

City of Kingsville, Texas

AGENDA
CITY COMMISSION
MONDAY, MARCH 9, 2026
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)

None.

APPROVED BY:

Charlie Sosa
Charlie Sosa
City Manager

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

1. Public Hearing on condemnation of structure at 518 W. Johnston, Kingsville, Texas. (Economic Development and Interim Planning Director).
2. Public Hearing on condemnation of structure at 529 W. Johnston, Kingsville, Texas. (Economic Development and Interim Planning Director).
3. Public Hearing on condemnation of structure at 307 E. Ragland, Kingsville, Texas. (Economic Development and Interim Planning Director).
4. Public Hearing on condemnation of structure at 218 W. Lott, Kingsville, Texas. (Economic Development and Interim Planning Director).
5. Public Hearing on condemnation of structure at 303 W. Lott, Kingsville, Texas. (Economic Development and Interim Planning Director).
6. Public Hearing on condemnation of structure at 1240 E. Ave. D, Kingsville, Texas. (Economic Development and Interim Planning Director).
7. Public Hearing on condemnation of structure at 516 E. Nettie, Kingsville, Texas. (Economic Development and Interim Planning Director).
8. Public Hearing on condemnation of structure at 406 E. Henrietta, Kingsville, Texas. (Economic Development and Interim Planning Director).
9. Public Hearing on condemnation of structure at 622 W. Fordyce, Kingsville, Texas. (Economic Development and Interim Planning Director).

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)

None.

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

1. Consider condemnation of structure located at 518 W. Johnston, Kingsville, Texas. (Economic Development and Interim Planning Director).
2. Consider condemnation of structure located at 529 W. Johnston, Kingsville, Texas. (Economic Development and Interim Planning Director).
3. Consider condemnation of structure located at 307 E. Ragland, Kingsville, Texas. (Economic Development and Interim Planning Director).
4. Consider condemnation of structure located at 218 W. Lott, Kingsville, Texas. (Economic Development and Interim Planning Director).
5. Consider condemnation of structure located at 303 W. Lott, Kingsville, Texas. (Economic Development and Interim Planning Director).

6. Consider condemnation of structure located at 1240 E. Ave. D, Kingsville, Texas. (Economic Development and Interim Planning Director).
7. Consider condemnation of structure located at 516 E. Nettie, Kingsville, Texas. (Economic Development and Interim Planning Director).
8. Consider condemnation of structure located at 406 E. Henrietta, Kingsville, Texas. (Economic Development and Interim Planning Director).
9. Consider condemnation of structure located at 622 W. Fordyce, Kingsville, Texas. (Economic Development and Interim Planning Director).
10. Discuss and consider approving a resolution appointing Election Judges and the Early Voting Ballot Board Judge for the City of Kingsville Special Recall Election May 2, 2026. (City Secretary). (*Descunche y considere aprobatoria una resolución de nombramiento de Jueces Electorales y del Juez de la Junta de Boletas Electorales de la Votación Anticipada para las Elecciones Especial de Revocación de la Ciudad de Kingsville el 2 de Mayo de 2026. (Secretaria Municipal).*
11. Discuss and consider approving a resolution for the City of Kingsville Special Recall Election, designating voting precincts, polling places, establishing election procedures, and appointing Early Voting Clerk. (City Secretary). (*Descunche y considere aprobatoria una resolución para la elección especial de revocación de la ciudad de Kingsville, designando los colegios electorales, los colegios electorales, estableciendo procedimientos electorales y nombrando un secretario de votación anticipada. (Secretaria Municipal).*
12. Discuss and consider approving a resolution authorizing the application to the Texas Department of Agriculture for the 2026 TXCDBG CD Program for a pump house at Water Well #14; designating authorized signatories to act on the City's behalf with such program; Step One. (cash match if awarded \$112,125.00) (City Engineer).
13. Discuss and consider approving a resolution designating authorized signatories for contractual documents and documents for requesting funds pertaining to the General Land Office (GLO) CDBG-MIT Fund under the Resilient Communities Program for a Comprehensive Master Plan; Contract Number 23-160-135-F539. (City Engineer).
14. Discuss and consider approving a resolution authorizing the Fire Chief to execute a Memorandum of Understanding for the Whole Blood Program between the Coastal Bend Regional Advisory Council and the City of Kingsville-Fire Department. (Fire Chief).
15. Discuss and consider approving a resolution authorizing application to, administration of, and acceptance of Office of the Governor, Public Safety Office, Homeland Security Grants Division's FY2027 Operation Lone Star Grant Program (OLS); authorizing the Chief of Police to act on the City's behalf with such program; naming a Financial Officer. (no anticipated cash match). (Police Chief).
16. Discuss and consider approving the purchase of a 2024 Ford F-150 pickup truck for the Police Department via the TIPS USA purchasing cooperative using Operation Lone Star Grant funds. (for total outfitted cost of \$92,519.58) (Police Chief).
17. Discuss and consider introduction of an ordinance amending the Fiscal Year 2025-2026 Budget to accept and expend Operation Lone Star Grant award #4385703 for the purchase of a 2024 Ford F-150 pickup truck. (Police Chief).
18. Discuss and consider approving emergency repairs to sewer main on 14th Street via the BuyBoard purchasing cooperative using Utility Fund Budget Amendment Reserve funds. (for total cost of \$66,705.00) (Public Works Director).
19. Discuss and consider approving the purchase of a 2026 Chevy Silverado 1500 pickup truck for the Fire Department via the TIPS USA purchasing cooperative using CO 2024 funds. (for total outfitted cost of \$72,277.50) (Fire Chief).

20. Discuss and consider approving a resolution authorizing application to, administration of, and acceptance of Office of the Governor, FY2027 Border Zone Fire Departments Grant Program, Grant #5837801 requesting *additional* funding for new portable radios for the Fire Department with no anticipated cash match; authorizing the Fire Chief to act on the City's behalf with such program; designating Financial Officer. (no cash match; to increase funding amount for more portable radios) (Fire Chief).

21. Discuss and consider introduction of an ordinance amending the Fiscal Year 2025-2026 Budget to accept and expend Border Zone Fire Department (BZFD) Grant Award#5837801 for the purchase of portable radios. (Fire Chief).

22. Discuss and consider approving the purchase of an ambulance for the Fire Department via the HGAC Buy purchasing cooperative using CO 2024 funds. (for total cost of \$394,050.00) (City Manager/Purchasing Manager).

23. Discuss and consider approving the purchase of a pumper truck (\$958,101.00) and a ladder truck (\$1,488,860.00) for the Fire Department via the BuyBoard purchasing cooperative using CO 2024 funds. (after BuyBoard fee, a total cost of \$2,448,461.00) (City Manager/Purchasing Manager).

24. Discuss and consider approving a resolution suspending the April 18, 2026 effective date of the proposal by Centerpoint Energy Resources Corp., D/B/A Centerpoint Energy Entex and Centerpoint Energy Texas Gas – Houston, Texas Coast, South Texas, And Beaumont/East Texas Geographic Rate Areas, to implement Interim Grip Rate Adjustments for gas utility investment in 2025 and requiring delivery of this resolution to the company and legal counsel. (City Attorney).

25. Discuss and consider voting to confirm the five nominees to the City of Kingsville Ethics Review Board. (City Attorney).

26. Discuss and consider accepting donation of planters for the Tourism Building. (Commissioner Lopez)

27. Discuss and consider the duties of the City Manager/Purchasing Manager. (Mayor Fugate).

VII. Adjournment.

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

NOTICE

This City of Kingsville and 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:

March 3, 2026, at 3:00 P.M. and remained so posted continuously for at least three business days proceeding the scheduled time of said meeting.

Mary Valenzuela
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

PUBLIC HEARING(S)

PUBLIC HEARING #1



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 518 W JOHNSTON		INITIATED BY Kristina Phillips	BUILDING OFFICIAL Donald Pratt
LEGAL DESCRIPTION 2ND, BLOCK 4, LOT 25, 26	BLOCK 4	LOT 25, 26	
OWNER NAME PEDRO GARCIA ETUX BEATRICE	OWNER'S ADDRESS 518 W JOHNSTON AVE	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,D,NR	
Yard						
Condition			X			
Utilities						
Electric				X		
Gas				X		
Water				X		
Roof						
Covering			X			
Walls						
Exterior			X		B,D,NR	
Interior				X		
Ceilings				X		
Windows/Doors						
Secured			X		MI	
Condition			X		D,NR	
Foundation						
Exterior				X		
Interior				X		
Plumbing						
Electrical						

REASON CODES:

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

COMMENT CODES:

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

BUILDING OFFICIAL COMMENTS:

This property just became abandon about a year ago.

HAS BEEN WITHOUT WATER SINCE 10-28-16 AND ELECTRICAL SINCE 4-29-25

SIGNATURE: *Donald Pratt* DATE: 8/29/25
CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 518 W Johnston Phone: _____
 Property Owner: Pedro Garcia et ux Beatrice Garcia Phone: _____
 Owner's Address: 518 W Johnston Fax: _____
Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>8-25-25</u>	<u>8-25-25</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>8-29-25</u>	<u>8-29-25</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report and date.
		<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>9-2-2025</u>	<u>9-2-2025</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>9-2-2025</u>	<u>9-2-2025</u>	4. Obtain legal description.
<input type="checkbox"/> <u>9-2-2025</u>	<u>9-2-2025</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>9-3-2025</u>	<u>9-3-2025</u>	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"/> _____	_____	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> _____	_____	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>11-10-25</u>	<u>11-10-25</u>	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.
<u>01-08-26</u>	<u>01-08-26</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>11-24-2025</u>	<u>11-24-2025</u>	1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>11-12-2025</u>	<u>11-12-2025</u>	10. Post sign on property advising date the City
<u>1-21-26</u>	<u>1-21-26</u>	

- 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.

BERG COUNTY APPRAISAL DISTRICT

PROPERTY APPRAISAL INFORMATION 2025

Entireties

Values

PROPERTY 16852
 Description
 BLOCK 4, LOT 25, 26

OWNER ID 47031
 GARCIA PEDRO
 ETUX BEATRICE
 518 W JOHNSTON AVE
 OWNERSHIP 100.00%
 KINGSVILLE, TX 78363-5321

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

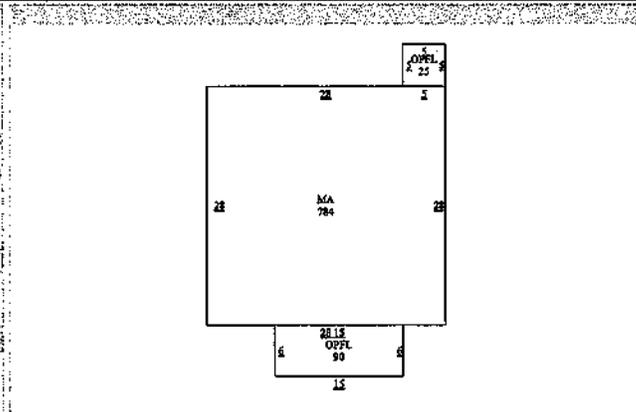
IMPROVEMENTS 27,520
 LAND MARKET + 7,500
 MARKET VALUE = 35,020
 PRODUCTIVITY LOSS - 0
 APPRAISED VALUE = 35,020
 CAP LOSS - 21,845
 ASSESSED VALUE = 13,175

00425000192 Ref ID: R16852
 Map ID A2

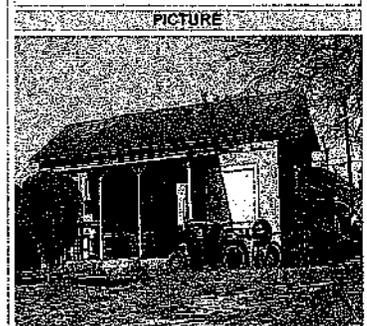
ACRES:
 EFF. ACRES:
 APPR VAL METHOD: Cost

518 W JOHNSTON

GENERAL
 LATEST APPR. IE
 LAST APPR. YR 2023
 D ACCESS PC LAST INSP. DATE 04/12/2023
 INSP. DATE
 REASON
 MARKS FOR 2023 CHG LAND TABLE TO FF150D140 PER
 IE 4/12/23 5/9/23 JO - FOR '23 CHG EFF YR -
 ADD PHY % TO OPFL (25SFT) PER IE/TM 1/13/23
 3/3/23 JO - FOR 2023 CHG LAND TABLE FROM



EXEMPTIONS
 DP DISABILITY
 HS HOMESTEAD



BUILDING PERMITS
 DATE PERMIT TYPE PERMIT AREA ST PERMIT VAL
 12/2000 MISC A 800

DATE PRICE GRANTOR DEED INFO
 6/2004 ***** NIELSEN BEVERLY WD / 279 / 732
 11/1997 ***** MC WILLIAMS EMMAWD / 144 / 403
 10/1996 ***** BAKER LEROY EST ADMND / 136 / 1

BD: S004 100.00% NSHD

TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	FF2	784.0	101.05	1	1960	1977	*	79,220	34%	100%	100%	100%	100%	0.34	26,940
OPFL	OPEN PORCH F	R	7	90.0	15.16	1	1960	1977	*	1,360	34%	100%	100%	100%	100%	0.34	460
OPFL	OPEN PORCH F	R	7	25.0	15.16	1	1990	1977	*	380	34%	90%	100%	100%	100%	0.31	120
RESIDENTIAL			STCD: A1	899.0						80,960							27,520

Homestead: Y (100%)

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW2	0
Interior Finish	1	IN1	0
Roof Style		RT2_RM1	0
Flooring	1	FL2	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0

BD: S004 100.00% NSHD

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 PRG	AG VALUE
ament F: 50.0 R: 50.0 FF		FF150D140	A1	Y (100%)	FF	50X140	150.00	7,500	1.00	1.00	A	7,500	NO			0.00	0
												7,500					0

As of Supplement # 0
CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 11287, KING STAR BAPTIST CHURCH, 100.00 R, Geo: 100400411000192, Effective Acres: 0.000000, Imp HS: 0, Market: 607,250, Imp NHS: 584,750, Prod Loss: 0, Land HS: 0, Appraised: 607,250, Land NHS: 22,500, Cap: 0, Prod Use: A2, Assessed: 607,250, Prod Mkt: 0, Exemptions: EX-XV.

Summary table for Prop ID 11287: Entity CKI, Description CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 607,250, Exemptions 607,250, Taxable 0.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 2: 13721, BURRELL ERNESTINE ETAL, 100.00 R, Geo: 100400417000192, Effective Acres: 0.000000, Imp HS: 0, Market: 35,090, Imp NHS: 27,590, Prod Loss: 0, Land HS: 0, Appraised: 35,090, Land NHS: 7,500, Cap: 0, Prod Use: A2, Assessed: 35,090, Prod Mkt: 0, Exemptions: 0.

Summary table for Prop ID 13721: Entity CKI, Description CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 35,090, Exemptions 0, Taxable 35,090.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 3: 14526, MORRIS DAVE EST, 100.00 R, Geo: 100400419000192, Effective Acres: 0.000000, Imp HS: 0, Market: 42,860, Imp NHS: 25,980, Prod Loss: 0, Land HS: 0, Appraised: 42,860, Land NHS: 16,880, Cap: 0, Prod Use: A2, Assessed: 42,860, Prod Mkt: 0, Exemptions: 0.

Summary table for Prop ID 14526: Entity CKI, Description CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 42,860, Exemptions 0, Taxable 42,860.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 4: 16098, GRAMOTHA'S GARDEN LLC, 100.00 R, Geo: 100400423000192, Effective Acres: 0.000000, Imp HS: 0, Market: 6,280, Imp NHS: 650, Prod Loss: 0, Land HS: 0, Appraised: 6,280, Land NHS: 5,630, Cap: 0, Prod Use: A2, Assessed: 6,280, Prod Mkt: 0, Exemptions: 0.

Summary table for Prop ID 16098: Entity CKI, Description CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 6,280, Exemptions 0, Taxable 6,280.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 5: 16852, GARCIA PEDRO ETUX BEATRICE, 100.00 R, Geo: 100400425000192, Effective Acres: 0.000000, Imp HS: 13,990, Market: 21,490, Imp NHS: 0, Prod Loss: 0, Land HS: 7,500, Appraised: 21,490, Land NHS: 0, Cap: 9,513, Prod Use: A2, Assessed: 11,977, Prod Mkt: 0, Exemptions: DP, HS.

Summary table for Prop ID 16852: Entity CKI, Description CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 11,977, Exemptions 0, Taxable 11,977.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 6: 17607, MARQUEZ LUIS, 100.00 R, Geo: 100400427000192, Effective Acres: 0.000000, Imp HS: 0, Market: 46,560, Imp NHS: 39,060, Prod Loss: 0, Land HS: 0, Appraised: 46,560, Land NHS: 7,500, Cap: 0, Prod Use: A2, Assessed: 46,560, Prod Mkt: 0, Exemptions: 0.

Summary table for Prop ID 17607: Entity CKI, Description CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 46,560, Exemptions 0, Taxable 46,560.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 7: 18375, ZAMORA GABRIEL P MARIA E ZAMORA, 100.00 R, Geo: 100400429000192, Effective Acres: 0.000000, Imp HS: 0, Market: 46,650, Imp NHS: 31,650, Prod Loss: 0, Land HS: 0, Appraised: 46,650, Land NHS: 15,000, Cap: 0, Prod Use: A2, Assessed: 46,650, Prod Mkt: 0, Exemptions: 0.

Summary table for Prop ID 18375: Entity CKI, Description CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 46,650, Exemptions 0, Taxable 46,650.

DELINQUENT TAX STATEMENT SUMMARY



**MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
PO BOX 1457
KINGSVILLE, TEXAS 78364
361-593-8542**

Certified Owner:

**GARCIA PEDRO
ETUX BEATRICE
518 W JOHNSTON AVE
KINGSVILLE, TX 78363-5321**

Legal Description:

2ND, BLOCK 4, LOT 25, 26

Account No: 100400425000192

**2024 Value: \$21,490
Appr. Dist. No.: 16852**

Legal Acres: .1607

Parcel Address: 518 W JOHNSTON

As of Date: 09/02/2025

Print Date: 09/02/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2007	137 900 901 905	\$90.68	\$162.93	\$253.61	\$163.31	\$253.99	\$163.69	\$254.37
2011	137 900	\$119.17	\$113.31	\$232.48	\$113.81	\$232.98	\$114.30	\$233.47
2012	137 900	\$118.71	\$92.69	\$211.40	\$93.19	\$211.90	\$93.68	\$212.39
2013	137 900	\$118.71	\$83.20	\$201.91	\$83.70	\$202.41	\$84.19	\$202.90
2014	137 900	\$118.71	\$73.70	\$192.41	\$74.20	\$192.91	\$74.69	\$193.40
2015	137 900	\$118.71	\$64.20	\$182.91	\$64.70	\$183.41	\$65.19	\$183.90
2016	137 900	\$118.71	\$54.71	\$173.42	\$55.21	\$173.92	\$55.70	\$174.41
2017	137 900	\$110.67	\$42.42	\$153.09	\$42.88	\$153.55	\$43.35	\$154.02
2018	137 900	\$108.94	\$36.31	\$145.25	\$36.77	\$145.71	\$37.22	\$146.16
2019	137 900	\$119.14	\$33.75	\$152.89	\$34.26	\$153.40	\$34.75	\$153.89
2020	137 900	\$125.41	\$29.26	\$154.67	\$29.78	\$155.19	\$30.30	\$155.71
2021	137 900	\$131.29	\$24.07	\$155.36	\$24.62	\$155.91	\$25.17	\$156.46
2022	137 900	\$137.37	\$18.32	\$155.69	\$18.89	\$156.26	\$19.46	\$156.83
2023	137 900	\$138.46	\$11.54	\$150.00	\$12.11	\$150.57	\$12.70	\$151.16
2024	137 900	\$147.93	\$4.93	\$152.86	\$5.55	\$153.48	\$6.16	\$154.09

TOTAL AMOUNT DUE:

\$2,667.95

\$2,675.59

\$2,683.16

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

Print Date: 09/02/2025

Appr. Dist. No.: 16852

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 0 0 4 0 0 4 2 5 0 0 0 1 9 2 *

100400425000192

**GARCIA PEDRO
ETUX BEATRICE
518 W JOHNSTON AVE
KINGSVILLE, TX 78363-5321**

If Paid By	Amount Due
September 30, 2025	\$2,667.95
October 31, 2025	\$2,675.59
December 1, 2025	\$2,683.16
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:

GARCIA PEDRO
ETUX BEATRICE
 518 W JOHNSTON AVE
 KINGSVILLE, TX 78363-5321

Legal Description:

2ND, BLOCK 4, LOT-25, 26

Account No: 100400425000192

2024 Value: \$21,490
 Appr. Dist No.: 16852

Legal Acres: .1607

Parcel Address: 518 W JOHNSTON

As of Date: 09/02/2025

Print Date: 09/02/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
TOTAL AMOUNT DUE:				\$2,667.95		\$2,675.59		\$2,683.16

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.

Exemptions: DEF, DRH, 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: 09/02/2025

Appr. Dist. No.: 16852

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 0 0 4 0 0 4 2 5 0 0 0 1 9 2 *

100400425000192

GARCIA PEDRO
 ETUX BEATRICE
 518 W JOHNSTON AVE
 KINGSVILLE, TX 78363-5321

If Paid By	Amount Due
September 30, 2025	\$2,667.95
October 31, 2025	\$2,675.59
December 1, 2025	\$2,683.16
Amount Paid:	\$ _____



31.1.57

Kleberg CAD Property Search

Property Details

Account		
Property ID:	16852	Geographic ID: 100400425000192
Type:	R	Zoning:
Property Use:		
Location		
Situs Address:	518 W JOHNSTON	
Map ID:	A2	Mapsco:
Legal Description:	2ND, BLOCK 4, LOT 25, 26	
Abstract/Subdivison:	S004	
Neighborhood:		
Owner		
Owner ID:	47031	
Name:	GARCIA PEDRO	
Agent:		
Mailing Address:	ETUX BEATRICE 518 W JOHNSTON AVE KINGSVILLE, TX 78363-5321	
% Ownership:	100.0%	
Exemptions:	DP - HS - For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$27,520 (+)
Improvement Non-Homesite Value:	\$0 (+)
Land Homesite Value:	\$7,500 (+)
Land Non-Homesite Value:	\$0 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$35,020 (=)

Agricultural Value Loss:	\$0 (-)
Appraised Value:	\$35,020 (=)
HS Cap Loss:	\$21,845 (-)
Circuit Breaker:	\$0 (-)
Assessed Value:	\$13,175
Ag Use Value:	\$0

VALUES DISPLAYED ARE 2025 PRELIMINARY VALUES AND ARE SUBJECT TO CHANGE PRIOR TO CERTIFICATION.

