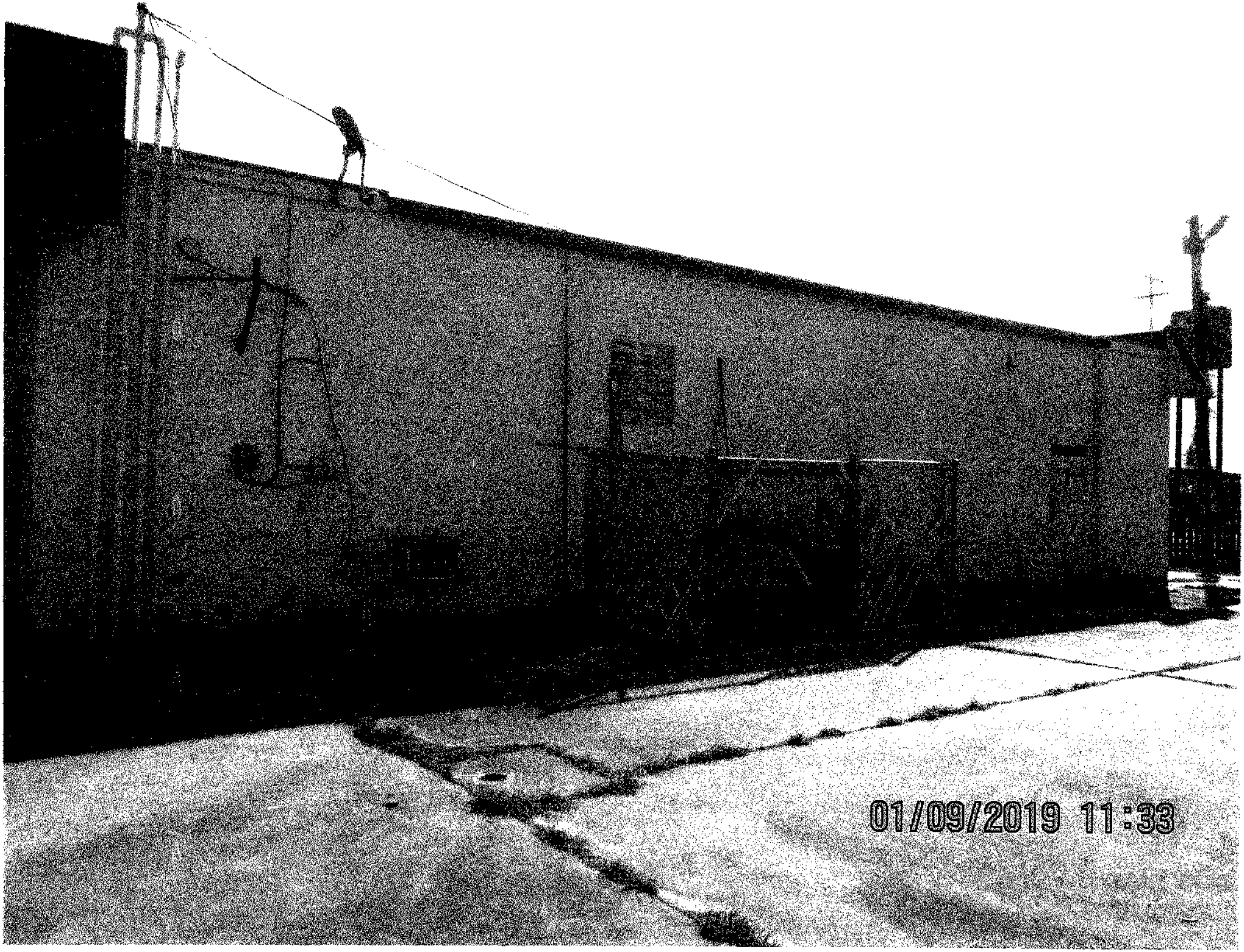
D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- onfirmation™
- onfirmation
- elivery

PS Form 3

Domestic Return Receipt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01/09/2019 11:34


01/09/2019 11:34

01/09/2019 11:35
6107/60/10

01/09/2019 09:11:56


EBT
For Sale
ABACO
361-884-1414
01/09/2019 11:37


01/09/2019 11:37


01/09/2019 11:37

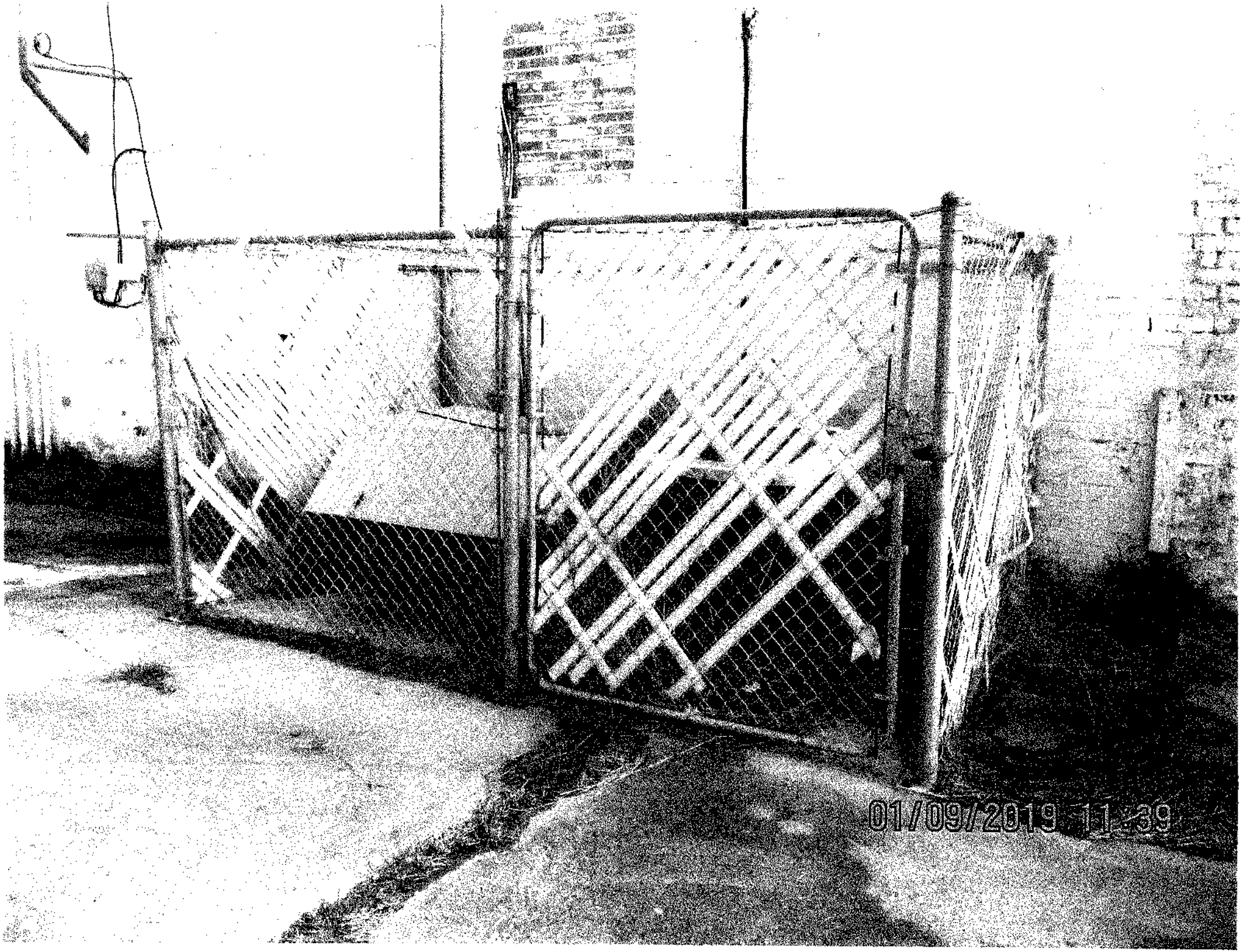
01/09/2019 13:38


01/09/2019 11:38

01/09/2019 11:38:38

01/09/2019 11:38
61027/60/10


01/09/2019 11:39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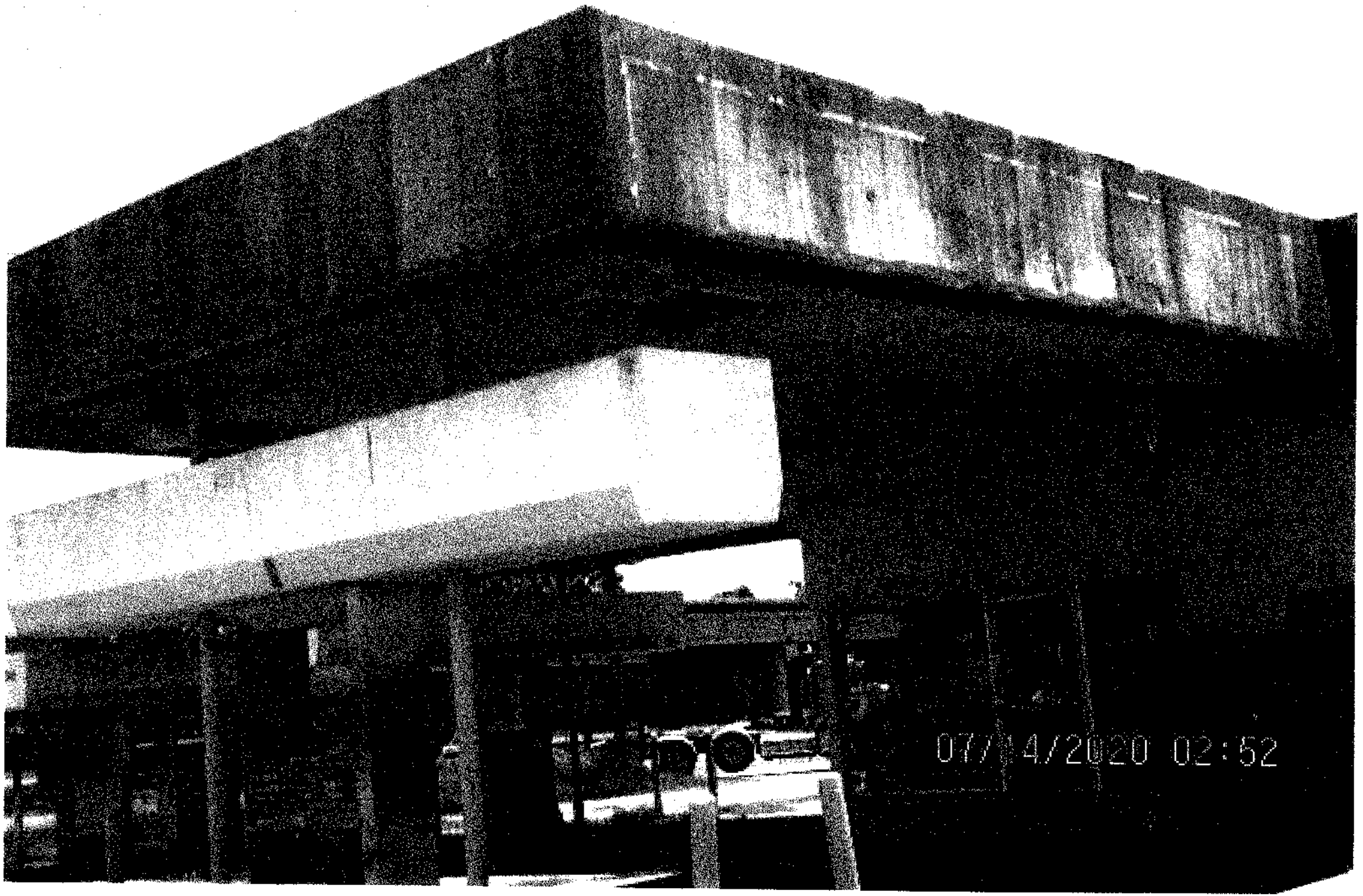
09 9/10
9/10
01/09/2019 11:40


07/14/2020 02:54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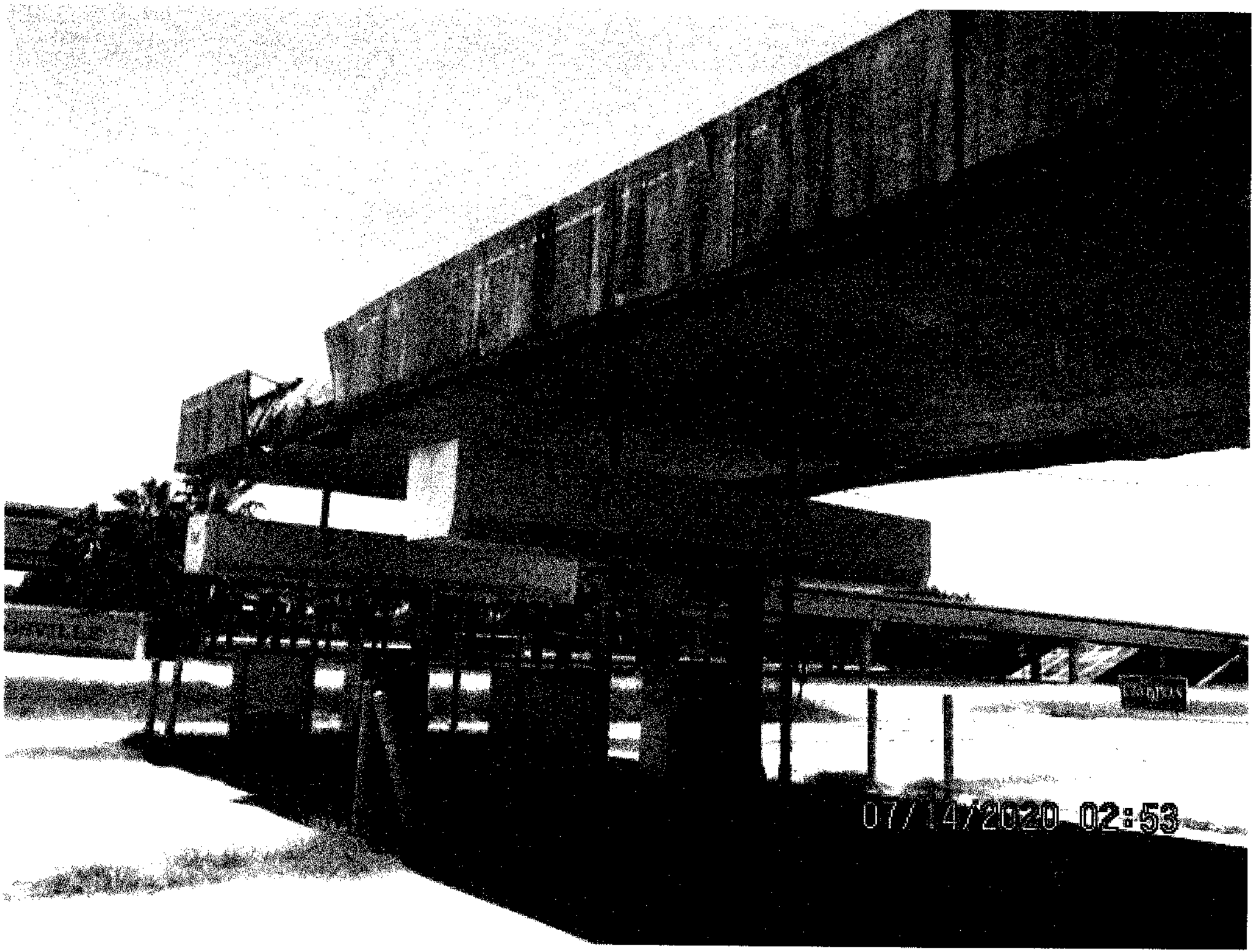
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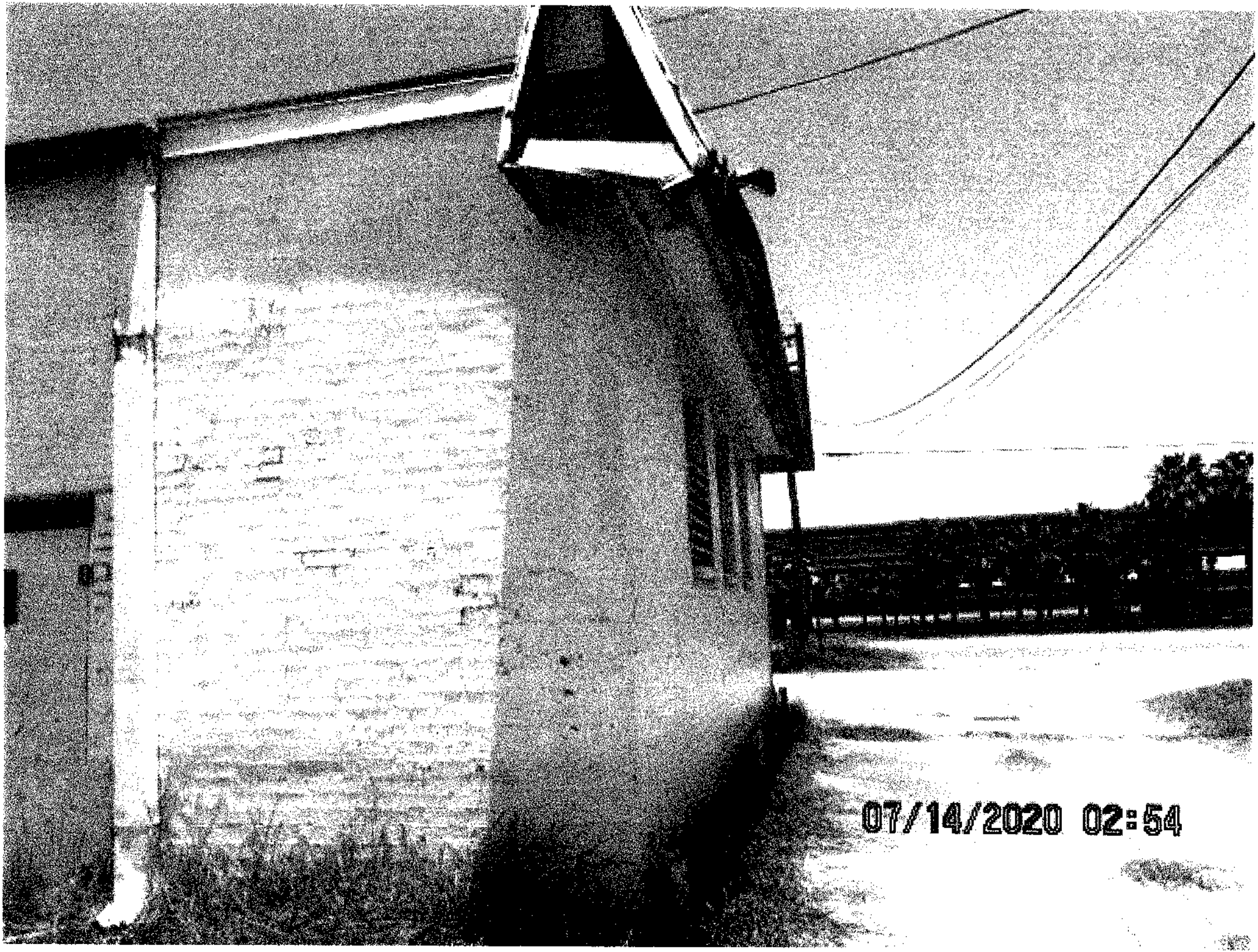
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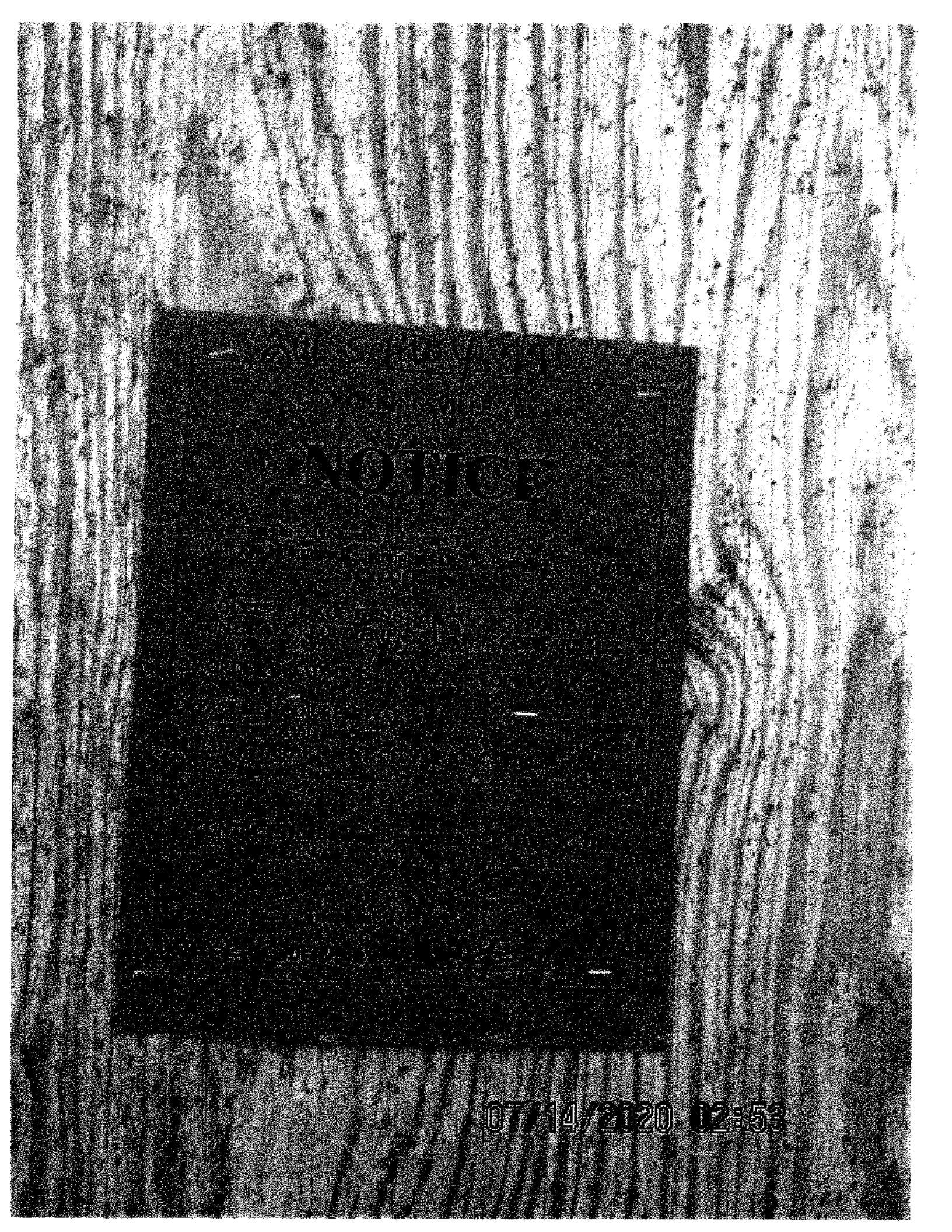
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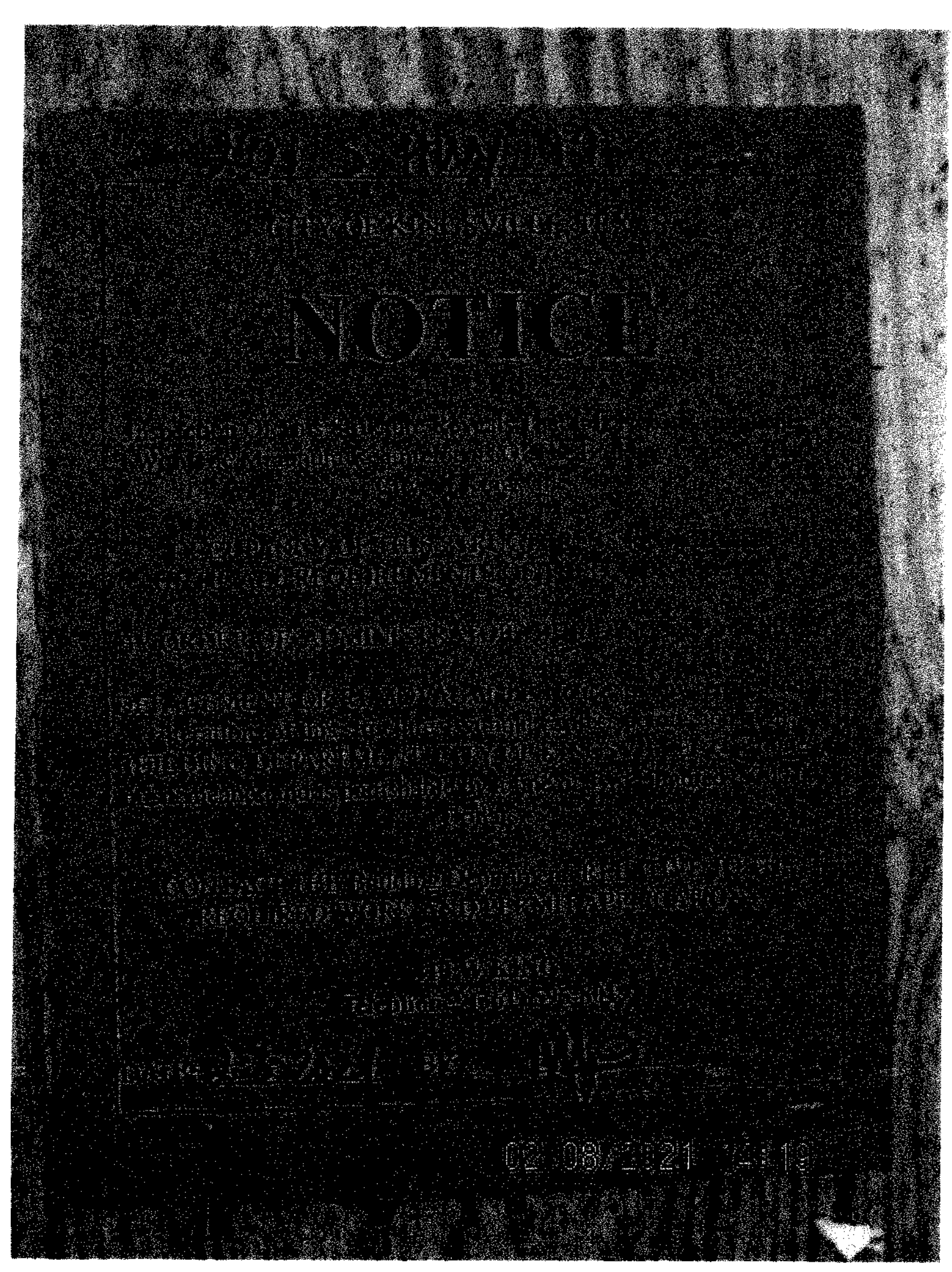
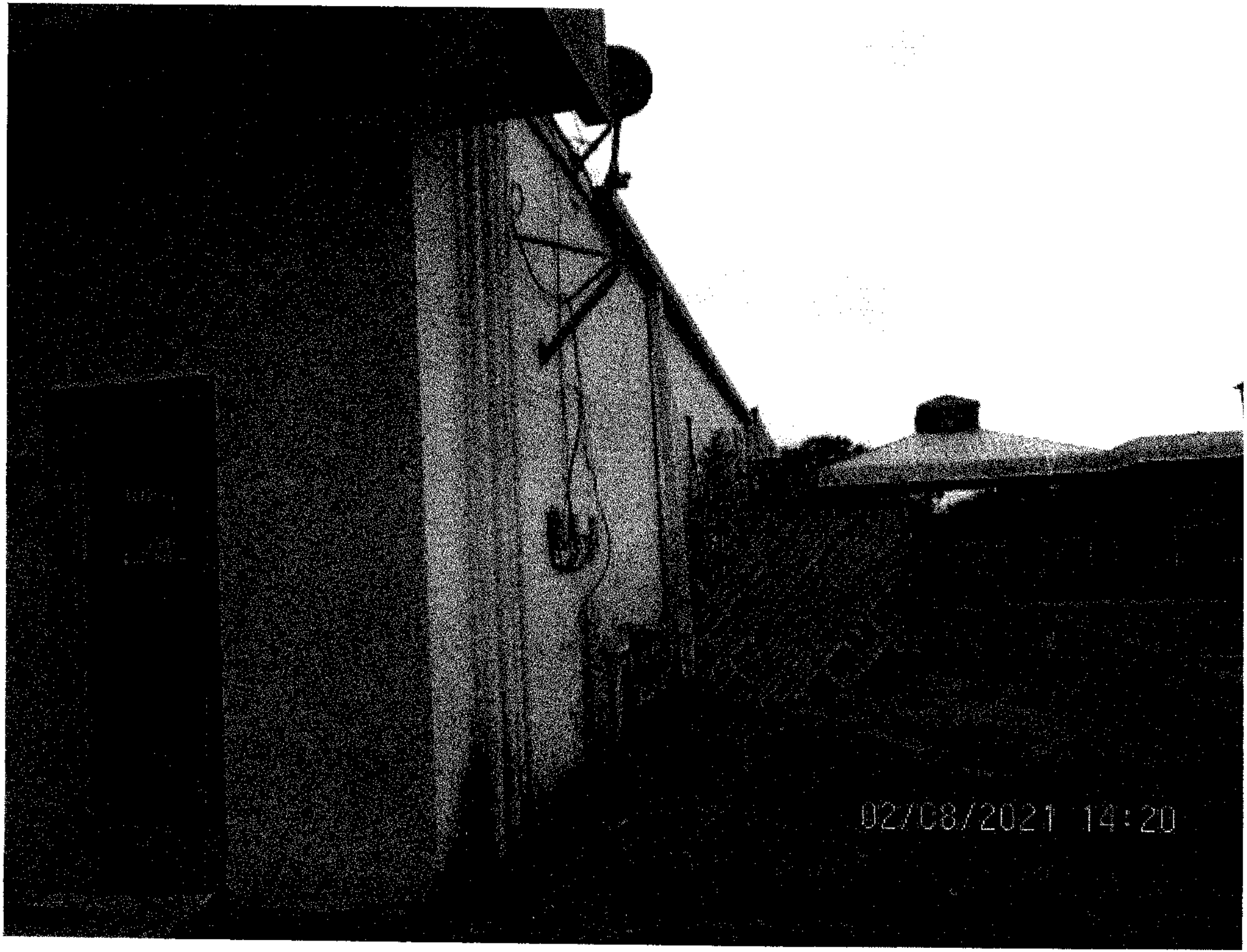
07/14/2020 02:53




KINGSVILLE
02/18/2021 14:19


02.03.2021 14:13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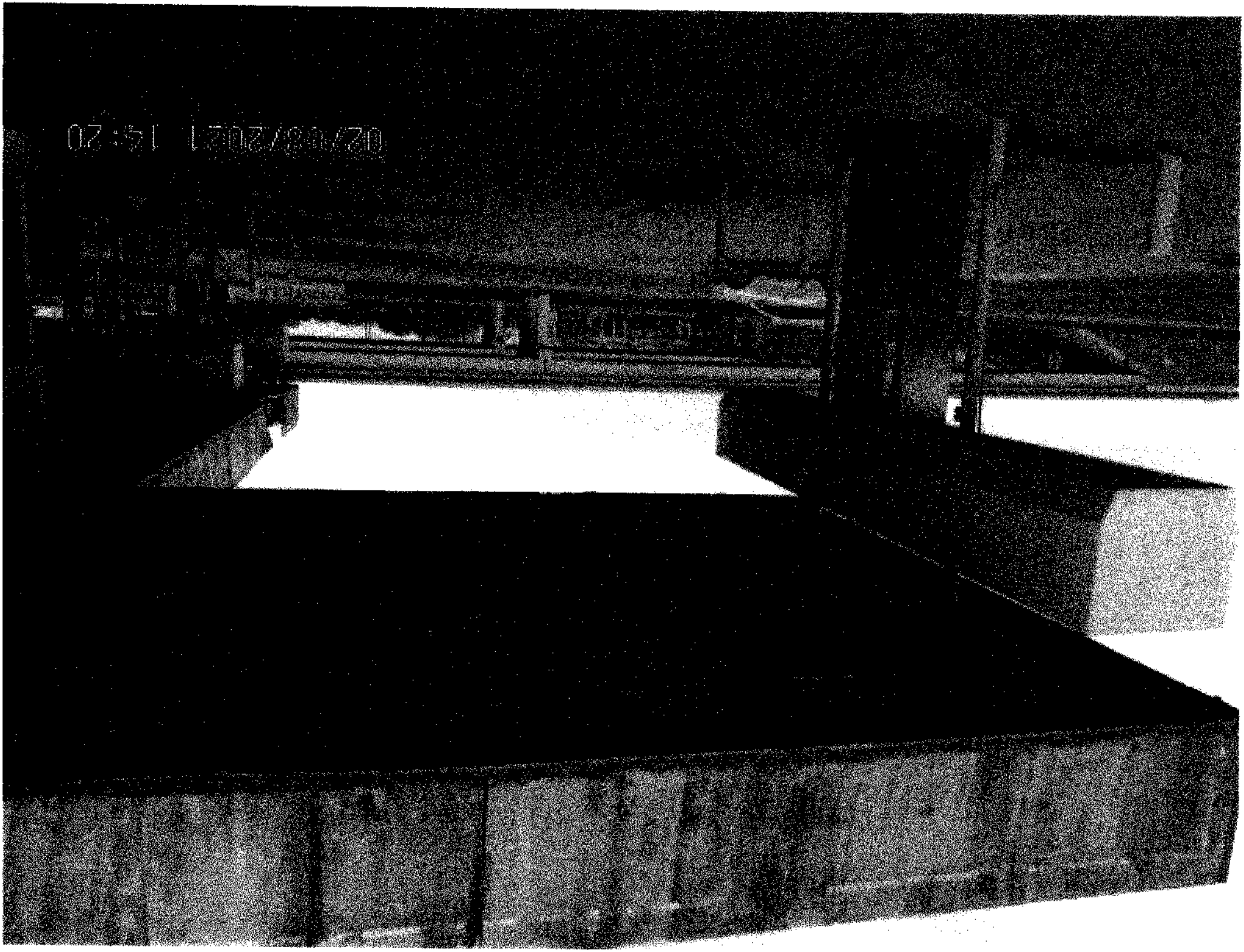

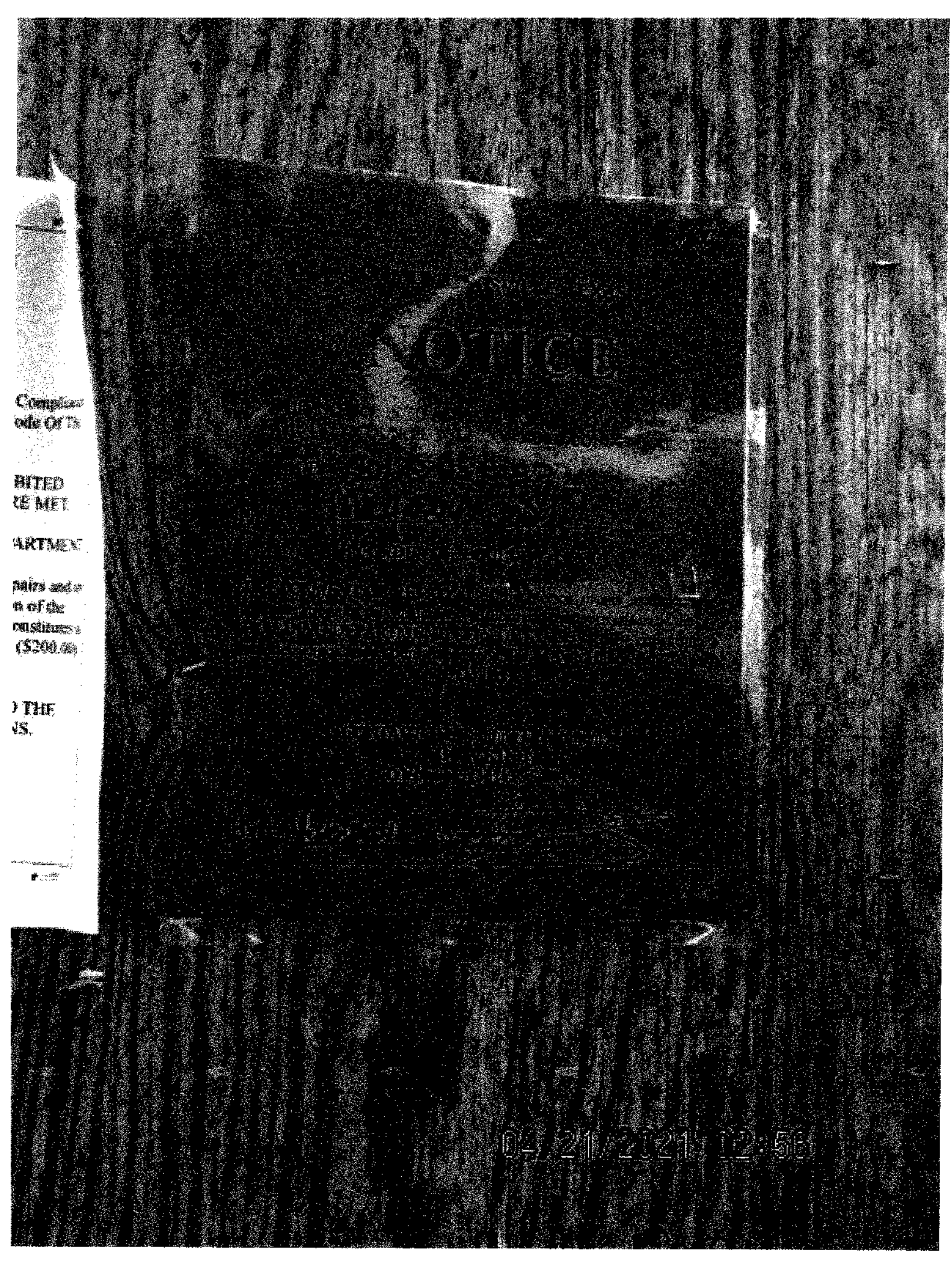
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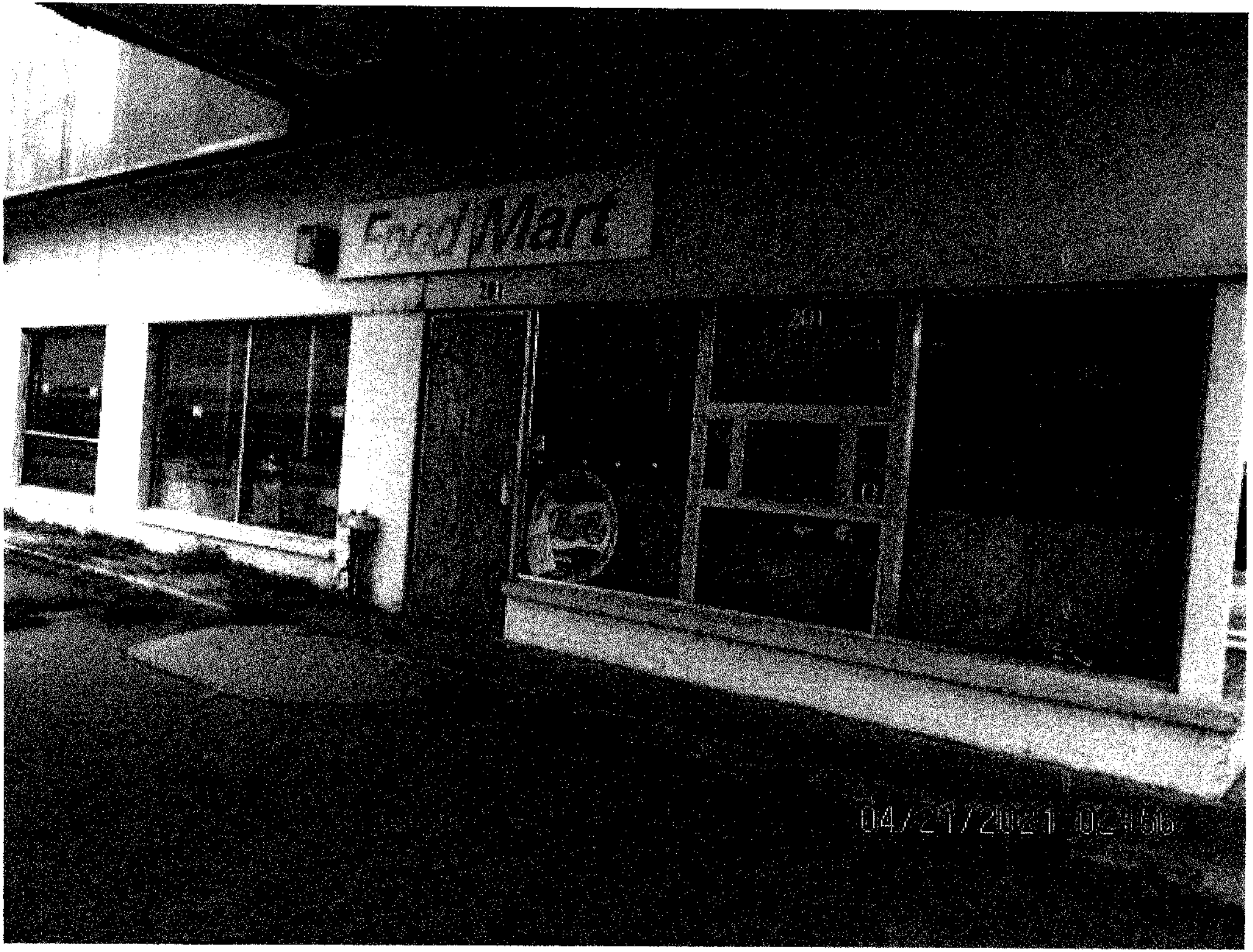
04/21/2021 12:56


04/21/2021 02:56

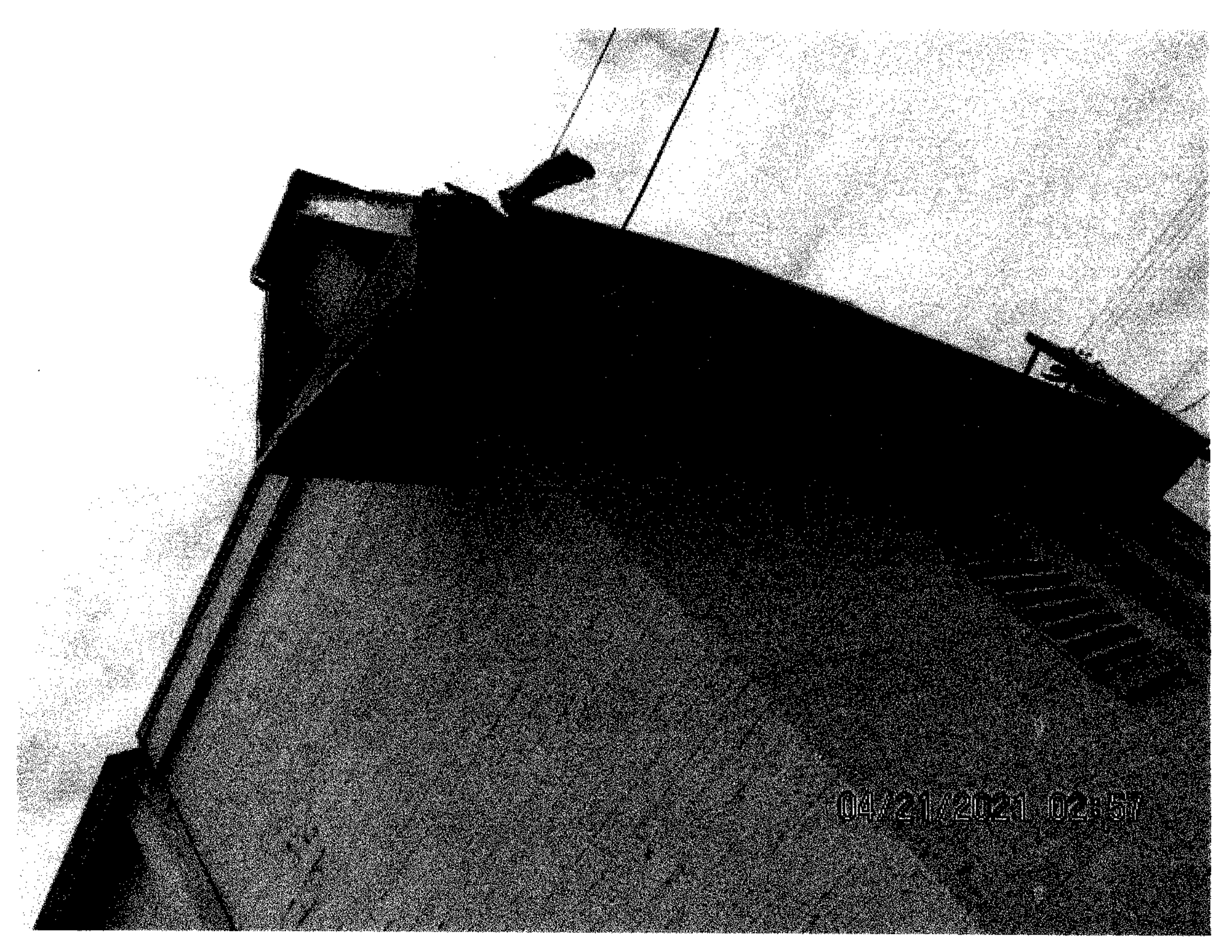

04/21/2021 02:56


Food Mart
04/21/2021


04/21/2021 02:57


04/21/2021 02:57


04/21/2021 12:57


04/21/2021 02:57


PLEASE PAY
BEFORE PUMPING
THANK YOU
STOP
04/21/2021 02:56


04/21/2021 02:56

PUBLIC HEARING #3

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
816 S 2nd		Maryann Trejo
LEGAL DESCRIPTION	**BLOCK**	**LOT**
10th	6	29-32
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
Scotts Chapel M E Church	816 S 2nd	Kingsville, TX 78363-5313

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building			X		AB,B,C,D,H,L,MI	1,2,4,5
Condition						
Yard			X		OV,H	
Condition						
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X			
Walls						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Ceilings			X		AB,B,C,D,H,L,MI	
Windows/Doors						
Secured			X		AB,B,C,D,H,L,MI	
Condition			X			
Foundation						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Plumbing			X			
Electrical			X			

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

Found theoverall condition to be in severe and hazardous state of disrepair. It is unsecured and very dangerous allowing easy access for animals, vagrants and criminal acativity

HAS BEEN WITHOUT WATER SINCE _____ AND ELECTRICAL SINCE no service

SIGNATURE: _____ DATE: 2-10-21

CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 814 S 2nd Phone: _____

Property Owner: Scott Chapel M E Church Phone: _____

Owner's Address: 814 S 2nd Fax: _____
Kingsville, TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
☐ 2-9-2021	2-9-2021	1. Identify structure unfit for human habitation.
☐ 2-9-2021	2-9-2021	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 2-10-2021	2-10-2021	3. Determine ownership from county assessment & tax collection record.
☐ 2-10-2021	2-10-2021	4. Obtain legal description.
☐ 2-10-2021	2-10-2021	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 2-12-2021	2-12-2021	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐ _____	_____	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 4-20-2021	4-20-2021	8. If response is not received or is not adequate, proceed as follows:
☐ 4-20-2021	4-20-2021	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 4-20-2021	4-20-2021	1) Post affidavit in newspaper twice a week for one week
☐ 4-20-2021	4-20-2021	10. Post sign on property advising date the City

☐ 5-19-2021	5-19-2021	Council will consider condemnation of structure.
☐ _____	_____	11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐ _____	_____	12. Photograph posted sign with date stamp.
☐ _____	_____	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
		☐ d. Pre-condemnation notice
		☐ e. Condemnation resolution
☐ _____	_____	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐ _____	_____	15. City Council adopts condemnation resolution.
☐ _____	_____	16. File Notice of Condemnation with the County Clerk.
☐ _____	_____	17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐ _____	_____	18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐ _____	_____	19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐ _____	_____	20. Photograph posted notice with date stamp.
☐ _____	_____	21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐ _____	_____	22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐ _____	_____	23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY APPRAISAL INFORMATION 2020

PROPERTY **17862** R

Legal Description
10TH, BLOCK 6, LOT 29-32

OWNER ID
15868

OWNERSHIP
100.00%

SCOTTS CHAPEL M E CHURCH
816 S 2ND ST
KINGSVILLE, TX 78363-5313

Entities	
CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values		
IMPROVEMENTS		5,480
LAND MARKET	+	2,600
MARKET VALUE	=	8,080
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	8,080
HS CAP LOSS	-	0
ASSESSED VALUE	=	8,080

Ref ID2: R17862
101100629000192 Map ID A2

ACRES:
EFF. ACRES:

