

City of Kingsville, Texas

AGENDA CITY COMMISSION

MONDAY, JULY 28, 2025

REGULAR MEETING

CITY HALL

HELEN KLEBERG GROVES COMMUNITY ROOM

400 WEST KING AVENUE

5:00 P.M. – Regular Meeting

Live Videostream: <https://www.facebook.com/cityofkingsvilletx>

I. Preliminary Proceedings.

OPEN MEETING

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)

MINUTES OF PREVIOUS MEETING(S)

Regular Meeting – June 23, 2025

Special Meeting – July 16, 2025

APPROVED BY:


Charlie Sosa
Interim City Manager

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

1. Public hearing on request for an alcohol variance for a Wine and Malt Beverage Retailer's On-Premise Permit for the establishment known as The Lucky Spot at 1901 South Brahma Blvd., Kingsville, Texas 78363. (Director of Planning and Development Services).
2. Public Hearing on condemnation of structure at 525 E. Ave. D, Kingsville, Texas. (Director of Planning and 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, Proposed Development Report; Accounting & Finance – Financial Services - Information, Investment Report, Quarterly Budget Report, Monthly Financial Reports; Police & Fire Department – Grant Update, Police & Fire Reports; Street Updates; Public Works-Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Hotel Occupancy Report, Quiet Zone, Proclamations, Health Plan Update, Tax Increment Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor, Water And Wastewater Rate Study Presentation. 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.

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)

1. Motion to approve the reappointment of Dora Martinez for a three-year term to the City of Kingsville Civil Service Commission. (Human Resources Director).
2. Motion to approve a resolution authorizing the Fire Chief to enter into an Agreement for Training of Emergency Medical Services Students between the Kingsville Fire Department and the Texas EMS Academy. (last approved 12/12/22). (Fire Chief).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

3. Consideration and approval of an alcohol variance for a Wine and Malt Beverage Retailer's On-Premise Permit for the establishment known as The Lucky Spot at 1901 South Brahma Blvd., Kingsville, Texas 78363. (Director of Planning and Development Services).
4. Consideration and approval of a resolution authorizing the City to submit an application to the Ed Rachal Foundation for grant funds for equipment for the Kingsville Fire Department. (for new EMS training equipment; no cash match). (Fire Chief).
5. Discuss and consider awarding Bid No. 25-17 for the GLO CDBG-MIT Contract No. 22-085-009-D237 Project 14: E. Santa Gertrudis Ave. Storm Water Improvements Project, as per recommendation of the consulting engineer. (City Engineer).
6. Consideration and approval of a resolution authorizing the Interim City Manager to execute Changer Order No. 1 to the Construction Contract with D&J Utility Services LLC for the GLO CDBG-MIT Contract No. 22-085-009-D237 Project 10: N. Armstrong Ave. Storm Water Improvements Project. (contract approved 428/25) (City Engineer).
7. Consider condemnation of structure located at 525 E. Ave. D, Kingsville, Texas. (Director of Planning and Development Services).
8. Workshop: Discussion on proposed Fiscal Year 25-26 Fund 051, Utility Rate Increases, Enterprise Fleet Contract, Fund Balance Discussion. (Interim City Manager).

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 Commission Chambers 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 at City Hall, City of Kingsville, 400 West King Avenue, 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:

July 24, 2025, at 3:00 P.M. and remained posted continuously for at least 72 hours proceeding the scheduled time of said meeting.



Mary Valenzuela, TRMC, 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)

JUNE 23, 2025

A REGULAR MEETING OF THE CITY OF KINGSVILLE CITY COMMISSION WAS HELD ON MONDAY, JUNE 23, 2025, 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
Edna Lopez, Commissioner
Norma Alvarez, Commissioner
Hector Hinojosa, Commissioner
Leo Alarcon, Commissioner

CITY STAFF PRESENT:

Charlie Sosa, Interim City Manager
Mary Valenzuela, City Secretary
Courtney Alvarez, City Attorney
Derek Williams, Systems Administrator
Emilio Garcia, Health Director
Leticia Salinas, Accounting Manager
Juna J. Adame, Fire Chief
Diana Gonzales, Human Resources Director
Susan Ivy, Parks Director
Deborha Balli, Finance Director
John Blair, Police Chief
James Creek, Captain
Connie Womack, Tourism Director
Nick Rivas, Administrative Assistant
Manny Salazar, Economic Development
Carol Rogers, Human Resources Specialist
Raul Soliz, Human Resources Specialist, Safety & Training
Bill Donnell, Public Works Director
Erik Spitzer, Director of Planning and Development Services
Joe Casillas, Water Production
Monika Donnell, Paralegal
Alicia Tijerina, Special Events Coordinator

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 – June 9, 2025

Motion made by Commissioner Lopez to approve the minutes of June 9, 2025 as presented, seconded by Commissioner Alvarez. The motion was passed and approved by the following vote: Lopez, Alvarez, Hinojosa, Alarcon, Fugate voting "FOR".

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

- 1. Public hearing on request for a Special Use Permit for an Auto Paint & Body Use (Vehicle Window Tinting Store) on a parcel of land in C2 (Retail) District at Orig Town,**

Block 58, Lot E. 118.5' of 1-4, E. 60' of 5,6 also known as 201 S. 6th St., Kingsville, TX 78363 (Property ID 11207) (Director of Planning and Development Services).

Mayor Fugate read and opened this public hearing at 5:02 p.m. Mayor Fugate further announced that this is a public hearing. If anyone would like to speak on behalf of this item they may do so now with a five-minute limit. Additional time cannot be extended by the City Commission.

Mr. Erik Spitzer, Director of Planning and Development Services stated that Mr. Jose Alberto Lopez, Applicant; Herman H. Ohlenbusch, Owner, approached the Planning Department on April 23rd, 2025, requesting approval of a Special Use Permit for an Auto Paint & Body Shop on a parcel of land in C2 (Retail District) at 201 S. 6th St., Kingsville, TX 78363 to tint windows on vehicles. In accordance with the City of Kingsville's Land Use Chart, an "Auto Paint & Body Shop" within land zoned as "C2 – Retail District" is permitted, provided a Special Use Permit is applied for and approved. The Planning and Zoning Commission meeting was held on June 18th, 2025, with 5 of 7 members in attendance. Members deliberated over the request to recommend approval of a Special Use Permit for an Auto Paint & Body Shop Use (Vehicle Window Tinting Store) on a parcel of land in C2 (Retail) District at 201 S. 6th St., Kingsville, TX 78363 (Property ID 11207). 7 Notice Letters were sent out to neighbors within the 200-foot buffer, and the city has received no feedback as of today. The Planning and Zoning Commission board members voted to approve the recommendation of a Special Use Permit for an "Auto Paint & Body Shop" at 201 S. 6th St., Kingsville, TX 78363. A recorded vote of all members present was taken, and board members Steve Zamora, Larry Garcia, Rev. Idotha Battle, Debbie Tiffie, Mike Klepac, Brian Coufal, and Krystal Emery all voted "YES."

There being no further discussion, Mayor Fugate closed this public hearing at 5:06 p.m.

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, Proposed Development Report; Accounting & Finance – Financial Services - Information, Investment Report, Quarterly Budget Report, Monthly Financial Reports; Police & Fire Department – Grant Update, Police & Fire Reports; Street Updates; Public Works-Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Hotel Occupancy Report, Quiet Zone, Proclamations, Health Plan Update, Tax Increment Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor, Water And Wastewater Rate Study Presentation. No formal action can be taken on these items at this time."

Mr. Charlie Sosa, Interim City Manager, gave a brief report on street projects. He further announced events that will be taking place over the 4th of July holiday. Mr. Sosa also reported that the Health Department will be spraying for mosquitoes the next few nights.

Ms. Courtney Alvarez, City Attorney, reported that the next city commission meeting is scheduled for Monday, July 14, 2025. The deadline for staff to submit agenda items for this meeting is Wednesday, July 2, 2025.

Commissioner Lopez commented that she had not seen the flags out in the downtown area and further asked Interim City Manager if the flags would be out for the 4th of July.

Mr. Sosa responded yes, flags will be placed in the downtown area for the upcoming holiday.

IV. Public Comment on Agenda Items.³

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

Krystal Emery, 1620 S. 11th Street, commented that the recall petition against three commissioners was submitted, verified, and certified according to the city charter. These weren't Facebook fodder; this is a serious legal action taken by registered voters who believe accountability matters. I would hope that commissioners who are recalled choose to resign out of respect for the process and the people they have elected to serve. This has gotten personal, I felt it, and while I won't go into detail, I'll say this: no one should be targeted for participating in a legitimate democratic process. We are all citizens of Kingsville, and when the public speaks to the process laid out in the charter, that voice must be respected. Leadership means doing what's right for the community, showing up, owning your decisions, and respecting the process.

Joel Saenz, 307 W. Ailsie, commented that he is here for the recall issue and asked that if it comes for a vote, he asked for the vote to be no. Do to the fact that the four allegations that were printed in the newspaper indicated four items, and three of those items actually pick on staff doesn't reflect on the city commission's actions. Some of the staff, on TV it comes out that they are not educated and he would go back and ask HR to do their homework. Background checks as to how many people have actually worked for municipal government entity or the state of Texas prior to working for Kingsville. He again ask that the vote be no to the frivolous accusations.

Lance Hamm, 312 South Creek, commented the following: Point of Order for Agenda Item #20 (Discussion and presentation regarding the certification of recall petitions received on June 6, 2025), to Recall 3 City Commissioners. Lance Hamm, 912 South Creek. As a concerned tax-payer and qualified voter in the city of Kingsville, I have a POINT OF ORDER regarding Agenda Item 20. 1. I believe city officials have the wrong number for the number of qualified voters required to sign the petition for a recall of city commissioners as outlined in the City Charter and Agenda Item 20, making his petition for recall invalid. The number of valid signatures should be 2,805, not 282. 282 is a ridiculously low number of voters to initiate a recall that may cost the city upwards of \$70,000 for a couple of city elections, especially considering the average number of votes these three commissioners received during their winning election in May2024 was 852 votes. 2. I respectfully request that the Mayor and/or any Commissioner immediately make this point of order when Agenda Item #20 is read out loud. 3. The Mayor and all Commissioners should recuse themselves from ruling on this point of order due to bias and a conflict of interest, and an outside counsel (not a city employee) should make a ruling on this point of order. 4. The Mayor and/or any Commissioner should request that Agenda Item 20 be tabled until the outside counsel makes a ruling on this point of order. 5. If the mayor makes a ruling regarding this point of order tonight, I respectfully request that any or all Commissioners object to his ruling and issue an immediate appeal to the mayor's ruling, in which case the mayor and commissioners, per Robert's Rules of Order, will have to vote on the validity of the mayor's ruling. If the mayor's ruling is voted down, then I suggest the Mayor and all Commissioners take the matter to outside counsel for a proper ruling (without bias or conflict-of-interest). 6. The Mayor and/or any Commissioner should make the argument for this Point of Order regarding this agenda item due to the Kingsville City Charter (Part I, Article II, Section 24 Recall) that states that the petition relating to a recall of city commissioners, "shall be signed by qualified voters of the City equal in number to at least twenty percent (20%) of the number of qualified voters voting in the most recent city election." Using that language in context, if the city manager asked the city election officer the day before the May2024 election, "how many qualified voters are voting in tomorrow's election?", the answer would have been 14,025. Twenty percent of 14,025 is 2,805, and 2,805 signatures are required

to be on a petition to recall a Kingsville city commissioner, not 282. The main issue of contention is the word "voting" which implies an "event in progress" (the city charter does not use the word "voted," which would be an event that has happened in the past). So, the number of qualified voters in the "event in progress" for the election in May2024 was 14,025, and twenty percent of that number is 2,805. 7. In conclusion for this POINT OF ORDER, the number of "qualified voters voting" in the May2024 election was 14,025. For this recall petition to be valid, there must be a minimum of 20% of that number. Therefore, per the Kingsville City Charter, 2,805 valid signatures are required on the petition, not 282. Please, if you like, call me up for clarification during the discussion of this POINT OF ORDER for Agenda Item 20. Thank you for your consideration.

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

1. Motion to approve final passage of an ordinance amending the Fiscal Year 2024-2025 Budget to accept and expend donations from Kingsville Steakhouse, Maltby Builders, and Vishal Raju Bhagat Foundation for fire prevention supplies. (Fire Chief).

2. Motion to approve final passage of an ordinance amending the Fiscal Year 2024-2025 Budget to accept and expend the donation from Victor & Lisa Unger for Health Department animal care services. (Health Director).

3. Motion to approve final passage of an ordinance amending the Fiscal Year 2024-2025 Budget to accept and expend the donation from the Brookshire Foundation for minor equipment and recreational programs. (Parks Director).

4. Motion to approve final passage of an ordinance amending Chapter XIII, Article 2, Offenses Against Public Peace and Safety, Sections 13-2-10 to 13-2-13 and Sections 13-2-20 to 13-2-23, providing for the repeal of the nighttime curfew regulations for minors and the daytime curfew regulations for minors. (due to state legislative change). (City Attorney).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

5. Discuss and consider accepting the Annual Comprehensive Financial Report (ACFR) of the City of Kingsville for Fiscal Year 2023-2024. (Finance Director).

Mayor Fugate asked if there were no objections, he would like to take agenda item #20 before item #5. No objections were made.

Mrs. Margaret Kelly, Auditor with Womack & Co., reported on the city's Annual Comprehensive Financial Report for Fiscal Year 2023-2024. There were no findings or questioned costs in the current year. The city is tracking along well in all accounts. There were some recommendations made with regard to written controls.

Motion made by Commissioner Lopez to approve and accept the Annual Comprehensive Financial Report (ACFR) of the City of Kingsville for Fiscal Year 2023-2024, seconded by Commissioner Alvarez. The motion was passed and approved by the following vote: Hinojosa, Alarcon, Lopez, Alvarez, Fugate voting "FOR".

6. Discuss and consider introduction of an ordinance amending the zoning ordinance by granting a Special Use Permit for an Auto Paint & Body Shop Use (Vehicle Window Tinting Store) in in C2 (Retail) District at 201 S. 6th Street, Kingsville, Texas, also known as Original Town, Block 58, Lot E. 118.5' of 1-4, E. 60' of 5,6, (Property ID 11207); amending the comprehensive plan to account for any deviations from the existing comprehensive plan. (P&Z June 18, 2025) (Director of Planning and Development Services).

Introduction item.

7. Discussion with City's Representative on the Kleberg County Appraisal District Board of Directors. (Commissioner Lopez).

Ms. Ernestina Flores, Chief Appraiser for the Kleberg County Appraisal District, gave a presentation to the city commission regarding how appraisal values are determined.

8. Workshop: Discussion on proposed Employee Health Insurance Benefits, City Fund Balance, and related items. (Human Resources Director/Finance Director/Interim City Manager).

Mrs. Diana Gonzales, Human Resources Director, stated that the City of Kingsville (City) distributed RFP 25-16 on April 17, 2025, and opened bids on May 20, 2025, at 2 p.m. The city received responses to RFP 25-16 from BlueCross BlueShield and United Healthcare. As has been indicated during past City Commission meetings, the City has been able to absorb rate increases (12% in 2023 and 14% in 2024) for the past two years utilizing the Health Fund balance. This option was available to assist employees during the transition from a self-funded health plan to a fully funded health plan. Carlisle Insurance (Acrisure) representative Ms. Valeria Ybarra, a Registered Employee Benefit Consultant (REBC), assisted the City with the RFP process and evaluation of submitted bids.

Ms. Valeria Ybarra, Employee Benefits Consultant with Acrisure, spoke about the different options the city could consider, as well as the options available to the employee. Ms. Ybarra stated that the new benefits would be effective October 1, 2025, with open enrollment in August 2025. RFPs were posted on April 14, 2025, and were due by May 20, 2025. There were two responses: United Healthcare and BlueCross BlueShield of Texas. United Healthcare proposed a renewal increase of +15%. There are three different options and plans for the employees. Plan 1, HMO Plan, the recommended replacement plan is as follows: \$3,000 deductible, 100% coinsurance; reduced out-of-pocket max; reduced increase from 15% to 2.42%; reduced urgent care copay; pharmacy stays the same; and same network as current. Plan 2, EPO Plan, the recommended replacement plan is as follows: \$1,500 deductible, 80% coinsurance, reduces increase from 15% to 2.94%, slight increase to primary care physician visit copay, same urgent care copay, pharmacy stays

the same, same network as current. Plan 3, PPO Plan, the recommended replacement plan is \$750 deductible, 80% coinsurance, reduces increase from 15% to 4.99%, slight increase to primary care physician visit copay, same urgent care copay, pharmacy stays the same, and same network as current.

Mrs. Gonzales stated that the HMO Plan is a gated plan, but it also offers a much larger network. She further stated that even though the EPO and PPO Plans are not gated, trying to make an appointment with a specialist, you would usually have to go to your PCP as a specialist will not take a direct walk-in at a specialist office. Mrs. Gonzales further stated that for background information, Fiscal Year 2024-2025 is the third year of the United Healthcare fully funded plan. The City of Kingsville offers three (3) health plan options which employees may select. Based on the RFP tabulations of 260 employees on the insurance census report at the time the city distributed the RFP, the tabulated costs are as follows: United Health Care plan cost is \$5,196,761.00, and BlueCross BlueShield is \$5,542,913.00. These costs are approximate as the type of coverage for vacant positions can only be estimated. In addition, employees can change coverage at open enrollment and with qualifying events during the fiscal year. Furthermore, the City experiences some vacancies throughout the year, which will also impact insurance costs. By utilizing some of the remaining Health Fund balance, this allows for the possibility of the Health Fund balance assisting with a portion of premiums in FY26-27. Annual cost breakdown estimate, if all positions filled for the entire Fiscal Year 25-26 would be as follows: Employer Contributions of \$4,585,347.00; Health Fund Contribution of \$507,600.00; and Employee Contributions of \$863,353.00.

Commissioner Hinojosa asked if the 15% would be an increase across the board. Mrs. Gonzales responded that we made no changes to the plan; it would be a 15% increase, which equals \$800,000.00. Commissioner Hinojosa further asked if there would be some costs that would be passed down to the employees. Mrs. Gonzales, yes. Commissioner Hinojosa stated that maybe the city could use the fund balance from the self-insured. Mrs. Gonzales stated that this would be utilizing approximately \$500,000 of the fund balance to already offset that.

Mr. Sosa stated that the fund balance is an accounting term that represents the difference between a fund's assets and liabilities. It represents the net cash after all revenues have been deposited, and all expenses have been paid. For the City of Kingsville, there are two funds with a required minimum 25% fund balance. These are General Fund 001 and Utility Fund 051. During the budget process, you will hear budget terms of EA, which is Estimated Actuals, and DR for Departmental Request. EA Revenues represent the estimated amount that the city will collect or receive in the current fiscal year. EA expenditures represent the estimated amount the city will spend in the current fiscal year. DR Revenues represent the anticipated amount of revenues the city will collect or receive in the next fiscal year, and DR Expenditures represent the anticipated amount of revenues the city will spend in the next fiscal year. Mr. Sosa further stated that working on the budget this early in the fiscal year is challenging, requiring conservative estimating. The ending estimated fund balances for the current fiscal year determine what is available for the next fiscal year. During the budget process, estimates are determined for both revenues and expenditures. For expenditures, all line items are calculated to determine what will be spent in the current year for that item. All current year expenditure budget amounts above the calculated amounts are removed and placed in the department year-end reduction line item, as it represents the amount that is budgeted but not expected to be needed for that line item. The amount placed in the year-end reduction line item is not included in the estimated ending fund balance, as these amounts are expected to drop to the fund balance and available for next year's budget availability. Throughout June and August, adjustments are made to the year-end reduction line items. These adjustments come from the Department Directors through budget transfer requests. Once the City Manager and/or Finance reviews

and approves the request, funds are moved back to the department's budget if necessary. Fund balance estimates are monitored to ensure the 25% required minimum is met. During this time, it may become necessary to adjust priorities due to spending availability. General funds, amounts removed and placed in the year-end reduction line items is \$888,281.08. Due to the status of the Utility Fund, \$1 million of the transfer scheduled from the Utility Fund was cancelled. The general fund took steps in the current fiscal year to freeze 13 positions for the entire fiscal year. Using the estimates, expenditure can only increase by \$850,000 to end the year with 25%, with the revenues coming in. There would also be less funding available for supplements to be approved. The fund balances are as follows: audited beginning fund balance is \$7,939,595.69; EA Revenues are \$24,760,815.41; EA Expenditures is \$25,310,684.35; and EA Fund Balance is \$7,389,726.75.

Commissioner Alvarez asked for an explanation regarding the status of the Utility Fund. Due to the status of the Utility Fund, \$1 million of the transfer scheduled from the Utility Fund was cancelled. Was the Utility Fund part of the general fund?

Mr. Sosa responded that \$1 million was being transferred from the utility fund to the general fund, which was normal practice in the past. But now being a shortfall for the utility fund that transfer will be cancelled because we cannot afford to transfer the \$1 million.

Mrs. Balli stated that on that transfer, currently in this fiscal year it was budgeted \$1.6 million for the transfer to go from the utility fund to the general fund which will cover expenditures and different things that the general fund does for the utility fund. Balli further stated that based on where the numbers come out, the ending for this fiscal year, the city will not be meeting its 25% fund balance requirement.

Commissioner Alvarez asked if the city would fall short. Mrs. Balli's response was yes.

Mrs. Balli stated that when the EA's were reviewed and based on our spending for the current year that we are in, we moved and placed into the year and reduction line item \$1.3 million. Due to the status of the utility fund, \$1 million of the transfer scheduled for general fund was cancelled; it was sent back to utility fund. One of the reasons for the shortfall is that we are not meeting the revenue productions that were estimated for this current year. The estimated fund balance for last fiscal year ended short by \$1.4 million and for what we anticipated and this was basically due to the depreciation that we have to book. She further stated that utility funds have always had enough coverage so that when we made that depreciation booking, there was enough fund balance to cover that depreciation. Last year's depreciation was \$1,068,000.00, with the fiscal year 23-24 ending at 24.97%. which was the minimum 25%. She stated that if we include another million for this year's depreciation, if that was to be booked now, and budget in the EA's fund balance would drop to 16.86%, which we can't do. She stated that when you use the estimates below, the beginning fund balance in utility with \$3.1 million. The EA revenues that we have, included in the proposed budget, are \$10,891,419.14 with the EA expenditures at \$10,999,228.75, that's with \$1.3 million pulled out. If we keep those estimates, we will end up with a fund balance of \$3,023,472.82, which is 27.49%. Balli stated that in order for it to go to 25%, we only have a cushion of \$210,000 that can be removed from the department year-end budget. If the departments have to pull more than \$210,000 out of year-end reduction line item, we will not hit our 25% and we could not do the million dollars for depreciation which gets booked in March, when the auditors are here.

Commissioner Hinojosa asked that if the figures that are shown for the general and utility fund are estimates and not actuals and are not budgeted. Mrs. Balli responded that they are not actuals and not budgeted but they are part of the budget but we know that we are not making our productions and our utility fund, fund balance, ended less than what was anticipated. Balli further stated that at this time it is being looked at as they do during budget

and we have this opportunity to figure out how to close that gap so that we can meet our fund balance. Right now, we would meet our fund balance at 27.49% as long as we do not pull more than \$210,000 out of the department's year-end reduction. Balli stated that today we had to pull out almost \$30,000 out of it, which brings it down to \$180,000.

Mayor Fugate asked that, with regards to the water meter system that we have installed, is it keeping up with projections.

Mrs. Balli responded that the problem with the projections that were done this year is that it was a two-prong effect. They got hit with accurate meter readings and then the city did increases on the rates. What we are seeing is that citizens are using less water, which causes our projections from being met.

Commissioner Hinojosa stated that you may have a certain estimate today, but that estimate might change tomorrow based on the facts and circumstances at that time.

Mrs. Balli stated that what the city does from this point forward until we get the budget adopted, almost every week staff will be looking at the EA's to see how they changed and whether projects need to be done differently. She further stated that this is one of those things where you try to use the trends that have been coming in or going out. The city has things that are contractual that can't be changed. This is something that staff needs to look at from now until September. Balli stated that staff knows that the city has to take measures now, to figure out how we are going to close that gap.

Mr. Sosa commented that with regards to the water meters, it did affect the city with the water usage and wastewater usage as they are both combined together. Not only did the city not see the revenues for the water usage from the water meters, but also for the wastewater. These are the two revenues that staff anticipated coming in but were not seen.

Commissioner Hinojosa asked if once the taxpayer found out that they would be paying for more water, that stopped using the water, which affected the utility. Mr. Sosa responded yes.

Mrs. Balli reported on the Tourism Fund. The Tourism Fund does not have any minimum fund balance requirements. The major change in Fiscal Year 24-25 for this fund was due to personnel changes. The audited beginning fund balance is \$591,896.04, with the EA Revenues projections are at \$691,354.42. The EA expenditures are \$598,920.73 with the EA Fund Balance for the current year is at \$684,329.73, which makes Tourism Fund in good shape. In the Economic Development fund, this does not have a minimum balance requirement. The general fund and in lieu of tax revenues provides funding for economic development efforts. A major change in FY 24-25 for this fund was due to personnel changes in February. The Economic Development Director is not housed 100% under the city's direction and budget for this fund, will need to increase in Fiscal Year 25-26. The audited fund balance is \$268,702.736 with EA revenues at \$313,109.44 and EA expenditures at \$274,038.48. The EA fund balance is \$307,773.69. Balli stated that this fund is in good shape. Balli stated that in the general fund debt service, which is for all the general fund debt issues, the fund balance doesn't change very much due to money going in and paying for general fund debt issues, so it maintains a fund balance, it is being looked at ending this year with \$661,000.00. Balli briefly mentioned other city funds but did not go into detail. Balli stated that in the Insurance Fund, the city began with \$2.3 million, based on the revenues and expenditures that have been estimated, to end this year with \$1.1 million, of which \$500,000 will be used, if the plan is accepted. Balli stated that for a total of all funds, there is \$26,338,000.00 estimated to end this fiscal year with.

Mr. Sosa stated that upcoming workshops are as follows: July 14th will discuss TMRS plan changes, compensation plan changes, updated fund balance updates, Tourism Fund 002, and Economic Development Fund 098. On July 28th, the discussion will be on Utility Fund 051, Utility Rate Increases, Enterprise Fleet Contract, and Utility Rate Increases. On August 11th, General Fund 001, Rates & Fee Increases, Ad Valorem Tax Rates, and Fund Balance Updates. August 12th, Budget Summary, Updated Fund Balances, Transfers, Debt Service, and Grant Projects Status. He further stated that if the commission would like any additional information addressed at one of the upcoming workshops, please contact staff so it may be added to the schedule.

9. Consideration and approval of awarding Bid #25-16 Group Medical Employee Benefits Program for City employees, as per the recommendation of the consultant. (Human Resources Director).

Mrs. Gonzalez stated that it is recommended to support the consultants' recommendation of the three options with United Health Care.

Motion made by Commissioner Alvarez to award Bid #25-16 Group Medical Employee Benefits Program for city employees, as per the recommendation of the consultant.

Motion made by Commissioner Alvarez to approve awarding Bid #25-16 Group Medical Employee Benefits Program for City employees, as per the recommendation of the consultant, seconded by Commissioner Alarcon. The motion was passed and approved by the following vote: Alarcon, Lopez, Alvarez, Hinojosa, Fugate voting "FOR".

10. Consideration and approval of 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).

Mr. John Blair, Chief of Police, stated that critical personal protective equipment of the tactical team will be purchased with this funding. This grant does not have a cash match; however, it is understood from previous applications and awards that, on occasion, they may only approve partial funding of the grant.

Motion made by Commissioner Lopez to approve the resolution authorizing the City to submit an application to the Ed Rachal Foundation for grant funds for equipment for the Kingsville Police Department, seconded by Commissioner Alvarez. The motion was passed and approved by the following vote: Lopez, Alvarez, Hinojosa, Alarcon, Fugate voting "FOR".

11. Consideration and approval of a resolution authorizing the City to submit an application to the Gary Sinise Foundation for grant funds for equipment for the Kingsville Police Department. (Police Chief).

Chief Blair stated that critical personal protective equipment for the tactical team will be purchased with this funding. The current equipment is expired and is outdated technology. These funds will purchase the Hard Head Veterans ATE Lite Helmet with helmet covers and Pop Out Rail Adapter Kit. This grant does not have a cash match; however, it is understood from previous applications and awards from other Foundation Grants, on occasion they may only approve partial funding of the grant.

Motion made by Commissioner Alarcon to approve the resolution authorizing the City to submit an application to the Gary Sinise Foundation for grant funds for equipment for the Kingsville Police Department, seconded by Commissioner Lopez.

The motion was passed and approved by the following vote: Alvarez, Hinojosa, Alarcon, López, Fugate voting “FOR”.

12. Consideration and approval of a resolution authorizing the City to submit an application to the 1PointFive First Responder Donation Program for grant funds for First Responder equipment, gear, and training for the Kingsville Police Department. (Police Chief).

Chief Blair stated that this resolution is to apply to 1PointFive to be considered for their First Responder Donation Program. This funding can be used for: purchase of essential emergency response equipment; repair of existing emergency response equipment; replacement of outdated or damaged rescue and safety gear; and first responder safety training programs.

Motion made by Commissioner Lopez to approve the resolution authorizing the City to submit an application to the 1PointFive First Responder Donation Program for grant funds for First Responder equipment, gear, and training for the Kingsville Police Department, seconded by Commissioner Hinojosa. The motion was passed and approved by the following vote: Hinojosa, Alarcon, Lopez, Alvarez, Fugate voting “FOR”.