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: GARCIA PEDRO %**Ownership:** 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$35,020	\$13,175	\$101.45
GKL	KLEBERG COUNTY	0.771870	\$35,020	\$13,175	\$101.69
SKI	KINGSVILLE I.S.D.	1.410400	\$35,020	\$0	\$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$35,020	\$0	\$0.00

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$157.16

Estimated Taxes Without Exemptions: \$1,056.89

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

SEPTEMBER 3, 2025

**PEDRO GARCIA ETUX BEATRICE GARCIA
518 W JOHNSTON AVE
KINGSVILLE TX, 78363**

Re: 2ND, BLOCK 4, LOT 25, 26

518 W JOHNSTON AVE KINGSVILLE TX 78363

Dear Sir or Madam:

It has been determined that the structure at 518 W JOHNSTON AVE 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 King'sville'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 WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

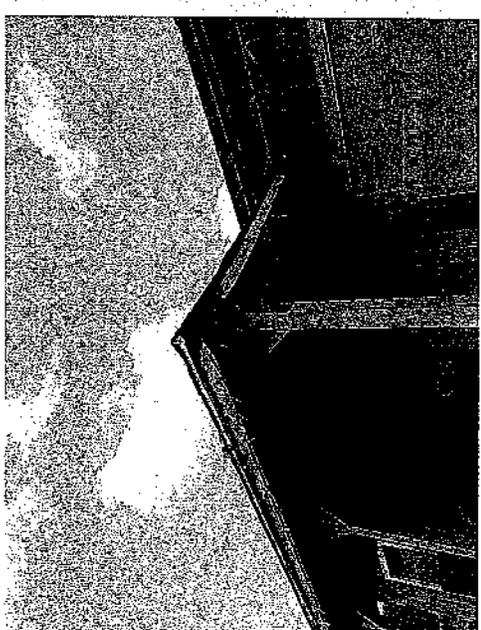
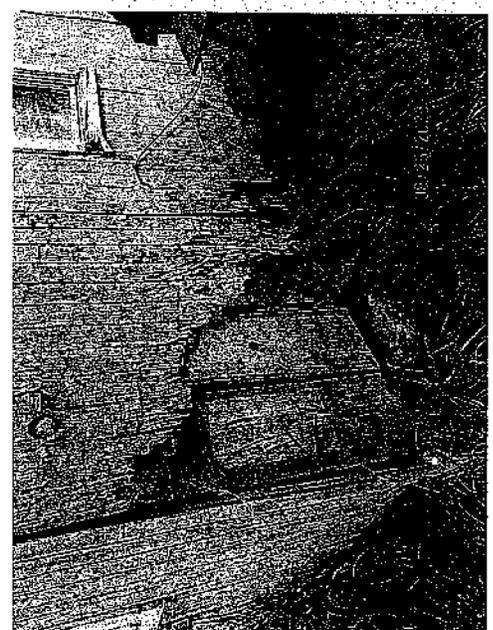
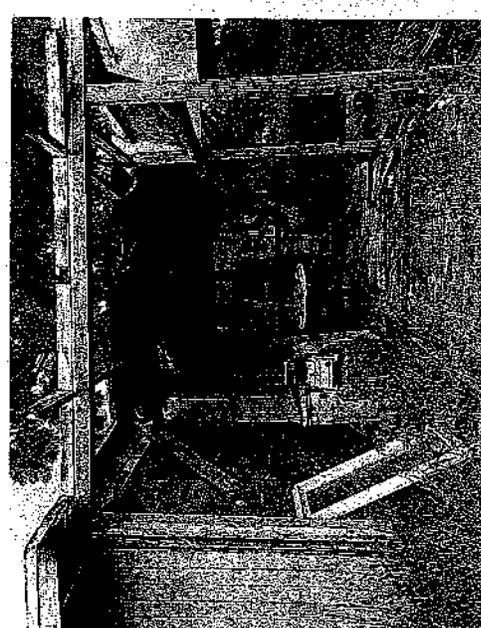
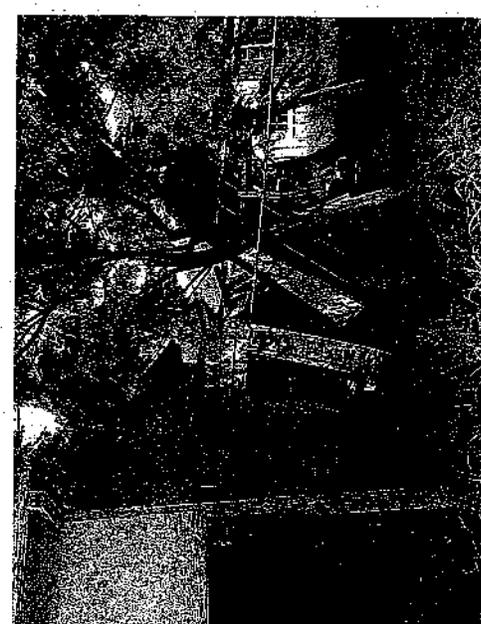
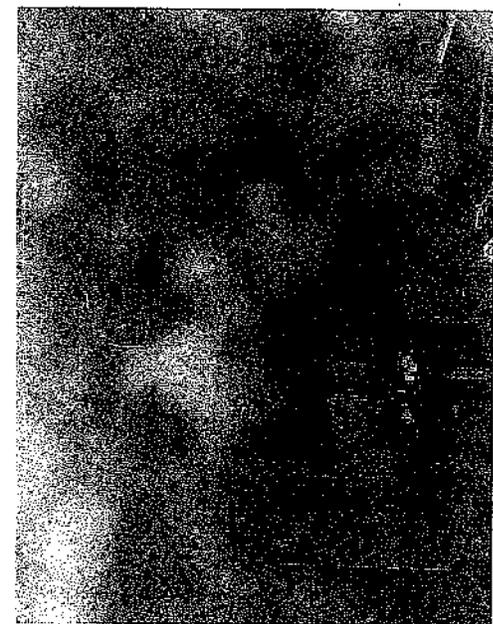
Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

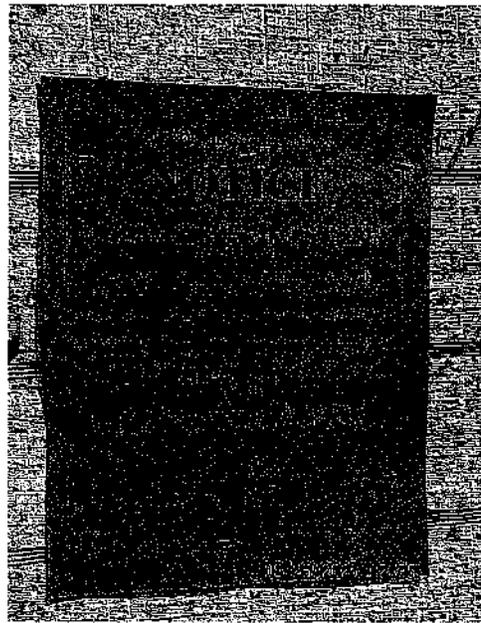
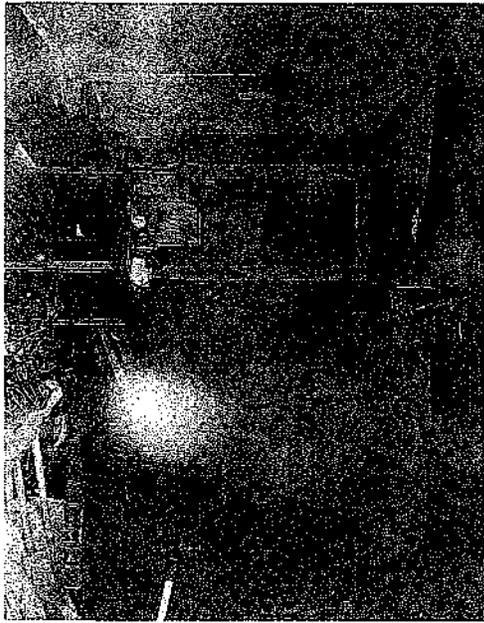
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Donald Pratt
Building Official







BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6490

NOVEMBER 10, 2025

**PEDRO GARCIA ETUX BEATRICE GARCIA
518 W JOHNSTON AVE
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 518 W JOHNSTON KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 3, 2025, a letter was sent from the City of Kingsville stating that your property located at **518 W JOHNSTON** 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, JANUARY 12, 2026, 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 **JANUARY 12, 2026.**

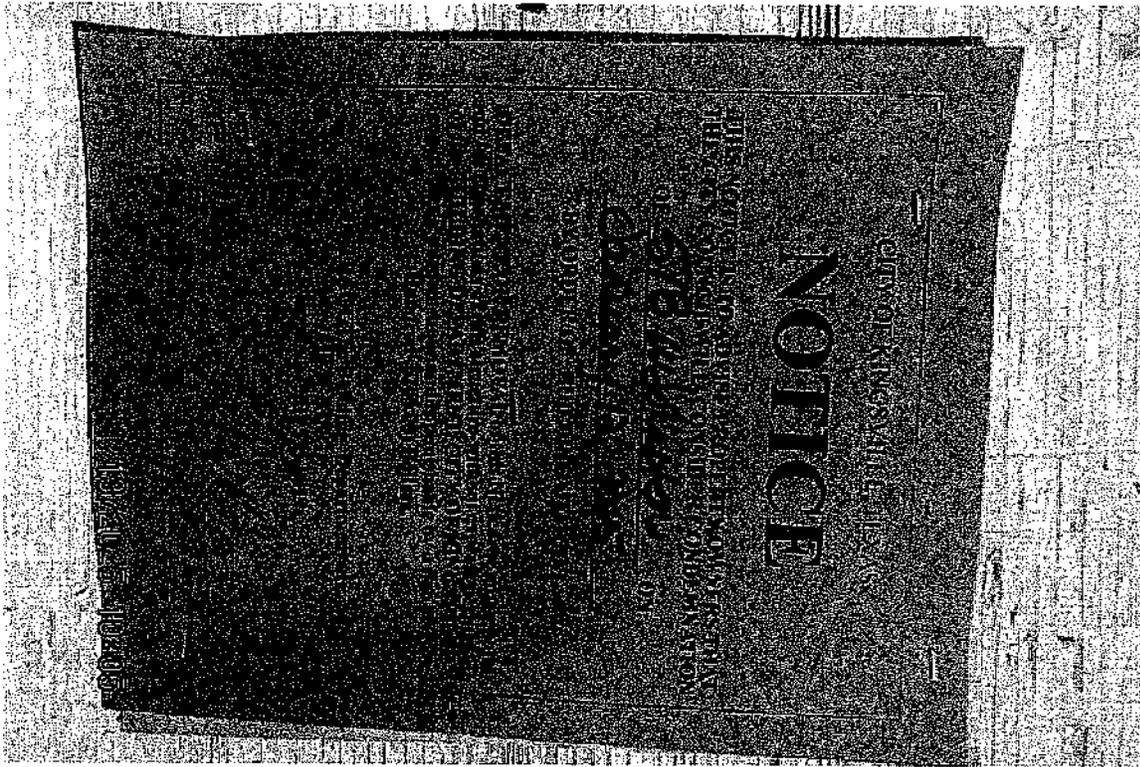
The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

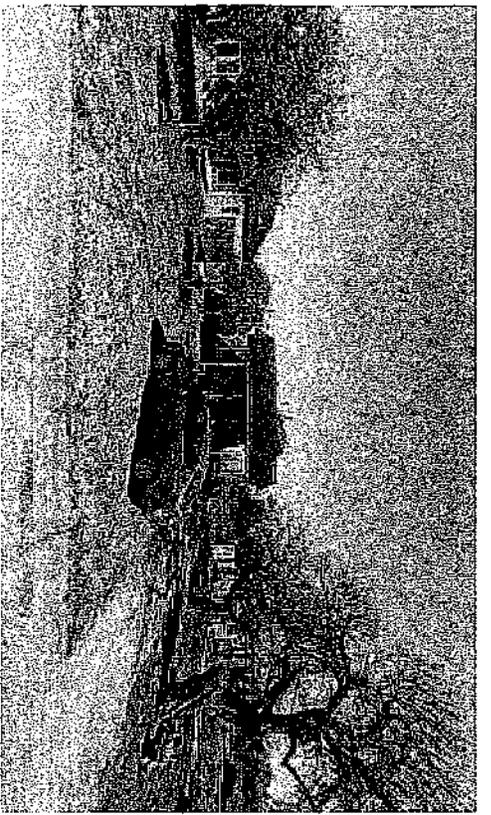
If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,



Donald Pratt
Building Official





518 W Johnston Ave

Building



Directions



Save



Nearby



Send to
phone

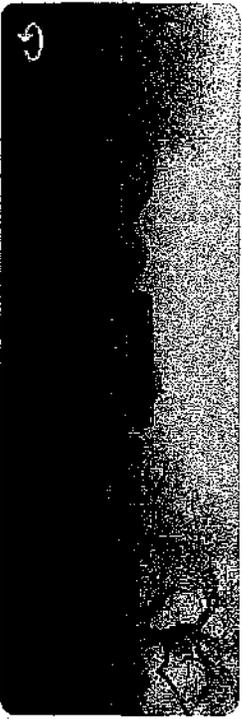


Share



518 W Johnston Ave, Kingsville, TX 78363

Photos



Herlinda Solis

518 W Johnston

From: auto-reply@usps.com
Sent: Wednesday, November 19, 2025 8:00 AM
To: Herlinda Solis
Subject: USPS® Delivery Exception 70210950000047936490



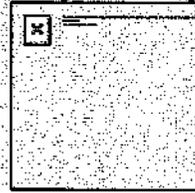
Hello ,

Your package has a delivery exception. Your item was returned to the sender on N at 7:54 am in KINGSVILLE, TX 78363 because the address was vacant or the busi operating at the location and no further information was available.

Reminder: This item requires a signature for delivery. If you can't sign in person, yc someone else to sign.

Tracking Number: **70210950000047936490**

Delivery Exception



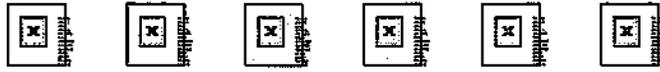
My Account



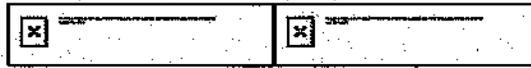
Expected delivery date and time is subject to change, but if it does we'll send you an email update. Delivery options not available for all pa

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475 L'Enfant Plaza SW, Washington, DC 20260

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 6834

JANUARY 8, 2026

**PEDRO GARCIA ETUX BEATRICE GARCIA
518 W JOHNSTON
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 518 W JOHNSTON KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 3, 2025, a letter was sent from the City of Kingsville stating that your property located at **518 W JOHNSTON** 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, MARCH 9, 2026, 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 **MARCH 9, 2026.**

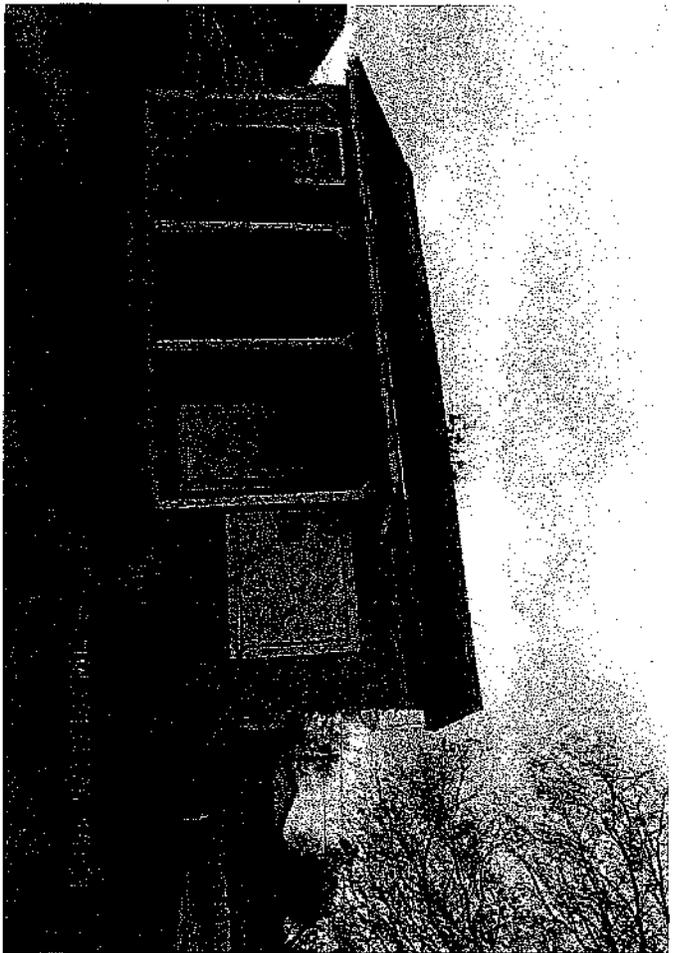
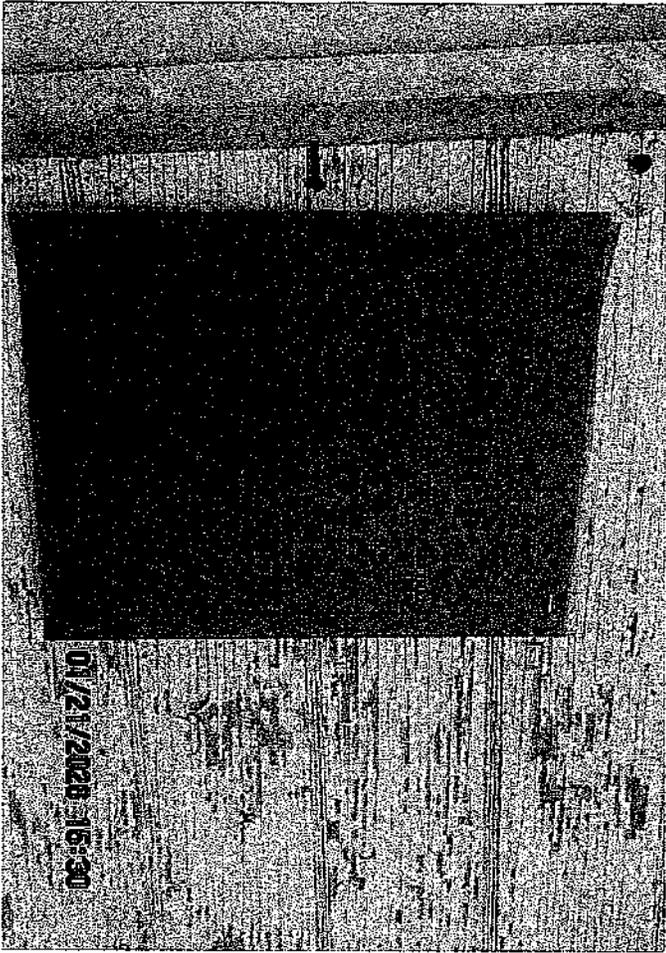
The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

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,



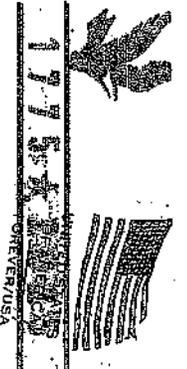
Donald Pratt
Building Official





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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
11 SEP 2025 AM 2 L



94009220332155250

VAC 783630321458

CERTIFIED MAIL



7021 0950 0000 4793 6605



Retail



78363

RDC 99

S2324P504122-08

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
SEP 10, 2025

\$10.48

NO. 2
VAC
Pedro Hernandez - cruy
Beatrice Hernandez
578 W Johnston Ave
NO. 2

MIXED 782 55 1
0109/13/25
RETURN TO SENDER
UNABLE TO FORWARD

NO. 2

NO. 2
Pedro Hernandez - cruy
Beatrice Hernandez
578 W Johnston Ave
NO. 2

NICKIE 782 55 1 0109/13/25

RETURN TO SENDER
UNABLE TO FORWARD



NO. 2

VAC 783630321458

782 55 1 0109/13/25
RETURN TO SENDER
UNABLE TO FORWARD

1002



7021 0950 0000 4793 6490

Retail



78363

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
NOV 18, 2025

\$10.48

RDC 99

S2324P50412A

LN
11/26/2025
VAC

Redna Harvici, CTUK
Beatrice Harvici Ave
Kingsville, TX

MI XIE

782 50 1

0111/21/25

RETURN TO SENDER
IF VACANT
UNABLE TO FORWARD

9327020826338559

5699879999

VA

MANUAL PROC REQ

2195-01203721-24



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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
19 NOV 2025 AM 2 L



1775

VAC

Redna Harvici, CTUK
Beatrice Harvici
518 W. Lone Star Ave
Kingsville, TX 78363

78363-5321458

78363-5321458
RETURN TO SENDER
UNABLE TO FORWARD
2111/21/25

Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commissioners voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Sallinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near fu-

tue. The commission approved a contract with A.C.E. Interdiction Tactics, for a one-day course for law enforcement entitled "Infikrate", to be held at J.K. Northway.

The class will be funded from the BPU Grant at a cost of \$8,000.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091903).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for

the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-

governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&S Property

Services for work at Riviera Pier.

A payment of \$304,855 was approved for RDX, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-8528.

In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday, February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her. She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital. She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

Harriet is survived by her son, Kevin (Norma), and her daughter, Debra (John) Strothman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) McLeod, Amanda (Brad) Hulum, and Kaela (Ryan) Jumper, and lovingly embraced her three great-grandchildren, Jax Hulum, Cyra Elaine Corson, and Eliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Simpson and Stephanie Everett, and her nephews, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years.

In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1987. Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOTT
- 303 W LOTT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/Thursday service will be done on TUESDAY and THURSDAY.

Residential Tuesday/Friday service will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule

Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

PUBLIC HEARING #2



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 529 W JOHNSTON		INITIATED BY Kristina Phillips	BUILDING OFFICIAL Donald Pratt
LEGAL DESCRIPTION 2ND, BLOCK 5, LOT 1, 2	BLOCK 5	LOT 1, 2	
OWNER NAME WILSON ESSIE MARIE JAMES	OWNER'S ADDRESS 529 W JOHNSTON AVE	CITY/STATE/ZIP KINGSVILLE TX, 78363	

PROPERTY CONDITION REPORT

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

REASON CODES:

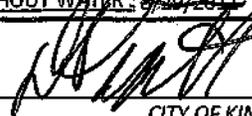
AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold	NR-Needs Repair
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated	
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown	

COMMENT CODES:

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

BUILDING OFFICIAL COMMENTS:

HAS BEEN WITHOUT WATER § 9-20/2011 8-17-22 AND ELECTRICAL SINCE 9-22-23

SIGNATURE:  DATE: 8/29/25
CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 529 W Johnston Phone: _____
 Property Owner: ESSIE Marie James Phone: _____
 Owner's Address: 529 W Johnston Fax: _____
Kingsville TX 78343

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>8-25-2025</u>	<u>8-25-25</u>	1. Identify structure unfit for human habitation. 2. Inspect Property. (Building Official) <input type="checkbox"/> a. Prepare inspection report and date. <input type="checkbox"/> b. Photograph property with date stamp. 3. Determine ownership from county assessment & tax collection record. 4. Obtain legal description. 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. 7. 2 nd Notice Sent. (10 day response) (Optional) 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"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas. 1) Post affidavit in newspaper twice a week for one week 10. Post sign on property advising date the City
<input type="checkbox"/> <u>8-29-2025</u>	<u>8-29-2025</u>	
<input type="checkbox"/> <u>9-2-2025</u>	<u>9-2-2025</u>	
<input type="checkbox"/> <u>9-2-2025</u>	<u>9-2-2025</u>	
<input type="checkbox"/> <u>9-2-2025</u>	<u>9-2-2025</u>	
<input type="checkbox"/> <u>9-3-2025</u>	<u>9-3-2025</u>	
<input type="checkbox"/> _____	_____	
<input type="checkbox"/> _____	_____	
<input type="checkbox"/> <u>11-10-25</u>	<u>11-10-25</u>	
<u>1-08-26</u>	<u>1-08-26</u>	
<input type="checkbox"/> <u>11-24-25</u>	<u>11-24-25</u>	
<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>	
<u>1-21-26</u>	<u>1-21-26</u>	

Council will consider condemnation of structure.