SITUS 816 S 2ND ST

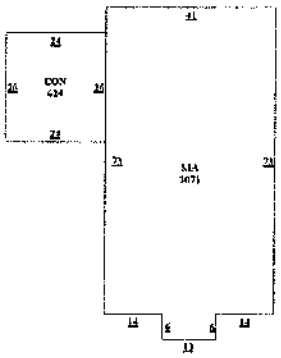
APPR VAL METHOD: Cost

GENERAL

UTILITIES		LAST APPR.	IE/CT
TOPOGRAPHY		LAST APPR. YR	2020
ROAD ACCESS	PCS	LAST INSP. DATE	12/25/2019
ZONING		NEXT INSP. DATE	
BUILDER			
NEXT REASON			

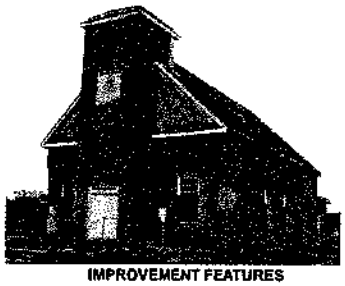
REMARKS: FOR 2021 UPDATE PER NEW SCHEDULES PER AYG/CT/MP 9/8/20 9/11/20 JO – FOR 2020 CHG LAND TABLE - UPDATE ACCT BY SCHEDULES PER SITE INSP BY IE/CT 12/26/19 1/7/20 JO –

SKETCH for Improvement #1 (COMMERCIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
		UNKNOWN	OT / /

SUBD: S011 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	C	CH2A/	3,071.0	48.35	1	1945	1988	*	142,340	34%	10%	100%	100%	100%	0.03	4,840
	CON	CONCRETE SLA	C	*/	624.0	3.29	1	1945	2008	*	2,050	31%	100%	100%	100%	100%	0.31	640
1.	COMMERCIAL		STCD: F1		3,695.0		Homesite: N				144,390							5,480

IMPROVEMENT FEATURES

Foundation	1	FD2	0
Exterior Wall	1	EW5	0
Interior Finish	1	IN1	0
Roof Style		RT6,RM1	0
Flooring	1	FL2	0
Heating/Cooling	1	HA5	0
Plumbing	1	2	0
			0

SUBD: S011 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	F1		FF26D140	F1	N	FF	100X140	26.00	2,600	1.00	1.00	A	2,600	NO			0.00	0
													2,600					0

Comment: F: 100 R: 100 FF

Effective Date of Appraisal: January 1 Date Printed: 02/11/2021 11:57:55AM by VICKI

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY 17862 R

Legal Description
10TH, BLOCK 6, LOT 29-32

OWNER ID
15888

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2020

SCOTTS CHAPEL M E CHURCH
816 S 2ND ST
KINGSVILLE, TX 78363-5313

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		5,480
LAND MARKET	+	2,600
MARKET VALUE	=	8,080
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	8,080
HS CAP LOSS	-	0
ASSESSED VALUE	=	8,080

Ref ID2: R17862
101100629000192 Map ID A2

ACRES:
EFF. ACRES:

SITUS 816 S 2ND ST

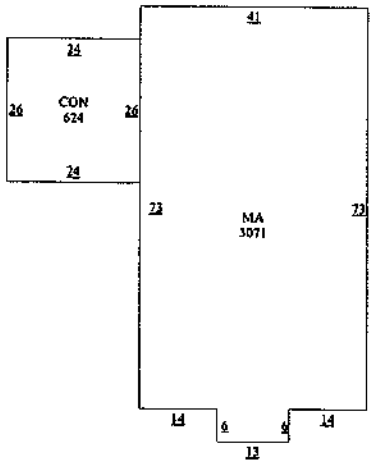
APPR VAL METHOD: Cost

GENERAL

UTILITIES		LAST APPR.	IE/CT
TOPOGRAPHY		LAST APPR. YR	2020
ROAD ACCESS	PCS	LAST INSP. DATE	12/26/2019
ZONING		NEXT INSP. DATE	
BUILDER			
NEXT REASON			

REMARKS: FOR 2021 UPDATE PER NEW SCHEDULES PER AYG/CT/MP 9/8/20 9/11/20 JO – FOR 2020 CHG LAND TABLE - UPDATE ACCT BY SCHEDULES PER SITE INSP BY IE/CT 12/26/19 1/7/20 JO –

SKETCH for Improvement #1 (COMMERCIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
	*****	UNKNOWN	OT / /

SUBD: S011 100.00% NBHD:

IMPROVEMENT INFORMATION

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	MA	MAIN AREA	C	CH2A/	3,071.0	46.35	1	1945	1988	*	142,340	34%	10%	100%	100%	100%	0.03	4,840
	CON	CONCRETE SLA	C	*/	624.0	3.29	1	1945	2008	*	2,050	31%	100%	100%	100%	100%	0.31	640
1.	COMMERCIAL		STCD: F1		3,695.0	Homesite: N					144,390							5,480

IMPROVEMENT FEATURES

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Exterior Wall	1	EW5	0
Interior Finish	1	IN1	0
Roof Style		RT6,RM1	0
Flooring	1	FL2	0
Heating/Cooling	1	HA5	0
Plumbing	1	2	0
			0

SUBD: S011 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	F1		FF26D140	F1	N	FF	100X140	26.00	2,600	1.00	1.00	A	2,600	NO			0.00	0
Comment: F: 100 R: 100 FF													2,600					0

Effective Date of Appraisal: January 1 Date Printed: 02/22/2021 03:57:00PM by VICKI

Prop ID	Owner	%	Legal Description					Values		
14798	13785	100.00 R	**Geo: 101100621000192**	Effective Acres:	0.000000	Imp HS:	0	Market:		20,310
KING STAR BAPTIST CHURCH			10TH, BLOCK 6, LOT 21, 22, (E X E M P T)			Imp NHS:	19,010	Prod Loss:		0
605 S 2ND ST						Land HS:	0	Appraised:		20,310
KINGSVILLE, TX 78363-5308				Acres:	0.0000	Land NHS:	1,300	Cap:		0
			State Codes: A	Map ID:		A2 Prod Use:	0	Assessed:		20,310
			Situs: 412 W WARREN	Mtg Cd:		Prod Mkt:	0	Exemptions:	CH	
				DBA:						

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			20,310	20,310	0

15587	57956	100.00 R	**Geo: 101100623000192**	Effective Acres:	0.000000	Imp HS:	0	Market:		23,200
HORN EVELYN IRENE EST			10TH, BLOCK 6, LOT 23-26			Imp NHS:	20,600	Prod Loss:		0
304 BERYL CT						Land HS:	0	Appraised:		23,200
ARLINGTON, TX 76002-5470				Acres:	0.0000	Land NHS:	2,600	Cap:		0
			State Codes: A	Map ID:		A2 Prod Use:	0	Assessed:		23,200
			Situs: 414 W WARREN	Mtg Cd:		Prod Mkt:	0	Exemptions:		
				DBA:						

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			23,200	0	23,200

17111	27958	100.00 R	**Geo: 101100627000192**	Effective Acres:	0.000000	Imp HS:	0	Market:		1,300
GARZA BEN C			10TH, BLOCK 6, LOT 27, 28			Imp NHS:	0	Prod Loss:		0
1122 E YOAKUM AVE						Land HS:	0	Appraised:		1,300
KINGSVILLE, TX 78363-4759				Acres:	0.0000	Land NHS:	1,300	Cap:		0
			State Codes: C1	Map ID:		A2 Prod Use:	0	Assessed:		1,300
			Situs: 422 W WARREN TX	Mtg Cd:		Prod Mkt:	0	Exemptions:		
				DBA:						

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			1,300	0	1,300

17862	15888	100.00 R	**Geo: 101100629000192**	Effective Acres:	0.000000	Imp HS:	0	Market:		8,080
SCOTTS CHAPEL M E CHURCH			10TH, BLOCK 6, LOT 29-32			Imp NHS:	5,480	Prod Loss:		0
816 S 2ND ST						Land HS:	0	Appraised:		8,080
KINGSVILLE, TX 78363-5313				Acres:	0.0000	Land NHS:	2,600	Cap:		0
			State Codes: F1	Map ID:		A2 Prod Use:	0	Assessed:		8,080
			Situs: 816 S 2ND ST	Mtg Cd:		Prod Mkt:	0	Exemptions:		
				DBA:						

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			8,080	0	8,080

13647	11206	100.00 R	**Geo: 101100701000192**	Effective Acres:	0.000000	Imp HS:	0	Market:		153,620
K I S D			10TH, BLOCK 7, LOT 1-21 & CLOSED ALLEY, (E X E M P T)			Imp NHS:	142,010	Prod Loss:		0
PO BOX 871						Land HS:	0	Appraised:		153,620
KINGSVILLE, TX 78364-0871				Acres:	0.0000	Land NHS:	11,610	Cap:		0
			State Codes: C1, F1	Map ID:		A2 Prod Use:	0	Assessed:		153,620
			Situs: S 2ND ST TX	Mtg Cd:		Prod Mkt:	0	Exemptions:	EX-XV	
				DBA:						

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			153,620	153,620	0

45341	63440	100.00 R	**Geo: 101100722000192**	Effective Acres:	0.000000	Imp HS:	0	Market:		242,680
DOUGLASS YOUTH			10TH, BLOCK 7, LOT 22-32, (E X E M P T)			Imp NHS:	235,530	Prod Loss:		0
CENTER INC						Land HS:	0	Appraised:		242,680
PO BOX 1443				Acres:	0.0000	Land NHS:	7,150	Cap:		0
KINGSVILLE, TX 78364-1443			State Codes: F1	Map ID:		A2 Prod Use:	0	Assessed:		242,680
			Situs: S 2ND ST TX	Mtg Cd:		Prod Mkt:	0	Exemptions:	EX-XU	
				DBA:						

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			242,680	242,680	0

20298	17413	100.00 R	**Geo: 101100801000192**	Effective Acres:	0.000000	Imp HS:	0	Market:		142,310
A M E ST PAULS CHURCH			10TH, BLOCK 8, LOT 1-4, (E X E M P T)			Imp NHS:	139,710	Prod Loss:		0
(E X E M P T)						Land HS:	0	Appraised:		142,310
529 W WARREN AVE				Acres:	0.0000	Land NHS:	2,600	Cap:		0
KINGSVILLE, TX 78363			State Codes: F1	Map ID:		A2 Prod Use:	0	Assessed:		142,310
			Situs: 531 W WARREN TX	Mtg Cd:		Prod Mkt:	0	Exemptions:	EX-XV	
				DBA:						

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			142,310	142,310	0

STATEMENT OF ALL TAXES DUE

ACCT # 1-011-006-29000-192
DATE 02/23/2021
JL

MARIA V. VALADEZ, TAC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

10TH, BLOCK 6, LOT 29-32

PROP TYPE-F1F1
PCT OWNER-

TOWN -
ACRES - .321

LOCATION- 816 S 2ND ST

Values

LAND MKT VALUE	2,600	IMPR/PERS MKT VAL	5,480
LAND AGR VALUE		MKT. BEFORE EXEMP	8,080
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

SCOTTS CHAPEL M E CHURCH

816 S 2ND ST

KINGSVILLE TX 78363-5313

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2017	195.77	95.92	58.34	350.03
TAXES 2018	195.27	72.26	53.51	321.04
TAXES 2019	244.39	61.11	61.11	366.61
TAXES 2020	262.07	18.34	.00	280.41
	897.50	247.63	172.96	1,318.09

ACCT # 1-011-006-29000-192

TOTAL DUE 02/2021	1,318.09
TOTAL DUE 03/2021	1,330.93
TOTAL DUE 04/2021	1,343.81
TOTAL DUE 05/2021	1,356.67

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	217.17	60.08	41.87	319.12
CITY OF KINGSVILLE	234.68	64.54	45.12	344.34
KINGSVILLE ISD	421.65	116.40	81.35	619.40
SOUTH TX WATER AUTH	24.00	6.61	4.62	35.23

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	63.47
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	68.85
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	122.73
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	7.02
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	262.07

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

ID811-LAKC

2021 - Values not available

Account

Property ID:	17862	Legal Description:	10TH, BLOCK 6, LOT 29-32
Geographic ID:	101100629000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	816 S 2ND ST	Mapsco:	
Neighborhood:		Map ID:	A2
Neighborhood CD:			

Owner

Name:	SCOTTS CHAPEL M E CHURCH	Owner ID:	15888
Mailing Address:	816 S 2ND ST KINGSVILLE, TX 78363-5313	% Ownership:	100.0000000000%
		Exemptions:	

(+) Improvement Homesite Value:	+	N/A		
(+) Improvement Non-Homesite Value:	+	N/A		
(+) Land Homesite Value:	+	N/A		
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value	
(+) Agricultural Market Valuation:	+	N/A		N/A
(+) Timber Market Valuation:	+	N/A		N/A

(=) Market Value:	=	N/A		
(–) Ag or Timber Use Value Reduction:	–	N/A		

(=) Appraised Value:	=	N/A		
(–) HS Cap:	–	N/A		

1	OT	Other	UNKNOWN	SCOTTS CHAPEL M E CHURCH

Property Tax Information as of 02/11/2021

Amount Due if Paid on:

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due

NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

2021 - Values not available

Account

Property ID:	17862	Legal Description:	10TH, BLOCK 6, LOT 29-32
Geographic ID:	101100629000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

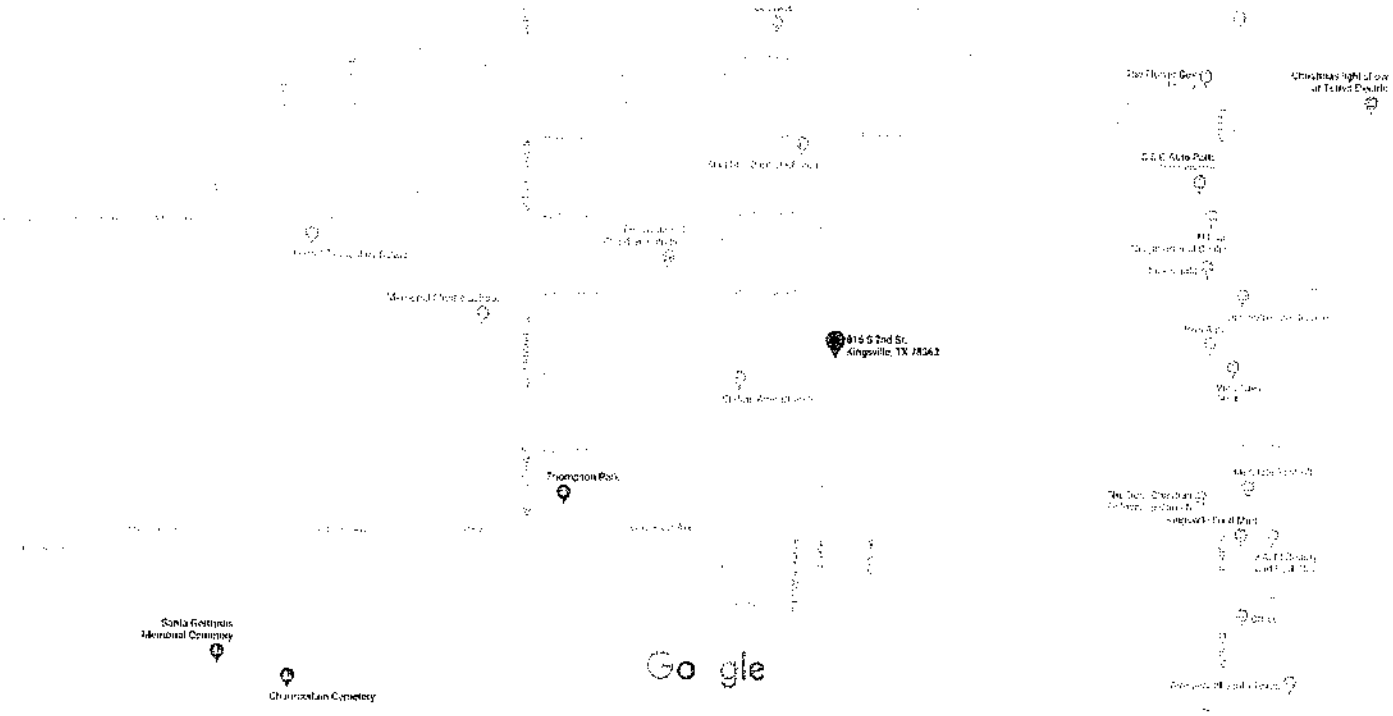
Address:	816 S 2ND ST	Mapsco:	
Neighborhood:		Map ID:	A2
Neighborhood CD:			

Owner

Name:	SCOTTS CHAPEL M E CHURCH	Owner ID:	15888
Mailing Address:	816 S 2ND ST KINGSVILLE, TX 78363-5313	% Ownership:	100.0000000000%
		Exemptions:	

(+) Improvement Homesite Value:	+	N/A	
(+) Improvement Non-Homesite Value:	+	N/A	
(+) Land Homesite Value:	+	N/A	
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	N/A	N/A
(+) Timber Market Valuation:	+	N/A	N/A
(=) Market Value:	=	N/A	
(–) Ag or Timber Use Value Reduction:	–	N/A	
(=) Appraised Value:	=	N/A	
(–) HS Cap:	–	N/A	

Google Maps 816 S 2nd St



Map data ©2021 200 ft



816 S 2nd St

Kingsville, TX 78363
Building

Directions Save Nearby Send to your phone Share

Photos

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

FEBRUARY 12, 2021

SCOTTS CHAPEL M E CHURCH
816 S 2ND ST
KINGSVILLE, TX 78363

Re: 10TH , BLOCK 6, LOT 29-32 816 S 2ND ST

Dear Sir or Madam:

It has been determined that the structure at **816 S 2ND ST** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

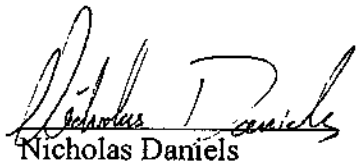
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Nicholas Daniels
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 2749

APRIL 20, 2021

SCOTTS CHAPEL M E CHURCH
816 S 2ND
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 816 S 2ND ST**

Dear Sir or Madam:

On February 12, 2021 a letter was sent from the City of Kingsville stating that your property located at **816 S 2ND ST** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MAY 24, 2021** at **5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for **MAY 24, 2021**.

The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Nicholas Daniels
Building Official

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5:00 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
816 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

Community Events Calendar May

Saturday, May 1

• Learn about local resources and services at the Community Resource Drive-Thru from 10 a.m. to noon at Boys & Girls Club of Alice parking lot, 793 S. Texas Blvd. in Alice. Free giveaways.

Monday, May 3

• Celebrate Recovery! Twelve step program centered on Jesus Christ is now open to the community. The group meets every Monday evening at 6:30 p.m. for a light meal, 7 p.m. large group and 7:30 p.m. for small groups at 515 E. General Cavazos Blvd. in the Fellowship Hall.

• Be A Champion Free Grab & Go Kids' Meals in partnership with 12th St. Gym are available from 4:30 to 6 p.m. at 525 S. 12th St. in Kingsville. All meals are available to all children 18 years of age and younger. The meals are complete ready to eat meals that are individually packaged. Meals are picked up by drive thru and are distributed on a first come - first serve basis, while meals last. If child is not present, bring one of the following forms of ID: letter from school proving enrollment, report card, school ID, official attendance record or birth certificate. For more information, call (281) 833-3129.

Wednesday, May 5

• The Kingsville Noon Lions Club will sponsor an event "Scammers and Hackers" (It could happen to you), presented by Kingsville Police Department Officers Justin Dodd and Bradley Lile. Reserved seating. For more information or to reserve a seat, call Rev. Battle at (361) 455-9641 or Irma Huken at (956) 245-2495. COVID-19 precautions observed.

Thursday, May 6

• National Day of Prayer will be held at 12 p.m. in front of the Kleberg County Courthouse steps. With the permission of Judge Rudy Madrid and Mayor Sam Fugate, this event will be hosted by the City of Kingsville.

Saturday, May 8

• Kingsville Garden Club Plant Exchange will be from 9 a.m. to 12 p.m. at Kleberg Bank.

Tuesday, May 11

• Kingsville ISD school board meeting is scheduled for 5:30 p.m. at KISD Administration Building Board Room.

Wednesday, May 19

• Ricardo ISD school board will hold a regular board meeting at 7 p.m. For more information, go to ricardoisd.us.

Continuing through May

• Kingsville Kleberg Health Department Animal Control & Care Center is offering $10 adoption fees for dogs and cats looking for a forever home. If interested in meeting any of the shelter animals, call (361) 592-3324 to schedule an appointment.

• The Bishop Police Department will host a Department Bicycle Registration Program at no cost to the public. For more information on how to register your bicycle, call the Bishop Police Department Communications non-emergency line at (361) 584-2443.

• The Robert J. Kleberg Public Library in Kingsville invites all Kenedy County residents to come in and sign-up for a new library card or renew an existing card. The Kenedy County Commissioners Court have underwritten the annual non-resident fees for a library card for calendar year 2021. Library card registration is open until Dec. 31, 2021. Residents can apply by visiting the library at 220 N. 4th St. in Kingsville. The library's hours are from 8 a.m. to 6 p.m. Tuesday through Friday and 9 a.m. to 1 p.m. on Saturday. The library is closed on Sundays and Mondays. Current members who have lost or misplaced their library card can pay $3 for a replacement. For more information, call (361) 592-6381.

• Free fixed COVID-19 testing will be available six days a week. The site is open from 9 a.m. to 4 p.m. Tuesdays and Thursdays at the City of Kingsville Health Department at 3421 N. Fern to Market 1355. Pre-registration is available at GoGetTested.com or register on-site.

To submit a community event, email it to circulation@kingsvillerecord.com by 5 p.m. Monday for the Thursday newspaper edition.

This section is sponsored by Allison Strauss, Attorney at Law, PLLC

Saenz elected president of National Community Pharmacy Association



Alvaro Rene Saenz

Alvaro Rene Saenz, a 2016 alumnus of Santa Gertrudis Academy, has been elected president of the National Community Pharmacy Association for the 2021-2022 school year.

Saenz, the quarterback of the Lions football team while in high school, is completing his first year as a Doctor of Pharmacy candidate at The University of the Incarnate Word-Feik Pharmacy School. He was graduated in 2019 from The University of Mary Hardin–Baylor where he received a bachelor's degree in Biochemistry.

Alvaro is the son of Armando and Zaida Saenz from Benavides, Texas.

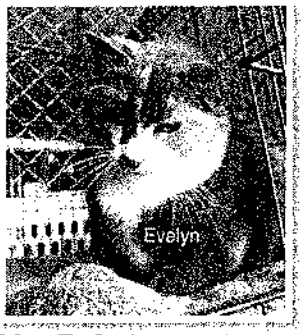


Celebrating Earth Day

Pre-K3 through second grade students at Santa Gertrudis School Ranch Campus celebrated Earth Day on April 22 with a variety of activities. One activity was planting a lilac tree in memory of their PreK3 aid, Mrs. Ruiz, who passed away earlier this year. A fingerprint rock garden was also made in her honor. In addition to the dedication to Mrs Ruiz, the children celebrated by planting barrels of wild flowers around the campus, along with Earth Day crafts. (Courtesy photo)

Pet of the Week

Helping animals find "furever" homes.



Meet 'Evelyn'

Meet Evelyn, she loves attention and head scratches. Her personality is so sweet and friendly. Evelyn has a special left ear but hears all the special coos you give her. Up-to-date on vaccines, neutered and FIV/leukemia negative. For more information or an adoption application, call or text (361) 516-1456 or email: animalrescuekleberg@yahoo.com.

The Pet of the Week section is sponsored by Mallooza Liquor.

John Andrew
Construction Services
• Land Clearing • Tree Removal • Demolition •
Sea Walls • Fishing Piers • Docks • New Homes •
Remodeling • Additions • Roofing • Concrete Work
Rio Grande Valley (956) 367-1446
Coastal Bend (361) 389-5441

NOW OPEN!
Mallooza Liquor
Kingsville Newest Liquor Store!
701 Brahma Blvd
Kingsville, Texas 78363
(361) 221-8118
Proud supporters of Pet of the Week

Allison Strauss
Attorney at Law, PLLC
100 E. Kleberg Ave., Suite 322
Kingsville, Texas 78363
allison@kingsvillelaw.com
www.kingsvillelaw.com
(361) 516-0034

Rates and Plans for Health Insurance Coverage are Changing!
New income limits for 2020
BETTER PLANS AND PRICES MAY BE AVAILABLE!
Open Enrollment starts February 15, 2021
and runs through May 15, 2021
• We will help with selecting the best health insurance plan for you and your family.
• Help you apply for a tax subsidy to help pay ALL OR MOST of your health insurance premium.
• CALL OR EMAIL TODAY TO SCHEDULE AN APPOINTMENT.
CHRISTUS Health Plan
Blue Cross BlueShield
James R. Kirkpatrick CLU
KIRKPATRICK & ASSOCIATES
1314 E. King St., Kingsville
(361) 592-4281 office • (361) 779-6656 cell
jameskdba@sbcglobal.net

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

427 E AVE D
201 S US HWY 77
816 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8010 or (361) 595-8020.

Kingsville TEXAS

7018 1130 0001 7041 4077

E, TEXAS 78364

CORPUS CHRISTI
TX 784 1 L
17 FEB 2021 PM

Scotts Chapel M E Church
816 S 2nd
Kingsville TX 78363

VAC

7836385313

Kingsville TEXAS

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 784 1 L
17 FEB 2021 PM

Scotts Chapel ME Church
Ch. S 2nd St

NIXIE 782 DE 1 0002/22/21

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

VAC BC: 78364145858 *0488-21183-17-38

7836385851458

1160.2

Kingsville TEXAS

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

Scotts Chapel MC Church
816 S 2nd
Kingsville, TX 78363

NIXIE 782 DE 1 0004/25/21
RETURN TO SENDER
VACANT
UNABLE TO FORWARD

VAC BC: 78364143858 *2093-01906-25-17
78364>1458
78363585313 C008

CERTIFIED MAIL

1160.2

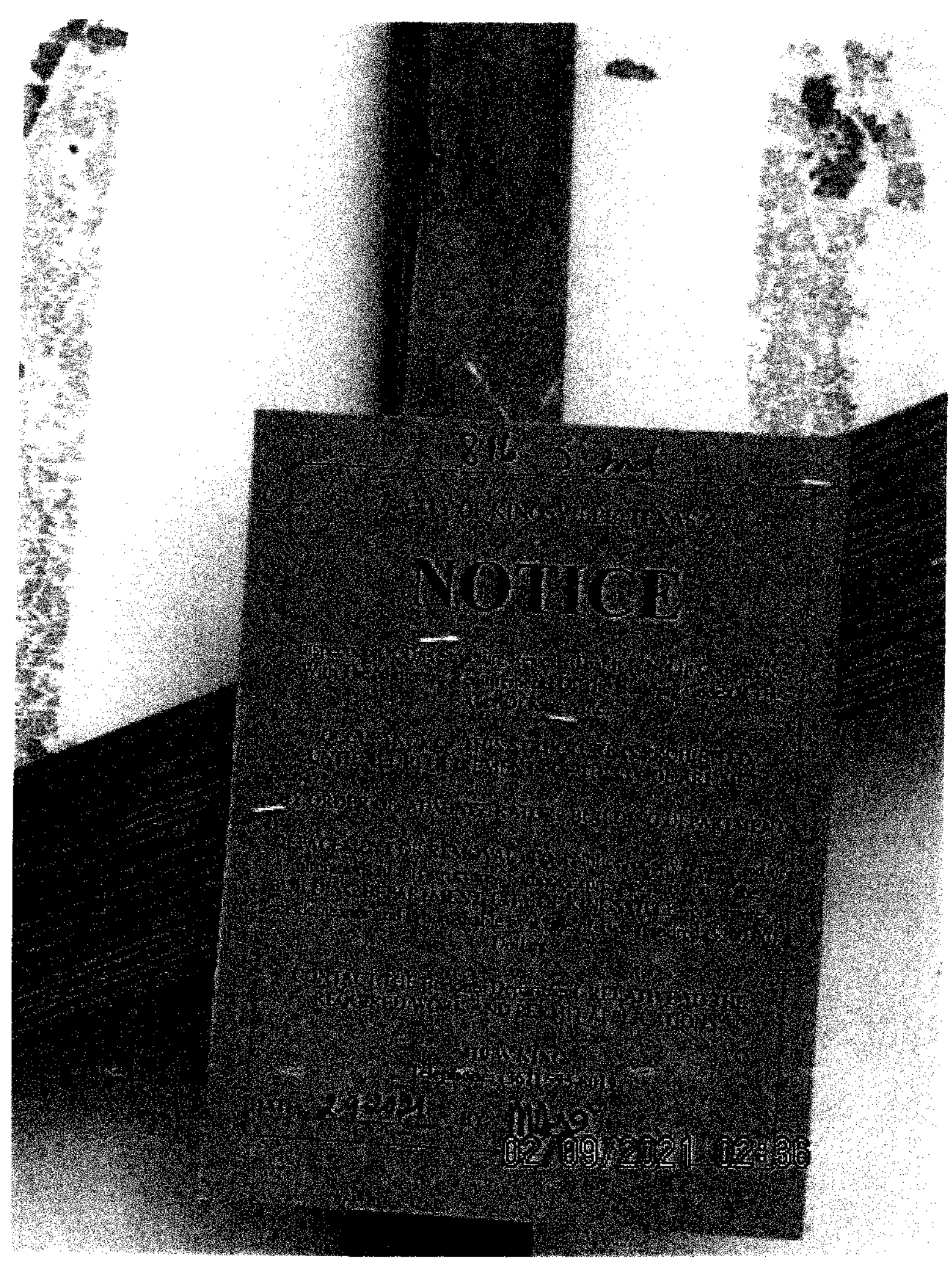
Kingsville TEXAS

7011 1570 0003 3833 2749

, TEXAS 78364

Scotts Chapel MC Church
816 S 2nd
Kingsville, TX 78363

VAC
78363585313 C009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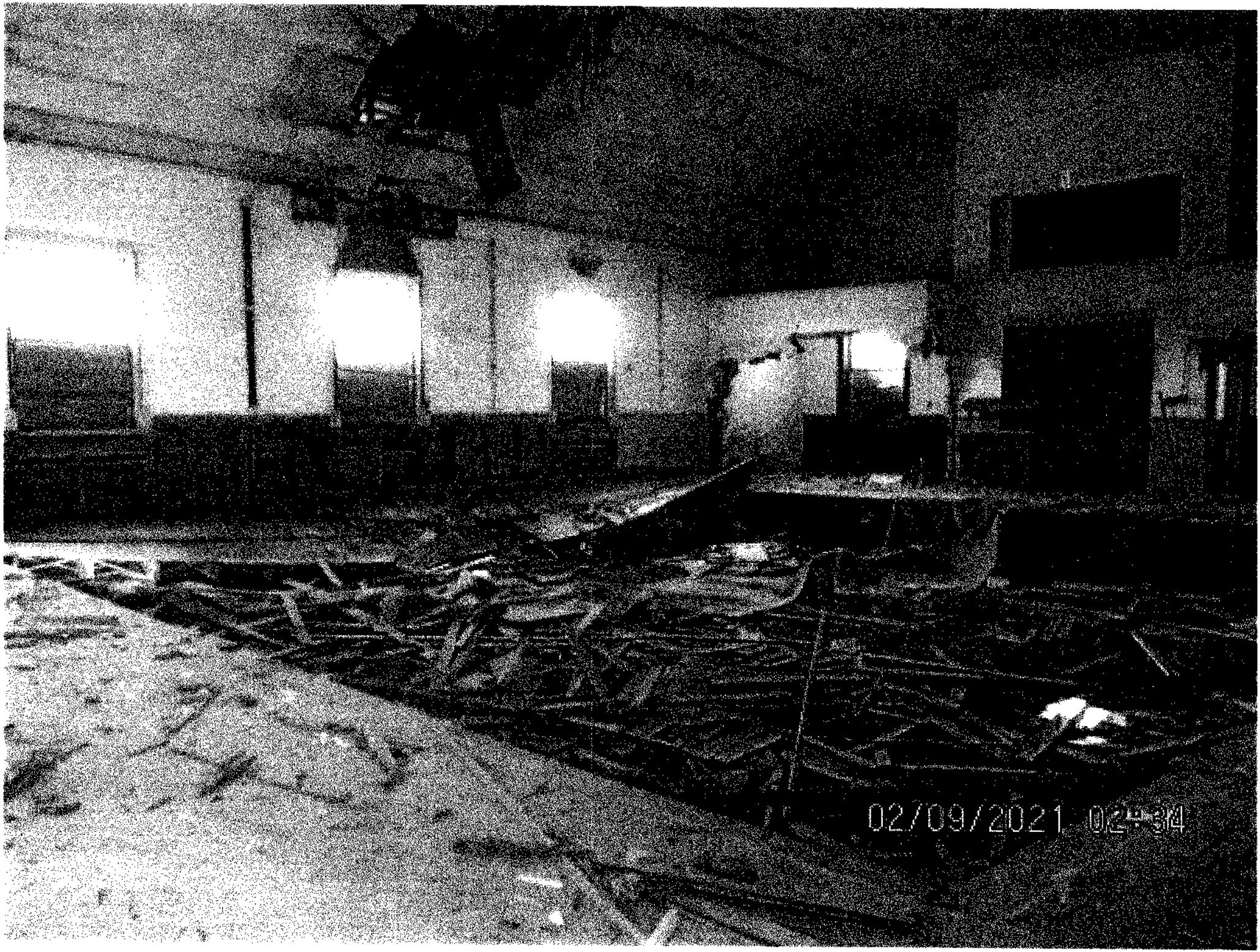
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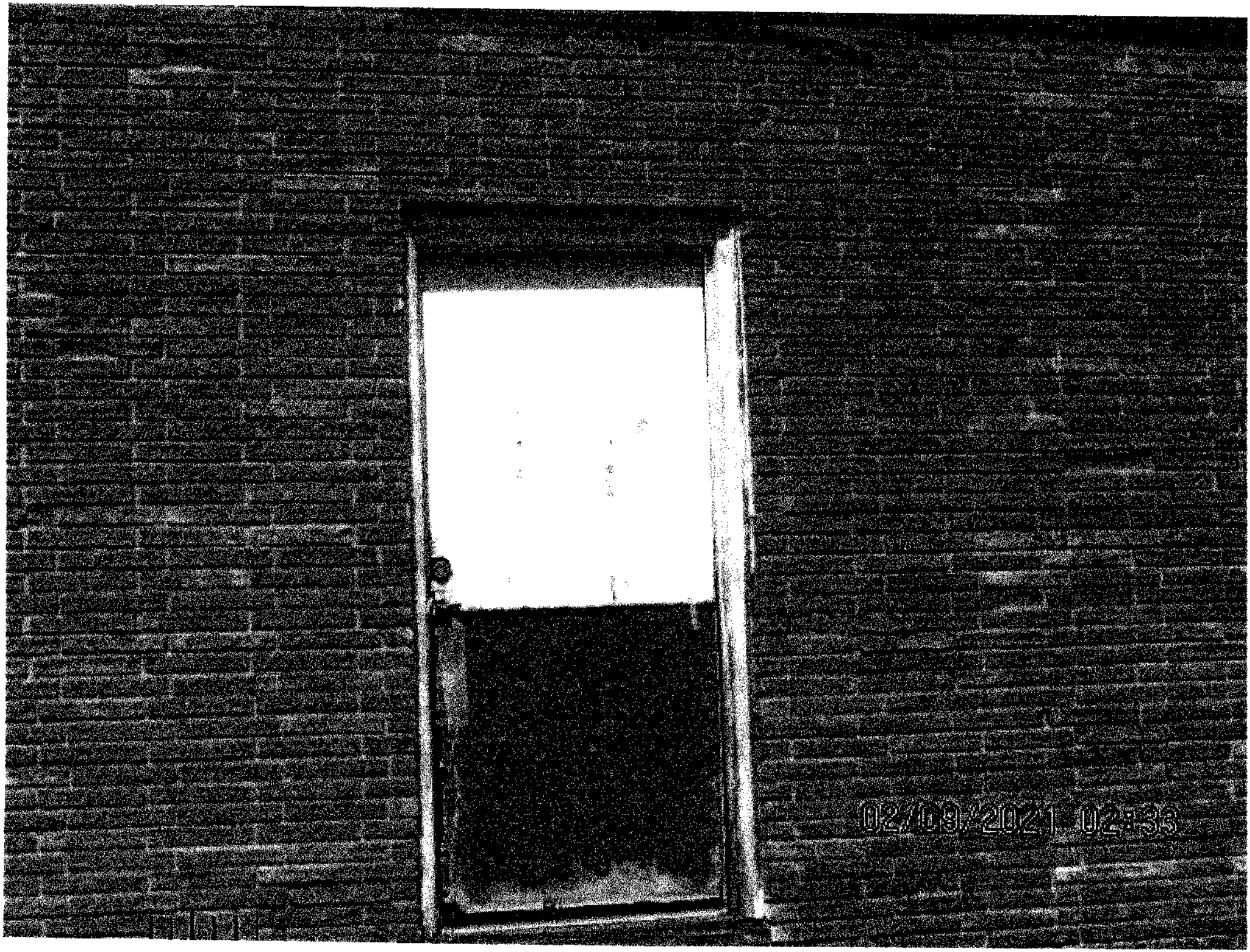
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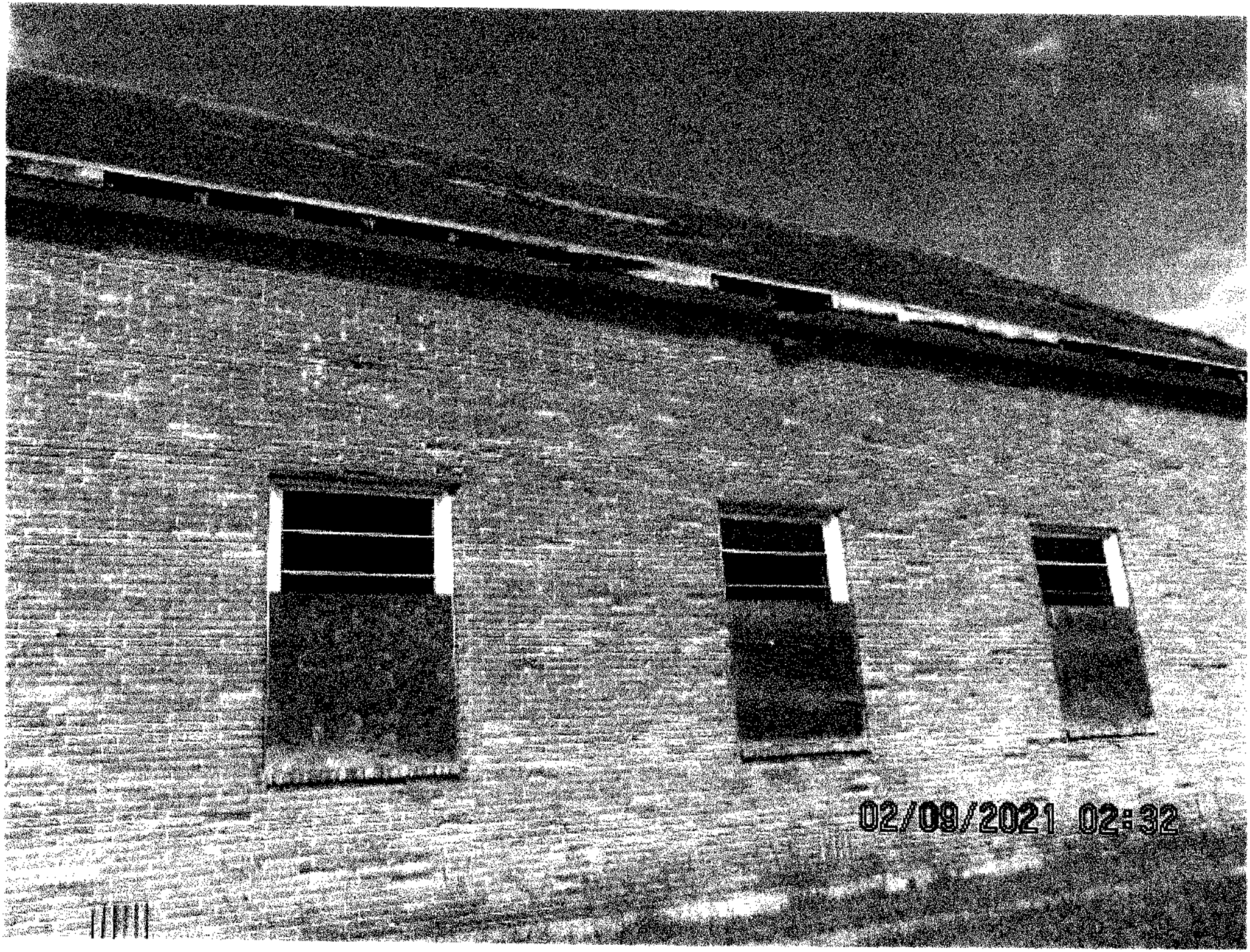
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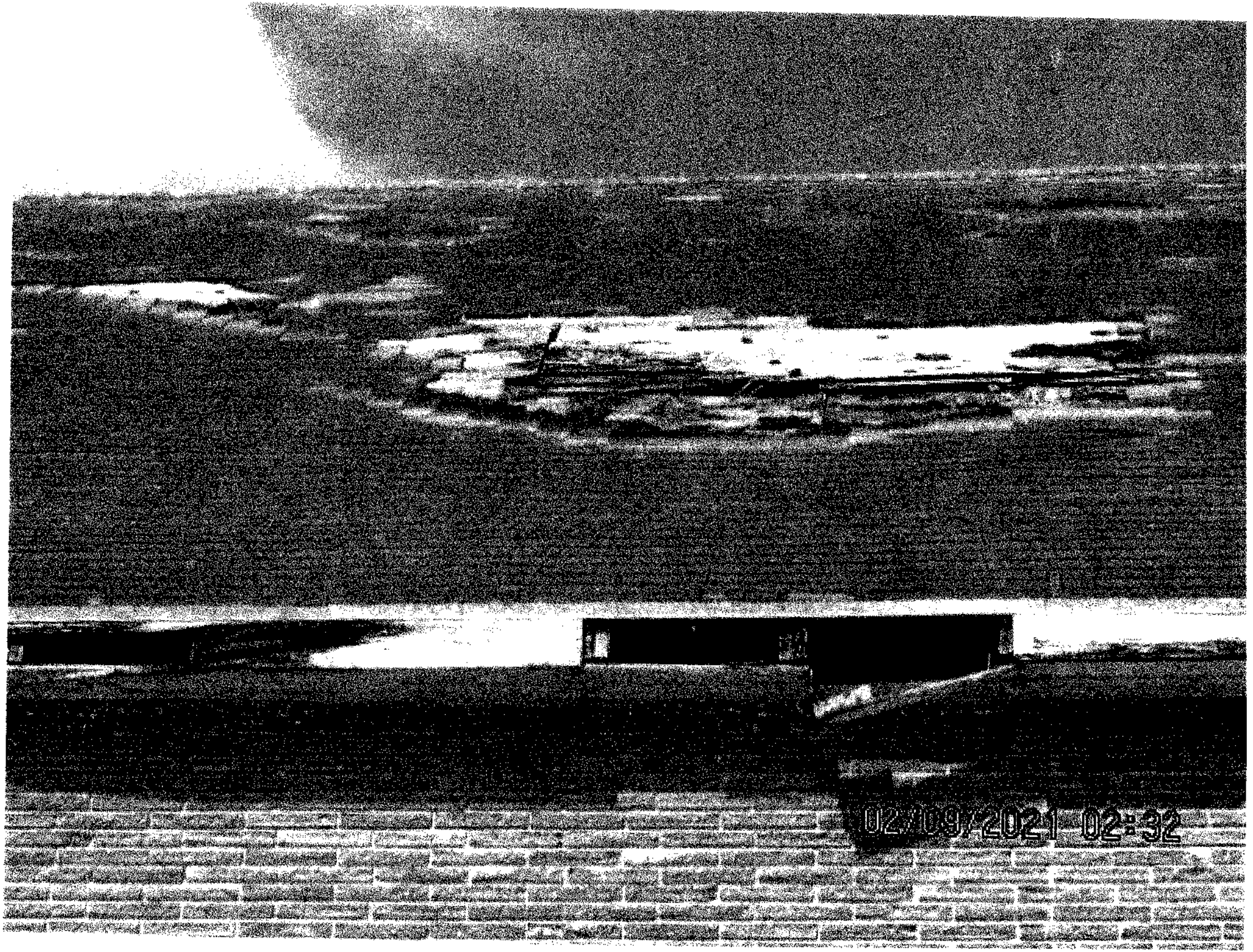
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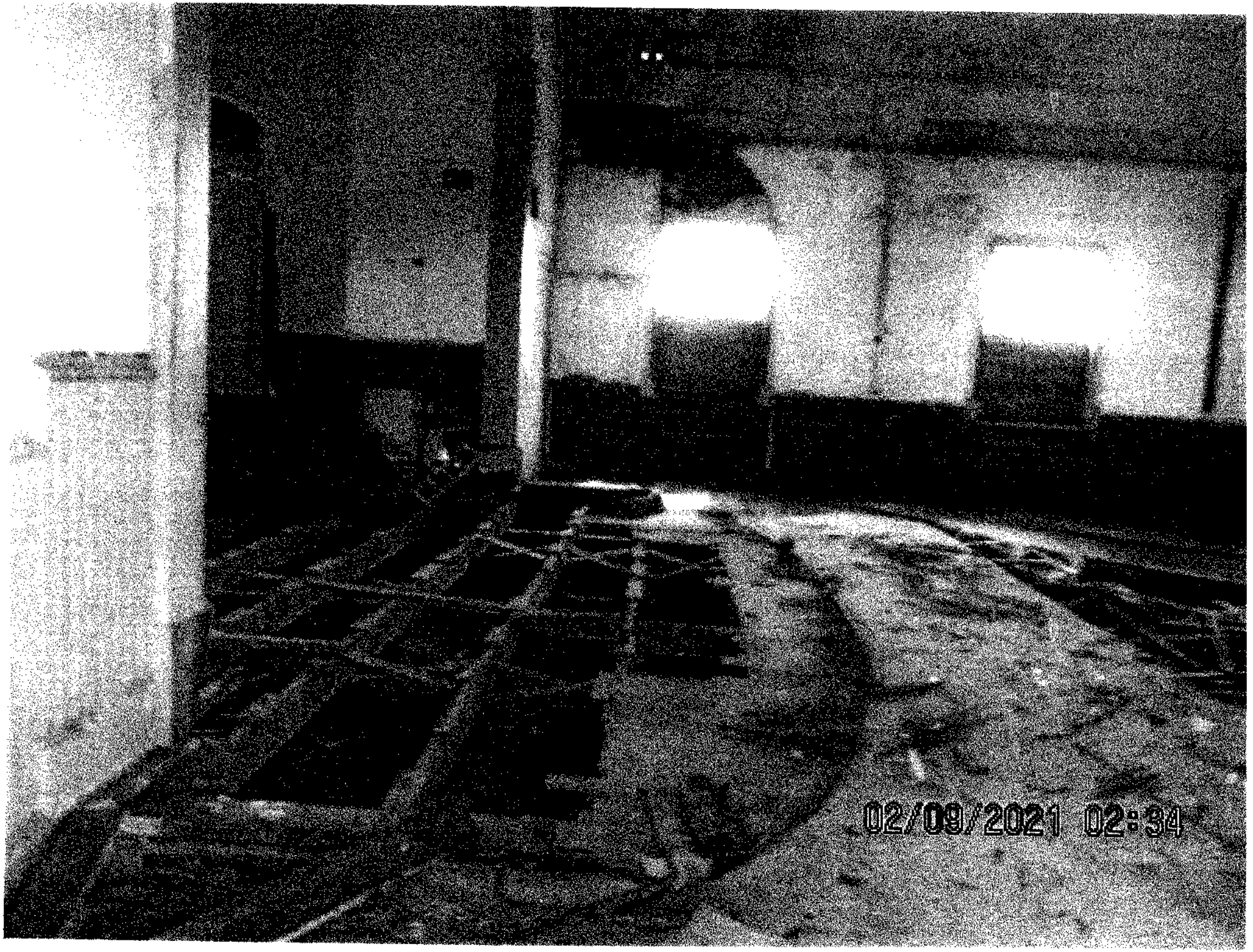
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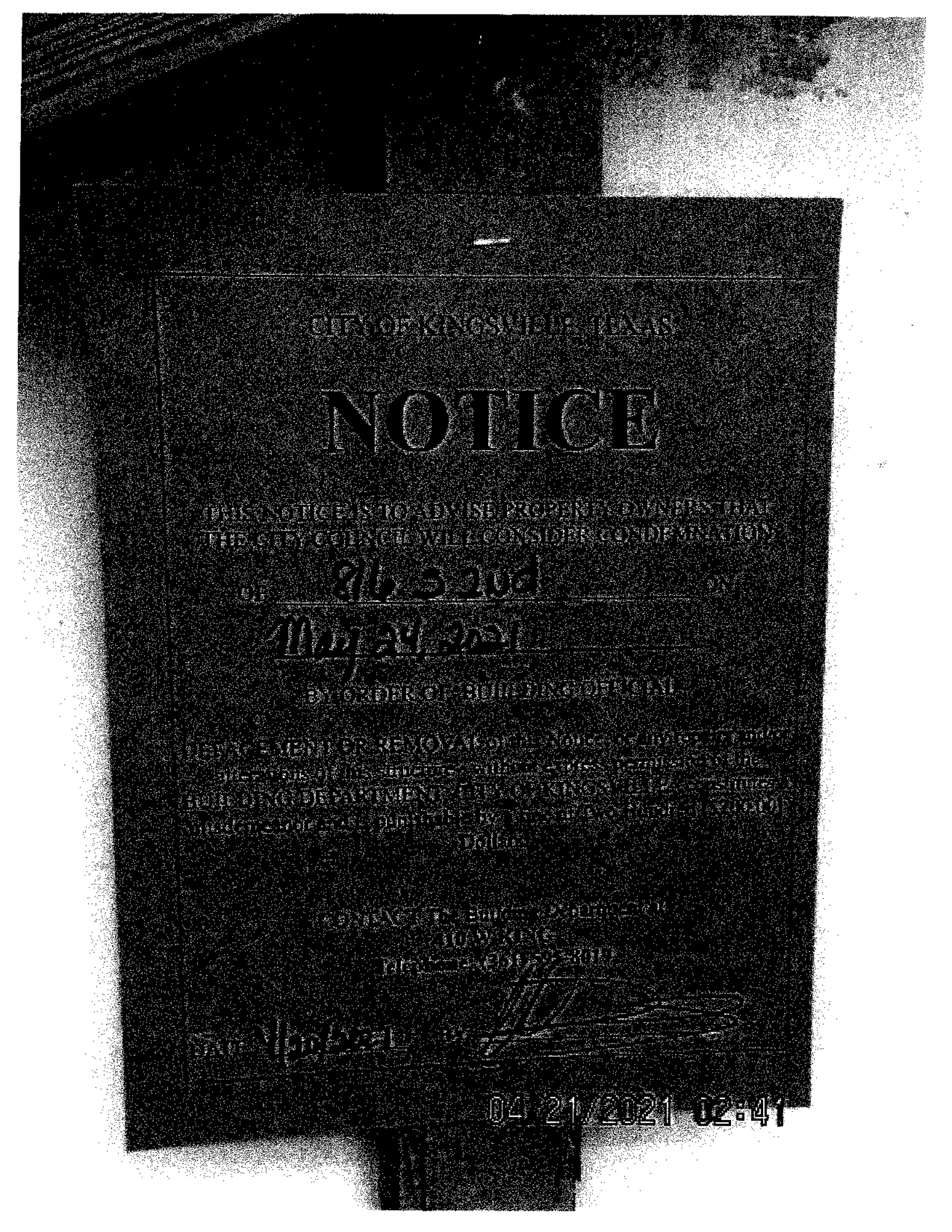
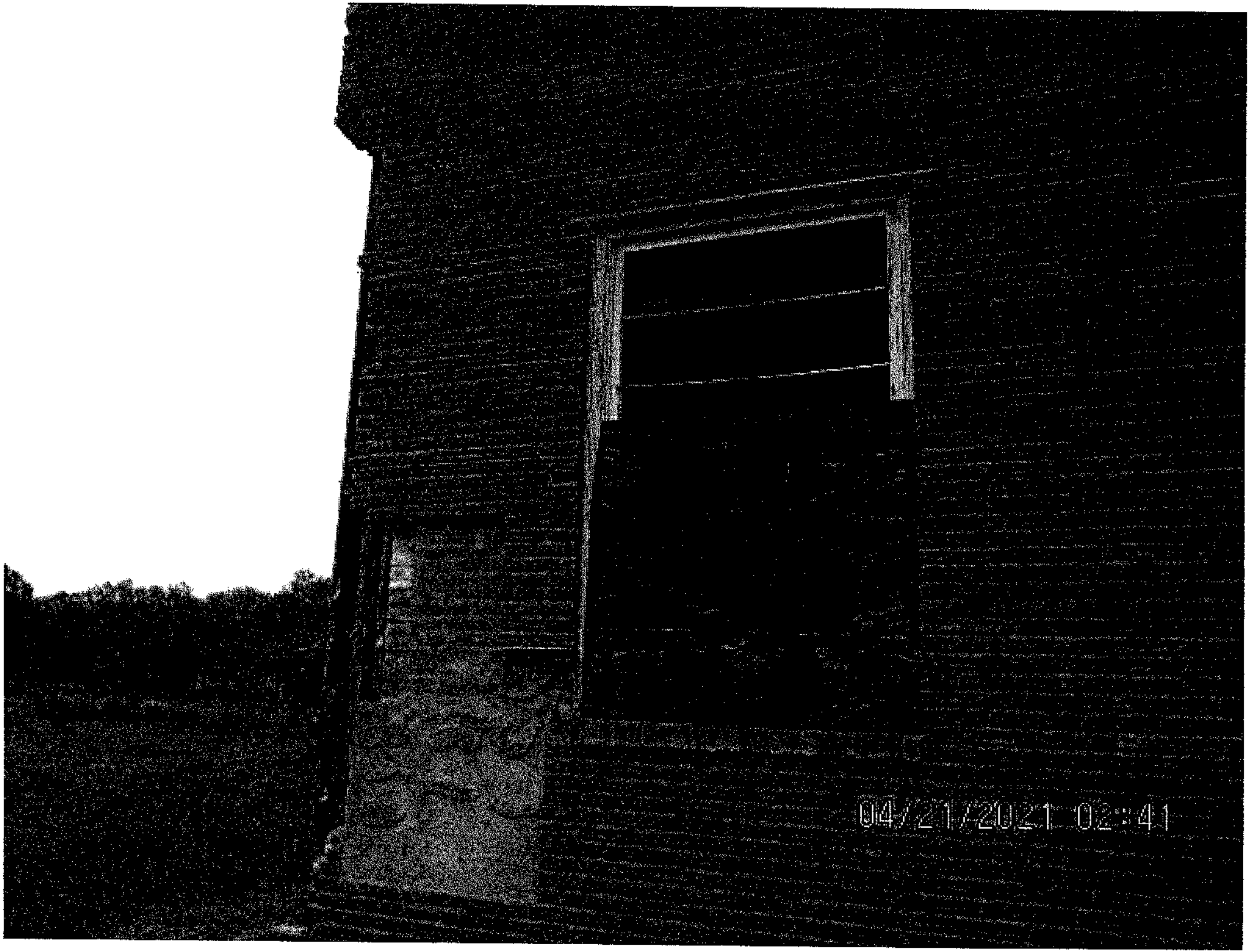