13. Discuss and consider introduction of an ordinance amending the Fiscal Year 2024-2025 Budget to appropriate additional funding for Fire Department vehicle maintenance. (Fire Chief).

Mr. Juan J. Adame, Fire Chief, stated that the Kingsville Fire Department has received past due invoices in the amount of \$19,145.67. additionally, the department has experienced numerous equipment problems this budget year. The latest mechanical issues have resulted in a repair cost totaling \$25,892.00. These problems included electrical, air conditioning, and hydraulic repairs. This year the Fire Department budgeted \$35,000 for vehicle maintenance. Additional funding is requested to cover the cost of the past due invoices. A budget amendment is being requested to cover the necessary vehicle repairs.

Commissioner Lopez asked if the department was down to only one ambulance. Chief Adame responded that all three ambulances are running.

Introduction item.

14. Discuss and consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter IX, Article 7-Nuisances, Section 2, adopting the 2024 Edition of the ICC International Property Maintenance Code. (Director of Planning and Development Services).

Mr. Erik Spitzer, Director of Planning and Development Services, stated that on October 15, 2024, the Planning and Development Services Department approached the City Commission to adopt the 2024 International Code Council Family of Codes for the City of Kingsville. Since the codes were adopted, Planning and Development Services staff have discovered small edits are required to update the following overlooked sections of the City of Kingsville Ordinances, by the fees that were approved, or updating the code year from 2018 to 2024.

Introduction item.

15. Discuss and consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter XV, Article 1-Building Regulations, Sections 15-1-6, 11, & 12, adopting the 2024 International Building Code. (Director of Planning and Development Services).

Introduction item.

16. Discuss and consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter XV, Article 1-Building Regulations, Sections 36, 37, 40 & 43, adopting the 2024 Edition of the ICC International Fuel Gas Code. (Director of Planning and Development Services).

Introduction item.

17. Discuss and consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter XV, Article 1-Building Regulations, Sections 75 & 76, adopting the 2024 Edition of the ICC International Residential Code for One-and-Two Family Dwellings. (Director of Planning and Development Services).

Introduction item.

18. Discuss and consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter XV, Article 1-Building Regulations, Sections 151 & 152, adopting the 2024 Edition of the ICC International Swimming Pool & Spa Code. (Director of Planning and Development Services).

Introduction item.

19. Discuss and consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter XV, Article 1-Building Regulations, Sections 302 & 303, adopting the 2024 Edition of the ICC International Residential Code for One-and-Two Family Dwellings. (Director of Planning and Development Services).

Introduction item.

20. Discussion and presentation regarding the certification of recall petitions received on June 6, 2025. (City Secretary).

Mrs. Mary Valenzuela, City Secretary, stated that on June 6, 2025, the Office of City Secretary received recall petitions seeking the removal of City Commissioners Alvarez, Alarcon, and Hinojosa from the office of City Commissioner. After receiving the petitions, the signatures were reviewed for certification. Of the 330 signatures submitted, a total of 292 signatures were certified, and 38 signatures were not. The City of Kingsville Charter Article II, Section 24 (4) provides that petitions shall be signed by qualified voters of the City equal in number to at least twenty percent (20%) of the number of qualified voters voting in the most recent city election. The last City Election was held on May 4, 2024. A total of 1,412 votes were cast in that election as reflected in Resolution #2024-94 that was approved by the City Commission on May 13, 2024. Twenty percent of 1,412 votes is 282.4, which is the number of certified signatures needed to initiate a recall election. The City of Kingsville Charter Article II, Section 24 (6) states "If the officer whose removal is sought does not resign within five (5) calendar days after such notice is given then it shall become the duty of the City Commission to order an election and fix a date for holding such recall election. If you either choose not to resign or you do not notify me of your intent to resign by June 28, 2025, then an agenda item to order a recall election and fix a date for holding such an election will be presented to the City Commission at the next City Commission Meeting.

VI. Adjournment.

There being no further business to come before the City Commission, the meeting was adjourned at 7:06 p.m.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, TRMC, City Secretary

JULY 16, 2025

A SPECIAL MEETING OF THE CITY OF KINGSVILLE CITY COMMISSION WAS HELD ON WEDNESDAY, JULY 16, 2025, 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
Edna Lopez, Commissioner
Norma Alvarez, Commissioner
Hector Hinojosa, Commissioner
Leo Alarcon, Commissioner

CITY STAFF PRESENT:

Charlie Sosa, Interim City Manager
Mary Valenzuela, City Secretary
Courtney Alvarez, City Attorney
Kyle Benson, IT Director
Derek Williams, Systems Administrator
Diana Gonzales, Human Resources Director

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)

None.

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, Proposed Development Report; Accounting & Finance – Financial Services - Information, Investment Report, Quarterly Budget Report, Monthly Financial Reports; Police & Fire Department – Grant Update, Police & Fire Reports; Street Updates; Public Works-Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Hotel Occupancy Report, Quiet Zone, Proclamations, Health Plan Update, Tax Increment Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor, Water And Wastewater Rate Study Presentation. No formal action can be taken on these items at this time."

Mr. Charlie Sosa, Interim City Manager, briefly reported on street projects.

Ms. Courtney Alvarez, City Attorney, reported that the next meeting is scheduled for July 28, 2025, with agenda items for that meeting due today, July 16, 2025. She further stated that she had been asked a question, which a memo has been provided to the commission, whether the city is required to provide any notice regarding the next steps with regard to the item that was not approved on July 14th. She further stated that there is no specific language in the Charter, Article II, Section 24 (6)(7) or any other parts that require that any additional notices be presented to anyone. She continued to state that if someone were to ask, staff would answer the question, but no additional notices are required.

Mayor Fugate stated that what Ms. Alvarez is saying is that if someone, a citizen, can take an order for Judge Pulcher to sign, and there is no service or notices that are required.

Ms. Alvarez responded no. All this is saying is that the Charter doesn't require the city or the city secretary to give notice to a circulator with regard to the recall petition of what the next step is, now that the ordinance wasn't approved.

Mayor Fugate asked who takes the next step? Does the city take the next step, or does a private citizen take the next step?

Ms. Alvarez responded that the Charter doesn't require that the city take the next step.

Mayor Fugate asked if the city is out of it?

Ms. Alvarez responded that until we get served with something, the city is out of it.

Mayor Fugate asked Ms. Alvarez where in the Charter does it say that the city is required to be served with anything.

Ms. Alvarez responded that, as she didn't bring that section of the Charter with her, it doesn't say that we would have to be served with something, but it says if the commission or the city secretary or somebody else doesn't do their obligations as they are laid out in that section of the Charter, then a citizen could initiate action.

Mayor Fugate asked if this was in the Charter?

Ms. Alvarez responded yes. She stated that she believes it is Article II, Section 24(7).

Mayor Fugate asked if the city was completely out of this now.

Ms. Alvarez responded yes.

Commissioner Hinojosa commented that he was the one who posed this question, as he does not know what the next step is. He stated that he and Ms. Alvarez had a discussion and it cannot go to the District Court, according to the summary opinion letter from Liza Wood, where it says the fact findings and all that, it states that we could not assign those legal duties to the District Court so then it goes to the Thirteenth Court of Appeals through a mandamus. Hinojosa asked if this was correct. He further stated that under the Texas Election Code, it states that a Writ of Mandamus can be sought in the Thirteenth Court of Appeals. Commissioner Hinojosa stated that with this being said, this was his question, as this is what is stated in the opinion that was provided by Mrs. Wood in her summary of opinion.

Mayor Fugate asked if everyone received a copy of this opinion. Ms. Alvarez responded yes. Mayor Fugate further asked where this opinion was at. Ms. Alvarez responded that it was emailed.

Commissioner Alvarez asked what Commissioner Hinojosa was displaying.

Commissioner Hinojosa stated that he had received a Summary of Opinion Letter.

Commissioner Alvarez commented that she had not received the document Commissioner Hinojosa is referring to, Summary of Opinion Letter. Commissioner Alvarez further asked if Commissioner Hinojosa received only four pages of the opinion and further asked to see exactly what Commissioner Hinojosa was speaking about. Alvarez stated that she had received only four pages of the opinion, but Commissioner Hinojosa has a one-page summary.

Ms. Alvarez stated that she does not know, and maybe AI could have done that, but she has not seen the document. She further stated that there was a four-page document that was emailed.

Commissioner Hinojosa asked if Ms. Alvarez had not received the additional page.

Ms. Alvarez responded that she has not seen what Commissioner Hinojosa is looking at.

Commissioner Hinojosa commented that the summary was attached to his email, and the document states that it has to go to the Court of Appeals. He further stated that this is why he wanted someone, so that when they come to the City Secretary, what are we supposed to tell them? Are we to notify the third party which is his concern. He further stated that according to Ms. Alvarez, the city does not have to say anything.

Ms. Alvarez responded that if someone asks, we will answer their question, but the Charter doesn't obligate or state that you have to initiate anything. She further stated that there are other sections in the Charter with regards to the recall, where it says that the City Secretary has to immediately notify you once she gets the affidavits requesting petitions for recall. It has language like that when the city is obligated to do certain things, make certain notifications. There is no language like that after the ordinance does not pass.

Commissioner Hinojosa asked if the city has to wait until the third-party files some type of motion with the Thirteenth Court of Appeals.

Ms. Alvarez responded yes, and that's because the election code has language in it.

Mayor Fugate asked that after the Writ of Mandamus is filed with the Thirteenth Court, and all the notices go out, does the city engage it then? Does the city spend money on this?

Ms. Alvarez responded yes.

Commissioner Alvarez asked if we had to get attorneys, but doesn't the third party also have to get attorneys as well?

Ms. Alvarez responded yes.

Commissioner Alvarez asked if the third party sues the city, as that is what she has heard.

Ms. Alvarez responded that they would file a suit against the city or commission to order you to do what the Charter says to do.

Commissioner Alvarez commented that there was nothing in the Charter.

Ms. Alvarez stated that what she had said that with regards to the question that was posed to her earlier today, which is why she read what was asked, does the city have to initiate a notice letter to the circulator to advise them what the next step is now that the ordinance wasn't approved. She further stated that her comment was that the Charter does not require the city to take that action.

Commissioner Hinojosa asked that if anyone goes to the City Secretary, the City Secretary is to refer them to the City Attorney.

Ms. Alvarez responded that the City Secretary could do so.

Commissioner Lopez asked if the third party could come in and ask what the next step is.

Ms. Alvarez responded yes, but we can't give them legal advice, but we can tell them to seek an attorney.

Commissioner Hinojosa stated that his other question, which the mayor already touched on, is that the city is already going to spend the money, but staff will ask TML to see if this is something that could be covered. But if they don't, it would be paid for through the city's general fund.

Ms. Alvarez responded yes and stated that anytime the city is served with a legal notice for a type of suit, it goes to the city's carrier to determine if our coverage provides for that type of action. She further stated that it is very individual and specific, but if it isn't something within the realm of our coverage and if there is an exception, then this would be something for the city to spare the expense of.

Mayor Fugate asked if the writ is sustained, which should be very well sustained, then the city could be liable for the citizens' attorney fees.

Ms. Alvarez responded that it is possible that they could request relief from the city in the form of reimbursement of attorney fees.

Commissioner Alvarez asked Commissioner Hinojosa if she could see the summary, as she did not receive a copy.

Ms. Alvarez commented that it is a staff update.

Commissioner Alvarez asked Ms. Alvarez if she had not seen the summary and further stated that it is addressed to the City of Kingsville Commission from Liza Aguilar Wood.

Ms. Alvarez responded that page 4 contains a summary.

Commissioner Alvarez responded that if it contained a summary but not a separate one and further commented that Commissioner Hinojosa may have been the only one that received it, as she did not receive a copy.

IV. Public Comment on Agenda Items.³

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

No public comments were made.

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)

None.

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

1. **Executive Session: Pursuant to Section 551.074, of the Texas Open Meetings Act, the City Commission shall convene in executive session to deliberate the employment and duties of the City Manager position. (Commissioner Alvarez).**

The executive session did not take place due to both the Mayor and Mayor Pro Tem walking out of the meeting once the executive session item was read.

Ms. Alvarez made a public announcement that, as Mayor Fugate and Commissioner Lopez left the meeting at 5:13 p.m., Mayor and Mayor Pro Tem, there is no presiding officer to continue or close this meeting; therefore, the meeting ended at 5:13 p.m.

VII. **Adjournment.**

There being no further business to come before the City Commission, the meeting was adjourned at 5:13 p.m.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

PUBLIC HEARING(S)

PUBLIC HEARING #1



MEMO

Date: July 16th, 2025

To: Charlie Sosa (Interim City Manager)

From: Erik Spitzer (Director of Planning and Development Services)

Subject: The City of Kingsville Planning and Development Services Department is seeking approval from the City Commissioners and Mayor to approve an alcohol variance for a Wine and Malt Beverage Retail Dealer's On Premise Permit for the establishment to be known as The Lucky Spot #2, to be located at 1901 S Brahma Blvd, Kingsville, TX 78363

Summary: On April 24th, 2025, Lucky Spot Brahma LLC, applicant, requested an alcohol variance for a Wine and Malt Beverage Retail Dealer's On Premise Permit for the establishment to be known as The Lucky Spot #2, located at 1901 S Brahma Blvd, Kingsville, TX 78363. This request is for a new proposed location at a currently vacant, former gas station.

Background: One church, "McAllen Baptist Temple" is located within 300' of this proposed establishment. 6 letters were sent out; the city has received no concerns as of today.

The department recommends approval.

Erik Spitzer
Director of Planning and Development Services



CITY OF
KINGSVILLE

MEMORANDUM

DATE

June 23, 2025

TO

Mary Valenzuela, City Secretary

FROM

Engineering Department

SUBJECT

Alcohol License for 1901 S. Brahma Blvd., The Lucky Spot

Mrs. Valenzuela,

After performing the research and physical inspection you requested for the property at 1901 S. Brahma Blvd. Property ID:18239 we have concluded that the property in question does fall within the 300 ft boundary of a Church; therefore, it will require a variance according to State codes and City Ordinance § 11-3-4, which was adopted on April 9, 2018.

Notices must be sent to the property owners within the 300 foot boundary and a public hearing and publication in the local newspaper is required.

Thank you,

Engineering Department

Attachment 1 shows the property and the relative location of the Church, Property ID: 20305; suspected to be close to the property. MCALLEN BAPTIST TEMPLE is within the 300 foot boundary.

Attachment 1 also shows all properties within the 300 foot boundary in correlation with their Short ID provided by the Kleberg County Appraisal District.

▼ Notes

Note	Created	Modified
The Lucky Spot Alcohol Variance Send to Kingsville Record on July 3, 2025 Advertise and send letters on July 10, 2025 Commission Meeting on July 28, 2025	6/24/2025 by Herlinda Solis	6/24/2025 by Herlinda Solis

PUBLIC HEARING NOTICE

The City Commission of the City of Kingsville will hold a Public Hearing Monday, July 28, 2025, at 5:00 P.M. to discuss and/or take action on the following item:

Request for an alcohol variance for Wine and Malt Beverage Retailer's On-Premise Permit for the establishment known as The Lucky Spot at 1901 South Brahma BLVD., Kingsville TX, 78363.

The meeting will be held at City Hall, 400 West King, Kingsville, Texas in the Helen Kleberg Groves Community Room. If you have any questions about the items on the agenda, please contact the City Secretary at (361) 595-8002.



Document reference ID : 492586

Licensing Application Summary

You must review your application and confirm that the information displayed here is correct. Select **Review and Confirm** to continue and make the payment. If the information is not correct, select **Next** to return to the application, edit the data as needed and finalize the submission. If you need to store the application packet for your records, select **Download**.

Application ID: 492586
Applicant Name: Lucky Spot Brahma LLC
License Type applied for: Wine and Malt Beverage Retailer's On-Premise Permit (BG)

Entity Information

Business Structure: Limited liability company
FEIN/SSN Number: 334806913
Member Managed or Manager Managed: Member Managed
Historically Underutilized Business: No
Veteran-owned business: Yes
Fraternal Owned: No
Secretary of State Filing Number: 806006540
Date Filed: 4/24/2025
Filing State: TX

Primary Business Entity Contact Information

Legal First Name: Asim
Legal Middle Name: Hirani
Email Address: luckyscentral@gmail.com
Phone Number: 408-263-5414

Initial Application Information

Authority Type: I am a principal or authorized user with binding authority

Legal First Name: Asim

Legal Last Name: Hirani

Email Address: luckyscentral@gmail.com

Phone Number: 832-713-0311

Principal Parties

Principal Parent Entity	Principal Party	Role	Ownership %	Action
Lucky Spot Brahma LLC	Sanit Tejani	Member	40	Added
Lucky Spot Brahma LLC	Sameer Vadwaniya	Member	10	Added
Lucky Spot Brahma LLC	Asim Hirani	Member, Member	40	Added
Lucky Spot Brahma LLC	SHAHZAD TAJUDDIN PUNJWANI	Member	10	Added

Basic Business information

Business/Trade Name: The Lucky Spot

Business Type Convenience Store

Location's Phone Numbers

Business Phone Number 832-713-0311

Location Address

Address: 1901 Brahma Blvd, Kingsville, TX, United States, Kleberg 78363

Is your location within city limits? Yes

Mailing Address Information

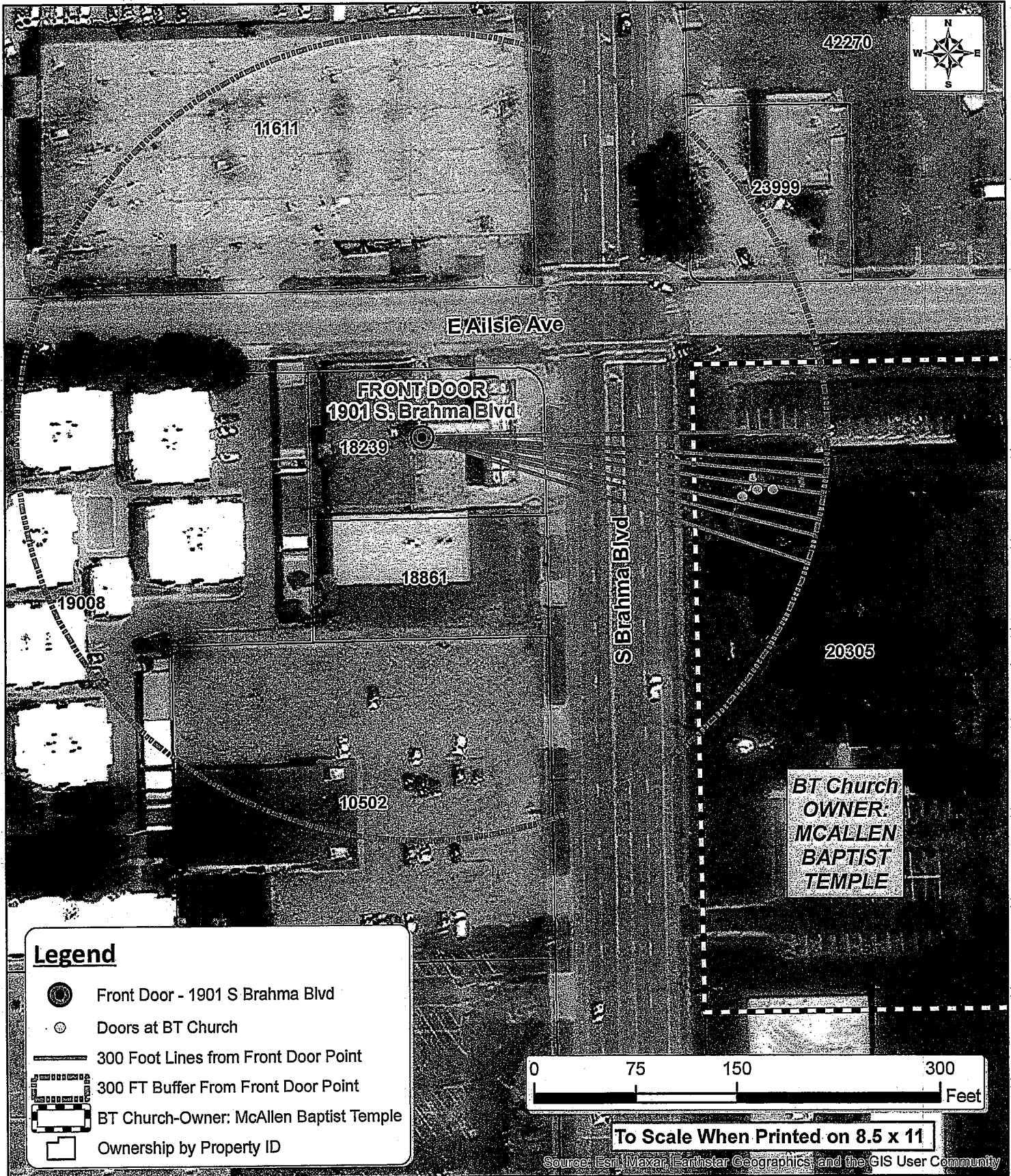
Address: 4938 Sabine Terrace Dr, Sugar Land, TX, United States, Fort Bend 77479


Measurement Information

Measuring from the public entrance of your location along street lines and directly across intersections, will your location be within 1,000 feet of the nearest property line of a public or private school? Yes

Is a residential address or established neighborhood association located within 300 feet of any property line of your premises? Yes

Alcohol Permit - 1901 S. Brahma Blvd.



Page: 2/2	Drawn By: R. PICK	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, TX 78363 Office: (361) 595-8007 Fax: (361) 595-8064
	Last Update: 6/23/2025		
	Note: Ownership is labeled with its Prop ID.		

Miss Kingsville 1950 and the famous Pinto Bean Cookoff

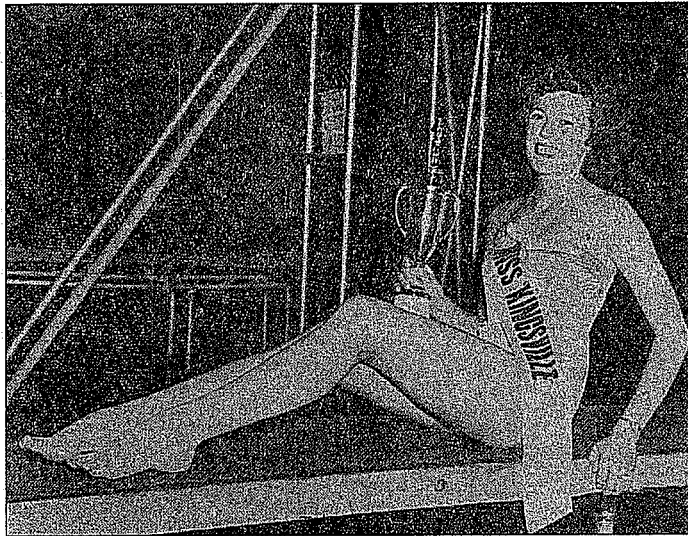
By Ted Figueroa
 Reporter

(Editor's note: In this feature, we take readers back through our archives, highlighting some of the people and events of the past century. Many issues are still in paper form, some are digitized, and a few are on microfilm. The issues from 1918 to July of 1924 were lost in a fire, however, the rest remain intact. Here is a look back at what was happening this week in Kingsville.)

25 years ago
July 2000
 The city announced that 20 candidates had applied for the Chief of Police position in Kingsville. All but one of them were from Texas, one from Bishop and five from Kingsville. Kingsville resident John C. Johnson of the Kingsville Benevolent and Protective Order of Elks #1926 was installed as the new leader of the South District of Texas State Elks Association during the 136th Annual National Grand Lodge Convention in Dallas. As the Elks national representative for this area, Johnson was responsible for working with local Elks

Lodges to fulfill the order's long-standing commitment to promote charity and patriotism in communities.

50 years ago
July 1975
 The First Annual World Pinto Bean Cookoff was over and the Kingsville Police Association was already talking about the next year's festivities. An estimated 10,000 people attended the three-day event at the new Kleberg County Park. The chief said an effort to get big name entertainment would be made for the following year. There were 22 entries in the pinto bean cookoff with Rudy Herrera of Rudy's Trim Shop taking first place. Higinio Gonzalez of Robstown took second place. Mayor Gilbert Acuna came in third and Mario Salazar took fourth. Miss



Billie Loyce Johnson, Miss Kingsville 1950.

Vicky Luna, 17, of Alice was crowned queen and handed out the trophies. Spectators from as far away as London, England were there to witness first hand such events as the jalapeno eating contest. The Kingsville Police Association estimated that it made \$2,000 on the festival.

Meanwhile, burglaries in Kingsville had almost doubled in a year. But the rate of solving those crimes was up slightly. The burglaries of homes were the same as the previous year, however, it was the burglaries of businesses that was on the rise. There had been 145 business burglaries in 1975 as compared to 73 the same time the previous year.

The Columbian Ladies of Council 2623 had celebrated their 12th anniversary back in June with a dance at the K.C. Hall on 14th street. The Rev. John McGrath, pastor of St. Martins Catholic Church, installed new officers and awards were presented to 18 members who received charter membership certificates. Mrs. Arturo Ramirez was named outstanding member of the Columbian Ladies.

Kingsville Record reporter, Gloria Bigger wrote a feature story on Miguel Muniz, a King Ranch Cowboy who was still practicing a trade that was almost extinct. Muniz made horses' leads, hackamores, bridle reins, saddle girths and quirts. He made riding equipment with hair taken from a horse's mane or tail and had been doing it on a full-time basis since 1940. Muniz had lived on the King Ranch since 1917.

75 years ago
July 1950



Tony Paiz, master of ceremonies, holds the microphone for Mayor Gilbert Acuna. Also pictured from left to right are Higinio Gonzalez, Vicky Luna and Rudy Herrera - 1975.



L-R Mrs. Ray Perez presents the outstanding member award to Columbian Lady Mrs. Arturo Ramirez - 1975.



Miguel Muniz and his assistant Israel Vela display two horses' leads Muniz had crafted - 1975.

Chief of Police Jack West was seeking the assistance of parents in keeping teenagers from loitering down town after 11 p.m. in an effort to stop the thefts that were occurring. West announced they would detain any teenagers who were down town with no valid reason.

Four boys had been apprehended the week before as they tried to sell a spotlight stolen from a police car several months earlier.

Miss Kingsville, 1950
 was the title won by Billie Loyce Johnson, 16-year-old Kingsville High Junior, at the July 4th beauty contest and celebration held at

the Kingsville Swimming Pool on the Texas A&I East Campus. Johnson represented Mack's Chicken Shack in the pageant. An estimated 1,500 persons attended the event.

99 years ago
July 1926
 At the regular city commission meeting, a number of propositions were discussed the most important being the purchase of an additional 1,000 feet of fire hose at a cost of \$1.50 per foot.

This was done on the recommendation of the State Fire Marshal. The additional amount of hose brought the equipment up to a set standard, rendering the department first class for a city of this size and population.

?? TRIVIA ?? HOW SMART ARE YOU?

- Think you know something about everything?
- What do you know about our area?

Play Kingsville Trivia brought to you by Harrel's Pharmacy!

Questions:

1. What organ in the body can not be transplanted?
2. What organ in the human body has no known function?
3. What is the third most popular pet in the U.S.?
4. A fortnight equals how many weeks?
5. How many minutes are in 2 hours?
6. What is the term for a person who steers a ship?
7. Which water sport involves jumping off a platform into a pool?
8. Before it set sail what was the Titanic considered to be?
9. Whose parents were called Vernon and Gladys?
10. To you, who is the son of your sibling?

(Answers will be in the next issue)

HOW SMART ARE YOU:

- 9-10: Okay Einstein, quit bragging
- 7-8: Pick up your PhD at TAMUK
- 5-6: You are on your way to your B.S. degree
- 3-4: Do not skip any more school
- 2 or less: Don't leave home without a chaperon

For all your pharmacy needs, contact Harrel's. Lots of great items and downtown Kingsville's best eats!

Harrel's
 Kingsville Pharmacy
 204 E. Kleberg • Kingsville, Tx
 (361) 592-3354

TRIVIA ANSWERS

July 3, 2025 issue

- | | |
|------------------------|---|
| 1. A Christmas Carol | 7. 10 |
| 2. Located in the West | 8. & (and) |
| 3. Bull | 9. Symbols used to mark items in a list |
| 4. Asterisk | 10. Save Our Ship |
| 5. Morse Code | |

PUBLIC HEARING NOTICE

The City Commission of the City of Kingsville will hold a Public Hearing Monday, July 28, 2025, at 5:00 P.M. to discuss and/or take action on the following item:

Request for an alcohol variance for Wine and Malt Beverage Retailer's On-Premise Permit for the establishment known as The Lucky Spot at 1901 South Brahma BLVD., Kingsville TX, 78363.

The meeting will be held at City Hall, 400 West King, Kingsville, Texas in the Helen Kleberg Groves Community Room. If you have any questions about the items on the agenda, please contact the City Secretary at (361) 592-3354.

July 10, 2025

Kingsville Retail Group, LP
Todd Routh
11701 Bee Caves Road, STE 262
Austin, TX 78738
#11611

Dear Property Owner,

The City Commission of the City of Kingsville will hold a Public Hearing **Monday July 28, 2025**, at 5:00 p.m. at the Helen Kleberg Groves Community Room, located at City Hall, 400 W. King, Kingsville Texas. The following item will be heard:

Request for an alcohol variance for Wine and Malt Beverage Retailer's On-Premise Permit for the establishment known as The Lucky Spot at 1901 South Brahma BLVD., Kingsville TX, 78363.