- _____
- 11-13-25 11-13-25
- 11-24-25 11-24-25
- 1-22-26 1-22-26
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____

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

12. Photograph posted sign with date stamp.

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

- a. Location Map
- b. Photographs of the structure with date stamp
- c. Inspection report
- d. Pre-condemnation notice
- e. Condemnation resolution

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

15. City Council adopts condemnation resolution.

16. File Notice of Condemnation with the County Clerk.

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

- a. Copy of the City Council resolution.
- b. 45-day order to demolish

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

- a. Take photo with date stamp

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

20. Photograph posted notice with date stamp.

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

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

23. Prepare demolition cost statement consisting of:

- a. Mailing fees
- b. Publication fees

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

24. Send a letter & cost statement to the

Collections Department so they can send out bill.

Make copy of documents and send to the City

Attorney requesting a lien to be place on the

property.

As of Supplement # 0
CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 14190: WILSON ESSIE MARIE JAMES, 2ND, BLOCK 5, LOT 1, 2. Values: Imp HS: 18,290, Market: 25,790.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 14995: MELTON ODELL, 2ND, BLOCK 5, LOT 3, 4, 3.34% UNDIVIDED INTEREST. Assessed: 11,466, Exemptions: 2,801, Taxable: 8,665.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 50852: MELTON ODELL, 2ND, BLOCK 5, LOT 3, 4, 66.66% UNDIVIDED INTEREST. Assessed: 22,925, Exemptions: 0, Taxable: 22,925.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 15775: BROOKS GENE IRAN (EXEC) ETAL, 2ND, BLOCK 5, LOT 5, 6. Assessed: 7,500, Exemptions: 0, Taxable: 7,500.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 16503: WOODS ARTHUR B ETUX, 2ND, BLOCK 5, LOT 7, 8. Assessed: 7,500, Exemptions: 0, Taxable: 7,500.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 17272: 606 HAROLD LLC, 2ND, BLOCK 5, LOT 9, 10. Assessed: 7,500, Exemptions: 0, Taxable: 7,500.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 18026: LOFTIS KAY FRANCIS, 2ND, BLOCK 5, LOT 11, 12. Assessed: 110,633, Exemptions: 20,400, Taxable: 90,233.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 18026: LOFTIS KAY FRANCIS, 2ND, BLOCK 5, LOT 11, 12. Assessed: 110,633, Exemptions: 20,400, Taxable: 90,233.

BERG COUNTY APPRAISAL DISTRICT
 PROPERTY 14190
 Description
 BLOCK 5, LOT 1, 2

PROPERTY APPRAISAL INFORMATION 2025
 OWNER ID: 49553
 WILSON ESSIE MARIE JAMES
 529 W JOHNSTON AVE
 KINGSVILLE, TX 78363-5320
 OWNERSHIP: 100.00%

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

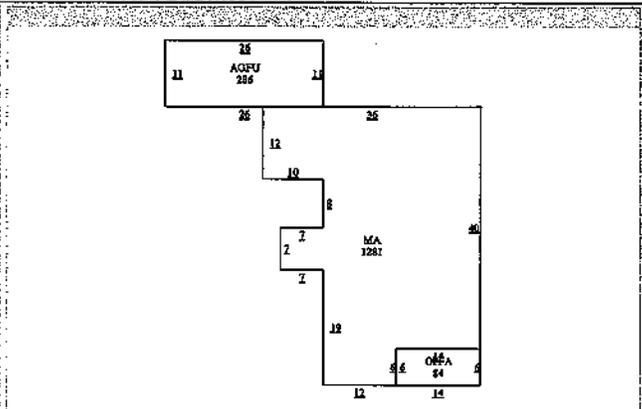
Values
 IMPROVEMENTS 30,500
 LAND MARKET + 7,500
 MARKET VALUE = 38,000
 PRODUCTIVITY LOSS - 0
 APPRAISED VALUE = 38,000
 CAP LOSS - 12,436
 ASSESSED VALUE = 25,564

400501000192
 Ref ID: R14190
 Map ID: A2

ACRES:
 EFF. ACRES:
 APPR VAL METHOD: Cost

US 529 W JOHNSTON

GENERAL
 LITIES
 TOPOGRAPHY
 ROAD ACCESS PC
 ZONING
 OWNER
 DIST REASON
 MARKS
 FOR 2023 CHG LAND TABLE TO FF150D140 PER
 IE 4/12/23 5/9/23 JO - FOR '23 CHG EFF YR &
 REM PHY % PER IE/TM 1/13/23 3/3/23 JO - FOR
 2023 CHG LAND TABLE FROM FF20D140 TO



EXEMPTIONS
 HS HOMESTEAD
 OV65 OVER 65



BUILDING PERMITS
 DATE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL

LEDT	PRICE	GRANTOR	DEED INFO
20/2005	*****	JAMES MYRTLE JEA WD / 306 / 459	
11/2003	*****	JAMES LUCILLE SI DEATH / /	
10/2003	*****	JAMES LUCILLE SI WD / 252 / 384	

JED: S004 100.00% NSHO

IMPROVEMENT INFORMATION																		
TYPE	DESCRIPTION	MTHD	CLASS/SURCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	
MA	MAIN AREA	R	FF3/	1,281.0	93.99	1	1945	1971	*	120,400	25%	100%	100%	100%	100%	0.25	30,100	
OPPA	OPEN PORCH F	R	Y	84.0	18.90	1	1945	1971	*	1,580	25%	100%	100%	100%	100%	0.25	400	
AGFU	ATTACHED GAR	R	Y	285.0	28.20	1	1945	1971	*		25%	0.01%	100%	100%	100%	0.00	0	
RESIDENTIAL										STCD: A1	Homestead: Y (100%)							221,980
																	30,500	

IMPROVEMENT FEATURES

Foundation	1	F06	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style	RT1	RM1	0
Flooring	1	FL9	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0

JED: S004 100.00% NBHD:

LAND INFORMATION														IRR Wells: 0 Capacity: 0		IRR Acres: 0		Oil Wells: 0	
DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MIKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE		
A1		FF150D140	A1	Y(100%)	FF	50X140	150.00	7,500	1.00	1.00	A	7,500	NO			0.00	0		
ment: P: 50.0 R: 50.0 FF																	7,500		

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

WILSON ESSIE MARIE JAMES
529 W JOHNSTON AVE
KINGSVILLE, TX 78363-5320

Legal Description:

2ND, BLOCK 5, LOT 1, 2

Account No: 100400501000192

2024 Value: \$25,790
Appr. Dist. No: 14190

Legal Acres: .1607
Parcel Address: 529 W JOHNSTON

As of Date: 09/02/2025 Cause No: 7613C

Print Date: 09/02/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2014	137 900 905	\$230.57	\$255.65	\$486.22	\$256.61	\$487.18	\$257.58	\$488.15
2015	137 900 905	\$342.28	\$330.25	\$672.53	\$331.66	\$673.94	\$333.09	\$675.37
2016	137 900 905	\$182.99	\$100.79	\$283.78	\$101.56	\$284.55	\$102.31	\$285.30
2017	137 900	\$266.21	\$102.04	\$368.25	\$103.15	\$369.36	\$104.26	\$370.47
2018	137 900	\$98.53	\$32.85	\$131.38	\$33.26	\$131.79	\$33.66	\$132.19
2019	137 900	\$8.18	\$2.32	\$10.50	\$2.35	\$10.53	\$2.39	\$10.57
2020	137 900	\$106.06	\$24.75	\$130.81	\$25.19	\$131.25	\$25.64	\$131.70
2021	137 900 905	\$109.77	\$20.12	\$129.89	\$20.58	\$130.35	\$21.04	\$130.81
2022	137 900 905	\$124.17	\$16.56	\$140.73	\$17.08	\$141.25	\$17.60	\$141.77

TOTAL AMOUNT DUE:

\$2,354.09

\$2,360.20

\$2,366.33

Tax Unit Codes:

137 KLEBERG COUNTY 900 CITY OF KINGSVILLE 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: 09/02/2025

Appr. Dist. No.: 14190

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



100400501000192

WILSON ESSIE MARIE JAMES
529 W JOHNSTON AVE
KINGSVILLE, TX 78363-5320

If Paid By	Amount Due
September 30, 2025	\$2,354.09
October 31, 2025	\$2,360.20
December 1, 2025	\$2,366.33
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:

WILSON ESSIE MARIE JAMES
529 W JOHNSTON AVE
KINGSVILLE, TX 78363-5320

Legal Description:

2ND, BLOCK 5, LOT 1, 2

Account No: 100400501000192

2024 Value: \$25,790
 Appr. Dist. No.: 14190

Legal Acres: .1607
 Parcel Address: 529 W JOHNSTON

As of Date: 09/02/2025 Cause No: 7613C

Print Date: 09/02/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total

TOTAL AMOUNT DUE: \$2,354.09 \$2,360.20 \$2,366.33

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.

Exemptions: DEF, CAP, O65, 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



31.157

Print Date: 09/02/2025

Appr. Dist. No.: 14190

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



100400501000192

WILSON ESSIE MARIE JAMES
529 W JOHNSTON AVE
KINGSVILLE, TX 78363-5320

If Paid By	Amount Due
September 30, 2025	\$2,354.09
October 31, 2025	\$2,360.20
December 1, 2025	\$2,366.33
Amount Paid:	\$ _____

Kleberg CAD Property Search

 Property Details

Account		
Property ID:	14190	Geographic ID: 100400501000192
Type:	R	Zoning:
Property Use:		
Location		
Situs Address:	529 W JOHNSTON	
Map ID:	A2	Mapsco:
Legal Description:	2ND, BLOCK 5, LOT 1, 2	
Abstract/Subdivision:	S004	
Neighborhood:		
Owner		
Owner ID:	49553	
Name:	WILSON ESSIE MARIE JAMES	
Agent:		
Mailing Address:	529 W JOHNSTON AVE KINGSVILLE, TX 78363-5320	
% Ownership:	100.0%	
Exemptions:	HS - For privacy reasons not all exemptions are shown online.	

 Property Values

Improvement Homesite Value:	\$30,500 (+)
Improvement Non-Homesite Value:	\$0 (+)
Land Homesite Value:	\$7,500 (+)
Land Non-Homesite Value:	\$0 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$38,000 (=)
Agricultural Value Loss: 	\$0 (-)

Appraised Value: ⓘ	\$38,000 (=)
HS Cap Loss: ⓘ	\$12,436 (-)
Circuit Breaker: ⓘ	\$0 (-)
Assessed Value:	\$25,564
Ag Use Value:	\$0

VALUES DISPLAYED ARE 2025 PRELIMINARY VALUES AND ARE SUBJECT TO CHANGE PRIOR TO CERTIFICATION.

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: WILSON ESSIE MARIE JAMES %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$38,000	\$17,164	\$132.16
GKL	KLEBERG COUNTY	0.771870	\$38,000	\$13,564	\$104.70
SKI	KINGSVILLE I.S.D.	1.410400	\$38,000	\$0	\$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$38,000	\$8,564	\$5.63

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$171.08

Estimated Taxes Without Exemptions: \$1,146.82

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

SEPTEMBER 3, 2025

**Essie Marie James Wilson
529 W Johnston Ave
Kingsville TX, 78363**

Re: 2ND, BLOCK 5, LOT 1, 2

529 W JOHNSTON KINGSVILLE, TX 78363

Dear Sir or Madam:

It has been determined that the structure at **529 W Johnston 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 King'sville'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.

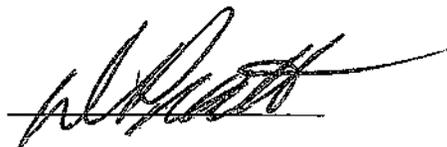
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

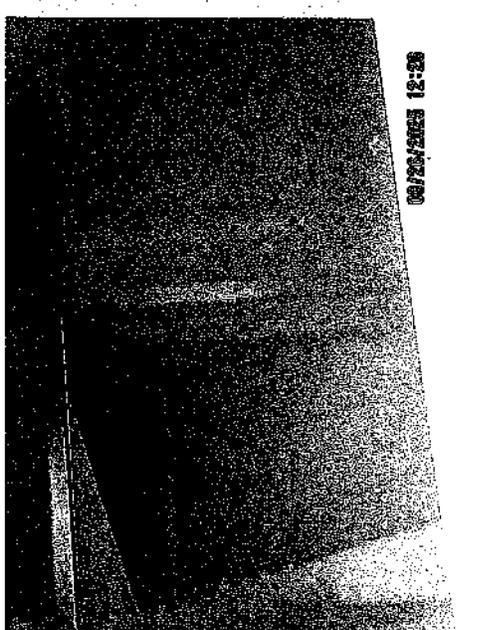
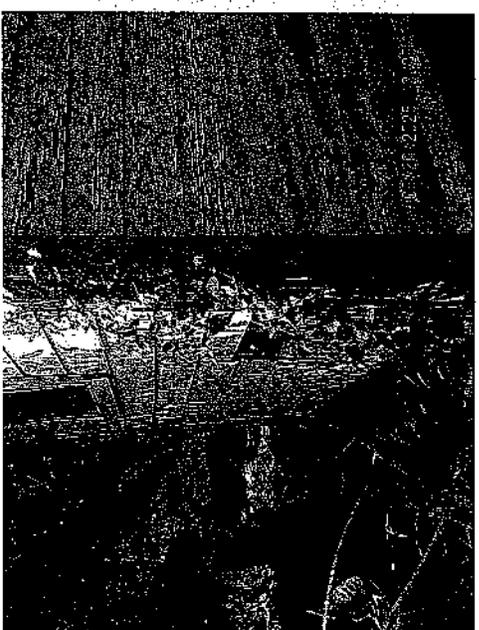
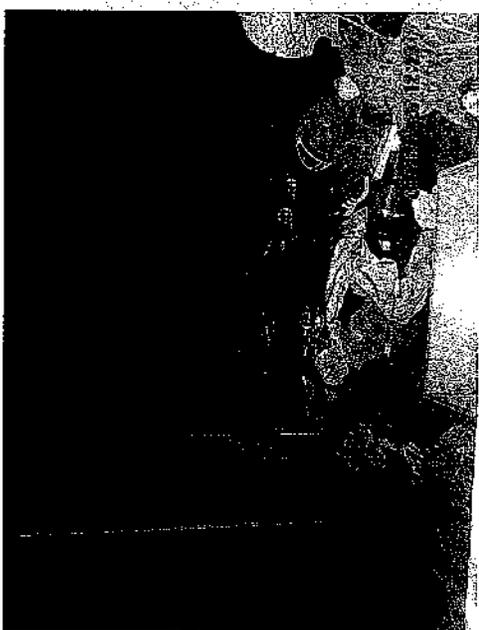
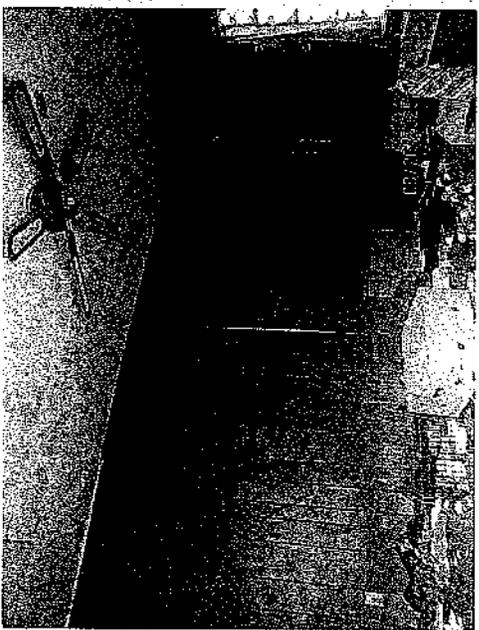
Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

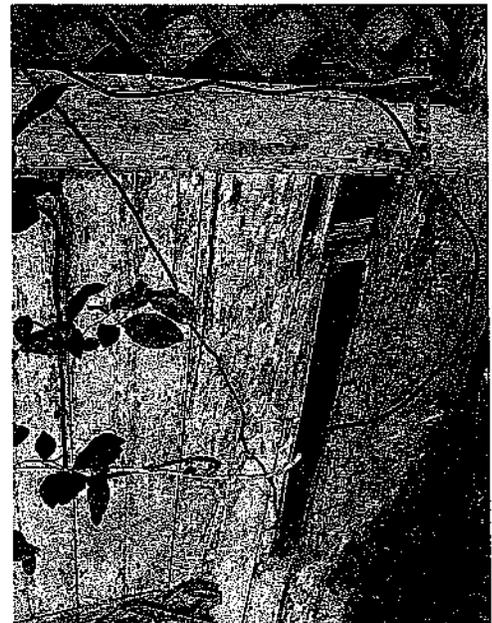
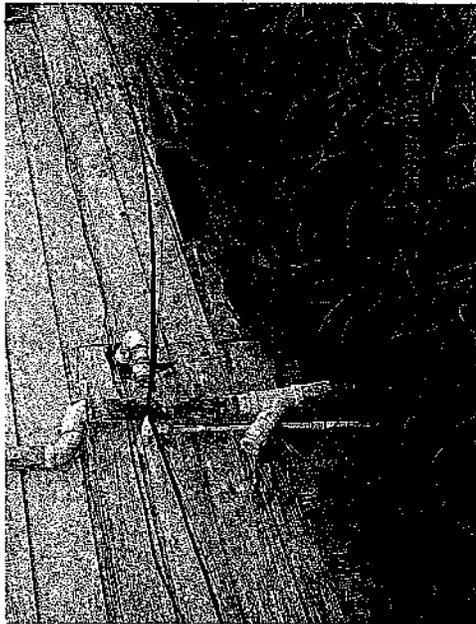
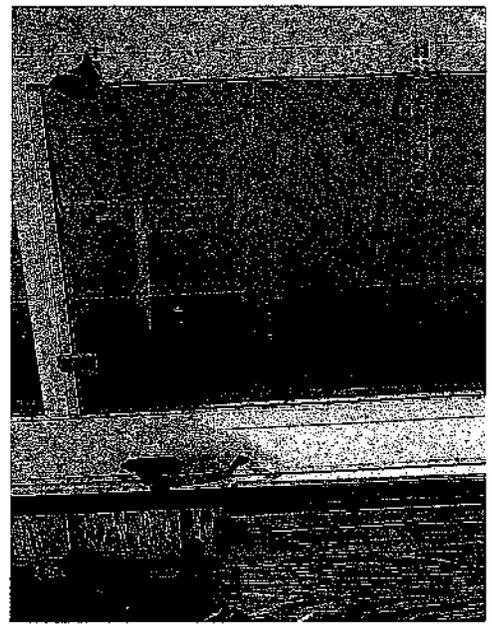
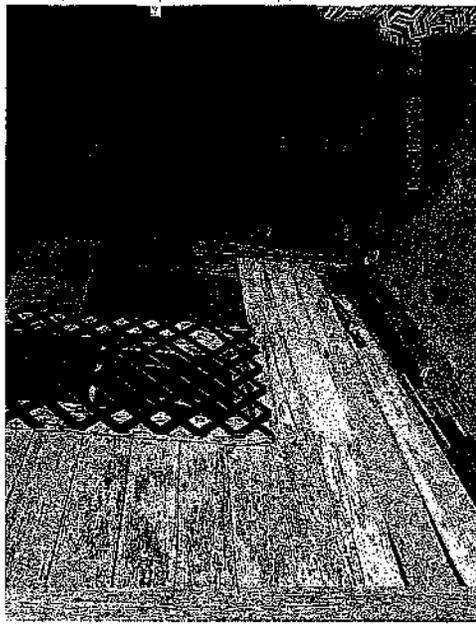
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM - 12:00 PM & 1:00 PM - 5:00 P.M.

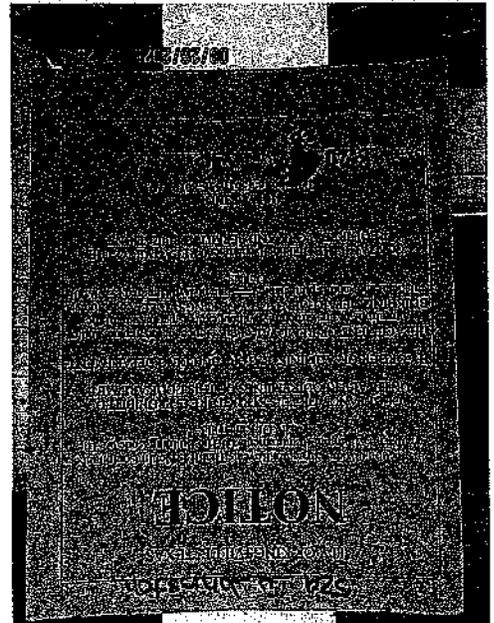
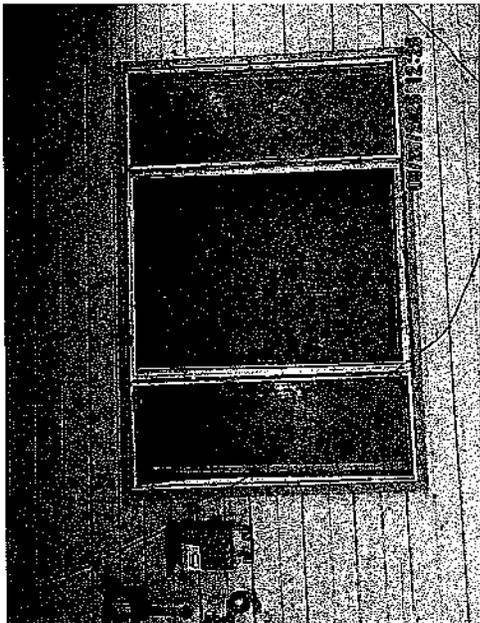
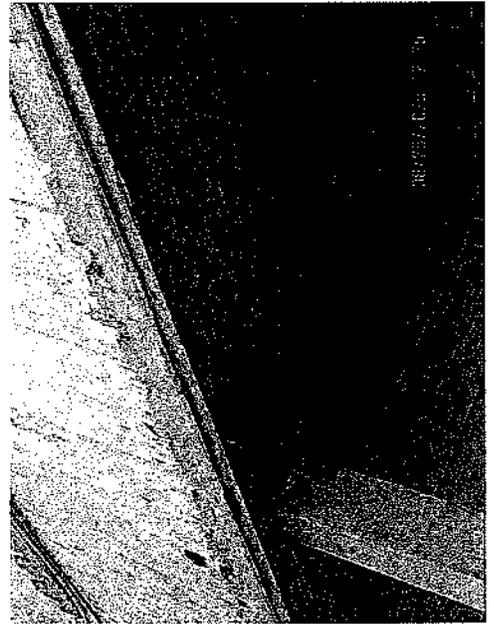
Sincerely,



Donald Pratt
Building Official









BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6506

NOVEMBER 10, 2025

**ESSIE MARIE JAMES WILSON
529 W JOHNSTON AVE
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 529 W JOHNSTON KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 3, 2025, a letter was sent from the City of Kingsville stating that your property located at **529 W JOHNSTON** 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, JANUARY 12, 2026, 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 **JANUARY 12, 2026.**

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



Herlinda Solis

529 W Houston

From: auto-reply@usps.com
Sent: Wednesday, November 19, 2025 7:58 AM
To: Herlinda Solis
Subject: USPS® Delivery Exception 70210950000047936506



Hello ,

Your package has a delivery exception. Your item was returned to the sender on N at 7:54 am in KINGSVILLE, TX 78363 because the address was vacant or the busi operating at the location and no further information was available.