CITY OF KINGSVILLE, TEXAS
NOTICE
THIS NOTICE IS TO ADVISE PROPERTY OWNERS THAT
THE CITY COUNCIL WILL CONSIDER CONDEMNATION
BY ORDER OF BUILDING OFFICIAL
04/21/2021 02:41


SCOTT'S CHAPEL UMC
04/21/2021 02:43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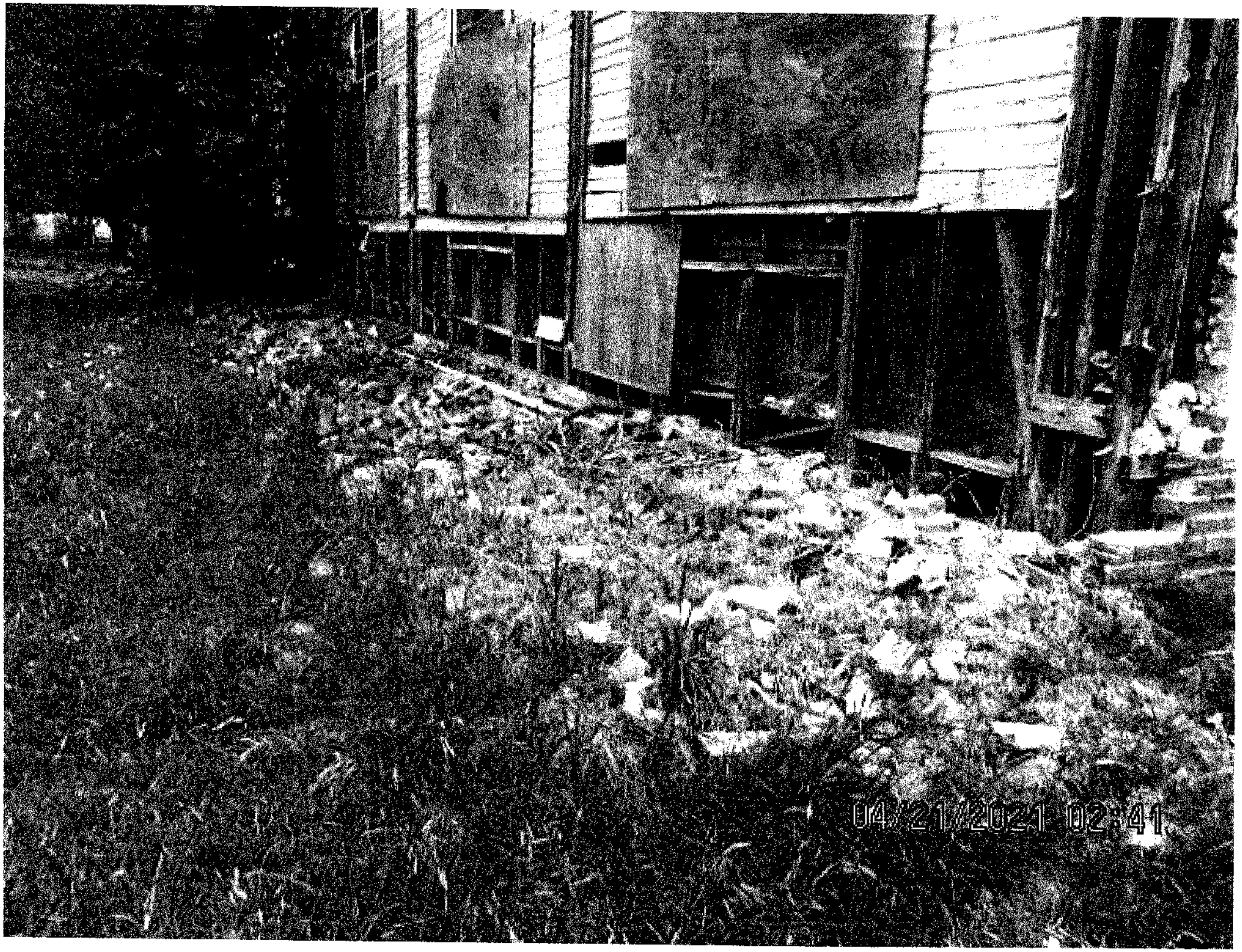
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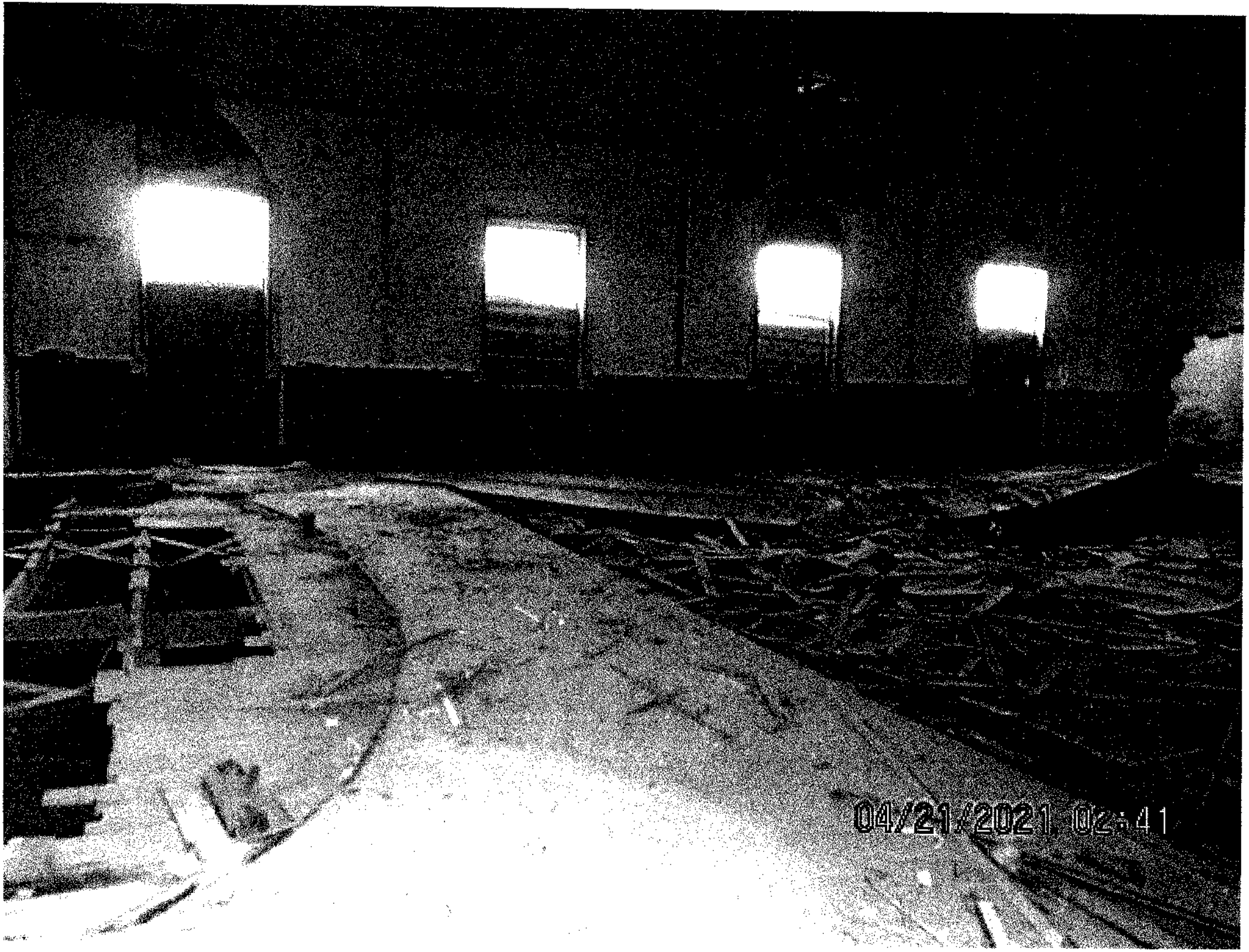
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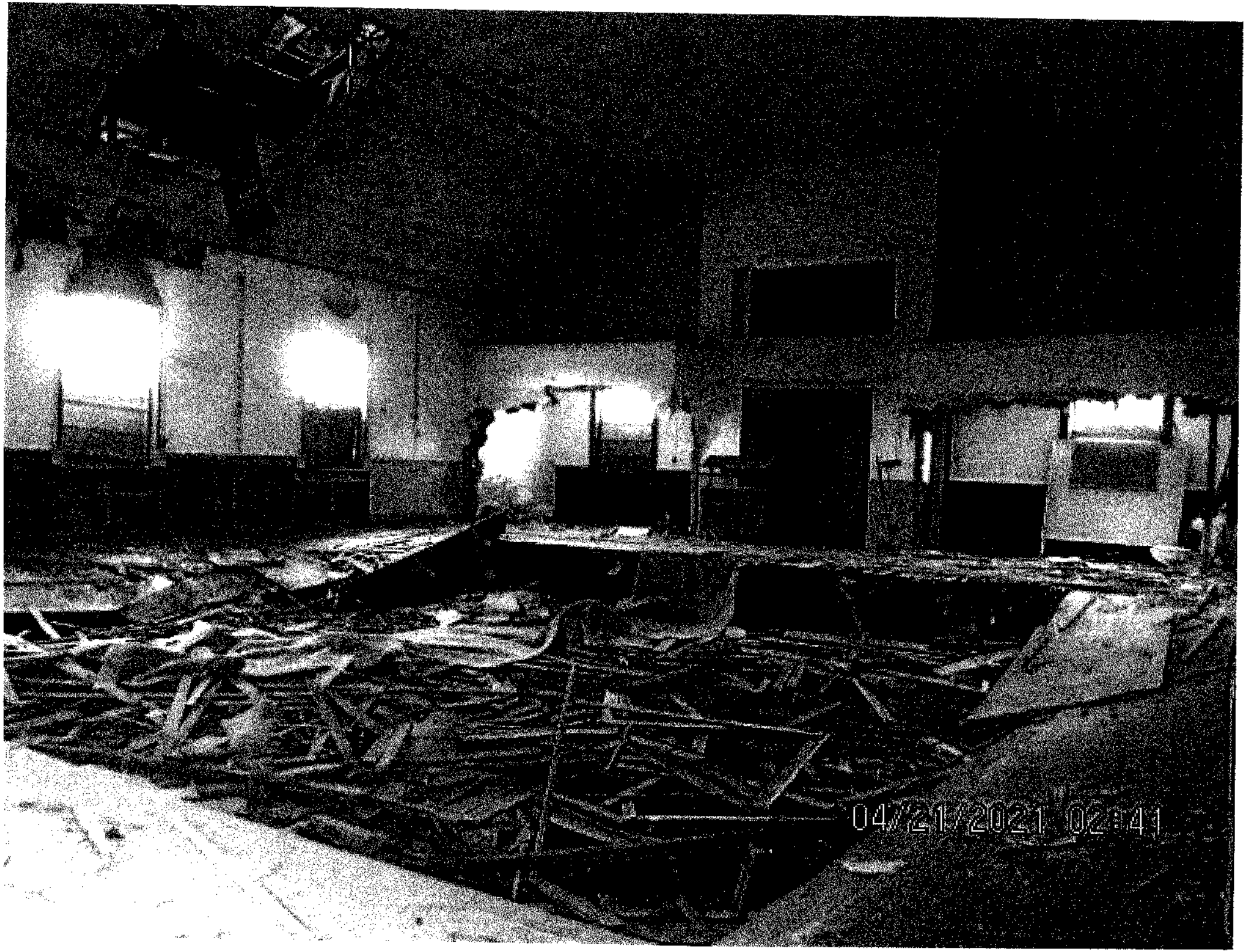
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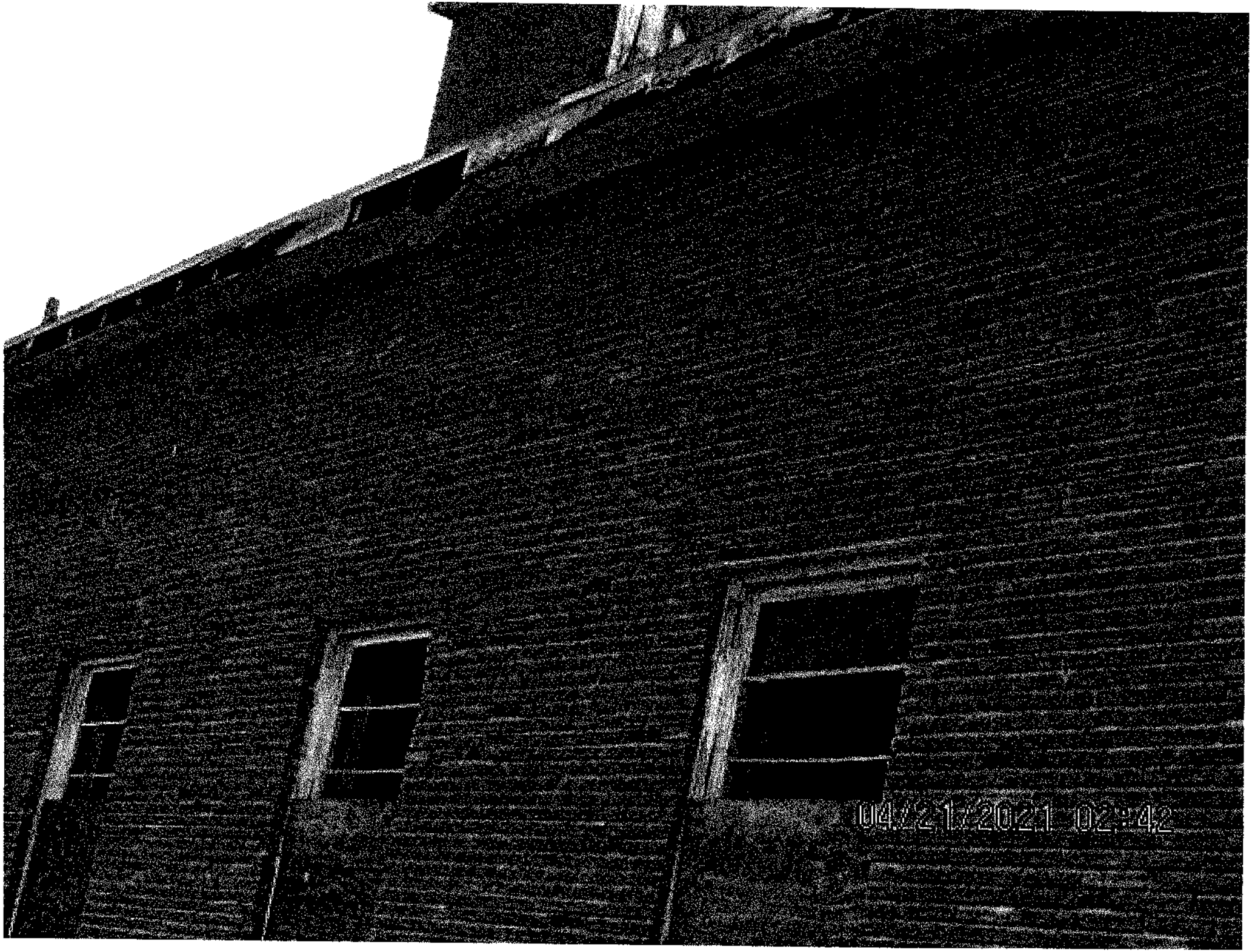
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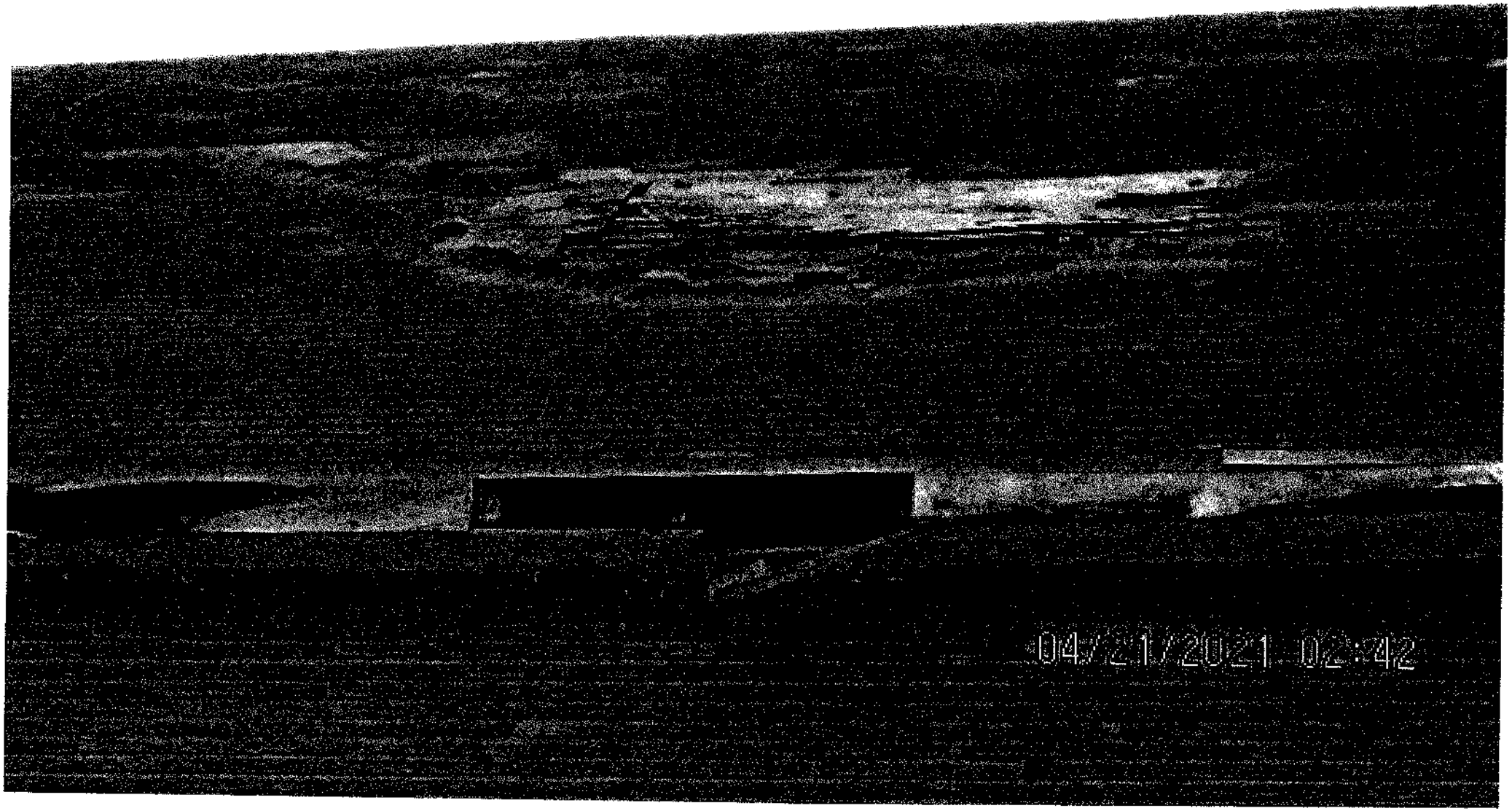
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PUBLIC HEARING #4

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
311 S 4TH ST		Manuel Buentello
LEGAL DESCRIPTION	**BLOCK**	**LOT**
ORIG TOWN	BLOCK 65	LOT 14-16
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
ALVAREZ JUAN	205 W FAIRVIEW	KINGSVILLE, TX 78363

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		AB,B,C,D,H	1,2
Yard						
Condition			X		OV	
Utilities						
Electric			X		D,H	
Gas				X		
Water			X		D,H	
Roof						
Covering			X		D,H	
Walls						
Exterior			X		D,H	
Interior			X		D,H	
Ceilings			X		D,H	
Windows/Doors						
Secured			X		B,D,H	
Condition			X		B,D,H	
Foundation						
Exterior			X		D,H	
Interior			X		D.H	
Plumbing						
Electrical						

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS: THE STRUCTURE SUSTAINED MAJOR DAMAGE DUE TO A FIRE IN APRIL 2019. FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING EASY ACCESS FOR ANIMALS, VAGRANTS, AND CRIMINAL ACTIVITY. HAS BEEN WITHOUT WATER SINCE 4/1/2019 AND ELECTRICAL SINCE 4/2/2019

SIGNATURE: _____ DATE: 1-21-2020

CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
311 S 4th		Maryann Trejo
LEGAL DESCRIPTION	**BLOCK**	**LOT**
Orig Town	65	14-16
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
Juan Alvarez Etux Cynthia	205 W Fairview	Kingsville, TX 78363

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building			X		AB,B,C,D,H,L,MI	1,2,5
Condition						
Yard			X		OV,H	
Condition						
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X			
Walls						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Ceilings			X		AB,B,C,D,H,L,MI	
Windows/Doors						
Secured			X		AB,B,C,D,H,L,MI	
Condition			X		AB,B,C,D,H,L,MI	
Foundation						
Exterior			X		AB,B,C,D,H,L,MI	
Interior				X		
Plumbing			X			
Electrical			X			

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

Found theoverall condition to be in severe and hazardous state of disrepair. It is unsecured and very dangerous allowing easy access for animals, vagrants and criminal acativity

HAS BEEN WITHOUT WATER SINCE AND ELECTRICAL SINCE

SIGNATURE: _____ DATE: 3-1-2021

CITY OF KINGSVILLE BUILDING OFFICIAL

Kingsville

DILAPIDATED STRUCTURES

PRELIMINARY VISUAL INSPECTION CHECKLIST

Owner: _____ Date View: 5-19-2020

Address: 311 S. 4th Kingsville, TX 78364

Legal Description: _____

Exterior Condition of Structure as Viewed from Right-of-Way:

	Yes	No	Comments
Exterior Walls		✓	deteriorated and fire damaged
Roof		✓	fire damaged
Windows		✓	unsecured / fire damaged
Active Gas Svc		✓	none
Active Water Meter		✓	none
Active Electrical		✓	none

Overall Condition of Premises:

	Yes	No	Comments
Grass		✓	high weeds
Debris		✓	light debris
Vehicles		✓	none
Mail/Mail Box	✓		
Fence		✓	none

_____

Code Enforcement Officer

CONDEMNATION CHECKLIST

Property Address: 311 S 4th Phone: _____

Property Owner: Juan Alvarez & Cynthia Phone: _____

Owner's Address: 205 W Fairview Fax: _____
Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
☐ 1-21-2020	1-21-2020	1. Identify structure unfit for human habitation.
☐ 1-21-2020	1-21-2020	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 1-21-2020	1-21-2020	3. Determine ownership from county assessment & tax collection record.
☐ 1-21-2020	1-21-2020	4. Obtain legal description.
☐ 1-21-2020	1-21-2020	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 1-29-2020	1-29-2020	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
resend letter 3-1-2021	3-1-2021	
☐		7. 2nd Notice Sent. (10 day response) (Optional)
☐ 4-20-2021	4-20-2021	8. If response is not received or is not adequate, proceed as follows:
☐ 4-20-2021	4-20-2021	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 4-20-2021	4-20-2021	1) Post affidavit in newspaper twice a week for one week
☐ 4-20-2021	4-20-2021	10. Post sign on property advising date the City

		Council will consider condemnation of structure.
☐ 5-18-2021	5-19-2021	11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐ _____	_____	12. Photograph posted sign with date stamp.
☐ _____	_____	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
		☐ d. Pre-condemnation notice
		☐ e. Condemnation resolution
☐ _____	_____	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐ _____	_____	15. City Council adopts condemnation resolution.
☐ _____	_____	16. File Notice of Condemnation with the County Clerk.
☐ _____	_____	17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐ _____	_____	18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐ _____	_____	19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐ _____	_____	20. Photograph posted notice with date stamp.
☐ _____	_____	21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐ _____	_____	22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐ _____	_____	23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

Prop ID	Owner	%	Legal Description			Values		
12957	63003	100.00 R	**Geo: 100106427000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	35,630
RAMON EDUARDO T			ORIG TOWN, BLOCK 64, LOT 27, 28		Imp NHS:	33,630	Prod Loss:	0
ETUX KALYNN					Land HS:	0	Appraised:	35,630
1906 MORNINGSIDE DR			Acres:	0.0000	Land NHS:	2,000	Cap:	0
ALICE, TX 78332			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	35,630
			Situs: 422 W LOTT TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			35,630	0	35,630	0.830000	295.73

13792	62011	100.00 R	**Geo: 100106429000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	36,330
SAENZ SOFIA C			ORIG TOWN, BLOCK 64, LOT 29-32, ACRES .0		Imp NHS:	32,330	Prod Loss:	0
430 W LOTT AVE					Land HS:	0	Appraised:	36,330
KINGSVILLE, TX 78363-5360			Acres:	0.0000	Land NHS:	4,000	Cap:	0
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	36,330
			Situs: 430 W LOTT	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			36,330	0	36,330	0.830000	301.54

25571	62637	100.00 R	**Geo: 100106501000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	72,620
THE KEEPERS OF THE			ORIG TOWN, BLOCK 65, LOT 1-5, (E X E M P T)		Imp NHS:	63,870	Prod Loss:	0
LIGHTHOUSE MINISTRIES					Land HS:	0	Appraised:	72,620
323 W KENEDY			Acres:	0.0000	Land NHS:	8,750	Cap:	0
KINGSVILLE, TX 78363			State Codes: F1	Map ID:	C1 Prod Use:	0	Assessed:	72,620
			Situs: 323 W KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	EX-XV
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			72,620	72,620	0	0.830000	0.00

19528	57124	100.00 R	**Geo: 100106506000192**	Effective Acres: 0.000000	Imp HS:	23,510	Market:	45,700
GOODE JAMES F			ORIG TOWN, BLOCK 65, LOT 6, 7		Imp NHS:	17,570	Prod Loss:	0
319 W KENEDY					Land HS:	2,310	Appraised:	45,700
KINGSVILLE, TX 78363			Acres:	0.0000	Land NHS:	2,310	Cap:	0
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	45,700
			Situs: 319 W KENEDY TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS, OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			45,700	8,400	37,300	0.830000	309.59

20320	60563	100.00 R	**Geo: 100106508000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	70,010
CUMMINGS JAMES RYAN			ORIG TOWN, BLOCK 65, LOT 8-13		Imp NHS:	59,510	Prod Loss:	0
PO BOX 1256					Land HS:	0	Appraised:	70,010
ORANGE GROVE, TX 78372-12			Acres:	0.0000	Land NHS:	10,500	Cap:	0
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	70,010
			Situs: 315 W KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			70,010	0	70,010	0.830000	581.08

22620	64420	100.00 R	**Geo: 100106514000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	16,400
ALVAREZ JUAN			ORIG TOWN, BLOCK 65, LOT 14-16		Imp NHS:	11,150	Prod Loss:	0
ETUX CYNTHIA					Land HS:	0	Appraised:	16,400
205 W FAIRVIEW			Acres:	0.0000	Land NHS:	5,250	Cap:	0
KINGSVILLE, TX 78363			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	16,400
			Situs: 311 S 4TH ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			16,400	0	16,400	0.830000	136.12

15816	14489	100.00 R	**Geo: 100106517000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	31,330
OCHOA EDDIE			ORIG TOWN, BLOCK 65, LOT 17-20		Imp NHS:	27,330	Prod Loss:	0
ETUX DIANA					Land HS:	0	Appraised:	31,330
621 E ELLA AVE			Acres:	0.0000	Land NHS:	4,000	Cap:	0
KINGSVILLE, TX 78363-3951			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	31,330
			Situs: 319 S 4TH ST	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			31,330	0	31,330	0.830000	260.04

Prop ID	Owner	%	Legal Description			Values		
12957	63003	100.00 R	**Geo: 100106427000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	33,310
RAMON EDUARDO T			ORIG TOWN, BLOCK 64, LOT 27, 28		Imp NHS:	31,310	Prod Loss:	0
ETUX KALYNN					Land HS:	0	Appraised:	33,310
1906 MORNINGSIDE DR			Acres:	0.0000	Land NHS:	2,000	Cap:	0
ALICE, TX 78332			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	33,310
			Situs: 422 W LOTT TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			33,310	0	33,310

13792	62011	100.00 R	**Geo: 100106429000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	36,330
SAENZ SOFIA C			ORIG TOWN, BLOCK 64, LOT 29-32, ACRES .0		Imp NHS:	32,330	Prod Loss:	0
430 W LOTT AVE					Land HS:	0	Appraised:	36,330
KINGSVILLE, TX 78363-5360			Acres:	0.0000	Land NHS:	4,000	Cap:	0
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	36,330
			Situs: 430 W LOTT	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			36,330	0	36,330

25571	62637	100.00 R	**Geo: 100106501000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	72,620
THE KEEPERS OF THE			ORIG TOWN, BLOCK 65, LOT 1-5, (E X E M P T)		Imp NHS:	63,870	Prod Loss:	0
LIGHTHOUSE MINISTRIES					Land HS:	0	Appraised:	72,620
323 W KENEDY			Acres:	0.0000	Land NHS:	8,750	Cap:	0
KINGSVILLE, TX 78363			State Codes: F1	Map ID:	C1 Prod Use:	0	Assessed:	72,620
			Situs: 323 W KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	EX-XV
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			72,620	72,620	0

19528	57124	100.00 R	**Geo: 100106506000192**	Effective Acres: 0.000000	Imp HS:	26,650	Market:	42,170
GOODE JAMES F			ORIG TOWN, BLOCK 65, LOT 6, 7		Imp NHS:	10,900	Prod Loss:	0
319 W KENEDY					Land HS:	2,310	Appraised:	42,170
KINGSVILLE, TX 78363			Acres:	0.0000	Land NHS:	2,310	Cap:	558
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	41,612
			Situs: 319 W KENEDY TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS, OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			41,612	8,400	33,212

20320	60563	100.00 R	**Geo: 100106508000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	84,000
CUMMINGS JAMES RYAN			ORIG TOWN, BLOCK 65, LOT 8-13		Imp NHS:	73,500	Prod Loss:	0
PO BOX 1256					Land HS:	0	Appraised:	84,000
ORANGE GROVE, TX 78372-12			Acres:	0.0000	Land NHS:	10,500	Cap:	0
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	84,000
			Situs: 315 W KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			84,000	0	84,000

22620	64420	100.00 R	**Geo: 100106514000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	13,950
ALVAREZ JUAN			ORIG TOWN, BLOCK 65, LOT 14-16		Imp NHS:	8,700	Prod Loss:	0
ETUX CYNTHIA					Land HS:	0	Appraised:	13,950
205 W FAIRVIEW			Acres:	0.0000	Land NHS:	5,250	Cap:	0
KINGSVILLE, TX 78363			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	13,950
			Situs: 311 S 4TH ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			13,950	0	13,950

15816	14469	100.00 R	**Geo: 100106517000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	28,210
OCHOA EDDIE			ORIG TOWN, BLOCK 65, LOT 17-20		Imp NHS:	24,210	Prod Loss:	0
ETUX DIANA					Land HS:	0	Appraised:	28,210
621 E ELLA AVE			Acres:	0.0000	Land NHS:	4,000	Cap:	0
KINGSVILLE, TX 78363-3951			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	28,210
			Situs: 319 S 4TH ST	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			28,210	0	28,210

Prop ID	Owner	%	Legal Description			Values		
12957	63003	100.00 R	**Geo: 100106427000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	33,310
RAMON EDUARDO T			ORIG TOWN, BLOCK 64, LOT 27, 28		Imp NHS:	31,310	Prod Loss:	0
ETUX KALYNN					Land HS:	0	Appraised:	33,310
1906 MORNINGSIDE DR			Acres:	0.0000	Land NHS:	2,000	Cap:	0
ALICE, TX 78332			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	33,310
			Situs: 422 W LOTT TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			33,310	0	33,310

13792	62011	100.00 R	**Geo: 100106429000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	36,330
SAENZ SOFIA C			ORIG TOWN, BLOCK 64, LOT 29-32, ACRES .0		Imp NHS:	32,330	Prod Loss:	0
430 W LOTT AVE					Land HS:	0	Appraised:	36,330
KINGSVILLE, TX 78363-5360			Acres:	0.0000	Land NHS:	4,000	Cap:	0
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	36,330
			Situs: 430 W LOTT	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			36,330	0	36,330

25571	62637	100.00 R	**Geo: 100106501000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	72,620
THE KEEPERS OF THE			ORIG TOWN, BLOCK 65, LOT 1-5, (E X E M P T)		Imp NHS:	63,870	Prod Loss:	0
LIGHTHOUSE MINISTRIES					Land HS:	0	Appraised:	72,620
323 W KENEDY			Acres:	0.0000	Land NHS:	8,750	Cap:	0
KINGSVILLE, TX 78363			State Codes: F1	Map ID:	C1 Prod Use:	0	Assessed:	72,620
			Situs: 323 W KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	EX-XV
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			72,620	72,620	0

19528	57124	100.00 R	**Geo: 100106506000192**	Effective Acres: 0.000000	Imp HS:	26,650	Market:	42,170
GOODE JAMES F			ORIG TOWN, BLOCK 65, LOT 6, 7		Imp NHS:	10,900	Prod Loss:	0
319 W KENEDY					Land HS:	2,310	Appraised:	42,170
KINGSVILLE, TX 78363			Acres:	0.0000	Land NHS:	2,310	Cap:	556
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	41,612
			Situs: 319 W KENEDY TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS, OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			41,612	8,400	33,212

20320	60563	100.00 R	**Geo: 100106508000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	84,000
CUMMINGS JAMES RYAN			ORIG TOWN, BLOCK 65, LOT 8-13		Imp NHS:	73,500	Prod Loss:	0
PO BOX 1256					Land HS:	0	Appraised:	84,000
ORANGE GROVE, TX 78372-12			Acres:	0.0000	Land NHS:	10,500	Cap:	0
			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	84,000
			Situs: 315 W KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			84,000	0	84,000

22620	64420	100.00 R	**Geo: 100106514000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	13,950
ALVAREZ JUAN			ORIG TOWN, BLOCK 65, LOT 14-16		Imp NHS:	8,700	Prod Loss:	0
ETUX CYNTHIA					Land HS:	0	Appraised:	13,950
205 W FAIRVIEW			Acres:	0.0000	Land NHS:	5,250	Cap:	0
KINGSVILLE, TX 78363			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	13,950
			Situs: 311 S 4TH ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			13,950	0	13,950

15816	14489	100.00 R	**Geo: 100106517000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	28,210
OCHOA EDDIE			ORIG TOWN, BLOCK 65, LOT 17-20		Imp NHS:	24,210	Prod Loss:	0
ETUX DIANA					Land HS:	0	Appraised:	28,210
621 E ELLA AVE			Acres:	0.0000	Land NHS:	4,000	Cap:	0
KINGSVILLE, TX 78363-3951			State Codes: A	Map ID:	C1 Prod Use:	0	Assessed:	28,210
			Situs: 319 S 4TH ST	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			28,210	0	28,210

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY 22620 R

Legal Description
ORIG TOWN, BLOCK 55, LOT 14-16

OWNER ID
64420

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2020

ALVAREZ JUAN
ETUX CYNTHIA
205 W FAIRVIEW
KINGSVILLE, TX 78363

Entities

CAD	100%
CK3	100%
GKL	100%
SKJ	100%
WST	100%

Values

IMPROVEMENTS		8,700
LAND MARKET	+	5,250
MARKET VALUE	=	13,950
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	13,950
HS CAP LOSS	-	0
ASSESSED VALUE	=	13,950

Ref ID2: R22620
100106514000192 Map ID C1

ACRES:
EFF. ACRES:

SITUS 311 S 4TH ST TX

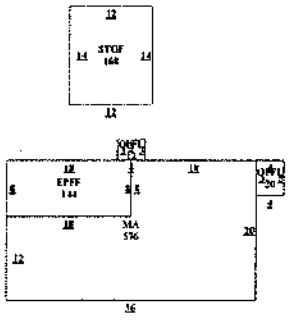
APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	CT
TOPOGRAPHY	LAST APPR. YR	2020
ROAD ACCESS	LAST INSP. DATE	02/11/2020
ZONING	NEXT INSP. DATE	
BUILDER		
NEXT REASON		

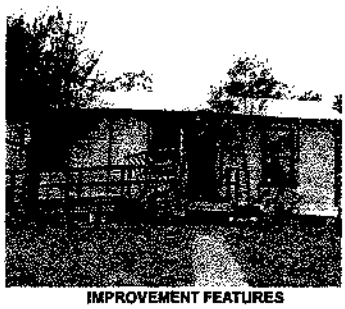
REMARKS FOR '20 CHG EFF YR & DEPR % - ADD PHY %
FOR FIRE DAMAGE PER CT 2/11/20 3/27/20 JO --
FOR 2019 UPDATE APPR CHGS BY SCHEDULE
OR SITE INSP PER CT 2/7/19 3/26/19 JO -- FOR

SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
02/08/2018	12,500	MCCOSLIN J R	WDVL 313481
12/06/2017		AVALOS ROSE ANN	SBTR 312710
09/20/2017		AVALOS ROSE ANN	PROB 8050

SUBD: S001 100.00% NBHD:

IMPROVEMENT INFORMATION

#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF2/	576.0	54.78	1	1950	1976	*	31,550	40%	60%	100%	100%	100%	0.24	7,570
	OPFL	OPEN PORCH F	R	*/	20.0	8.22	1	1950	1976	*	160	40%	60%	100%	100%	100%	0.24	40
	EPFF	ENCLOSED POR	R	*/	144.0	21.91	1	1950	1976	*	3,160	40%	60%	100%	100%	100%	0.24	760
	OPFL	OPEN PORCH F	R	*/	12.0	8.22	1	1950	1976	*	100	40%	60%	100%	100%	100%	0.24	20
	STGF	STORAGE FRAM	R	*/	168.0	9.34	1	1950	1976	*	1,570	20%	100%	100%	100%	100%	0.20	310
1.	RESIDENTIAL			STCD: A1	920.0		Homesite: N				36,540							8,700

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style	1	RM8	0
Flooring	1	FL2	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

SUBD: S001 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

Lt	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF70D140	A1	N	FF	75X140	70.00	5,250	1.00	1.00	A	5,250	NO			0.00	0
Comment: F: 75 R: 75 FF													5,250					0

Effective Date of Appraisal: January 1 Date Printed: 03/18/2021 03:33:39PM by VICKI

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY 22620 R

Legal Description
ORIG TOWN, BLOCK 65, LOT 14-16

OWNER ID
64420

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2020

ALVAREZ JUAN
ETUX CYNTHIA
205 W FAIRVIEW
KINGSVILLE, TX 78363

Ref ID2: R22620
100106514000192 Map ID C1

ACRES:
EFF. ACRES:

SITUS 311 S 4TH ST TX

APPR VAL METHOD: Cost

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		9,750
LAND MARKET	+	5,250
MARKET VALUE	=	15,000
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	15,000
HS CAP LOSS	-	0
ASSESSED VALUE	=	15,000

GENERAL

UTILITIES	LAST APPR.	CT
TOPOGRAPHY	LAST APPR. YR	2019
ROAD ACCESS	LAST INSP. DATE	02/07/2019
ZONING	NEXT INSP. DATE	
BUILDER		
NEXT REASON		

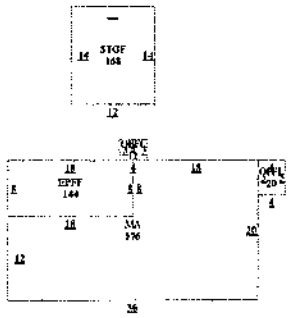
REMARKS FOR 2019 UPDATE APPR CHGS BY SCHEDULE OR SITE INSP PER CT 2/7/19 3/26/19 JO -- FOR '19 REMOVE OPFL & CHG STGA TO STGF PER IE 1/24/19 3/11/19 JO -- FOR '16 CHG EFF YR &

BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

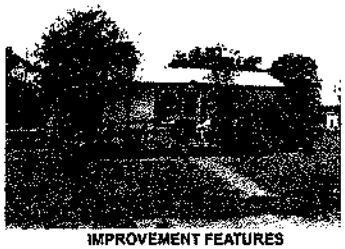
SALE DT	PRICE	GRANTOR	DEED INFO
02/08/2018	*****	MCCOSLIN J R	WDVL 313481
12/06/2017	*****	AVALOS ROSE ANN	SBTR 312710
09/20/2017	*****	AVALOS ROSE ANN	PROB 6050

SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

PICTURE



SUBD: S001 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF2/	576.0	54.78	1	1950	1968	*	31,550	27%	100%	100%	100%	100%	0.27	8,520
	OPFL	OPEN PORCH F	R	*/	20.0	8.22	1	1950	1968	*	160	27%	100%	100%	100%	100%	0.27	40
	EPFF	ENCLOSED POR	R	*/	144.0	21.91	1	1950	1968	*	3,160	27%	100%	100%	100%	100%	0.27	850
	OPFL	OPEN PORCH F	R	*/	12.0	8.22	1	1950	1968	*	100	27%	100%	100%	100%	100%	0.27	30
	STGF	STORAGE FRAM	R	*/	168.0	9.34	1	1950	1968	*	1,570	20%	100%	100%	100%	100%	0.20	310
1.	RESIDENTIAL			STCD: A1	920.0		Homesite: N				36,540							9,750

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style	1	RM8	0
Flooring	1	FL2	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

PRELIMINARY VALUE SUBJECT TO CHANGE

SUBD: S001 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF70D140	A1	N	FF	75X140	70.00	5,250	1.00	1.00	A	5,250	NO			0.00	0
Comment: F: 75 R: 75 FF													5,250					0

Effective Date of Appraisal: January 1 Date Printed: 01/22/2020 10:45:11AM by NORMAA