Your property is located withing 300 feet of this request. If you have any comments or questions in regard to this matter, please contact me at (361) 595-8055.

Thank you

Yours Sincerely,


Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

First Capital Bank
PROSP Bank ATTN: ACCTNG DEPT
PO Box G
El Campo, TX 77437-1470
#23999

Dear Property Owner,

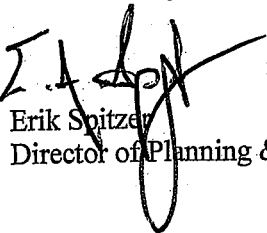
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Your property is located withing 300 feet of this request. If you have any comments or questions in regard to this matter, please contact me at (361) 595-8055.

Thank you

Yours Sincerely,



Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

McAllen Baptist Temple
2001 W Trenton RD
McAllen, TX 78504
#20305

Dear Property Owner,

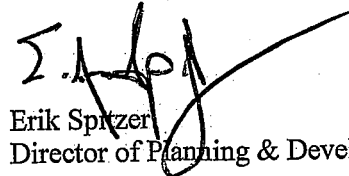
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Thank you

Yours Sincerely,



Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

Michael J Krueger
PO Box 1538
Kingsville, TX 78364-1538
#10502

Dear Property Owner,

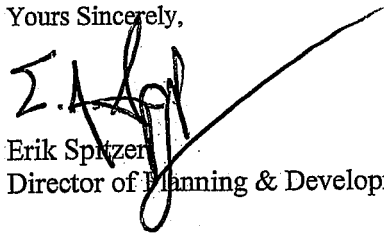
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Thank you

Yours Sincerely,



Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

CAK Kingsville LLC
1909 FM 758
New Braunfels, TX 78130
#19008

Dear Property Owner,

The City Commission of the City of Kingsville will hold a Public Hearing **Monday July 28, 2025**, at 5:00 p.m.
at the Helen Kleberg Groves Community Room, located at City Hall,
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Thank you

Yours Sincerely,



Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

Herman H Ohlenbusch
PO Box 1574
Kingsville, TX 78364-1574
#18861

Dear Property Owner,

The City Commission of the City of Kingsville will hold a Public Hearing **Monday July 28, 2025**, at 5:00 p.m. at the Helen Kleberg Groves Community Room, located at City Hall, 400 W. King, Kingsville Texas. The following item will be heard:

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Thank you

Yours Sincerely,


Erik Spitler
Director of Planning & Development Services

COPY

Kingsville Retail Group, LP
Todd Routh
11701 Bee Caves Road, STE 262
Austin, TX 78738
#11611

First Capital Bank
PROSP Bank ATTN: ACCTNG DEPT
PO Box G
El Campo, TX 77437-1470
#23999

McAllen Baptist Temple
2001 W Trenton RD
McAllen, TX 78504
#20305

Michael J Krueger
PO Box 1538
Kingsville, TX 78364-1538
#10502

CAK Kingsville LLC
1909 FM 758
New Braunfels, TX 78130
#19008

Herman H Ohlenbusch
PO Box 1574
Kingsville, TX 78364-1574
#18861

COPY

Alcohol Variance

Public Notice in Newspaper 15 days before

Public Notice at City Hall Friday before Commission Meeting

300 square radiuses of all surrounding properties

250.00 Dollar Payment before we start the process.

Receipt Number: R02236200



Save and Close



Print Receipt



Email Receipt



Void Receipt



Print Screen



Help

Receipt Number: R02236200

General

Packet

Transactions

Batch

B00027714 - 06/24/2025

Payments

Operator

HS - HERLINDA SOLIS

Journal

Terminal

10 - HERLINDA SOLIS

Documents

Taken By

Herlinda Solis

Signature

Vendor

Amount Details

Total Applied

258.75

Total Tendered

258.75

Change

0.00

Profile Information

Performed By

Date Performed

Create

Herlinda Solis

6/24/2025 11:06 AM

Void

Burn

PUBLIC HEARING #2



MEMO

Date: July 16th, 2025

To: Charlie Sosa (Interim City Manager)

From: Erik Spitzer (Director of Planning and Development Services)

Subject: **The City of Kingsville Planning and Development Services Department is seeking approval from the City Commissioners and Mayor to demolish 8 existing structures that have been determined to be in a “condemned” status by the Building Official**

Summary: The Department of Planning and Development Services has identified eight (8) structures that exist in a condemned status and seeks City Commission’s approval for their subsequent demolition. Required Public Notice of such desire was completed during the months of June and July 2025.

Background: The City of Kingsville Code of Ordinances defines the building condemnation process in Section 15-1-165: “Condemned Building or structure; specifications.” The Planning and Development Services Department completed detailed inspections that revealed the unsafe and dilapidated state of the identified eight properties listed below; consequently, these buildings have been declared “uninhabitable.” The relevant owners have been duly notified and nothing has been accomplished to improve or remove the dilapidated structures.

Financial Impact: Cost of demolition incurred will be billed to owners.

Recommendation: Staff recommends the following properties to be authorized for demolition:

1. 307 E Ragland
2. 525 E Ave D
3. 623 W Ella
4. 527 E Nettie
5. ~~516 E Nettie~~
6. 811 E Alice
7. 1240 E Ave D
8. 528 S 18th

Erik Spitzer
Director of Planning and Development Services

Ricardo Middle School honor roll listed

Ricardo Middle School has announced the honor roll for the fourth nine weeks of the 2024-25 school year.

Sixth grade All-A: Alanis Ilianna, Alaniz Jenna, Amaya Yzabella, Bowers Olivia, Butler Logan, Cano Aiden, Cantu Adalyn, Couvillon Sofia, Diaz Blake, Dominguez Elyana, Duffy Quiñones Clayton, Garcia Joaquin, Gonzales Makaila, Hinojosa Camila, Hinojosa Cast, Ilse Aubrie, Kemper Greyson, Martinez Aaron, Montemayor Kinley, Novanto Kanon, Nunez Delilah, Porterfield Ty, Reyes Janie, Rodriguez Meiah, Salinas-Grimaldo Adriana, Terrell Ashlyn, Vasquez Damien.

Sixth grade A-B: Almaraz Armando, Chavez Arybella, De La Paz Julian, Flores Joaquin, Flores Saleen, Fryar Rylan, Fuentes Zariah, Martinez Martinez, Pendergrass Maddison, Perez Precilla, Polhemus Ethan, Ramirez Sofia, Saldana Jozeph, Serna Katalyna, Trevino Ambrosia, Trevino Robert.

Seventh grade All-A: Baker Cade, Carrillo Angela, Deleon Alina, Espiritu Pablo, Garcia Arian, Guevara River, Keiper Elizabeth, Lopez Evan, McMa-

nus Mollie, Mooney Case, Ortega Allison, Ortega Michael, Resendez Olivia, Saenz Jaclyn, Salinas Zane, Sandoval Emmalee, Sandoval Jason, Terrell Tinsley, Torres Autumn.

Seventh grade A-B: Clore Eli, De La Paz Nathen, Ek Coraline, Garcia Lucas, Marquez Alyzae, Martinez Jolene, Olivarez Abigail, Osburn Katie, Reyes Robert, Salinas Khloe, Schubert Emma, Soliz Madison, Tessiman Kyleigh, Vela Russell.

Eighth grade All-A: Acuna Eryanna, Ballard Christopher, Braunstein Kenzie, Cisneros Marco, Duran Mia, Gonzales Kasandra, Holden Trevin, Merritt Kinsley, Oeffler Lillian, Ozuna Khloe, Ringer Clara, Ross Cadee, Salinas Dylan, Silva Cesar, Turlington Elle, Vivion Wesley, Ward Layne, Wedell Sadie.

Eighth grade A-B: Bailey Ashlyn, Bonilla Viviana, Calderon Mia, Cano Mackenzie, Castro Lily, Ek Milo, Gilchrist Shane, Gonzalez Maya, Herrera Braxton, Longoria Rebecca, Lopez Sarah, McMahon Ever, Mora Leah, Munoz Elizabeth, Muzheve Ashley, Parras Anyisa, Ramirez Angel, Ruiz Xander, Ybarra John, Zapata Athena.

Ribbon cutting held for Gadugi BJJ Jiu-Jitsu Academy



The Kingsville Chamber of Commerce held a ribbon cutting for Gadugi BJJ Jiu-Jitsu Academy on Thursday, June 19 at their location at 316 E. Kleberg Ave. They invite the public to stop by, check out their space, say hello, and learn more about jiu-jitsu. (Contributed photo)

Farm Bureau delivers food donation to Samaritan Pantry



Kleberg-Kenedy County Farm Bureau recently made a food donation of 612.8 pounds to the local Samaritan pantry located at BT Church. The Bureau is pleased to make a food donation that provides hope, love and comfort to those who are in need. Pictured are the local Samaritan staff with Frank Escobedo and Robert Schmidt board directors. (Contributed photo)

Ricardo Elementary School honor roll announced

Ricardo Elementary School has announced the honor roll for the fourth nine weeks of the 2024-25 school year.

First grade All-A: Carson Ballard, Gaby Dominguez, Andres Garcia, Noel Garcia, Delfino Garza, Zuey Gonzalez, Sebastian Gray, Madelyn Kemper, Eyan Longoria, Elijah Medina, Grayson Perea, Aubrey Polhemus, Sebastian Rodriguez, Keanu Salinas.

First grade A-B: Reagan Butler, Adrian Cantu, Jacob Castaneda, Talyssa Delgado,

Kaileb Diamond, Dominic Flores, Alejandra Garcia, Emmett Garcia, Liam Garcia, Jace Garza, Amando Hernandez, Daniel Hinojosa, Landon Loera, Zayden Martinez, Matilda Moseley, Daryl Obregon, Katalina Perez, Garren Porterfield, Isabella Rodriguez, Logan Utley.

Second grade All-A: Maddox Del Bosque, Camila Garcia, Jennifer Lee, Eric Marcial Cruz, Elea Medrano.

Second grade A-B: Patilyn Austin, Braelynn Bulls, Lamarion Bussey, Jayleana De La Paz, Ari Duran,

Karalina Elizondo, Shelby Flores, Zachary Galvan, Ariannah Garcia, Loralie Garcia, Xander Gonzalez, Nevik Jimenez, Inari Lewis, Oliver Longoria, Cheyson McMillon, Evelyn Medina, Eden Munoz, Kingston Nino, Ayaan Patel, Michael Perez, Camillo Reyes, Leroy Reyes, Adorai Richardson, Gia Rodriguez, Eduardo Saldana, Joey Sanchez, Hunter Vela, Ryan Vela.

Third grade All-A: Ramin Atwah.

Third grade A-B: Kaylee Alaniz, Cecilia Bowers, Ru-

ben Cano, Kaeson Del Moral, Carolina Espitia, Gemma Gaona, Adan Garcia, Dominic Garza, Ana Juarez, Peyton Montemayor, Oliver Perez, Julian Phelps, Jaelynn Ramirez, Ivette Rojas, Roman Salas.

Fourth grade All-A: Isaac Couvillon, Aryana Dominguez, Jaiden Garcia, Paisley Guerrero, Levi Hinojosa, Natalia Marcial Cruz, Elise Marroquin, Christian Orte-

Fourth grade A-B: Le-

andro Alanis, Brynn Arredondo, Hunter Ballard, Adela Bonilla, Jordan Butler, Faith Castillo, Shyanne Del Bosque, Bella Diaz, Joslin Diaz, Emalee Galindo, Vladimir Gray, Charlotte Huey, Thomas Ilse, Landon Mejia, Silas Mejia, Kabir Patel, Jayden Perez, Brooklyn Polhemus, Bethany Rojas, Ida Ramos, Edward Schubert, Logan Thompson, Wyatt Vivion.

Fifth grade All-A: Gwen-

dolyn Chapa, Zander Ek,

Jaxon Gonzales, Eden Medrano, Axle Ozuna, Bristol Powell, Mikayla Saldana, Joshua Silguero, Madison Valadez.

Fifth grade A-B: Catalina Aguilar, Aracely Bonilla, Ariana Bonilla, Katalya Chavez, Courtney Flores, Christian Garcia, Sebastian Garcia, Summer Garcia, Jayden Garza, Kryslenn Gonzalez, Justin Moreno, Cade Pine- da, Amara Reyna, Kali Rodriguez, Omar Rojas, Sophia Silva.



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tip?

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your patio into an outdoor oasis.



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- Enjoy more quality time with family and friends.
- Up to 10-Year Limited Warranty.

Call 1-844-997-3016 now to
SAVE \$350 TODAY!

America's #1 Awning!

SHINGLES EXPRESS, LLC

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Spring Ready!

Free
Estimates!

• General Roof Repairs • Re-Roofs
• Roof Tune-Ups • Metal Roofs
• Roof Insurance Claim Specialist

(409) 747-7122

PUBLIC NOTICE

The City Commission will meet on Monday July 28, 2025, 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:

307 E RAGLAND
604 E FORDYCE
525 E AVE D
623 W ELLA
527 E NETTIE
512 W JOHNSTON
516 E NETTIE
912 E SANTA GERTRUDIS
811 E ALICE
1240 E AVE D
528 S 18TH
715 E FORDYCE

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any of 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 the agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.

Riviera Telephone Company awards scholarships to local students

Continues a proud tradition of supporting higher education since 1987

Special to the Record

Riviera Telephone Company, Inc. (RTC) is proud to announce the recipients of its 2025 scholarship awards. Since 1987, RTC has awarded a total of \$1,454,000 in scholarships to 217 local students in recognition of their academic excellence, good citizenship, and strong moral character. This year, RTC awarded scholarships to four outstanding students—all children of RTC customers.

Two students—Haley Dobson and Owen Bryant—will each receive \$1,000 per long semester for four years. In addition, Brenden Solomon and Joaquin Galvan have been awarded RTC's full five-year employee scholarship.

• Haley Dobson, daughter of



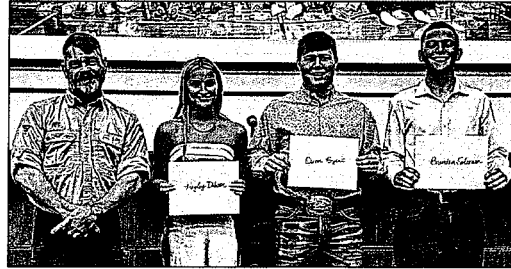
Pictured are Billy Colston III and Joaquin Galvan.

ter of Tarrah Dobson, will attend Texas A&M University-Kingsville, majoring in Agribusiness.

• Owen Bryant, son of Monty and Jerin Bryant, plans to pursue a bachelor's degree in Biochemical Science and a Doctor of Pharmacy degree at Texas A&M

University-College Station. • Brenden Solomon, son of Dusty and Crystal Solomon, will attend Texas A&M University-Kingsville to earn a degree in Business Administration.

• Joaquin Galvan, son of Sonia and Carlos Galvan, will also attend Texas A&M



Pictured from left, are Billy Colston III, Haley Dobson, Owen Bryant and Brenden Solomon.

University-Kingsville, majoring in English with a minor in Music.

"Investing in the education of our community's youth is one of the most important contributions we can make," said Billy Colston, General Manager of RTC. "We are proud of

this year's scholarship recipients and look forward to seeing all they accomplish." RTC congratulates all 2025 scholarship recipients and encourages all eligible high school seniors to apply for next year's scholarship awards.

Riviera Telephone Com-

pany, Inc. has served the South Texas region with dependable telecommunications services for decades. RTC is deeply committed to the communities it serves and actively supports education through its longstanding scholarship program.

Sarita Elementary School honor roll announced

Sarita Elementary School has announced the honor roll for the fourth nine weeks of the 2024-25 school year.

First grade All-A: Carter Brzenski, Joaquin Mendoza, Sara Robinson and Kathryn Schubert

First grade A-B: Josh-

ua Coronado, Tessa Herrera, Jericho Lerma, Matias Marichalar, Raphael Mata, Severus Medina, Amira Orozco, Charlotte Schubert and Santos Serna Jr.

Second grade All-A: Tucker Dieterle, Piper Elizondo,

Maverick Forkum, Noah Salinas and Thaddeus Utley

Second grade A-B: Hazyl Garcia, Kristen Ortega and Beau Woodard

Third grade All-A: Johanna Garcia, Xavier Harbison, Jozef Salazar, Addison Schubert, Olivia Schubert,

Samuel Wolf, Sandra Wolf and Alton Yeary

Third grade A-B: Adam Gonzalez, Karleya Lerma, Kenji Lerma & Xander Salinas

Fourth grade All-A: Emery Baker, Faith Bothe and Grayson Dieterle

Fourth grade A-B: Reagan Lutenbacher, Mateo Marichalar and Chayil Vela.

Fifth grade All-A: Evalynne Cantu, Jasper Forkum, Carolina Gomez, Jordyn Robinson and Xavier Salinas

Fifth grade A-B: Camila

la Garnica, Ryden Lerma, Brookelton Ley and Daxton White

Sixth grade All-A: Logan Garcia, Luke Strauss and Cora Yeary

Sixth grade A-B: Ava Gonzalez, Kaylin Grubbaugh and Lareah Vela.

Driscoll School honor roll listed

Driscoll School has announced the honor roll for the fourth nine weeks of the 2024-25 school year.

Third grade All-A: Atticus Almond, Mariella Canales, Bailey Chapa, Michael Chavez, Kate Harmon, Brantley Hill, Brandon Hinojosa, William Howze, Dante Huerta, Noah Lozano, Lucas Lozoya, Bue-Amore Orozco-Alania, Renzo Perez, Makinley Prado, Kailani Tsang, Maya Vasquez, Zavian Zapata

Third grade A-B: Jacob Gomez Juarez, Antonio Perez, Cheyanne Saez

Fourth grade All-A: Omar Almaguez, Yzaella Almaguez, Camille Avelar, Ian Garcia, Arianna Lara, Julianna Perez, Thiago Tejeda

Fourth grade A-B: Brayden Arrellano, Brilee Cantu, Cathryn Florez, Kyle Garza, Zayde Garza, Jacob Gomez, Rozlyn Gonzalez, Belem Martinez, Aubree Pena, Delilah Ramon, Andres Rodriguez

Fifth grade All-A: Elliott Almond, Bridget Flanders, Emma Franco, Jonah Garcia, Shiloh Orozco-Alania, Axel Reyes, John Sandate, Tyler Thomas, Yunnie Tsang

Fifth grade A-B: Jesus Aguilar Juarez,

Shelby Beghtel, Dalilah Caldera, Victor Cantu Rios, Dominick Carabajal, Jose Elisetteche, Dylan Gonzalez, Abigail Hebert, Alexa Kelly, Zarah Martinez, Isabella Ramirez, Aubree Saez, Citlali Sotelo, Sofia Suarez, Mason Vasquez

Sixth grade All-A: None.

Sixth grade A-B: Luis Arriaga Rodriguez, Andrew Garcia, Zayn Garza, Skylee Gonzalez, Brian Gonzalez, Brianna Gonzalez, James Howze, Alessandra Martinez, Marcos Martinez, Twister Reyes, Sebastian Sanchez, Jaydin Serna

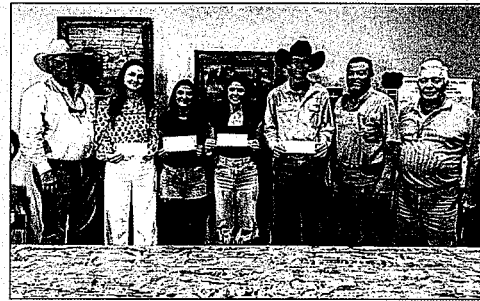
Seventh grade All-A: Gabriella Perez

Seventh grade A-B: Ryden Alaniz, Joseph Correa, Isabella Cortinas, Angelina Garcia, Marcos Garcia, Luke Gonzalez, Leah Hernandez, Mikaela Hinojosa, Adelynn Zapata

Eighth grade All-A: Camilla Almaguez, James Cummins, Elijah Molina, Amara Salazar

Eighth grade A-B: Javen Falcon, Alina Garcia, Joe Garcia, Eeve Garza, Anthony Good, Adriana Hinojosa, Matthew Lozano, Daniel Rodriguez, Jacen Serna, Levi Stokes, Eliana Waffle

Farm Bureau recognizes scholarship recipients



Every year Kleberg-Kenedy County Farm Bureau offers scholarships to graduating seniors who are members of Farm Bureau. This year we awarded \$5,000 in scholarships to 4 recipients. Congratulations to our scholarship recipients along with all of the graduating class of 2025. Pictured left, are Edward Bordovsky Board president, Emery Grigg, Miranda Cantu, Cerina Bustamante, Wilton Ley, Frank Escobedo board member and Robert Schmidt Secretary/Treasurer. (Contributed photo)

SNHU announces Spring 2025 President's List

MANCHESTER, N.H. — Southern New Hampshire University congratulates the following students on being named to the Spring 2025 President's List. The spring terms run from January to May.

Full-time undergraduate students who have earned a minimum grade-point average of 3.700 and above for the reporting term are named to the President's List. Full-time status is achieved by earning 12 credits over each 16-week term or paired 8-week terms grouped in fall, winter/spring, and summer.

The following students named to the President's List are from Kingsville:

Georgina Ahumada
Mikayla Cole
Haley Villanueva
Cristyan Covarrubias

Consumer Cellular
BIG WIRELESS COVERAGE, WITHOUT BIG WIRELESS COST.
Plans start at just \$20/month
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Free Estimates!
• General Roof Repairs • Re-Roots
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• Roof Insurance Claim Specialist
CALL (561) 737-2022

PUBLIC NOTICE

The City Commission will meet on Monday July 28, 2025, at 5:00 P.M. The following items are set for public hearing and discussion and / or action:

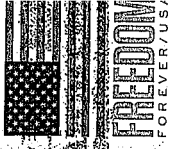
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604 E FORDYCE
525 E AVE D
623 W ELLA
527 E NETTIE
512 W JOHNSTON
516 E NETTIE
912 E SANTA GERTRUDIS
811 E ALICE
1240 E AVE D
528 S 18TH
715 E FORDYCE

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any of 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 the agenda, please contact the Building Department at (361) 595-8019 or (361) 595-8020.



CORPUS CHRISTI DISTRICT
RIO GRANDE DISTRICT
OF JUDGES A-11

Rw R Rodriguez
Marceline Rodriguez
525 E Aved
WV TX 28363

1066/11/25
SE 1
VIXIN
78275

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

488-16367-07-14
488-16367-07-14
488-16367-07-14
488-16367-07-14

41458363337
41458363337
41458363337
41458363337

33221095000047935417
33221095000047935417
33221095000047935417
33221095000047935417

City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364-1458



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.

Article Addressed to:

Rw R Rodriguez
Marceline Rodriguez
525 E Aved
Kingsville TX 78363

9590 9402 8389 3156 1015 75

7021 0950 0000 4793 5417

Article Number (Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

B. Received by (Printed Name)

Addressee

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

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

Domestic Return Receipt

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 525 E Ave D		INITIATED BY Maryann Trejo	BUILDING OFFICIAL BELINDA TARVER
LEGAL DESCRIPTION Col Mex	BLOCK 10	LOT 12-16	
OWNER NAME Rev Jose Rodriguez Etux Narcedalia	OWNER'S ADDRESS 525 E Ave D	CITY/STATE/ZIP Kingsville, TX 78363	

PROPERTY CONDITION REPORT

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

HAS BEEN WITHOUT WATER SINCE 06/04/2013 AND ELECTRICAL SINCE 03/11/2013

SIGNATURE: _____

Berny
CITY OF KINGSVILLE BUILDING OFFICIAL

DATE: _____

01-09-24

CONDEMNATION CHECKLIST

Property Address:

525 E Ave D

Phone:

Property Owner:

Rev Jose Rodriguez / Marcedalia Rodriguez

Phone:

Owner's Address:

525 E Ave D
Kingsville TX 78363

Fax:

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> 1-09-2024	1-09-2024	1. Identify structure unfit for human habitation.
<input type="checkbox"/> 1-09-2024	1-09-2024	2. Inspect Property. (Building Official)
12-20-2024		<input type="checkbox"/> a. Prepare inspection report and date.
<input type="checkbox"/> 1-09-24	1-09-24	<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> 1-09-24	1-09-24	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> 1-09-24	1-09-24	4. Obtain legal description.
<input type="checkbox"/> 1-23-2024	1-23-2024	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
		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.
<input type="checkbox"/> 5/29/25	5/29/25	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> 5/29/25	5/29/25	8. If response is not received or is not adequate, proceed as follows:
		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.
<input type="checkbox"/> 6/19/25	6/19/25	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> 6-9-25	6-9-25	1) Post affidavit in newspaper twice a week for one week
		10. Post sign on property advising date the City

Council will consider condemnation of structure.

- | | | |
|---|----------------|---|
| <input type="checkbox"/> _____ | _____ | 11. Within the Historical District. Meeting date to be heard by the Historical Development Board. |
| <input type="checkbox"/> <u>6-9-25</u> | <u>6-9-25</u> | 12. Photograph posted sign with date stamp. |
| <input type="checkbox"/> <u>6-16-25</u> | <u>6-16-25</u> | 13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of |
| | | <input type="checkbox"/> a. Location Map |
| | | <input type="checkbox"/> b. Photographs of the structure with date stamp |
| | | <input type="checkbox"/> c. Inspection report |
| | | <input type="checkbox"/> d. Pre-condemnation notice |
| | | <input type="checkbox"/> e. Condemnation resolution |
| <input type="checkbox"/> _____ | _____ | 14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda. |
| <input type="checkbox"/> _____ | _____ | 15. City Council adopts condemnation resolution. |
| <input type="checkbox"/> _____ | _____ | 16. File Notice of Condemnation with the County Clerk. |
| <input type="checkbox"/> _____ | _____ | 17. Send owner(s) & other vested interests the following: |
| | | <input type="checkbox"/> a. Copy of the City Council resolution. |
| | | <input type="checkbox"/> b. 45-day order to demolish |
| <input type="checkbox"/> _____ | _____ | 18. Post 45-day Order to Demolish on structure. |
| | | <input type="checkbox"/> a. Take photo with date stamp |
| <input type="checkbox"/> _____ | _____ | 19. Evaluate status of owner's action on 46 th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition. |
| <input type="checkbox"/> _____ | _____ | 20. Photograph posted notice with date stamp. |
| <input type="checkbox"/> _____ | _____ | 21. Notify utility companies to disconnect & remove services from structure for safe demolition. |
| <input type="checkbox"/> _____ | _____ | 22. Issue Notice to Proceed to Public Works Director and Demolition Crew. |
| <input type="checkbox"/> _____ | _____ | 23. Prepare demolition cost statement consisting of: |
| | | <input type="checkbox"/> a. Mailing fees |
| | | <input type="checkbox"/> 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.