Reminder: This item requires a signature for delivery. If you can't sign in person, yc someone else to sign.

Tracking Number: **70210950000047936506**

Delivery Exception



My Account



Expected delivery date and time is subject to change, but if it does we'll send you an email update. Delivery options not available for all pa

Visit [USPS Tracking®](#) to check the most up-to-date status of your package. Sign up for [Informed Delivery®](#) to digitally preview the address sized mail and manage your packages scheduled to arrive soon! To update how frequently you receive emails from USPS, log in to your [L](#)

Want regular updates on your package? [Set up text alerts](#).

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 9026

JANUARY 8, 2026

**ESSIE MARIE JAMES WILSON
529 W JOHNSTON
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 529 W JOHNSTON KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 3, 2025, a letter was sent from the City of Kingsville stating that your property located at **529 W JOHNSTON** 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.

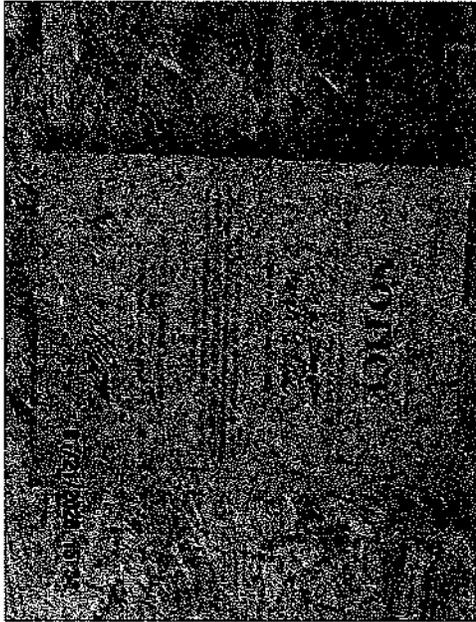
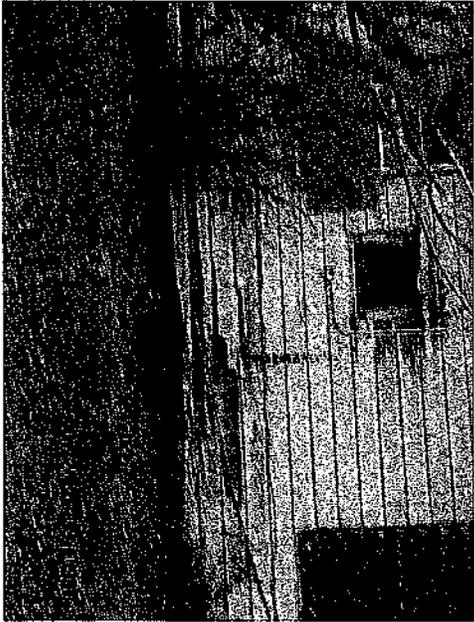
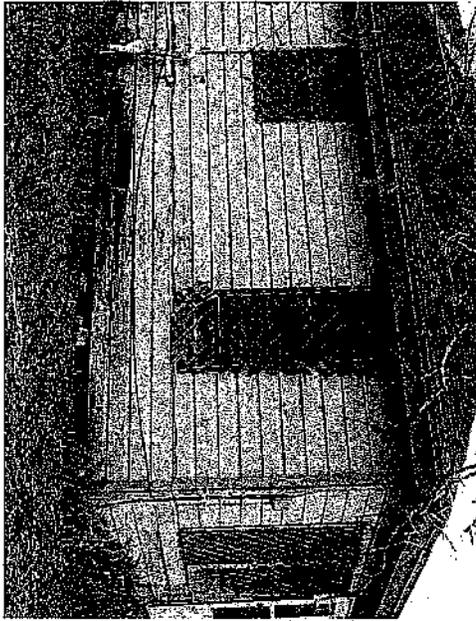
You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **MARCH 9, 2026.**

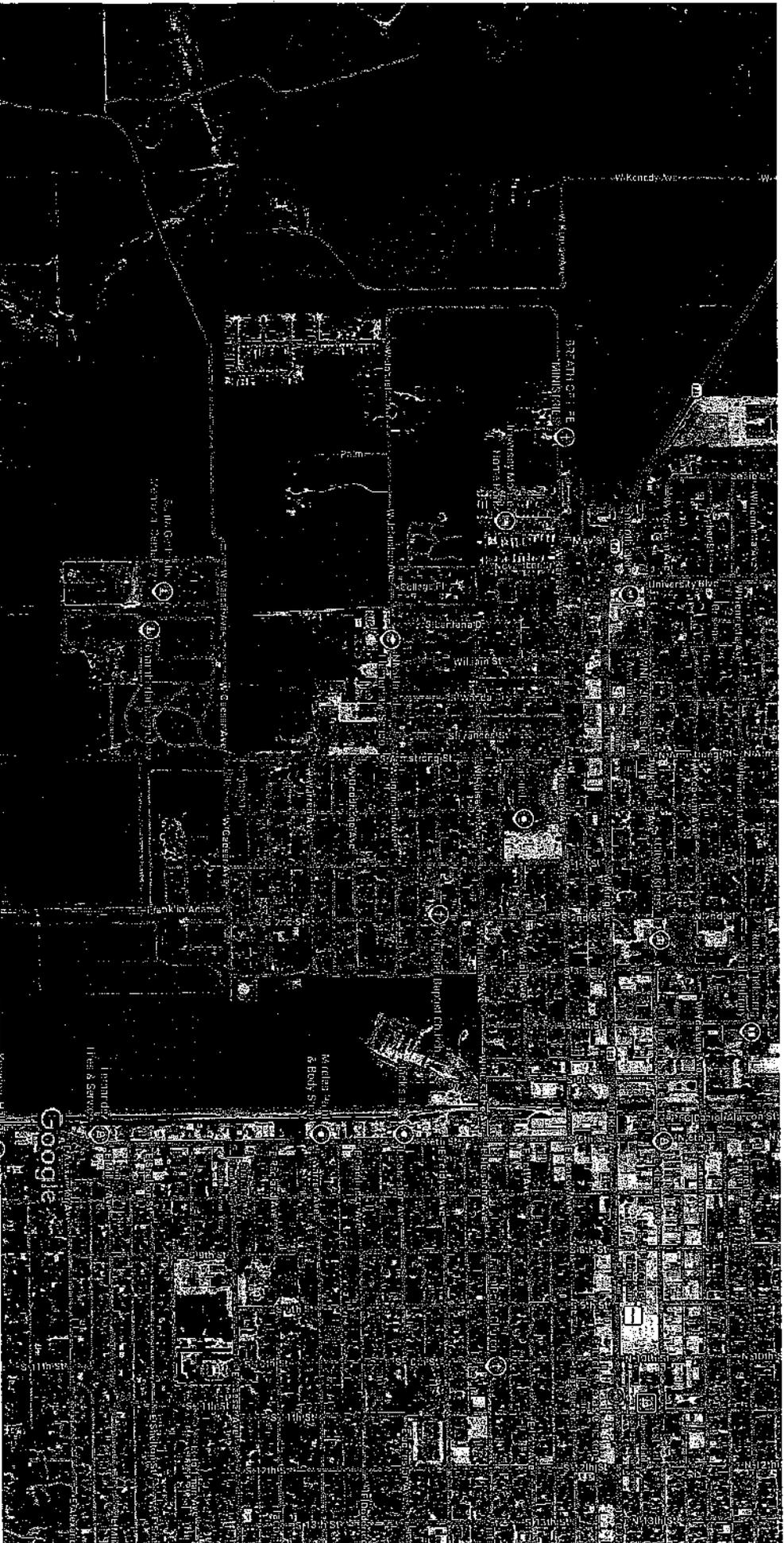
The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

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







529 W Johnston Ave

Building



Directions

Save

Nearby

Send to
phone

Share



529 W Johnston Ave, Kingsville, TX 78363

Photos





7021 0950 0000 4793 6582

Retail



78363

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
SEP 10, 2025

\$10.48

S2324P504122-08

RDC 99

Essie Marie James Wilson
529 W Johnston
Vernonville TX 78363

UAC

782 SE 1

0199743725

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

9400922093256250

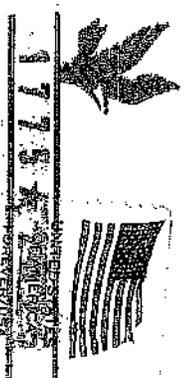
VAC
7825555555555555

11/20/25



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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
11 SEP 2025 3AM 2 L



1775

Essie Marie James Wilson
529 W Johnston
Vernonville TX 78363

UAC

782 SE 1

0199743725

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

VAC

782 SE 1

0199743725

1002



702J 0950 0000 4793 6505

LN

12-01-2025

Handwritten signature/initials

9 1111



RDC 99



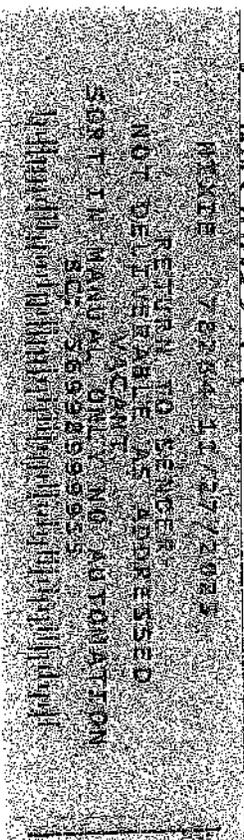
78363

FCM LETTER
KINGSVILLE, TX 78363
NOV 18, 2025

\$10.48

32324P504128-08

VAC
56998-9999



Essie Marie James Wilson
529 W Johnston Ave
Kingsville TX 78303

NOT RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
VACANT
SORT IN MANUAL ONLY NO AUTOMATION
RE: 56998-9999

1002



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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
19 NOV 2025 AM 2 L



1775324P504128-08



Essie Marie James Wilson
529 W Johnston Ave
Kingsville TX 78303

782 SE 1 BILL/12/25

RETURN TO SENDER
UNABLE TO FORWARD

99E32702200020002000200020002000

78363-56998-9999

78363-56998-9999

ALERT: SEVERE WEATHER CONDITIONS ACROSS THE U.S. MAY DELAY PROCESSING, TRANS...

USPS Tracking®

579 W Johnston

FAQs >

Remove X

Tracking Number:

7021095000047939026

Copy

Add to Informed Delivery (<https://informedelivery.usps.com/>)

Latest Update

Your package will arrive later than expected, but is still on its way. It is currently in transit to the next facility.

Get More Out of USPS Tracking:

USPS Tracking Plus®

Moving Through Network

In Transit to Next Facility, Arriving Late

February 9, 2026

Arrived at USPS Regional Facility

SAN ANTONIO TX DISTRIBUTION CENTER

February 6, 2026, 6:53 am

Unclaimed/Being Returned to Sender ✓

KINGSVILLE, TX 78363

February 4, 2026, 2:19 pm

Reminder to Schedule Redelivery of your item

January 25, 2026

Notice Left (No Authorized Recipient Available)

KINGSVILLE, TX 78363

January 20, 2026, 4:32 pm

Arrived at USPS Regional Facility

Feedback

CORPUS CHRISTI TX DISTRIBUTION CENTER

January 17, 2026, 7:55 am

Departed Post Office

KINGSVILLE, TX 78363

January 16, 2026, 5:42 pm

USPS in possession of item

KINGSVILLE, TX 78363

January 16, 2026, 11:44 am

Hide Tracking History

What Do USPS Tracking Statuses Mean? (<https://faq.usps.com/s/article/Where-is-my-package>)

Text & Email Updates



USPS Tracking Plus®



Product Information



See Less

Track Another Package

Enter tracking or barcode numbers

Need More Help?

Contact USPS Tracking support for further assistance.

FAQs

Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commission voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near future.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&S Property Services for work at Riviera Pier.

A payment of \$304,855 was approved for RDXK, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-ES28.

In other business, all of the consent items were approved.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1997, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

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A payment of \$304,855 was approved for RDXK, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-ES28.

In other business, all of the consent items were approved.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

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A payment of \$304,855 was approved for RDXK, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-ES28.

In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday, February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her.

She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital. She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

Harriet is survived by her son, Kevin (Norma) McLeod, and her daughter, Debra (John) Stoelman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) Hullum, Amanda (Brad) Hullum, and Kaela (Ryan) Jumper, and lovingly embraced her three great-grandchildren, Jax Hullum, Cyra Elaine Corson, and Elliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Simpson and Stephanie Everett, and her nephew, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

Harriet will be remembered for her kind heart, her sharp wit, and her delightful sass - and for the love and laughter she brought into the lives of everyone who knew her.

The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years.

In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.

Residential Sanitation Schedule
Residential Monday/ Thursday service will be done on TUESDAY and THURSDAY.
Residential Tuesday/ Friday service will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule
Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

PUBLIC HEARING #3



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 307 E Ragland		INITIATED BY Kphillips	BUILDING OFFICIAL
LEGAL DESCRIPTION 4th, Block 10, Lot 4, 5	BLOCK 10	LOT 4, 5	
OWNER NAME Lawrence Amy Kathleen Est	OWNER'S ADDRESS 307 E Ragland	CITY/STATE/ZIP Kingsville, TX 78363	

PROPERTY CONDITION REPORT

PICTURES TAKEN:	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
		YES	NO	N/A		
Building	Y		X		AB, C, D, H, NR	1, 2, 3, 4
Condition			X			
Yard			X			
Condition			X			
Utilities			X			
Electric			X			
Gas			X			
Water			X			
Roof			X			
Covering			X			
Walls			X			
Exterior			X			
Interior				X		
Ceilings			X			
Windows/Doors		X				
Secured		X				
Condition			X			
Foundation				X		
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 03/12/2012 AND ELECTRICAL SINCE AEP could not locate address in system

SIGNATURE:  DATE: 04/24/24
CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 307 E Ragland Phone: _____
 Property Owner: Amy Lawrence and Kathleen Lawrence Phone: _____
 Owner's Address: 307 E Ragland Ave Fax: _____
Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>2/6/24</u>	<u>2/6/24</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>2/6/24</u>	<u>2/6/24</u>	2. Inspect Property. (Building Official)
<input type="checkbox"/> <u>4/26/24</u>	<u>4/26/24</u>	<input type="checkbox"/> a. Prepare inspection report and date.
<input type="checkbox"/> <u>4-24-24</u>	<u>4-24-24</u>	<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>4-26-24</u>	<u>4-26-24</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>4-26-24</u>	<u>4-26-24</u>	4. Obtain legal description.
<input type="checkbox"/> <u>4-29-2024</u>	<u>4-29-2024</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>1-08-26</u>	<u>1-08-26</u>	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"/> <u>6-24-24</u>	<u>6-24-24</u>	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> <u>6-24-24</u>	<u>6-24-24</u>	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>5/29/25</u>	<u>5/29/25</u>	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"/> <u>6/18/25</u>	<u>6/18/25</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>7/12/24</u>	<u>7-12-24</u>	1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>7/12/24</u>	<u>7-12-24</u>	10. Post sign on property advising date the City
<input type="checkbox"/> <u>6-9-25</u>	<u>6-9-25</u>	<u>1-22-26</u> <u>1-22-26</u>

- _____
- 7-12-24 7-12-24
- 6-24-24 6-24-24
- 6-16-25 6-16-25
- 1-22-26 1-22-26
- _____
- 7-23-24 7-23-24
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- Council will consider condemnation of structure.
- 11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
- 12. Photograph posted sign with date stamp.
- 13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
 - a. Location Map
 - b. Photographs of the structure with date stamp
 - c. Inspection report
 - d. Pre-condemnation notice
 - e. Condemnation resolution
- 14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
- 15. City Council adopts condemnation resolution.
- 16. File Notice of Condemnation with the County Clerk.
- 17. Send owner(s) & other vested interests the following:
 - a. Copy of the City Council resolution.
 - b. 45-day order to demolish
- 18. Post 45-day Order to Demolish on structure.
 - a. Take photo with date stamp
- 19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
- 20. Photograph posted notice with date stamp.
- 21. Notify utility companies to disconnect & remove services from structure for safe demolition.
- 22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
- 23. Prepare demolition cost statement consisting of:
 - a. Mailing fees
 - b. Publication fees

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

_____ 24. Send a letter & cost statement to the

Collections Department so they can send out bill.

Make copy of documents and send to the City

Attorney requesting a lien to be place on the

property.

2023 PRELIMINARY ROLL
CKI - CITY OF KINGSVILLE

Geo ID Order

07/31/2023 20:29PM

Prop ID	Owner	%	Legal Description	Values		
11761	59518	100.00	R Geo: 100600923000192 SHAH MAHESHKUMAR F ETUX RITABEN 11807 DEMIA CT MEADOWS PLACE, TX 77477-1	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 0 Imp NHS: 28,910 Land HS: 0 Land NHS: 9,750 Prod Use: 0 Prod Mkt: 0	Market: 38,660 Prod Loss: 0 Appraised: 38,660 Cap: 0 Assessed: 38,660 Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			38,660	0	38,660	0.825000	318.94

21040	17886	100.00	R Geo: 100600926000192 MEZA JUAN F ETUX BELEN 310 E RAGLAND KINGSVILLE, TX 78363	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 55,470 Imp NHS: 0 Land HS: 9,750 Land NHS: 0 Prod Use: 0 Prod Mkt: 0	Market: 65,220 Prod Loss: 0 Appraised: 65,220 Cap: 10,637 Assessed: 54,583 Exemptions: DV2, HS
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			54,583	7,500	47,083	0.825000	368.43

14185	27804	100.00	R Geo: 100600929000192 WRIGHT MARK S ETUX LINDA S 302 E RAGLAND AVE KINGSVILLE, TX 78363-6238	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 68,740 Imp NHS: 0 Land HS: 15,000 Land NHS: 0 Prod Use: 0 Prod Mkt: 0	Market: 83,740 Prod Loss: 0 Appraised: 83,740 Cap: 12,713 Assessed: 71,027 Exemptions: HS, OV65
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			71,027	8,400	62,627	0.825000	516.67

25923	56950	100.00	R Geo: 100601001000192 BOSCH VIRGINIA LEE MORGAN 303 E RAGLAND AVE KINGSVILLE, TX 78363-6237	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 44,880 Imp NHS: 0 Land HS: 11,250 Land NHS: 0 Prod Use: 0 Prod Mkt: 0	Market: 56,130 Prod Loss: 0 Appraised: 56,130 Cap: 15,519 Assessed: 40,611 Exemptions: HS
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			40,611	0	40,611	0.825000	335.04

19105	68364	100.00	R Geo: 100601004000192 LAWRENCE AMY KATHLEEN EST 307 E RAGLAND AVE KINGSVILLE, TX 78363-6237	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 0 Imp NHS: 23,850 Land HS: 0 Land NHS: 7,500 Prod Use: 0 Prod Mkt: 0	Market: 31,350 Prod Loss: 0 Appraised: 31,350 Cap: 0 Assessed: 31,350 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			31,350	0	31,350	0.825000	258.64

19909	71268	100.00	R Geo: 100601006000192 SANDOVAL VERNON ETUX SYLVIA EST 311 E RAGLAND AVE KINGSVILLE, TX 78363-6237	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 39,600 Imp NHS: 0 Land HS: 7,500 Land NHS: 0 Prod Use: 0 Prod Mkt: 0	Market: 47,100 Prod Loss: 0 Appraised: 47,100 Cap: 7,956 Assessed: 39,144 Exemptions: HS, OV65
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			39,144	8,400	30,744	0.825000	253.64

20691	62492	100.00	R Geo: 100601008000192 FERNANDEZ GUADALUPE ETUX LEONORE PO BOX 1795 KINGSVILLE, TX 78364-1795	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 0 Imp NHS: 42,040 Land HS: 0 Land NHS: 7,500 Prod Use: 0 Prod Mkt: 0	Market: 49,540 Prod Loss: 0 Appraised: 49,540 Cap: 0 Assessed: 49,540 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			49,540	0	49,540	0.825000	408.71

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

Legal Description:

4TH, BLOCK 10, LOT 4, 5

Account No: 100601004000192

**2023 Value: \$31,350
Appr. Dist. No.: 19105**

**Legal Acres: .1607
Parcel Address: 307 E RAGLAND**

As of Date: 04/26/2024

Print Date: 04/26/2024 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY April 30, 2024		IF PAID BY May 31, 2024		IF PAID BY July 1, 2024	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2022	137 900 901 905	\$936.55	\$490.74	\$1,427.29	\$502.00	\$1,438.55	\$513.24	\$1,449.79
2023	137 900 901 905	\$944.46	\$103.90	\$1,048.36	\$122.78	\$1,067.24	\$141.67	\$1,086.13
TOTAL AMOUNT DUE:				\$2,475.65		\$2,505.79		\$2,535.92

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.