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY **22620** R

Legal Description
ORIG TOWN, BLOCK 65, LOT 14-16

OWNER ID 64420

OWNERSHIP 100.00%

PROPERTY APPRAISAL INFORMATION 2020

ALVAREZ JUAN
ETUX CYNTHIA
205 W FAIRVIEW
KINGSVILLE, TX 78363

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		8,700
LAND MARKET	+	5,250
MARKET VALUE	=	13,950
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	13,950
HS CAP LOSS	-	0
ASSESSED VALUE	=	13,950

Ref ID2: R22620
100106514000192 Map ID C1

ACRES:
EFF. ACRES:

SITUS 311 S 4TH ST TX

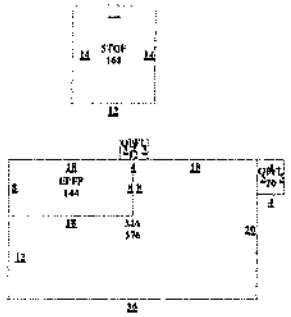
APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	CT
TOPOGRAPHY	LAST APPR. YR	2020
ROAD ACCESS	LAST INSP. DATE	02/11/2020
ZONING	NEXT INSP. DATE	
BUILDER		
NEXT REASON		

REMARKS FOR '20 CHG EFF YR & DEPR % - ADD PHY %
FOR FIRE DAMAGE PER CT 2/11/20 3/27/20 JO --
FOR 2019 UPDATE APPR CHGS BY SCHEDULE
OR SITE INSP PER CT 2/7/19 3/26/19 JO -- FOR

SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
02/08/2018	12,500	MCCOSLIN J R	WDVL 313461
12/06/2017		AVALOS ROSE ANN	SBTR 312710
09/20/2017		AVALOS ROSE ANN	PROB 6050

SUBD: S001 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF2/	576.0	54.78	1	1950	1976	*	31,550	40%	60%	100%	100%	100%	0.24	7,570
	OPFL	OPEN PORCH F	R	*/	20.0	8.22	1	1950	1976	*	160	40%	60%	100%	100%	100%	0.24	40
	EPFF	ENCLOSED POR	R	*/	144.0	21.91	1	1950	1976	*	3,160	40%	60%	100%	100%	100%	0.24	760
	OPFL	OPEN PORCH F	R	*/	12.0	8.22	1	1950	1976	*	100	40%	60%	100%	100%	100%	0.24	20
	STGF	STORAGE FRAM	R	*/	168.0	9.34	1	1950	1976	*	1,570	20%	100%	100%	100%	100%	0.20	310
1.	RESIDENTIAL			STCD: A1	920.0		Homesite: N				36,540							8,700

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style	1	RM8	0
Flooring	1	FL2	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

SUBD: S001 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF70D140	A1	N	FF	75X140	70.00	5,250	1.00	1.00	A	5,250	NO			0.00	0
Comment: F: 75 R: 75 FF													5,250					0

Effective Date of Appraisal: January 1 Date Printed: 08/04/2020 09:07:04AM by VICKI

STATEMENT OF ALL TAXES DUE

ACCT # 1-001-065-14000-192
DATE 03/18/2021
JL

MARIA V. VALADEZ, TAC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

ORIG TOWN, BLOCK 65, LOT 14-16

PROP TYPE-A1A1
PCT OWNER-

TOWN -
ACRES - .241

LOCATION- 311 S 4TH ST

Values

LAND MKT VALUE	5,250	IMPR/PERS MKT VAL	8,700
LAND AGR VALUE		MKT. BEFORE EXEMP	13,950
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

ALVAREZ JUAN
ETUX CYNTHIA
205 W FAIRVIEW

KINGSVILLE TX 78363

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2020	.00	.00	.00	.00
	.00	.00	.00	.00

ACCT # 1-001-065-14000-192

TOTAL DUE 03/2021	.00
TOTAL DUE 04/2021	.00
TOTAL DUE 05/2021	.00
TOTAL DUE 06/2021	.00

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	.00	.00	.00	.00
CITY OF KINGSVILLE	.00	.00	.00	.00
KINGSVILLE ISD	.00	.00	.00	.00
SOUTH TX WATER AUTH	.00	.00	.00	.00

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	109.57
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	118.87
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	211.89
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	12.12
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	452.45

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

ND811-LRKC

STATEMENT OF ALL TAXES DUE

ACCT # 1-001-065-14000-192
DATE 02/05/2020
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-0542

Property Description

ORIG TOWN, BLOCK 65, LOT 14-16

PROP TYPE-A1A1
PCT OWNER-

TOWN -
ACRES - .241

LOCATION- 311 S 4TH ST

Values

LAND MKT VALUE	5,250	IMPR/PERS MKT VAL	11,150
LAND AGR VALUE		MKT. BEFORE EXEMP	16,400
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

ALVAREZ JUAN
ETUX CYNTHIA
205 W FAIRVIEW

KINGSVILLE TX 78363

	LEVY	P&I	ATTY FEES	AMT DUE
TAXES 2019	.00	.00	.00	.00
	.00	.00	.00	.00

ACCT # 1-001-065-14000-192

TOTAL DUE 02/2020	.00
TOTAL DUE 03/2020	.00
TOTAL DUE 04/2020	.00
TOTAL DUE 05/2020	.00

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	LEVY	P&I	ATT FEES	TOTAL
KLEBERG COUNTY	.00	.00	.00	.00
CITY OF KINGSVILLE	.00	.00	.00	.00
KINGSVILLE ISD	.00	.00	.00	.00
SOUTH TX WATER AUTH	.00	.00	.00	.00

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	126.20
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	139.90
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	249.10
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	14.25
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	529.45

YOU MAY PAY YOUR TAXES ONLINE AT www.texasonlinerecords.com
A PROCESSING FEE OF 2.95% WILL BE APPLIED TO CREDIT CARD PAYMENTS

ND811-LRKC

Kleberg CAD

Property Search > 22620 ALVAREZ JUAN for Year 2020

Tax Year: 2020 - Values not available

Property

Account

Property ID:	22620	Legal Description:	ORIG TOWN, BLOCK 65, LOT 14-16
Geographic ID:	100106514000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	311 S 4TH ST TX	Mapsco:	
Neighborhood:		Map ID:	C1
Neighborhood CD:			

Owner

Name:	ALVAREZ JUAN	Owner ID:	64420
Mailing Address:	ETUX CYNTHIA 205 W FAIRVIEW KINGSVILLE, TX 78363	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	N/A	
(+) Improvement Non-Homesite Value:	+	N/A	
(+) Land Homesite Value:	+	N/A	
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	N/A	N/A
(+) Timber Market Valuation:	+	N/A	N/A
(=) Market Value:	=	N/A	
(–) Ag or Timber Use Value Reduction:	–	N/A	
(=) Appraised Value:	=	N/A	
(–) HS Cap:	–	N/A	
(=) Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: ALVAREZ JUAN

% Ownership: 100.0000000000%

Total Value: N/A

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	N/A	N/A	N/A	N/A
SKI	KINGSVILLE I.S.D.	N/A	N/A	N/A	N/A
	Total Tax Rate:	N/A			
				Taxes w/Current Exemptions:	N/A
				Taxes w/o Exemptions:	N/A

Improvement / Building

Improvement #1: RESIDENTIAL **State Code:** A1 **Living Area:** 576.0 sqft **Value:** N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF2	EW1	1950	576.0
OPFL	OPEN PORCH FRAME LOW	*		1950	20.0
EPFF	ENCLOSED PORCH FRAME FINISHED	*		1950	144.0
OPFL	OPEN PORCH FRAME LOW	*		1950	12.0
STGF	STORAGE FRAME (FAIR)	*		1950	168.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.2410	10500.00	75.00	140.00	N/A	N/A

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	N/A	N/A	N/A	N/A	N/A	N/A
2019	$11,150	$5,250	0	16,400	$0	$16,400
2018	$7,870	$5,250	0	13,120	$0	$13,120
2017	$7,870	$5,250	0	13,120	$0	$13,120
2016	$7,870	$5,250	0	13,120	$0	$13,120
2015	$8,700	$5,250	0	13,950	$0	$13,950
2014	$8,700	$5,250	0	13,950	$0	$13,950
2013	$8,700	$5,250	0	13,950	$0	$13,950
2012	$8,700	$5,250	0	13,950	$0	$13,950
2011	$8,700	$5,250	0	13,950	$0	$13,950
2010	$8,700	$5,250	0	13,950	$0	$13,950
2009	$8,700	$5,250	0	13,950	$0	$13,950
2008	$8,700	$5,250	0	13,950	$0	$13,950
2007	$8,700	$5,250	0	13,950	$0	$13,950
2006	$7,840	$5,250	0	13,090	$0	$13,090

Questions Please Call (361) 595-8775

Kleberg CAD

Property Search > 22620 ALVAREZ JUAN for Year 2020

Tax Year: 2020

Property

Account

Property ID:	22620	Legal Description:	ORIG TOWN, BLOCK 65, LOT 14-16
Geographic ID:	100106514000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	311 S 4TH ST TX	Mapsco:	
Neighborhood:		Map ID:	C1
Neighborhood CD:			

Owner

Name:	ALVAREZ JUAN	Owner ID:	64420
Mailing Address:	ETUX CYNTHIA 205 W FAIRVIEW KINGSVILLE, TX 78363	% Ownership:	100.0000000000%
		Exemptions:	

Values

(+) Improvement Homesite Value:	+	$0	
(+) Improvement Non-Homesite Value:	+	$8,700	
(+) Land Homesite Value:	+	$0	
(+) Land Non-Homesite Value:	+	$5,250	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	$0	$0
(+) Timber Market Valuation:	+	$0	$0
(=) Market Value:	=	$13,950	
(–) Ag or Timber Use Value Reduction:	–	$0	
(=) Appraised Value:	=	$13,950	
(–) HS Cap:	–	$0	
(=) Assessed Value:	=	$13,950	

Taxing Jurisdiction

Owner: ALVAREZ JUAN
% Ownership: 100.0000000000%
Total Value: $13,950

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	0.000000	$13,950	$13,950	$0.00
CKI	CITY OF KINGSVILLE	0.853040	$13,950	$13,950	$119.00
GKL	KLEBERG COUNTY	0.769500	$13,950	$13,950	$107.35
SKI	KINGSVILLE I.S.D.	1.518900	$13,950	$13,950	$211.88
WST	SOUTH TEXAS WATER AUTHORITY	0.086911	$13,950	$13,950	$12.12

Total Tax Rate: 3.228351

Taxes w/Current Exemptions: $450.35
Taxes w/o Exemptions: $450.35

Improvement / Building

Improvement #1: RESIDENTIAL **State Code:** A1 **Living Area:** 576.0 sqft **Value:** $8,700

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF2	EW1	1950	576.0
OPFL	OPEN PORCH FRAME LOW	*		1950	20.0
EPFF	ENCLOSED PORCH FRAME FINISHED	*		1950	144.0
OPFL	OPEN PORCH FRAME LOW	*		1950	12.0
STGF	STORAGE FRAME (FAIR)	*		1950	168.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.2410	10500.00	75.00	140.00	$5,250	$0

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	$8,700	$5,250	0	13,950	$0	$13,950
2019	$11,150	$5,250	0	16,400	$0	$16,400
2018	$7,870	$5,250	0	13,120	$0	$13,120
2017	$7,870	$5,250	0	13,120	$0	$13,120
2016	$7,870	$5,250	0	13,120	$0	$13,120
2015	$8,700	$5,250	0	13,950	$0	$13,950
2014	$8,700	$5,250	0	13,950	$0	$13,950
2013	$8,700	$5,250	0	13,950	$0	$13,950
2012	$8,700	$5,250	0	13,950	$0	$13,950
2011	$8,700	$5,250	0	13,950	$0	$13,950
2010	$8,700	$5,250	0	13,950	$0	$13,950
2009	$8,700	$5,250	0	13,950	$0	$13,950
2008	$8,700	$5,250	0	13,950	$0	$13,950
2007	$8,700	$5,250	0	13,950	$0	$13,950
2006	$7,840	$5,250	0	13,090	$0	$13,090

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	2/8/2018	WDVL	WARRANTY DEED W/VENDOR'S LEIN	MCCOSLIN J R	ALVAREZ JUAN			313481
2	12/6/2017	SBTR	SUBSTITUTE TRUSTEE'S DEED	AVALOS ROSE ANN R EST	MCCOSLIN J R			312710
3	9/20/2017	PROB	PROBATE	AVALOS ROSE ANN R EST	AVALOS ROSE ANN R EST			6050

Tax Due

Property Tax Information as of 08/06/2020

Amount Due if Paid on:

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due

NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

Questions Please Call (361) 595-5775

Website version: 1.2.2.31 Database last updated on: 8/5/2020 8:17 PM © N. Harris Computer Corporation

2021 - Values not available

Account

Property ID:	22620	Legal Description:	ORIG TOWN, BLOCK 65, LOT 14-16
Geographic ID:	100106514000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	311 S 4TH ST TX	Mapsco:	
Neighborhood:		Map ID:	C1
Neighborhood CD:			

Owner

Name:	ALVAREZ JUAN	Owner ID:	64420
Mailing Address:	ETUX CYNTHIA 205 W FAIRVIEW KINGSVILLE, TX 78363	% Ownership:	100.0000000000%
		Exemptions:	

(+) Improvement Homesite Value:	+	N/A		
(+) Improvement Non-Homesite Value:	+	N/A		
(+) Land Homesite Value:	+	N/A		
(+) Land Non-Homesite Value:	+	N/A	Ag / Timber Use Value	
(+) Agricultural Market Valuation:	+	N/A		N/A
(+) Timber Market Valuation:	+	N/A		N/A
(=) Market Value:	=	N/A		
(–) Ag or Timber Use Value Reduction:	–	N/A		
(=) Appraised Value:	=	N/A		
(–) HS Cap:	–	N/A		
(=) Assessed Value:	=	N/A		

Improvement #1: RESIDENTIAL **State Code:** A1 **Living Area:** 576.0 sqft **Value:** N/A

Google Maps 311 S 4th St



Map data ©2021 200 ft



311 S 4th St

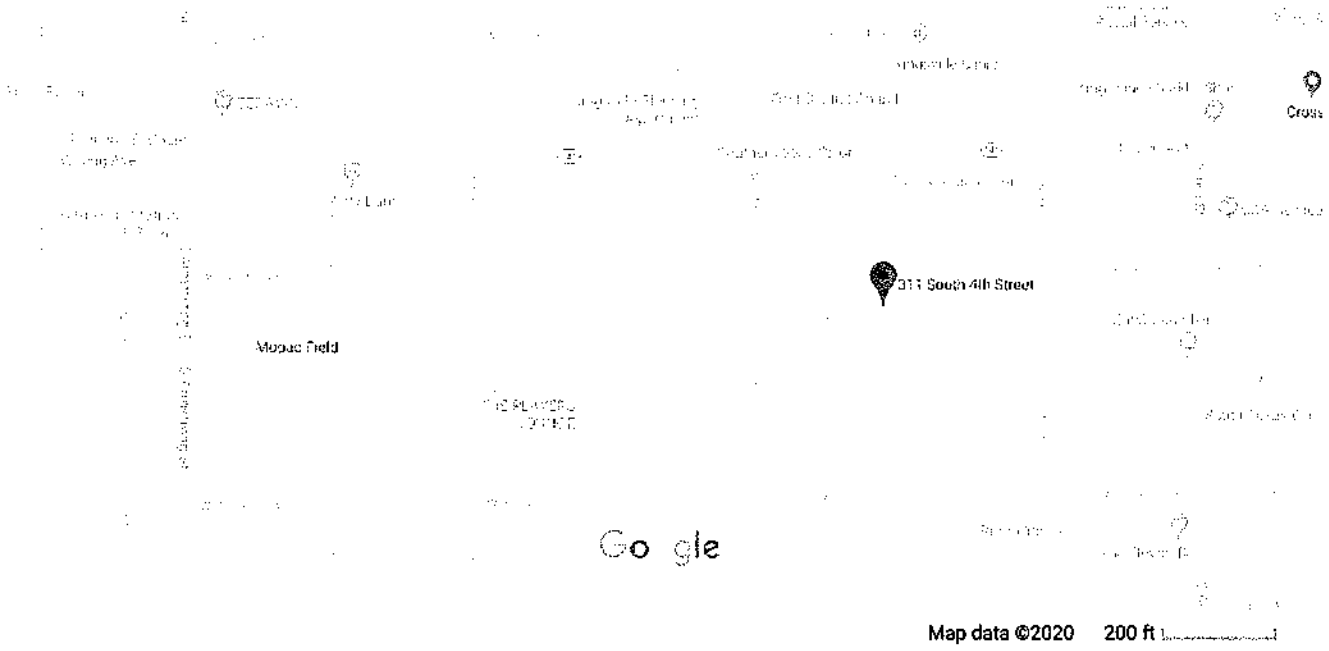
Building

Directions Save Nearby Send to your phone Share

311 S 4th St, Kingsville, TX 78363

Photos

Google Maps 311 S 4th St





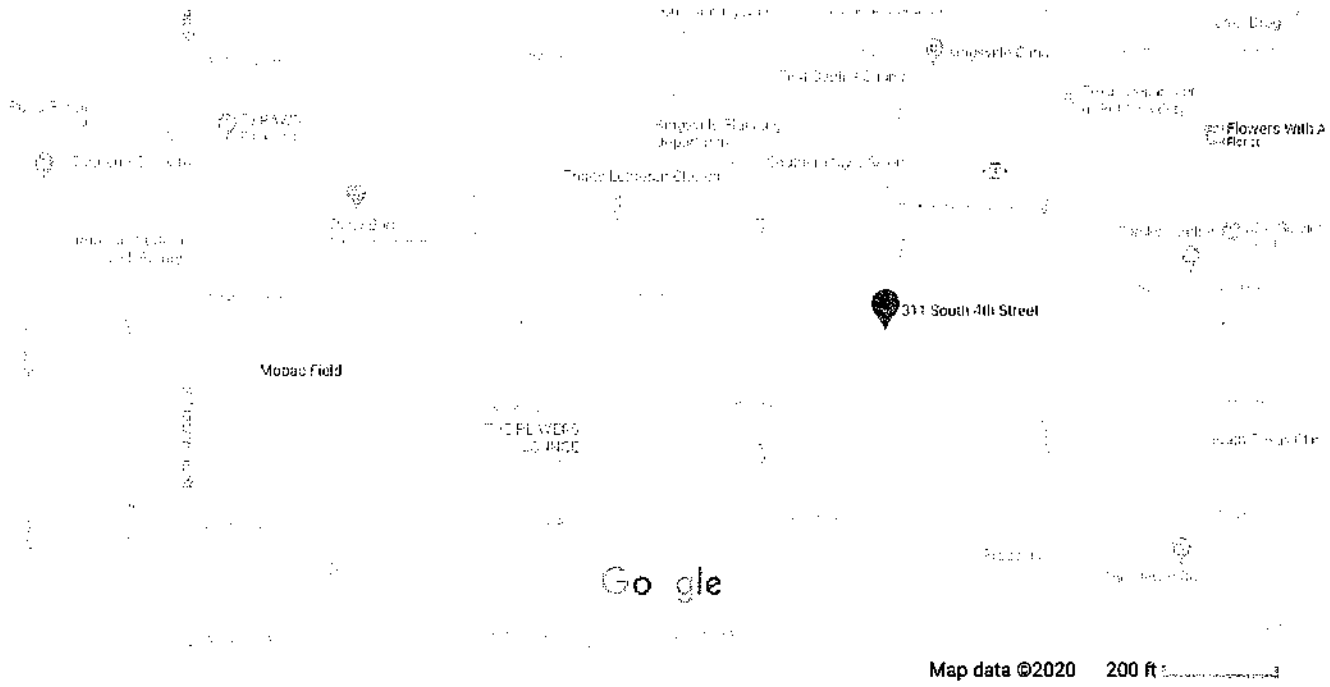
311 S 4th St

Kingsville, TX 78363

Directions Save Nearby Send to your phone Share

Photos

Google Maps 311 S 4th St





311 S 4th St

Kingsville, TX 78363

Building

Directions Save Nearby Send to your phone Share

Photos

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

JANUARY 29,2020

JUAN ALVAREZ AND CYNTHIA ALVAREZ
205 W FAIRVIEW
KINGSVILLE, TX 78363

Re: ORIG TOWN, BLOCK 65, LOT 14-16 311 S 4TH ST

Dear Sir or Madam:

It has been determined that the structure at **311 S 4TH** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

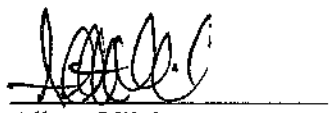
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Albert Vilches
Building Official

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

MARCH 15, 2021

JUAN ALVAREZ AND CYNTHIA ALVAREZ
205 W FAIRVIEW
KINGSVILLE, TX 78363

Re: ORIG TOWN, BLOCK 65, LOT 14-16 311 S 4TH

Dear Sir or Madam:

It has been determined that the structure at **311 S 4TH** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

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(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

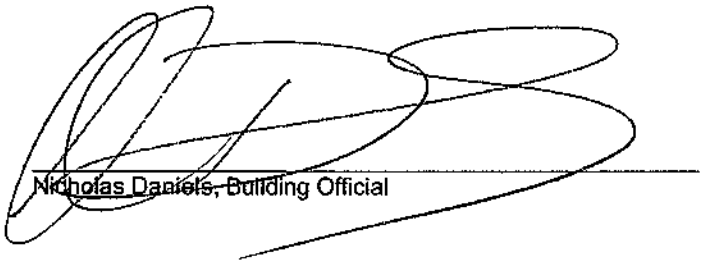
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Nicholas Daniels, Building Official

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5:00 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
816 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

Community Events Calendar May

Saturday, May 1

• Learn about local resources and services at the Community Resource Drive-Thru from 10 a.m. to noon at Boys & Girls Club of Alice parking lot, 793 S. Texas Blvd. in Alice. Free giveaways.

Monday, May 3

• Celebrate Recovery! Twelve step program centered on Jesus Christ is now open to the community. The group meets every Monday evening at 6:30 p.m. for a light meal, 7 p.m. large group and 7:30 p.m. for small groups at 515 E. General Cavazos Blvd. in the Fellowship Hall.

• Be A Champion Free Grab & Go Kids' Meals in partnership with 12th St. Gym are available from 4:30 to 6 p.m. at 525 S. 12th St. in Kingsville. All meals are available to all children 18 years of age and younger. The meals are complete ready to eat meals that are individually packaged. Meals are picked up by drive thru and are distributed on a first come - first serve basis, while meals last. If child is not present, bring one of the following forms of ID: letter from school proving enrollment, report card, school ID, official attendance record or birth certificate. For more information, call (281) 833-3129.

Wednesday, May 5

• The Kingsville Noon Lions Club will sponsor an event "Scammers and Hackers" (It could happen to you), presented by Kingsville Police Department Officers Justin Dodd and Bradley Lile. Reserved seating. For more information or to reserve a seat, call Rev. Battle at (361) 455-9641 or Irma Hulen at (956) 245-2495. COVID-19 precautions observed.

Thursday, May 6

• National Day of Prayer will be held at 12 p.m. in front of the Kleberg County Courthouse steps. With the permission of Judge Rudy Madrid and Mayor Sam Fugate, this event will be hosted by the City of Kingsville.

Saturday, May 8

• Kingsville Garden Club Plant Exchange will be from 9 a.m. to 12 p.m. at Kleberg Bank.

Tuesday, May 11

• Kingsville ISD school board meeting is scheduled for 5:30 p.m. at KISD Administration Building Board Room.

Wednesday, May 19

• Ricardo ISD school board will hold a regular board meeting at 7 p.m. For more information, go to ricardoisd.us.

Continuing through May

• Kingsville Kleberg Health Department Animal Control & Care Center is offering $10 adoption fees for dogs and cats looking for a forever home. If interested in meeting any of the shelter animals, call (361) 592-3324 to schedule an appointment.

• The Bishop Police Department will host a Department Bicycle Registration Program at no cost to the public. For more information on how to register your bicycle, call the Bishop Police Department Communications non-emergency line at (361) 584-2443.

• The Robert J. Kleberg Public Library in Kingsville invites all Kenedy County residents to come in and sign-up for a new library card or renew an existing card. The Kenedy County Commissioners Court have underwritten the annual non-resident fees for a library card for calendar year 2021. Library card registration is open until Dec. 31, 2021. Residents can apply by visiting the library at 220 N. 4th St. in Kingsville. The library's hours are from 8 a.m. to 6 p.m. Tuesday through Friday and 9 a.m. to 1 p.m. on Saturday. The library is closed on Sundays and Mondays. Current members who have lost or misplaced their library card can pay $3 for a replacement. For more information, call (361) 592-6381.

• Free fixed COVID-19 testing will be available six days a week. The site is open from 9 a.m. to 4 p.m. Tuesdays and Thursdays at the City of Kingsville Health Department at 3421 N. Farm to Market 1355. Pre-registration is available at GoGetTested.com or register on-site.

To submit a community event, email it to circulation@kingsvillerecord.com by 5 p.m. Monday for the Thursday newspaper edition.

This section is sponsored by Allison Strauss, Attorney at Law, PLLC

Saenz elected president of National Community Pharmacy Association



Alvaro Rene Saenz

Alvaro Rene Saenz, a 2016 alumnus of Santa Gertrudis Academy, has been elected president of the National Community Pharmacy Association for the 2021-2022 school year.

Saenz, the quarterback of the Lions football team while in high school, is completing his first year as a Doctor of Pharmacy candidate at The University of the Incarnate Word-Feik Pharmacy School. He was graduated in 2019 from The University of Mary Hardin–Baylor where he received a bachelor's degree in Biochemistry.

Alvaro is the son of Armando and Zaida Saenz from Benavides, Texas.



Celebrating Earth Day

Pre-K3 through second grade students at Santa Gertrudis School Ranch Campus celebrated Earth Day on April 22 with a variety of activities. One activity was planting a lilac tree in memory of their PreK3 aid, Mrs. Ruiz, who passed away earlier this year. A fingerprint rock garden was also made in her honor. In addition to the dedication to Mrs Ruiz, the children celebrated by planting barrels of wild flowers around the campus, along with Earth Day crafts. (Courtesy photo)

Pet of the Week

Helping animals find "forever" homes.



Meet 'Evelyn'

Meet Evelyn, she loves attention and head scratches. Her personality is so sweet and friendly. Evelyn has a special left ear but hears all the special coos you give her. Up-to-date on vaccines, neutered and FIV/leukemia negative. For more information or an adoption application, call or text (361) 516-1456 or email: animalrescuekleberg@yahoo.com.

The Pet of the Week section is sponsored by Mallicoate Liquor.

John Andrew

Construction Services

• Land Clearing • Tree Removal • Demolition • Sea Walls • Fishing Piers • Docks • New Homes • Remodeling • Additions • Roofing • Concrete Work

Rio Grande Valley (956) 367-1446

Coastal Bend (361) 389-5441

NOW OPEN!

Mallicoate Liquor

Kingsville Newest Liquor Store!

1701 Brahma Blvd.
Kingsville, Texas 78363
(361) 221-8118

Proud supporters of Pet of the Week

Allison Strauss

Attorney at Law, PLLC

100 E. Kleberg Ave., Suite 322

Kingsville, Texas 78363

allison@kingsvillelaw.com

www.kingsvillelaw.com

(361) 516-0034

Rates and Plans for Health Insurance Coverage are Changing!

New Income limits for 2020

BETTER PLANS AND PRICES MAY BE AVAILABLE!

Open Enrollment starts February 15, 2021

and runs through May 15, 2021

- We will help with selecting the best health insurance plan for you and your family
- Help you apply for a tax subsidy to help pay ALL OR MOST of your health insurance premium.
- CALL OR EMAIL TODAY TO SCHEDULE AN APPOINTMENT.

CHRISTUS Health Plan

Blue Cross Blue Shield

James R. Kirkpatrick, CLU

KIRKPATRICK & ASSOCIATES

1314 E. King St., Kingsville

(361) 592-4281 office • (361) 779-0658 cell

jameskdba@sbcglobal.net

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
519 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any those properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 2756

APRIL 20, 2021

JUAN ALVAREZ AND CYNTHIA ALVAREZ
205 W FAIRVIEW
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 311 S 4TH**

Dear Sir or Madam:

On March 15, 2021 a letter was sent from the City of Kingsville stating that your property located at **311 S 4TH** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MAY 24, 2021** at **5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for **MAY 24, 2021**.

The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Nicholas Daniels
Building Official

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Juan Alvarez
Cynthia Alvarez
305 Fair View
Kingsville TX 78363



9590 9402 4205 8121 3446 82

2. Article Number (Transfer from service label)

7011 1570 0003 3833 2756

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X C-19 ☑ Agent ☐ Addre

B. Received by (Printed Name) C. Date of Deli 4-22

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☒ No

3. Service Type
- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Priority Mail Express
- ☐ Registered Mail™
- ☐ Registered Mail Res Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmat
- ☐ Signature Confirmat Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Rec

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Juan Alvarez
Cynthia Alvarez
305 W Fair View
Kingsville TX 78363



9590 9402 4205 8121 3446 13

2. Article Number (Transfer from service label)

7011 1570 0003 3833 2923

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X J. ALVAREZ ☐ Agent ☐ Address

B. Received by (Printed Name) E. MATA 4/7-6 Cov 19 C. Date of Deliv 3-24-

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restri Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmatio
- ☐ Signature Confirmatio Restricted Delivery

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Rece


01/13/2020 17:04

NOTICE
01/13/2020 17:03


01/13/2020 15:40


01/13/2020 15:41


01/13/2020 15:40


01/13/2020 15:40


01/13/2020 15:41


01/13/2020 15:42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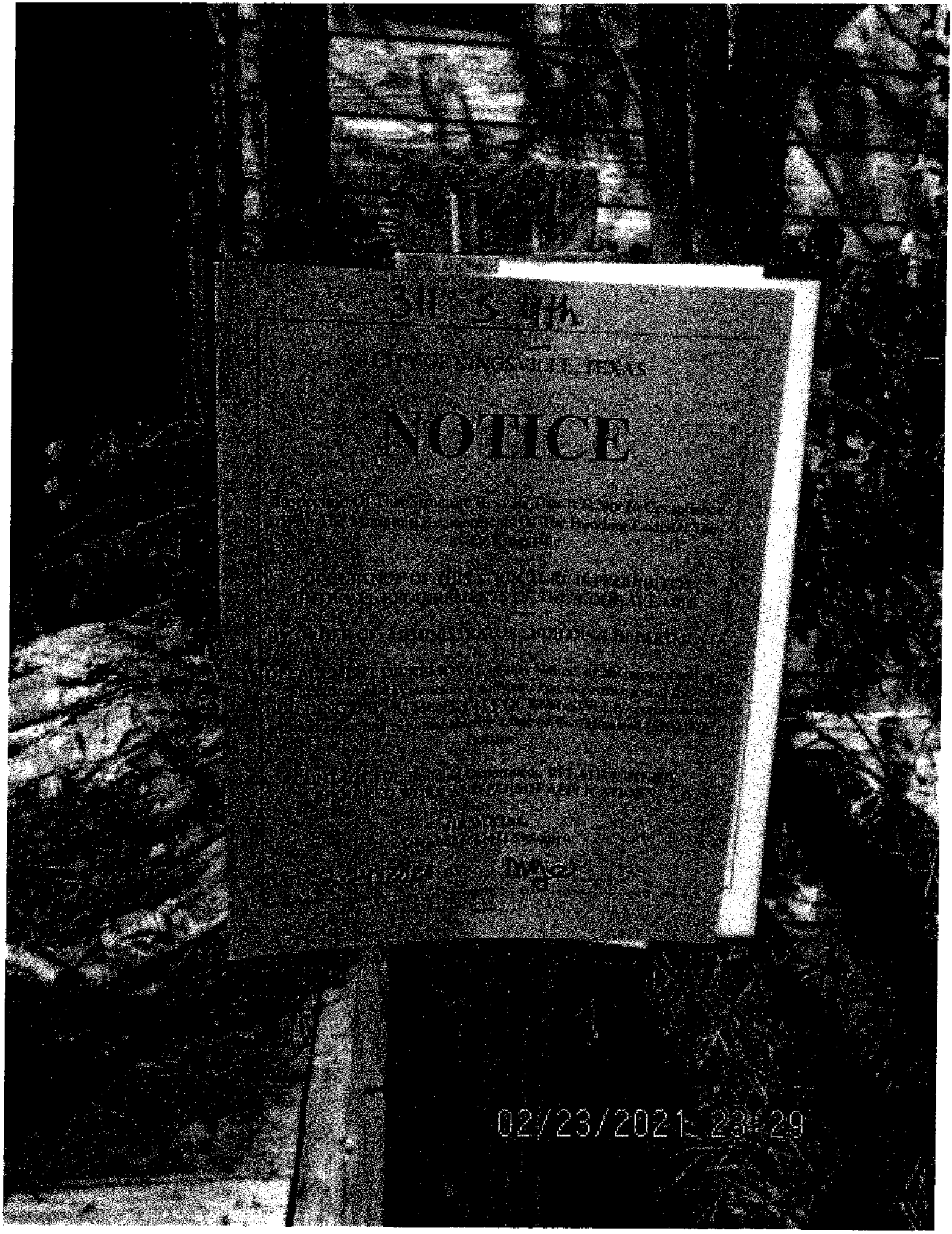
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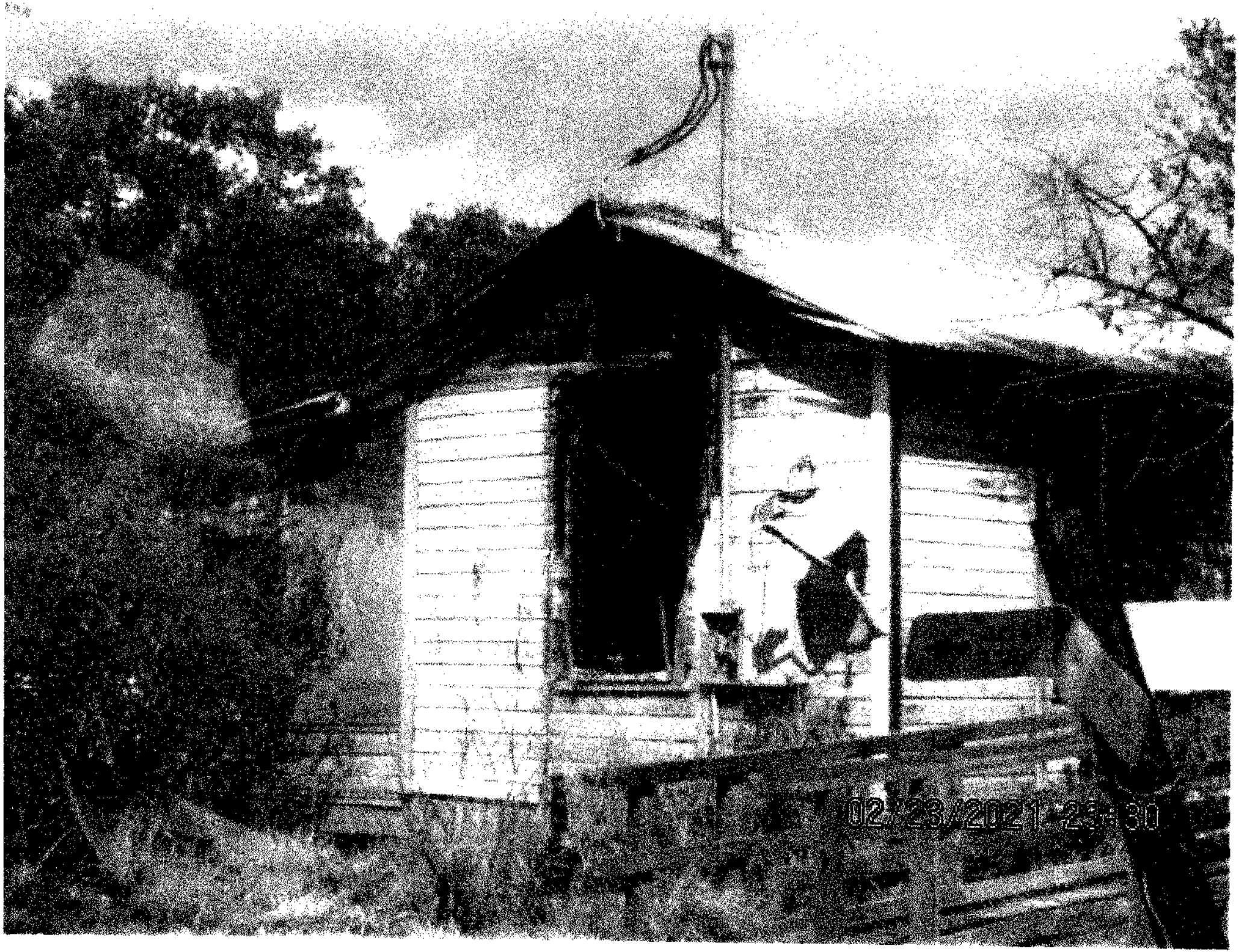
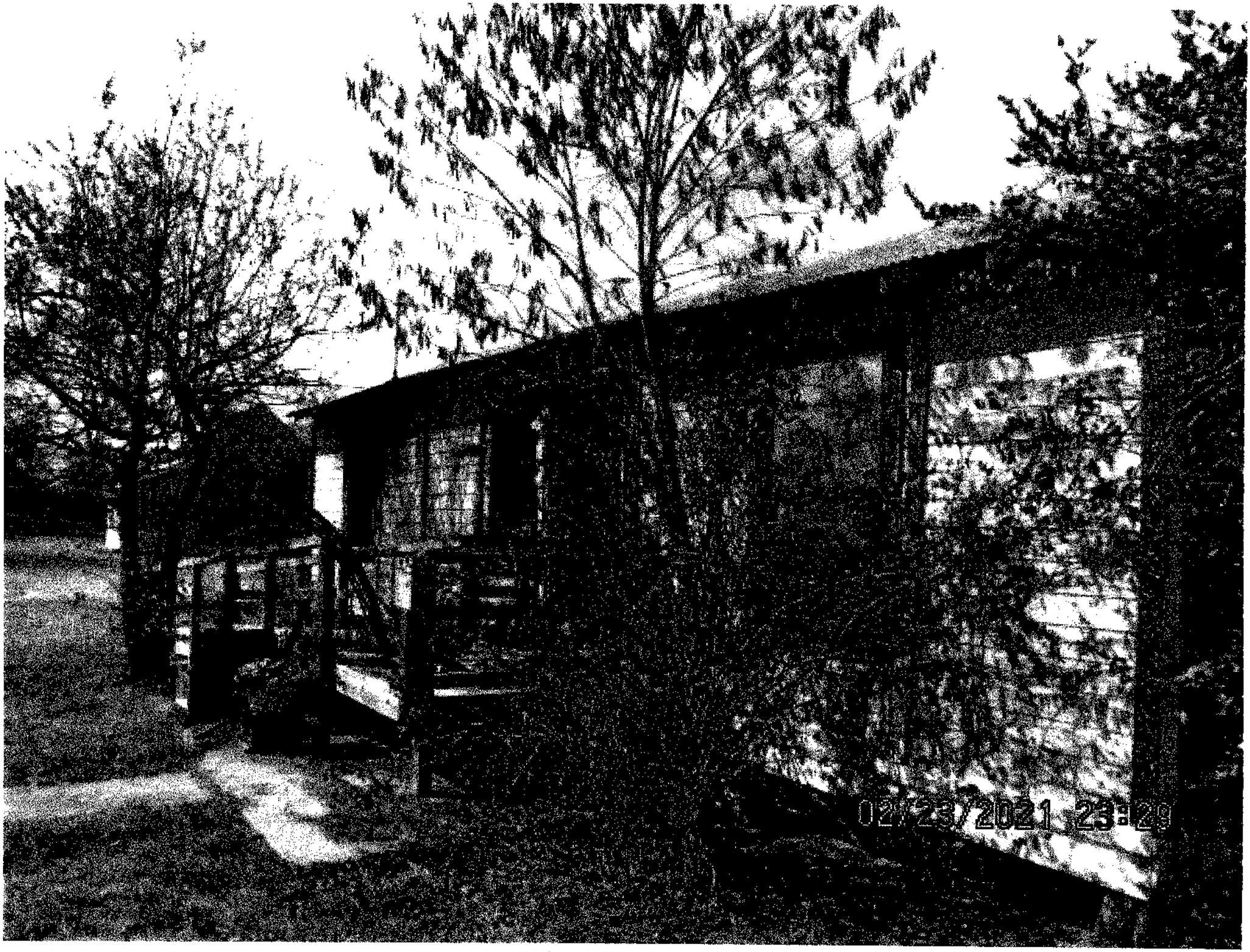
02/23/2021 23:29


02/23/2021 23:30


02/23/2021 23:29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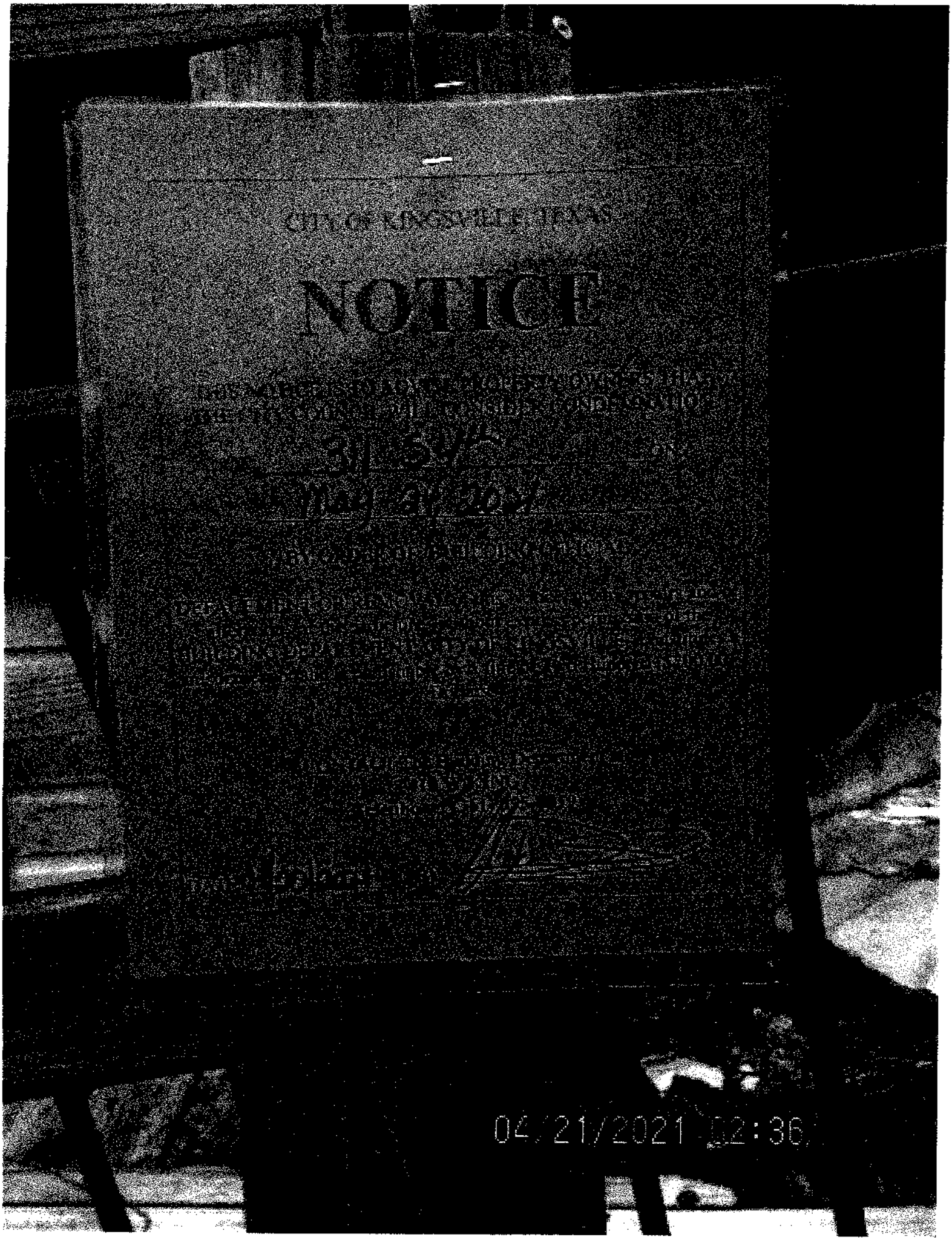
02/23/2021 23:29

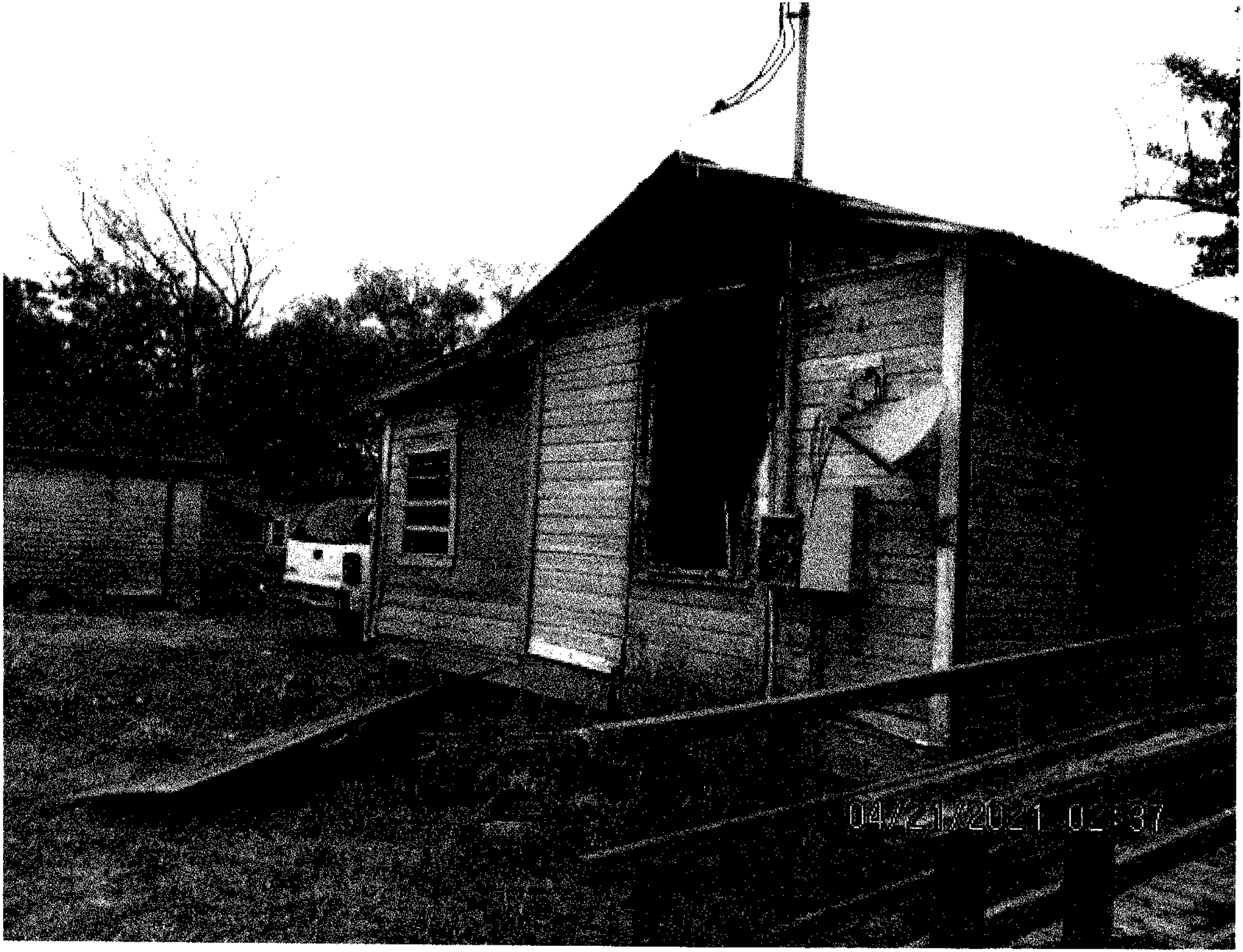

CITY OF KINGSVILLE, TEXAS
NOTICE
04/21/2021 02:36

04/21/2021 02:37

04/21/2021 02:36

04/21/2021 02:30


04/21/2021 02:37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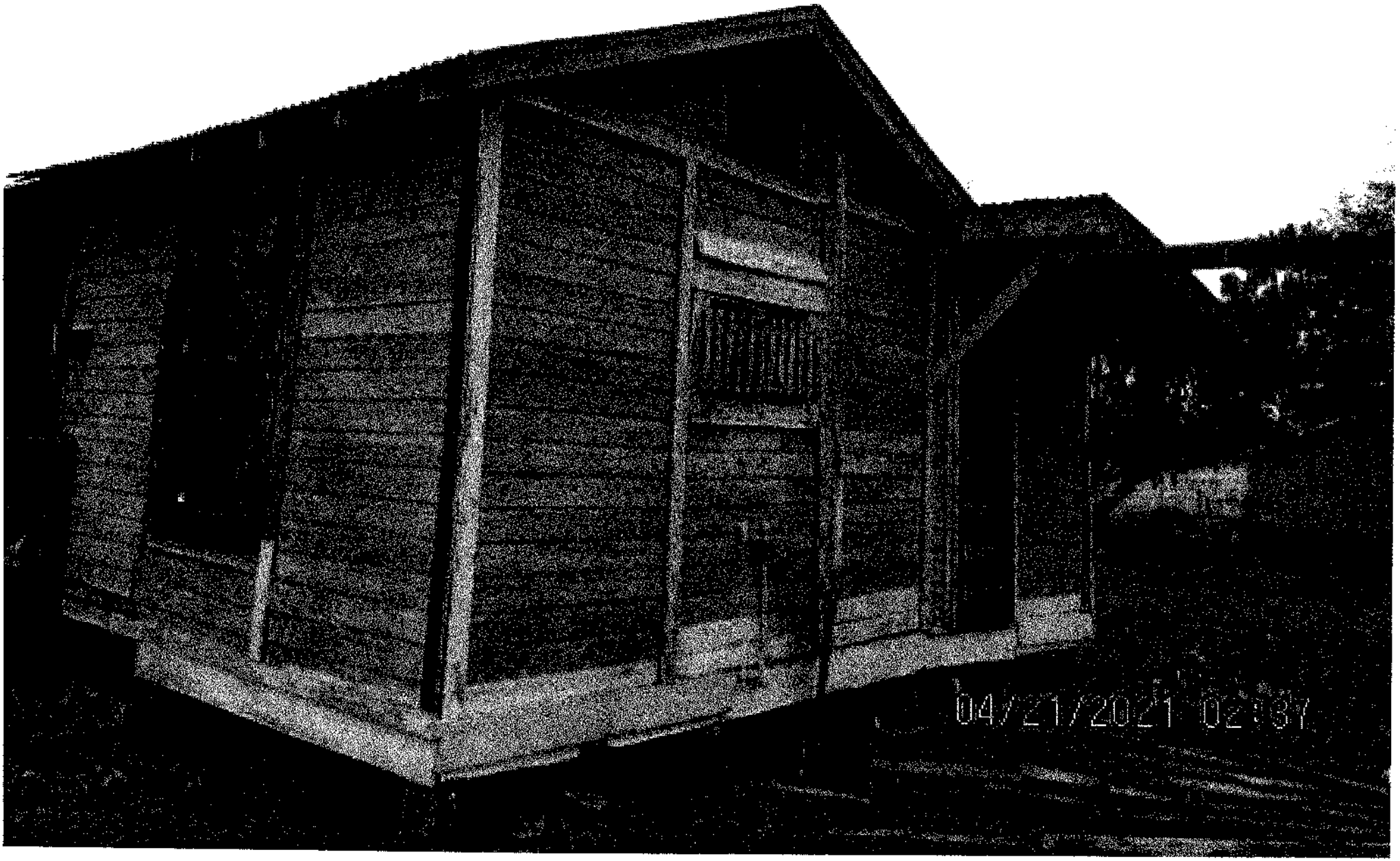
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PUBLIC HEARING #5

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
123 N 2nd St.		Kristina Phillips
LEGAL DESCRIPTION	**BLOCK**	**LOT**
Orig Town	46	10
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
Eliseo Cuellar	123 N 2nd St	Kingsville, TX 78363

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building			X			
Condition					AB,B,C,D,H,L,MI,NR	1, 2, 4, 5
Yard			X			
Condition						
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X		AB,B,C,D,H,L,MI,NR	
Walls						
Exterior			X		AB,B,C,D,H,L,MI,NR	
Interior			X			
Ceilings			X		AB,B,C,D,H,L,MI,NR	
Windows/Doors						
Secured			X		AB,B,C,D,H,L,MI,NR	
Condition			X			
Foundation						
Exterior			X		AB,B,C,D,H,L,MI,NR	
Interior			X		AB,B,C,D,H,L,MI,NR	
Plumbing			X			
Electrical			X			

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

Found overall to be a hazard and dilapidated home the roof is caving in. It is unsecured and very dangerous allowing easy access for animals, vagrants and criminal acativity. They do have current light and water.