**2023 PRELIMINARY ROLL
CKI - CITY OF KINGSVILLE**

Geo ID Order

07/31/2023 20:29PM

Prop ID	Owner	%	Legal Description	Values					
20182	70848	100.00	R Geo: 119101010000192 COL MEX, BLOCK 10, LOT 10, 11	Effective Acres: 0.000000	Imp HS: 38,910	Market: 43,910			
RIOS JOE S					Imp NHS: 0	Prod Loss: 0			
ETUX MARIA C EST					Land HS: 5,000	Appraised: 43,910			
519 E D AVE					Land NHS: 0	Cap: 954			
KINGSVILLE, TX 78363					A1 Prod Use: 0	Assessed: 42,956			
			State Codes: A	Acres: 0.0000	Prod Mkt: 0	Exemptions: HS			
			Situs: 519 E AVE D	Map ID:					
				Mtg Cd:					
				DBA:					
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			42,956	0	42,956	0.825000	354.39	
20814	60857	100.00	R Geo: 1191010100001192 COL MEX, BLOCK 10, LOT 10, 11, (IMP ONLY)	Effective Acres: 0.000000	Imp HS: 0	Market: 6,950			
CASTRO NORMA JEAN					Imp NHS: 6,950	Prod Loss: 0			
ETAL					Land HS: 0	Appraised: 6,950			
PO BOX 5130					Land NHS: 0	Cap: 0			
KINGSVILLE, TX 78364-5130					A1 Prod Use: 0	Assessed: 6,950			
			State Codes: A	Acres: 0.0000	Prod Mkt: 0	Exemptions: HS			
			Situs: 519 E AVE D 1/2 TX	Map ID:					
				Mtg Cd:					
				DBA:					
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			6,950	0	6,950	0.825000	57.34	
20965	54273	100.00	R Geo: 119101012000192 COL MEX, BLOCK 10, LOT 12-16	Effective Acres: 0.000000	Imp HS: 16,650	Market: 29,150			
RODRIGUEZ REV JOSE					Imp NHS: 0	Prod Loss: 0			
ETUX NARCEDALIA					Land HS: 12,500	Appraised: 29,150			
525 E D AVE					Land NHS: 0	Cap: 1,540			
KINGSVILLE, TX 78363					A1 Prod Use: 0	Assessed: 27,610			
			State Codes: A	Acres: 0.0000	Prod Mkt: 0	Exemptions: HS			
			Situs: 525 E AVE D TX	Map ID:					
				Mtg Cd:					
				DBA:					
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			27,610	0	27,610	0.825000	227.78	
14900	68378	100.00	R Geo: 119101017000192 COL MEX, BLOCK 10, LOT 17, 18	Effective Acres: 0.000000	Imp HS: 40,990	Market: 45,990			
LOERA RUBEN JR EST					Imp NHS: 0	Prod Loss: 0			
ETUX MARIA ROSARIO					Land HS: 5,000	Appraised: 45,990			
1205 N 10TH ST					Land NHS: 0	Cap: 0			
KINGSVILLE, TX 78363-3905					A1 Prod Use: 0	Assessed: 45,990			
			State Codes: A	Acres: 0.0000	Prod Mkt: 0	Exemptions: HS, OV65			
			Situs: 1205 N 10TH ST TX	Map ID:					
				Mtg Cd:					
				DBA:					
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			45,990	8,400	37,590	0.825000	310.12	
15687	54759	100.00	R Geo: 119101019000192 COL MEX, BLOCK 10, LOT 19, 20	Effective Acres: 0.000000	Imp HS: 25,730	Market: 30,730			
ESTRADA MARGARITA					Imp NHS: 0	Prod Loss: 0			
526 E AVE C					Land HS: 5,000	Appraised: 30,730			
KINGSVILLE, TX 78363					Land NHS: 0	Cap: 2,854			
			State Codes: A	Acres: 0.0000	A1 Prod Use: 0	Assessed: 27,876			
			Situs: 526 E AVE C TX	Map ID:					
				Mtg Cd:					
				DBA:					
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			27,876	0	27,876	0.825000	229.98	
16427	67591	100.00	R Geo: 119101021000192 COL MEX, BLOCK 10, LOT 21	Effective Acres: 0.000000	Imp HS: 0	Market: 1,250			
CARMONA BELINDA					Imp NHS: 0	Prod Loss: 0			
307 S 23RD ST					Land HS: 0	Appraised: 1,250			
KINGSVILLE, TX 78363					Land NHS: 1,250	Cap: 0			
			State Codes: C1	Acres: 0.0000	A1 Prod Use: 0	Assessed: 1,250			
			Situs: 522 E AVE C	Map ID:					
				Mtg Cd:					
				DBA:					
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			1,250	0	1,250	0.825000	10.31	
24780	64875	100.00	R Geo: 119101022000192 COL MEX, BLOCK 10, LOT 22, 23	Effective Acres: 0.000000	Imp HS: 0	Market: 9,560			
LOMAS LEONOR EST					Imp NHS: 4,560	Prod Loss: 0			
% CLEMENCIA LOMAS EST					Land HS: 0	Appraised: 9,560			
520 E C AVE					Land NHS: 5,000	Cap: 0			
KINGSVILLE, TX 78363-3812					A1 Prod Use: 0	Assessed: 9,560			
			State Codes: A	Acres: 0.0000	Prod Mkt: 0	Exemptions: HS			
			Situs: 520 E AVE C TX	Map ID:					
				Mtg Cd:					
				DBA:					
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			9,560	0	9,560	0.825000	78.87	

PROPERTY 20965
al Description
- MEX, BLOCK 10, LOT 12-16

OWNER ID
54273

OWNERSHIP
100.00%

Ref ID2: R20965
Map ID A1

1010120000192

US 525 E AVE D TX

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363

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

IMPROVEMENTS
LAND MARKET
MARKET VALUE
PRODUCTIVITY LOSS
APPRAISED VALUE
HS CAP LOSS
ASSESSED VALUE

16,650
+
= 29,150
-
= 29,150
-
= 1,540
= 27,610

ACRES:
EFF. ACRES:
APPR VAL METHOD: Cost

GENERAL

LITIES
OGRAPHY
AD ACCESS
JING
LDER
T REASON
MARKS

LAST APPR. IE
LAST APPR. YR 2023
LAST INSP. DATE 04/12/2023
NEXT INSP. DATE

FOR 2023 CHG LAND TABLE TO FF100D140 PER
IE 4/12/23 5/8/23 JO -- FOR 2023 REM NBHD
CODE 91N10 FROM IMPS PER IE 2/27/23 3/13/23
JO -- FOR 2020 UPDATE APPRAISAL CHGS

BUILDING PERMITS

PERMIT TYPE PERMIT AREA ST PERMIT VAL

SKETCH for Improvement #1 (RESIDENTIAL)

12
14 STOF 14
14 168

12

14
2
14
4
MA 52
696
30
5 72 12

IMPROVEMENT INFORMATION									
TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF.YR	COND. VALUE
MA	MAIN AREA	R	FF3/	696.0	63.18	1	1945	1980	*
OPFA	OPEN PORCH F	R	*	72.0	12.64	1	1945	1980	*
STGF	STORAGE FRAM	R	*	168.0	12.81	1	1945	1980	*
RESIDENTIAL				936.0	12.81	3	1945	1980	*
STOD: A1				47,030	12.81	3	1945	1980	*
Homeste: Y (100%)				16,650	12.81	3	1945	1980	*
IMPROVEMENT FEATURES									
Foundation	1	FD2							
Exterior Wall	1	EW1							
Interior Finish	1	IN1							
Roof Style	1	RT2, RM1							
Flooring	1	FL3							
Heating/Cooling	1	HAS							
Plumbing	1								

Property Search > 20965 RODRIGUEZ REV JOSE for Tax Year: 2024 - Values not available
Year 2024

Property

Account

Property ID:	20965	Legal Description:	COL MEX, BLOCK 10, LOT 12-16
Geographic ID:	119101012000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	525 E AVE D TX	Mapsc0:	
Neighborhood:		Map ID:	A1
Neighborhood CD:			

Owner

Name:	RODRIGUEZ REV JOSE	Owner ID:	54273
Mailing Address:	ETUX NARCEDALIA 525 E D AVE KINGSVILLE, TX 78363	% Ownership:	100.000000000000%
		Exemptions:	HS

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

DELINQUENT TAX STATEMENT SUMMARY



MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
PO BOX 1457
KINGSVILLE, TEXAS 78364
361-595-8542

Certified Owner:

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363

Legal Description:

COL MEX, BLOCK 10, LOT 12-16

Account No: 119101012000192

2023 Value: \$29,150
Appr. Dist. No.: 20965

Legal Acres: .4017
Parcel Address: 525 E AVE D

As of Date: 01/18/2024 Cause No: 8385-C

Print Date: 01/18/2024 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY January 31, 2024		IF PAID BY February 29, 2024		IF PAID BY April 1, 2024	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2016	137 900 905	\$351.72	\$475.51	\$827.23	\$479.76	\$831.48	\$483.97	\$835.69
2017	137 900 905	\$347.45	\$419.72	\$767.17	\$423.89	\$771.34	\$428.05	\$775.50
2018	137 900 905	\$342.42	\$364.33	\$706.75	\$368.44	\$710.86	\$372.55	\$714.97
2019	137 900 905	\$351.22	\$323.13	\$674.35	\$327.34	\$678.56	\$331.56	\$682.78
2020	137 900 905	\$390.21	\$302.80	\$693.01	\$307.48	\$697.69	\$312.17	\$702.38
2021	137 900 901 905	\$422.35	\$266.92	\$689.27	\$272.00	\$694.35	\$277.06	\$699.41
2022	137 900 905	\$416.60	\$203.31	\$619.91	\$208.32	\$624.92	\$213.29	\$629.89
2023	137 900 905	\$438.86	\$0.00	\$438.86	\$101.15	\$540.01	\$111.25	\$550.11

TOTAL AMOUNT DUE:

\$5,416.55

\$5,549.21

\$5,590.73

Tax Unit Codes:

137 KLEBERG COUNTY 900 CITY OF KINGSVILLE 901 KINGSVILLE ISD 905 SOUTH TX WATER AUTH

IF THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE TAX COLLECTOR FOR THE KLEBERG COUNTY TAX OFFICE REGARDING A RIGHT YOU MAY HAVE TO ENTER INTO AN INSTALLMENT AGREEMENT DIRECTLY WITH THE TAX COLLECTOR FOR THE KLEBERG COUNTY TAX OFFICE FOR THE PAYMENT OF THESE TAXES.

IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.

PLEASE CUT AT THE DOTTED LINE AND RETURN THIS PORTION WITH YOUR PAYMENT

Print Date: 01/18/2024

Appr. Dist. No.: 20965

PLEASE NOTE YOUR ACCOUNT NUMBER ON YOUR CHECK AND MAKE PAYABLE TO:

MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
PO BOX 1457
KINGSVILLE, TEXAS 78364



* 1 1 9 1 0 1 0 1 2 0 0 0 1 9 2 *

119101012000192

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363

If Paid By	Amount Due
January 31, 2024	\$5,416.55
February 29, 2024	\$5,549.21
April 1, 2024	\$5,590.73
Amount Paid:	\$

DELINQUENT TAX STATEMENT SUMMARY



MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
PO BOX 1457
KINGSVILLE, TEXAS 78364
361-595-8542

Certified Owner:

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363

Legal Description:

COL MEX, BLOCK 10, LOT 12-16

Account No: 119101012000192

2023 Value: \$29,150
Appr. Dist. No.: 20965

Legal Acres: .4017
Parcel Address: 525 E AVE D

As of Date: 01/18/2024 Cause No: 8385-C

Print Date: 01/18/2024 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY January 31, 2024		IF PAID BY February 29, 2024		IF PAID BY April 1, 2024	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
TOTAL AMOUNT DUE:			\$5,416.55		\$5,549.21		\$5,590.73	

Exemptions: CAP, HOM

THE TAXES ON THIS PROPERTY ARE DELINQUENT. THE PROPERTY IS SUBJECT TO A LIEN FOR THE DELINQUENT TAXES. IF THE DELINQUENT TAXES ARE NOT PAID, THE LIEN MAY BE FORECLOSED.

PLEASE CUT AT THE DOTTED LINE AND RETURN THIS PORTION WITH YOUR PAYMENT

Print Date: 01/18/2024

Appr. Dist. No.: 20965

PLEASE NOTE YOUR ACCOUNT NUMBER ON YOUR CHECK AND MAKE PAYABLE TO:

MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
PO BOX 1457
KINGSVILLE, TEXAS 78364



119101012000192

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363

If Paid By	Amount Due
January 31, 2024	\$5,416.55
February 29, 2024	\$5,549.21
April 1, 2024	\$5,590.73
Amount Paid:	\$ _____

Property Search Results > 20965 RODRIGUEZ REV JOSE for Year 2023

Tax Year: 2023 - Values not available

Property

Account

Property ID:	20965	Legal Description:	COL MEX, BLOCK 10, LOT 12-16
Geographic ID:	119101012000192	Zoning:	
Type:	Real	Agent Code:	
Property Use Code:			
Property Use Description:			

Location

Address:	525 E AVE D TX	Mapsco:	
Neighborhood:		Map ID:	A1
Neighborhood CD:			

Owner

Name:	RODRIGUEZ REV JOSE	Owner ID:	54273
Mailing Address:	ETUX NARCEDALIA 525 E D AVE KINGSVILLE, TX 78363	% Ownership:	100.0000000000%
		Exemptions:	HS

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
<hr/>			
(=) Market Value:	=	N/A	
(-) Ag or Timber Use Value Reduction:	-	N/A	
<hr/>			
(=) Appraised Value:	=	N/A	
(-) HS Cap:	-	N/A	
<hr/>			
(=) Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: RODRIGUEZ REV JOSE
 % 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:** 696.0 sqft **Value:** N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF3	EW1	1945	696.0
OPFA	OPEN PORCH FRAME AVERAGE	*		1945	72.0
STGF	STORAGE FRAME (FAIR)	*		1945	168.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.4017	17500.00	125.00	140.00	N/A	N/A

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2024	N/A	N/A	N/A	N/A	N/A	N/A
2023	N/A	N/A	N/A	N/A	N/A	N/A
2022	\$17,600	\$7,500	0	25,100	\$0	\$25,100
2021	\$17,590	\$7,500	0	25,090	\$0	\$25,090
2020	\$17,040	\$7,500	0	24,540	\$1,660	\$22,880
2019	\$13,300	\$7,500	0	20,800	\$0	\$20,800
2018	\$12,920	\$7,500	0	20,420	\$0	\$20,420
2017	\$12,920	\$7,500	0	20,420	\$0	\$20,420
2016	\$12,790	\$7,500	0	20,290	\$0	\$20,290
2015	\$12,790	\$7,500	0	20,290	\$0	\$20,290
2014	\$12,790	\$7,500	0	20,290	\$0	\$20,290
2013	\$13,460	\$7,500	0	20,960	\$0	\$20,960
2012	\$13,460	\$7,500	0	20,960	\$0	\$20,960
2011	\$13,460	\$7,500	0	20,960	\$0	\$20,960
2010	\$15,850	\$7,500	0	23,350	\$0	\$23,350

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	1/15/2009	GWD	GENERAL WARRANTY DEED	GALLO PAUL M JR	RODRIGUEZ REV JOSE	405	229	
2	1/12/2005	CD	CONTRACT FOR DEED	CHRIST TO PUEBLO CHRISTIAN CHURCH	GALLO PAUL M JR	299	850	
3	1/12/2005	AGRMT	AGREEMENT	GALLO PAUL M JR	CHRIST TO PUEBLO	299	850	

Tax Due

Property Tax Information as of 01/18/2024

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

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

P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

JANUARY 23, 2024

REV JOSE RODRIGUEZ AND NARCEDALIA RODRIGUEZ
525 E AVE D
KINGSVILLE, TX, 78363

Re: COL MEX, BLOCK 10, LOT 12 – 16 525 E AVE D KINGSVILLE, TX 78363

Dear Sir or Madam:

It has been determined that the structure at 525 E Ave D Kingsville, TX 78363 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 LOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

WE MUST RECEIVE A 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 the 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.

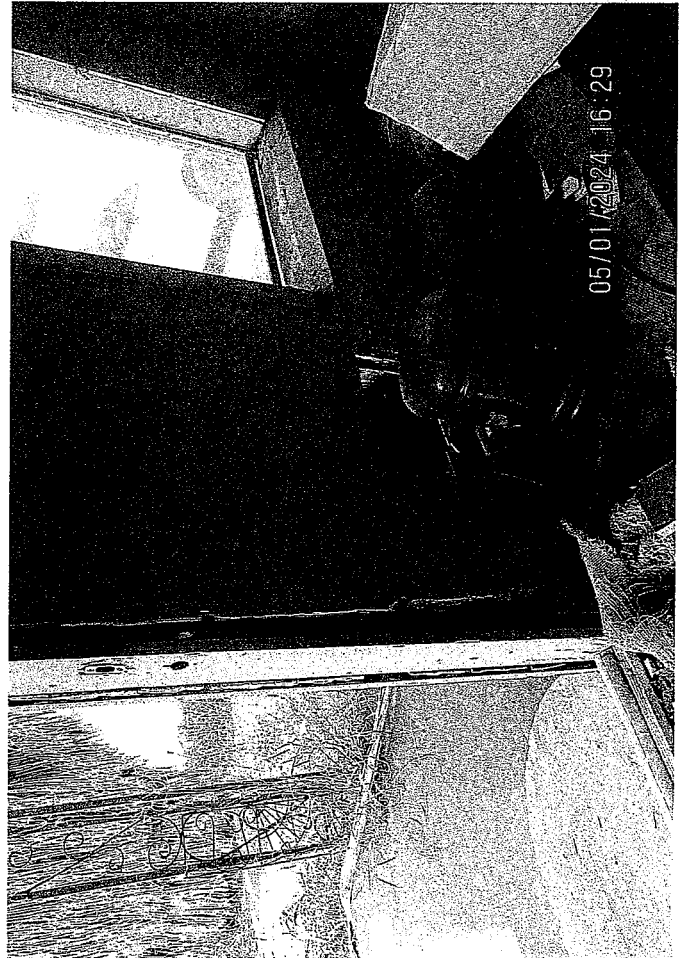
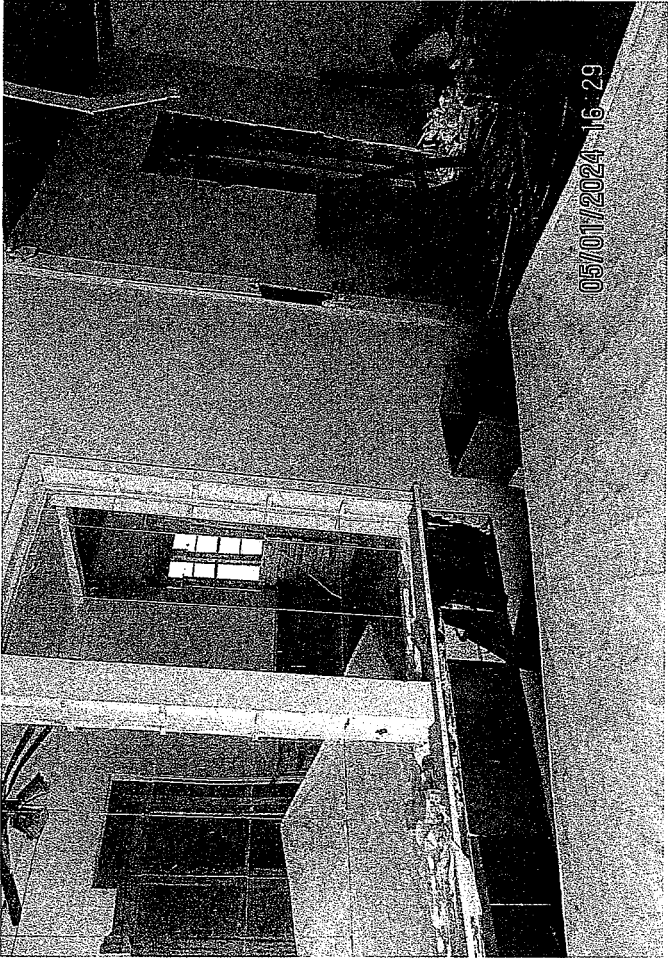
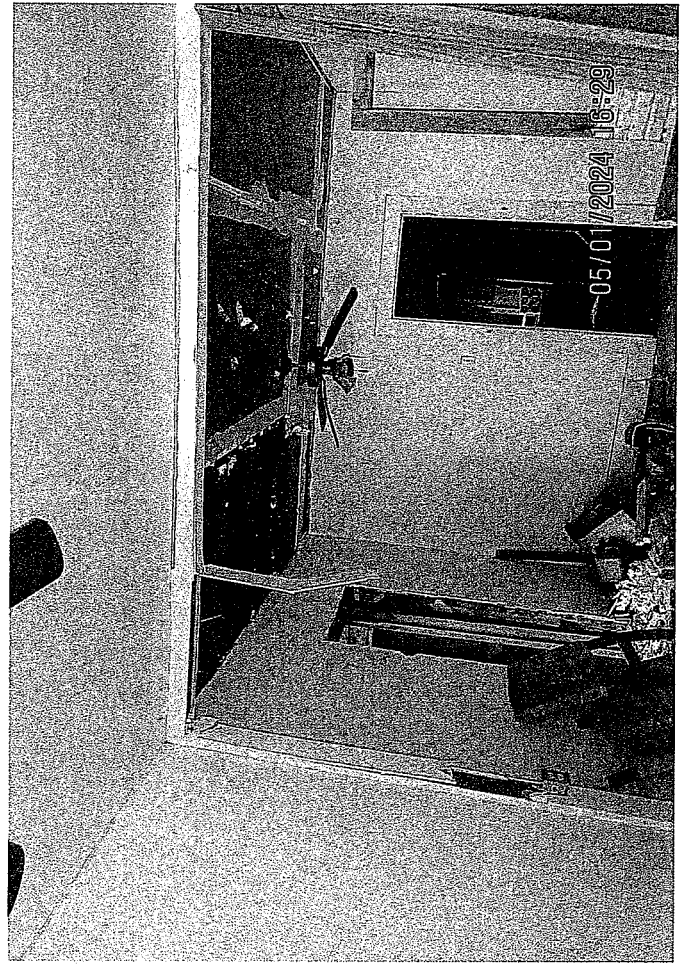
Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

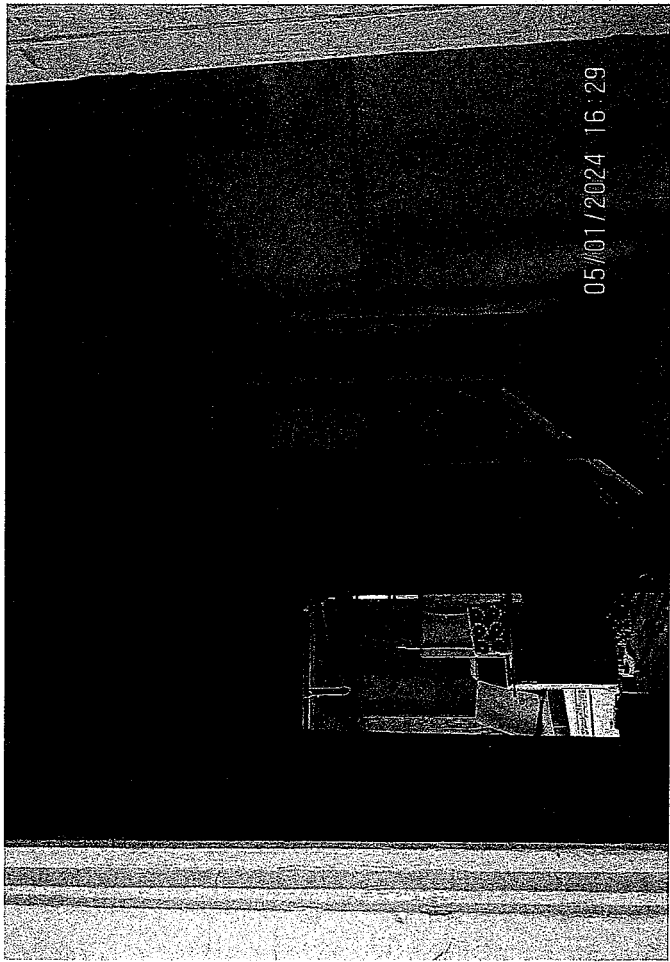
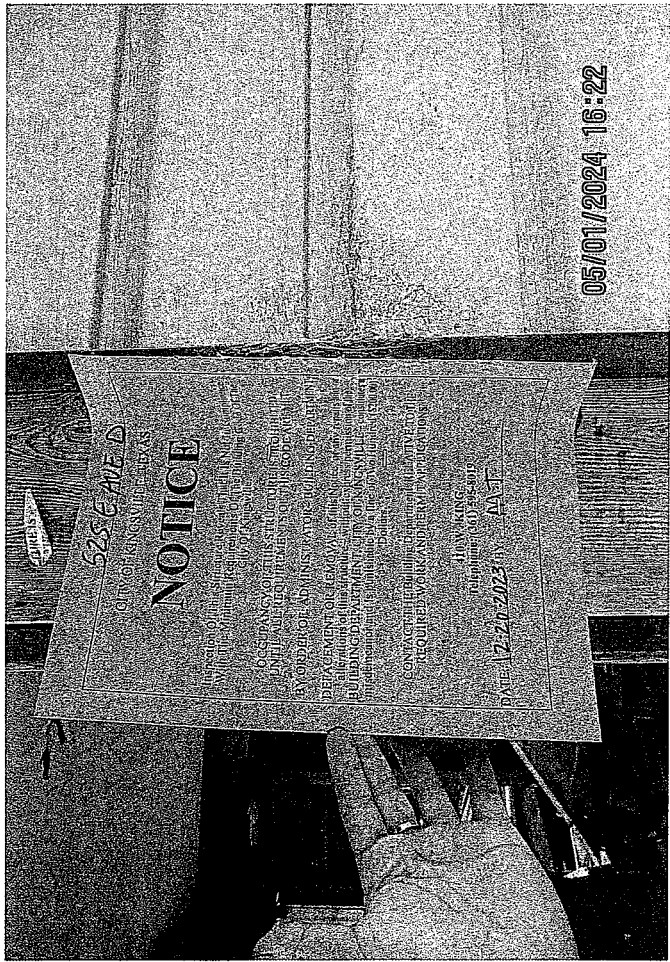
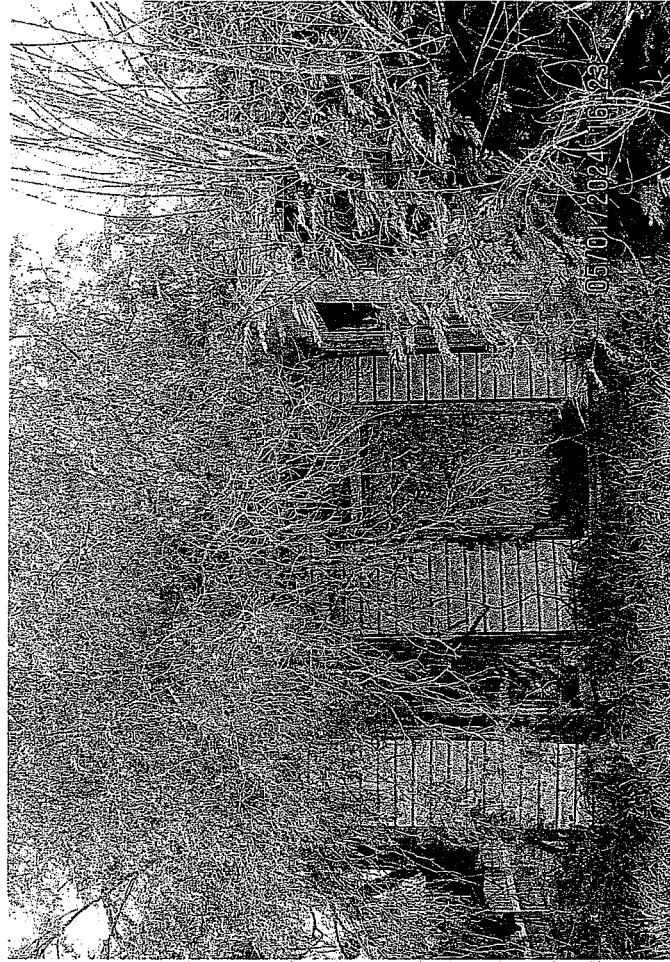
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

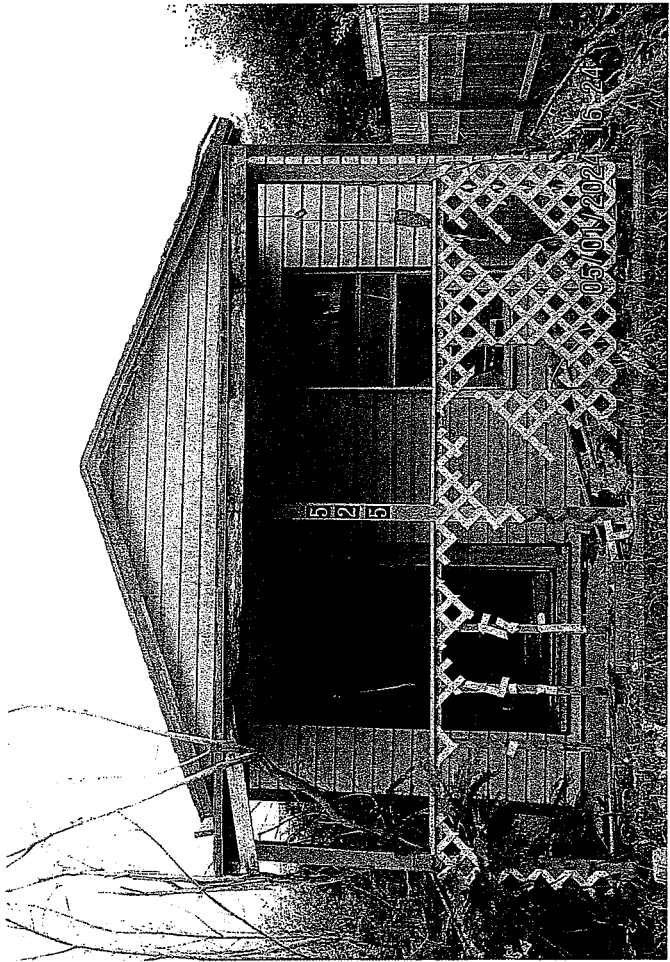
Sincerely,

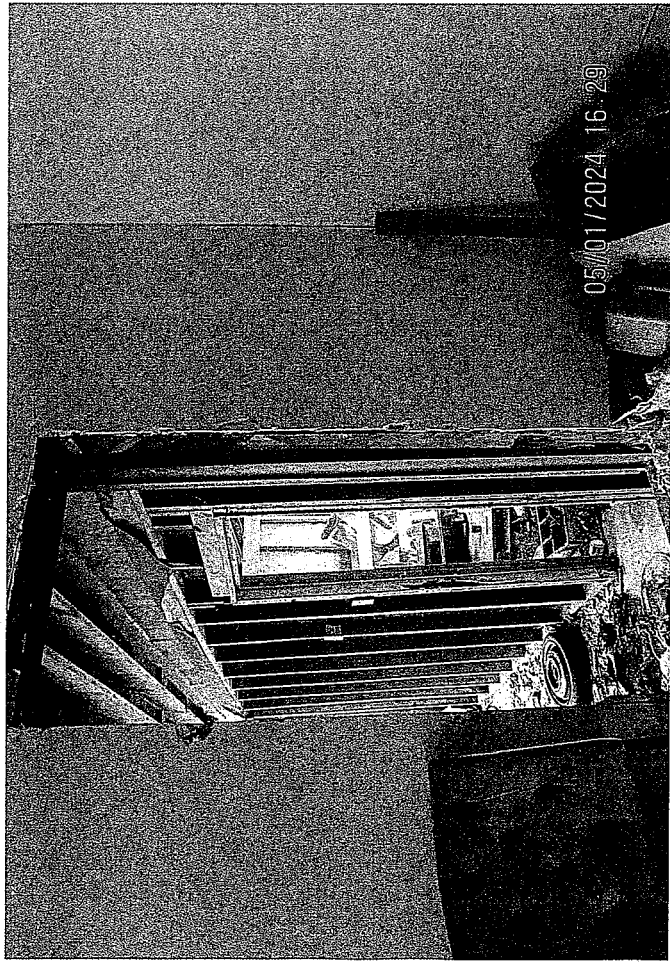
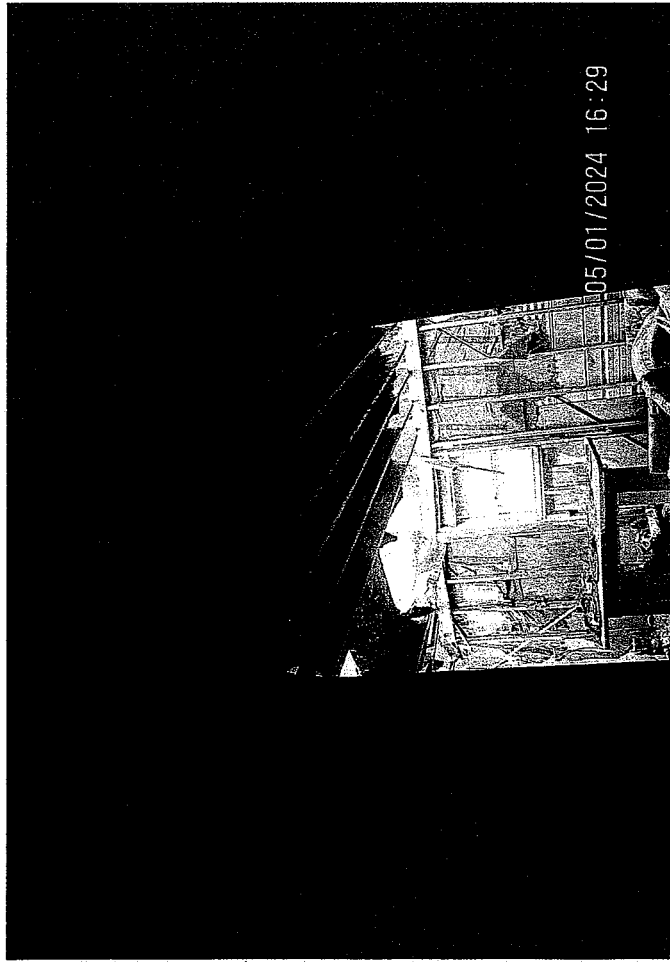