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: 04/26/2024

Appr. Dist. No.: 19105

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**



31.1.54

100601004000192

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

If Paid By	Amount Due
April 30, 2024	\$2,475.65
May 31, 2024	\$2,505.79
July 1, 2024	\$2,535.92
Amount Paid:	\$ _____

DELINQUENT TAX STATEMENT SUMMARY



**MARIA VICTORIA VALADEZ
KLEBERG COUNTY TAX-ASSESSOR COLLECTOR
PO BOX 1457
KINGSVILLE, TEXAS 78364
361-595-8342**

Certified Owner:

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

Legal Description:

4TH, BLOCK 10, LOT 4, 5

Account No: 100601004000192

**2023 Value: \$31,350
Appr. Dist. No.: 19105**

**Legal Acres: .1607
Parcel Address: 307 E RAGLAND**

As of Date: 04/26/2024

Print Date: 04/26/2024 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY April 30, 2024		IF PAID BY May 31, 2024		IF PAID BY July 1, 2024	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2022	137 900 901 905	\$936.55	\$490.74	\$1,427.29	\$502.00	\$1,438.55	\$513.24	\$1,449.79
2023	137 900 901 905	\$944.46	\$103.99	\$1,048.36	\$122.78	\$1,067.24	\$141.67	\$1,086.13
TOTAL AMOUNT DUE:				\$2,475.65		\$2,505.79		\$2,535.92

Tax Unit Codes:

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

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Print Date: 04/26/2024

Appr. Dist. No.: 19105

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**



100601004000192

If Paid By	Amount Due
April 30, 2024	\$2,475.65
May 31, 2024	\$2,505.79
July 1, 2024	\$2,535.92
Amount Paid:	\$ _____

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

Legal Description:

4TH, BLOCK 10, LOT 4, 5

Account No: 100601004000192

**2023 Value: \$31,350
Appr. Dist. No.: 19105**

**Legal Acres: .1607
Parcel Address: 307 E RAGLAND**

As of Date: 06/14/2024

Print Date: 06/14/2024 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY July 1, 2024		IF PAID BY July 31, 2024		IF PAID BY September 2, 2024	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2022	137 900 901 905	\$936.55	\$513.24	\$1,449.79	\$524.46	\$1,461.01	\$535.72	\$1,472.27
2023	137 900 901 905	\$944.46	\$141.67	\$1,086.13	\$392.91	\$1,337.37	\$404.23	\$1,348.69
TOTAL AMOUNT DUE:				\$2,535.92		\$2,798.38		\$2,820.96

Tax Unit Codes:

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

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Print Date: 06/14/2024

Appr. Dist. No.: 19105

31.1.54

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**



100601004000192

LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237

If Paid By	Amount Due
July 1, 2024	\$2,535.92
July 31, 2024	\$2,798.38
September 2, 2024	\$2,820.96
Amount Paid:	\$

Kleberg CAD

Property Search > 19105 LAWRENCE AMY KATHLEEN EST for Tax Year: 2024 - Values not available
 Year 2024

Property

Account

Property ID: 19105 Legal Description: 4TH, BLOCK 10, LOT 4, 5
 Geographic ID: 100601004000192 Zoning:
 Type: Real Agent Code:
 Property Use Code:
 Property Use Description:

Location

Address: 307 E RAGLAND TX Mapsco:
 Neighborhood: Map ID: C1
 Neighborhood CD:

Owner

Name: LAWRENCE AMY KATHLEEN EST Owner ID: 69364
 Mailing Address: 307 E RAGLAND AVE % Ownership: 100.0000000000%
 KINGSVILLE, TX 78363-6237
 Exemptions:

Values

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

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

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

(=)	Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: LAWRENCE AMY KATHLEEN EST
 % Ownership: 100.0000000000%
 Total Value: N/A

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

GKL	KLEBERG COUNTY	N/A	N/A	N/A	N/A
SKI	KINGSVILLE I.S.D.	N/A	N/A	N/A	N/A
WST	SOUTH TEXAS WATER AUTHORITY	N/A	N/A	N/A	N/A
Total Tax Rate:		N/A		Taxes w/Current Exemptions:	N/A
				Taxes w/o Exemptions:	N/A

Improvement / Building

Improvement #1: RESIDENTIAL State Code: A1 Living Area: 1278.0 sqft Value: N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF3	EW1	1945	1278.0
OPFA	OPEN PORCH FRAME AVERAGE	*		1945	72.0
CPFA	CARPORT FRAME AVERAGE	*		1955	360.0
DGFU	DETACHED GARAGE FRAME UNFINISHED	*		1945	324.0
STGA	STORAGE FRAME (AVERAGE)	*		1955	128.0

Land

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

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
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	\$24,820	\$4,500	0	29,320	\$0	\$29,320
2021	\$17,120	\$4,500	0	21,620	\$0	\$21,620
2020	\$16,580	\$4,500	0	21,080	\$0	\$21,080
2019	\$17,010	\$4,500	0	21,510	\$0	\$21,510
2018	\$21,940	\$4,500	0	26,440	\$0	\$26,440
2017	\$21,940	\$4,500	0	26,440	\$0	\$26,440
2016	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2015	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2014	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2013	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2012	\$28,560	\$4,500	0	33,060	\$0	\$33,060
2011	\$28,560	\$4,500	0	33,060	\$0	\$33,060
2010	\$28,560	\$4,500	0	33,060	\$0	\$33,060

Questions Please Call (361) 595-5775

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

Kleberg CAD

Property Search > 19105 LAWRENCE AMY KATHLEEN EST for Tax Year: 2024 - Values not available
 Year 2024

Property

Account

Property ID: 19105 Legal Description: 4TH, BLOCK 10, LOT 4, 5
 Geographic ID: 100601004000192 Zoning:
 Type: Real Agent Code:
 Property Use Code:
 Property Use Description:

Location

Address: 307 E RAGLAND TX Mapsco:
 Neighborhood: Map ID: C1
 Neighborhood CD:

Owner

Name: LAWRENCE AMY KATHLEEN EST Owner ID: 69364
 Mailing Address: 307 E RAGLAND AVE % Ownership: 100.0000000000%
 KINGSVILLE, TX 78363-6237
 Exemptions:

Values

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

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

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

(=) Assessed Value:	=	N/A	

Taxing Jurisdiction

Owner: LAWRENCE AMY KATHLEEN EST
 % Ownership: 100.0000000000%
 Total Value: N/A

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

GKL	KLEBERG COUNTY	N/A	N/A	N/A	N/A
SKI	KINGSVILLE I.S.D.	N/A	N/A	N/A	N/A
WST	SOUTH TEXAS WATER AUTHORITY	N/A	N/A	N/A	N/A
Total Tax Rate:		N/A			
				Taxes w/Current Exemptions:	N/A
				Taxes w/o Exemptions:	N/A

Improvement / Building

Improvement #1: RESIDENTIAL State Code: A1 Living Area: 1278.0 sqft Value: N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF3	EW1	1945	1278.0
OPFA	OPEN PORCH FRAME AVERAGE	*		1945	72.0
CPFA	CARPORT FRAME AVERAGE	*		1955	360.0
DGFU	DETACHED GARAGE FRAME UNFINISHED	*		1945	324.0
STGA	STORAGE FRAME (AVERAGE)	*		1955	128.0

Land

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

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
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	\$24,820	\$4,500	0	29,320	\$0	\$29,320
2021	\$17,120	\$4,500	0	21,620	\$0	\$21,620
2020	\$16,580	\$4,500	0	21,080	\$0	\$21,080
2019	\$17,010	\$4,500	0	21,510	\$0	\$21,510
2018	\$21,940	\$4,500	0	26,440	\$0	\$26,440
2017	\$21,940	\$4,500	0	26,440	\$0	\$26,440
2016	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2015	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2014	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2013	\$22,000	\$4,500	0	26,500	\$0	\$26,500
2012	\$28,560	\$4,500	0	33,060	\$0	\$33,060
2011	\$28,560	\$4,500	0	33,060	\$0	\$33,060
2010	\$28,560	\$4,500	0	33,060	\$0	\$33,060

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	12/5/2021	DEATH	DEATH - ADD EST TO OWNERSHIP	LAWRENCE AMY KATHLEEN	LAWRENCE AMY KATHLEEN EST			
2	10/29/2003	GFT	GIFT DEED	ABEL DORIS L	LAWRENCE AMY KATHLEEN	270	926	0
3	9/20/2001	PROB	PROBATE	ABEL DORIS L	ABEL DORIS L			5083

Ref ID: R19105
Map ID C1

69364
OWNERSHIP
100.00%

307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237

LAND MARKET	+	7,500
MARKET VALUE	=	31,350
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	31,350
CAP LOSS	-	0
ASSESSED VALUE	=	31,350

ACRES:
EFF. ACRES:

APPR VAL METHOD: Cost

US 307 E RAGLAND TX

GENERAL

ILITIES
POGRAPHY
AD ACCESS PC
NING
ILDER
XT REASON
MARKS

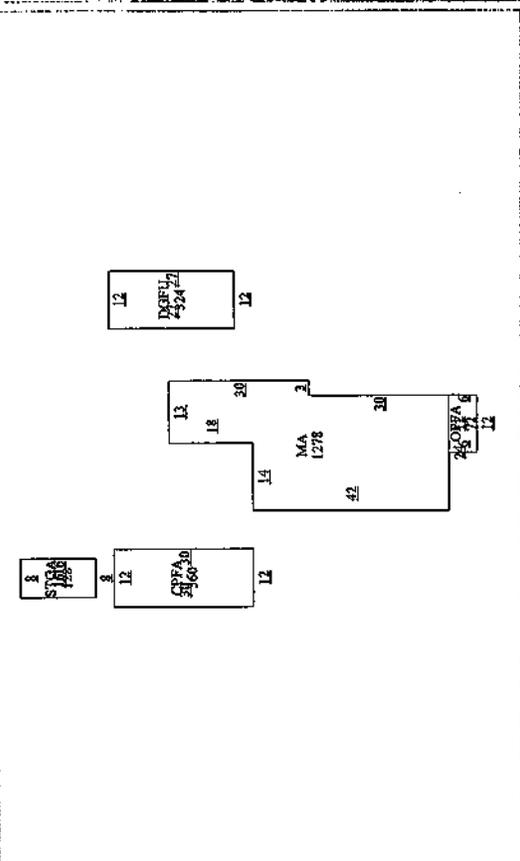
LAST APPR. IE
2023
LAST INSP. DATE 04/12/2023
NEXT INSP. DATE

FOR 2023 CHG LAND TABLE TO FF150D140 PER
IE 4/12/23 5/5/23 JO -- FOR 2022 UPDATE ACCT
PER CT 3/8/22 3/14/22 JO -- FOR 2020 REMOVE
IMP NBHD 006N1 PER CT 6/4/20 JO -- FOR '19

BUILDING PERMITS

SUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL

ILE DT PRICE GRANTOR DEED INFO
/05/2021 LAWRENCE AMY KATDEATH / /
/29/2003 ABEL DORIS L GFT / 270 / 926
/20/2001 ABEL DORIS L PROB 5083



IMPROVEMENT INFORMATION

TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	FF3/	1,278.0	56.37	1	1945	1985	72,040	49%	54%	100%	100%	100%	100%	0.26	19,060
OPFA	OPEN PORCH F	R	FF/	72.0	11.27	1	1945	1985	810	49%	54%	100%	100%	100%	100%	0.26	220
CPFA	CARPORTRAM	R	FF/	360.0	8.46	1	1955	1985	3,050	49%	100%	100%	100%	100%	100%	0.49	1,490
DGFLU	DETACHED GAR	R	FF/	324.0	16.91	1	1945	1985	5,480	49%	100%	100%	100%	100%	100%	0.49	2,690
STGA	STORAGE FRAM	R	FF/	128.0	15.28	1	1955	1985	1,960	20%	100%	100%	100%	100%	100%	0.20	390
RESIDENTIAL																	
HomeSite: N																	
Total Value: 33,340																	

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN2	0
Roof Style	1	RT2, RM1	0
Flooring	1	FL6	0
Heating/Cooling	1	HAS	0
Plumbing	1	PL1	0

JBD: S006	100.00%	NBHD:	FF150D140 A1 N	CLS TABLE	SC HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ MASS	ADJ VAL	SRC	MKT VAL	AG APPLY	AG TABLE	AG UNIT	PRC	AG VALUE
A1				FF150D140 A1 N		FF	50X140	160.00	7,500	1.00	1.00	A	7,500	NO			0.00	0
oment: F: 50.0 R: 50.0 FF																		

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

APRIL 26, 2024

KATHLEEN AMY LAWRENCE
307 E RAGLAND
KINGSVILLE, TX 78363

Re: 4TH BLOCK 10, LOT 4, 5 307 E RAGLAND KINGSVILLE, TX 78363

Dear Sir or Madam:

It has been determined that the structure at **307 E Ragland 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.

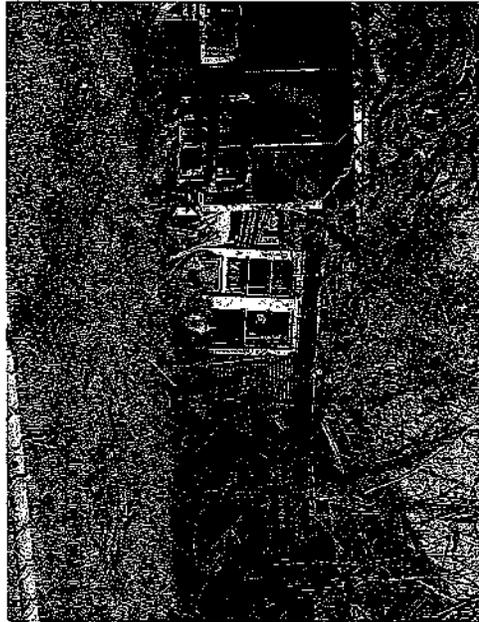
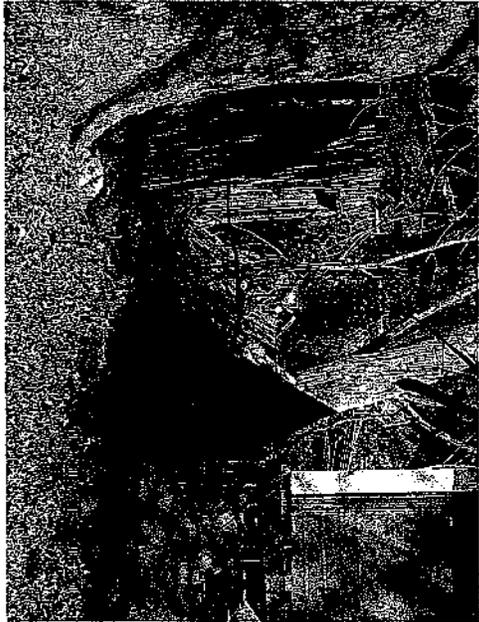
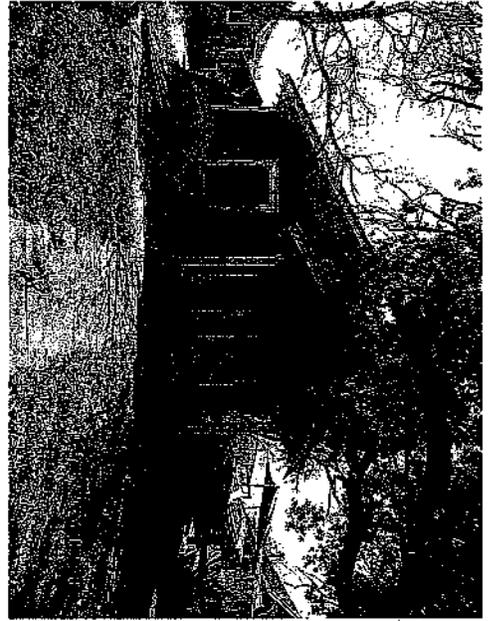
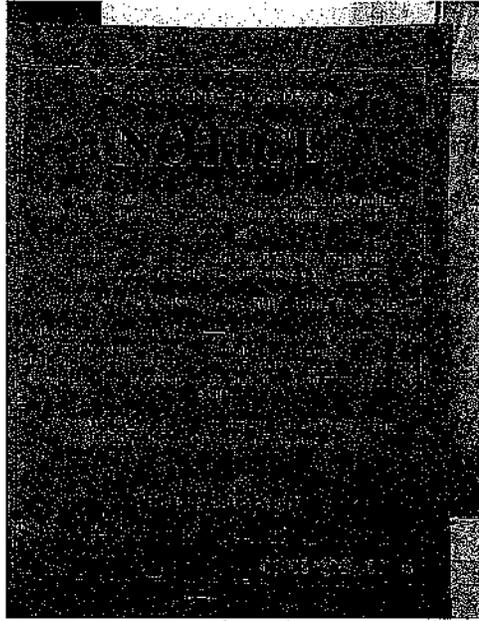
Sincerely,

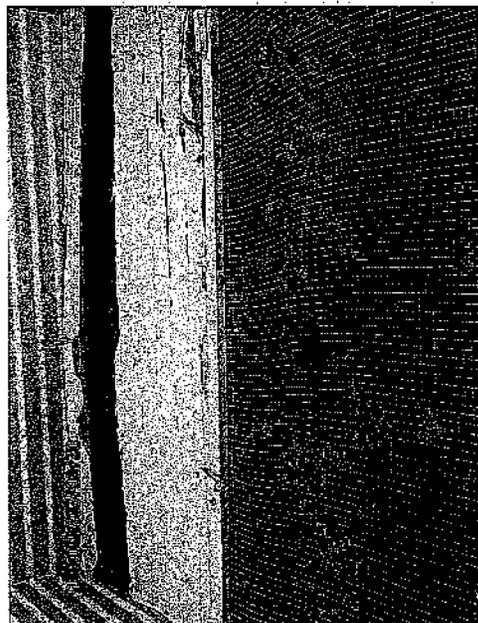
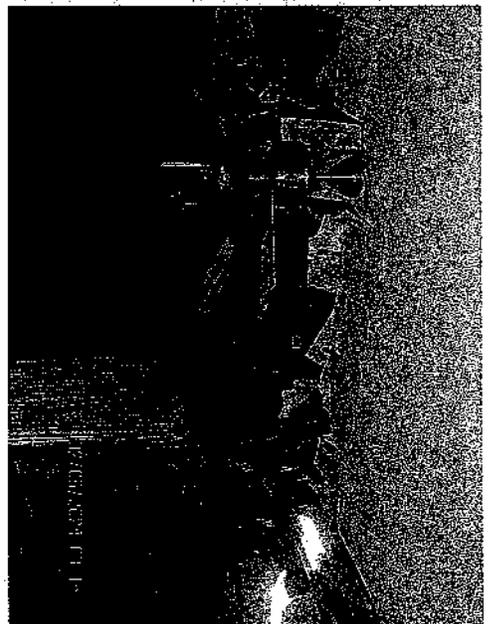
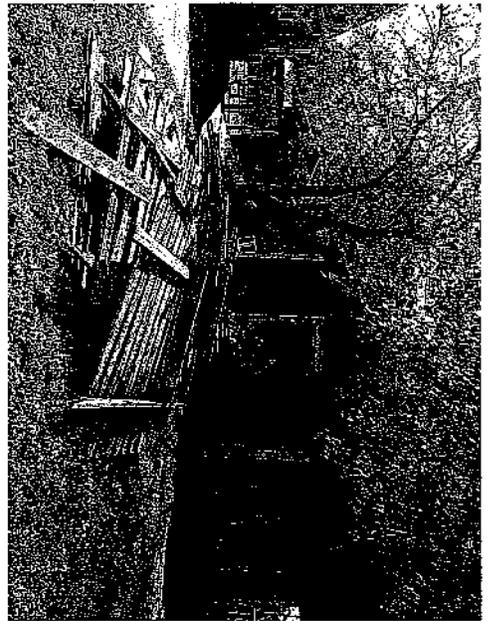


Belinda Tarver
Building Official

307 E Ragland







PUBLIC NOTICE

The City Commission will meet on Monday August 26, 2024, 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:

227 E RICHARD
307 E RAGLAND
500 W SANTA GERTRUDIS
521 E MESQUITE
527 E ALICE
621 W ELLA
829 E WARREN
907 E AVE A
1232 E ELLA

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 9330

JUNE 24, 2024

AMY LAWRENCE AND KATHLEEN LAWRENCE
307 E RAGLAND AVE
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 307 E RICHARD KINGSVILLE TX**

Dear Sir or Madam:

On APRIL 26, 2024, a letter was sent from the City of Kingsville stating that your property located at **307 E RICHARD** 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, AUGUST 26, 2024, 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 **AUGUST 26, 2024.**

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,

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 5394

MAY 29, 2025

KATHLEEN AMY LAWRENCE
307 E RAGLAND
KINGSVILLE, TX 78363

Re: HEARING FOR PROPERTY AT 307 E RAGLAND KINGSVILLE TX

Dear Sir or Madam:

On APRIL 26, 2024, a letter was sent from the City of Kingsville stating that your property located at **307 E RAGLAND** 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

2024 CERTIFIED APPRAISAL ROLL

As of Supplement # 0
CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 10968: RODRIGUEZ PORFIRIO JR, 322 E RAGLAND AVE, KINGSVILLE, TX 78363-6238. Values: 34,110 Market, 44,610 Appraised, 40,968 Assessed.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 11761: SHAH MAHESHKUMAR F, ETUX RITABEN, 11807 DEMIA CT, MEADOWS PLACE, TX 77477-1.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 11761: SHAH MAHESHKUMAR F, ETUX RITABEN, 11807 DEMIA CT, MEADOWS PLACE, TX 77477-1.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 21040: MEZA JUAN F, ETUX BELEN, 310 E RAGLAND, KINGSVILLE, TX 78363.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 21040: MEZA JUAN F, ETUX BELEN, 310 E RAGLAND, KINGSVILLE, TX 78363.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 14185: WRIGHT MARK S, ETUX LINDA S, 302 E RAGLAND AVE, KINGSVILLE, TX 78363-6238.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 14185: WRIGHT MARK S, ETUX LINDA S, 302 E RAGLAND AVE, KINGSVILLE, TX 78363-6238.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 25923: BOSCH VIRGINIA LEE MORGAN, 303 E RAGLAND AVE, KINGSVILLE, TX 78363-6237.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 25923: BOSCH VIRGINIA LEE MORGAN, 303 E RAGLAND AVE, KINGSVILLE, TX 78363-6237.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 19105: LAWRENCE AMY, KATHLEEN EST, 307 E RAGLAND AVE, KINGSVILLE, TX 78363-6237.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 19105: LAWRENCE AMY, KATHLEEN EST, 307 E RAGLAND AVE, KINGSVILLE, TX 78363-6237.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 19909: SANDOVAL VERNON, ETUX SYLVIA EST, 311 E RAGLAND AVE, KINGSVILLE, TX 78363-6237.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 19909: SANDOVAL VERNON, ETUX SYLVIA EST, 311 E RAGLAND AVE, KINGSVILLE, TX 78363-6237.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 19909: SANDOVAL VERNON, ETUX SYLVIA EST, 311 E RAGLAND AVE, KINGSVILLE, TX 78363-6237.