SIGNATURE: _____ DATE: 11/4/20

CITY OF KINGSVILLE BUILDING OFFICIAL

Kingsville

DILAPIDATED STRUCTURES

PRELIMINARY VISUAL INSPECTION CHECKLIST

Owner: Eliseo Cuellar Date View: 7/16/2020

Address: 123 N 2nd St., Kingsville, TX 78363

Legal Description: Orig Town, Block 46, Lot 10

Exterior Condition of Structure as Viewed from Right-of-Way:

	Yes	No	Comments
Exterior Walls	X		Rotted and missing pieces
Roof	X		Very worn, sinking in and missing pieces
Windows	X		Some boarded up
Active Gas Svc		X	
Active Water Meter	X		
Active Electrical	X		

Overall Condition of Premises:

	Yes	No	Comments
Grass		X	
Debris	X		Some in back
Vehicles	X		1 junk in garage
Mail/Mail Box	X		
Fence	X		Good condition

Kristina Phillips

Code Enforcement Officer

CONDEMNATION CHECKLIST

Property Address: 123 N 2nd St Phone: _____

Property Owner: Eliseo Cuellar III Phone: _____

Owner's Address: 123 N 2nd St Fax: _____
Linn Suite TX 78203

PLANNED DATE	ACTUAL DATE	ACTION
☐ 7-16-2020	7-16-2020	1. Identify structure unfit for human habitation.
☐ 7-16-2020	7-16-2020	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
☐ 8-6-2020	8-6-2020	☐ b. Photograph property with date stamp.
		3. Determine ownership from county assessment & tax collection record.
☐ 8-6-2020	8-20-2020	4. Obtain legal description.
☐ 8-6-2020	8-6-2020	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 11-4-2020	11-4-2020	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐ _____	_____	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 4-20-2021	4-20-2021	8. If response is not received or is not adequate, proceed as follows:
☐ 4-20-2021	4-20-2021	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 4-20-2021	4-20-2021	1) Post affidavit in newspaper twice a week for one week
☐ 4-20-2021	4-20-2021	10. Post sign on property advising date the City

☐	~~5-19-2021~~	~~5-19-2021~~
☐	4-21-2021	4-21-2021
☐	4-22-2021	4-22-2021

Council will consider condemnation of structure.

11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
12. Photograph posted sign with date stamp.
13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
    - ☐ a. Location Map
    - ☐ b. Photographs of the structure with date stamp
    - ☐ c. Inspection report
    - ☐ d. Pre-condemnation notice
    - ☐ e. Condemnation resolution

☐	_____	_____

14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.

☐	_____	_____

15. City Council adopts condemnation resolution.

☐	_____	_____

16. File Notice of Condemnation with the County Clerk.

☐	_____	_____

17. Send owner(s) & other vested interests the following:
    - ☐ a. Copy of the City Council resolution.
    - ☐ b. 45-day order to demolish

☐	_____	_____

18. Post 45-day Order to Demolish on structure.
    - ☐ a. Take photo with date stamp

☐	_____	_____

19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.

☐	_____	_____

20. Photograph posted notice with date stamp.

☐	_____	_____

21. Notify utility companies to disconnect & remove services from structure for safe demolition.

☐	_____	_____

22. Issue Notice to Proceed to Public Works Director and Demolition Crew.

☐	_____	_____

23. Prepare demolition cost statement consisting of:
    - ☐ a. Mailing fees
    - ☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

Kingsville

DILAPIDATED STRUCTURES

PRELIMINARY VISUAL INSPECTION CHECKLIST

Owner: Eliseo Cuellar Date View: 7/16/2020

Address: 123 N 2nd St., Kingsville, TX 78363

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Active Electrical	X		

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Debris	X		Some in back
Vehicles	X		1 junk in garage
Fence	X		Good condition

Kristina Phillips

Code Enforcement Officer

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY APPRAISAL INFORMATION 2020

PROPERTY **14290** R

Legal Description
ORIG TOWN, BLOCK 46, LOT 10

OWNER ID
13406

OWNERSHIP
100.00%

CUELLAR ELISEO III
123 N 2ND ST
KINGSVILLE, TX 78363-4312

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		11,040
LAND MARKET	+	4,680
MARKET VALUE	=	15,720
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	15,720
HS CAP LOSS	-	0
ASSESSED VALUE	=	15,720

Ref ID2: R14290
100104610000192 Map ID C1

ACRES:
EFF. ACRES:

SITUS 123 N 2ND ST

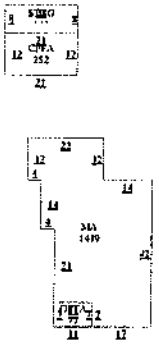
APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	CT
TOPOGRAPHY	LAST APPR. YR	2019
ROAD ACCESS	LAST INSP. DATE	01/30/2019
ZONING	NEXT INSP. DATE	
BUILDER		
NEXT REASON		

REMARKS: FOR '19 LEAVE PHY % PER BAD/POOR COND ROOF/SIDING & POSSIBLE INT DAMAGE - UPDATE APPR PER SITE INSP PER CT 1/30/19 3/13/19 JO – FOR '16 CHG DEPR % & EFF YR -

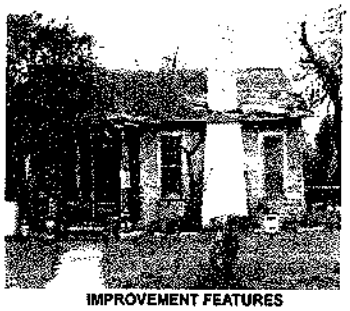
SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

HS	HOMESTEAD
OV65	OVER 65

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
	*****	UNKNOWN	OT / /

SUBD: S001 100.00% NBHD:

IMPROVEMENT INFORMATION

#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF4/	1,419.0	64.32	1	1945	1966	*	97,260	27%	40%	100%	100%	100%	0.11	10,500
	OPFA	OPEN PORCH F	R	*/	77.0	12.86	1	1945	1966	*	990	27%	40%	100%	100%	100%	0.11	110
	CPFA	CARPORT FRAM	R	*/	252.0	9.65	1	1945	1966	*	2,430	27%	40%	100%	100%	100%	0.11	260
	STSG	STORAGE FRAM	R	*/	168.0	12.92	1	1945	1966	*	2,170	20%	40%	100%	100%	100%	0.08	170
1.	RESIDENTIAL			STCD: A1	1,916.0			Homesite: Y (100%)			102,850							11,040

IMPROVEMENT FEATURES

Fireplace	1	F4B	3,050
Heating/Cooling	1	CF4	2,937
Foundation	1	FD6	0
Exterior Wal	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT2,RM1	0
Flooring	1	FL7	0
Plumbing	1	2	0
			5,987

SUBD: S001 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF90D140	A1	Y (100%)	FF	50X155	93.60	4,680	1.00	1.00	A	4,680	NO			0.00	0
													4,680					0

Comment: F: 50.00 R: 50.00 D: 155.00 FF - SD = 140'

Effective Date of Appraisal: January 1 Date Printed: 08/06/2020 03:04:57PM by VICKI

Prop ID	Owner	%	Legal Description				Values		
14290	13408	100.00 R	**Geo: 100104610000192**	Effective Acres:	0.000000	Imp HS:	11,040	Market:	15,720
CUELLAR ELISEO III			ORIG TOWN, BLOCK 46, LOT 10			Imp NHS:	0	Prod Loss:	0
123 N 2ND ST						Land HS:	4,680	Appraised:	15,720
KINGSVILLE, TX 78363-4312				Acres:	0.0000	Land NHS:	0	Cap:	0
			State Codes: A	Map ID:		C1 Prod Use:	0	Assessed:	15,720
			Situs: 123 N 2ND ST	Mtg Cd:		Prod Mkt:	0	Exemptions:	HS, OV65
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			15,720	8,400	7,320

Prop ID	Owner	%	Legal Description				Values		
22675	18865	100.00 R	**Geo: 100104611000192**	Effective Acres:	0.000000	Imp HS:	0	Market:	53,540
GONZALES ADAN G			ORIG TOWN, BLOCK 46, LOT 11			Imp NHS:	48,860	Prod Loss:	0
336 E COUNTY ROAD 2170						Land HS:	0	Appraised:	53,540
KINGSVILLE, TX 78363-2616				Acres:	0.0000	Land NHS:	4,680	Cap:	0
			State Codes: A	Map ID:		C1 Prod Use:	0	Assessed:	53,540
			Situs: 121 N 2ND ST	Mtg Cd:		Prod Mkt:	0	Exemptions:	
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			53,540	0	53,540

Prop ID	Owner	%	Legal Description				Values		
15087	51003	100.00 R	**Geo: 100104612000192**	Effective Acres:	0.000000	Imp HS:	0	Market:	51,370
WEATHERSPOON ODDETT			ORIG TOWN, BLOCK 46, LOT 12			Imp NHS:	46,690	Prod Loss:	0
206 E LEE AVE						Land HS:	0	Appraised:	51,370
KINGSVILLE, TX 78363-4563				Acres:	0.0000	Land NHS:	4,680	Cap:	0
			State Codes: A	Map ID:		C1 Prod Use:	0	Assessed:	51,370
			Situs: 119 N 2ND ST	Mtg Cd:		Prod Mkt:	0	Exemptions:	
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			51,370	0	51,370

Prop ID	Owner	%	Legal Description				Values		
23434	59443	100.00 R	**Geo: 100104613000192**	Effective Acres:	0.000000	Imp HS:	0	Market:	50,990
RESENDEZ JAIME A			ORIG TOWN, BLOCK 46, LOT 13			Imp NHS:	46,310	Prod Loss:	0
ETUX MARIA LETICIA						Land HS:	0	Appraised:	50,990
506 SULPHUR				Acres:	0.0000	Land NHS:	4,680	Cap:	0
HOUSTON, TX 77034			State Codes: B	Map ID:		C1 Prod Use:	0	Assessed:	50,990
			Situs: 117 N 2ND ST A & B TX	Mtg Cd:		Prod Mkt:	0	Exemptions:	
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			50,990	0	50,990

Prop ID	Owner	%	Legal Description				Values		
15856	49206	100.00 R	**Geo: 100104614000192**	Effective Acres:	0.000000	Imp HS:	37,590	Market:	42,270
MENDIONDO RICARDO			ORIG TOWN, BLOCK 46, LOT 14			Imp NHS:	0	Prod Loss:	0
ELIAS JR						Land HS:	4,680	Appraised:	42,270
115 N 2ND ST				Acres:	0.0000	Land NHS:	0	Cap:	2,824
KINGSVILLE, TX 78363			State Codes: A	Map ID:		C1 Prod Use:	0	Assessed:	39,446
			Situs: 115 N 2ND ST	Mtg Cd:		Prod Mkt:	0	Exemptions:	HS
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			39,446	0	39,446

Prop ID	Owner	%	Legal Description				Values		
24196	53954	100.00 R	**Geo: 100104615000192**	Effective Acres:	0.000000	Imp HS:	0	Market:	43,910
VILLARREAL HERMELINDA			ORIG TOWN, BLOCK 46, LOT 15			Imp NHS:	39,230	Prod Loss:	0
AKA HERMELINDA F BURCH						Land HS:	0	Appraised:	43,910
602 W I AVE				Acres:	0.0000	Land NHS:	4,680	Cap:	0
KINGSVILLE, TX 78363-3169			State Codes: B	Map ID:		C1 Prod Use:	0	Assessed:	43,910
			Situs: 504/506 W KLEBERG TX	Mtg Cd:		Prod Mkt:	0	Exemptions:	
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			43,910	0	43,910

Prop ID	Owner	%	Legal Description				Values		
16610	54643	100.00 R	**Geo: 100104616000192**	Effective Acres:	0.000000	Imp HS:	0	Market:	4,500
BHAKTA KAMAL			ORIG TOWN, BLOCK 46, LOT 16, 17			Imp NHS:	0	Prod Loss:	0
P O BOX 677						Land HS:	0	Appraised:	4,500
FREER, TX 78357				Acres:	0.0000	Land NHS:	4,500	Cap:	0
			State Codes: C1	Map ID:		C1 Prod Use:	0	Assessed:	4,500
			Situs: 516 W KLEBERG	Mtg Cd:		Prod Mkt:	0	Exemptions:	
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			4,500	0	4,500

Kleberg CAD

Property Search > 14290 CUELLAR ELISEO III for Year 2020

Tax Year: 2020

Property

Account

Property ID:	14290	Legal Description:	ORIG TOWN, BLOCK 46, LOT 10
Geographic ID:	100104610000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	123 N 2ND ST	Mapsco:	
Neighborhood:		Map ID:	C1
Neighborhood CD:			

Owner

Name:	CUELLAR ELISEO III	Owner ID:	13408
Mailing Address:	123 N 2ND ST KINGSVILLE, TX 78363-4312	% Ownership:	100.0000000000%
		Exemptions:	HS, OTHER

Values

(+) Improvement Homesite Value:	+	$11,040		
(+) Improvement Non-Homesite Value:	+	$0		
(+) Land Homesite Value:	+	$4,680		
(+) Land Non-Homesite Value:	+	$0	Ag / Timber Use Value	
(+) Agricultural Market Valuation:	+	$0	$0	
(+) Timber Market Valuation:	+	$0	$0	
(=) Market Value:	=	$15,720		
(–) Ag or Timber Use Value Reduction:	–	$0		
(=) Appraised Value:	=	$15,720		
(–) HS Cap:	–	$0		
(=) Assessed Value:	=	$15,720		

Taxing Jurisdiction

Owner: CUELLAR ELISEO III
% Ownership: 100.0000000000%
Total Value: $15,720

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax	Tax Ceiling
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	0.000000	$15,720	$15,720	$0.00	
CKI	CITY OF KINGSVILLE	0.853040	$15,720	$7,320	$62.44	
GKL	KLEBERG COUNTY	0.769500	$15,720	$3,720	$28.63	$80.96
SKI	KINGSVILLE I.S.D.	1.518900	$15,720	$0	$0.00	$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.086911	$15,720	$0	$0.00	
	Total Tax Rate:	3.228351				
				Taxes w/Current Exemptions:	$91.07	
				Taxes w/o Exemptions:	$507.50	

Improvement / Building

Improvement #1: RESIDENTIAL **State Code:** A1 **Living Area:** 1419.0 sqft **Value:** $11,040

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF4	EW1	1945	1419.0
OPFA	OPEN PORCH FRAME AVERAGE	*		1945	77.0
CPFA	CARPORT FRAME AVERAGE	*		1945	252.0
STGG	STORAGE FRAME (GOOD)	*		1945	168.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.1779	7750.00	50.00	155.00	$4,680	$0

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2020	$11,040	$4,680	0	15,720	$0	$15,720
2019	$11,040	$4,680	0	15,720	$0	$15,720
2018	$10,750	$4,680	0	15,430	$0	$15,430
2017	$10,750	$4,680	0	15,430	$0	$15,430
2016	$10,750	$4,680	0	15,430	$0	$15,430
2015	$18,190	$4,680	0	22,870	$0	$22,870
2014	$18,190	$4,680	0	22,870	$0	$22,870
2013	$18,190	$4,680	0	22,870	$0	$22,870
2012	$18,190	$4,770	0	22,960	$0	$22,960
2011	$18,190	$4,770	0	22,960	$0	$22,960
2010	$18,190	$4,770	0	22,960	$0	$22,960
2009	$18,190	$4,770	0	22,960	$0	$22,960
2008	$17,790	$4,770	0	22,560	$0	$22,560
2007	$17,790	$4,770	0	22,560	$0	$22,560
2006	$25,390	$4,770	0	30,160	$0	$30,160

Questions Please Call (361) 595-5775

Website version: 1.2.2.31 Database last updated on: 8/5/2020 9:17 PM © N. Harris Computer Corporation

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY **14290** R

Legal Description
ORIG TOWN, BLOCK 46, LOT 10

OWNER ID
13408

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2020

CUELLAR ELISEO III
123 N 2ND ST
KINGSVILLE, TX 78363-4312

Entities	
CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values		
IMPROVEMENTS		11,040
LAND MARKET	+	4,680
MARKET VALUE	=	15,720
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	15,720
HS CAP LOSS	-	0
ASSESSED VALUE	=	15,720

Ref ID2: R14290
100104610000192 Map ID C1

ACRES:
EFF. ACRES:

SITUS 123 N 2ND ST

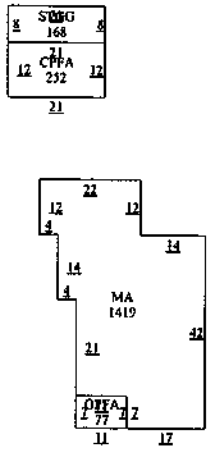
APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	CT
TOPOGRAPHY	LAST APPR. YR	2019
ROAD ACCESS	LAST INSP. DATE	01/30/2019
ZONING	NEXT INSP. DATE	
BUILDER		
NEXT REASON		

REMARKS: FOR '19 LEAVE PHY % PER BAD/POOR COND
ROOF/SIDING & POSSIBLE INT DAMAGE -
UPDATE APPR PER SITE INSP PER CT 1/30/19
3/13/19 JO – FOR '16 CHG DEPR % & EFF YR -

SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

HS	HOMESTEAD
OV65	OVER 65

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
	*****	UNKNOWN	OT / /

SUBD: S001 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF4/	1,419.0	64.32	1	1945	1966	*	97,260	27%	40%	100%	100%	100%	0.11	10,500
	OPFA	OPEN PORCH F	R	*/	77.0	12.86	1	1945	1966	*	990	27%	40%	100%	100%	100%	0.11	110
	CPFA	CARPORT FRAM	R	*/	252.0	9.65	1	1945	1966	*	2,430	27%	40%	100%	100%	100%	0.11	260
	STGG	STORAGE FRAM	R	*/	168.0	12.92	1	1945	1966	*	2,170	20%	40%	100%	100%	100%	0.08	170
1.	RESIDENTIAL		STCD: A1		1,916.0		Homesite: Y (100%)				102,850							11,040

IMPROVEMENT FEATURES

Fireplace	1	F4B	3,050
Heating/Cooling	1	CF4	2,937
Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT2,RM1	0
Flooring	1	FL7	0
Plumbing	1	2	0
			5,987

SUBD: S001 100.00% NBHD:

LAND INFORMATION

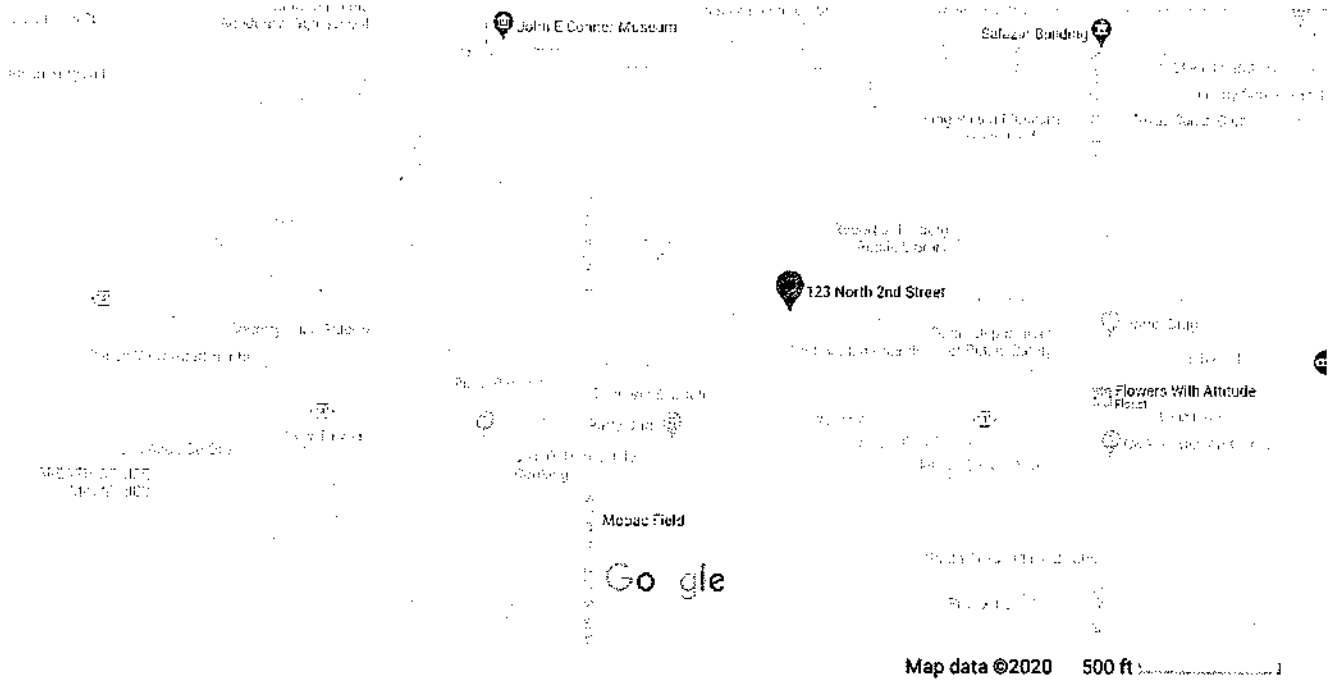
IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF90D140	A1	Y (100%)	FF	50X155	93.60	4,680	1.00	1.00	A	4,680	NO			0.00	0
													4,680					0

Comment: F: 50.00 R: 50.00 D: 155.00 FF - SD = 140'

Effective Date of Appraisal: January 1 Date Printed: 03/04/2021 04:05:48PM by VICKI

Google Maps 123 N 2nd St





123 N 2nd St

Kingsville, TX 78363

Building

Directions Save Nearby Send to your phone Share

Photos



mailed registered mail, return receipt requested, and in either event, the date of actual delivery shall be noted upon a copy of the written notice to be maintained in the condemnation files of the Building Official. The Building Official shall have the authority to order any building demolished if it is determined by him to be beyond repair.

(1962 Code, § 4-6-3; Ord. 2006-11, passed 4-10-06)

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

NOVEMBER 4, 2020

ELISEO CUELLAR III
123 N 2ND ST
KINGSVILLE, TX 78363

Re: ORIG TOWN, BLOCK 46, LOT 10 123 N 2ND ST

Dear Sir or Madam:

It has been determined that the structure at **123 N 2ND** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

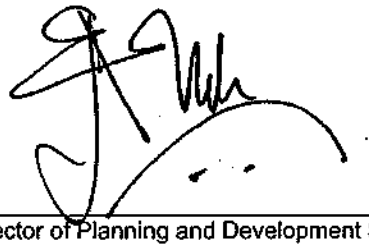
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Uche Echeozo, Director of Planning and Development Services

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

Mr. Cuellar III,

Thank you for your response regarding the property at 123 N 2nd St. We would be happy to work with you in bringing this property up to a minimum standard to safeguard the health and safety of future occupants. We will need to have documentation brought to Development Services within 30 days of receiving this letter.

The documentation should include plans to correct any deficiencies with the property as it stands. Also please include a timetable with the documentation that will show how long until you will be pulling a permit for the construction/renovation on this project. Please include with this how you will manage to secure the property until the construction is finished.

Sincerely,

Nicholas Daniels
Building Official
410 W King Ave
Kingsville, Texas 78363
361-595-8020
ndaniels@cityofkingsville.com

Eliseo Cuellar III
123 N. 2nd (2015 Louisiana St.)
Kingsville, Texas 78363

To Whom it May Concern:

Dear Sir:

~~I am~~ writing this letter in reference to Notice Received from the City of Kingsville in refence to the Condition of my residence at 123 N. 2nd St., recind a November 13th, 2020. I picked up letter at the Post Office on above date.

Sometime in July 2020, I don't ~~remember~~ the exact date the residence was tagged. I don't recall the date, but it was in July. I went to Building Inspection Office located at 3rd + King. I met with a person there, I did not get his name. I informed him that I had come to speak to them in reference To notice placed at my residence.

I asked the person what kind of Permits that I would needs. I informed him that my son was going to try and do repairs on the house, and that he (my son) stayed at residence off + on.

This person informed me that no repairs letter not be done, until the residence was inspected. He then told me that if any Work was done that I would be in violation of notice & could be fined.

I was told that I would be contacted when building would be inspected.

I was never contacted by anyone.

On November I noticed that residence had been tagged again.

On November 13th I checked the mail at 123 W. 2nd and picked up a noticed to Pick up Certified mail at Post Office Picked up letter on 11/13/20.

I wish to state that no action has been taken by me or anyone to Try to Correct or the condition of my residence. I had been threatened to receive a fine if any Work was done on residence.

I wish to state that there is no gas Connected at residence

There has not been any electrical work done inside residence other the original wiring.

I wish to clean out the inside of the residence, to determine if it can be restored. The electricity is still on so that I can see inside. The electricity shall be shut off if need be.

Since I was threatened of being fined, ~~If~~ We were in the residence or did anything via it or to it.

I do wish to get this matter resolved as soon as I can. I've had set backs on my finances, but will work to take care of this issue.

Please allow me time and contact me (361 228-0577) so that I can be informed if I can clean out the home & find out what permits, I'll need to get.

Sincerely: Elisco Cuellar III
Elisco Cuellar III

Eliseo Cuellar III
2015 Louisiana St.
Kingsville, Texas 78363

CORPUS CHRISTI
TX 784 1 T
19 NOV 2020 PM



City of Kingsville
PO Box 1458
Kingsville, Texas 78363

ATT: Director of Planning & Development Serv.

78364-1458

Eliseo Cuellar III
2015 Louisiana St.
Kingsville, Texas 78363

Dear Sir:

I am writing this letter in response to the letter recieved from you on December 11, 2020. I am sorry on the delay in response but I've been busy with family matters.

I understand that you wish for action to be taken in reference to my property at 123 N. Second St. I last time in starting to clean out the inside, so that I can see if the place can be fixed up. I plan to start cleaning out everything inside the residence as soon as possible. I hope I'll be able to meet with you within a couple of weeks to discuss types of permits needed.

I am hopeful that you (The City) can work with me on this issue.

Thank You:
Eliseo Cuellar III
Attention City Inspector

E Lisco Cuellar III
2015 Louisiana St.
Kingsville, Texas
78363

SAN ANTONIO TX 780
RIO GRANDE DISTRICT
19 DEC 2020 PM 4 L



City of Kingsville
P O Box 1458
Kingsville, Texas
78364

ATTENTION City Inspector

78364-145858

Nicolas Daniels
City of Kingsville
Development Services

361-595-8020

ndaniels@cityofkingsville.com

3/4/2021

Mr. Elisio Cuellar

In regards to the property located at 123 N 2nd St. and our meeting this afternoon it is understood that you will be assessing the damage and condition of your property. You will have provided the time line of demolition or rehabilitation of the dwelling at the above listed address no later than 4/15/2021. This extension is the declaration that progress will be made and your plan for remediation of the dwelling will be provided. The extension is no longer valid if there is no submittal to development services by 4/15/2021.

Sincerely,

Nicolas Daniels

Building Official
City of Kingsville

100724377

[A] FACILITY. All or any portion of buildings, structures, site improvements, elements and pedestrian or vehicular routes located on a site.

[BS] FLOOD HAZARD AREA. The greater of the following two areas:

1. The area within a flood plain subject to a 1-percent or greater chance of flooding in any year.
2. The area designated as a *flood hazard area* on a community's flood hazard map, or otherwise legally designated.

[A] HISTORIC BUILDING. Any building or structure that is one or more of the following:

1. Listed, or certified as eligible for listing, by the State Historic Preservation Officer or the Keeper of the National Register of Historic Places, in the National Register of Historic Places.
2. Designated as historic under an applicable state or local law.
3. Certified as a contributing resource within a National Register, state designated or locally designated historic district.

[B] NONCOMBUSTIBLE MATERIAL. A material that, under the conditions anticipated, will not ignite or burn when subjected to fire or heat. Materials that pass ASTM E136 are considered noncombustible materials.

PRIMARY FUNCTION. A *primary function* is a major activity for which the facility is intended. Areas that contain a *primary function* include, but are not limited to, the customer services lobby of a bank, the dining area of a cafeteria, the meeting rooms in a conference center, as well as offices and other *work areas* in which the activities of the public accommodation or other private entity using the facility are carried out. Mechanical rooms, boiler rooms, supply storage rooms, employee lounges or locker rooms, janitorial closets, entrances, corridors and restrooms are not areas containing a *primary function*.

[A] REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE. A registered design professional engaged by the owner or the owner's authorized agent to review and coordinate certain aspects of the project, as determined by the *code official*, for compatibility with the design of the building or structure, including submittal documents prepared by others, *deferred submittal* documents and phased submittal documents.

REHABILITATION. Any work, as described by the categories of work defined herein, undertaken in an *existing building*.

RELOCATABLE BUILDING. A partially or completely assembled building constructed and designed to be reused multiple times and transported to different building sites.

[A] REPAIR. The reconstruction, replacement or renewal of any part of an *existing building* for the purpose of its maintenance or to correct damage.

[BS] REROOFING. The process of recovering or replacing an existing roof covering. See "Roof recover" and "Roof replacement."

[BS] RISK CATEGORY. A categorization of buildings and other structures for determination of flood, wind, snow, ice and earthquake loads based on the risk associated with unacceptable performance, as provided in Section 1604.5 of the *International Building Code*.

[BS] ROOF COATING. A fluid-applied adhered coating used for roof maintenance, *roof repair*, or as a component of a roof covering system or roof assembly.

[BS] ROOF RECOVER. The process of installing an additional roof covering over a prepared existing roof covering without removing the existing roof covering.

[BS] ROOF REPAIR. Reconstruction or renewal of any part of an existing roof for the purpose of correcting damage or restoring the predamage condition.

[BS] ROOF REPLACEMENT. The process of removing the existing roof covering, repairing any damaged substrate and installing a new roof covering.

[BS] SEISMIC FORCES. The loads, forces and requirements prescribed herein, related to the response of the building to earthquake motions, to be used in the analysis and design of the structure and its components. Seismic forces are considered either full or reduced, as provided in Chapter 3.

[BS] SUBSTANTIAL DAMAGE. For the purpose of determining compliance with the flood provisions of this code, damage of any origin sustained by a structure whereby the cost of restoring the structure to its before-damaged condition would equal or exceed 50 percent of the market value of the structure before the damage occurred.

[BS] SUBSTANTIAL IMPROVEMENT. For the purpose of determining compliance with the flood provisions of this code, any *repair*, *alteration*, *addition*, or improvement of a building or structure, the cost of which equals or exceeds 50 percent of the market value of the structure, before the improvement or *repair* is started. If the structure has sustained *substantial damage*, any *repairs* are considered *substantial improvement* regardless of the actual *repair* work performed. The term does not, however, include either of the following:

1. Any project for improvement of a building required to correct existing health, sanitary, or safety code violations identified by the *code official* and that is the minimum necessary to ensure safe living conditions.
2. Any *alteration* of a historic structure, provided that the *alteration* will not preclude the structure's continued designation as a historic structure.

[BS] SUBSTANTIAL STRUCTURAL ALTERATION. An alteration in which the gravity load-carrying structural elements altered within a 5-year period support more than 30 percent of the total floor and roof area of the building or structure. The areas to be counted toward the 30 percent shall include mezzanines, penthouses, and in-filled courts and shafts tributary to the altered structural elements.

[BS] SUBSTANTIAL STRUCTURAL DAMAGE. A condition where any of the following apply:

1. The vertical elements of the lateral force-resisting system have suffered damage such that the lateral load-carrying capacity of any story in any horizontal direc-

INTERNATIONAL CODE COUNCIL®
Copyright © 2017 ICC. ALL RIGHTS RESERVED. Accessed by Nicholas Daniels (ndaniels@saratogaspringscity.com), (City of Saratoga Springs) Order Number #100724377 on Jul 01, 2019 06:47 AM (PDT) pursuant to License Agreement with ICC. No further reproduction or distribution authorized. Single user only, copying and networking prohibited. ANY UNAUTHORIZED REPRODUCTION OR DISTRIBUTION IS A VIOLATION OF THE FEDERAL COPYRIGHT ACT AND THE LICENSE AGREEMENT, AND SUBJECT TO CIVIL AND CRIMINAL PENALTIES THEREUNDER.

Sec. 15-1-169. - Responsibilities of owner and occupant.

It shall be the responsibility of the owner of a building used, designed or intended for human occupancy, or his agent, to maintain such structure in good repair and fit for human habitation or in accordance with this subarticle. It shall be the responsibility of the occupant of every dwelling to keep the dwelling and every part thereof over which he has exclusive control including yards, lawns and premises clean and free from any accumulation of dirt, filth, garbage, rubbish or similar material and free from vermin or rodent infestation and to provide such approved receptacles as might be necessary to comply with the health ordinances of this city. Failure on the part of an owner or occupant to discharge the responsibilities set forth herein shall be deemed a violation of this subarticle.

(1962 Code, § 4-6-5)

Cross reference— Penalty, see § 15-1-999.

Sec. 15-1-165. - Condemned building or structure; specifications.

(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.

(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:

(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.

(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by

virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

(1962 Code, § 4-6-1)

Sec. 15-1-167. - Condemning buildings; procedure for determination.

(A) The following procedure shall be followed in applying the foregoing conditions in determining if a building or other structure within the city is to be condemned:

(1) The Plumbing Inspector shall have the right to enter upon and inspect the premises of any building or other structure, permanent or temporary, of any type of material, within the city, at any time (being reasonable and commensurate with any dangerous conditions reasonably believed to exist and with due consideration and regard for the safety, respect and dignity of the owners or other occupants of the premises) for the purpose of inspecting same to determine that the plumbing facilities in the building or other structure are in accordance and in compliance with the provisions of the City Plumbing Code as above, mentioned, and if it should be determined from the inspection, by the Plumbing Inspector, that all or any part of the plumbing installation is in violation of the provisions of the Plumbing Code, and as a result thereof, the building or other structure is in the condition as outlined in § 15-1-165(B)(2) of this subarticle, then and in that event the Plumbing Inspector shall immediately file a written complaint and/or notice with the Building Official notifying him or her of the condition and requesting the hereinafter provided proceedings by the Building Official in connection therewith.

(2) The Electrical Inspector shall have the right to enter upon and inspect the premises of any building or other structure, permanent or temporary of any type of material, within the city, at any time (being reasonable and commensurate with any dangerous conditions reasonably believed to exist and with due consideration and regard for the safety, respect and dignity of the owners or other occupants of the premises) for the purpose of inspecting same to determine that the electrical facilities in the building or other structure are in accordance and in compliance with the provisions of the City Electrical Code as above mentioned, and if it should be determined from the inspection, by the Electrical Inspector, that all or any part of the electrical installation is in violation of the provisions of the Electrical Code, and as a result thereof, the building or other structure is in the condition as outlined in § 15-1-165(B)(3) of this subarticle, then and in that event the Electrical Inspector shall immediately file a written complaint and/or notice with the Building Official notifying him or her of the condition and requesting the hereinafter provided proceedings by the Building Official in connection therewith.

(3) The Building Inspector shall have the right to enter upon and inspect the premises of any building or other structure, permanent or temporary, of any type of material, within the city, at any time (being reasonable and commensurate with any dangerous conditions reasonably believed to exist and with due consideration and regard for the safety, respect and dignity of the owners or other occupants of the premises) for the purpose of inspecting same to determine if the general structural condition of the building is in accordance and in compliance with the provisions of the City Building Code as above mentioned, and if it should

be determined from the inspection, by the Building Inspector, that all or any part of the general structure is in violation of the provisions of the Building Code, and as a result thereof, the building or other structure is in the condition as outlined in § 15-1-165(B)(4) of this subarticle, then and in that event the Building Inspector shall immediately file a written complaint and/or notice with the Building Official notifying him or her of the condition and requesting the hereinafter provided proceedings by the Building Official in connection therewith.

(4) The Sanitation Inspector shall have the right to enter upon and inspect the premises of any building or other structure, permanent or temporary, of any type of material, within the city, at any time (being reasonable and commensurate with any dangerous conditions reasonably believed to exist and with due consideration and regard for the safety, respect and dignity of the owners or other occupants of the premises) for the purpose of inspecting same to determine if the sanitary conditions of the building are in accordance and in compliance with the provisions of the city sanitation ordinances as above mentioned, and if it should be determined from the inspection, by the Sanitation Inspector, that all or any part of the sanitary condition is in violation of the provisions of the sanitary ordinances, and as a result thereof, the building or structure is in the condition as outlined in § 15-1-165(B)(5) of this subarticle, then and in that event the Sanitation Inspector shall immediately file a written complaint and/or notice with the Building Official notifying him or her of the condition and requesting the hereinafter provided procedure by the Building Official in connection therewith.

(5) The Fire Chief shall have the right to enter upon and inspect the premises of any building or other structure, permanent or temporary, of any type of material, within the city, at any time (being reasonable and commensurate with any dangerous conditions reasonably believed to exist and with due consideration and regard for the safety, respect and dignity of the owners or other occupants of the premises) for the purpose of inspecting same to determine if there is any imminently dangerous existing condition which may or might result in a fire as determined and provided for in § 15-1-165(A) of this subarticle.

(B) Upon receipt by the Building Official of such written notice and/or complaint from either the Plumbing Inspector, Building Inspector, Electrical Inspector or Sanitation Inspector, or upon the determination by the City Fire Chief, of the existence of a dangerous fire condition in any building or structure, then and in that event, the Building Official shall notify in writing, the person, group of persons, corporation or other entity owning or controlling the building or other structure, of such defective condition, such written notice to also order the correction and/or repair and/or replacement of such defective condition within a reasonable time (commensurate with the degree of danger and possible resulting in jury therefrom), the time allowed for the repair and/or correction and/or replacement of such defective condition not to exceed 30 days from the date of delivery of such notice. The notice shall be delivered in person by the Building Official or shall be

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Elisio Cuellar III
123 N 2nd st
Kingsville TX 78363

9590 9402 4205 8121 3445 14

2. Article Number *(Transfer from service label)*

7011 1570 0003 3833 2954

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X [signature] ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* Elisio Cuellar III C. Date of Delivery 12/03/20

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Mail
- ☐ Mail Restricted Delivery 00)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Elisio Cuellar III
123 N 2nd st
Kingsville TX 78363

9590 9402 4205 8121 3446 99

2. Article Number *(Transfer from service label)*

7011 1570 0003 3833 2725

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X [signature] ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* ELISIO CUELLAR III C. Date of Delivery 12/3/20

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Mail
- ☐ Mail Restricted Delivery 00)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Elisio Cuellar III
123 N 2nd St
Kingsville TX 78363

9590 9402 5920 0049 7945 31

2. Article Number *(Transfer from service label)*

7018 1130 0001 7041 4204

PS Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X [signature] ☐ Agent ☐ Addressee

B. Received by *(Printed Name)* ELISIO CUELLAR III C. Date of Delivery 12/2/20

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Mail
- ☐ Mail Restricted Delivery 00)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricte Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 2725

APRIL 20, 2021

ELISEO CUELLAR III
123 N 2ND ST
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 123 N 2ND ST**

Dear Sir or Madam:

On November 4, 2020, a letter was sent from the City of Kingsville stating that your property located at **123 N 2ND ST** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MAY 24, 2021** at **5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for **MAY 24, 2021**.

The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Nicholas Daniels
Building Official

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5:00 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
816 S 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

Community Events Calendar May

Saturday, May 1

• Learn about local resources and services at the Community Resource Drive-Thru from 10 a.m. to noon at Boys & Girls Club of Alice parking lot, 793 S. Texas Blvd. in Alice. Free giveaways.

Monday, May 3

• Celebrate Recovery! Twelve step program centered on Jesus Christ is now open to the community. The group meets every Monday evening at 6:30 p.m. for a light meal, 7 p.m. large group and 7:30 p.m. for small groups at 515 E. General Cavazos Blvd. in the Fellowship Hall.

• Be A Champion Free Grab & Go Kids' Meals in partnership with 12th St. Gym are available from 4:30 to 6 p.m. at 525 S. 12th St. in Kingsville. All meals are available to all children 18 years of age and younger. The meals are complete ready to eat meals that are individually packaged. Meals are picked up by drive thru and are distributed on a first come - first serve basis, while meals last. If child is not present, bring one of the following forms of ID: letter from school proving enrollment, report card, school ID, official attendance record or birth certificate. For more information, call (281) 833-3129.

Wednesday, May 5

• The Kingsville Noon Lions Club will sponsor an event "Scammers and Hackers" (it could happen to you), presented by Kingsville Police Department Officers Justin Dodd and Bradley Lile. Reserved seating. For more information or to reserve a seat, call Rex Battle at (361) 455-9641 or Irma Hulen at (956) 245-2496. COVID-19 precautions observed.

Thursday, May 6

• National Day of Prayer will be held at 12 p.m. in front of the Kleberg County Courthouse steps. With the permission of Judge Rudy Madrid and Mayor Sam Fugate, this event will be hosted by the City of Kingsville.

Saturday, May 8

• Kingsville Garden Club Plant Exchange will be from 9 a.m. to 12 p.m. at Kleberg Bank.

Tuesday, May 11

• Kingsville ISD school board meeting is scheduled for 5:30 p.m. at KISD Administration Building Board Room.

Wednesday, May 19

• Ricardo ISD school board will hold a regular board meeting at 7 p.m. For more information, go to ricardoisd.us.

Continuing through May

• Kingsville Kleberg Health Department Animal Control & Care Center is offering $10 adoption fees for dogs and cats looking for a forever home. If interested in meeting any of the shelter animals, call (361) 592-3324 to schedule an appointment.

• The Bishop Police Department will host a Department Bicycle Registration Program at no cost to the public. For more information on how to register your bicycle, call the Bishop Police Department Communications non-emergency line at (361) 584-2443.

• The Robert J. Kleberg Public Library in Kingsville invites all Kenedy County residents to come in and sign up for a new library card or renew an existing card. The Kenedy County Commissioners Court have underwritten the annual non-resident fees for a library card for calendar year 2021. Library card registration is open until Dec. 31, 2021. Residents can apply by visiting the library at 220 N. 4th St. in Kingsville. The library's hours are from 8 a.m. to 6 p.m. Tuesday through Friday and 9 a.m. to 1 p.m. on Saturday. The library is closed on Sundays and Mondays. Current members who have lost or misplaced their library card can pay $3 for a replacement. For more information, call (361) 592-6381.

• Free fixed COVID-19 testing will be available six days a week. The site is open from 9 a.m. to 4 p.m. Tuesdays and Thursdays at the City of Kingsville Health Department at 3421 N. Farm to Market 1355. Pre-registration is available at GoGetTested.com or register on-site.

To submit a community event, email it to circulation@kingsvillerecord.com by 5 p.m. Monday for the Thursday newspaper edition.

This section is sponsored by Allison Strauss, Attorney at Law, PLLC

Saenz elected president of National Community Pharmacy Association



Alvaro Rene Saenz

Alvaro Rene Saenz, a 2016 alumnus of Santa Gertrudis Academy, has been elected president of the National Community Pharmacy Association for the 2021-2022 school year.

Saenz, the quarterback of the Lions football team while in high school, is completing his first year as a Doctor of Pharmacy candidate at The University of the Incarnate Word-Feik Pharmacy School. He was graduated in 2019 from The University of Mary Hardin–Baylor where he received a bachelor's degree in Biochemistry.

Alvaro is the son of Armando and Zaida Saenz from Benavides, Texas.



Celebrating Earth Day

Pre-K3 through second grade students at Santa Gertrudis School Ranch Campus celebrated Earth Day on April 22 with a variety of activities. One activity was planting a lilac tree in memory of their PreK3 aid, Mrs. Ruiz, who passed away earlier this year. A fingerprint rock garden was also made in her honor. In addition to the dedication to Mrs Ruiz, the children celebrated by planting barrels of wild flowers around the campus, along with Earth Day crafts. (Courtesy photo)

PET OF THE WEEK

Helping animals find "furever" homes.



Meet 'Evelyn'

Meet Evelyn, she loves attention and head scratches. Her personality is so sweet and friendly. Evelyn has a special left ear but hears all the special coos you give her. Up-to-date on vaccines, neutered and FIV/leukemia negative. For more information or an adoption application, call or text (361) 516-1455 or email: animalrescuekleberg@yahoo.com.

The Pet of the Week section is sponsored by Mallboozo Liquor.