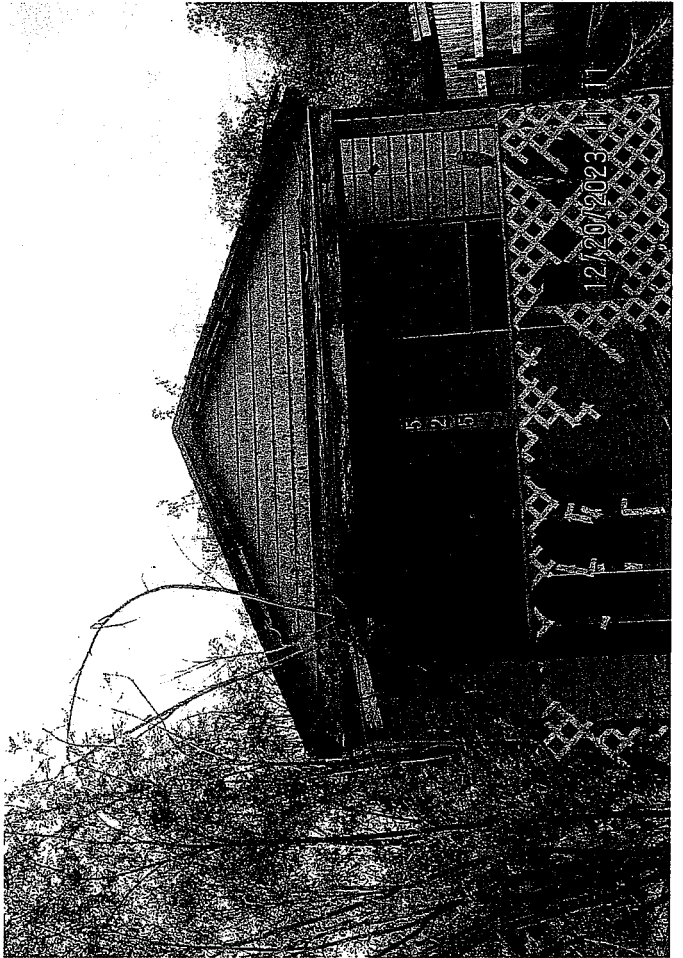
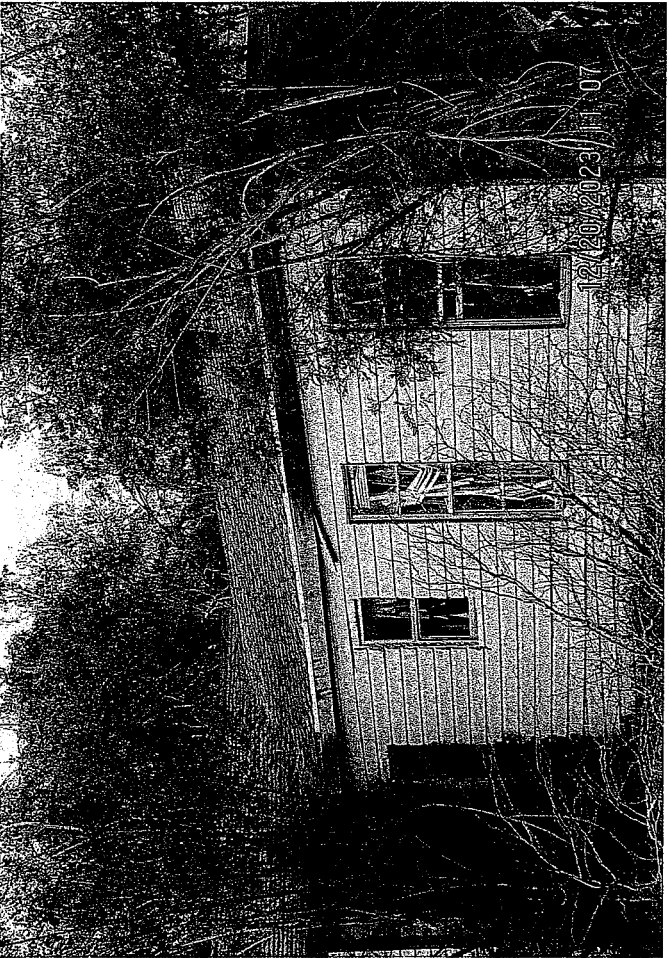
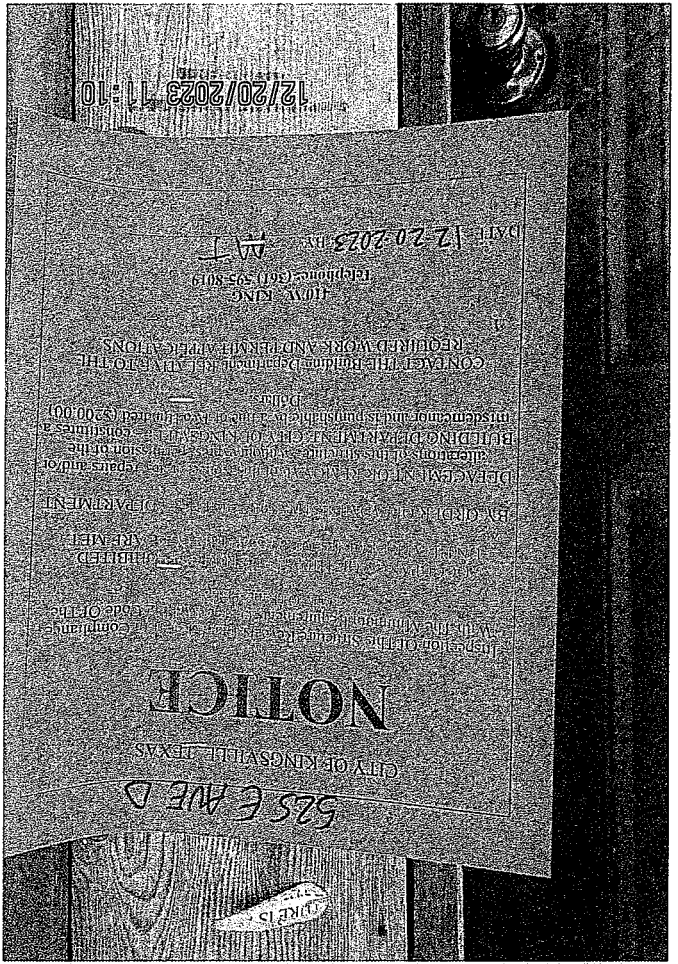
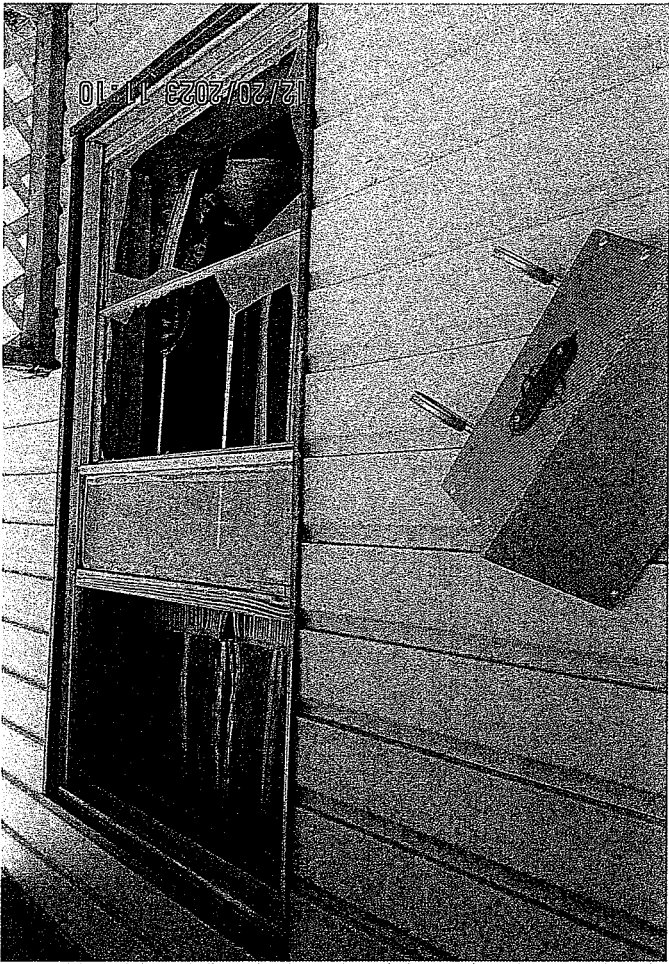
Belinda Tarver
Building Official

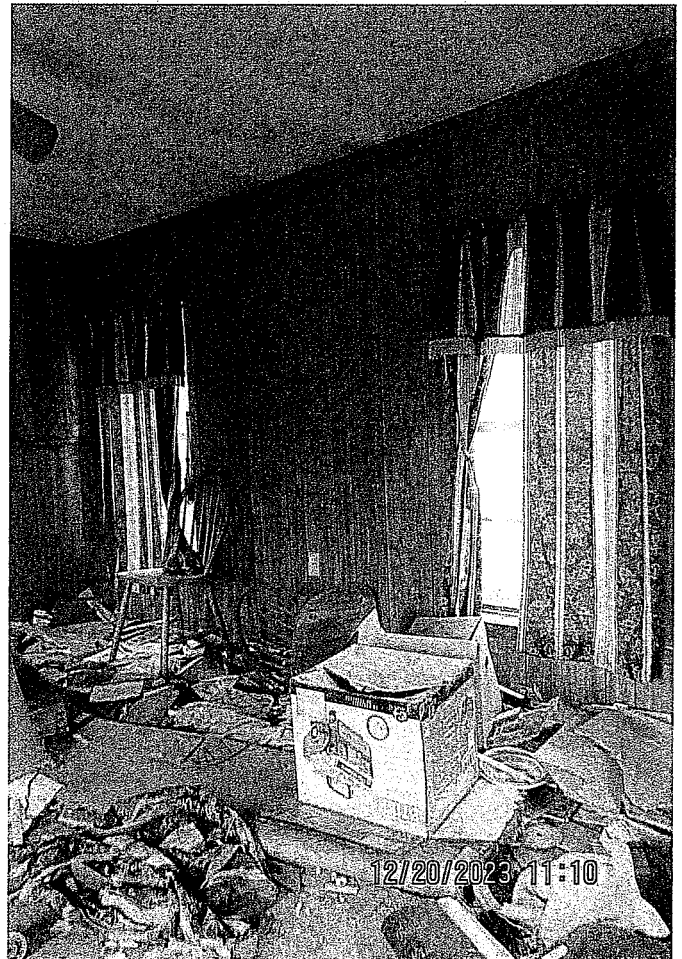
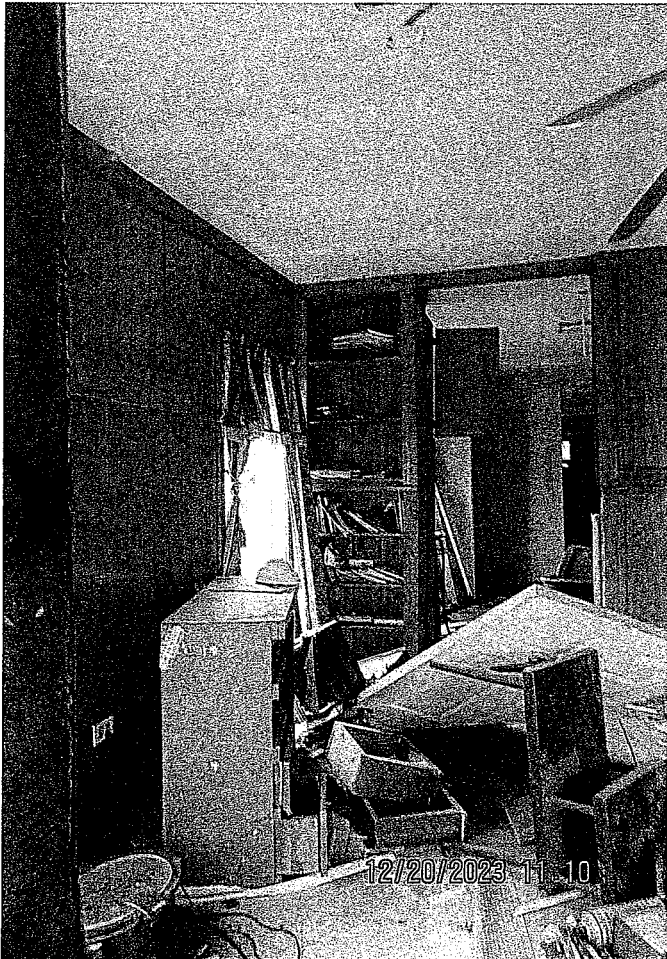
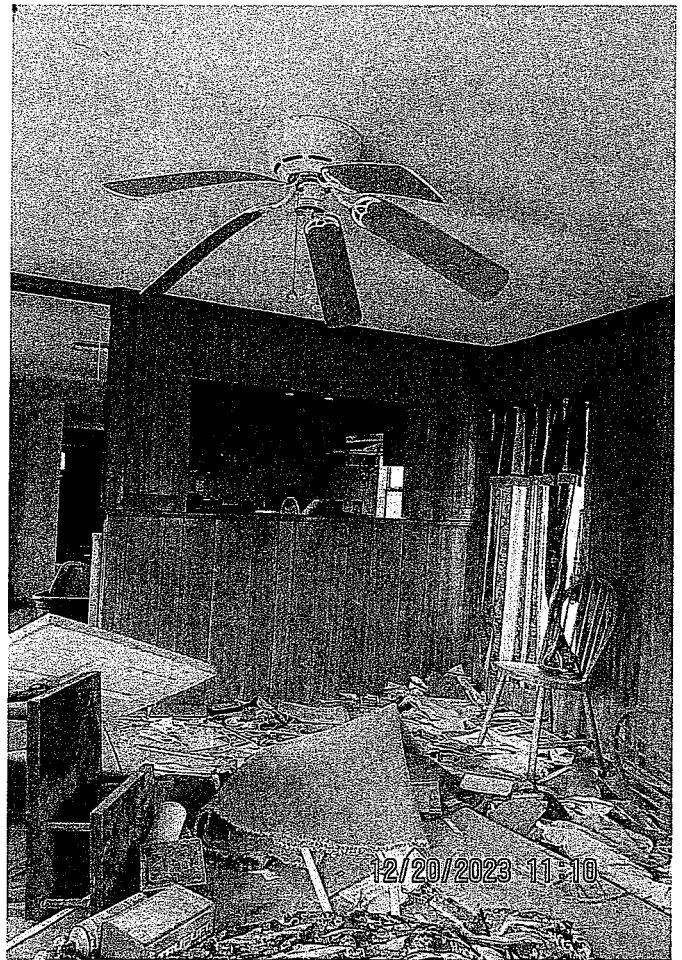
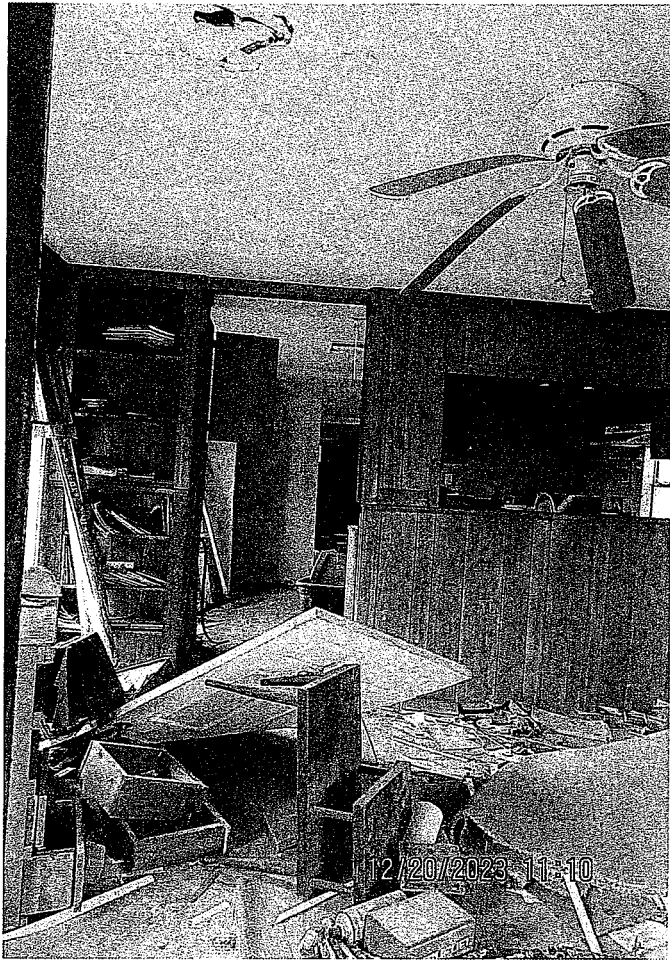


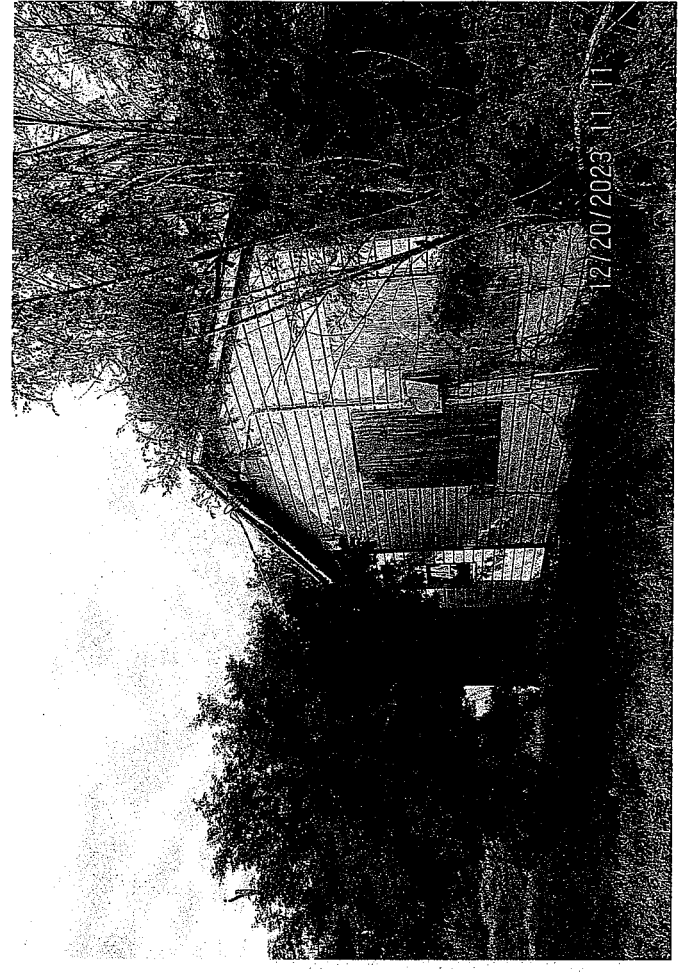












PUBLIC NOTICE

The City Commission will meet on Monday July 28, 2025, 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:

307 E RAGLAND

604 E FORDYCE

525 E AVE D

623 W ELLA

527 E NETTIE

512 W JOHNSTON

516 E NETTIE

912 E SANTA GERTRUDIS

811 E ALICE

1240 E AVE D

528 S 18TH

715 E FORDYCE

If you are the property owner, holder of mortgage(s), or anyone having a substantial interest in any of 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 the 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 #7021 0950 0000 4793 5417

MAY 29, 2025

REV JOSE RODRIGUEZ AND NARCEDALIA RODRIGUEZ
525 E AVE D
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 525 E AVE D KINGSVILLE TX**

Dear Sir or Madam:

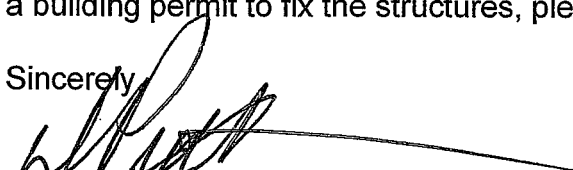
On JANUARY 23 , 2024, a letter was sent from the City of Kingsville stating that your property located at **525 E AVE D** was a fire hazard or was dangerous to human life or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or 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, JULY 28, 2025, 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 **JULY 28, 2025.**

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,


Donald Pratt
Building Official

As of Supplement # 0
CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Prop ID	Owner	%	Legal Description	Values
13640	30627	100.00	R Geo: 119100931000192 GARZA HOMERO ETUX ELIZABETH O 402 E C AVE KINGSVILLE, TX 78363-3810	Effective Acres: 0.000000 Imp HS: 57,070 Market: 63,570 Imp NHS: 0 Prod Loss: 0 Land HS: 6,500 Appraised: 63,570 Land NHS: 0 Cap: 11,606 A1 Prod Use: 0 Assessed: 51,964 Prod Mkt: 0 Exemptions: HS
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed Exemptions Taxable
CKI	CITY OF KINGSVILLE			51,964 0 51,964
24667	54196	100.00	R Geo: 119101001000192 SILGUERO MARIA 320 E KLEBERG AVE KINGSVILLE, TX 78363-4576	Effective Acres: 0.000000 Imp HS: 150,590 Market: 163,590 Imp NHS: 0 Prod Loss: 0 Land HS: 13,000 Appraised: 163,590 Land NHS: 0 Cap: 0 A1 Prod Use: 0 Assessed: 163,590 Prod Mkt: 0 Exemptions: DP, HS
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed Exemptions Taxable
CKI	CITY OF KINGSVILLE			163,590 0 163,590
10138	72308	100.00	R Geo: 119101005000192 SILGUERO JOSE HUMBERTO 511 E AVE D KINGSVILLE, TX 78363	Effective Acres: 0.000000 Imp HS: 0 Market: 12,840 Imp NHS: 6,340 Prod Loss: 0 Land HS: 0 Appraised: 12,840 Land NHS: 6,500 Cap: 500 A1 Prod Use: 0 Assessed: 12,340 Prod Mkt: 0 Exemptions:
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed Exemptions Taxable
CKI	CITY OF KINGSVILLE			12,340 0 12,340
10881	58357	100.00	R Geo: 119101007000192 UNKNOWN TAXPAYER 310 E KENEDY AVE KINGSVILLE, TX 78363	Effective Acres: 0.000000 Imp HS: 0 Market: 111,510 Imp NHS: 101,760 Prod Loss: 0 Land HS: 0 Appraised: 111,510 Land NHS: 9,750 Cap: 0 A1 Prod Use: 0 Assessed: 111,510 Prod Mkt: 0 Exemptions:
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed Exemptions Taxable
CKI	CITY OF KINGSVILLE			111,510 0 111,510
20182	70848	100.00	R Geo: 119101010000192 RIOS JOE S ETUX MARIA C EST 519 E D AVE KINGSVILLE, TX 78363	Effective Acres: 0.000000 Imp HS: 49,730 Market: 56,230 Imp NHS: 0 Prod Loss: 0 Land HS: 6,500 Appraised: 56,230 Land NHS: 0 Cap: 8,978 A1 Prod Use: 0 Assessed: 47,252 Prod Mkt: 0 Exemptions: HS, OV65
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed Exemptions Taxable
CKI	CITY OF KINGSVILLE			47,252 8,400 38,852
20814	60857	100.00	R Geo: 119101010001192 CASTRO NORMA JEAN ETAL PO BOX 5130 KINGSVILLE, TX 78364-5130	Effective Acres: 0.000000 Imp HS: 0 Market: 10,830 Imp NHS: 10,830 Prod Loss: 0 Land HS: 0 Appraised: 10,830 Land NHS: 0 Cap: 2,490 A1 Prod Use: 0 Assessed: 8,340 Prod Mkt: 0 Exemptions:
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed Exemptions Taxable
CKI	CITY OF KINGSVILLE			8,340 0 8,340
20965	54273	100.00	R Geo: 119101012000192 RODRIGUEZ REV JOSE ETUX NARCEDALIA 525 E D AVE KINGSVILLE, TX 78363	Effective Acres: 0.000000 Imp HS: 11,330 Market: 27,580 Imp NHS: 0 Prod Loss: 0 Land HS: 16,250 Appraised: 27,580 Land NHS: 0 Cap: 0 A1 Prod Use: 0 Assessed: 27,580 Prod Mkt: 0 Exemptions: HS
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed Exemptions Taxable
CKI	CITY OF KINGSVILLE			27,580 0 27,580

IERG COUNTY APPRAISAL DISTRICT

PROPERTY 20965

Description

MEX, BLOCK 10, LOT 12-16

OWNER ID

54273

OWNERSHIP

100.00%

PROPERTY APPRAISAL INFORMATION 2024

RODRIGUEZ REV JOSE

ETUX NARCEDALIA

525 E D AVE

KINGSVILLE, TX 78363

Entites

CAD 100%

CKI 100%

GKL 100%

SKI 100%

WST 100%

Values

IMPROVEMENTS 11,330

LAND MARKET + 16,250

MARKET VALUE = 27,580

PRODUCTIVITY LOSS - 0

APPRAISED VALUE = 27,580

CAP LOSS - 0

ASSESSED VALUE = 27,580

Ref ID2: R20965

Map ID A1

ACRES:

EFF. ACRES:

APPR VAL METHOD: Cost

GENERAL

TIES

GRAPHY

ACCESS

VG

VER

REASON

ARKS

FOR 2024 CHG LAND TABLE PER IE/AM 5/15/24

JO - FOR 2024 UPDATE ACCT PER TM 7/5/23

3/26/24 JO - FOR 2023 CHG LAND TABLE TO

FF100D140 PER IE 4/12/23 5/8/23 JO - FOR 2023

LAST APPR.

IE/AM

2024

LAST APPR. YR

2024

LAST INSP. DATE

05/15/2024

NEXT INSP. DATE

BUILDING PERMITS

EDT

PERMIT TYPE

PERMIT AREA

ST

PERMIT VAL

DT

PRICE

GRANTOR

DEED INFO

2009 ***** GALLO PAUL M JR GWD / 405 / 229

2005 ***** CHRISTO PUEBLO CD / 299 / 850

2005 ***** GALLO PAUL M JR AGRMT / 299 / 850

Map

Diagram

EXEMPTIONS

HS

HOMESTEAD

PICTURE

Image

\$191		100.00%		NBHD:		IMPROVEMENT INFORMATION												
PE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
A	MAIN AREA	R	FF2/	696.0	53.05	1	1945	1975	*	36,920	29%	100%	100%	100%	100%	0.29	10,710	
FL	OPEN PORCH F	R	/	72.0	7.96	1	1945	1975	*	570	29%	100%	100%	100%	100%	0.29	170	
GF	STORAGE FRAM	R	/	168.0	12.81	1	1945	1975	*	2,150	21%	100%	100%	100%	100%	0.21	450	
RESIDENTIAL				STCD: A1	936.0	Homesite: Y (100%)				39,640								11,330

IMPROVEMENT FEATURES			
Foundation	1	FD2	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

LAND INFORMATION													
DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ MASS	ADJ VAL	SRC	MKT VAL	AG APPLY
ent: F: 125.0 R: 1.25 D: 140 FF	FF130D140	A1	Y	(100%)	FF	125X140	130.00	16,250	1.00	1.00	A	16,250	NO
												16,250	

IERG COUNTY APPRAISAL DISTRICT

PROPERTY 20965

Description

MEX, BLOCK 10, LOT 12-16

OWNER ID

54273

OWNERSHIP

100.00%

PROPERTY APPRAISAL INFORMATION 2024

RODRIGUEZ REV JOSE

ETUX NARCEDALIA

525 E D AVE

KINGSVILLE, TX 78363

Entities

CAD 100%

CKI 100%

GKL 100%

SKI 100%

WST 100%

Values

IMPROVEMENTS 11,330

LAND MARKET + 16,250

MARKET VALUE = 27,580

PRODUCTIVITY LOSS - 0

APPRAISED VALUE = 27,580

CAP LOSS - 0

ASSESSED VALUE = 27,580

Ref ID2: R20965

Map ID A1

ACRES:

EFF. ACRES:

APPR VAL METHOD: Cost

1012000192

525 E AVE D TX

GENERAL

TIES

GRAPHY

ACCESS

NG

ER

REASON

ARKS

LAST APPR.