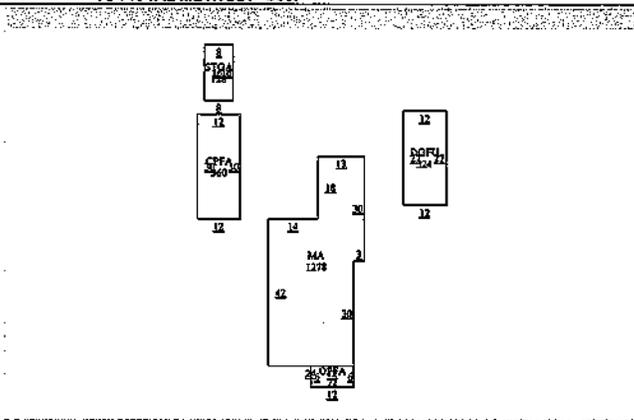
EBERG COUNTY APPRAISAL DISTRICT
 PROPERTY 19105 R
 Legal Description: H, BLOCK 10, LOT 4, 5
 OWNER ID: 69364
 OWNER: LAWRENCE AMY KATHLEEN EST
 ADDRESS: 307 E RAGLAND AVE, KINGSVILLE, TX 78363-6237
 OWNERSHIP: 100.00%

Entities	Values
CAD 100%	IMPROVEMENTS 23,850
CKJ 100%	LAND MARKET + 7,500
GKL 100%	MARKET VALUE = 31,350
SKL 100%	PRODUCTIVITY LOSS - 0
WST 100%	APPRAISED VALUE = 31,350
	CAP LOSS - 0
	ASSESSED VALUE = 31,350

Ref ID: R19106
 Map ID: C1
 ACRES:
 EFF. ACRES:

APPR VAL METHOD: Cost

GENERAL
 UTILITIES
 TOPOGRAPHY
 ROAD ACCESS PC
 ZONING
 BUILDER
 NEXT REASON
 MARKS
 FOR 2025 UPDATE ACCT PER APPR TVM 3/5/25
 4/14/25 MMG - FOR 2023 CHG LAND TABLE TO
 FF150D140 PER IE 4/12/23 5/5/23 JO - FOR 2022
 UPDATE ACCT PER CT 3/8/22 3/14/22 JO - FOR



EXEMPTIONS



BUILDING PERMITS

SUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
05/2021	LAWRENCE AMY KATDEATH / /			
09/2003	ABEL DORIS L	GFT / 270 / 926		
02/2001	ABEL DORIS L	PROB 5083		

IMPROVEMENT INFORMATION

TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	ELUNC	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	FF3/	1,278.0	58.37	1	1945	1985	*	72,040	49%	54%	100%	100%	100%	0.26	19,060
OPFA	OPEN PORCH F	R	/	72.0	11.27	1	1945	1985	*	810	49%	54%	100%	100%	100%	0.26	220
CPFA	CARPORTR FRAM	R	/	360.0	8.46	1	1955	1985	*	3,050	49%	100%	100%	100%	100%	0.49	1,490
DGFU	DETACHED GAR	R	/	324.0	16.91	1	1945	1985	*	5,480	49%	100%	100%	100%	100%	0.49	2,890
STGA	STORAGE FRAM	R	/	128.0	15.28	1	1935	1985	*	1,960	20%	100%	100%	100%	100%	0.20	390
RESIDENTIAL																	
STCD: A1																	
Homestead: N																	
83,340																	
23,850																	

IMPROVEMENT FEATURES

Feature	Count	Code	Value
Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN2	0
Roof Style	1	RT2, RM1	0
Flooring	1	FL6	0
Heating/Cooling	1	HAS	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	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE	
A1		FF150D140	A1	N	FF	50X140	150.00	7,500	1.00		A	7,500	NO				0.00	0
Ment: F: 50.0 R: 50.0 FF																		
7,500																		

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

Legal Description:

4TH, BLOCK 10, LOT 4, 5

Account No: 100601004000192

**2024 Value: \$31,350
Appr. Dist. No.: 19105**

**Legal Acres: .1607
Parcel Address: 307 E RAGLAND**

As of Date: 05/16/2025

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
2022	137 900 901 905	\$936.55	\$636.86	\$1,573.41	\$648.09	\$1,584.64	\$659.32	\$1,595.87
2023	137 900 901 905	\$944.46	\$506.22	\$1,450.68	\$517.57	\$1,462.03	\$528.90	\$1,473.36
2024	137 900 901 905	\$946.14	\$123.00	\$1,069.14	\$141.92	\$1,088.06	\$393.60	\$1,339.74

TOTAL AMOUNT DUE: \$4,093.23 \$4,134.73 \$4,408.97

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.

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: 05/16/2025

Appr. Dist. No.: 19105

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**



100601004000192

LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237

If Paid By	Amount Due
June 2, 2025	\$4,093.23
June 30, 2025	\$4,134.73
July 31, 2025	\$4,408.97
Amount Paid:	\$

31.156

Kleberg CAD Property Search

Property Details

Account		
Property ID:	19105	Geographic ID: 100601004000192
Type:	R	Zoning:
Property Use:		
Location		
Situs Address:	307 E RAGLAND TX	
Map ID:	C1	Mapsc0:
Legal Description:	4TH, BLOCK 10, LOT 4, 5	
Abstract/Subdivision:	S006	
Neighborhood:		
Owner		
Owner ID:	69364	
Name:	LAWRENCE AMY KATHLEEN EST	
Agent:		
Mailing Address:	307 E RAGLAND AVE KINGSVILLE, TX 78363-6237	
% Ownership:	100.0%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$23,850 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$7,500 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$31,350 (=)
Agricultural Value Loss:	\$0 (-)

Appraised Value: ⓘ	\$31,350 (=)
HS Cap Loss: ⓘ	\$0 (-)
Circuit Breaker: ⓘ	\$0 (-)
Assessed Value:	\$31,350
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: LAWRENCE AMY KATHLEEN EST %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$31,350	\$31,350	\$241.40
GKL	KLEBERG COUNTY	0.771870	\$31,350	\$31,350	\$241.98
SKI	KINGSVILLE I.S.D.	1.410400	\$31,350	\$31,350	\$442.16
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$31,350	\$31,350	\$20.60

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$946.14

Estimated Taxes Without Exemptions: \$946.14

NO. 2



7021 0950 0000 4793 5394



FDG-99

Retail



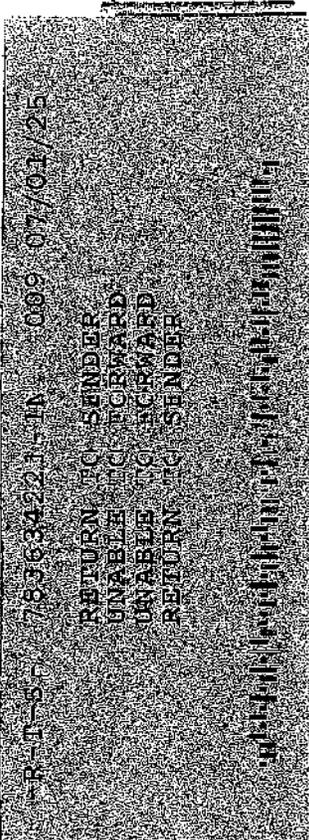
78363

\$9.68

S2324P504122-08

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
JUN 09, 2025

*Kathleen Amy Lawrence
307 E. Raymond
Kingsville, TX 78363*



FWD
7836386237 001

NO. 2

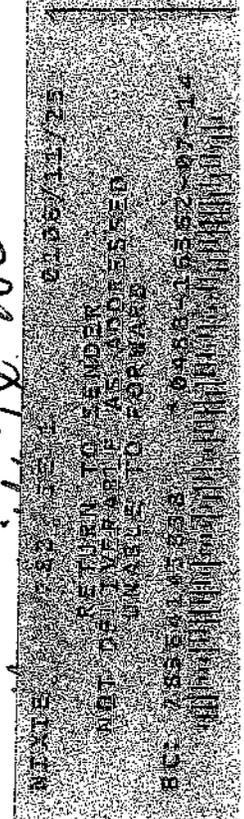


City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364-1458

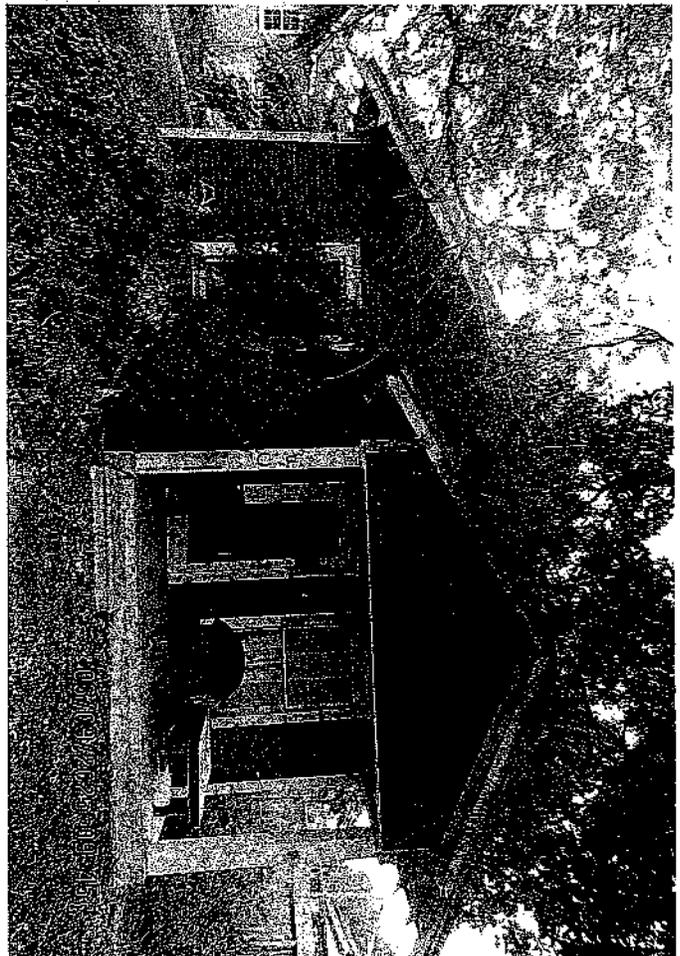
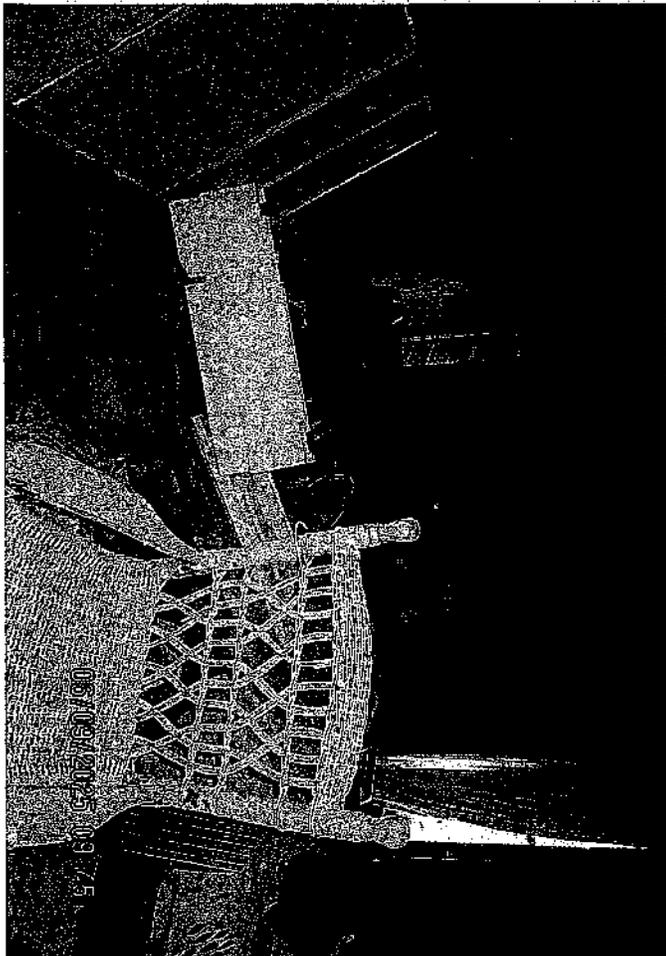
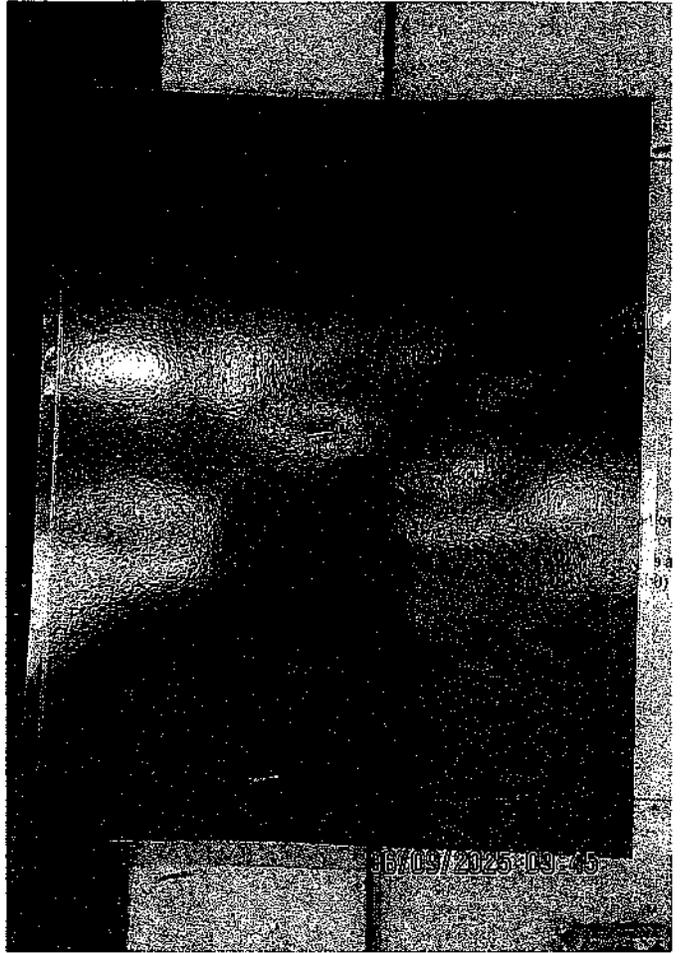


CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
09 JUN 2025 A 11.1

*Kathleen Amy Lawrence
307 E. Raymond
Kingsville, TX 78363*

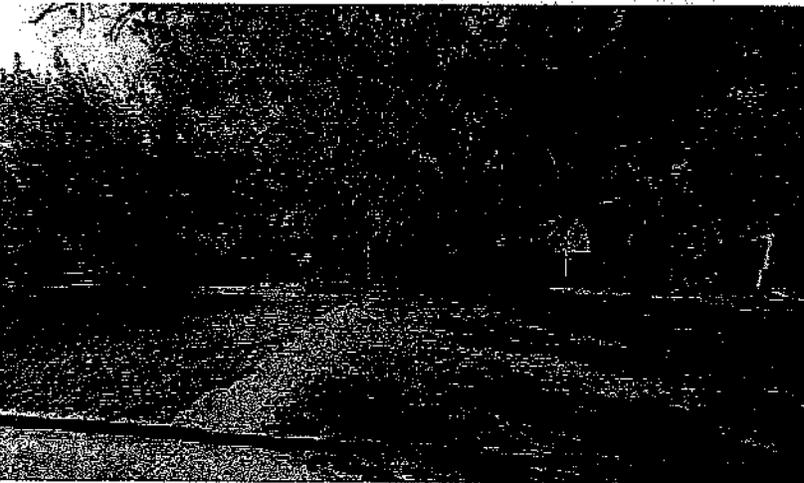


UTF
7836386237-1458





Imagery ©2025 Airbus, CNES / Airbus, Maxar Technologies, Map data ©2025 500 ft



307 E Ragland Ave

Building



Directions



Save



Nearby



Send to
phone



Share



307 E Ragland Ave, Kingsville, TX 78363

Photos

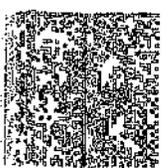
1002



7021 0950 0000 4793 9187

E, TEXAS 78364

FIRST CLASS



ZIP 78363 \$ 008.69
62 74 0905071157

✓
5/25/24

Amy Lawrence
Kathleen Lawrence

58998-9598

POSTAGE WILL BE PAID BY ADDRESSEE
RETURN TO SENDER
IF NECESSARY
UNABLE TO FORWARD
NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES
2024-03-24

1002

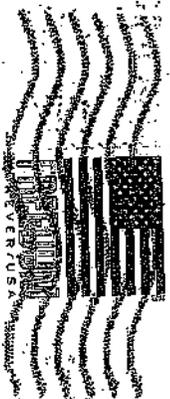


CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

✓
5/25/24

CORPUS CHRISTI
TX 784 11
03 JUN 2024 PM



Amy Lawrence
Kathleen Lawrence
201 E Highland
78363

FWD
78363-9598-9598

SC 78363-9598-9598-9598

Tracking Number:

[Remove X](#)

70210950000047935394

[Copy](#)

[Add to Informed Delivery \(https://informedelivery.usps.com/\)](https://informedelivery.usps.com/)

Latest Update

Your item has been delivered and is available at a PO Box at 7:47 am on July 5, 2025 in KINGSVILLE, TX 78363.

Feedback

Get More Out of USPS Tracking:

[USPS Tracking Plus®](#)

Delivered

Delivered, PO Box

KINGSVILLE, TX 78363

July 5, 2025, 7:47 am

[See All Tracking History](#)

[What Do USPS Tracking Statuses Mean? \(https://faq.usps.com/s/article/Where-is-my-package\)](https://faq.usps.com/s/article/Where-is-my-package)

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CONDEMNATION CHECKLIST

Property Address: 307 E Ragland Phone: _____
 Property Owner: Kathleen Amy Lawrence EST Phone: _____
 Owner's Address: 307 E Ragland Ave Fax: _____
Wingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>2/6/24</u>	<u>2/6/24</u>	1. Identify structure unfit for human habitation. 2. Inspect Property. (Building Official) <input type="checkbox"/> a. Prepare inspection report and date. <input type="checkbox"/> b. Photograph property with date stamp. 3. Determine ownership from county assessment & tax collection record. 4. Obtain legal description. 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. 7. 2 nd Notice Sent. (10 day response) (Optional) 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"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas. 1) Post affidavit in newspaper twice a week for one week 10. Post sign on property advising date the City
<input type="checkbox"/> <u>2/6/24</u>	<u>2/6/24</u>	
<input type="checkbox"/> <u>4-24-24</u>	<u>4-24-24</u>	
<input type="checkbox"/> <u>4-26-24</u>	<u>4-26-24</u>	
<input type="checkbox"/> <u>4-26-24</u>	<u>4-26-24</u>	
<input type="checkbox"/> <u>4-29-24</u>	<u>4-29-24</u>	
<input type="checkbox"/> <u>8-13-25</u>	<u>8-13-25</u>	
<input type="checkbox"/> _____	_____	
<input type="checkbox"/> <u>6/24/25</u>	<u>6-24-25</u>	
<input type="checkbox"/> <u>6/24-25</u>	<u>6-24-25</u>	
<input type="checkbox"/> <u>5/29/25</u>	<u>5-29-25</u>	
<input type="checkbox"/> <u>6/18/25</u>	<u>6-18-25</u>	
<input type="checkbox"/> <u>11-10-25</u>	<u>11-10-25</u>	
<input type="checkbox"/> <u>1-14-26</u>	<u>1-14-26</u>	
<input type="checkbox"/> <u>7/12/24</u>	<u>7-12-24</u>	
<input type="checkbox"/> <u>11-29-25</u>	<u>11-29-25</u>	
<input type="checkbox"/> <u>7-12-24</u>	<u>7-12-24</u>	
<input type="checkbox"/> <u>6-9-25</u>	<u>6-9-25</u>	
<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>	
<input type="checkbox"/> <u>1-22-26</u>	<u>1-22-26</u>	

- _____
- 7-12-24
11-13-25
- 6-24-24
6-16-25
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1-22-26
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- _____

- 7-12-24
11-13-25
- 6-24-24
6-16-25
11-24-25
1-22-26

Council will consider condemnation of structure.

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

12. Photograph posted sign with date stamp.

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

- a. Location Map
- b. Photographs of the structure with date stamp
- c. Inspection report
- d. Pre-condemnation notice
- e. Condemnation resolution

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

15. City Council adopts condemnation resolution.

16. File Notice of Condemnation with the County Clerk.

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

- a. Copy of the City Council resolution.
- b. 45-day order to demolish

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

a. Take photo with date stamp

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

20. Photograph posted notice with date stamp.

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

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

23. Prepare demolition cost statement consisting of:

- a. Mailing fees
- b. Publication fees

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

24. Send a letter & cost statement to the

Collections Department so they can send out bill.

Make copy of documents and send to the City

Attorney requesting a lien to be place on the
property.

Correction

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

AUGUST 13, 2025

**KATHLEEN AMY LAWRENCE EST
307 E RAGLAND AVE
KINGSVILLE, TX, 78363**

Re: 4TH BLOCK 10, LOT 4-5 307 E RAGLAND KINGSVILLE, TX 78363

Dear Sir or Madam:

It has been determined that the structure at **307 E Ragland 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.

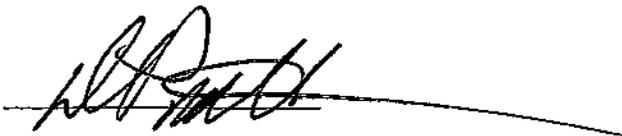
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,

A handwritten signature in black ink, appearing to read 'Donald Pratt', is written over a horizontal line.

Donald Pratt,
Building Official



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6476

NOVEMBER 10, 2025

**KATHLEEN AMY LAWRENCE EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 307 E RAGLAND AVE KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 13, 2025, a letter was sent from the City of Kingsville stating that your property located at **307 E RAGLAND AVE** 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.