John Andrew
Construction Services
• Land Clearing • Tree Removal • Demolition • Sea Walls • Fishing Piers • Docks • New Homes • Remodeling • Additions • Roofing • Concrete Work
Rio Grande Valley (956) 367-1446
Coastal Bend (361) 389-5441

NOW OPEN!
Mallboozo Liquor
Just to many good times
Kingsville Newest Liquor Store!
1701 Graham Blvd
Kingsville, Texas 78363
(361) 221-8118
Proud supporters of Pet of the Week

Allison Strauss
Attorney at Law, PLLC
100 E. Kleberg Ave., Suite 322
Kingsville, Texas 78363
allison@kingsvillelaw.com
www.kingsvillelaw.com
(361) 516-0034

Rates and Plans for Health Insurance Coverage are Changing!
New Income limits for 2020
BETTER PLANS AND PRICES MAY BE AVAILABLE!
Open Enrollment starts February 15, 2021 and runs through May 15, 2021
• We will help with selecting the best health insurance plan for you and your family.
• Help you apply for a tax subsidy to help pay ALL OR MOST of your health insurance premium.
• CALL, OR EMAIL TODAY TO SCHEDULE AN APPOINTMENT.
CHRISTUS Health Plan
Blue Cross BlueShield
James R. Kirkpatrick, CLU
KIRKPATRICK & ASSOCIATES
1314 E. King St., Kingsville
(361) 592-4261 office • (361) 779-0856 cel
jameskdba@sbcglobal.net

PUBLIC NOTICE

The City Commission will meet on Monday, May 24, 2021 at 5 P.M. The following items are set for public hearing and discussion and / or action:
Request to condemn the unsafe structures located at:

627 E AVE D
201 S US HWY 77
316 E 2ND
311 S 4TH
123 N 2ND

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any these properties, we would request that you attend the meeting.
The meeting will be held at City Hall, 400 West King, at the Helen Kleberg Groves Community Room.

If you have any questions about the items on agenda, please contact the Building Department at (361) 595-4019 or (361) 595-4020.

ENDER: COMPLETE THIS SECTION

Complete items 1, 2, and 3.
Print your name and address on the reverse so that we can return the card to you.
Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Elisio Cuellar III
123 N 2Nd St
Kingsville TX 78363

9590 9402 4205 8121 3445 14

Article Number (Transfer from service label)

7011 1570 0003 3833 2954

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) Elise Cuellar | C. Date of Delivery 12/13/20

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
☐ [illegible] Mail
Mail Restricted Delivery 00)
☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

ENDER: COMPLETE THIS SECTION

Complete items 1, 2, and 3.
Print your name and address on the reverse so that we can return the card to you.
Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Elisio Cuellar III
123 N 2Nd St
Kingsville TX 78363

9590 9402 4205 8121 3446 99

Article Number (Transfer from service label)

7011 1570 0003 3833 2725

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) Elisio Cuellar III | C. Date of Delivery 12/13/20

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
☐ [illegible] Mail
Mail Restricted Delivery 00)
☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt

ENDER: COMPLETE THIS SECTION

Complete items 1, 2, and 3.
Print your name and address on the reverse so that we can return the card to you.
Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Elisio Cuellar III
123 N 2Nd St
Kingsville TX 78363

9590 9402 5920 0049 7945 31

Article Number (Transfer from service label)

7018 1130 0001 7041 4205

COMPLETE THIS SECTION ON DELIVERY

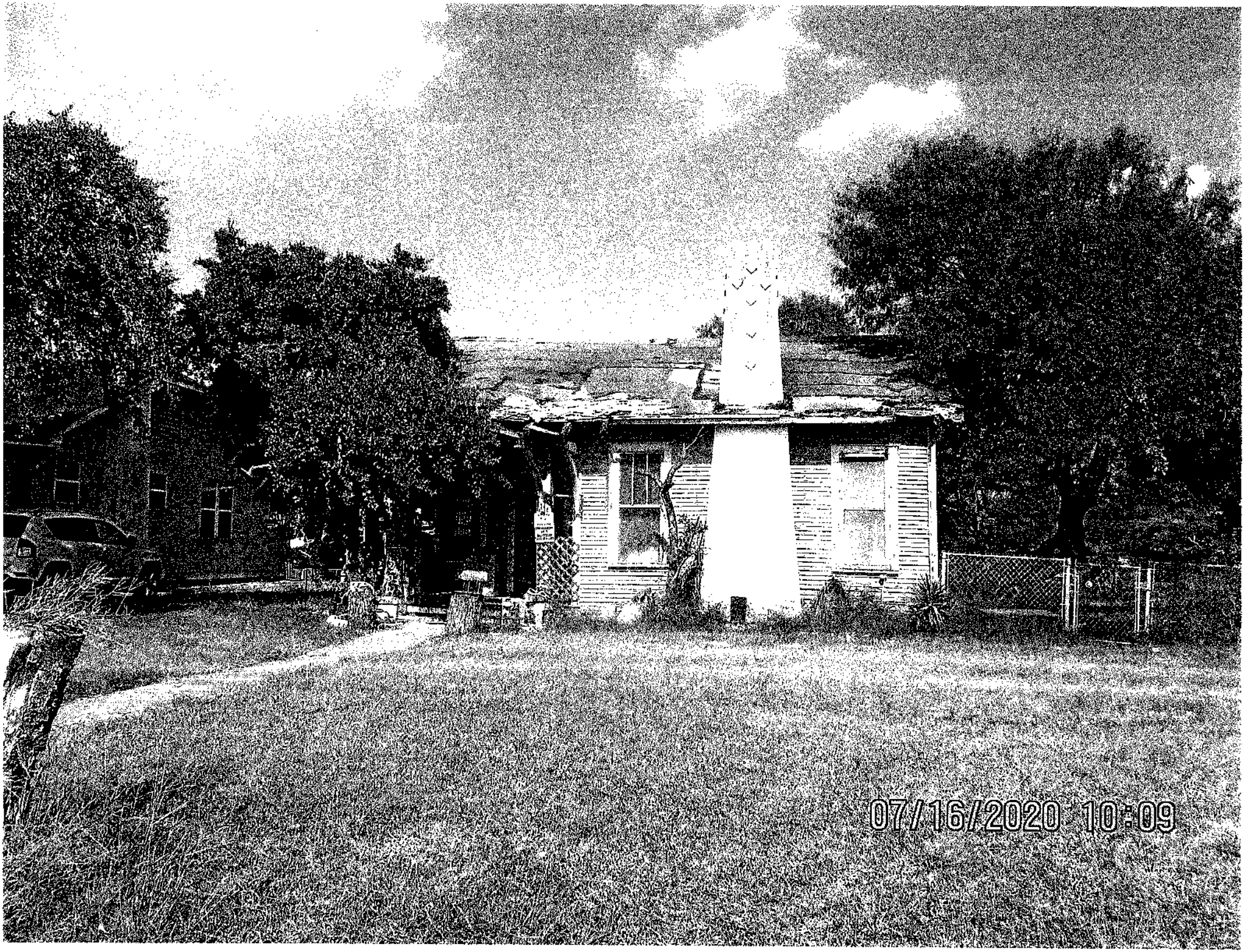
A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) Elisio Cuellar III | C. Date of Delivery 2/2/21

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery
☐ [illegible] Mail
Mail Restricted Delivery 00)
☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

Form 3811, July 2015 PSN 7530-02-000-9053 Domestic Return Receipt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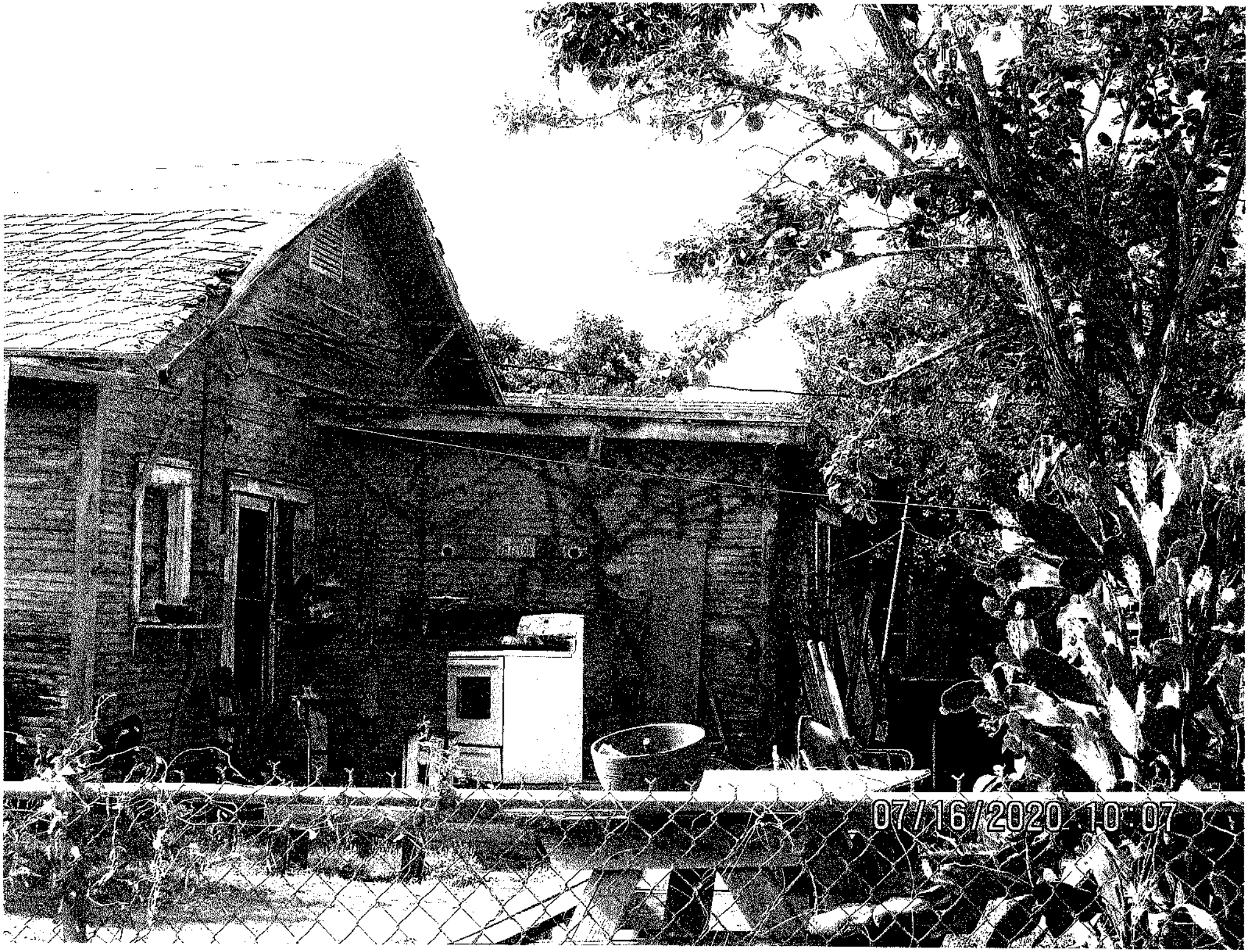
07/16/2020 10:09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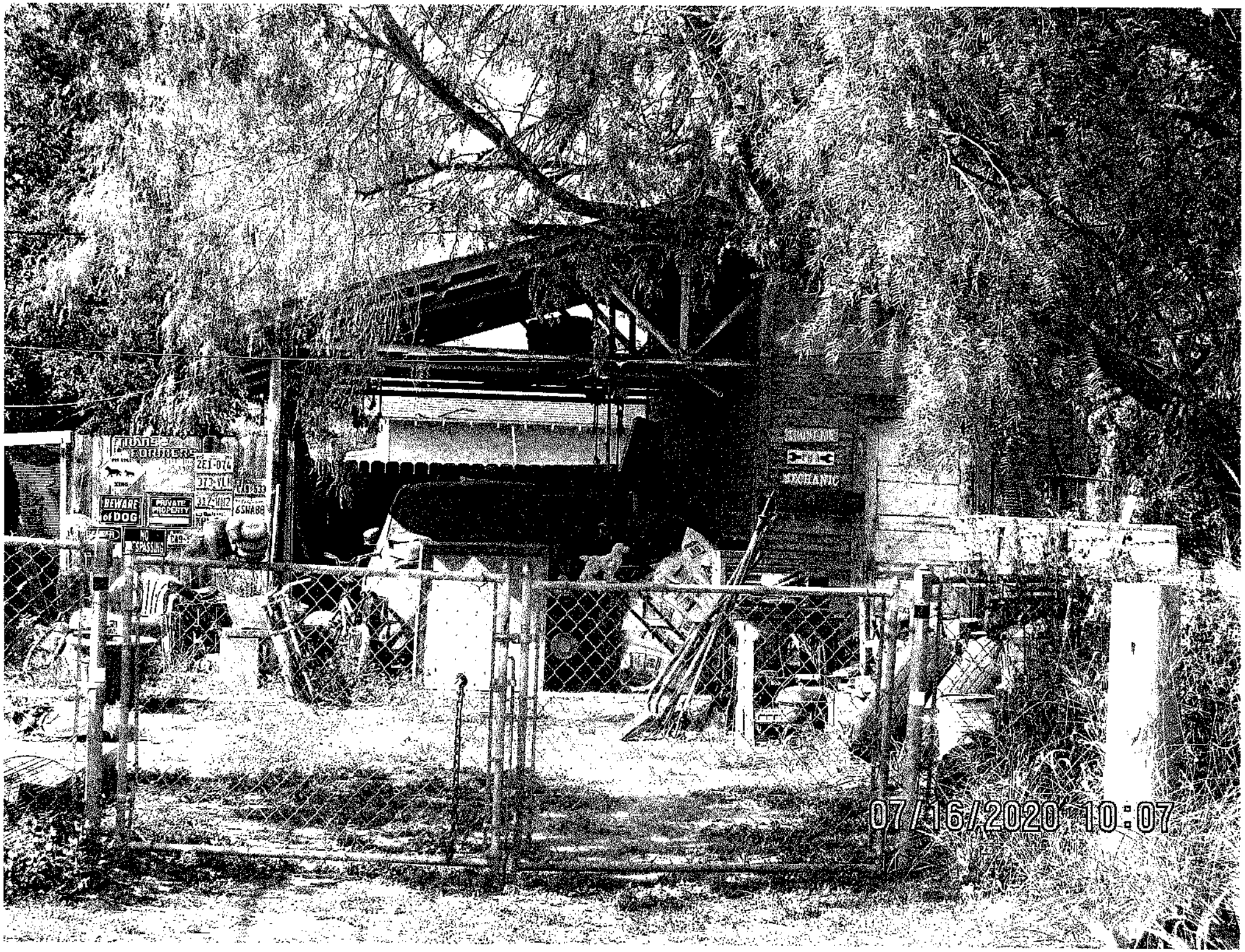
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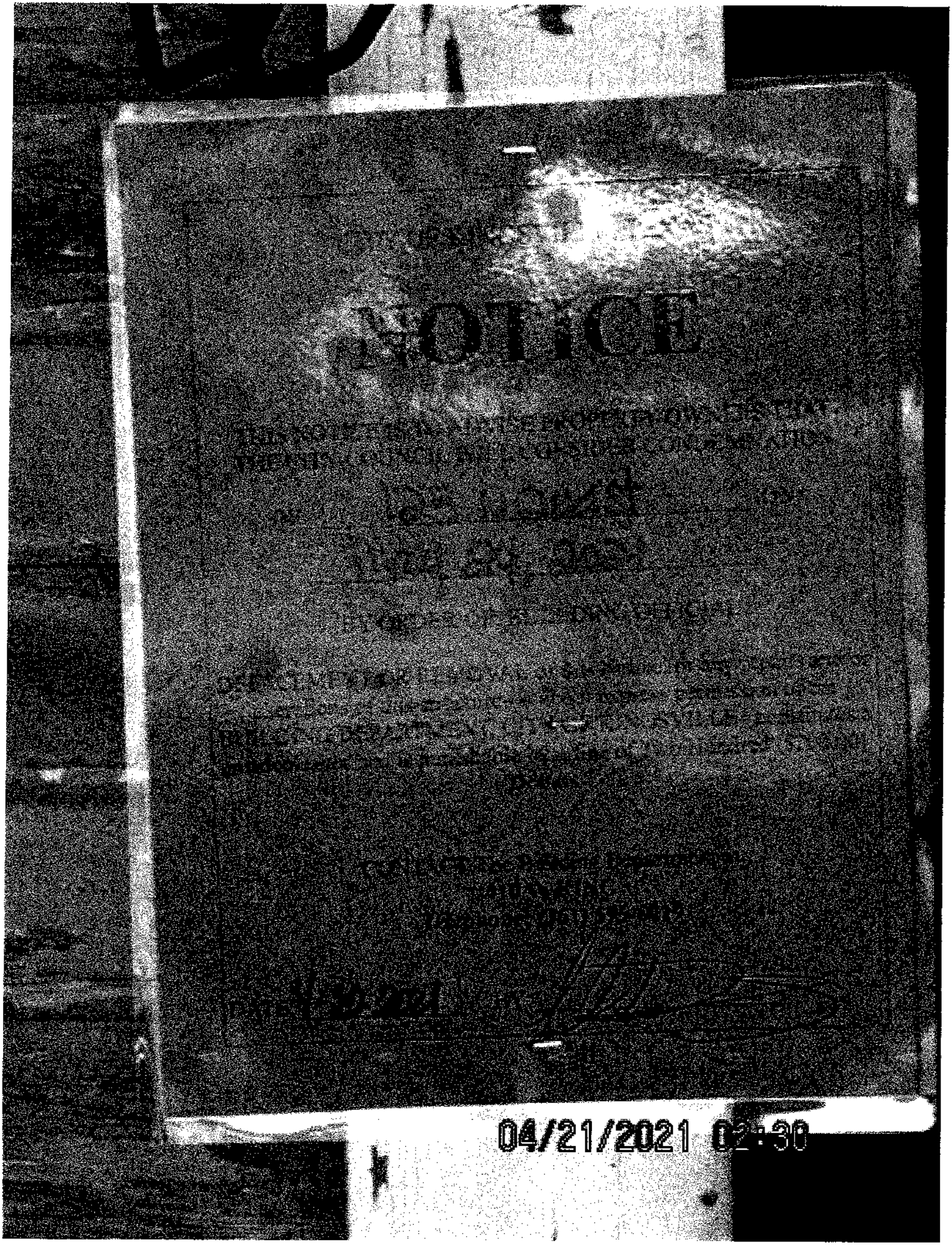
PRIVATE PROPERTY
NO TRESPASSING
MECHANIC
07/16/2020 10:07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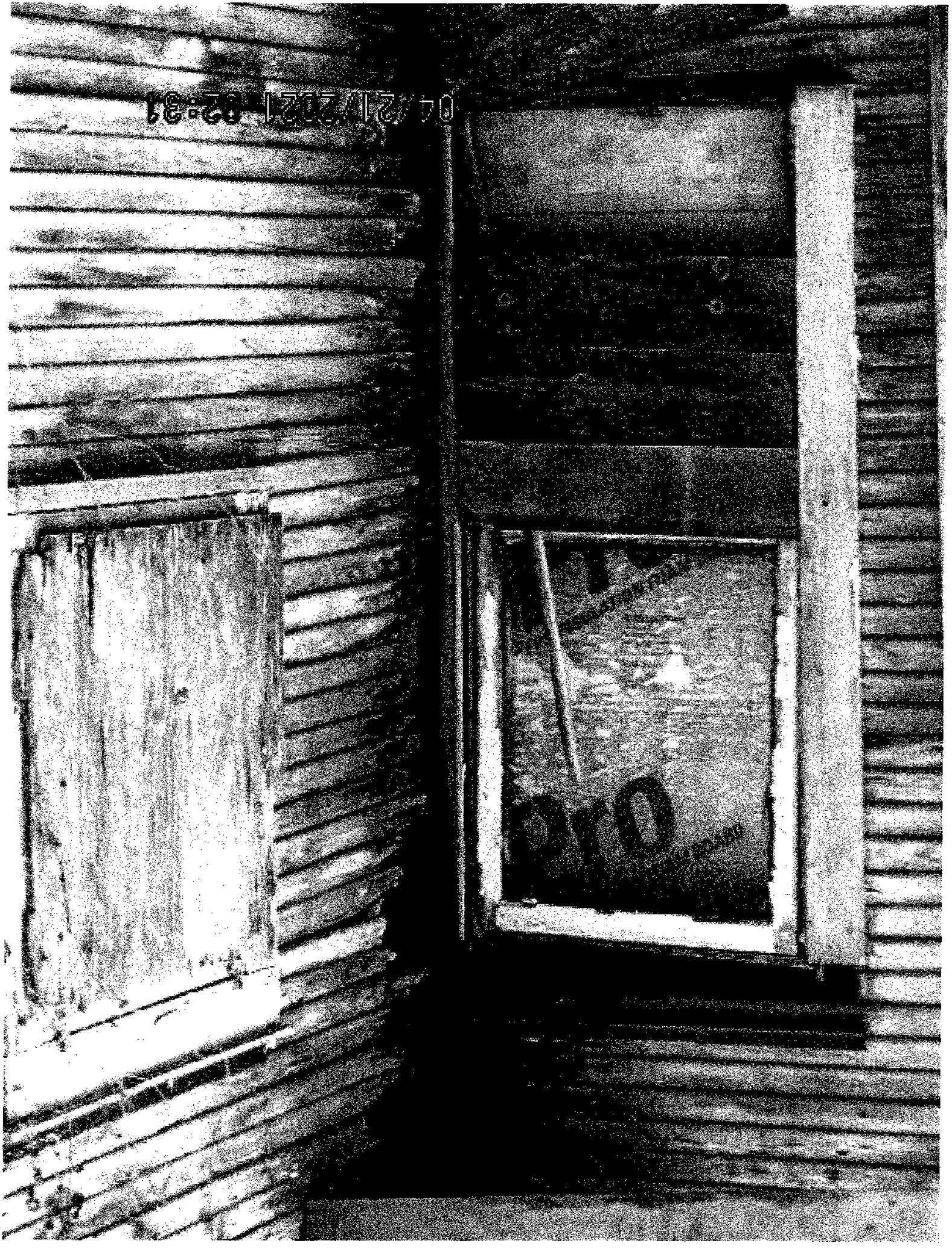
04/21/2021 02:30


04/21/2021 02:32




04/21/2021 02:30


04/21/2021 02:30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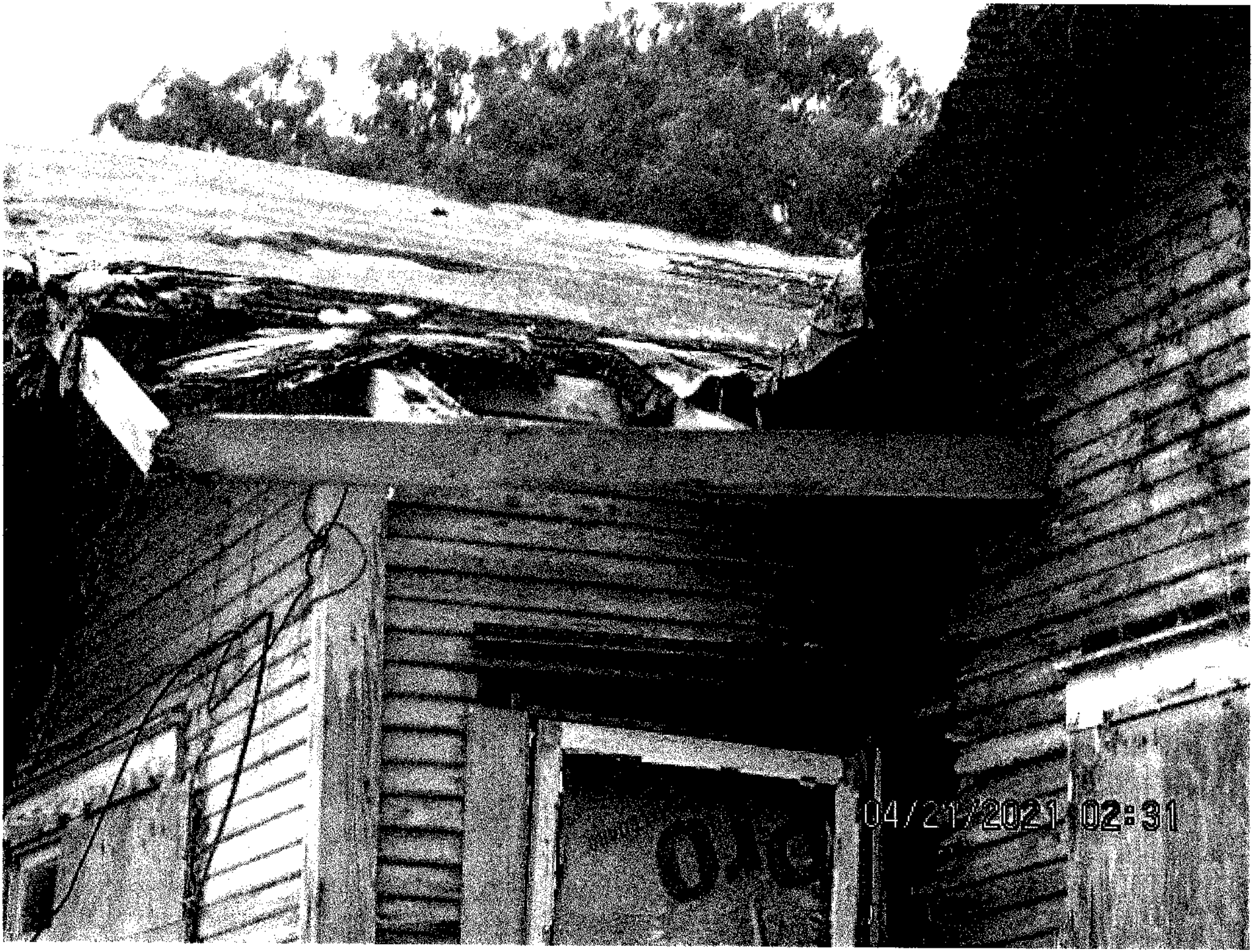
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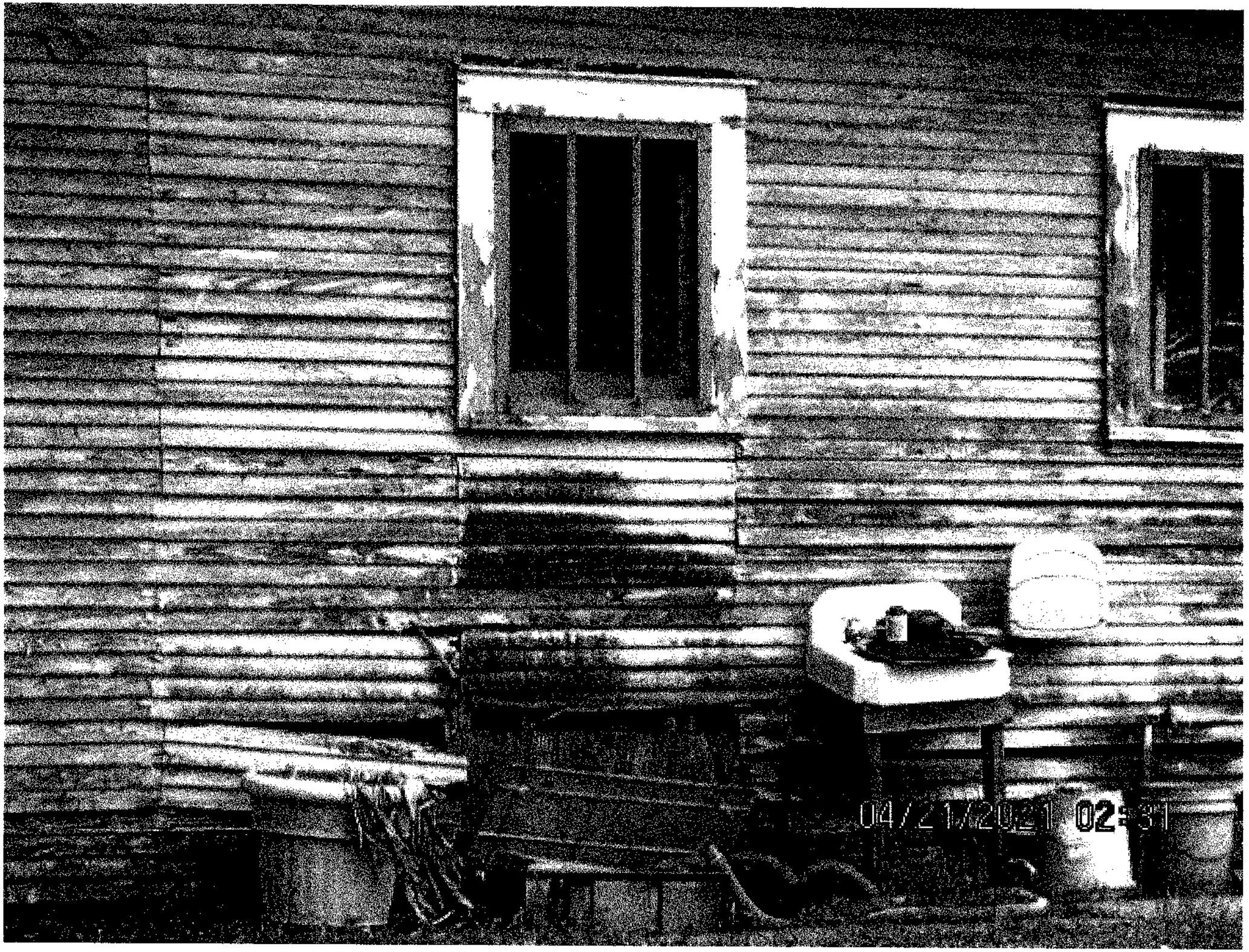
04/21/2021 02:31


04/21/2021 02:31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04/21/2021 02:31


04/21/2021 02:32

CONSENT AGENDA

AGENDA ITEM #1

City of Kingsville
Public Works, Wastewater Division

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Deborah Balli, Finance Director

DATE: April 22, 2021

SUBJECT: City Hall Irrigation Project Budget Amendment

Summary:
The City completed the irrigation project for the City Hall and the project crossed fiscal years requiring a budget amendment to appropriate funds in FY 20-21.

Financial Impact:
This project was originally budgeted in FY 19-20 but was not started or completed until FY 20-21 as additional funding needed to be identified due to the quote received. Once complete funding was identified in FY 20-21, work was able to commence, and the project was completed in FY 20-21 requiring budget to be appropriated. Funding budgeted in FY 19-20 dropped to fund balance for Fund 033-CO Series 2016.

Once all projects currently budgeted are completed, there will be an additional $10,000 available to fund another project. All funds in Fund 033-CO Series 2016 need to be spent as bond proceeds should be spent within 3 years with a max of 5 years. FY 20-21 reaches the 5-year max period.

Recommendation:
Staff recommends the approval of the budget amendment of the City Hall Irrigation Project.

City of Kingsville, TX

Balance Sheet
Account Summary
As Of 09/30/2021

Account	Name	Balance	
Fund: 033 - CO SERIES 2016 - GENERAL			
Assets			
033-0-01000	Claim on Pooled Cash	0.00	
033-0-05035	TX # 35-CO Series 2016	0.00	
033-0-09105	CO 2016-Money Market Acct-KB	52,279.06	
	Total Assets:	**52,279.06**	**52,279.06**
Liability			
033-1-21300	Accounts Payable	0.00	
033-1-21403	AP-Others	0.00	
033-1-22000	Retainage Payable	0.00	
	Total Liability:	**0.00**	
Equity			
033-2-74002	Restricted for Capital Outlay	87,200.49	
	Total Beginning Equity:	**87,200.49**	
Total Revenue		78.57	
Total Expense		35,000.00	
Revenues Over/Under Expenses		**-34,921.43**	
	Total Equity and Current Surplus (Deficit):	**52,279.06**	
		Total Liabilities, Equity and Current Surplus (Deficit):	**52,279.06**

Bank Account Balance (includes project expenditures) - $52,279.06

Less Projects budgeted not completed:

31400-Cash Match - $16,372
71300-Fence around Union Pacific area - $25,000

Unappropriated Amount - $10,907.06

City of Kingsville, TX

Budget Report

Account Summary

For Fiscal: 10/2020-09/2021 Period Ending: 04/30/2021

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 033 - CO SERIES 2016 - GENERAL							
Expense							
033-5-1030-31400	Professional Services	16,372.00	16,372.00	0.00	0.00	16,372.00	100.00 %
033-5-1030-71300	Building	25,000.00	25,000.00	0.00	0.00	25,000.00	100.00 %
033-5-4503-59104	Parks-City Green Phase 1	0.00	0.00	0.00	35,000.00	-35,000.00	0.00 %
	Expense Total:	**41,372.00**	**41,372.00**	**0.00**	**35,000.00**	**6,372.00**	**15.40 %**
	Fund: 033 - CO SERIES 2016 - GENERAL Total:	**41,372.00**	**41,372.00**	**0.00**	**35,000.00**	**6,372.00**	**15.40 %**
	Report Total:	**41,372.00**	**41,372.00**	**0.00**	**35,000.00**	**6,372.00**	**15.40 %**

Group Summary

Account Typ...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 033 - CO SERIES 2016 - GENERAL						
Expense	41,372.00	41,372.00	0.00	35,000.00	6,372.00	15.40 %
Fund: 033 - CO SERIES 2016 - GENERAL Total:	**41,372.00**	**41,372.00**	**0.00**	**35,000.00**	**6,372.00**	**15.40 %**
Report Total:	**41,372.00**	**41,372.00**	**0.00**	**35,000.00**	**6,372.00**	**15.40 %**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
033 - CO SERIES 2016 - GENERAL	41,372.00	41,372.00	0.00	35,000.00	6,372.00	15.40 %
Report Total:	**41,372.00**	**41,372.00**	**0.00**	**35,000.00**	**6,372.00**	**15.40 %**

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO COVER THE ROLLED OVER CITY HALL IRRIGATION PROJECT.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 033 – CO SERIES 2016					
Expenditures-5					
1030	City Special	City Hall Complex Landscaping	71310	$35,000	

[To amend the City of Kingsville FY 20-21 Budget to cover the rolled over City Hall Irrigation Project. Funding for this roll-over project comes from the unappropriated fund balance of Fund 033-CO Series 2016.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #2

City of Kingsville
Public Works, Wastewater Division

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Deborah Balli, Finance Director

DATE: April 22, 2021

SUBJECT: Incentive Agreement Payments for Starbucks and Marshalls Budget Amendment

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Summary:
FY 20-21 is the first year that incentive agreement payments were to be paid and there was not a good indication of how much in payments the City was going to incur for these new businesses. In FY 19-20, Neessen sent us reports that allowed us to determine what the City's obligation would be and their payment was budgeted based on that information. Starbucks and Marshalls did not provide any information as to what their anticipated sales would be, and Starbuck's incentive changed from ad valorem taxes to sales taxes which resulted in the full incentive being earned in the first year of opening.

Financial Impact:
FY 19-20 budget was $52,980 and actual payments came in at $71,220.75, making a budget amendment of $18,240.75 necessary. Funding will come from the unappropriated fund balance for General Fund.

Recommendation:
Staff recommends the approval of the budget amendment for the incentive agreement payments for Starbucks and Marshalls.

City of Kingsville, TX

Budget Report

Account Summary

For Fiscal: 10/2020-09/2021 Period Ending: 04/30/2021

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 098 - ECONOMIC DEVELOPMENT FUND							
Expense							
098-5-1060-11100	Salaries & Wages	85,746.00	85,746.00	6,531.20	45,601.77	40,144.23	46.82 %
098-5-1060-11301	Longevity - Non Civil Service	216.00	216.00	13.84	94.90	121.10	56.06 %
098-5-1060-11400	Retirement - TMRS	7,290.00	7,290.00	547.82	3,930.72	3,359.28	46.08 %
098-5-1060-11500	FICA	6,577.00	6,577.00	477.96	3,359.14	3,217.86	48.93 %
098-5-1060-11600	Group Health Insurance	22,371.00	22,371.00	1,864.22	13,038.92	9,332.08	41.72 %
098-5-1060-11700	Workers' Compensation	116.00	116.00	0.00	55.69	60.31	51.99 %
098-5-1060-11800	Unemployment Compensation	225.00	225.00	0.00	144.00	81.00	36.00 %
098-5-1060-12300	Life Insurance	108.00	108.00	9.00	63.00	45.00	41.67 %
098-5-1060-13100	Hazard Pay	0.00	0.00	0.00	250.00	-250.00	0.00 %
098-5-1060-19900	EDC-Salaries/Benefits	-57,649.00	-57,649.00	0.00	0.00	-57,649.00	100.00 %
098-5-1060-31400	Professional Services	100,000.00	100,000.00	0.00	100,000.00	0.00	0.00 %
098-5-1060-31433	Prof Srvcs-TAMUK Stadium Rennovat...	25,000.00	25,000.00	0.00	0.00	25,000.00	100.00 %
098-5-1060-35501	Incentive Agreement - Neessen Polaris	32,980.00	21,056.62	0.00	21,056.62	0.00	0.00 %
098-5-1060-35502	Incentive Agreement-Starbucks	0.00	11,923.38	0.00	20,000.00	-8,076.62	-67.74 %
098-5-1060-35503	Incentive Agreement-Marshalls	20,000.00	20,000.00	5,756.73	30,164.13	-10,164.13	-50.82 %
098-5-6900-80138	Transfer to Fund 138	386.00	386.00	0.00	193.00	193.00	50.00 %
	Expense Total:	**243,366.00**	**243,366.00**	**15,200.77**	**237,951.89**	**5,414.11**	**2.22 %**
	Fund: 098 - ECONOMIC DEVELOPMENT FUND Total:	**243,366.00**	**243,366.00**	**15,200.77**	**237,951.89**	**5,414.11**	**2.22 %**
	Report Total:	**243,366.00**	**243,366.00**	**15,200.77**	**237,951.89**	**5,414.11**	**2.22 %**

Group Summary

Account Typ...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 098 - ECONOMIC DEVELOPMENT FUND						
Expense	243,366.00	243,366.00	15,200.77	237,951.89	5,414.11	2.22 %
Fund: 098 - ECONOMIC DEVELOPMENT FUND Total:	243,366.00	243,366.00	15,200.77	237,951.89	5,414.11	2.22 %
Report Total:	243,366.00	243,366.00	15,200.77	237,951.89	5,414.11	2.22 %

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
098 - ECONOMIC DEVELOPMENT FU	243,366.00	243,366.00	15,200.77	237,951.89	5,414.11	2.22 %
Report Total:	**243,366.00**	**243,366.00**	**15,200.77**	**237,951.89**	**5,414.11**	**2.22 %**

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO COVER INCENTIVE AGREEMENT PAYMENTS FOR STARBUCKS AND MARSHALLS.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 098 – Economic Development					
Revenues-4					
0000	Non-Dept	Transfer from Fund 001	75001	$18,240.75	
Expenditures-5					
1060	Econ Dev	Incentive Agmt-Starbucks	35502	$8,076.62	
1060	Econ Dev	Incentive Agmt-Marshalls	35503	$10,164.13	
Fund 001 – General Fund					
Expenditures-5					
6900	Transfers	Transfer to Fund 098	80098	$18,240.75	

[To amend the City of Kingsville FY 20-21 Budget to cover incentive agreement payments for Starbucks and Marshalls. Funding will come from the unappropriated fund balance of General Fund.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #3

City of Kingsville
Public Works, Wastewater Division

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Deborah Balli, Finance Director

DATE: April 22, 2021

SUBJECT: CARES ACT Expenditures for FY 20-21 Budget Amendment

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Summary:
The CARES ACT funding covered eligible expenditures through December 2020 (FY 20-21) up to the City's allotment of $1.396 million. The City submitted expenditures in FY 19-20 that allowed us to receive 100% of our allotment even though we knew there would be expenditures still occurring in FY 20-21 that would need to be covered with CARES ACT funding for employees out due to COVID, personnel costs for an employee who was hired to perform cleaning and disinfecting of buildings and vehicles, rental agreements, and other eligible expenditures.

Financial Impact:
FY 20-21 expenditures for CARES ACT funding were $22,784.18 and must be covered by General Fund as all budget savings dropped to fund balance at the end of FY 19-20.

Recommendation:
Staff recommends the approval of the budget amendment for CARES ACT expenditures for FY 20-21 budget amendment.

City of Kingsville, TX

Budget Report
Account Summary
For Fiscal: 10/2020-09/2021 Period Ending: 04/30/2021

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 103 - COVID-19 CARES Act Fund							
Revenue							
103-4-1030-59945	Other Income	0.00	0.00	0.00	6,515.74	6,515.74	0.00 %
	Revenue Total:	**0.00**	**0.00**	**0.00**	**6,515.74**	**6,515.74**	**0.00 %**
Expense							
103-5-1030-11100	Salaries & Wages	0.00	0.00	0.00	10,477.03	-10,477.03	0.00 %
103-5-1030-11200	Overtime	0.00	0.00	0.00	2,604.08	-2,604.08	0.00 %
103-5-1030-11400	Retirement - TMRS	0.00	0.00	0.00	101.77	-101.77	0.00 %
103-5-1030-11500	FICA	0.00	0.00	0.00	88.47	-88.47	0.00 %
103-5-1030-11700	Workers' Compensation	0.00	0.00	0.00	16.26	-16.26	0.00 %
103-5-1030-11800	Unemployment Compensation	0.00	0.00	0.00	9.40	-9.40	0.00 %
103-5-1030-21100	Supplies	0.00	0.00	0.00	5,728.54	-5,728.54	0.00 %
103-5-1030-22600	Computers & Associated Equip	0.00	0.00	0.00	10,236.38	-10,236.38	0.00 %
103-5-1030-31100	Communications	0.00	0.00	0.00	37.99	-37.99	0.00 %
	Expense Total:	**0.00**	**0.00**	**0.00**	**29,299.92**	**-29,299.92**	**0.00 %**
	Fund: 103 - COVID-19 CARES Act Fund Surplus (Deficit):	**0.00**	**0.00**	**0.00**	**-22,784.18**	**-22,784.18**	**0.00 %**
	Report Surplus (Deficit):	**0.00**	**0.00**	**0.00**	**-22,784.18**	**-22,784.18**	**0.00 %**

Group Summary

Account Typ...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 103 - COVID-19 CARES Act Fund						
Revenue	0.00	0.00	0.00	6,515.74	6,515.74	0.00 %
Expense	0.00	0.00	0.00	29,299.92	-29,299.92	0.00 %
Fund: 103 - COVID-19 CARES Act Fund Surplus (Deficit):	**0.00**	**0.00**	**0.00**	**-22,784.18**	**-22,784.18**	**0.00 %**
Report Surplus (Deficit):	**0.00**	**0.00**	**0.00**	**-22,784.18**	**-22,784.18**	**0.00 %**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
103 · COVID-19 CARES Act Fund	0.00	0.00	0.00	-22,784.18	-22,784.18
Report Surplus (Deficit):	**0.00**	**0.00**	**0.00**	**-22,784.18**	**-22,784.18**

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO COVER CARES ACT EXPENDITURES FOR FY 20-21.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 103 – COVID-19 CARES ACT FUND					
Revenues-4					
1030	City Special	Other Income	59945	$6,515.74	
0000	Non-Dept	Transfer from Fund 001	75001	$22,784.18	
Expenditures-5					
1030	City Special	Salaries & Wages	11100	$10,477.03	
1030	City Special	Overtime	11200	$2,604.08	
1030	City Special	Retirement	11400	$101.77	
1030	City Special	FICA	11500	$88.47	
1030	City Special	Workers Compensation	11700	$16.26	
1030	City Special	Unemployment	11800	$9.40	
1030	City Special	Supplies	21100	$5,728.54	
1030	City Special	Computers & Assoc Equip	22600	$10,236.38	
1030	City Special	Communications	31100	$37.99	
Fund 001 – General Fund					
Expenditures-5					
6900	Transfers	Transfer to Fund 103	80103	$22,784.18	

[To amend the City of Kingsville FY 20-21 Budget to cover CARES ACT expenditures for FY 20-21. Funding will come from the unappropriated fund balance of General Fund.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #4

City of Kingsville
Public Works, Wastewater Division

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Deborah Balli, Finance Director

DATE: April 22, 2021

SUBJECT: FEMA Winter Storm Event Grant Expenditures Budget Amendment

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Summary:
The City received notification that we could submit expenditures for reimbursement that occurred during the winter storm event. During the eligible period, the City incurred $15,808.02 of eligible expenditures. The due date to have everything submitted is May 20, 2021.

Financial Impact:
Receiving reimbursements for eligible expenditures will save on the regular budget as the expenditures were necessary.

Recommendation:
Staff recommends the approval of the FEMA Winter Storm Event budget amendment.

City of Kingsville, TX

Budget Report

Account Summary

For Fiscal: 10/2020-09/2021 Period Ending: 04/30/2021

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 112 - FEMA - Winter Storm Event							
Expense							
112-5-1030-21100	Supplies	0.00	0.00	0.00	2,925.44	-2,925.44	0.00 %
112-5-1030-21500	Motor Gas & Oil	0.00	0.00	0.00	6,079.86	-6,079.86	0.00 %
112-5-1030-31400	Professional Services	0.00	0.00	0.00	6,802.72	-6,802.72	0.00 %
	Expense Total:	**0.00**	**0.00**	**0.00**	**15,808.02**	**-15,808.02**	**0.00 %**
	Fund: 112 - FEMA - Winter Storm Event Total:	**0.00**	**0.00**	**0.00**	**15,808.02**	**-15,808.02**	**0.00 %**
	Report Total:	**0.00**	**0.00**	**0.00**	**15,808.02**	**-15,808.02**	**0.00 %**

Group Summary

Account Typ...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
Fund: 112 - FEMA - Winter Storm Event						
Expense	0.00	0.00	0.00	15,808.02	-15,808.02	0.00 %
Fund: 112 - FEMA - Winter Storm Event Total:	**0.00**	**0.00**	**0.00**	**15,808.02**	**-15,808.02**	**0.00 %**
Report Total:	**0.00**	**0.00**	**0.00**	**15,808.02**	**-15,808.02**	**0.00 %**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
112 - FEMA - Winter Storm Event	0.00	0.00	0.00	15,808.02	-15,808.02	0.00 %
Report Total:	**0.00**	**0.00**	**0.00**	**15,808.02**	**-15,808.02**	**0.00 %**

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO COVER FEMA-WINTER STORM EVENT GRANT EXPENDITURES SUBMITTED FOR REIMBURSEMENT.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 112 – FEMA-Winter Storm Event					
Revenues-4					
0000	Non-Dept	Federal Grant	72005	$15,808.02	
Expenditures-5					
1030	City Special	Supplies	21100	$2,925.44	
1030	City Special	Motor Gas & Oil	21500	$6,079.86	
1030	City Special	Professional Services	31400	$6,802.72	

[To amend the City of Kingsville FY 20-21 Budget to cover FEMA Winter Storm Event grant expenditures submitted for reimbursement. Funding will come from the grant funding that will be received for eligible expenditures.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission

that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #5

City of Kingsville
Public Works, Wastewater Division

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Deborah Balli, Finance Director

DATE: April 27, 2021

SUBJECT: Additional Audit Services Costs Budget Amendment

Summary:
The FY 19-20 audit has just been completed and additional hours were necessary due to the complexity of the bond refunding and the Single Audit that was required due to the CARES ACT funding. These additional hours resulted in an increased cost of $15,000 that was unforeseen when the budget was adopted.

Financial Impact:
The current budget for the Finance Administration division cannot absorb the additional $15,000 cost. Funding for this budget amendment will come from the unappropriated fund balance for General Fund 001.

Recommendation:
Staff recommends the approval of the additional audit services cost budget amendment.

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO COVER ADDITIONAL AUDIT SERVICES COSTS.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 001 – General Fund					
Expenditures-5					
1801	Finance Admin	Prof Serv-Auditing	31470	$15,000	

[To amend the City of Kingsville FY 20-21 Budget to cover additional audit services costs. Funding will come from the unappropriated General Fund 001 fund balance.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #6

City of Kingsville
Public Works, Wastewater Division

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Deborah Balli, Finance Director

DATE: May 3, 2021

SUBJECT: Engineering In-Kind Services Budget Amendment

Summary:
The City was awarded the Safe Routes to School Grant (Fund 100) and it came with a match that we were going to satisfy with in-kind Engineering services of $56,908. The adopted budget reduced the Engineering Salary budget by the match and recorded In-Kind Engineering services budget as Professional Services in the Grant Fund. Engineering is not able to provide In-Kind Services on this grant at this time as we were awarded 100%, which now requires the reduced budgeted amount to be returned to the Engineering budget to cover regular salaries.