LAST APPR. YR

LAST INSP. DATE

NEXT INSP. DATE

IE/AM

2024

05/15/2024

FOR 2024 CHG LAND TABLE PER IE/AM 5/15/24

JO - FOR 2024 UPDATE ACCT PER TM 7/5/23

3/26/24 JO - FOR 2023 CHG LAND TABLE TO

FF100D140 PER IE 4/12/23 5/8/23 JO - FOR 2023

BUILDING PERMITS

E DT

PERMIT TYPE

PERMIT AREA

ST

PERMIT VAL

DT

PRICE

GRANTOR

DEED INFO

/2009 *****

GALLO PAUL M JR

GWD / 405 / 229

/2005 *****

CHRIST TO PUEBLO CD / 299 / 850

/2005 *****

GALLO PAUL M JR

AGRMT / 299 / 850

12

STGF

168

14

12

14

2

14

4

MA

696

52

30

6

CHL

72

6

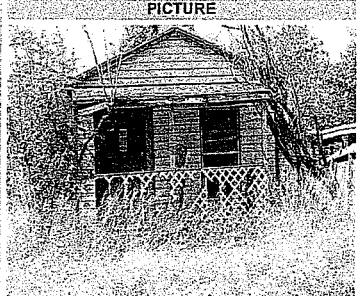
12

EXEMPTIONS

HS

HOMESTEAD

PICTURE



S191100.00%NBHD:

IMPROVEMENT INFORMATION																	
PE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
1	MAIN AREA	R	FF2/	696.0	53.05	1	1945	1975	*	36,920	29%	100%	100%	100%	100%	0.29	10,710
2	FL OPEN PORCH F	R	/	72.0	7.98	1	1945	1975	*	570	29%	100%	100%	100%	100%	0.29	170
3	GF STORAGE FRAM	R	/	168.0	12.81	1	1945	1975	*	2,150	21%	100%	100%	100%	100%	0.21	450
4	SIDING	STCD: A1		936.0						Homosite: Y (100%)							11,330

IMPROVEMENT FEATURES

Foundation1FD20

Exterior Wall1EW10

Interior Finish1IN10

Roof StyleRT2,RM10

Flooring1FL30

Heating/Cooling1HA50

Plumbing110

D: S191 100.00% NBHD:

LAND INFORMATION										IRR Wells: 0 Capacity: 0				Oil Wells: 0			
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
		FF130D140	A1	Y (100%)	FF	125X140	130.00	16,250	1.00	1.00	A	16,250	NO			0.00	0
												16,250					0

ant: F: 125.0 R: 1.25 D: 140 FF

DELINQUENT TAX STATEMENT SUMMARY



MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
 PO BOX 1457
 KINGSVILLE, TEXAS 78364
 361-595-8542

Certified Owner:

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
 525 E D AVE
 KINGSVILLE, TX 78363

Legal Description:

COL MEX, BLOCK 10, LOT 12-16

Account No: 119101012000192

2024 Value: \$27,580
Appr. Dist. No.: 20965

Legal Acres: .4017

Parcel Address: 525 E AVED

As of Date: 05/16/2025 Cause No: 8385-C

Print Date: 05/16/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY June 2, 2025		IF PAID BY June 30, 2025		IF PAID BY July 31, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2016	137 900 905	\$351.72	\$543.06	\$894.78	\$547.27	\$898.99	\$551.50	\$903.22
2017	137 900 905	\$347.45	\$486.43	\$833.88	\$490.60	\$838.05	\$494.77	\$842.22
2018	137 900 905	\$342.42	\$430.08	\$772.50	\$434.20	\$776.62	\$438.30	\$780.72
2019	137 900 905	\$351.22	\$390.56	\$741.78	\$394.77	\$745.99	\$399.00	\$750.22
2020	137 900 905	\$390.21	\$377.72	\$767.93	\$382.40	\$772.61	\$387.09	\$777.30
2021	137 900 901 905	\$422.35	\$348.01	\$770.36	\$353.09	\$775.44	\$358.15	\$780.50
2022	137 900 905	\$416.60	\$283.29	\$699.89	\$288.28	\$704.88	\$293.28	\$709.88
2023	137 900 905	\$438.86	\$235.23	\$674.09	\$240.48	\$679.34	\$245.76	\$684.62
2024	137 900 905	\$440.08	\$131.80	\$571.88	\$141.92	\$582.00	\$183.08	\$623.16

TOTAL AMOUNT DUE:

\$6,727.09

\$6,773.92

\$6,851.84

Tax Unit Codes:

137 KLEBERG COUNTY 900 CITY OF KINGSVILLE 901 KINGSVILLE ISD 905 SOUTH TX WATER AUTH

IF THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE TAX COLLECTOR FOR THE KLEBERG COUNTY TAX OFFICE REGARDING A RIGHT YOU MAY HAVE TO ENTER INTO AN INSTALLMENT AGREEMENT DIRECTLY WITH THE TAX COLLECTOR FOR THE KLEBERG COUNTY TAX OFFICE FOR THE PAYMENT OF THESE TAXES.

PLEASE CUT AT THE DOTTED LINE AND RETURN THIS PORTION WITH YOUR PAYMENT

Print Date: 05/16/2025

Appr. Dist. No.: 20965

PLEASE NOTE YOUR ACCOUNT NUMBER ON YOUR CHECK AND MAKE PAYABLE TO:

MARIA VICTORIA VALADEZ
 KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
 PO BOX 1457
 KINGSVILLE, TEXAS 78364



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119101012000192

RODRIGUEZ REV JOSE
 ETUX NARCEDALIA
 525 E D AVE
 KINGSVILLE, TX 78363

If Paid By	Amount Due
June 2, 2025	\$6,727.09
June 30, 2025	\$6,773.92
July 31, 2025	\$6,851.84
Amount Paid:	\$ _____

DELINQUENT TAX STATEMENT SUMMARY



MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
PO BOX 1457
KINGSVILLE, TEXAS 78364
361-595-8542

Certified Owner:

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363

Legal Description:

COL MEX, BLOCK 10, LOT 12-16

Account No: 119101012000192

2024 Value: \$27,580
Appr. Dist. No.: 20965

Legal Acres: .4017
Parcel Address: 525 E AVE D

As of Date: 05/16/2025 Cause No: 8385-C

Print Date: 05/16/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY June 2, 2025		IF PAID BY June 30, 2025		IF PAID BY July 31, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total

TOTAL AMOUNT DUE: \$6,727.09 \$6,773.92 \$6,851.84

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Exemptions: HOM

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119101012000192

RODRIGUEZ REV JOSE
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363

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Amount Paid:	\$ _____

Kleberg CAD Property Search

Property Details

Account

Property ID: 20965**Geographic ID:** 119101012000192**Type:** R**Zoning:****Property Use:**

Location

Situs Address: 525 E AVE D TX**Map ID:** A1**Mapsco:****Legal Description:** COL MEX, BLOCK 10, LOT 12-16**Abstract/Subdivision:** S191**Neighborhood:**

Owner

Owner ID: 54273**Name:** RODRIGUEZ REV JOSE**Agent:****Mailing Address:**
ETUX NARCEDALIA
525 E D AVE
KINGSVILLE, TX 78363**% Ownership:** 100.0%**Exemptions:** HS -
For privacy reasons not all exemptions are shown online.

Property Values

Improvement Homesite Value: \$11,330 (+)**Improvement Non-Homesite Value:** \$0 (+)**Land Homesite Value:** \$16,250 (+)**Land Non-Homesite Value:** \$0 (+)**Agricultural Market Valuation:** \$0 (+)**Market Value:** \$27,580 (=)

Agricultural Value Loss:

\$0 (-)

Appraised Value:

\$27,580 (=)

HS Cap Loss:

\$0 (-)

Circuit Breaker:

\$0 (-)

Assessed Value:

\$27,580

Ag Use Value:

\$0

Information provided for research purposes only. Legal descriptions and acreage amounts are for Appraisal District use only and should be verified prior to using for legal purpose and or documents. Please contact the Appraisal District to verify all information for accuracy.

Property Taxing Jurisdiction

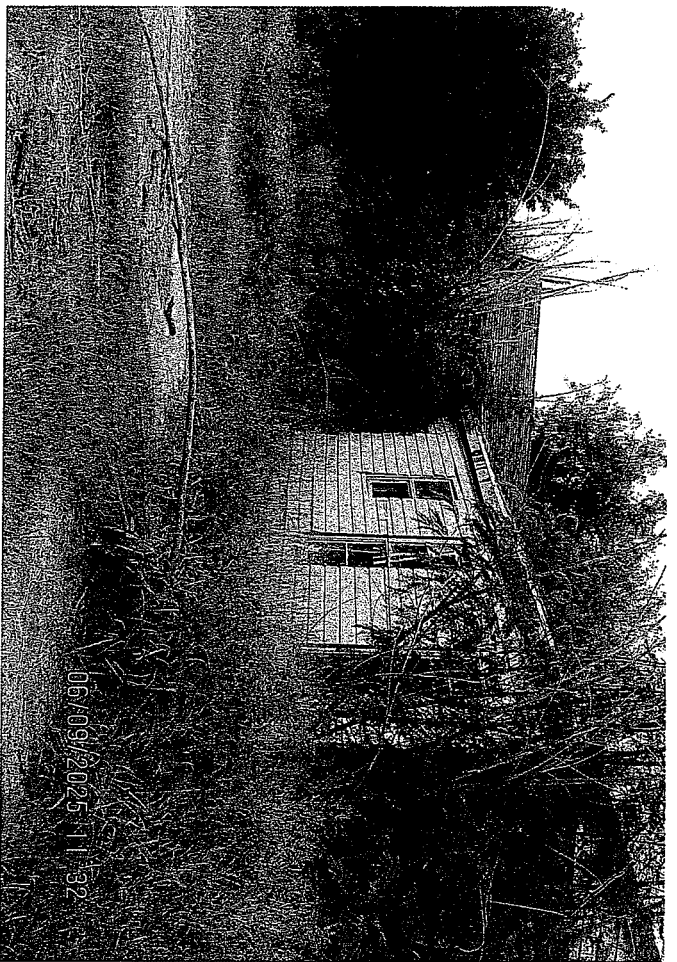
Owner: RODRIGUEZ REV JOSE %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$27,580	\$27,580	\$212.37
GKL	KLEBERG COUNTY	0.771870	\$27,580	\$27,580	\$212.88
SKI	KINGSVILLE I.S.D.	1.410400	\$27,580	\$0	\$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$27,580	\$22,580	\$14.83

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$440.08

Estimated Taxes Without Exemptions: \$832.36



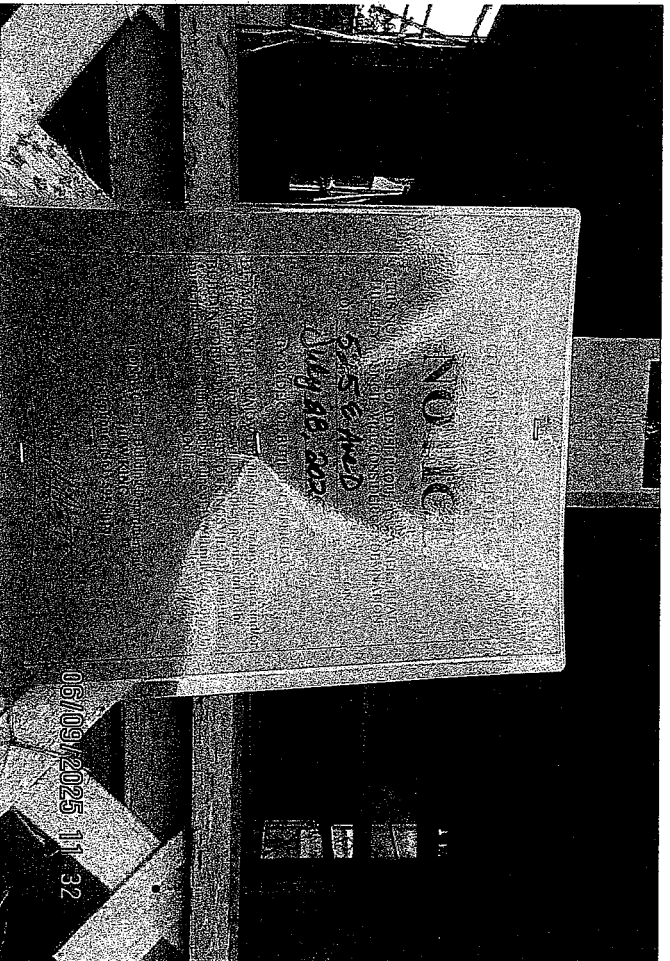
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06/09/2025 11:32



06/09/2025 11:32



Imagery ©2025 Airbus, Maxar Technologies, Map data ©2025 Google 200 ft



525 E Avenue D



Directions



Save



Nearby



Send to
phone



Share

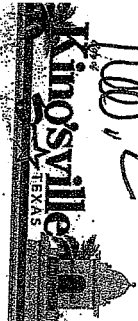


525 E Avenue D, Kingsville, TX 78363



Confirm or fix this location
The location shown is not precise

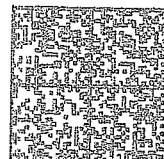
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CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

FIRST-CLASS



US POSTAGE
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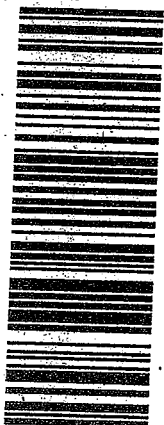
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NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

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CERTIFIED MAIL

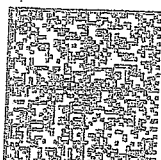


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PS Form 3800
Certified Mail Fee
Extra Services & Fees (check box)
Return Receipt (hardcopy)
Return Receipt (electronic)
Certified Mail Restricted
Adult Signature Required
Postage
Total Postage and Fees
Sent to
City State ZIP+4
PS Form 3800

KINGSVILLE, TEXAS 78364

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CONSENT AGENDA

AGENDA ITEM #1

City of Kingsville
Human Resource Department

TO: Mayor and City Commissioners

CC: Charles Sosa, Interim City Manager

FROM: Diana Gonzales, Human Resource Director/Civil Service Director

DATE: July 17, 2025

SUBJECT: Civil Service Commission Reappointment

Summary: Ms. Dora Martinez has served as one of the City's Civil Service Commissioner since 2007. The current appointment term expires on July 23, 2025. Ms. Martinez is interested in continuing her service. Request consideration to re-appoint Ms. Dora Martinez for a seventh term as Civil Service Commissioner. If approved, re-appointment for Ms. Martinez will expire on July 23, 2028.

Background: The City's Civil Service Commission consists of three (3) individuals who are appointed by the municipality's chief executive and confirmed by the governing body of the municipality. Members serve staggered three-year terms with the term of one member expiring each year. A person appointed to this position must meet guidelines established by Texas Local Government Code Chapter 143.006 (c) as follows:

1. be of good moral character,
2. be a United States citizen,
3. be a resident of the municipality who has resided in the municipality for more than three years,
4. be over 25 years of age, and
5. not have held a public office within the preceding three years.

Additional exceptions to (c)5 above,

"the municipality's chief executive may reappoint a commission member to consecutive terms. A commission member may not be reappointed to more than a third consecutive term unless the member's reappointment to a fourth or subsequent consecutive term is confirmed by a two-thirds majority of all the members of the municipality's governing body."

Financial Impact: None

Recommendation: Re-appointment of Ms. Dora Martinez to the Civil Service Commission.

AGENDA ITEM #2

**City of Kingsville
Fire Department**

TO: Mayor and City Commissioners

CC: Charlie Sosa, Interim City Manager

FROM: Juan J. Adame, Fire Chief

DATE: 07/21/2025

SUBJECT: Texas EMS Academy Memorandum of Understanding (MOU) revision

Summary:

The Kingsville Fire Department respectfully requests the City Commission's approval of the revised Memorandum of Understanding (MOU) with Texas EMS Academy. Texas EMS Academy is enhancing their curriculum by adding a new Advanced Emergency Medical Technician class. Students in this program will participate in ride-along where they will perform advanced skills required for certification.

Background:

The Kingsville Fire Department has maintained a Memorandum of Understanding (MOU) with Texas EMS Academy for several years, fostering an excellent and productive working relationship throughout this partnership.

Financial Impact:

There will be no financial impact.

Recommendation:

The Kingsville Fire Department respectfully recommends that the City Commission approve the revised Memorandum of Understanding (MOU).



RESOLUTION #2025-_____

A RESOLUTION AUTHORIZING THE FIRE CHIEF TO ENTER INTO AN AGREEMENT FOR TRAINING OF EMERGENCY MEDICAL SERVICES STUDENTS BETWEEN THE KINGSVILLE FIRE DEPARTMENT AND TEXAS EMS ACADEMY; REPEALING ALL CONFLICTING RESOLUTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Kingsville Fire Department has been approached by the Texas EMS Academy to conduct a program of clinical education or field work experience at the Fire Department to help train the academy's student candidates for Emergency Medical Service (EMS) certification;

WHEREAS, the City Commission previously approved similar agreements with Texas EMS Academy on August 27, 2018 via Resolution #2018-49 and on December 12, 2022 via Resolution #2022-67, and with HALO Flight EMS Training Academy on October 28, 2013 via Resolution #2013-69 and on November 28, 2016 via Resolution #2016-87;

WHEREAS, the Department is agreeable to conduct the training under the guidelines stated in the attached agreement;

BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the Fire Chief is authorized and directed as an act of the City of Kingsville, Texas to enter into an Agreement for Training of Emergency Medical Services Students between the Kingsville Fire Department and Texas EMS Academy 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 28th day of July, 2025.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

EMERGENCY MEDICAL SERVICES STUDENTS

THE STATE OF TEXAS}

KNOW ALL MEN BY THESE PRESENTS:

COUNTIES OF NUECES}

This agreement is between Texas EMS Academy operating under the laws of the State of Texas, and Kingsville Fire Department herein referred to as (KFD), an emergency medical service under the laws of the State of Texas.

WHEREAS, Texas EMS Academy, through its education department, provides state-approved courses to the public in Emergency Medical Technology as an Emergency Medical Responder, Emergency Medical Technician, and Advanced Emergency Medical Technician levels (collectively called EMS students); and

WHEREAS, Texas EMS Academy and KFD are authorized to enter into this agreement under the Interlocal Cooperation Act; and

IT IS THEREFORE AGREED AS FOLLOWS:

1. KFD will accept EMS students for experience, training, and instruction in emergency medical practice and treatment in their Urgent Care and/Wellness Facilities. The number of EMS students attending any given facility shall be determined by the Clinical Coordinator or his/her delegated representative at his/her discretion.
2. KFD will provide medical personnel at each facility, who will directly supervise any care rendered, and any procedures performed by the EMS students. EMS students will be permitted hands-on training during their rotations at the sole discretion of the Medic-in-Command of the facility. KFD will instruct EMS students that they are under the strict and direct supervision of the medical staff and must strictly obey that agent's instructions at all times.
3. Texas EMS Academy will provide a staff EMS Clinical Coordinator to set up scheduling for EMS students and to assure adherence to KFD's policy. The Coordinator will provide supervision, rotation scheduling, and record keeping for all EMS students involved in internship rotations.

4. Texas EMS Academy will provide a one-week to one-month advanced notice of the dates on which the EMS students require rotation, including a roster of personnel and a suggested schedule with the times and dates of rotations.
5. Texas EMS Academy shall provide and maintain Student Blanket Liability Insurance with liability limits of \$1,000,000.00 per occurrence and \$3,000,000.00 in aggregate and will keep such coverage during the life of this agreement. Proof of Insurance shall be submitted to KFD upon request. KFD shall receive thirty (30) days written notification of any proposed changes/cancellations of said insurance. Texas EMS Academy warrants that all EMS students scheduled will have successfully completed all required didactic and skills course work required by the Texas Department of State Health Services and shall have met all skill competencies and assessments required to begin EMS Internship at the prospective levels of training.
6. As consideration for allowing EMS students to receive a hands-on training by KFD, and prior to his/her first rotation, each EMS student will sign a release/waiver agreeing to indemnify and forever hold harmless KFD, its officers, agents, and employees, for any and all lawsuits, claims, damages, liabilities, losses, and expenses (including court costs, attorney's fees, and expert witness fees) from, for, or on account of any injury to any person or death at any time resulting from such injury, damages to any property which may arise or which may be alleged to have arisen out of or in connection with any activity by an EMS student pursuant to this agreement. It is agreed by and the intention of the EMS students to indemnify KFD regardless of whether the claims, demands, or suits rise from the sole or joint negligence of the party indemnified herein. KFD and Texas EMS Academy agree that all EMS students shall execute the release/waiver, and that no EMS student may participate until and unless such release/waiver is executed and delivered to the Clinical Coordinator of Texas EMS Academy.
7. As to all activities connected with this agreement, neither Texas EMS Academy nor KFD shall be responsible to the other for personal injuries caused by the acts or omissions, if any, of either party or their contractors. Stated otherwise, neither party agrees to indemnify or hold harmless the other party as to personal injuries arising out of this agreement. The liability, if any, of either party shall be that prescribed by the laws of the State of Texas.
8. This agreement shall be effective on July 16, 2025, or on such date as it becomes active by signature of all officials of the parties to the agreement and shall be for an indefinite period. It shall be subject to review and renewal by either party through written notice by both parties. Either party may terminate this Agreement at any time upon sixty (60) days' notice to the other party.

9. This Agreement is entered into under the authority of the Interlocal Cooperation Act, Chapter 791, Government Code. The EMS students of Texas EMS Academy under the Agreement are not employees of KFD and no employer/employee or master/servant relationship is established by this agreement.

EMS Facility

Texas EMS Academy

Signature

Print Name:

Title:

Date of Signature:

Address:



Signature

Print Name: Stephanie Simmons

Title: Program Director

Date of Signature: 7-16-25

Address: 1111 Saratoga Blvd
Corpus Christi, Tx. 78417

REGULAR AGENDA

AGENDA ITEM #3

Planning and Development Services
410 W King
Kingsville, TX 78363
PH: 361-595-8055



MEMO

Date: July 16th, 2025

To: Charlie Sosa (Interim City Manager)

From: Erik Spitzer (Director of Planning and Development Services)

Subject: **The City of Kingsville Planning and Development Services Department is seeking approval from the City Commissioners and Mayor to approve an alcohol variance for a Wine and Malt Beverage Retail Dealer's On Premise Permit for the establishment to be known as The Lucky Spot #2, to be located at 1901 S Brahma Blvd, Kingsville, TX 78363**

Summary: On April 24th, 2025, Lucky Spot Brahma LLC, applicant, requested an alcohol variance for a Wine and Malt Beverage Retail Dealer's On Premise Permit for the establishment to be known as The Lucky Spot #2, located at 1901 S Brahma Blvd, Kingsville, TX 78363. This request is for a new proposed location at a currently vacant, former gas station.

Background: One church, "McAllen Baptist Temple" is located within 300' of this proposed establishment. 6 letters were sent out; the city has received no concerns as of today.

The department recommends approval.

Erik Spitzer
Director of Planning and Development Services



CITY OF
KINGSVILLE

MEMORANDUM

DATE

June 23, 2025

TO

Mary Valenzuela, City Secretary

FROM

Engineering Department

SUBJECT

Alcohol License for **1901 S. Brahma Blvd., The Lucky Spot**

Mrs. Valenzuela,

After performing the research and physical inspection you requested for the property at 1901 S. Brahma Blvd. Property ID:18239 we have concluded that the property in question does fall within the 300 ft boundary of a Church; therefore, it will require a variance according to State codes and City Ordinance § 11-3-4, which was adopted on April 9, 2018.

Notices must be sent to the property owners within the 300 foot boundary and a public hearing and publication in the local newspaper is required.

Thank you,

Engineering Department

Attachment 1 shows the property and the relative location of the Church, Property ID: 20305; suspected to be close to the property. MCALLEN BAPTIST TEMPLE is within the 300 foot boundary.

Attachment 1 also shows all properties within the 300 foot boundary in correlation with their Short ID provided by the Kleberg County Appraisal District.

▼ Notes

Note	Created	Modified
The Lucky Spot Alcohol Variance Send to Kingsville Record on July 3, 2025 Advertise and send letters on July 10, 2025 Commission Meeting on July 28, 2025	6/24/2025 by Herlinda Solis	6/24/2025 by Herlinda Solis

PUBLIC HEARING NOTICE

The City Commission of the City of Kingsville will hold a Public Hearing Monday, July 28, 2025, at 5:00 P.M. to discuss and/or take action on the following item:

Request for an alcohol variance for Wine and Malt Beverage Retailer's On-Premise Permit for the establishment known as The Lucky Spot at 1901 South Brahma BLVD., Kingsville TX, 78363.

The meeting will be held at City Hall, 400 West King, Kingsville, Texas in the Helen Kleberg Groves Community Room. If you have any questions about the items on the agenda, please contact the City Secretary at (361) 595-8002.



Document reference ID : 492586

Licensing Application Summary

You must review your application and confirm that the information displayed here is correct. Select **Review and Confirm** to continue and make the payment. If the information is not correct, select **Next** to return to the application, edit the data as needed and finalize the submission. If you need to store the application packet for your records, select **Download**.

Application ID: 492586
Applicant Name: Lucky Spot Brahma LLC
License Type applied for: Wine and Malt Beverage Retailer's On-Premise Permit (BG)

Entity Information

Business Structure: Limited liability company
FEIN/SSN Number: 334806913
Member Managed or Manager Managed: Member Managed
Historically Underutilized Business: No
Veteran-owned business: Yes
Fraternal Owned: No
Secretary of State Filing Number: 806006540
Date Filed: 4/24/2025
Filing State: TX

Primary Business Entity Contact Information

Legal First Name: Asim
Legal Middle Name: Hirani
Email Address: luckyscentral@gmail.com
Phone Number: 408-263-5414

Initial Application Information

Authority Type: I am a principal or authorized user with binding authority

Legal First Name: Asim

Legal Last Name: Hirani

Email Address: luckyscentral@gmail.com

Phone Number: 832-713-0311

Principal Parties

Principal Parent Entity	Principal Party	Role	Ownership %	Action
Lucky Spot Brahma LLC	Sanit Tejani	Member	40	Added
Lucky Spot Brahma LLC	Sameer Vadwaniya	Member	10	Added
Lucky Spot Brahma LLC	Asim Hirani	Member, Member	40	Added
Lucky Spot Brahma LLC	SHAHZAD TAJUDDIN PUNJWANI	Member	10	Added

Basic Business information

Business/Trade Name: The Lucky Spot

Business Type Convenience Store

Location's Phone Numbers

Business Phone Number 832-713-0311

Location Address

Address: 1901 Brahma Blvd, Kingsville, TX, United States, Kleberg 78363

Is your location within city limits? Yes

Mailing Address Information

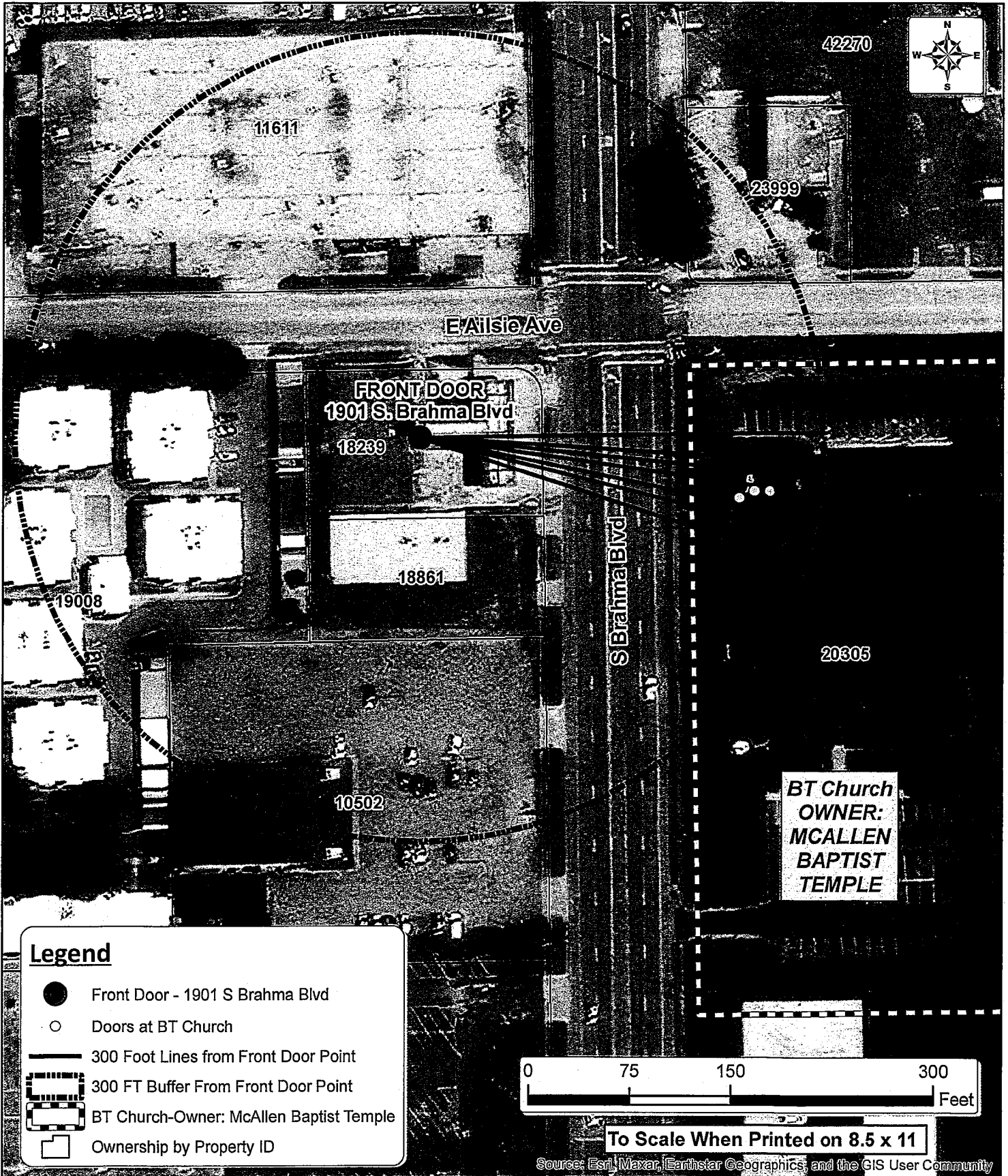
Address: 4938 Sabine Terrace Dr, Sugar Land, TX, United States, Fort Bend 77479


Measurement Information

Measuring from the public entrance of your location along street lines and directly across intersections, will your location be within 1,000 feet of the nearest property line of a public or private school? Yes

Is a residential address or established neighborhood association located within 300 feet of any property line of your premises? Yes

Alcohol Permit - 1901 S. Brahma Blvd.