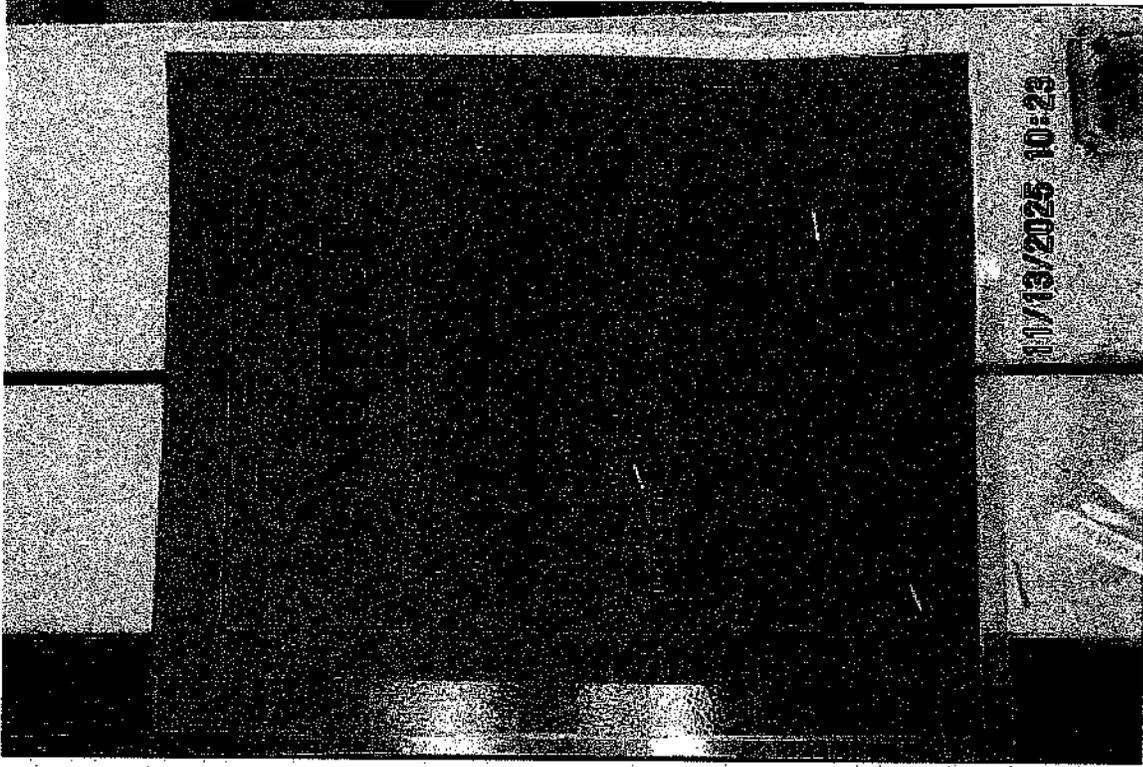
You are hereby cited to appear before the City Commission at a public hearing on **Monday, JANUARY 12, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **JANUARY 12, 2026.**

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



DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

Legal Description:

4TH, BLOCK 10, LOT 4, 5

Account No: 100601004000192

**2024 Value: \$31,350
Appr. Dist. No.: 19105**

Legal Acres: .1607

Parcel Address: 307 E RAGLAND

As of Date: 10/03/2025

Print Date: 10/03/2025 Printed By: SROBLES

Year	Tax Units	Remaining Levy	IF PAID BY October 31, 2025		IF PAID BY December 1, 2025		IF PAID BY December 31, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2022	137 900 901 905	\$936.55	\$693.04	\$1,629.59	\$704.28	\$1,640.83	\$715.53	\$1,652.08
2023	137 900 901 905	\$944.46	\$562.90	\$1,507.36	\$574.22	\$1,518.68	\$585.56	\$1,530.02
2024	137 900 901 905	\$946.14	\$427.66	\$1,373.80	\$439.02	\$1,385.16	\$450.37	\$1,396.51
TOTAL AMOUNT DUE:				\$4,510.75		\$4,544.67		\$4,578.61

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.

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: 10/03/2025

Appr. Dist. No.: 19105

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 0 0 6 0 1 0 0 4 0 0 0 1 9 2 *

100601004000192

**LAWRENCE AMY KATHLEEN EST
307 E RAGLAND AVE
KINGSVILLE, TX 78363-6237**

If Paid By	Amount Due
October 31, 2025	\$4,510.75
December 1, 2025	\$4,544.67
December 31, 2025	\$4,578.61
Amount Paid:	\$ _____



31.1.57

USPS Tracking®

[FAQs >](#)

Tracking Number:

[Remove X](#)

70210950000047936568

[Copy](#) [Add to Informed Delivery \(https://informedelivery.usps.com/\)](https://informedelivery.usps.com/)

Latest Update

Your item has been delivered and is available at a PO Box at 7:40 am on August 21, 2025 in KINGSVILLE, TX 78363.

Get More Out of USPS Tracking:

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[Feedback](#)

Delivered

Delivered, PO Box

KINGSVILLE, TX 78363
August 21, 2025, 7:40 am

Available for Pickup

KINGSVILLE
103 E KLEBERG AVE
KINGSVILLE TX 78363-4502
M-F 0800-1700; SAT 0900-1200
August 19, 2025, 7:48 am

Arrived at Post Office

KINGSVILLE, TX 78363
August 19, 2025, 7:47 am

In Transit to Next Facility

August 18, 2025

Arrived at USPS Regional Facility

SAN ANTONIO TX DISTRIBUTION CENTER

August 16, 2025, 10:26 am

Vacant

KINGSVILLE, TX 78363

August 15, 2025, 7:40 am

Departed Post Office

KINGSVILLE, TX 78363

August 14, 2025, 5:49 pm

USPS in possession of item

KINGSVILLE, TX 78363

August 14, 2025, 11:26 am

Hide Tracking History

What Do USPS Tracking Statuses Mean? (<https://faq.usps.com/s/article/Where-is-my-package>)

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Product Information



See Less ^

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Enter tracking or barcode numbers

Need More Help?

Contact USPS Tracking support for further assistance.

FAQs

307 E Ragland

Herlinda Solis

From: auto-reply@usps.com
Sent: Wednesday, November 19, 2025 7:56 AM
To: Herlinda Solis
Subject: USPS® Delivery Exception 70210950000047936476



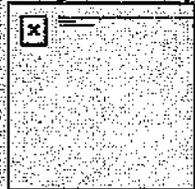
Hello ,

Your package has a delivery exception. Your item was returned to the sender on N at 7:52 am in KINGSVILLE, TX 78363 because the address was vacant or the busi operating at the location and no further information was available.

Reminder: This item requires a signature for delivery. If you can't sign in person, yc someone else to sign.

Tracking Number: **70210950000047936476**

Delivery Exception



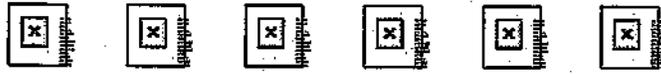
My Account



Expected delivery date and time is subject to change, but if it does we'll send you an email update. Delivery options not available for all pa

Visit **USPS Tracking®** to check the most up-to-date status of your package. Sign up for **Informed Delivery®** to digitally preview the address sized mail and manage your packages scheduled to arrive soon! To update how frequently you receive emails from USPS, log in to your **U**

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475 L'Enfant Plaza SW, Washington, DC 20260

No. 2
CITY OF
Kingsville



7021 0950 0000 4793 6568

LN 08/19/2025

See
9115 125

.. 9326010014/21212



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

Retail



78363

RDC 99

S2924P504548-02

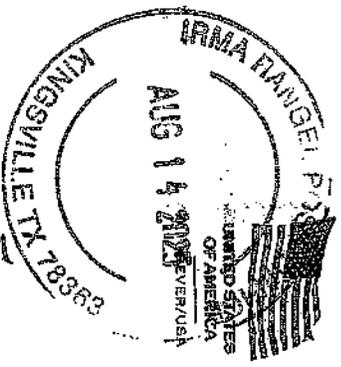
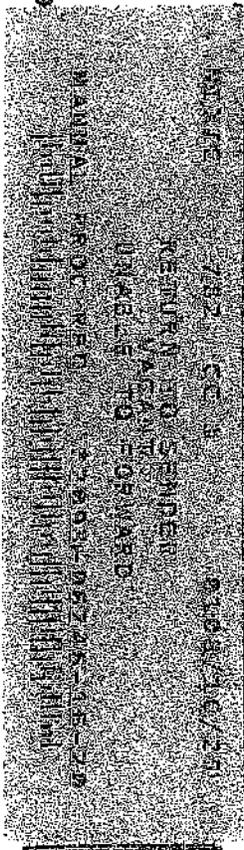
\$10.48

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
AUG 14, 2025

281

Kathleen Amy Lawrence
301 S. Packard Ave
Kingsville, TX 78363

VAC
56998-9999



Kathleen Amy Lawrence

301 S. Packard Ave

VAC
78364-1458



11/18/22



7021 0950 0000 4793 6476



RDC 99



78363

KINGSVILLE, TX 75401
NOV 18, 2025

\$10.48

S2324P504128-06

est

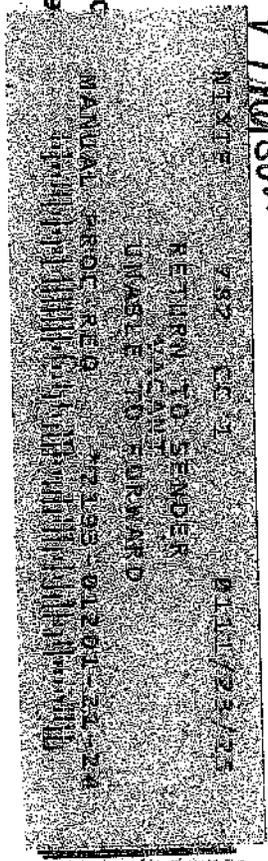
LN# 12-01-2025

see
11/19

Kathleen Amy Lawrence
307 E. Paschal Ave
Vicksburg TX 78363

932702082638339

5699879999



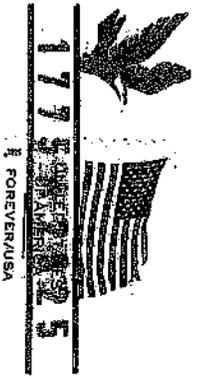


City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364-1458



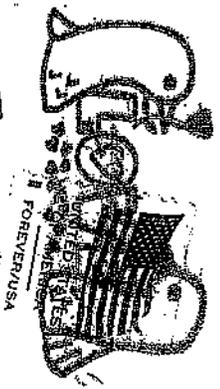
City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364-1458

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
19 NOV 2025 AM 2 L



Kathleen Amy Lawrence est
307 E Regard Ave
Kingsville TX 78363

NOV 19 2025
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
17 JAN 2026 AM 2 L



CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
17 JAN 2026 AM 2 L

Kathleen Amy Lawrence est
307 E Regard Ave
Kingsville, TX 78363

NOV 19 2025
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
17 JAN 2026 AM 2 L

78363-1458-1458



7021 0950 0000 4793 9033



Retail



78363



U.S. POSTAGE PAID

FCM LETTER

KINGSVILLE, TX 78363

JAN 16, 2026

\$10.48

S2324P504128-01

RDC 99

*Walter Army Lawrence 281
301 E. Kaufman Ave
Kingsville TX 78363*

NIXIE

782

CE 1

0101/24/25

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

MANUAL PRO REQ

*2148-11496-17-15



VAC
78363-99825999

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 9033

JANUARY 8, 2026

**KATHLEEN AMY LAWRENCE EST
307 E RAGLAND
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 307 E RAGLAND KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 13, 2025, a letter was sent from the City of Kingsville stating that your property located at **307 E RAGLAND** 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, MARCH 9, 2026, 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 **MARCH 9, 2026.**

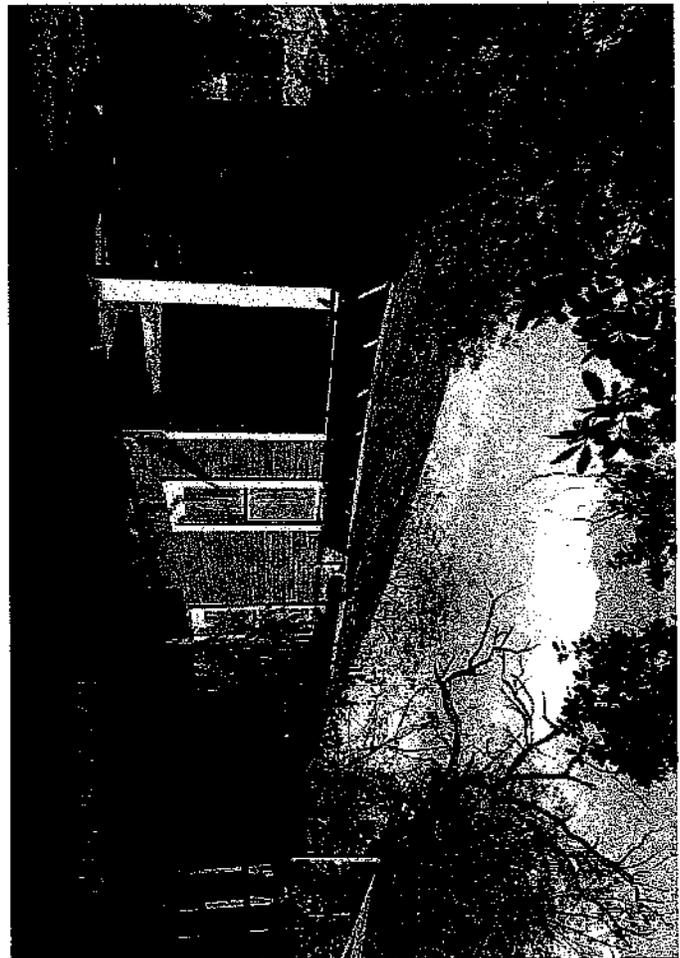
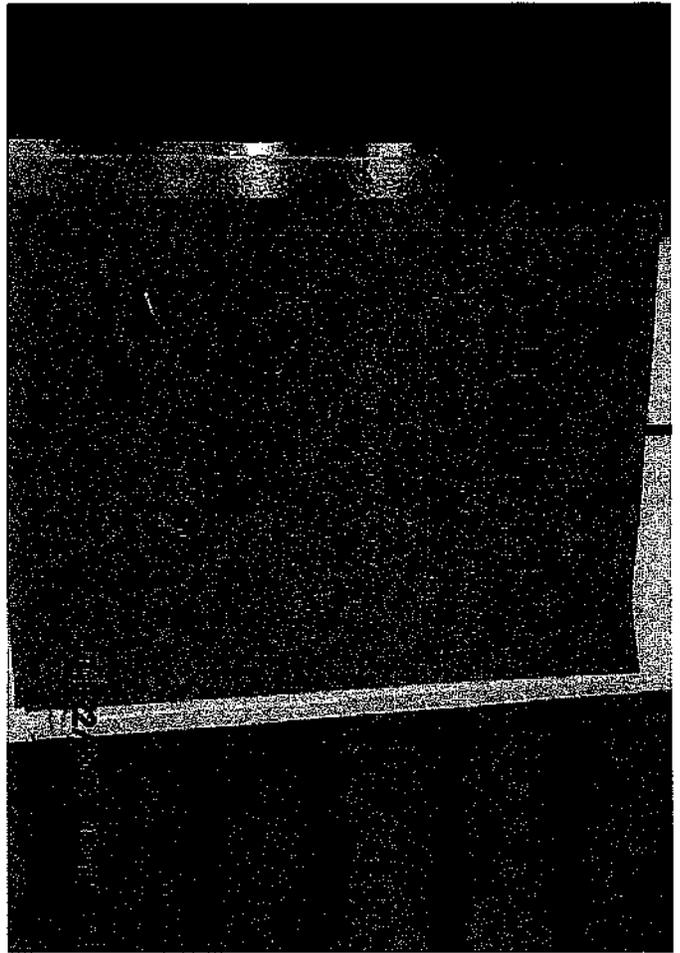
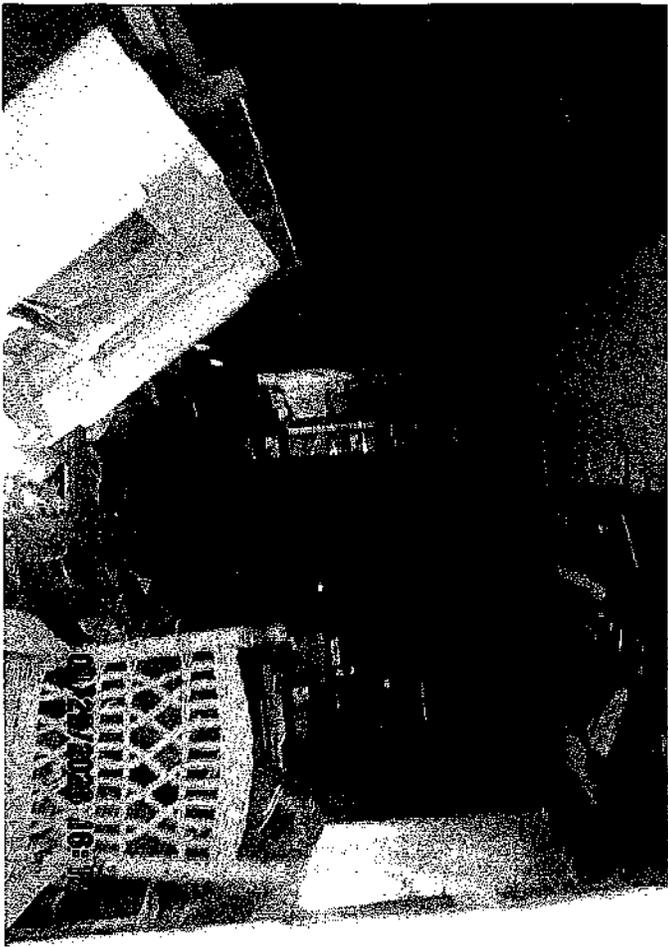
The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

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



Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commissioners voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near future.

The commission approved a contract with A.C.E. Interdiction Tactics, for a one-day course for law enforcement entitled "Infiltrate," to be held at J.K. Northway.

The class will be funded from the EPU Grant at a cost of \$8,000.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for

the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-

governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&S Property

Services for work at Riviera Plaza.

A payment of \$304,855 was approved for RKDX, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-E528.

In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday, February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her.

Harriet is survived by her son, Kevin (Norma) McLeod, and her daughter, Debra (John) Strickman. She was preceded in death by her loving husband of 66 years, Bill McLeod, as well as her parents, Frank and Naura Wines, and her in-laws, Norman and Genevieve McLeod.

Harriet was a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital. She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years. In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1987, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOTT
- 303 W LOTT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/ Thursday service will be done on TUESDAY and THURSDAY.
Residential Tuesday/ Friday service will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule

Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

PUBLIC HEARING #4



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 218 W LOTT		INITIATED BY Anita Salazar	BUILDING OFFICIAL Donald Pratt
LEGAL DESCRIPTION	BLOCK 66	LOT 26-28	
ORIG TOWN	OWNER'S ADDRESS 724 E KENEDY	CITY/STATE/ZIP KINGSVILLE, TX 78363-5777	
OWNER NAME FLORES ADAN EST			

PROPERTY CONDITION REPORT

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

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
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED CEILING
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

HAS BEEN WITHOUT WATER / NO ADDRESS IN SYSTEM AND NO ELECTRICAL SINCE NO ADDRESS IN SYSTEM

SIGNATURE:

CITY OF KINGSVILLE BUILDING OFFICIAL

DATE:

9/5/25

CONDEMNATION CHECKLIST

Property Address: 218 W Lott Phone: _____
 Property Owner: Adan Flores est Phone: _____
 Owner's Address: 724 a Kennedy Fax: _____
Kingville TX 78303

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>8-27-25</u>	<u>8-27-25</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>9-5-25</u>	<u>9-5-25</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report and date.
		<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>9-9-25</u>	<u>9-9-25</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>9-9-25</u>	<u>9-9-25</u>	4. Obtain legal description.
<input type="checkbox"/> <u>9-9-25</u>	<u>9-9-25</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>9-11-25</u>	<u>9-11-25</u>	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"/> _____	_____	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> <u>11-4-25</u>	<u>11-4-25</u>	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>11-4-25</u>	<u>11-4-25</u>	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"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
		1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>11/24/25</u>	<u>11/24/25</u>	10. Post sign on property advising date the City
<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>	

11-20-2015

11-20-2015

11-13-25

11-13-25

11-24-25

11-24-25

Council will consider condemnation of structure.