Financial Impact:
Utility Fund's fund balance will have a reduction of $56,908.

Recommendation:
Staff recommends the approval of the budget amendment.

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO REPLACE THE ENGINEERING SERVICES SALARY BUDGET WHICH WAS BUDGETED FOR IN-KIND ENGINEERING SERVICES IN THE SAFE ROUTES TO SCHOOL GRANT.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 051 – Utility Fund					
Expenditures-5					
8000	Engineering	Salaries	11100	$56,908	
Fund 100 – Safe Routes to School Grant					
Expenditures-5					
3050	Streets	Professional Services	31400		$56,908

[To amend the City of Kingsville FY 20-21 Budget to replace the Engineering Services salary budget which was budgeted for In-Kind Engineering Services in the Safe Routes to School budget. Funding will come from the unappropriated Utility Fund 051 fund balance.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission

that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #7

City of Kingsville
Public Works, Wastewater Division

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Deborah Balli, Finance Director

DATE: May 3, 2021

SUBJECT: Fund Correction on BA #17 – Ordinance #2021-14

Summary:
BA #17 adopted by ordinance 2021-14, had the wrong Fund in the body of the ordinance. It stated it was to be recorded in Fund 017 and should have read Fund 001. This submittal is to correct the Fund number.

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO ACCEPT AND EXPEND DONATION FROM NUSTAR ENERGY FOR EQUIPMENT MAINTENANCE AND SUPPLIES.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
~~**Fund 017 – Local Borderstar Security Program**~~ **Fund 001 – General Fund**					
Revenues					
0000	Fire	Donations	72030	($1,750)	
Expenditures					
2200	Fire	Equipment Maintenance	41400	$1,750	

[To amend the City of Kingsville FY 20-21 Budget to accept and expend donation from NuStar Energy for equipment maintenance and supplies. Funds will come from the donation received.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #8

City of Kingsville
Police Department

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Ricardo Torres, Chief of Police

DATE: April 29, 2021

SUBJECT: Request for budget amendment for overtime funds for overtime in Patrol Division 2102, Communications Division 2103, and Criminal Investigations Division 2104

Summary:

Our department over the last two years has had an unexpected turnover in personnel in our sworn officer positions as well as our licensed telecommunicator positions. This has caused major shortages in manning the different divisions of the department creating overtime. The Criminal Investigations Division has also had an inordinate amount of major cases that needed immediate attention to solve and bring criminals to justice.

Background:

Budget Report — For Fiscal: 10/2020-09/2021 Period Ending: 04/30/2021

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Division: 2102 - Patrol							
Category: 10 - Personnel Services							
[illegible]	Salaries & Wages	1,720,625.00	1,720,625.00	110,226.17	858,854.28	861,770.72	49.92 %
[illegible]	Overtime	149,977.00	149,977.00	18,870.77	143,484.42	6,492.58	95.67 %

Budget Report — For Fiscal: 10/2020-09/2021 Period Ending: 04/30/2021

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Division: 2103 - Communications							
Category: 10 - Personnel Services							
[illegible]	Salaries & Wages	509,135.00	509,135.00	28,615.92	233,144.76	275,990.24	45.79 %
[illegible]	Overtime	32,634.00	32,634.00	5,245.07	29,688.18	2,945.82	90.97 %

City of Kingsville
Police Department

Budget Report — For Fiscal: 10/2020-09/2021 Period Ending: 04/30/2021

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Division: 2104 - Crim Investigation Div							
Category: 10 - Personnel Services							
[illegible]	Salaries & Wages	671,690.00	671,690.00	54,915.58	304,147.47	367,542.53	54.71 %
[illegible]	Overtime	15,143.00	15,143.00	5,629.03	13,389.04	1,753.96	88.42 %

Financial Impact:

Breakdown of request by division to include benefits courtesy of Finance Director, Deborah Balli.

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 001 – General Fund					
Expenditures-5					
2102	Patrol	Overtime	11200	$80,000	
2103	Communications	Overtime	11200	$28,000	
2104	CID	Overtime	11200	$12,000	
2102	Patrol	Retirement	11400	$7,080	
2103	Communications	Retirement	11400	$2,478	
2104	CID	Retirement	11400	$1,062	
2102	Patrol	FICA	11500	$6,120	
2103	Communications	FICA	11500	$2,142	
2104	CID	FICA	11500	$918	
2102	Patrol	Workers Comp	11700	$64	
2103	Communications	Workers Comp	11700	$23	
2104	CID	Workers Comp	11700	$10	
2102	Patrol	Life Insurance	12300	$173	
2103	Communications	Life Insurance	12300	$61	
2104	CID	Life Insurance	12300	$26	
		Total		$140,157	

City of Kingsville
Police Department

Recommendation:
We request that our budget amendment to cover overtime cost for the remaining fiscal year for the patrol division, communications division and criminal investigations divisions be approved to cover the unforeseen overtime. Thank you for your assistance.

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO COVER ADDITIONAL OVERTIME FOR THE POLICE DEPARTMENT.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 001 – General Fund					
Expenditures-5					
2102	Patrol	Overtime	11200	$80,000	
2103	Communications	Overtime	11200	$28,000	
2104	CID	Overtime	11200	$12,000	
2102	Patrol	Retirement	11400	$7,080	
2103	Communications	Retirement	11400	$2,478	
2104	CID	Retirement	11400	$1,062	
2102	Patrol	FICA	11500	$6,120	
2103	Communications	FICA	11500	$2,142	
2104	CID	FICA	11500	$918	
2102	Patrol	Workers Comp	11700	$64	
2103	Communications	Workers Comp	11700	$23	
2104	CID	Workers Comp	11700	$10	
2102	Patrol	Life Insurance	12300	$173	
2103	Communications	Life Insurance	12300	$61	
2104	CID	Life Insurance	12300	$26	
		Total		$140,157	

[To amend the City of Kingsville FY 20-21 Budget to cover additional overtime for the Police Department. Funding will come from FY 19-20 budget savings from CARES ACT funding.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 10th day of May 2021.

PASSED AND APPROVED on this the 24th day of May 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

REGULAR AGENDA

AGENDA ITEM #9

For Information on Condemnation 627 E. Ave D

See information for Public Hearing #1

AGENDA ITEM #10

For Information on Condemnation 201 S. US HWY 77 Bypass

See information for Public Hearing #2

AGENDA ITEM #11

For Information on Condemnation 816 S. 2nd

See information for Public Hearing #3

AGENDA ITEM #12

For Information on Condemnation 311 S. 14th St.

See information for Public Hearing #4

AGENDA ITEM #13

For Information on Condemnation 123 N. 2nd St.

See information for Public Hearing #5

AGENDA ITEM #14

City of Kingsville
Fire Department

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Juan J. Adame, Fire Chief

DATE: April 29, 2021

SUBJECT: Naval Air Station Kingsville — Fire Fighting Assistance Mutual Aid Agreement

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Summary:
The Kingsville Fire Department is requesting to renew the Fire Mutual Aid Agreement between the Naval Air Station Kingsville and the City of Kingsville Fire Department for the purposes of providing reciprocal fire and EMS services between both organizations.

Background:
The mutual aid agreement is being updated to reflect current organizational changes and operational functionality of both departments. As well, the agreement includes the sharing of personnel services and equipment needed for fire prevention, protection of life and property from fire. Furthermore, to include emergency services such as basic medical support, basic and advanced life support, hazardous material containment and confinement, and special rescue incidents involving vehicles, water, trench, and confined space rescues. Lastly, the agreement encourages each department to frequently visit each other' s stations for guided familiarization tours and when possible jointly conduct pre -fire planning inspections, drills, and training.

Financial Impact:
No direct financial impact attached to the agreement, as the intent is that each department will not seek reimbursement for providing assistance.

Recommendation:
The following Fire Mutual Aid Agreement is in support of efforts by the Kingsville FD to improve community relations and meet operational support plans, better preparing the City of Kingsville and FD through the Mutual Aid Agreement with NAS Kingsville to respond to emergency incidents requiring additional support. Our recommendation is that the Commission renew the Fire Mutual Aid Agreement.

RESOLUTION #2021-_____

A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO A MUTUAL AID AGREEMENT BETWEEN THE COMMANDING OFFICER OF NAVAL AIR STATION KINGSVILLE, TEXAS AND THE CITY OF KINGSVILLE, TEXAS FOR THE PROVISION OF FIRE FIGHTING ASSISTANCE; REPEALING ALL CONFLICTING RESOLUTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Kingsville and Naval Air Station-Kingsville (the "parties") each maintain equipment and personnel for the suppression of fires and response to hazardous materials incidents occurring within areas under their respective jurisdictions, and

WHEREAS, the parties desire to augment the fire protection and hazardous material response capabilities available in their respective jurisdictions by entering in this Mutual Aid Agreement for the provision of firefighting assistance as allowed by Texas Government Code section 418.109, and

WHEREAS, the lands comprising the respective jurisdictions of the parties are adjacent or contiguous to one another such that the rendering of mutual assistance between the parties in response to a fire or hazardous material incident is feasible, and

WHEREAS, it is the policy of the Department of the Navy and the Commanding Officer, Naval Air Station, Kingsville, Texas and the City of Kingsville to conclude such agreements wherever practical; and

WHEREAS, the parties have had a similar agreement in place since at least 1996; and

WHEREAS, the parties have mutually concluded that it is desirable, practicable, and beneficial for the parties to enter into this Agreement to memorialize their willingness and ability to render assistance to one another, in order to enhance the safety and security of the civilian community and of Naval Air Station Kingsville and it's outlying installations and facilities.

BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the Mayor of the City of Kingsville is authorized and directed as an act of the City of Kingsville, Texas to enter into a Mutual Aid Agreement Between Naval Air Station Kingsville (NASK) and the City of Kingsville for the provision of firefighting assistance in accordance with Exhibit A hereto attached and made a part hereof.

II.

THAT all resolutions or parts of resolutions in conflict with this resolution are repealed to the extent of such conflict only.

III.

THAT this Resolution shall be and become effective on and after adoption.

PASSED AND APPROVED by a majority vote of the City Commission on the 24th day of May, 2021.

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

MUTUAL AID AGREEMENT
BETWEEN
COMMANDING OFFICER, NAVAL AIR STATION,
Kingsville, Texas 78363
AND
LOCAL GOVERNMENT ENTITY
City of Kingsville, Texas, USA
FOR THE PROVISION of FIRE FIGHTING ASSISTANCE

THIS MUTUAL AID AGREEMENT (hereinafter, the "Agreement") is made and entered into this _____ day of _____ 2021 by and between Commanding Officer, Naval Air Station, (NAS) Kingsville, Texas, USA (hereinafter, "Navy"), and the Local Government Entity, CITY OF KINGSVILLE, TEXAS, USA, for firefighting assistance (hereinafter, "CITY OF KINGSVILLE").

WITNESSETH:

WHEREAS, each of the Parties hereto maintains equipment and personnel for the suppression of fires and response to hazardous materials incidents occurring within areas under their respective jurisdictions, and

WHEREAS, the Parties hereto desire to augment the fire protection and hazardous material response capabilities available in their respective jurisdictions by entering into this Agreement, and

WHEREAS, the lands or districts comprising the respective jurisdictions of the Parties are adjacent or contiguous to one another such that the rendering of mutual assistance between the Parties in response to a fire or hazardous material incident is feasible, and

WHEREAS, it is the policy of the Department of the Navy and the Commanding Officer, Naval Air Station, Kingsville, Texas and City of Kingsville to conclude such agreement wherever practical; and

WHEREAS, the Parties have mutually concluded that it is desirable, practicable, and beneficial for the Parties to enter into this Agreement to memorialize their willingness and ability to render assistance to one another, in order to enhance the safety and security of the civilian community and of the Naval Air Station Kingsville and outlying installations and facilities.

NOW, THEREFORE, BE IT AGREED THAT:

1. The authority to enter into this Agreement is set forth in 42 U.S.C. 1856a, and 15 U.S.C. 2210, and the regulations implementing same at 44 Code of Federal Regulations Part 151.

2. The term 'fire protection' includes personal services and equipment required for fire prevention, the protection of life and property from fire, and firefighting to include emergency services, including basic medical support, basic and advanced life support, hazardous material containment and confinement, and special rescue events involving vehicular and water mishaps, and trench, building, and confined space extractions.

3. The rendering of assistance from one Party to the other under the terms of this Agreement shall be accomplished in accordance with detailed operational plans and procedures, which shall be developed by each of the Parties. The technical heads of each Party's Fire Departments shall work together to implement such plans and procedures in a manner compatible with the operational authorities of each.

4. The senior officer of a Fire Department belonging to a Party to this Agreement, or the senior office of such Fire Department actually present at a fire or hazardous material incident, may request firefighting assistance under the terms of this Agreement from the other Party's Fire Department, whenever he/she deems it necessary to make such a request. The senior officer on duty of the Fire Department receiving a request for assistance shall forthwith take the following action:

a. Immediately determine if the requested apparatus and personnel are available to respond to the call for assistance.

b. In accordance with the terms of this Agreement, forthwith dispatch such apparatus and personnel, along with instructions as to their mission, use and deployment, in quantities and amounts as in the judgment of the senior officer receiving the call can be provided to the requesting Fire Department without jeopardizing the mission of the Fire Department providing such resources.

5. The rendering of assistance under the terms of this Agreement shall not be mandatory; however, the Party receiving a request for assistance shall endeavor to immediately inform the requesting Party if the requested assistance cannot be provided and, if assistance can be provided, the quantity of such resources as may be dispatched in response to such request. Neither Party shall hold the other Party liable or at fault for failing to respond to any request for assistance or for failing to respond to such a request in a timely manner or with less than optimum equipment and or personnel, it being the understanding of the Parties that each is primarily and ultimately responsible for the provision of fire suppression and hazardous material incident response needed within their own jurisdictions.

6. As required by Federal law as a condition precedent to entering into this Agreement, the Parties hereby waive all claims against the other Party for compensation of any loss, damage, personal injury, or death occurring in consequence of the performance of this Agreement. Additionally, the Parties hereby recognize that Texas Statute 418.109 contemplates Counties and municipalities as being subdivisions of the state or municipal corporations within the meaning of this Texas Statute. That being the case, the obligations assumed by the Parties under this paragraph 5 of the Agreement shall be interpreted in accordance with 42 U.S.C. 1856a and Texas Statute 418.109.

7. Each Party hereby agrees that its intent with respect to the rendering of assistance to the other Party under this Agreement is not to seek reimbursement from the Party requesting such assistance. The Parties hereby recognize that pursuant to the Section 11 of the Federal Fire Prevention and Control Act of 1974 (15 U.S.C. 2210) and Federal regulations issued there under (Title 44 of the Code of Federal Regulations 151), the City of Kingsville, Texas is permitted to seek reimbursement for all or any part of its direct expenses and losses (defined as additional firefighting costs over normal operational costs) incurred in fighting fires on property under the jurisdiction of the United States. Furthermore, under the authority of 42 U.S.C. 1856a, each Party hereby reserves the right to seek reimbursement from the other for the costs incurred by it in providing services to the other Party in response to a request for assistance.

8. The senior officer of the Fire Department requesting assistance shall normally assume full charge of the operations at the scene of the fire or other emergency. However, under procedures agreed to by the technical heads of the Fire Departments involved, a senior officer of the Fire Department furnishing the assistance may assume responsibility for the coordination of the overall operations at the scene of the fire or other emergency.

9. The officers and personnel of the Fire Departments of the Parties to this Agreement are invited and encouraged, on a reciprocal basis, to frequently visit each other's activities for guided familiarization tours (consistent with local security requirements) and, as feasible, to jointly conduct pre-fire planning inspections, drills and training.

10. Independent of, and in addition to, any provisions of this Agreement, Naval Air Station Kingsville is authorized and has the discretion to render disaster relief or emergency assistance to preserve life and property in the vicinity of a DoD Installation, when in the opinion of the installation commander, the assistance is in the best interest of the Unites States. 42 U.S.C. 5121-5206; DoD 3025.1-M.

TRAINING:

1. Whenever either Party hosts fire protection training for its own Fire Department ("Host Department") it may, to the maximum extent practicable and subject to its sole discretion, offer to provide the same training to members of the other Party ("Guest Department").

2. The Host Department will not charge the Guest Department for any training provided under the terms of this Agreement, unless it is a cost that cannot be covered by the Host Department such as, cost per student or cost of a certificate. Further, any such training will be provided on a space available basis only.

3. The Guest Department and/or its members will be solely responsible for the payment of any and all costs necessary for the Guest Department personnel to attend any training provided by the Host Department including, but not limited to, lodging, meals and travel.

4. This Agreement is entered into voluntarily by both Parties with no obligation on the part of either to provide such training to the other or, if such training is offered to the other Party, to participate in such training.

5. The Guest Department is responsible for ensuring that its members observe all rules, regulations, and guidelines established by the Host Department for training provided by the Host Department, as such rules, regulations and guidelines are made known to the Guest Department.

6. The Host Department reserves the right: to deny training to any member of the Guest Department who does not meet the prerequisites necessary to attend the training which is offered by the Host Department under the terms of this Agreement.

Execution of this Agreement:
This Agreement shall become effective upon the date annotated above, and shall remain in full force and effect until cancelled by mutual agreement of the Parties, or upon the provision of at least sixty (60) days advance written notice from the Party desiring to terminate this Agreement to the other Party. Upon becoming effective, this Agreement shall supersede all previous agreements between the Parties concerning the rendering of assistance from one to the other for the purposes stated in this Agreement.

IN WITNESS WHEREOF, the parties hereto have made and executed this to the agreement on the respective dates under each signature. CITY OF KINGSVILLE, TEXAS, USA, through its Legislative Body signing by and through its SIGNING OFFICIAL authorized to execute same by Legislative Body action on the _____ day of _____, 2021, and the Department of Navy signing by and through the Commanding Officer, NAVAL AIR STATION, KINGSVILLE, TEXAS, USA duly authorized to execute same on the _____ day of _____, 2021.

Sam R. Fugate
Mayor
City of Kingsville, TX

T G Korsmo
Commanding Officer
N.A.S. Kingsville, TX

Juan J Adame
Fire Chief
City of Kingsville, TX

Eric T Kinman
Fire Chief
N.A.S. Kingsville, TX

Mary Valenzuela
City Secretary
City of Kingsville, TX

AGENDA ITEM #15

Accept Funds

City of Kingsville
Department Name

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Juan J. Adame, Fire Chief

DATE: May 14, 2021

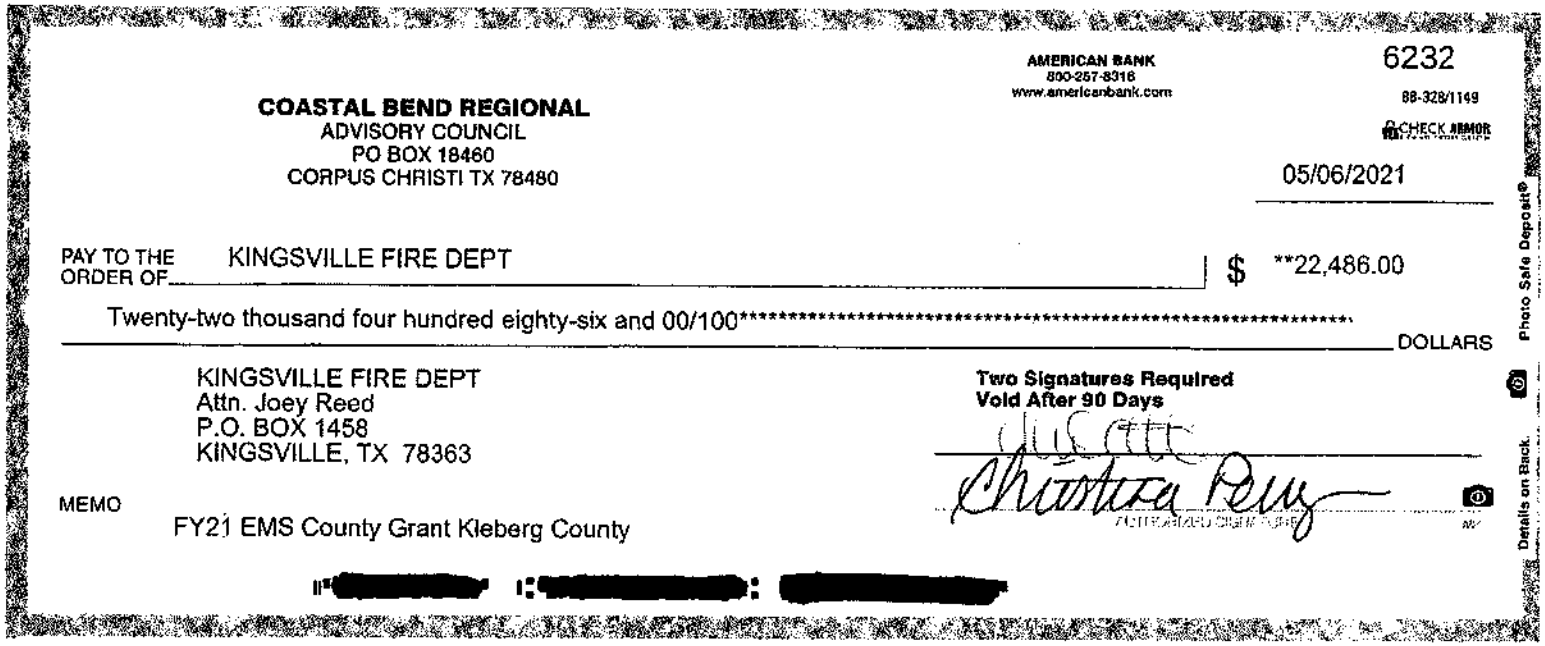
SUBJECT: Accept monetary grant from the Coastal Bend Regional Advisory Council (CBRAC)

Summary:
The Kingsville Fire Department is requesting approval to accept a grant from the Coastal Bend Regional Advisory Council (CBRAC) in the amount of $22,486.00.

Background:
Each year CBAC distributes funds to emergency medical services departments based on the number of EMS calls.

Financial Impact:
No financial impact. This grant will be used to purchase medical equipment and supplies.

Recommendation:
Accept the donation from CBRAC in the amount of $22,486.00.



AMERICAN BANK
800-257-8316
www.americanbank.com

6232

88-328/1149

CHECK ARMOR

COASTAL BEND REGIONAL
ADVISORY COUNCIL
PO BOX 18460
CORPUS CHRISTI TX 78480

05/06/2021

PAY TO THE ORDER OF KINGSVILLE FIRE DEPT $ **22,486.00

Twenty-two thousand four hundred eighty-six and 00/100********** DOLLARS

KINGSVILLE FIRE DEPT
Attn. Joey Reed
P.O. BOX 1458
KINGSVILLE, TX 78363

Two Signatures Required
Void After 90 Days

MEMO FY21 EMS County Grant Kleberg County

Photo Safe Deposit®

Details on Back.

6232

05/06/2021	**KINGSVILLE FIRE DEPT**		
		FY21 EMS County Grant Kleberg County	22,486.00

RAC-Primary	FY21 EMS County Grant Kleberg County	22,486.00

AGENDA ITEM #16

Budget Am.

City of Kingsville
Department Name

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Juan J. Adame, Fire Chief

DATE: May 14, 2021

SUBJECT: Accept monetary grant from the Coastal Bend Regional Advisory Council (CBRAC)

Summary:
The Kingsville Fire Department is requesting approval to accept a grant from the Coastal Bend Regional Advisory Council (CBRAC) in the amount of $22,486.00.

Background:
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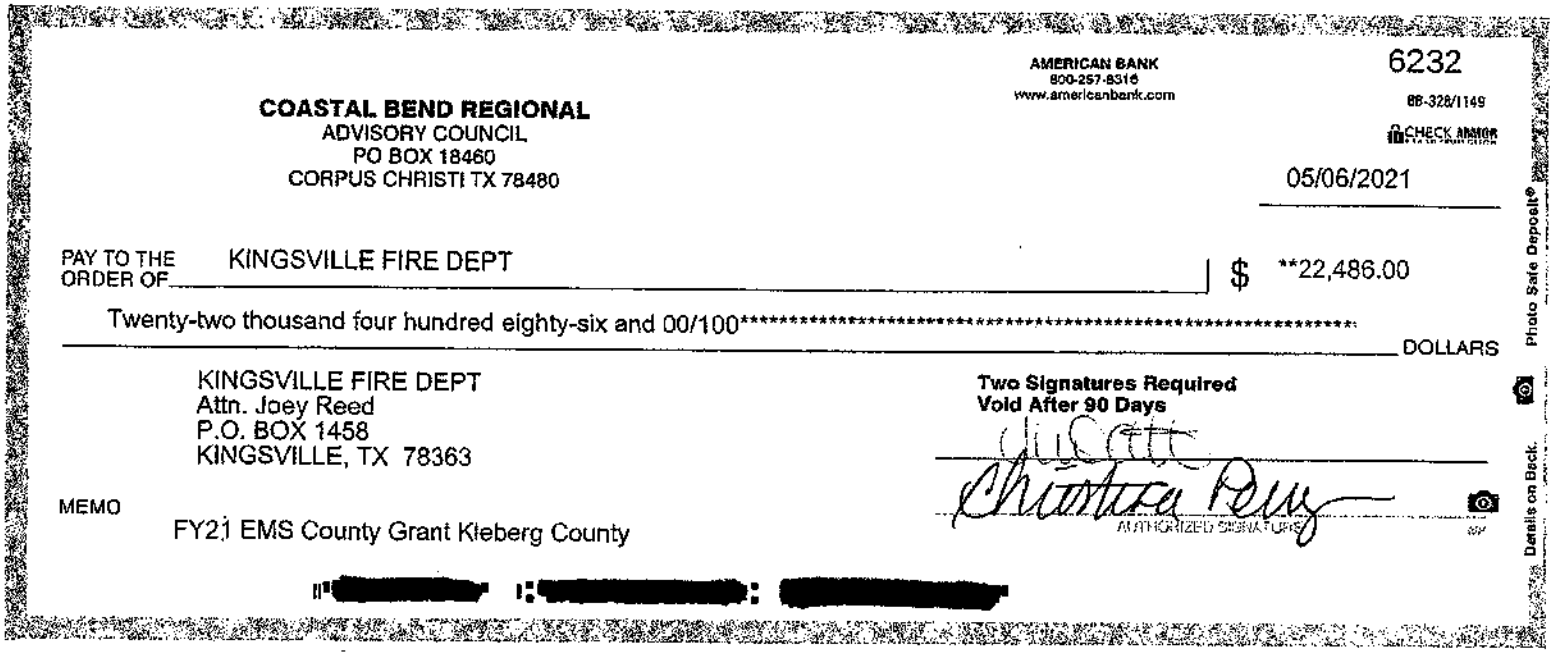
Financial Impact:
No financial impact. This grant will be used to purchase medical equipment and supplies.

Recommendation:
Accept the donation from CBRAC in the amount of $22,486.00.



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6232

88-328/1149

CHECK ARMOR

COASTAL BEND REGIONAL
ADVISORY COUNCIL
PO BOX 18460
CORPUS CHRISTI TX 78480

05/06/2021

PAY TO THE ORDER OF KINGSVILLE FIRE DEPT $ **22,486.00

Twenty-two thousand four hundred eighty-six and 00/100********** DOLLARS

KINGSVILLE FIRE DEPT
Attn. Joey Reed
P.O. BOX 1458
KINGSVILLE, TX 78363

Two Signatures Required
Void After 90 Days

AUTHORIZED SIGNATURE

MEMO FY21 EMS County Grant Kleberg County

[redacted]

Photo Safe Deposit®

Details on Back.

6232

05/06/2021	**KINGSVILLE FIRE DEPT**		
		FY21 EMS County Grant Kleberg County	22,486.00

RAC-Primary	FY21 EMS County Grant Kleberg County	22,486.00

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO ACCEPT AND EXPEND GRANT FUNDS FROM COASTAL BEND REGIONAL ADVISORY COUNCIL (CBRAC) FOR FIRE DEPARTMENT MEDICAL EQUPMENT AND SUPPLIES.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 027 – EMS Fund					
Revenues-4					
2200	Fire	State Grants	72010	$22,486	
Expenditures-5					
2200	Fire	Supplies	21100	$22,468	

[To amend the City of Kingsville FY 20-21 Budget to accept and expend grant funds from Coastal Bend Regional Advisory Council for medical equipment and supplies for the Fire Department. Funding will come from the grant funding.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 24th day of May 2021.

PASSED AND APPROVED on this the 14th day of June 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #17

City of Kingsville
Engineering Dept.

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Rutilio P. Mora Jr, P.E., City Engineer

DATE: May 24, 2021

SUBJECT: Consider introduction of an ordinance amending the Fiscal Year 2020-2021 budget to cover additional Professional Service cost.

Summary:
An additional position was filled after the FY 20-21 budget was approved with the intent being that later in the budget year funding would be found and approved. The position requires a computer and software to meet the needs of the Department.

Financial Impact:
Utility Fund's Fund balance will have a reduction of $5,120.03.

Recommendation:
Staff recommends approval of the Budget Amendment.

Attachments:
Encumbrance Report

Encumbrance Report

City of Kingsville, TX

By Account Number

Encumbrance Date Range: -

051 - UTILITY FUND

051-5-8000-31410 - ProfSrv - Sftware Mnt

Type: Purchase Order

Purchase Order	Description / Item	Vendor	Status / Project Account Key	Issued Date / Post Date	Enc. Balance / Amount
191852	Ink for Canon	KYOCERA DOCUMENT SOLUTIONS	Completed	06/28/2019	0.00
	Ink for Printer			06/28/2019	-437.00
	Ink for Printer			06/28/2019	437.00
210230	New Engineering Workstation	SHI Government Solutions	Completed	10/23/2020	0.00
	HP Workstation Z4 G4 - MT - 4U			10/23/2020	2,261.68
	HP Workstation Z4 G4 - MT - 4U			10/27/2020	-2,261.68
210273	Autodesk License Renewal and Additior	SHI Government Solutions	Completed	10/29/2020	0.00
	Engineering & Construction Collection Renewal			10/29/2020	1,170.21
	Engineering & Construction Collection Renewal			10/29/2020	1,170.21
	Engineering & Construction Collection New License			10/29/2020	2,858.35
	Engineering & Construction Collection Renewal			10/30/2020	-1,170.21
	Engineering & Construction Collection Renewal			10/30/2020	-1,170.21
	Engineering & Construction Collection New License			10/30/2020	-2,858.35
210659	Autodesk Licensing Renewal	SHI Government Solutions	Completed	01/04/2021	0.00
	Autodesk Architecture, Engineering & Construction			01/04/2021	2,749.32
	Autodesk Architecture, Engineering & Construction			01/06/2021	-2,749.32
211227	ArcGIS Renewal	ESRI	Outstanding	04/05/2021	5,994.64
	ArcGIS Desktop Advanced Concurrent Use Secondary			04/05/2021	1,209.00
	ArcGIS Desktop Advanced Concurrent Use Primary			04/05/2021	3,022.50
	ArcGIS Enterprise Workgroup Standard			04/05/2021	1,259.38
	ArcPad Maintenance			04/05/2021	503.76
				Encumbrance Balance:	**5,994.64**
				Total 051 - UTILITY FUND:	**5,994.64**

* UNBUDGETED EXPENSES FOR CIM POSITION

(PER KYLE BENSON/IT)

10/1/20 THESE AMOUNTS WERE APPROVED BY CITY MANAGER A. PER FY20/21 BUDGET APPROVAL, MAIN LAPTOP BEING OVER 5 YRS OLD & SUPPORT FUNCTIONS WOULD BE FOUND AND APPROVED.

Account 31410

$2,261.68 HP Workstation Z4 G4 -MT-4U

2,858.35 Autodesk License Renewal and Additional

$5,120.03 Account Amount

5/3/21 PER FINANCE DIRECTOR, ADDED REQUEST MUST BE SUBMITTED TO THE COMMISSION FOR APPROVAL. IF APPROVED, LET FINANCE KNOW WHAT ACCOUNT(S) + AMOUNT(S) TO PLEASE REALLOCATE THE BUDGET FUNDS FROM.

Account #	Descrip.	Amount
21100	Supplies	$ 600
31660	Computer Maint.	$1,600
41100	Vehicle Maint.	$ 400

TOTAL $ 5,120.03

ORDINANCE NO. 2021-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2020-2021 BUDGET TO COVER THE COMPUTER AND SOFTWARE FOR THE ADDITIONAL ENGINEERING STAFFING.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2020-2021 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 051 – Utility Fund					
Expenditures-5					
8000	Engineering	Professional Services	31400	$5,120.03	

[To amend the City of Kingsville FY 20-21 Budget to cover the computer and software for the additional Engineering staffing. Funding will come from the unappropriated fund balance.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 24th day of May 2021.

PASSED AND APPROVED on this the 14th day of June 2021.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

AGENDA ITEM #18

City of Kingsville
Engineering Dept.

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Rutilio P. Mora Jr, P.E., City Engineer

DATE: May 24, 2021

SUBJECT: Consider a Resolution authorizing Participation in the Federal Transportation Alternative Set-Aside Program through the Texas Department of Transportation for installation and design of sidewalks, shared-use paths, and bike lanes (step two- detailed application).

Summary:
On April 14, 2021, the City was notified by TxDOT that the three Preliminary Applications in Step 1 of the grant process were accepted, so the City can move forward with the Detailed Applications as part of Step 2. The deadline to submit Detailed Applications is June 14, 2021.

Background:
On January 15, 2021, Texas Department of Transportation (TxDOT) has issued the 2021 Transportation Alternatives (TA) Call for Project. The application is a two-step process. Step 1 submit a preliminary application by March 1, 2021. Step 2 submit a detailed application by June 14, 2021. If funds are awarded the City would be notified in the fall of 2021 and placed on a Conditional Project List for anticipated funding 2023-2024 of $13 million.

On February 8, 2021, the City approved a resolution for submitting Preliminary Applications of 2021 TA – Harrel Elementary & Memorial Middle Schools - Proposed Improvements, 2021 TA – Harvey Elementary School & Jubilee Academies -Proposed Improvements and 2021 TA – Kleberg School & Epiphany Elementary School - Proposed Improvements. There is no financial impact in submitting the application.

Eligible TA Project Activities include bicycle infrastructure improvements, shared use paths, sidewalk improvements and infrastructure-related projects to improve safety for non-motorized transportation.

City of Kingsville
Engineering Dept.

Project Evaluation and Selection Criteria includes Safety, Project Readiness, Geographic Equity, Connectivity & Accessibility, Community Support & Planning and Demand.

Costs not eligible for federal reimbursement include Planning Activities, Environmental Mitigation, Utility Adjustments, Landscape Improvements and Land Acquisition.

The City may submit 3 applications in 2021. The three project locations previously selected were: 1) Memorial Middle School/Harrell Elementary School, 2) Harvey Elementary School /Jubilee Academies, and 3) Kleberg Elementary School/Epiphany Elementary School.

Financial Impact:
There is no financial impact in submitting the application.

Recommendation:
Staff recommends submitting Detailed Applications to the Transportation Alternatives Set-Aside Program 2021 Call for Project.

Attachments:
Table 1: TxDOT's 2021 TA Call for Projects Important Dates
Table 2: TA Program Funding Areas
Resolution #_____
2021 TA – Harrel Elementary & Memorial Middle School - Proposed Improvements
2021 TA – Harvey Elementary School & Jubilee Academies -Proposed Improvements
2021 TA – Kleberg & Epiphany Elementary School - Proposed Improvements

Table 1: TxDOT's 2021 TA Call for Projects Important Dates

	Milestones	Date
Step 1	TxDOT's 2021 TA Call for Projects opens	January 15, 2021
	Virtual Workshops	January 21-27, 2021
	Responses to workshop questions posted	February 2, 2021*
	Preliminary Application (PA) deadline	March 1, 2021
	District Coordination	before April 9, 2021
	TxDOT PA Review complete	April 9, 2021
	TxDOT notifies sponsors of eligibility	April 12, 2021
Step 2	Detailed Application (DA) deadline	June 14, 2021
	TxDOT DA Review complete	August 16, 2021*
	Final project award (available funds)	October 2021*
	Conditional Project List (anticipated future funds)	October 2021*

* target dates

TxDOT Focus Areas

For the 2021 TA Call for Projects, the department is particularly interested in projects that reflect a high degree of collaboration and community consensus while directly contributing to the department's safety, mobility, and connectivity goals. Project sponsors are strongly encouraged to submit projects that:

- Improve safety, access, or mobility for people of all ages and abilities, especially on-system improvements (within TxDOT right-of-way) in support of TxDOT's Americans with Disabilities Act (ADA)/pedestrian initiatives

At the conclusion of the 2021 TA Call for Projects and a competitive project evaluation process, applicants will be:

- Awarded available Nonurban TA funding by the Texas Transportation Commission;
- Placed on a prioritized Conditional Project List for future federal TA appropriations; or
- Eliminated from further consideration in this program call. Project sponsors may resubmit these projects for consideration during future call for projects.

Table 2 provides a high-level comparison of TA funding available for non-urban and small urban areas.

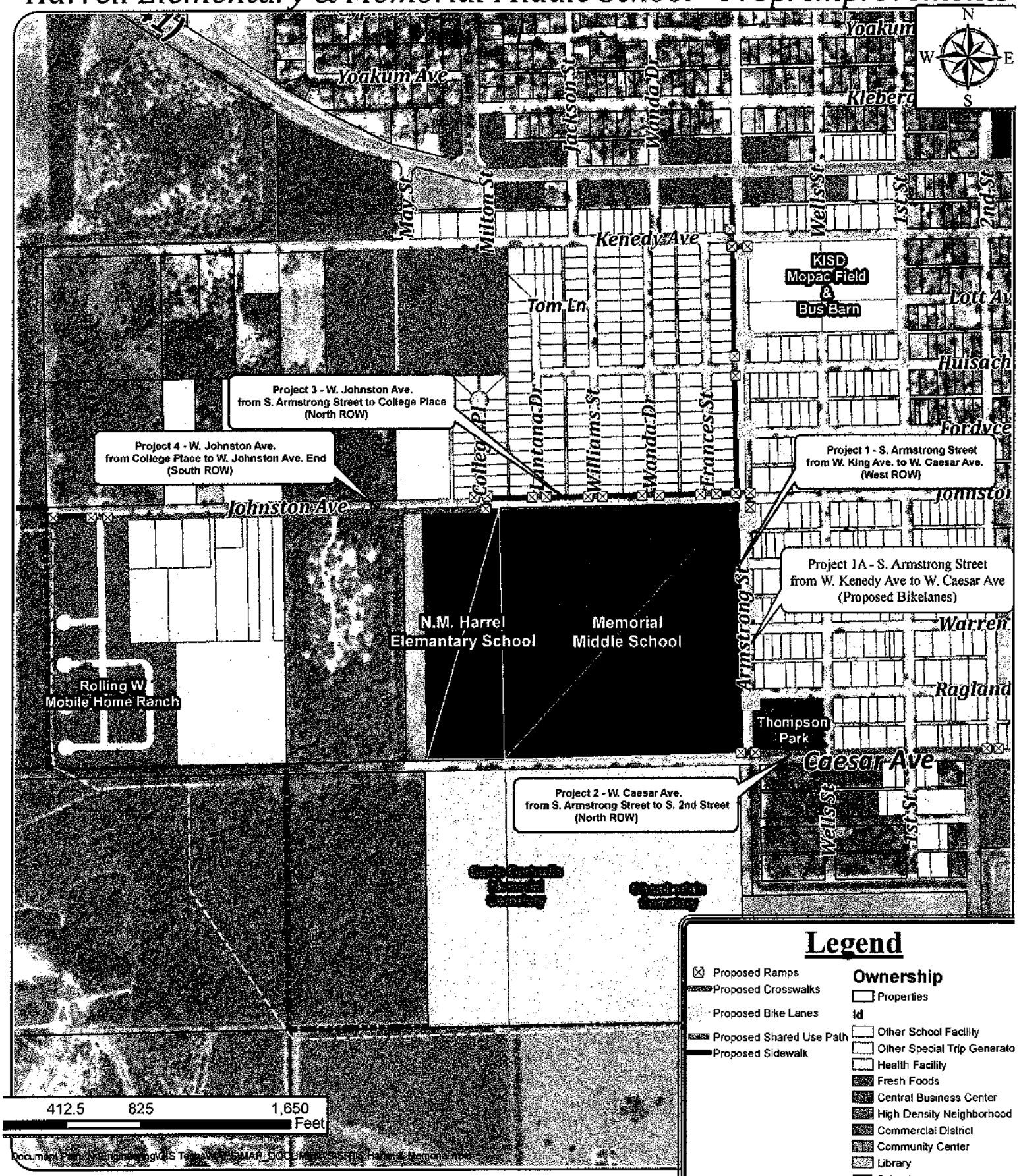
Table 2: TA Program Funding Areas

Project Location	Population Size[1]	Local Match Required[2]	Eligible Activities	Available program funding for Winter 2021 Texas Transportation Commission Award
Nonurban areas (5,000 or less in population)	5,000 people or less	20%	Preliminary Engineering & Construction	$10.5 million
				Conditional Project List[3]
Small Urban areas (5,001 to 200,000 in population)	5,001 to 50,000 people		Preliminary Engineering & Construction	Conditional Project List[3]
	50,001 to 200,000 people		Construction Only	

ALTERNATIVE FUNDING OPTION:
TxDOT's priority with this program call is to fund projects using TA funding. However, TxDOT reserves the right to use other federal and/or state resources to implement a project submitted under this program call that is located within TxDOT right-of-way and advances the department's ADA/pedestrian safety, accessibility, and mobility goals. After consultation with the project sponsor, TxDOT may elect to assume oversight of project development and/or construction using TxDOT resources. Projects developed under this option could be identified during either Step 1 or Step 2 of the program call process. A local match may be required for on-system ADA/pedestrian projects advanced by TxDOT under this alternative funding option.

[1] *TxDOT administers TA funds for projects located outside the smoothed boundaries of Census Urbanized Areas of 200,000 or greater, identified as Transportation Management Areas (TMAs).*
[2] Some project sponsors may be eligible for a reduction in local match. See Section B.
[3] *Conditional Project Lists will be created to assist TxDOT in prioritizing Nonurban and Small Urban projects for anticipated future federal TA appropriations of $13 million for nonurban and $13 million for small urban to the department for FY 2023 - 2024. Once funds become available, projects on the list will be recommended to the commission for consideration for project award.*

2021 Transportation Alternatives
Harrell Elementary & Memorial Middle School - Prop. Improvements



Drawn By: Engineering Dept.

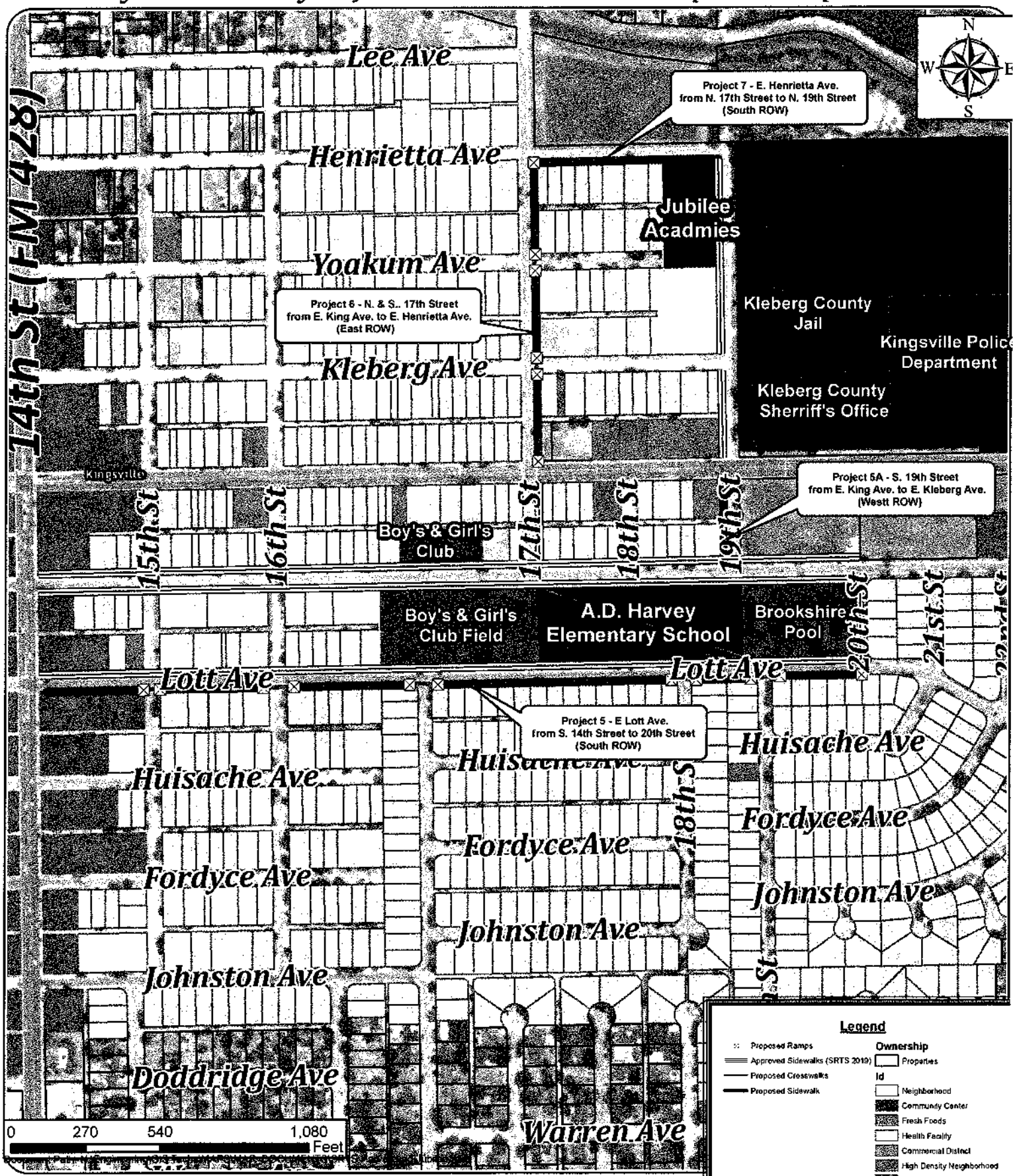
Last Update: 3/3/2021

Note: Please see attached documents.

DISCLAIMER
THIS MAP IS FOR VISUAL PURPOSES ONLY THE INFORMATION ON THIS SHEET MAY CONTAIN INACCURACIES OR ERRORS THE CITY OF KINGSVILLE IS NOT RESPONSIBLE IF THE INFORMATION CONTAINED HEREIN IS USED FOR ANY DESIGN, CONSTRUCTION, PLANNING, BUILDING, OR ANY OTHER PURPOSE.

CITY OF KINGSVILLE
ENGINEERING DEPARTMENT
400 W King Ave
Kingsville, Texas 78363
Office: (361) 595-8007
Fax: (361) 595-8064

2021 Transportation Alternatives
Harvey Elementary & Jubilee Academies - Proposed Improvements



Page 1 / 1	Drawn By: Engineering Dept. Last Update: 3/3/2021 Note: Please see attached documents.	DISCLAIMER THIS MAP IS FOR VISUAL PURPOSES ONLY. THE INFORMATION ON THIS SHEET MAY CONTAIN INACCURACIES OR ERRORS THE CITY OF KINGSVILLE IS NOT RESPONSIBLE IF THE INFORMATION CONTAINED HEREIN IS USED FOR ANY DESIGN, CONSTRUCTION, PLANNING, BUILDING, OR ANY OTHER PURPOSE.	CITY OF KINGSVILLE ENGINEERING DEPARTMENT 400 W King Ave Kingsville, Texas 78363 Office: (361) 595-8007 Fax: (361) 595-8064

2021 Transportation Alternative

Kleberg & Epiphany Elementary School - Proposed Improvement



Page 1/1

Drawn By: Engineering Dept.

Last Update: 4/30/2021

Note: Please see attached documents.