Page: 2 / 2	Drawn By: R. PICK	<p>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.</p>	 <p>CITY OF KINGSVILLE ENGINEERING DEPARTMENT 400 W King Ave, Kingsville, TX 78363 Office: (361) 595-8007 Fax: (361) 595-8064</p>
	Last Update: 6/23/2025		
	Note: Ownership is labeled with its Prop ID.		



JULY 10, 2025

Throwback Thursday

THE KINGSVILLE RECORD 5

Miss Kingsville 1950 and the famous Pinto Bean Cookoff

By Ted Figueroa
Reporter

(Editor's note: In this feature, we take readers back through our archives, highlighting some of the people and events of the past century. Many issues are still in paper form, some are digitized, and a few are on microfilm. The issues from 1918 to July of 1924 were lost in a fire, however, the rest remain intact. Here is a look back at what was happening this week in Kingsville.)

25 years ago
July 2000

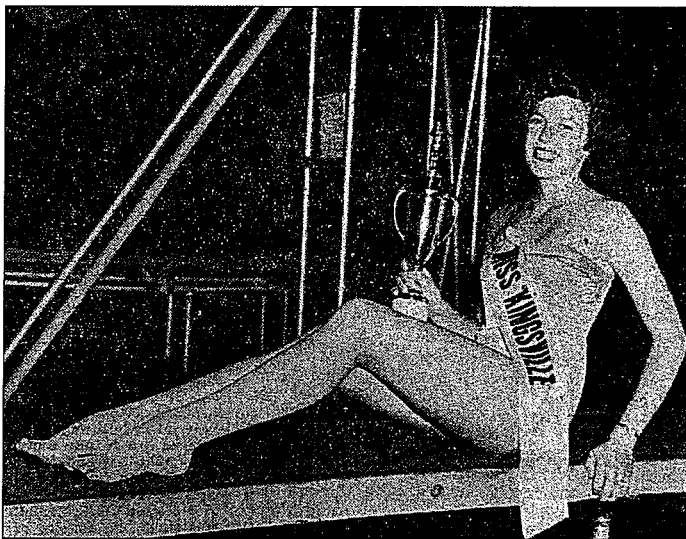
The city announced that 20 candidates had applied for the Chief of Police position in Kingsville. All but one of them were from Texas, one from Bishop and five from Kingsville.

Kingsville resident John C. Johnson of the Kingsville Benevolent and Protective Order of Elks #1926 was installed as the new leader of the South District of Texas State Elks Association during the 136th Annual National Grand Lodge Convention in Dallas. As the Elks national representative for this area, Johnson was responsible for working with local Elks

Lodges to fulfill the order's long-standing commitment to promote charity and patriotism in communities.

50 years ago
July 1975

The First Annual World Pinto Bean Cookoff was over and the Kingsville Police Association was already talking about the next year's festivities. An estimated 10,000 people attended the three-day event at the new Kleberg County Park. The chief said an effort to get big name entertainment would be made for the following year. There were 22 entries in the pinto bean cookoff with Rudy Herrera of Rudy's Trim Shop taking first place. Higinio Gonzalez of Robstown took second place. Mayor Gilbert Acuna came in third and Mario Salazar took fourth. Miss



Billie Loyce Johnson, Miss Kingsville 1950.

Vicky Luna, 17, of Alice was crowned queen and handed out the trophies. Spectators from as far away as London, England were there to witness first hand such events as the jalapeno eating contest. The Kingsville Police Association estimated that it made \$2,000 on the festival.

Meanwhile, burglaries in Kingsville had almost doubled in a year. But the rate of solving those crimes was up slightly. The burglaries of homes were the same as the previous year, however, it was the burglaries of businesses that was on the rise. There had been 145 business burglaries in 1975 as compared to 73 the same time the previous year.

The Columbian Ladies of Council 2623 had celebrated their 12th anniversary back in June with a dance at the K.C. Hall on 14th street. The Rev. John McGrath, pastor of St. Martins Catholic Church, installed new officers and awards were presented to 18 members who received charter membership certificates. Mrs. Arturo Ramirez was named outstanding member of the Columbian Ladies.

Kingsville Record reporter, Gloria Bigger wrote a feature story on Miguel Muniz, a King Ranch Cowboy who was still practicing a trade that was almost extinct. Muniz made horses' leads, hackamores, bridle reins, saddle girths and quirts. He made riding equipment with hair taken from a horse's mane or tail and had been doing it on a full-time basis since 1940. Muniz had lived on the King Ranch since 1917.

75 years ago
July 1950



Tony Paiz, master of ceremonies, holds the microphone for Mayor Gilbert Acuna. Also pictured from left to right are Higinio Gonzalez, Vicky Luna and Rudy Herrera - 1975.



L-R Mrs. Ray Perez presents the outstanding member award to Columbian Lady Mrs. Arturo Ramirez - 1975.



Miguel Muniz and his assistant Israel Vela display two horses' leads Muniz had crafted - 1975.

Chief of Police Jack West was seeking the assistance of parents in keeping teenagers from loitering down town after 11 p.m. in an effort to stop the thefts that were occurring. West announced they would detain any teenagers who were down town with no valid reason.

Four boys had been apprehended the week before as they tried to sell a spotlight stolen from a police car several months earlier.

Miss Kingsville, 1950 was the title won by Billie Loyce Johnson, 16-year-old Kingsville High Junior, at the July 4th beauty contest and celebration held at

the Kingsville Swimming Pool on the Texas A&I East Campus. Johnson represented Mack's Chicken Shack in the pageant. An estimated 1,500 persons attended the event.

99 years ago
July 1926

At the regular city commission meeting, a number of propositions were discussed the most important being the purchase of an additional 1,000 feet of fire hose at a cost of \$1.50 per foot.

This was done on the recommendation of the State Fire Marshal. The additional amount of hose brought the equipment up to a set standard, rendering the department first class for a city of this size and population.

?? TRIVIA ?? HOW SMART ARE YOU?

- Think you know something about everything?
- What do you know about our area?

Play Kingsville Trivia brought to you by Harrel's Pharmacy!

Questions:

1. What organ in the body can not be transplanted?
2. What organ in the human body has no know function?
3. What is the third most popular pet in the U.S.?
4. A fortnight equals how many weeks?
5. How many minutes are in 2 hours?
6. What is the term for a person who steers a ship?
7. Which water sport involves jumping off a platform into a pool?
8. Before it set sail what was the Titanic considered to be?
9. Whose parents were called Vernon and Gladys?
10. To you, who is the son of your sibling?

(Answers will be in the next issue)

HOW SMART ARE YOU:

- 9-10: Okay Einstein, quit bragging
- 7-8: Pick up your PhD at TAMUK
- 5-6: You are on your way to your B.S. degree
- 3-4: Do not skip any more school
- 2 or less: Don't leave home without a chaperon

For all your pharmacy needs, contact Harrel's. Lots of great items and downtown Kingsville's best eats!

Harrel's
Kingsville Pharmacy
204 E. Kleberg • Kingsville, Tx
(361) 592-3354

TRIVIA ANSWERS

July 3, 2025 issue

- | | |
|------------------------|-------------------------|
| 1. A Christmas Carol | 7. 10 |
| 2. Located in the West | 8. 8. (and) |
| 3. Bull | 9. Symbols used to mark |
| 4. Asterisk | items in a list |
| 5. Morse Code | 10. Save Our Ship |
| 6. Less than | |

PUBLIC HEARING NOTICE

The City Commission of the City of Kingsville will hold a Public Hearing Monday, July 28, 2025, at 5:00 P.M. to discuss and/or take action on the following item:

Request for an alcohol variance for Wine and Malt Beverage Retailer's On-Premise Permit for the establishment known as The Lucky Spot at 1901 South Brahma BLVD., Kingsville TX, 78363.

The meeting will be held at City Hall, 400 West King, Kingsville, Texas in the Helen Kleberg Groves Community Room. If you have any questions about the items on the agenda, please contact the City Secretary at (361) 595-8002.

July 10, 2025

Kingsville Retail Group, LP
Todd Routh
11701 Bee Caves Road, STE 262
Austin, TX 78738
#11611

Dear Property Owner,

The City Commission of the City of Kingsville will hold a Public Hearing **Monday July 28, 2025**, at 5:00 p.m.
at the Helen Kleberg Groves Community Room, located at City Hall,
400 W. King, Kingsville Texas. The following item will be heard:

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Your property is located withing 300 feet of this request. If you have any comments or questions in regard to this matter, please contact me at (361) 595-8055.

Thank you

Yours Sincerely,


Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

First Capital Bank
PROSP Bank ATTN: ACCTNG DEPT
PO Box G
El Campo, TX 77437-1470
#23999

Dear Property Owner,

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Thank you

Yours Sincerely,


Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

McAllen Baptist Temple
2001 W Trenton RD
McAllen, TX 78504
#20305

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Thank you

Yours Sincerely,



Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

Michael J Krueger
PO Box 1538
Kingsville, TX 78364-1538
#10502

Dear Property Owner,

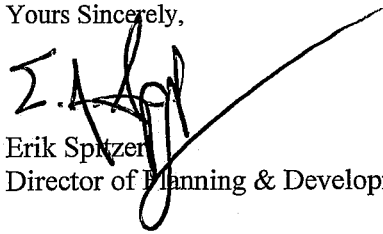
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Thank you

Yours Sincerely,



Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

CAK Kingsville LLC
1909 FM 758
New Braunfels, TX 78130
#19008

Dear Property Owner,

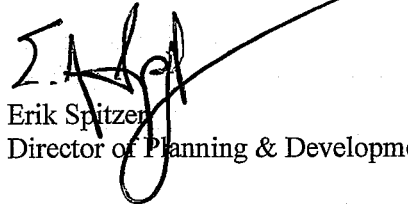
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Thank you

Yours Sincerely,



Erik Spitzer
Director of Planning & Development Services

COPY

July 10, 2025

Herman H Ohlenbusch
PO Box 1574
Kingsville, TX 78364-1574
#18861

Dear Property Owner,

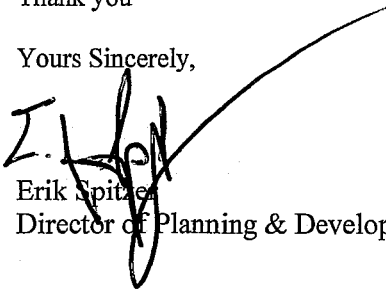
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Thank you

Yours Sincerely,


Erik Spitler
Director of Planning & Development Services

COPY

Kingsville Retail Group, LP
Todd Routh
11701 Bee Caves Road, STE 262
Austin, TX 78738
#11611

First Capital Bank
PROSP Bank ATTN: ACCTNG DEPT
PO Box G
El Campo, TX 77437-1470
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Michael J Krueger
PO Box 1538
Kingsville, TX 78364-1538
#10502

CAK Kingsville LLC
1909 FM 758
New Braunfels, TX 78130
#19008

Herman H Ohlenbusch
PO Box 1574
Kingsville, TX 78364-1574
#18861

COPY

Alcohol Variance

Public Notice in Newspaper 15 days before

Public Notice at City Hall Friday before Commission Meeting

300 square radiuses of all surrounding properties

250.00 Dollar Payment before we start the process.



Save and Close



Print Receipt



Email Receipt



Void Receipt



Print Screen



Help

Receipt Number: R02236200

General

Transactions

Payments

Journal

Documents

Signature

Packet

Batch

B00027714 - 06/24/2025

Operator

HS - HERLINDA SOLIS

Terminal

10 - HERLINDA SOLIS

Taken By

Herlinda Solis

Vendor

Amount Details

Total Applied

258.75

Total Tendered

258.75

Change

0.00

Profile Information

Performed By

Date Performed

Create

Herlinda Solis

6/24/2025 11:06 AM

Void

Burn

AGENDA ITEM #4

City of Kingsville Fire Department

TO: Mayor and City Commissioners
CC: Charlie Sosa, Interim City Manager
FROM: J.J. Adame, Fire Chief
DATE: July 17, 2025
SUBJECT: Ed Rachal Foundation Grant Application

Summary:

The Kingsville Fire Department has the opportunity to apply for a grant from the Ed Rachal Foundation for the purchase of new EMS training equipment.

Background:

The Kingsville Fire Department (KFD) is dedicated to ensuring our personnel are trained and equipped to meet the needs of the community. Having modern state-of-the-art training equipment is crucial in meeting the mission of the Fire Department. Funding from the Ed Rachal Foundation grant will be used to purchase two new life size training manikins (one adult, one child size) that will be used for multiple skills and scenario-based training exercises. The funding will also be used to purchase a training monitor and corresponding software that will allow instructors to monitor and provide real-time feedback for personnel during simulation type training exercises. These exercises will improve and refine life-saving skills including CPR, fluid therapy and airway management. The application will request \$28,790.00 for these costs.

Financial Impact:

The Ed Rachal Foundation grant does not require a matching cost share. The grant is a reimbursement type grant. We are requesting a total of \$28,790.00 for the purchase of equipment and associated shipping and handling charges.

Recommendation:

We would request a resolution approving the submission of application and acceptance of this grant via the email to the Ed Rachal Foundation by the grantee's authorized official as designated by the City Manager, Chief J. J. Adame. If the department is successful, the department will request a budget amendment to cover cost.



RESOLUTION # 2025-_____

A RESOLUTION AUTHORIZING THE CITY TO SUBMIT AN APPLICATION TO THE ED RACHAL FOUNDATION FOR GRANT FUNDS FOR EQUIPMENT FOR THE KINGSVILLE FIRE DEPARTMENT.

WHEREAS, the City Commission of the City of Kingsville finds it in the best interest of the citizens of Kingsville that the Kingsville Fire Department participate in an application for grant monies for equipment to be used by the department members; and

WHEREAS, the firefighters have the need for various safety training equipment to improve public safety such as two EMS training mannequins (1-adult and 1-child) to ensure they are able to meet the needs presented from various service calls, weather events, and surrounding community mutual aid events; and

WHEREAS, the Kingsville Fire Department has been called on to participate in various community events and to provide assistance to neighboring communities who also participate in the Coastal Bend Council of Governments Master Mutual Aid Agreement, as well as participating with state and federal entities in special operations; and

WHEREAS, the requested equipment would assist with the diverse types of scenarios that can be encountered when the firefighters respond to an event and provide public safety services within the community; and

WHEREAS, the Ed Rachal Foundation does not require a cash match and may award part, none, or all of the funds requested, though any monetary award would require a budget amendment; and

WHEREAS, the City Commission of the City of Kingsville through this resolution has authorized the Fire Chief to submit the grant and administer the grant and necessary paperwork if the grant is awarded to the City;

NOW THEREFORE, BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the City Commission approves the submission of a grant application to the Ed Rachal Foundation for equipment for the Kingsville Fire Department, with no anticipated cash match and authorizes the Fire Chief to submit the grant, accept and administer the grant and necessary paperwork if the grant is awarded to the City.

II.

THAT this Resolution shall be and become effective on or after adoption.

PASSED AND APPROVED by a majority vote of the City Commission the 28th day of July, 2025.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM

Courtney Alvarez, City Attorney

AGENDA ITEM #5

**City of Kingsville
Engineering Dept.**

TO: Mayor and City Commissioners

CC: Charlie Sosa, Interim City Manager

FROM: Rutilio P. Mora Jr, P.E., City Engineer

DATE: July 28, 2025

SUBJECT: Consider Awarding Bid No. 25-17 for the General Land Office (GLO) Community Development Block Grant Mitigation (CDBG-MIT) Contract No. 22-085-009-D237 Project 14 – E. Santa Gertrudis Ave. Storm Water Improvements

Purpose:

We are seeking approval to award the eighth GLO CDBG-MIT Hurricane Harvey State Mitigation Competition Round 1 grant. Project 14 – E. Santa Gertrudis Ave. Storm Water Improvements is a critical component of the city's flood management infrastructure upgrades. This project includes the installation of 2,965 linear feet of reinforced concrete culvert, 14 inlets, 5,343 SY of asphalt and related appurtenances to improve stormwater drainage and reduce future flood risks. The project will be completed within 360 consecutive calendar days after giving the Notice to Proceed.

Summary:

This project was advertised in the local newspaper on June 12th and 19th and city's website. Sealed bids for Bid No. 25-17 (Project 14) were received prior to the deadline of July 8, 2025, at 2:00pm and read out loud, from five bidders:

1. D&J Utility Services LLC, Aransas Pass, TX 78335
2. RS Parker Construction LLC, Corpus Christi, TX 78408
3. White Star Services LLC, Corpus Christi, TX 78415
4. D&M Underground Corp., Corpus Christi, TX 78418
5. Grace Paving and Construction Inc., Corpus Christi, TX 78405

The base bids range from \$1,110,141.86 to \$1,800,510.00. Alternate No. 1 bids range from \$8,020.10 to \$21,423.00. The total bids range from \$1,118,161.96 to \$1,809,623.84. After review, staff recommends awarding the project to the lowest bidder, Grace Paving and Construction Inc., for the total base bid amount of \$1,118,161.96. Also, the bid is 38% below the engineer's estimate which is considered reasonable.



**City of Kingsville
Engineering Dept.**

Background:

The General Land Office (GLO) awarded \$36,311,929.00 to the City of Kingsville for citywide drainage improvements on May 21, 2021. Texas Land Commissioner George P. Bush announced over \$46 million in flood mitigation projects to improve drainage infrastructure in Kleberg County and the City of Kingsville. These projects will benefit thousands of residents in low-to-moderate income (LMI) areas that have experienced repeated storm damage, including during Hurricane Harvey in 2017.

The City of Kingsville amended its Drainage Master Plan in 2020 to include five additional sites, covering all areas of the city. External funding is necessary to complete these improvements, which will bolster community resilience by reducing flood-related economic losses, protecting public infrastructure, and preserving emergency response capabilities.

These drainage improvements will efficiently direct stormwater from residential and commercial areas to outflows leading to Santa Gertrudis Creek, San Fernando Creek, and ultimately Baffin Bay. The improvements include:

- Installation of 9,000 feet of reinforced concrete pipe and 23,100 feet of culverts with 130 added inlets
- 65 junction boxes and 6,900 feet of curb and gutter to drain water from road surfaces
- Surface repairs using flex base with geogrid for soil stabilization, with either a 4-inch hot mix asphalt or concrete pavement surface
- Replacement of impacted sidewalks for pedestrian safety
- Installation of concrete headwalls at drainage pipe and culvert ends to prevent erosion

Financial Impact:

Project 14 will be funded by the General Land Office Hurricane Harvey Mitigation Grant (Fund 122) in the amount of \$1,118,161.96.

Recommendation:

Staff recommends awarding CDBG-MIT GLO Contract No. 22-085-009-D237 – Project 14 (E. Santa Gertrudis Ave. Storm Water Improvements) to Grace Paving and Construction Inc., for the total base bid amount of \$1,118,161.96.

Attachments:

- Bid Recommendation/Award Letter for Project 14
- Bid Tabulation for Project 14



July 22, 2025

Rutilio “Rudy” Mora, P.E., CFM
City Engineer
City of Kingsville
400 W. King Ave.
Kingsville, TX 78363

Re: CDBG-MIT GLO Contract No. 22-085-009-D237 Project 14, (City of Kingsville Bid No. 25-17) – ICE award recommendation

Dear Mr. Mora,

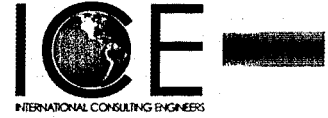
This memorandum is in reference to ICE’s recommendation for award of the above-mentioned project which consists of the installation of approximately 660 LF of 12”Ø reinforced concrete pipe, 1,934 LF of 24”Ø reinforced concrete pipe, 371 LF of 6’ x 1’ reinforced concrete box, mill and overlay of existing pavement, grate inlets, and curb inlets along Santa Monica St. and Santa Barbara Dr, from W. Santa Gertrudis St. to an outfall ditch at the dead end of Santa Barbara Dr., with items associated with the installation (service connections, curb and gutter repairs, pavement repairs, traffic control, etc.).

The following is a Bid Summary for the above referenced project. Five (5) general contractors submitted bids to the City of Kingsville on 07/08/2025. Their information is attached herewith. The bidders’ list with their total bid is given below:

City of Kingsville – GLO D237 Project 14

Rank	Company	Submitted Base Bid	Corrected Base Bid	Additive Bid No. 1	Corrected Total 1
1	Grace Paving & Construction, Inc.	\$1,110,141.86		\$8,020.10	\$1,118,161.96
2	D&J Utility Services, LLC	\$1,589,874.00		\$10,025.00	\$1,599,899.00
3	D&M Underground Corp.	\$1,628,541.00		\$14,425.00	\$1,642,966.00
4	White Star Services, LLC	\$1,728,315.33		\$21,423.00	\$1,749,738.33
5	R.S. Parker Construction	\$1,800,510.09	\$1,800,510.19	\$9,113.75	\$1,809,623.94

Grace Paving & Construction, Inc. submitted the lowest total bid of **\$1,118,161.96**. On 07/08/2025 Grace Paving & Construction, Inc. was notified of the low bid pending GLO



and City of Kingsville approval. A notice to proceed will be delivered upon commencement of the preconstruction meeting.

The Engineer's estimate is \$1,809,454.75. The bid is 38% below the engineer's estimate which is considered reasonable. Furthermore, no clerical errors were found in Grace Paving & Construction, Inc.'s packet.

Therefore, it is ICE's recommendation that Grace Paving & Construction, Inc. be awarded this bid. It is the city's discretion to waive any informality or to reject any or all bids.

If you have any questions or need additional information, please contact me at (361) 826-5805 or charlie@icengineers.net

Sincerely,

A handwritten signature in black ink, appearing to read 'JC Cardenas', written over a horizontal line.

Juan Carlos "Charlie" Cardenas, P.E.
Senior Engineer

City of Kingsville GLO SW Project 14 (GLO Contract No. 22-085-009-D237) Bid Tabulation
 Bid Opening Date and Location: July 8, 2025 - City Hall
 400 W. King Ave., Kingsville, TX 78363

ITEM	DESCRIPTION	QTY	UNIT	Grace Paving & Construction Inc.		D&J Utility Services LLC		D&M Underground Corp.		White Star Services LLC		RS Parker Construction	
				UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT
A1	Mobilization/ Bonds/ Insurance	1	LS	\$69,096.00	\$69,096.00	\$100,000.00	\$100,000.00	\$81,000.00	\$81,000.00	\$101,070.00	\$101,070.00	\$65,625.00	\$65,625.00
A2	Traffic Control	1	LS	\$7,656.75	\$7,656.75	\$100,000.00	\$100,000.00	\$28,000.00	\$28,000.00	\$20,775.50	\$20,775.50	\$56,250.00	\$56,250.00
A3	Utility Adjustment	1	LS	\$6,150.00	\$6,150.00	\$7,500.00	\$7,500.00	\$20,000.00	\$20,000.00	\$2,807.50	\$2,807.50	\$6,875.00	\$6,875.00
A4	SWPP (Erosion Control Log)	112	LF	\$4.39	\$491.68	\$10.00	\$1,120.00	\$10.00	\$1,120.00	\$15.16	\$1,697.92	\$25.00	\$2,800.00
A5	Remove Existing Street Asphalt	2860	SY	\$18.76	\$53,653.60	\$20.00	\$57,200.00	\$20.00	\$57,200.00	\$101.07	\$289,060.20	\$12.92	\$36,951.20
A6	Mill Existing Street Asphalt	1724	SY	\$5.92	\$6,758.08	\$5.50	\$9,482.00	\$18.00	\$30,832.00	\$8.42	\$14,516.08	\$31.49	\$54,288.76
A7	Remove Existing Curb	780	LF	\$5.83	\$4,447.40	\$15.00	\$11,700.00	\$6.00	\$4,680.00	\$4.49	\$3,502.20	\$12.50	\$9,750.00
A8	Remove Existing Curb & Gutter	468	LF	\$5.85	\$2,737.80	\$15.00	\$7,020.00	\$6.00	\$2,808.00	\$7.41	\$3,447.88	\$18.95	\$8,868.60
A9	Remove Existing Sidewalk Concrete	85	SY	\$38.00	\$3,230.00	\$135.00	\$11,475.00	\$3.00	\$255.00	\$19.99	\$1,699.15	\$18.75	\$1,593.75
A10	Remove Existing Concrete Valley Gutter	209	SY	\$15.83	\$3,308.47	\$135.00	\$28,215.00	\$20.00	\$4,180.00	\$48.29	\$10,092.61	\$25.60	\$5,350.40
A11	Remove Existing Concrete	12	SY	\$97.38	\$1,168.56	\$135.00	\$16,200.00	\$100.00	\$1,200.00	\$89.84	\$1,078.08	\$20.00	\$240.00
A12	Remove Existing Concrete Rip Rap	12	SY	\$94.30	\$1,131.60	\$135.00	\$16,200.00	\$100.00	\$1,200.00	\$89.84	\$1,078.08	\$20.00	\$240.00
A13	H.M.A.C. Pavement	2735	SY	\$62.93	\$171,113.55	\$38.00	\$103,930.00	\$25.00	\$68,375.00	\$114.55	\$313,294.25	\$81.03	\$221,617.05
A14	Asphalt Repair	884	SY	\$63.32	\$55,974.88	\$200.00	\$176,800.00	\$43.00	\$38,012.00	\$89.84	\$79,418.56	\$75.00	\$66,300.00
A15	Overlay Milled Asphalt	1724	SY	\$26.99	\$46,530.76	\$38.00	\$65,512.00	\$25.00	\$63,100.00	\$48.29	\$83,251.96	\$31.49	\$54,288.76
A16	Repair Existing Curb & Gutter	432	LF	\$35.75	\$15,444.00	\$40.00	\$17,280.00	\$38.00	\$16,416.00	\$31.44	\$13,582.08	\$41.06	\$17,737.92
A17	Repair Existing Sidewalk Concrete	67	SY	\$86.28	\$5,780.76	\$180.00	\$12,600.00	\$35.00	\$12,600.00	\$111.18	\$7,449.06	\$56.25	\$3,768.75
A18	5" Concrete Valley Gutter	47	LF	\$102.06	\$4,796.82	\$120.00	\$14,400.00	\$95.00	\$4,455.00	\$132.51	\$6,227.97	\$62.50	\$2,937.50
A19	Curb Inlet	14	EA	\$2,889.97	\$40,459.58	\$8,500.00	\$119,000.00	\$5,800.00	\$81,200.00	\$4,604.30	\$64,460.20	\$8,125.00	\$113,750.00
A20	Junction Box Type 'A'	11	EA	\$11,490.29	\$126,393.19	\$9,500.00	\$104,500.00	\$22,500.00	\$247,500.00	\$5,951.90	\$65,470.90	\$31,250.00	\$343,750.00
A21	Grate Inlet	4	EA	\$4,305.62	\$17,222.48	\$8,500.00	\$34,000.00	\$6,500.00	\$34,000.00	\$4,604.30	\$18,417.20	\$7,500.00	\$30,000.00
A22	12" RCP Class V	622	LF	\$66.86	\$41,616.92	\$120.00	\$75,600.00	\$117.00	\$72,654.00	\$87.59	\$54,884.58	\$93.75	\$58,662.50
A23	24" RCP Class V	1934	LF	\$102.30	\$197,848.20	\$150.00	\$285,000.00	\$216.00	\$417,744.00	\$157.22	\$304,063.48	\$125.00	\$241,750.00
A24	6x1 RCB	371	LF	\$457.96	\$169,903.16	\$600.00	\$222,000.00	\$865.00	\$320,915.00	\$643.48	\$238,731.08	\$1,000.00	\$371,000.00
A25	Waste Water Line Crossing	1	EA	\$39,000.00	\$39,000.00	\$7,500.00	\$7,500.00	\$25,000.00	\$25,000.00	\$6,344.95	\$6,344.95	\$12,500.00	\$12,500.00
A26	ADA Parallel Curb Ramp	1	EA	\$4,059.00	\$4,059.00	\$3,500.00	\$3,500.00	\$3,800.00	\$3,800.00	\$4,098.95	\$4,098.95	\$1,875.00	\$1,875.00
A27	ADA Perpendicular Curb Ramp	1	EA	\$4,059.00	\$4,059.00	\$3,500.00	\$3,500.00	\$3,800.00	\$3,800.00	\$4,098.95	\$4,098.95	\$1,875.00	\$1,875.00
A28	Concrete Apron	18	SY	\$121.29	\$2,183.22	\$180.00	\$3,240.00	\$100.00	\$1,800.00	\$140.38	\$2,526.84	\$100.00	\$1,800.00
A29	Repair Existing Concrete	12	SY	\$174.25	\$2,091.00	\$180.00	\$2,160.00	\$350.00	\$4,200.00	\$140.38	\$1,684.56	\$168.75	\$2,025.00
A30	Repair Existing Concrete Rip Rap	12	SY	\$174.25	\$2,091.00	\$180.00	\$2,160.00	\$350.00	\$4,200.00	\$140.38	\$1,684.56	\$225.00	\$2,700.00
Total Base Bid				\$1,110,141.86		\$1,589,874.00		\$1,628,541.00		\$1,728,315.33		\$1,800,510.19	