DISCLAIMER
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CITY OF KINGSVILLE
ENGINEERING DEPARTMENT
400 W King Ave
Kingsville, Texas 78363
Office: (361) 595-8007
Fax: (361) 595-8064

RESOLUTION #2021-_____

A RESOLUTION SUPPORTING THE CITY OF KINGSVILLE'S APPLICATION TO THE TEXAS DEPARTMENT OF TRANSPORTATION'S 2021 TRANSPORTATION ALTERNATIVES SET-ASIDE (TA) CALL FOR PROJECTS (FOR PEDESTRIAN AND/OR BICYCLE INFRASTRUCTURE); AUTHORIZING THE MAYOR TO ACT ON THE CITY'S BEHALF WITH SUCH PROGRAM; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Texas Department of Transportation issued a call for projects in January 2021 for communities to apply for funding assistance through the Transportation Alternatives Set-Aside (TA) Program; and

WHEREAS, in February 2021, the City Commission of the City of Kingsville ("City") authorized staff to participate in phase one of the 2021 Transportation Alternatives Set-Aside Program to seek funding for three projects near area schools for the development and construction of pedestrian and/or bicycle infrastructure; and

WHEREAS, the three project areas submitted were Harrel Elementary & Memorial Middle Schools, Harvey Elementary School & Jubilee Academies, and Kleberg School & Epiphany Elementary School; and

WHEREAS, there is no financial impact in submitting the applications; and

WHEREAS, the City recently received notice that the three Preliminary Applications were accepted so that the City can now move forward with preparing and submitting the Detailed Applications, which is step two of the grant process; and

WHEREAS, if the City is notified this fall that funding is being awarded, then it will be placed on a Conditional Project List for anticipated funding in 2023-2024; and

WHEREAS, the TA funds may be used for development of preliminary engineering (plans, specifications, and estimates and environmental documentation) and construction of pedestrian and/or bicycle infrastructure. The TA funds require a local match, comprised of cash or Transportation Development Credits (TDCs), if eligible. The City of Kingsville ("City") would be responsible for all non-reimbursable costs and 100% of overruns, if any, for TA funds; and

WHEREAS, the City Commission of the City of Kingsville believes it to be in the best interest of the citizens of the City to apply for funding through this grant.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF KINGSVILLE, TEXAS THAT:

1. The City supports funding the projects as described in the 2021 TA Detailed Application (including the preliminary engineering budget, if any, construction budget, the department's 15% direct state cost for oversight, and the required local match, if any) and is willing to commit to the project's development, implementation, construction, maintenance, management, and financing. The

City is willing and able to enter into an agreement with the department by resolution or ordinance, should the project be selected for funding.

2. The City authorizes the Mayor, or his designee, to apply to the Texas Department of Transportation's 2021 Transportation Alternatives Set-Aside (TA) Call for Projects.
3. The Mayor, or his designee, is hereby authorized and directed to act on the City's behalf in all matters pertaining to the 2021 Transportation Alternatives Set-Aside (TA) Call for Projects through the Texas Department of Transportation including any certifications, amendments or representations stipulated therein and that the Mayor, or his designee, will administer the program and execute and submit all certifications, reports, or contracts necessary for the administration and expenditure of such program.
4. This Resolution shall be and become effective on or after adoption.

PASSED AND APPROVED by majority vote of all members of the City Commission of the City of Kingsville, Texas on the 24th day of May, 2021.

_____

Sam R. Fugate, Mayor

ATTEST:

_____

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____

Courtney Alvarez, City Attorney

AGENDA ITEM #19

CITY OF KINGSVILLE

P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

Date: April 23, 2021

To: City Commission via City Manager Mark McLaughlin

CC: Courtney Alvarez, City Attorney and Mary Valenzuela, City Secretary

From: Janine Reyes, Director of Tourism Services/Public Information Officer

Summary: The City of Kingsville City Commission adopted two logos on December 15, 2014. That logo is currently featured on 23 city wayfinding signs, staff business cards and letterhead along with some city vehicles, the Tourism van, trash trucks and on our recently updated website. In some of these locations, the signage needs to be updated. Prior to updating the City of Kingsville signage, staff is recommending contracting ESD and Associates to create a new City of Kingsville logo that is more inclusive of our brand. The current logo does not incorporate our city's railroad history, or Naval Air Station Kingsville relationship. It also features palm trees, an asset regularly associated with our neighbors in the Rio Grande Valley. Staff has discussed creating a brand that will eliminate potential logo confusion and create a more inclusive brand.

ESD and Associates is currently the agency of record for Texas A&M University-Kingsville, as such, company representatives have already spent some significant time in our community. Additionally, ESD and Associates has done logo and brand design for cities such as San Antonio, Helotes and the City of Schertz among other municipal entities.

The design process can take as little as six weeks and if approved, commission would be presented with samples in order to provide input during the design process. Once a core logo is developed, ESD and Associates could provide services in order to create slightly different versions of the core logo for departments which require it. For example, Main Street could have their own modifications to our core logo for branding use. All City of Kingsville Departments were polled, and most did not feel the need to have a different version of our core logo.

Staff would like to proceed with this project now in order to provide an updated logo to CGI who will be creating a series of cost-free Community Showcase Videos for the City of Kingsville. Logos on City of Kingsville assets can be phased in, beginning with our City of Kingsville Wayfinding Signs, and continuing with vehicle branding on an annual basis. Stationery and business cards will be phased in as supply runs out.

The cost of a logo change is not the only cost to take into consideration as the larger cost will be changing city assets to represent the new logo and brand. Below are some of the costs associated with adopting a new City of Kingsville logo.



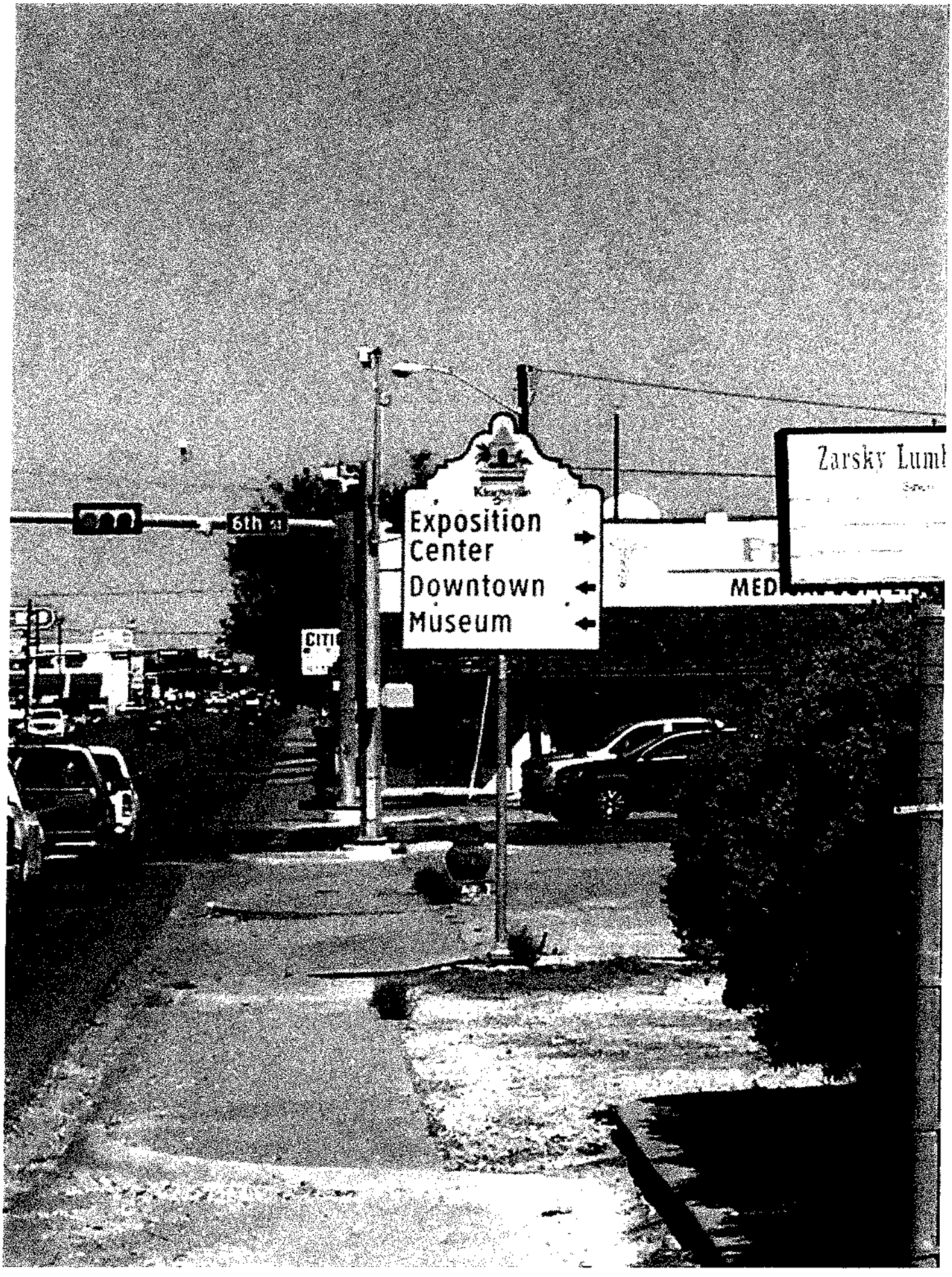
P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

Logo Redevelopment Additional Costs

- Logo Development, ESD and Associates: $3,225.00
  - Cost includes initial design options and two rounds of revisions. Adjustments to core logo for certain departments would cost an additional $600-$800.
- Wayfinding Sign Replacement, National Sign Plazas: $33,350
  - Cost includes redesign, TXDOT required specs and creation and delivery of 23 Wayfinding signs and two Los Kineños Trail signs. Old signage will be recycled for signage needs in Kingsville Parks & Rec Department.
- Solid Waste Truck Logo Replacement: $6,600
  - Cost includes all units. Recommend phasing in over at least two years. Some units still carry the City Seal and not the current logo. Staff recommends the City Seal units are the last to update.
- Website Logo and Color Scheme Change: $0 Additional Cost
  - Jonathan Swindle said changing on-line assets would be no additional cost.

- **Total Identified Costs: $43,175**

While this memo seeks to identify other costs associated with a logo and brand redevelopment, the only cost staff is seeking commission to approve at this point is the logo and brand redesign at a cost of $3,225.00.


Exposition
Center
Downtown
Museum
6th
Zarsky Lumb

esd digital marketing

WE HELP BRANDS SELL MORE

Agency Overview

esd marketing • 1202 w. bitters, bldg. #9 • San Antonio, Texas 78216
www.esdandassociates.com • 210-348-8008 • joseph@esdandassociates.com

esd digital marketing

COMPANY

COMPANY PROFILE

result: clear vision, superior strategy, consistent executions

Established in 1993, esd helps corporates, non-profits, municipal & government entities successfully reaching their target audiences and increasing their conversion rates. We have developed hundreds of websites and over half of them are either for public entities or for non-profits. We tailor our solutions to each client's situation & requirements.

In recent years, we have been associated with:

- VIA: VIA Link, a new on-demand public transit service
- Department of Arts & Culture: Centro de Artes design and community culture map
- Tricentennial: Go See SA, an award-winning mobile app connecting visitors and residents to arts & history
- San Antonio Health Advisory Board: Diabetes Resources Guide, an online resource tool for diabetes programs
- YMCA of Greater San Antonio: Síclovía San Antonio Nonprofit Council: The Big Give S.A.
- SA Parks and Recreation; a Fit Pass, city-wide fitness program initiative
- San Antonio Sports: Fit Family Challenge, a family-based initiative to improve health
- Office of Cultural Affairs: SAHearts and Neighborhood Tours, sharing the city's unique arts and attributes
- University Health System: U Booze U Cruise U Lose, combating driving under the influence

powerful technical expertise

The best idea in the world has no impact unless it can be executed. esd has mastered the technologies that deliver our tactics. From design to hosting, we write the scripts and wrangle the tools that make your voice heard.

esd is a full-service firm, offering a full spectrum of research, strategy, design, development and production services in one integrated operation. esd does not outsource creative, programming or content development. We employee in-house, full-time staff members who have more than 100 years of combined experience in creative and web design, PR, governmental-relations, and community outreach. We are housed in a business complex in northcentral San Antonio at Bitters and Blanco. Our building is equipped with state-of-the-art iMac's at each employee's desk and multiple monitors for the web and design teams to handle several projects that complement each other, to ensure their designs and coding coincide with the overall theme and big picture results.

Your teamwill work directly with VP of Accont Service and the Chief Digital Development Officer. This account planning team will then assign the strategy specialist, digital marketing specialists, social media team, content developers, front and back-end developers, videographers and creative professionals to the project, as needed.

SeaWorld

The Children's Hospital of San Antonio
CHRISTUS Health

Shriners

Humana

Methodist HEALTHCARE

University Health System

City of San Antonio

VIA

Community First

SCOPE OF SERVICES

result: one firm that can deliver all of your marketing needs

We help our clients reach their business objectives by understanding their buyers, developing strategies to reach them and executing campaigns that generate results. We are experienced in creating and delivering a wide range of integrated marketing tactics via our in-house staff:

services

PLANNING & STRATEGY

- Brand strategy and management
- Buyer persona development
- Social insights
- Marketing plans

TRACKING & REPORTING

- Brand awareness (website analytics, social connection, email/ad CTR)
- Brand engagement (content consumption, social interaction, email/ad CVR, sales leads)
- Conversions (web form, call tracking, live chat)
- Multi-channel attribution (Google MCF)
- Campaign ROI (based on client-provided sales data)

advertising tactics

- Brand development
- Copywriting and editing
- Radio/TV/video production
- Media negotiation & tracking
- Collateral materials
- Animation
- Packaging/promotional products

digital tactics

- CRM and email lead nurturing
- Digital advertising (PPC, banners, retargeting)
- Search engine optimization (SEO)
- Social media engagement
- Content marketing
- Website development and hosting
- App development
- Mobile application development

communication tactics

- Public relations strategy and execution
- Community development
- Institutional communications
- News media relations
- Event planning

esd digital marketing

CLIENT OVERVIEW

COMMUNITY FIRST HEALTH PLANS

20+ years

INDUSTRY: HEALTH INSURANCE

University Health System

20+ years

INDUSTRY: MEDICAL

Methodist HEALTHCARE

20+ years

INDUSTRY: MEDICAL

Shiner BEERS

15+ years

INDUSTRY: RETAIL

THE STATE OF TEXAS · COUNTY OF BEXAR ·

7+ years

INDUSTRY: GOVERNMENT

CITY OF SAN ANTONIO TEXAS

13+ years

INDUSTRY: GOVERNMENT

CITY OF Helotes

4+ years

INDUSTRY: GOVERNMENT

SEAL OF THE CITY OF SCHERTZ · INCORPORATED 1958 ·

4+ years

INDUSTRY: GOVERNMENT

VIA

2+ year

INDUSTRY: PUBLIC TRANSIT

San Antonio Water System

2+ years

INDUSTRY: PUBLIC WORKS

TEAM QUALIFICATIONS & EXPERIENCES

ERIK SIMPSON

Chief Creative Officer, Founder & Partner

Bachelor of Communications Journalism - Southern Oregon University

- Under Erik's creative leadership, esd has earned hundreds of client awards from PRSA, IABC, ADDY, Webby, HealthCare Marketing, and an International MarCom award.
- A dedicated member of the San Antonio community, Erik works with a number of nonprofit organizations, including San Antonio Sports, University Health Foundation, and YMCA.
- Over the last 10 years under Erik's leadership, the firm has developed marketing strategies and campaigns that have returned over $216 million in market share growth for clients.

CHRISTINE KLEHA

Chief Strategy Officer & Partner

Bachelor of Social Work - Texas State University

- Christine led esd to accolades on the list of the top 10 largest agencies in PR, tech and advertising since 2005.
- While earning multiple regional distinctions for motivating teams to achieve results, Christine's superior managerial skills regularly outstripped the assumed limitations of smaller budgets.
- Christine has served on the PRSA and IABC Board of Directors and has previously held seats on the Judson Montessori committee, Enterprise Foundation Committee and Kinetic Kids Council.
- During her tenure with the Texas State Child Protective Services Department, Christine developed grants and funding initiatives for nonprofit organizations.
- Under Christine's leadership, esd was honored by the San Antonio Business Journal as the largest recognized woman-owned business and has received the Healthy Work Place Recognition award every year since 2012.

JUDY TSAI

Chief Digital Development Officer & Partner

Masters of Science in MIS - Texas A&M University

- Expertise in most major front-end and backend web and app programming (iOS & Android) and CMS platform).
- Created innovative, scalable solutions, leading esd's digital creative team to earn multiple ADDY and Marcom Awards.
- Developed websites and results-driven solutions for B2B, government, healthcare and nonprofit organizations.
- Served on The Nonprofit Council Tech Committee.
- Supervised the 18-month development of thousands of computer-based training courses for U.S. Navy Pilots.
- Managed the launch and promotion of the e-commerce program at National Chung Cheng University, and developed ERP systems for B2B companies.

CHARLIE CASTLEMAN

VP of Account Services

Professional Certificate Of Cinematography - New York University

- Charlie is a Google Partner and certified in Google AdWords as well as the G-Suite.
- Data driven, Charlie ensures the campaigns are delivering conversions, adjusts content based on digital ad A/B testing, and targets a spend for enhanced results.
- Charlie has lead our digital marketing team with great success for our SEM Clients. Including a viral campaign with Justin Timberlake that generated over a billion impressions.
- For our clients he has led various video & commercial productions that have earned numerous nationally recognized awards such as The Telly's, Addy's & The Marcom Awards.
- A dedicated member of the local video community, Charlie is a frequent guest speaker at San Antonio College and Texas A&M University - San Antonio.

esd digital marketing

JOSEPH GARCIA

Business Development Strategist

Associate of Business Administration, Marketing Management – San Antonio College

- Awarded Top U.S. Agency Brand Across All Disciplines by Ad Age Magazine, Top 20 Hispanic Agency by Hispanic Business Magazine and numerous Telly, Davey and ADDY Awards for client campaigns.
- Participates in key committees for American Association of Advertising Agencies and the Association of Hispanic Advertising Agencies.
- Served on San Antonio initiatives, such as Mayor's Fitness Council, Mayor's Communication Council and others.
- Provided client campaigns for the Texas Department of Transportation, American Heart Association, Ohio State University and Tracfone Wireless, among others.

DAVID GONZALES

Creative Director

Bachelor of Applied Arts in Visual Communications – Art Institute of Houston

- Skilled in all aspects of creative design - illustration, page layout, print production, graphic design
- A true master in arts. David has a critical eye for design and creates art works that are effective, innovative and persuative to the target audiences.
- Provided creative concept and strategy to clients among various industries, including Sea World, University Health System, San Antonio Rodeo, and others.
- An esteemed leader, David maintains high design stadnards and nurtures junior designers to furishment.
- Over the last 10 years, David's creative work has been recognized by various industry awards, such as ADDY, Telly and the International Marcom awards.

ASSIGNED ACCOUNT PLANNER

The first level of escalation. Provides oversight, quality management, client relationship and project resourcing.

ESD INTERACTIVE TEAM

Directed by Judy Tsai, the interactive team consists of UI/UX Designers, frontend programmers, backend programmers and app developers. The web team programs, executes and develops operational solutions for client platforms.

ESD DESIGN TEAM

Directed by David Gonzales. The innovative and creative design team are responsible for delivering creative tangible, visual project elements. Responsible for development and production.

ESD DIGITAL MARKETING TEAM 10%

Directed by Charlie Castleman, the digital marketing team develop and execute various digital marketing campaigns, inclouding organic and paid social media, Google Adwords, Google Gurantee and online reputation management.

RECENT AWARDS

Design, development, and marketing awards received in the recent years.

Our campaigns have helped our leadership team to win numerous awards from PRSA, Addy, Marcom, Telly and more. Some of the more recent awards received include:

AMERICAN ADVERTISING AWARDS (ADDYs)

- 2014 Shiner G.A.S.P. Jersey - Shiner Beers
- #My3Feet Bike Campaign - CoSA Office of Sustanbility
- Los Luchadores 5K microsite
- "I Bike Because...." - CoSA Office of Sustanbility
- YMCA Síclovía campaign
- Síclovía Kicks announcement
- 2015 Shiner G.A.S.P. Jersey - Shiner Beers
- "Putting Children First" - Children's Hospital of San Antonio Foundation
- "Find Your Inner Monster" - Goodwill San Antonio
- Catch a Shooting Texas Star! - Texas State University - San Marcos
- "Talk It Up" means talking it out! - University of Texas Health Science Center San Antonio

MARCOM AWARDS

- #JTSeeMe - Methodist Healthcare
- Mission Solar Energy Quality Video
- ER Wait Time App Launch - Methodist Healthcare
- VIA Link Program Launch - VIA Metropolitan Transit
- Go See SA App - Tricentennial Commission
- Family Fitness 5k and Fair -Community First Health Plans
- Fit Family Challenge - San Antonio Sports

TELLY AWARDS

- Mission Solar Energy Quality Video
- Health Texas Waiting Room Video
- University Health System 100-Year Anniversary Video

PUBLIC RELATIONS SOCIETY OF SAN ANTONIO (PRSA) AWARDS

- Hispanic Association of Colleges & University Annual Conference Campaign
- Siempre! Hispanic at Texas A&M Celebrating 130 Years - Texas A&M University
- "Talk It Up" means talking it out! - University of Texas Health Science Center San Antonio

INTERNATIONAL ASSOCIATION OF BUSINESS COMMUNICATION (IABC) AWARDS

- Siempre! Hispanic at Texas A&M Celebrating 130 Years - Texas A&M University
- Catch a Shooting Texas Star! - Texas State University - San Marcos

WOMEN LEADERSHIP AWARD (BUSINESS GROWTH)

As a woman-owned business, esd has grown by more than 300% in the past six years. esd has become San Antonio's leading digital marketing and communications firm by integrating traditional PR with social media, content and web development, and influencer marketing.

HEALTHIEST EMPLOYERS (FIRST PLACE)

The SABJ acknowledged our wellness program's work in retaining employees, our development of the Million Pound Challenge app, and our production of a video that the American Heart Association distributed nationally.

OUR WORK

esd digital marketing

RECENT LOGO SAMPLES



























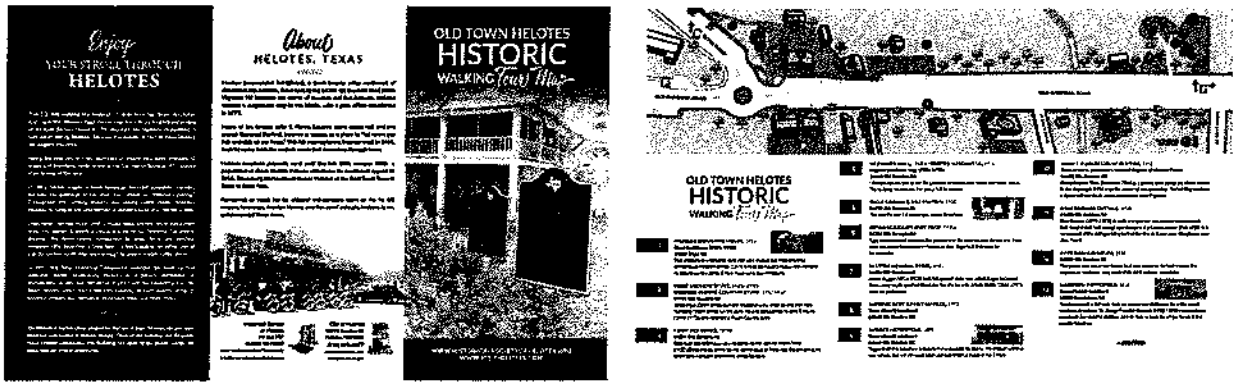




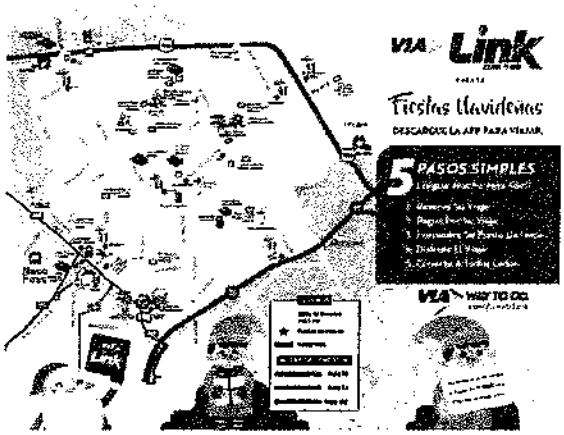








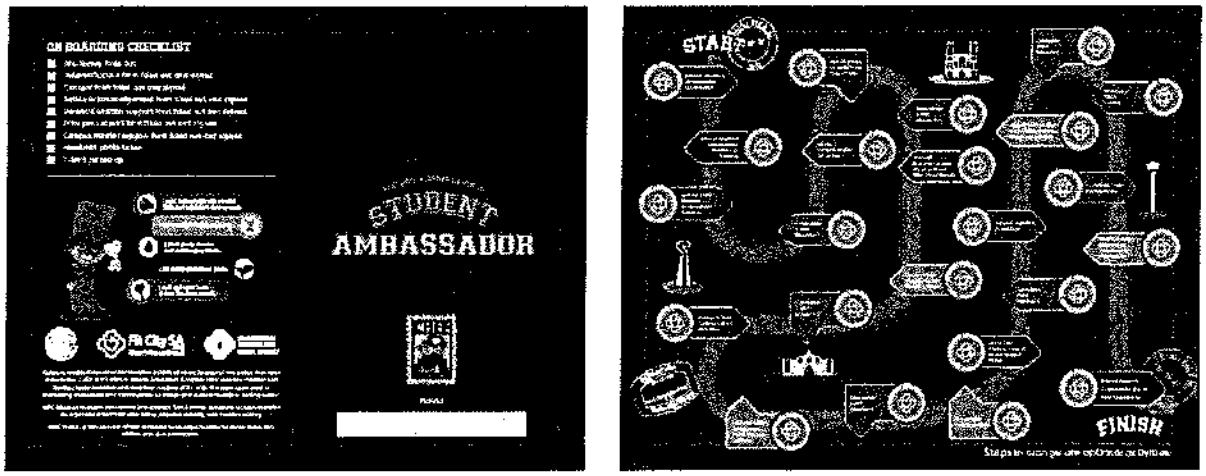
OLD TOWN HELOTES BROCHURE



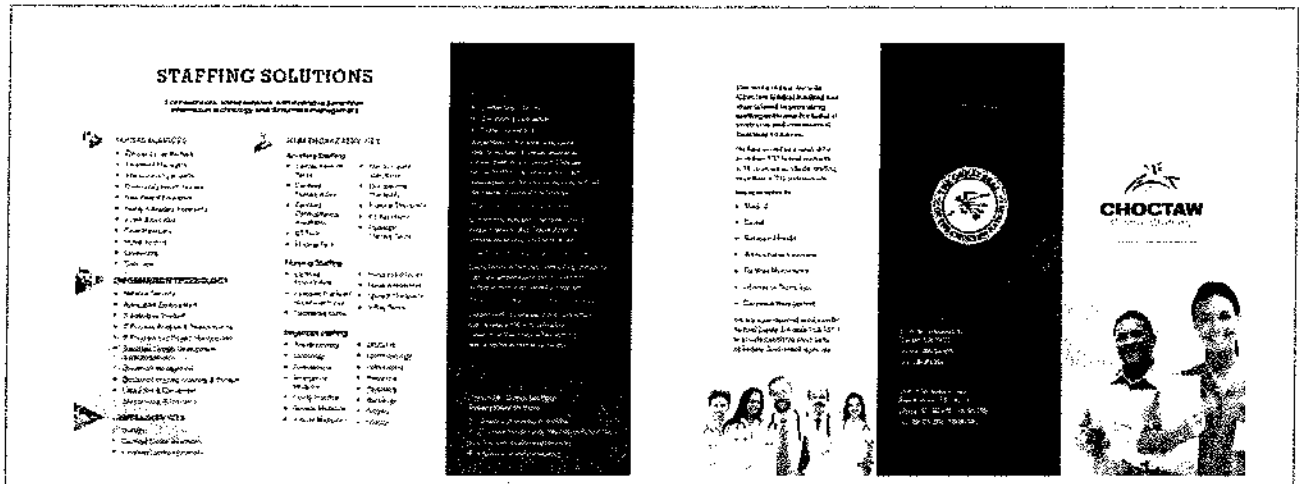
VIA LINK HOLIDAY MAP (SPANISH)



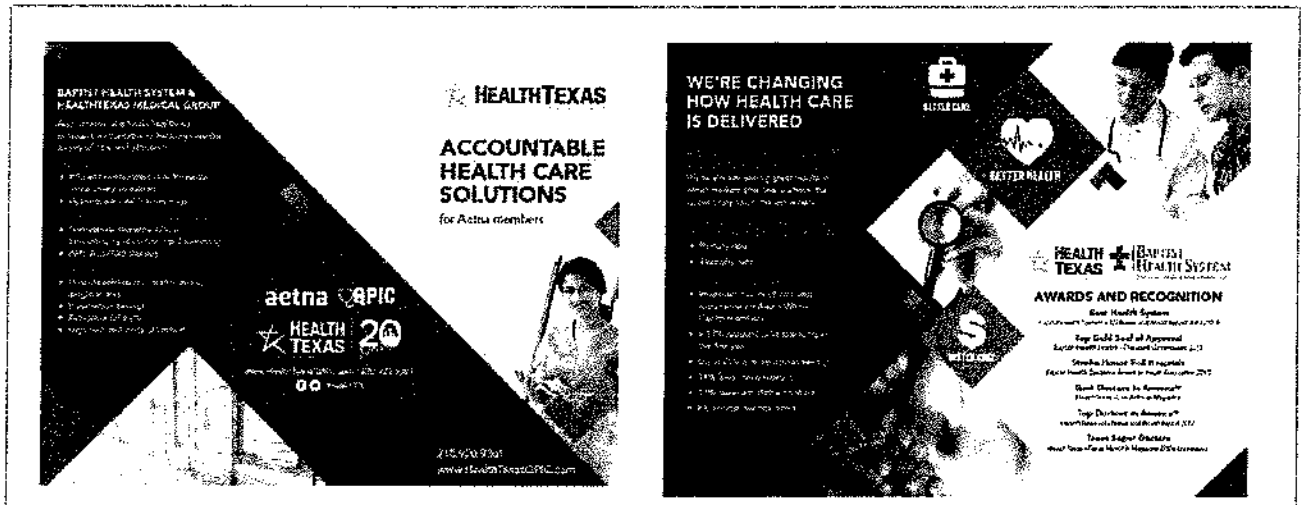
THE CHILDREN'S HOSPITAL FOUNDATION OF SAN ANTONIO NEWSLETTER



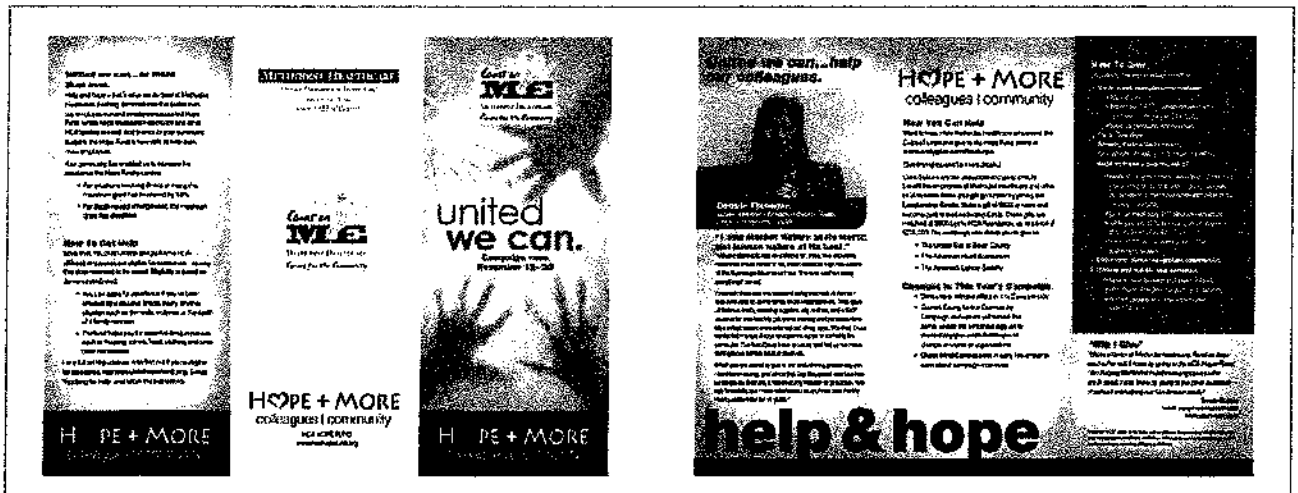
MAYOR'S FITNESS COUNCIL STUDENT AMBASSADOR PASSPORT



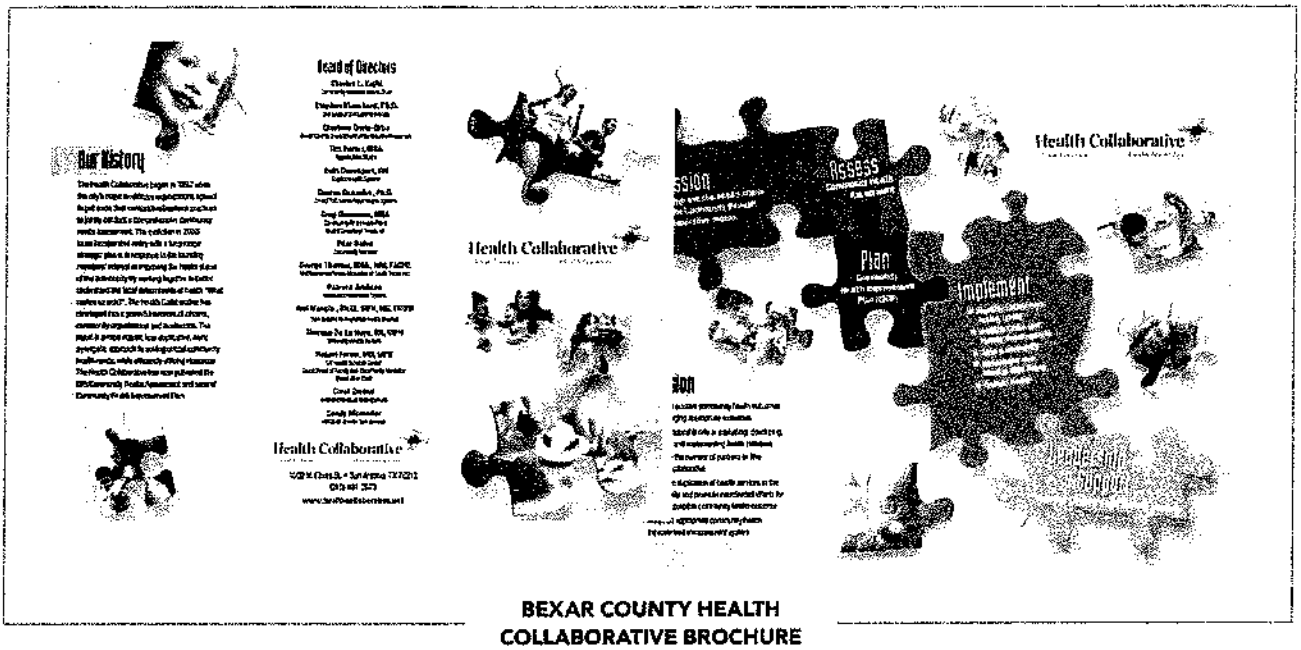
CHOCTAW GLOBAL STAFFING BROCHURE



HEALTH TEXAS MEDICAL GROUP BROCHURE



METHODIST HOSPITAL GIVING CAMPAIGN BROCHURE



BEXAR COUNTY HEALTH COLLABORATIVE BROCHURE



FULCRUM BIOMETRICS CORPORATE BROCHURE

INDUSTRY

Metropolitan Transit

OBJECTIVES

- Create program awareness
- Promote service adoption
- Reduce transition hurdle

SERVICES

- Brand Identity
- Marketing Strategy
- Creative Design
- Collateral Development
- Social Media Strategy
- Social Media Advertising
- Event Support
- Website Development

RESULTS

- 20,000+ total ridership within 3 month
- Avg. 600+ daily ridership
- 100,000+ impressions
- Avg. 0.81 cost-per-click

VIALink: Reimage Public Mobility in San Antonio

With the decreased ridership in the Northeast San Antonio, VIA is replacing the traditional bus routes with a new, on-demand, ridesharing transit service to improve both ridership and customer satisfications.

BUSINESS CHALLENGE

The new app-based ridesharing transit service is a pilot program in the San Antonio community. As this change of service will impact resident's life style, VIA needed an effective communication strategy to educate, engage and convert the public audience to the new program.

SOLUTION

esd's solution involved the integration of various online and offline marketing tactics, from brand identity development, marketing collateral designs, paid media production, vehicle branding, to direct mail, landing page, social media and launch event support. esd provided strategic planning and cooridinated with multiple partner agencies throughout the whole process, from the planning phases, to campaign launch and post-launch promotion. All communications were done in both English and Spanish.

VIA Link launched in Spring 2019 with instant success in both ridership and customer satisfications. By the launch event in August, there had already been over 20,000 VIA Link ridership. With over 600 ridership daily, VIA is on schedule to expand the service into the new zone in 2020.









esd digital marketing

INDUSTRY

Consumer Products

OBJECTIVES

- Create a responsive website to promote and publicize the GASP event

SERVICES

- Web Development
- Event Marketing
- Creative Design

RESULTS

- Mobile-responsive website with improved navigation for users to get involved, purchase products, register and learn more about the event
- Customized website design to effectively promote the event
- Award-winning jersey design as a commemorative keepsake for participants

Greater Austin to Shiner Pedal: Clearing the Path to Event Success

BUSINESS CHALLENGE

The Gambrinus Company holds an annual bicycle ride called the Shiner Beers G.A.S.P. (Great Austin to Shiner Pedal), which used a website to promote and publicize the event and provided a cycling jersey for riders to wear during the event. The website required regular updates and additional features as the event grew over the years.

SOLUTION

esd was approached by Gambrinus to develop the Shiner G.A.S.P. website in 2006 and has continued to provide support every year. For the 2015 event, the website needed to be updated to a responsive website. As more people go mobile and use tablets to view websites, having one that responds to the size of the window ensures the same engaging experience as a desktop user. esd researched design ideas, updated interior pages and programmed the entire site. We met with the client throughout the creative and design process, incorporating their feedback to create a customized, mobile-friendly event website.

In addition to the website, esd has designed the cyclists' jersey for the past four years, winning a local and district Gold American Advertising Award (ADDY) in 2014.







Custom Cyclist Jersey



Interactive Web Development & Custom Mobile Site

esd digital marketing

INDUSTRY

Government , Health Care

OBJECTIVES

- Increase program reach
- Streamline website content & navigation
- Increase mobile responsiveness

SERVICES

- Website Development
- SEO
- Digital Content
- Interactive Design
- UI Integration

RESULTS

- Increased overall traffic by 600% (2020 vs 2021)
- Expand mobile traffic to account for over 50% of site traffic
- Increased mobile traffic by 1,000%
- Reduced bounce rate by 30%

Metro Health: Increasing Awareness of Diabetes Prevention & Control Campaign Through SEO and Website

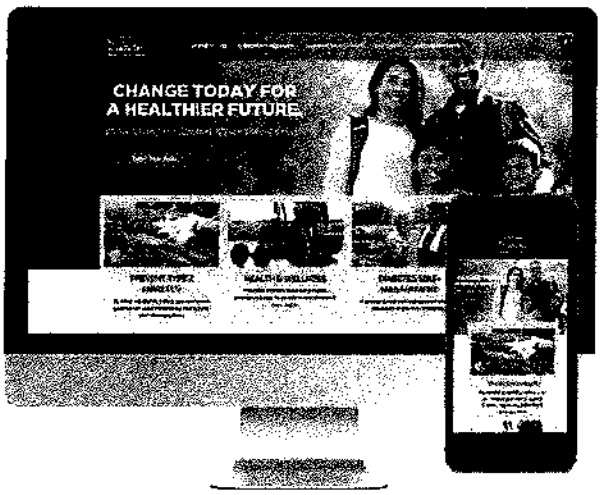
CHALLENGE

As the health arm for the city of San Antonio and Bexar County, San Antonio Metropolitan Health (MetroHealth) runs awareness campaigns as part of its mission to prevent illness and promote healthy behaviors among area residents. One of its campaigns focused on diabetes prevention and control. The agency wanted to bring more attention to this campaign by redesigning its Diabetes Help SA website.

- Promote awareness of its diabetes prevention and control campaign
- Create more interactive website features to improve user engagement
- Provide more accessibility to users through online mobile and tablet platforms
- Provide more information and resources to its targeted audience

SOLUTION

To increase awareness of its diabetes prevention campaign, MetroHealth turned once again to esd to create a new interactive website design. The health agency had previously partnered with esd to launch its website in 2008 to resounding praise from the San Antonio health and business community. In creating the new responsive design for MetroHealth's diabetes prevention website, esd designed tabs that were topic-oriented and not program-oriented, making it easier to find information. Further, esd ensured that the site is ADA compliant and is accessible to users through both mobile and tablet platforms. esd also incorporated on-site rise assessment test and workshop toolkit where users can get workshop schedule and additional details and links (forms, resources, etc.) needed for each workshop.



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INDUSTRY

Government Relations

Public Entity

Nonprofit

OBJECTIVES

- Educate motorists and cyclists about the three feet rule
- Inspire public to share the road
- Increase number of cyclists on San Antonio roadways

SERVICES

- Digital Advertising
- Public Relations
- Guerrilla Marketing

San Antonio Bikes: Guerilla Marketing for Public Good

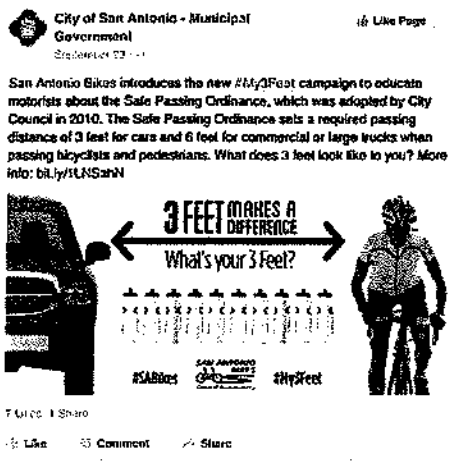
BUSINESS CHALLENGE

In 2010, the City of San Antonio Office of Sustainability's SA Bikes program launched a citywide campaign to inspire the community to "share the road" and educate motorists about the Safe Passing Ordinance requiring cars to give cyclists three feet of space on the road. However, in the five years since the campaign launched, interest and knowledge of the safety portion of the campaign had waned.

SOLUTION

With a limited budget, esd developed the #My3Feet campaign in September 2015. It included a major press conference, junior outdoor billboards, Facebook advertisements and an experiential, or "guerrilla marketing" component. This combination of efforts allowed SA Bikes to not only raise awareness at the macro level, but to engage individuals at events on a micro level, inspiring everyday citizens to share their excitement and knowledge about the 3-foot rule on their own Facebook, Twitter, Instagram and Pinterest accounts.

- Drew more than $30,000 in earned media coverage from all major TV, print and radio outlets.
- Interactive installations at Siclovia, Bike Oktoberfest and the Downtown Tuesday Night Bike Ride attracted hundreds of people.
- Facebook ads reached tens of thousands of San Antonio residents, sparking healthy debate and dialogue between motorists and cyclists.



Digital Advertising



Guerilla Marketing

esd digital marketing

INDUSTRY

Government

OBJECTIVES

- Create a mobile-friendly, function driven website
- Improve online communications
- Streamline content placement & site navigation

SERVICES

- Website Development
- SEO
- Interactive Design
- UI Integration

RESULTS

- Clear methods of contacts
- Easy-to-navigate quick links & site structure
- Custom payment gateway API integration
- User friendly CMS backend administration

City of Helotes: Modernizing The Digital Platform for Old Town Helotes

CHALLENGE

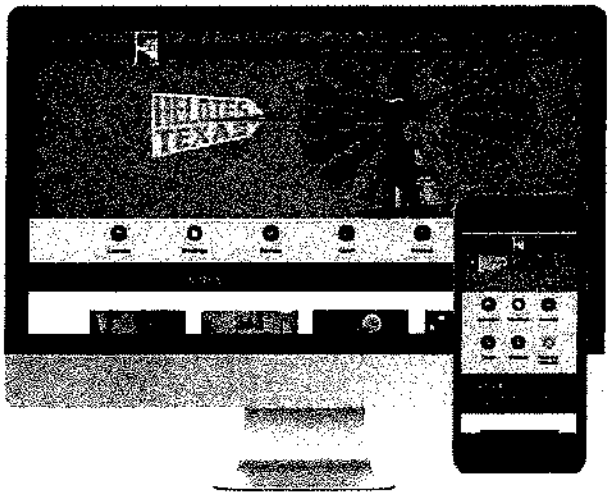
The City of Helotes had previously developed all of their websites under one Express Engine platform. The backend was complicated for the city administrators to utilize and lack of the full accessibility that the city staff desires. In addition, the website was not mobile friendly, the content was disorganized, making it difficult for visitors and residents to navigate and find information. To make the website functional again, The City of Helotes needs:

- user-friendly content management system with full access
- mobile-friendly website
- easy navigations & streamlined content organization

SOLUTION

Using Wordpress as the instrastructure, esd designed a new mobile-responsive and user-oriented website. The website utilize simple quick links, contact columns and data grids to display content in an organized, easy-to-navigate format. In addition, the payment processor Helotes utilized does not have any existing integration with major CMS. esd custom programmed a new API to connect its online permit payment with the new payment gateway. Local weather and social elements are also integrated to provide more localized resources for visitors.

Last, while The City of Helotes had previously built multiple sites under one infrastructure, they were not ready to migrate all three websites at once. esd realigned the infrastructure of all existing sites, allowing the main website to be independent from the other sites and eliminated potential downtime. The redesign gives the charming old town a new, modernized & functional website to better serve its residents and visitors.



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RESOLUTION #2021-_____

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A LOGO AND BRAND GUIDE DEVELOPMENT AGREEMENT WITH ESD AND ASSOCIATES FOR THE CITY OF KINGSVILLE; REPEALING ALL CONFLICTING RESOLUTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Kingsville has need of a new logo for City wayfinding signage, staff business cards, letterhead, and city vehicle decals, etc.;

WHEREAS, the City has received an estimate from ESD and Associates, who is the agency of record for Texas A&M University-Kingsville and has done work for other municipalities in the state;

WHEREAS, staff intends to bring logo options to the City Commission for approval once those options are developed;

WHEREAS, staff believes it to be in the best interest of the City of Kingsville to enter into an agreement with ESD and Associates for log & brand guide development;

NOW THEREFOR, BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the City Manager is authorized and directed as an act of the City of Kingsville, Texas to execute an Agreement for Logo & Brand Guide Development with ESD and Associates, in accordance with Exhibit A hereto attached and made a part hereof.

II.

THAT all resolutions or parts of resolutions in conflict with this resolution are repealed to the extent of such conflict only.

III.

THAT this Resolution shall be and become effective on and after adoption.

PASSED AND APPROVED by a majority vote of the City Commission on the 24th day of May, 2021.

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

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info@esdandassociates.com
www.esdandassociates.com

Estimate

Date	**04/22/21**
Number	**KING-24590**
Revision	**Original**
AE/Team	**CC**

Janine Reyes
City of Kingsville
400 W. King Ave.
Kingsville, TX 78363

Cost Center:
Due Date:

Name/Title:	**Logo & Brand Guide Development**
Agency Contact:	Charlie Castleman
Phone:	210-348-8008
Desc/Specs:	Create and design a custom brand logo for the City of Kingsville, TX. Logo will have elements that represent the City's Culture and History. A Companion Brand Guide will be developed as a guideline for the city for implementation and use of logo, fonts and colors. Initial Design options provided and includes two additional rounds of client revisions to Logo.

Description	**Estimate**
Account Planning Services	$250.00
Creative Strategy	$1,275.00
Creative/Design Subtotal:	**$1,525.00**
Production	$1,575.00 *
Production Subtotal:	**$1,575.00**
Color Output	$125.00 *
Proofing & Materials Subtotal:	**$125.00**
Subtotal	**$3,225.00**
TOTAL	**$3,225.00**

Proposal may not include photography, sales tax and/or shipping and handling. Unless otherwise noted, cost includes two rounds of revisions. The undersigned, an authorized company representative, understands that upon signed proposal esd will proceed with work. Should representative cancel proposal after work commences, representative agrees to pay for work completed to date of cancellation on a per hour basis. The undersigned, an authorized company representative, agrees to a 1.5% per month rate of interest on balances past net 30. If any unpaid balance is referred to an attorney or collections agent, undersigned agrees to pay reasonable attorney/collection fees. Undersigned authorizes job and agrees to the above terms. Please email signed proposal to esd account service specialist or fax to (210) 348-9944.

Approvals:

Client Date:

AGENDA ITEM #20

AGENDA ITEM #21

AGENDA ITEM #22