ADDITIVE ALTERNATE BID NO. 1:													
ITEM	DESCRIPTION	QTY	UNIT	Grace Paving & Construction Inc.		D&J Utility Services LLC		D&M Underground Corp.		White Star Services LLC		RS Parker Construction	
				UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT
B1	Refr Pav Mkt Ty 1 (W) 4" (SLD)	780	LF	\$2.42	\$1,887.60	\$3.00	\$2,340.00	\$5.00	\$3,900.00	\$6.60	\$5,148.00	\$2.75	\$2,145.00
B2	Refr Pav Mkt Ty 1 (W) 8" (SLD)	40	LF	\$6.60	\$2,640.00	\$4.00	\$1,600.00	\$5.00	\$2,000.00	\$18.00	\$720.00	\$7.50	\$300.00
B3	Refr Pav Mkt Ty 1 (W) 12" (SLD) Stop Bar	30	LF	\$17.60	\$528.00	\$30.00	\$900.00	\$15.00	\$450.00	\$48.00	\$1,440.00	\$20.00	\$600.00
B4	Refr Pav Mkt Ty 1 (V) 4" (SLD)	675	LF	\$2.42	\$1,633.50	\$3.00	\$2,025.00	\$5.00	\$3,375.00	\$6.60	\$4,455.00	\$2.75	\$1,856.25
B5	Refr Pav Mkt Ty 1 (V) 4" (BRK)	600	LF	\$2.42	\$1,452.00	\$4.00	\$2,400.00	\$5.00	\$3,000.00	\$6.60	\$3,960.00	\$2.75	\$1,650.00
B6	Crosswalk Marking	1	EA	\$1,760.00	\$1,760.00	\$1,500.00	\$1,500.00	\$1,500.00	\$1,500.00	\$4,800.00	\$4,800.00	\$2,000.00	\$2,000.00
B7	Bike Symbol W/ Arrow	2	EA	\$247.50	\$495.00	\$350.00	\$700.00	\$1,000.00	\$2,000.00	\$450.00	\$900.00	\$281.25	\$562.50
Total Additive Alternate Bid No. 1				\$8,020.10		\$10,025.00		\$14,425.00		\$21,423.00		\$9,113.75	

RECOMMENDED AWARD OPTIONS:													
OPTION	DESCRIPTION	Grace Paving & Construction Inc.		D&J Utility Services LLC		D&M Underground Corp.		White Star Services LLC		RS Parker Construction			
		UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT		
1	BASE BID AND ADD. ALT. BID NO. 1		\$1,118,161.96		\$1,599,899.00		\$1,642,966.00		\$1,745,738.33		\$1,809,623.94		
2	BASE BID		\$1,110,141.86		\$1,589,874.00		\$1,628,541.00		\$1,728,315.33		\$1,800,510.19		

Denotes error in bid packet

7/23/2025
 JUAN CARLOS CARDENAS
 99227
 PROFESSIONAL
 LICENSED ENGINEER

ITEM	QTY	UNIT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT
A1	1	LS	\$69,096.00	\$69,096.00	\$100,000.00	\$100,000.00	\$81,000.00	\$81,000.00	\$101,070.00	\$101,070.00	\$65,625.00	\$65,625.00	\$101,070.00	\$101,070.00	\$65,625.00	\$65,625.00
A2	1	LS	\$7,656.75	\$7,656.75	\$100,000.00	\$100,000.00	\$28,000.00	\$28,000.00	\$20,775.50	\$20,775.50	\$56,250.00	\$56,250.00	\$20,775.50	\$20,775.50	\$56,250.00	\$56,250.00
A3	1	LS	\$6,150.00	\$6,150.00	\$7,500.00	\$7,500.00	\$20,000.00	\$20,000.00	\$2,807.50	\$2,807.50	\$6,875.00	\$6,875.00	\$2,807.50	\$2,807.50	\$6,875.00	\$6,875.00
A4	112	LF	\$4.39	\$491.68	\$10.00	\$1,120.00	\$10.00	\$1,120.00	\$15.16	\$1,697.92	\$25.00	\$2,800.00	\$15.16	\$1,697.92	\$25.00	\$2,800.00
A5	2860	SY	\$18.76	\$53,653.60	\$20.00	\$57,200.00	\$20.00	\$57,200.00	\$101.07	\$289,060.20	\$12.92	\$36,951.20	\$101.07	\$289,060.20	\$12.92	\$36,951.20
A6	1724	SY	\$3.92	\$6,758.08	\$5.50	\$9,482.00	\$18.00	\$31,032.00	\$8.42	\$14,516.08	\$31.49	\$54,288.76	\$8.42	\$14,516.08	\$31.49	\$54,288.76
A7	780	LF	\$5.83	\$4,547.40	\$15.00	\$11,700.00	\$6.00	\$4,680.00	\$4.49	\$3,502.20	\$12.50	\$9,750.00	\$4.49	\$3,502.20	\$12.50	\$9,750.00
A8	468	LF	\$5.85	\$2,737.80	\$15.00	\$7,020.00	\$6.00	\$2,808.00	\$17.41	\$8,147.88	\$18.95	\$8,868.60	\$17.41	\$8,147.88	\$18.95	\$8,868.60
A9	85	SY	\$38.00	\$3,230.00	\$135.00	\$11,475.00	\$3.00	\$255.00	\$19.99	\$1,699.15	\$18.75	\$1,593.75	\$19.99	\$1,699.15	\$18.75	\$1,593.75
A10	209	SY	\$15.83	\$3,308.47	\$135.00	\$28,215.00	\$20.00	\$4,180.00	\$48.29	\$10,092.61	\$25.60	\$5,350.40	\$48.29	\$10,092.61	\$25.60	\$5,350.40
A11	12	SY	\$97.38	\$1,168.56	\$135.00	\$1,620.00	\$100.00	\$1,200.00	\$89.84	\$1,078.08	\$20.00	\$240.00	\$89.84	\$1,078.08	\$20.00	\$240.00
A12	12	SY	\$94.30	\$1,131.60	\$135.00	\$1,620.00	\$100.00	\$1,200.00	\$89.84	\$1,078.08	\$15.00	\$180.00	\$89.84	\$1,078.08	\$15.00	\$180.00
A13	2735	SY	\$62.93	\$172,113.55	\$38.00	\$103,930.00	\$25.00	\$68,375.00	\$114.55	\$313,294.25	\$81.03	\$221,617.0	\$114.55	\$313,294.25	\$81.03	\$221,617.0
A14	884	SY	\$63.32	\$55,974.88	\$200.00	\$176,800.00	\$43.00	\$38,012.00	\$89.84	\$79,418.56	\$75.00	\$66,300.00	\$89.84	\$79,418.56	\$75.00	\$66,300.00
A15	1724	SY	\$26.99	\$46,530.76	\$38.00	\$65,512.00	\$25.00	\$43,100.00	\$48.29	\$83,251.96	\$31.49	\$54,288.76	\$48.29	\$83,251.96	\$31.49	\$54,288.76
A16	432	LF	\$35.75	\$15,444.00	\$40.00	\$17,280.00	\$38.00	\$16,416.00	\$31.44	\$13,582.08	\$41.06	\$17,737.92	\$31.44	\$13,582.08	\$41.06	\$17,737.92
A17	67	SY	\$86.28	\$5,780.76	\$180.00	\$12,060.00	\$55.00	\$3,685.00	\$111.18	\$7,449.06	\$56.25	\$3,768.75	\$111.18	\$7,449.06	\$56.25	\$3,768.75
A18	47	LF	\$102.06	\$4,796.82	\$120.00	\$5,640.00	\$95.00	\$4,465.00	\$132.51	\$6,227.97	\$62.50	\$2,937.50	\$132.51	\$6,227.97	\$62.50	\$2,937.50
A19	14	EA	\$2,889.97	\$40,459.58	\$8,500.00	\$119,000.00	\$5,800.00	\$81,200.00	\$4,604.30	\$64,460.20	\$8,125.00	\$113,750.0	\$4,604.30	\$64,460.20	\$8,125.00	\$113,750.0
A20	11	EA	\$11,490.29	\$126,393.19	\$9,500.00	\$104,500.00	\$22,500.00	\$247,500.00	\$5,951.90	\$65,470.90	\$31,250.00	\$343,750.0	\$5,951.90	\$65,470.90	\$31,250.00	\$343,750.0
A21	4	EA	\$4,305.62	\$17,222.48	\$8,500.00	\$34,000.00	\$8,500.00	\$34,000.00	\$4,604.30	\$18,417.20	\$7,500.00	\$30,000.00	\$4,604.30	\$18,417.20	\$7,500.00	\$30,000.00
A22	662	LF	\$66.86	\$44,261.32	\$120.00	\$79,440.00	\$117.00	\$77,454.00	\$87.59	\$57,984.58	\$93.75	\$62,062.50	\$87.59	\$57,984.58	\$93.75	\$62,062.50
A23	1934	LF	\$102.30	\$197,848.20	\$150.00	\$290,100.00	\$216.00	\$417,744.00	\$157.22	\$304,063.48	\$125.00	\$241,750.0	\$157.22	\$304,063.48	\$125.00	\$241,750.0
A24	371	LF	\$457.96	\$169,903.16	\$600.00	\$222,600.00	\$865.00	\$320,915.00	\$643.48	\$238,731.08	\$1,000.00	\$371,000.0	\$643.48	\$238,731.08	\$1,000.00	\$371,000.0
A25	1	EA	\$39,000.00	\$39,000.00	\$7,500.00	\$7,500.00	\$25,000.00	\$25,000.00	\$6,344.95	\$6,344.95	\$12,500.00	\$12,500.00	\$6,344.95	\$6,344.95	\$12,500.00	\$12,500.00
A26	1	EA	\$4,059.00	\$4,059.00	\$3,500.00	\$3,500.00	\$3,800.00	\$3,800.00	\$4,098.95	\$4,098.95	\$1,875.00	\$1,875.00	\$4,098.95	\$4,098.95	\$1,875.00	\$1,875.00
A27	1	EA	\$4,059.00	\$4,059.00	\$3,500.00	\$3,500.00	\$4,000.00	\$4,000.00	\$4,098.95	\$4,098.95	\$1,875.00	\$1,875.00	\$4,098.95	\$4,098.95	\$1,875.00	\$1,875.00
A28	18	SY	\$121.29	\$2,183.22	\$180.00	\$3,240.00	\$100.00	\$1,800.00	\$140.38	\$2,526.84	\$100.00	\$1,800.00	\$140.38	\$2,526.84	\$100.00	\$1,800.00
A29	12	SY	\$174.25	\$2,091.00	\$180.00	\$2,160.00	\$350.00	\$4,200.00	\$140.38	\$1,684.56	\$168.75	\$2,025.00	\$140.38	\$1,684.56	\$168.75	\$2,025.00
A30	12	SY	\$174.25	\$2,091.00	\$180.00	\$2,160.00	\$350.00	\$4,200.00	\$140.38	\$1,684.56	\$225.00	\$2,700.00	\$140.38	\$1,684.56	\$225.00	\$2,700.00
Total Base Bid			\$1,110,141.86		\$1,589,874.00		\$1,628,541.00		\$1,728,315.33		\$1,800,510.19					

ADDITIVE ALTERNATE BID NO. 1:

				Construction Inc.		D&J Utility Services LLC		D&M Underground Corp.		White Star Services LLC		RS Parker Construction	
ITEM	DESCRIPTION	QTY	UNIT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT	UNIT COST	AMOUNT
B1	Refl Pav Mrk Ty 1 (W) 4" (SLD)	780	LF	\$2.42	\$1,887.60	\$3.00	\$2,340.00	\$5.00	\$3,900.00	\$6.60	\$5,148.00	\$2.75	\$2,145.00
B2	Refl Pav Mrk Ty 1 (W) 8" (SLD)	40	LF	\$6.60	\$264.00	\$4.00	\$160.00	\$5.00	\$200.00	\$18.00	\$720.00	\$7.50	\$300.00
B3	Refl Pav Mrk Ty 1 (W) 12" (SLD) Stop Bar	30	LF	\$17.60	\$528.00	\$30.00	\$900.00	\$15.00	\$450.00	\$48.00	\$1,440.00	\$20.00	\$600.00
B4	Refl Pav Mrk Ty 1 (Y) 4" (SLD)	675	LF	\$2.42	\$1,633.50	\$3.00	\$2,025.00	\$5.00	\$3,375.00	\$6.60	\$4,455.00	\$2.75	\$1,856.25
B5	Refl Pav Mrk Ty 1 (Y) 4" (BRK)	600	LF	\$2.42	\$1,452.00	\$4.00	\$2,400.00	\$5.00	\$3,000.00	\$6.60	\$3,960.00	\$2.75	\$1,650.00
B6	Crosswalk Marking	1	EA	\$1,760.00	\$1,760.00	\$1,500.00	\$1,500.00	\$1,500.00	\$1,500.00	\$4,800.00	\$4,800.00	\$2,000.00	\$2,000.00
B7	Bike Symbol W/ Arrow	2	EA	\$247.50	\$495.00	\$350.00	\$700.00	\$1,000.00	\$2,000.00	\$450.00	\$900.00	\$281.25	\$562.50
Total Additive Alternate Bid No. 1				\$8,020.10		\$10,025.00		\$14,425.00		\$21,423.00		\$9,113.75	

RECOMMENDED AWARD OPTIONS:

AGENDA ITEM #6

**City of Kingsville
Engineering Dept.**

TO: Mayor and City Commissioners

CC: Charlie Sosa, Interim City Manager

FROM: Rutilio P. Mora Jr, P.E., City Engineer

DATE: July 28, 2025

SUBJECT: Consider Approving Change Order No. 1 Bid No. 25-13 for the General Land Office (GLO) Community Development Block Grant Mitigation (CDBG-MIT) Contract No. 22-085-009-D237 Project 10 – N. Armstrong St. Storm Water Improvements

Purpose:

Consider approving Change Order No. 1 (CO-1) for the General Land Office (GLO) Community Development Block Grant Mitigation (CDBG-MIT) Contract No. 22-085-009-D237. CO-1 will increase the contract price by \$51,176.84 and increase the contract time by 20 calendar days. The additional work will provide a road diet to the area and guide motorists and non-motorists along the wider street and enhance traffic safety.

Summary:

GLO Change Order No. 1 – Contract Price

Item	Description	Unit	Quantity	Unit Cost	Total
CO1-1	TY 1 (W) 4" (SLD) (090 MIL)	LF	7722	\$1.25	\$9,652.50
CO1-2	TY C (W) (ARROW)	EA	4	\$227.50	\$910.00
CO1-3	TY C (W) (DBL ARROW)	EA	3	\$455.00	\$1,365.00
CO1-4	TY 1 (W) 12" (SLD) (090MIL)	LF	115	\$3.90	\$448.50
CO1-5	TY 1 (W) (BIKE SYML) (100MIL)	EA	18	\$227.50	\$4,095.00
CO1-6	TY 1 (W) (BIKE ARW) (100MIL)	EA	18	\$123.50	\$2,223.00
CO1-7	TY 1 (Y) 4" (BRK) (090MIL)	LF	3,680	\$1.43	\$5262.40
CO1-8	TY 1 (Y) 4" (SLD) (090MIL)	LF	4,788	\$1.43	\$6,846.84
CO1-9	TY C (W) (WORD)	EA	4	\$357.50	\$1,430.00



**City of Kingsville
Engineering Dept.**

CO1-10	TY 1 (Y) (GORE)	SY	169	\$28.60	\$4,833.40
CO1-11	TY 1 (W) (GORE)	SY	87	\$54.60	\$4,750.20
CO1-12	Crosswalk Marking	EA	4	\$2,340	\$2,240.00
GLO Change Order No. 1 Total					\$51,176.84

GLO Change Order No. 1 – Contract Time

Description	Calendar Days
Pavement Striping	20

Revised Contract Price and Time \$1,138,964.84 and 200 Calendar Days

Background:

We are seeking approval to award the seventh GLO CDBG-MIT Hurricane Harvey State Mitigation Competition Round 1 grant. Project 10 – N. Armstrong St. Storm Water Improvements is a critical component of the city's flood management infrastructure upgrades. This project includes the installation of 310 linear feet of reinforced concrete culvert, 15 curb inlets with throat extension, and related appurtenances to improve stormwater drainage and reduce future flood risks. The project will be completed within 180 consecutive calendar days after given the Notice to Proceed.

This project was advertised in the local newspaper on February 13th and 20th and city's website. Sealed bids for Bid No. 25-13 (Project 10) were received prior to the deadline of March 18, 2025, at 2:00pm and read out loud, from three bidders:

1. D&J Utility Services LLC, Sinton, Texas
2. Mor-Will LLC, Mission, Texas
3. CK Newberry LLC, Karnes City, Texas

The base bids range from \$489,400.00 to \$1,097,565.00. Alternate No. 1 bids range from \$453,918.00 to \$655,019.40. The total bids range from \$1,087,748.00 to \$1,551,483.00. After review, staff recommends awarding the project to the lowest bidder, D&J Utility Services LLC, for the total base bid amount of \$1,087,748.00. Also, the bid is 17% below the engineer's estimate which is considered reasonable.

Financial Impact:

Change Order No. 1 will be funded by the General Land Office Hurricane Harvey Mitigation Grant (Fund 122) in the amount of \$51,176.84.



**City of Kingsville
Engineering Dept.**

Recommendation:

Staff recommends approving the Change Order No. 1 for CDBG-MIT GLO Contract No. 22-085-009-D237 – Project 10 (N. Armstrong St. Storm Water Improvements) for the additional amount of \$51,176.84 and increased 20 calendar days.

Attachments:

- Project 10 GLO Change Order No. 1



July 23, 2025

Rutilio "Rudy" Mora, P.E., CFM
City Engineer
City of Kingsville
400 W. King Ave.
Kingsville, TX 78363

Re: CDBG-MIT GLO Contract No. 22-085-009-D237 Project 10, (City of Kingsville Bid No. 25-13) – ICE CO 1 recommendation

Dear Mr. Mora,

This memorandum is in reference to ICE's recommendation to Change Order 1, in the amount of **\$51,176.84**. The Change Order is to add pavement striping and markings to N. Armstrong St. From W. Corral Ave. to W. Santa Gertrudis St. The striping plan will consist of north and south travel lanes, a designated left turn lane, bicycle lanes, crosswalks, and appropriate goring compliant with all current standards.

ICE has reviewed the proposal and agree that the costs of the new contract items are within a reasonable difference of the Engineer's estimate and within industry averages.

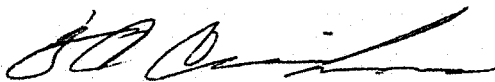
Additionally, D & J Utility Services, LLC requests a time extension of 20 days. ICE recommends a 20-day extension to allow for mobilization and execution of the additional items.

This Change Order 1 will increase the original contract amount of \$1,087,788.00 by approximately **4.7%**, which falls within the 25% allowance per the GLO contract. The adjusted contract amount with this change order will be \$1,138,964.84.

Therefore, it is ICE's recommendation to approve Change Order 1. The City of Kingsville has the final decision to approve/not approve change orders.

If you have any questions or need additional information, please contact me at (361) 826-5805 or charlie@icengineers.net

Sincerely,



Juan Carlos "Charlie" Cardenas, P.E.
Senior Engineer

RESOLUTION #2025-_____

A RESOLUTION AUTHORIZING THE INTERIM CITY MANAGER TO EXECUTE CHANGE ORDER #1 FOR THE CONSTRUCTION CONTRACT WITH D&J UTILITY SERVICES LLC FOR THE GLO CDBG-MIT CONTRACT 22-085-009-D237 PROJECT 10: N. ARMSTRONG AVE. STORM WATER IMPROVEMENTS; REPEALING ALL CONFLICTING RESOLUTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Kingsville (City) intends to make some storm water improvements through a General Land Office (GLO) Community Development Block Grant (CDBG) -Mitigation (MIT) Program via Contract #22-085-009-D237 Project 10: N. Armstrong Ave. Storm Water Improvements (from Corral Ave. to Santa Gertrudis Ave.) and went out for bids via Bid #25-13 which was advertised on February 13th & 20th, 2025;

WHEREAS, the three bids were received by the March 18, 2025 deadline that were responsive to Bid #25-13 and after reviewing the bid submittals staff and the outside engineer (ICE) recommended the bid be awarded to the low bidder, which was D&J Utility Services LLC, from Sinton, Texas (Vendor);

WHEREAS, the City awarded Bid#25-13 to Vendor at a Commission meeting on April 14, 2025 for a total amount of \$1,087,788.00 and 180 consecutive calendar days from the Notice to Proceed;

WHEREAS, the City and Vendor worked to prepare a contract for GLO CDBG-MIT Contract No. 22-085-009-D237 Project 10: N. Armstrong Ave. Storm Water Improvements and the parties both agree to the terms of the proposed contract for the base bid (\$489,440.00) and for alternate no. 1 (\$598,348.00), which together is a total amount of \$1,087,788.00 and 180 calendar days, and approved the contract on April 28, 2025 via Resolution #2025-47;

WHEREAS, it is recommended that additional work to include traffic control upgrades for motorists and non-motorists be done to enhance public safety that will result in an additional \$51,176.84 and 20 calendar days;

WHEREAS, staff is recommending the City Commission approve Change Order #1 for the construction contract with vendor as presented for a total amount of \$1,138,964.84 with a contract time of 200 calendar days;

BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the City Commission of the City of Kingsville, Texas to approves and authorizes the Interim City Manager to execute Change Order #1 for the Construction Contract for General Land Office (GLO) Community Development Block Grant (CDBG) -Mitigation (MIT) program via Contract No. 22-085-009-D237 Project 10: N. Armstrong Ave. Storm Water Improvements between the City of Kingsville, Texas and D&J Utility Services LLC, from Sinton, Texas as per staff recommendation and 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 _____ 28th day of July, 2025.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney



COMMUNITY DEVELOPMENT & REVITALIZATION
The Texas General Land Office
Construction Change Order Request

NOTE: Texas Local Government Code Sec. 262.031 "CHANGES IN PLANS AND SPECIFICATIONS" regulations apply. Generally, a cumulative increase in the contract price in excess of 25% or a cumulative decrease in excess of 18% are disallowed.

Subrecipient: City of Kingsville GLO Contract Number: 22-085-009-D237 Date: 7/23/2025

Engineer Name Address & Phone	Subrecipient Name, Address, & Phone Number:	Contractor Name, Address & Phone Number:
International Consulting Engineers 261 Saratoga Blvd. Corpus Christi, TX 78417 361-826-5805	City of Kingsville 400 W. King Ave. Kingsville, TX 78363 361-595-8040	D&J Utility Services, LLC 113 Candlelite Ln Sinton, TX 78387 361-814-3757

Project #: 10 Bid Package #: 1 Change Order #: 1
 Contract Origination Date: 4/28/2025 Project Description: Storm Water Improvements

You are hereby requested to comply with the following changes from the contract plans and specifications.

Item No.	Description of Changes: Quantities, Units, Unit Prices, Change in Completion Schedule etc.	Decrease in Contract Price	Increase in Contract Price
C01-1	Ty 1 (W) 4" (SLD)(090MIL), \$1.25/LF, +7722 LF		9,652.50
C01-2	Ty C (W) (ARROW), \$227.50/EA, +4 EA		910
C01-3	Ty C (W) (DBL ARROW), \$455.00/EA, +3 EA		1,365
C01-4	Ty 1 (W) 12" (SLD)(090MIL), \$3.90/LF, +115 LF		448.50
C01-5	Ty 1 (W) (BIKE SML)(100MIL), \$227.50/EA, +18 EA		4,095
C01-6	Ty (W) (BIKE ARW)(100MIL), \$123.50/EA, +18 EA		2,223
C01-7	Ty 1 (Y) 4" (BRK)(090MIL), \$1.43/LF, +3680 LF		5,262.40
C01-8	Ty 1 (Y) 4" (SLD)(090MIL), \$1.43/LF, +4788 LF		6,846.84
C01-9	Ty C (W) (WORD), \$357.50/EA, +4 EA		1,430.00
C01-10	Ty 1 (Y) (GORE), \$28.60/SY, +169 SY		4,833.40
C01-11	Ty 1 (W) (GORE), \$54.60/SY, +87 SY		4,750.20
C01-12	Crosswalk Marking, \$2340.00/EA, +4 EA		9,360.00

See sheet 2 to add additional entries

Change in Construction Contract Price

Original Contract Price:	<u>1,087,788.00</u>
Cumulative Previous Change Order(s) Total:	<u>0.00</u>
Contract Price Prior to this Change Order:	<u>1,087,788.00</u>
Net Increase/Decrease of this Change Order:	<u>51,176.84</u>

Change in Contract Time (Calendar Days)

Original Contract Time in Days:	<u>180</u>
Net Change from Previous Change Order(s) in Days:	<u>0</u>
Contract Time Prior to this Change Order in Days:	<u>180</u>
Net Increase/Decrease of this Change Order in Days:	<u>20</u>



COMMUNITY DEVELOPMENT & REVITALIZATION
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Contract Price with All Approved Change Orders:	1,138,964.84	Contract Time with All Approved Change Orders in Days:	200
Cumulative Percent Change in Contract Price (+/-)	4.70%	Subrecipient Contract End Date:	1/31/2027
Construction Contract Start Date:	6/2/2025	Construction Contract End Date:	12/20/2025

Reimbursements of costs included in this change order are subject to review by GLO-CDR.

*This document may be executed prior to submission for GLO-CDR review, but all parties involved will be held responsible if the change order or amendment warranted as a result of this change order is not in compliance with CDBG or HUD Requirements

Subrecipient Signature	Engineer Signature	Contractor Signature
Sam Fugate, Mayor	Juan Carlos Cardenas, PE, Senior Engineer	Rodney S. Parker, President
Subrecipient Name and Title (Printed)	Engineer Name and Title (Printed)	Contractor Name and Title (Printed)
Subrecipient Signature	Engineer Signature	Contractor Signature

Justification for Change Order

1. Will this change order increase or decrease the number of beneficiaries? ☐ Increase ☐ Decrease ☒ No Change

If there is a change, how many beneficiaries will be affected?

Total LMI

2. Effect of this change on the scope of work: ☒ Increase ☐ Decrease ☐ No Change

3. Effect on operation and maintenance costs: ☐ Increase ☐ Decrease ☒ No Change

4. Are all prices in the change order dependent upon unit prices found in the original bid? ☐ Yes ☒ No

If "no", explain:

Existing pavement markings will be demolished during construction. New pavement markings are to current standards.

5. Has the change created new circumstances or environmental conditions which may affect the project's impact, such as concealed or unexpected conditions discovered during actual construction? ☐ Yes ☒ No

If "yes", is an environmental assessment required?



COMMUNITY DEVELOPMENT & REVITALIZATION
The Texas General Land Office
Construction Change Order Request

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- | | | |
|--|---|-----------------------------|
| 6. Is the Texas Council on Environmental Quality (TCEQ) clearance still valid (if applicable)? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| 7. Is the CCN permit still valid? (<i>sewer projects only</i>) | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| 8. Are the disability access requirements/approval still valid (if applicable)? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| 9. Are other Disaster Recovery contractual special condition clearances still valid? | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |

If "no", explain:

Disclaimer: The Texas General Land Office has made every effort to ensure the information contained on this form is accurate and in compliance with the most up-to-date CDBG-DR and/or CDBG-MIT federal rules and regulations, as applicable. It should be noted that the Texas General Land Office assumes no liability or responsibility for any error or omission on this form that may result from the interim period between the publication of amended and/or revised federal rules and regulations and the Texas General Land Office's standard review and update schedule.

AGENDA ITEM #7

**Information for condemnation of 525 E. Ave D,
please see Public Hearing # 2 information**

AGENDA ITEM #8