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

12. Photograph posted sign with date stamp.

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

- a. Location Map
- b. Photographs of the structure with date stamp
- c. Inspection report
- d. Pre-condemnation notice
- e. Condemnation resolution

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

15. City Council adopts condemnation resolution.

16. File Notice of Condemnation with the County Clerk.

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

- a. Copy of the City Council resolution.
- b. 45-day order to demolish

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

a. Take photo with date stamp

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

20. Photograph posted notice with date stamp.

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

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

23. Prepare demolition cost statement consisting of:

- a. Mailing fees
- b. Publication fees

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

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

As of Supplement # 0
CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Prop ID	Owner	%	Legal Description	Values
22395	49056	100.00	R Geo: 100106617000192 TEXAS RSA 18 TOWER HOLDINGS LP ATTN PROPERTY TAX DEPT 1010 PINE, 9E-L-01 ST LOUIS, MO 63101	Effective Acres: 0.000000 Orig Town, Block 66, Lot 17-22, (SBC Tower Holdings Tower) Acres: 0.0000 Map ID: Mtg Cd: DBA: Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 8,330 C1 Prod Use: 0 Prod Mkt: 0 Market: 8,330 Prod Loss: 0 Appraised: 8,330 Cap: 0 Assessed: 8,330 Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			8,330	0	8,330

24679	44975	100.00	R Geo: 100106623000192 CHISOLM DELCIA ARTHUR CHISOLM 613 E RAGLAND KINGSVILLE, TX 78363	Effective Acres: 0.000000 Orig Town, Block 66, Lot 23-25 Acres: 0.0000 Map ID: Mtg Cd: DBA: Imp HS: 0 Imp NHS: 35,370 Land HS: 0 Land NHS: 11,250 C1 Prod Use: 0 Prod Mkt: 0 Market: 46,620 Prod Loss: 0 Appraised: 46,620 Cap: 0 Assessed: 46,620 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			46,620	0	46,620

17850	55116	100.00	R Geo: 100106626000192 FLORES ADAN 724 E KENEDY AVE KINGSVILLE, TX 78363-5777	Effective Acres: 0.000000 Orig Town, Block 66, Lot 28-28 Acres: 0.0000 Map ID: Mtg Cd: DBA: Imp HS: 0 Imp NHS: 11,970 Land HS: 0 Land NHS: 11,250 C1 Prod Use: 0 Prod Mkt: 0 Market: 23,220 Prod Loss: 0 Appraised: 23,220 Cap: 0 Assessed: 23,220 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			23,220	0	23,220

10890	68287	100.00	R Geo: 100106629000192 MORALEZ OMAR ANDREW 420 W HENRIETTA KINGSVILLE, TX 78363	Effective Acres: 0.000000 Orig Town, Block 66, Lot 29, E 7' 30, W 8' OF S 78' 30 Acres: 0.0000 Map ID: Mtg Cd: DBA: Imp HS: 0 Imp NHS: 14,790 Land HS: 0 Land NHS: 6,740 C1 Prod Use: 0 Prod Mkt: 0 Market: 21,530 Prod Loss: 0 Appraised: 21,530 Cap: 0 Assessed: 21,530 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			21,530	0	21,530

12342	65139	100.00	R Geo: 100106630000192 LOZANO JAVIER PO BOX 1654 KINGSVILLE, TX 78364-1654	Effective Acres: 0.000000 Orig Town, Block 66, Lot N62' W18' 30, N62' 31 & 32 Acres: 0.0000 Map ID: Mtg Cd: DBA: Imp HS: 0 Imp NHS: 40,770 Land HS: 0 Land NHS: 6,430 C1 Prod Use: 0 Prod Mkt: 0 Market: 47,200 Prod Loss: 0 Appraised: 47,200 Cap: 0 Assessed: 47,200 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			47,200	0	47,200

11689	59458	100.00	R Geo: 100106631000192 CRUZ ROBERT KHAMSAI XAYKOSY 228 W LOTT AVE KINGSVILLE, TX 78363-5441	Effective Acres: 0.000000 Orig Town, Block 66, Lot S78' OF LOTS 31, 32 Acres: 0.0000 Map ID: Mtg Cd: DBA: Imp HS: 0 Imp NHS: 42,000 Land HS: 0 Land NHS: 5,400 C1 Prod Use: 0 Prod Mkt: 0 Market: 47,400 Prod Loss: 0 Appraised: 47,400 Cap: 0 Assessed: 47,400 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			47,400	0	47,400

22822	30451	100.00	R Geo: 100106701000192 ZARSKY LUMBER CO PO BOX 2527 VICTORIA, TX 77902-2527	Effective Acres: 0.000000 Orig Town, Block 67, Lot 1-12 Acres: 0.0000 Map ID: Mtg Cd: DBA: Imp HS: 0 Imp NHS: 287,830 Land HS: 0 Land NHS: 48,960 C1 Prod Use: 0 Prod Mkt: 0 Market: 336,790 Prod Loss: 0 Appraised: 336,790 Cap: 204,058 Assessed: 132,732 Exemptions:
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Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			132,732	0	132,732

EBERG COUNTY APPRAISAL DISTRICT
 PROPERTY 17850
 Legal Description
 TOWN, BLOCK 86, LOT 26-28

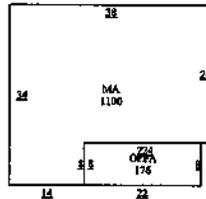
OWNER ID FLORES ADAN EST
 73515 724 E KENEDY AVE
 OWNERSHIP KINGSVILLE, TX 78363-6777
 100.00%

Entity	Value
CAD 100%	IMPROVEMENTS 48,600
CKI 100%	LAND MARKET + 11,250
GKL 100%	MARKET VALUE = 59,850
SKI 100%	PRODUCTIVITY LOSS - 0
WST 100%	APPRAISED VALUE = 59,850
	CAP LOSS - 0
	ASSESSED VALUE = 59,850

Ref ID: R17850
 Map ID C1

ACRES:
 EFF. ACRES:
 APPR VAL METHOD: Cost

GENERAL
 UTILITIES LAST APPR IE
 TOPOGRAPHY LAST APPR. YR 2025
 ROAD ACCESS LAST INSP. DATE 05/10/2025
 ZONING NEXT INSP. DATE
 EVIDENCE
 NEXT REASON
 MARKS FOR 2025 CHG EFF YR DEP 5/10/2025 TM - FOR
 2023 CHG LAND TABLE TO FF150D140 PER IE
 4/12/23 5/5/23 JO - FOR 2022 NC - PROCESS
 PER SCHEDULES PER IE/AM/TM 6/22/22 MMG --



EXEMPTIONS



BUILDING PERMITS

SUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
12/2/2024	*****	FLORES ADAN	DEATH / /	
1/6/2009	*****	FLORES ADAM	CORR WD / 421 / 599	
12/0/2009	*****	RHODE FAMILY TRU	WD / 408 / 420	

UBD: S001 100.00% NBHD

TYPE	DESCRIPTION	MTD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	EUNG	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	FF3/	1,100.0	95.61	1	1940	1985	*	105,060	43%	100%	100%	100%	100%	0.43	45,180
OPFA	OPEN PORCH	R	Y	178.0	19.10	1	1940	1985	*	3,360	43%	100%	100%	100%	100%	0.43	1,450
DGFU	DETACHED GAR	R	Y	160.0	28.35	1	0	1985	*	4,580	43%	100%	100%	100%	100%	0.43	1,370
RESIDENTIAL		STCD: A1		1,438.0			Homestead: N			113,000							46,600

IMPROVEMENT FEATURES

Feature	Count	Code	Value
Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style	1	RT2, RM1	0
Flooring	1	FL5	0
Heating/Cooling	1	H/A2	0
Plumbing	1	1	0

UBD: S001 100.00% NBHD

DESCRIPTION	CLS	TABLE	SC	LIS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT	PRC	AG VALUE
A1		FF150D140	A1	N	FF	75X140	150.00	11,250	1.00	A	11,250	NO				0.00	0
Comment: F: 75.0 R: 75.0 FF											11,250						0

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**FLORES ADAN EST
724 E KENEDY AVE
KINGSVILLE, TX 78363-5777**

Legal Description:

ORIG TOWN, BLOCK 66, LOT 26-28

Account No: 100106626000192

**2024 Value: \$23,220
Appr. Dist. No.: 17850**

**Legal Acres: .2410
Parcel Address: 218 WLOTT**

As of Date: 09/08/2025 Cause No: 8333-C

Print Date: 09/08/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2009	137 900 901 905	\$347.43	\$903.31	\$1,250.74	\$907.50	\$1,254.93	\$911.64	\$1,259.07
2011	137 900 905	\$196.78	\$454.96	\$651.74	\$457.30	\$654.08	\$459.68	\$656.46
2012	137 900 905	\$196.78	\$426.61	\$623.39	\$428.98	\$625.76	\$431.35	\$628.13
2013	137 900 905	\$198.08	\$400.90	\$598.98	\$403.28	\$601.36	\$405.67	\$603.75
2014	137 900 905	\$198.09	\$372.41	\$570.50	\$374.78	\$572.87	\$377.16	\$575.25
2015	137 900 905	\$197.97	\$343.67	\$541.64	\$346.04	\$544.01	\$348.43	\$546.40
2016	137 900 905	\$179.64	\$285.98	\$465.62	\$288.14	\$467.78	\$290.30	\$469.94
2018	137 900 901 905	\$667.53	\$870.47	\$1,538.00	\$878.47	\$1,546.00	\$886.49	\$1,554.02
2019	137 900 901 905	\$620.17	\$719.40	\$1,339.57	\$726.83	\$1,347.00	\$734.28	\$1,354.45
2020	137 900 901 905	\$562.73	\$571.73	\$1,134.46	\$578.49	\$1,141.22	\$585.26	\$1,147.99
2021	137 900 901 905	\$572.91	\$499.59	\$1,072.50	\$506.46	\$1,079.37	\$513.35	\$1,086.26
2022	137 900 901 905	\$569.53	\$414.61	\$984.14	\$421.47	\$991.00	\$428.31	\$997.84
2023	137 900 901 905	\$699.53	\$408.53	\$1,108.06	\$416.93	\$1,116.46	\$425.32	\$1,124.85
2024	137 900 901 905	\$700.76	\$308.35	\$1,009.11	\$316.74	\$1,017.50	\$325.15	\$1,025.91

TOTAL AMOUNT DUE: \$12,888.45 \$12,959.34 \$13,030.32

Tax Unit Codes:

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

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

Print Date: 09/08/2025

Appr. Dist. No.: 17850

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**



100106626000192

FLORES ADAN EST
724 E KENEDY AVE
KINGSVILLE, TX 78363-5777

If Paid By	Amount Due
September 30, 2025	\$12,888.45
October 31, 2025	\$12,959.34
December 1, 2025	\$13,030.32
Amount Paid:	\$ _____



31.1.57

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

FLORES ADAN EST
724 E KENEDY AVE
KINGSVILLE, TX 78363-5777

Legal Description:

ORIG TOWN, BLOCK 66, LOT 26-28

Account No: 100106626000192

2024 Value: \$23,220
 Appr. Dist. No.: 17850

Legal Acres: .2410
 Parcel Address: 218 W LOTT

As of Date: 09/08/2025 Cause No: 8333-C

Print Date: 09/08/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
TOTAL AMOUNT DUE:				\$12,888.45		\$12,959.34		\$13,030.32

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.

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: 09/08/2025

Appr. Dist. No.: 17850

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



100106626000192

FLORES ADAN EST
 724 E KENEDY AVE
 KINGSVILLE, TX 78363-5777

If Paid By	Amount Due
September 30, 2025	\$12,888.45
October 31, 2025	\$12,959.34
December 1, 2025	\$13,030.32
Amount Paid:	\$ _____

Kleberg CAD Property Search

Property ID: 17850 For Year 2025

Property Details

Account		
Property ID:	17850	Geographic ID: 100106626000192
Type:	R	Zoning:
Property Use:		
Location		
Situs Address:	218 W LOTT	
Map ID:	C1	Mapsco:
Legal Description:	ORIG TOWN, BLOCK 66, LOT 26-28	
Abstract/Subdivision:	S001	
Neighborhood:		
Owner		
Owner ID:	73515	
Name:	FLORES ADAN EST	
Agent:		
Mailing Address:	724 E KENEDY AVE KINGSVILLE, TX 78363-5777	
% Ownership:	100.0%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$48,600 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$11,250 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$59,850 (=)

Agricultural Value Loss:	\$0 (-)
Appraised Value:	\$59,850 (=)
HS Cap Loss:	\$0 (-)
Circuit Breaker:	\$0 (-)
Assessed Value:	\$59,850
Ag Use Value:	\$0

VALUES DISPLAYED ARE 2025 PRELIMINARY VALUES AND ARE SUBJECT TO CHANGE PRIOR TO CERTIFICATION.

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: FLORES ADAN EST

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$59,850	\$59,850	\$460.85
GKL	KLEBERG COUNTY	0.771870	\$59,850	\$59,850	\$461.96
SKI	KINGSVILLE I.S.D.	1.410400	\$59,850	\$59,850	\$844.12
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$59,850	\$59,850	\$39.32

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$1,806.24

Estimated Taxes Without Exemptions: \$1,806.24

Property Improvement - Building

Type: RESIDENTIAL Living Area: 1100.0 sqft Value: \$48,600

Type	Description	Class CD	Year Built	SQFT
MA	MAIN AREA	FF3	1940	1100
OPFA	OPEN PORCH FRAME AVERAGE	*	1940	176

DGFU	DETACHED GARAGE FRAME UNFINISHED	*	0	160
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Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
A1	A1	0.24	10,500.00	75.00	140.00	\$11,250	\$0

Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap Loss	Assessed
2025	\$48,600	\$11,250	\$0	\$59,850	\$0	\$59,850
2024	\$11,970	\$11,250	\$0	\$23,220	\$0	\$23,220
2023	\$11,970	\$11,250	\$0	\$23,220	\$0	\$23,220
2022	\$14,830	\$3,000	\$0	\$17,830	\$0	\$17,830
2021	\$14,830	\$3,000	\$0	\$17,830	\$0	\$17,830
2020	\$14,350	\$3,000	\$0	\$17,350	\$0	\$17,350
2019	\$16,210	\$3,000	\$0	\$19,210	\$0	\$19,210
2018	\$17,750	\$3,000	\$0	\$20,750	\$0	\$20,750
2017	\$17,750	\$3,000	\$0	\$20,750	\$0	\$20,750

Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
12/22/2024	DEATH	DEATH - ADD EST TO OWNERSHIP	FLORES ADAN	FLORES ADAN EST			
10/16/2009	CORR WD	CORRECTION WD	FLORES ADAM	FLORES ADAN	421	599	
3/20/2009	WD	WARRANTY DEED	RHODE FAMILY TRUST	FLORES ADAM	408	420	

ARB Data

Hearing Date And Time	Board Members	Owner's Opinion Of Value	Board's Determination Of Value	ARB Determination

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

SEPTEMBER 11, 2025

ADAN FLORES EST
724 E KENEDY
KINGSVILLE TX, 78363

Re: ORIG TOWN, BLOCK 66, LOT 26-28 218 W LOTT KINGSVILLE TX 78363

Dear Sir or Madam:

It has been determined that the structure at 218 W LOTT 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 WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,

A handwritten signature in black ink, appearing to read 'Donald Pratt', is written over a horizontal line.

Donald Pratt
Building Official



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 9590

NOVEMBER 4, 2025

**ADAN FLORES EST
724 E KENEDY
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 218 W LOTT KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 11, 2025, a letter was sent from the City of Kingsville stating that your property located at **218 W LOTT** 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, JANUARY 12, 2026, 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 **JANUARY 12, 2026.**

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



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6889

JANUARY 14, 2026

**ADAN FLORES EST
724 E KENEDY
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 218 W LOTT KINGSVILLE TX

Dear Sir or Madam:

On **SEPTEMBER 11, 2025**, a letter was sent from the City of Kingsville stating that your property located at **218 W LOTT** 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, MARCH 9, 2026, 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 **MARCH 9, 2026**.

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

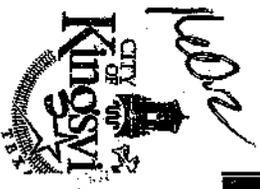


7021 0950 0000 4793 6698

9334304622024328

UNC 5699879999

Handwritten: 11-19-25, 11-24-24, 12-4



7021 0950 0000 4793 9590

CERTIFIED MAIL



78363

RDC 99

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
SEP 16, 2025

\$10.48

S2324P504122-08

Handwritten: Adam Jones est, 704 E Kennedy, 78363

POSTAGE WILL BE PAID BY ADDRESSEE
NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES
NOV 18 2025
KINGSVILLE, TX 78363
FCM LETTER
U.S. POSTAGE PAID

Retail



78363

RDC 99

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
NOV 18, 2025

\$10.48

S2324P504128-06

Handwritten: Adam Jones est, 704 E Kennedy, 78363

NO POSTAGE NECESSARY IF MAILED IN THE UNITED STATES

NOT DELIVERABLE AS ADDRESSED
RETURN TO SENDER
UNDELIVERED
NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES
NOV 18 2025
KINGSVILLE, TX 78363
FCM LETTER
U.S. POSTAGE PAID

9334304622024328

UNC 5699879999

Handwritten: 11-19-25, 11-24-24, 12-4

218 W Cott

Tracking Number:

[Remove X](#)

70210950000047939590

[Copy](#)

[Schedule a Redelivery \(https://tools.usps.com/redelivery.htm\)](https://tools.usps.com/redelivery.htm)

Latest Update

This is a reminder to arrange for redelivery of your item before December 3, 2025 or your item will be returned on December 4, 2025. You may arrange redelivery by using the Schedule a Redelivery feature on this page or may pick up the item at the Post Office indicated on the notice.

Get More Out of USPS Tracking:

[USPS Tracking Plus®](#)

[Feedback](#)

Delivery Attempt: Action Needed

Reminder to Schedule Redelivery of your item before December 3, 2025

November 24, 2025

Notice Left (No Authorized Recipient Available)

KINGSVILLE, TX 78363

November 19, 2025, 8:52 am

Departed Post Office

KINGSVILLE, TX 78363

November 18, 2025, 5:41 pm

USPS in possession of item

KINGSVILLE, TX 78363

November 18, 2025, 1:47 pm

[Hide Tracking History](#)

[What Do USPS Tracking Statuses Mean? \(https://faq.usps.com/s/article/Where-is-my-package\)](https://faq.usps.com/s/article/Where-is-my-package)

ALERT: SEVERE WEATHER CONDITIONS ACROSS THE U.S. MAY DELAY PROCESSING, TRANS...

USPS Tracking®

218 WLOTT

FAQs >

Tracking Number:

Remove X

70210950000047936889

Copy

Add to Informed Delivery (<https://informedelivery.usps.com/>)

Latest Update

Your package will arrive later than expected, but is still on its way. It is currently in transit to the next facility.

Get More Out of USPS Tracking:

USPS Tracking Plus®

Feedback

Moving Through Network

In Transit to Next Facility, Arriving Late

February 9, 2026

Arrived at USPS Regional Facility

SAN ANTONIO TX DISTRIBUTION CENTER

February 6, 2026, 6:53 am

Unclaimed/Being Returned to Sender ✓

KINGSVILLE, TX 78363

February 4, 2026, 2:18 pm

Reminder to Schedule Redelivery of your item

January 25, 2026

Notice Left (No Authorized Recipient Available)

KINGSVILLE, TX 78363

January 20, 2026, 9:44 am

Arrived at USPS Regional Facility

CORPUS CHRISTI TX DISTRIBUTION CENTER

January 17, 2026, 7:58 am

Departed Post Office

KINGSVILLE, TX 78363

January 16, 2026, 5:42 pm

USPS in possession of item

KINGSVILLE, TX 78363

January 16, 2026, 11:38 am

Hide Tracking History

What Do USPS Tracking Statuses Mean? (<https://faq.usps.com/s/article/Where-is-my-package>)

Text & Email Updates



USPS Tracking Plus®



Product Information



See Less ^

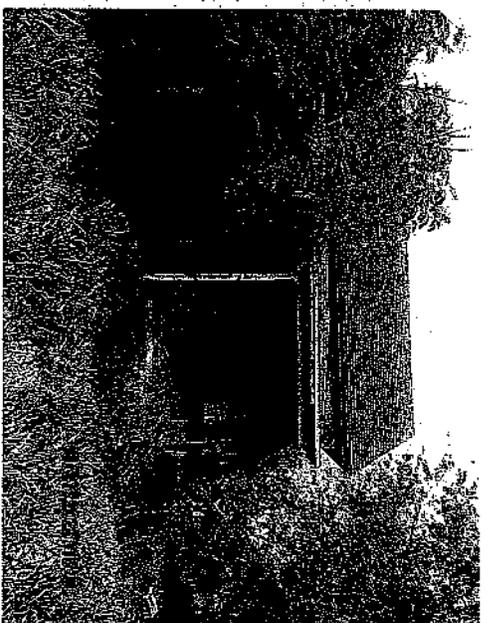
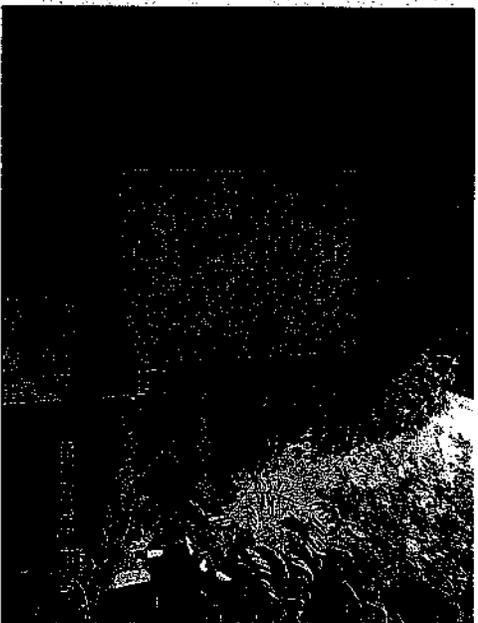
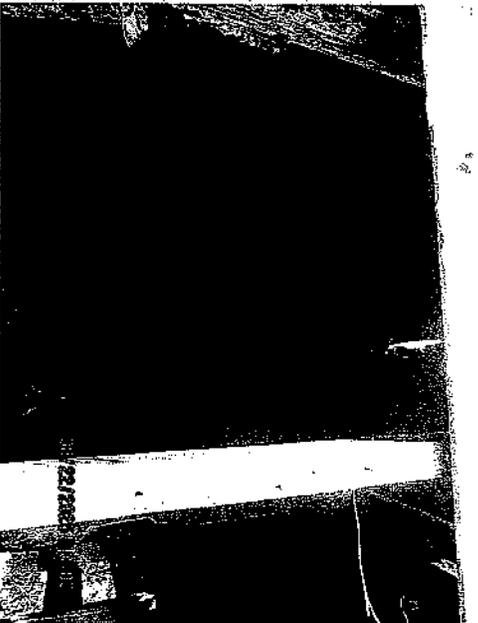
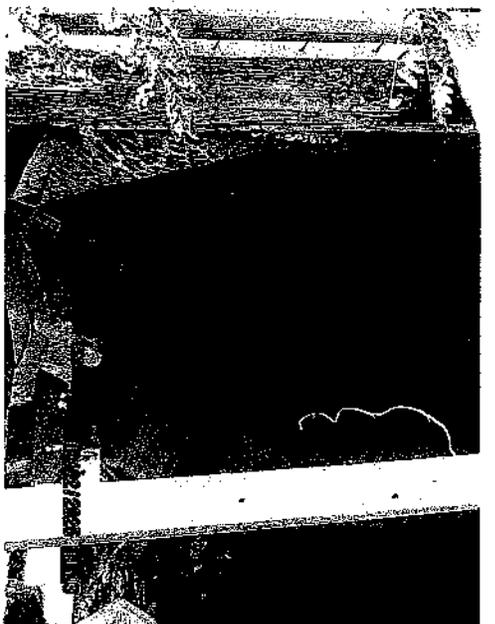
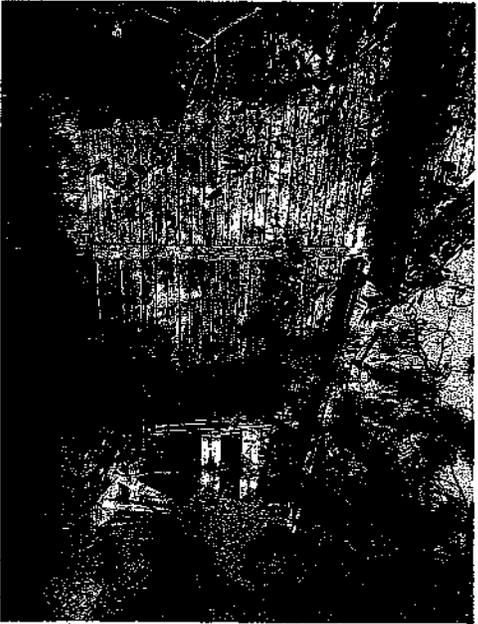
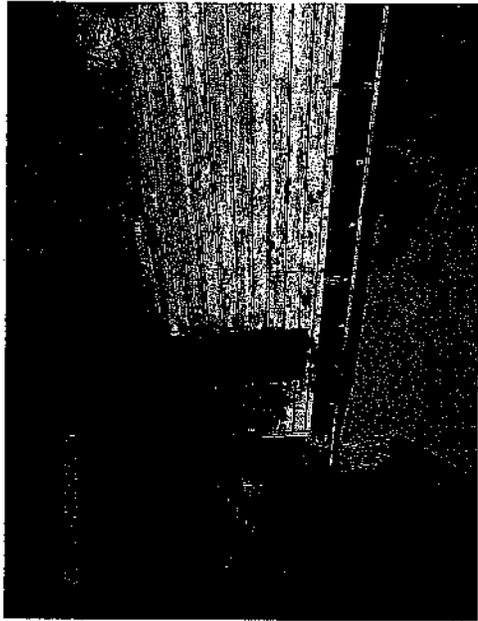
Track Another Package

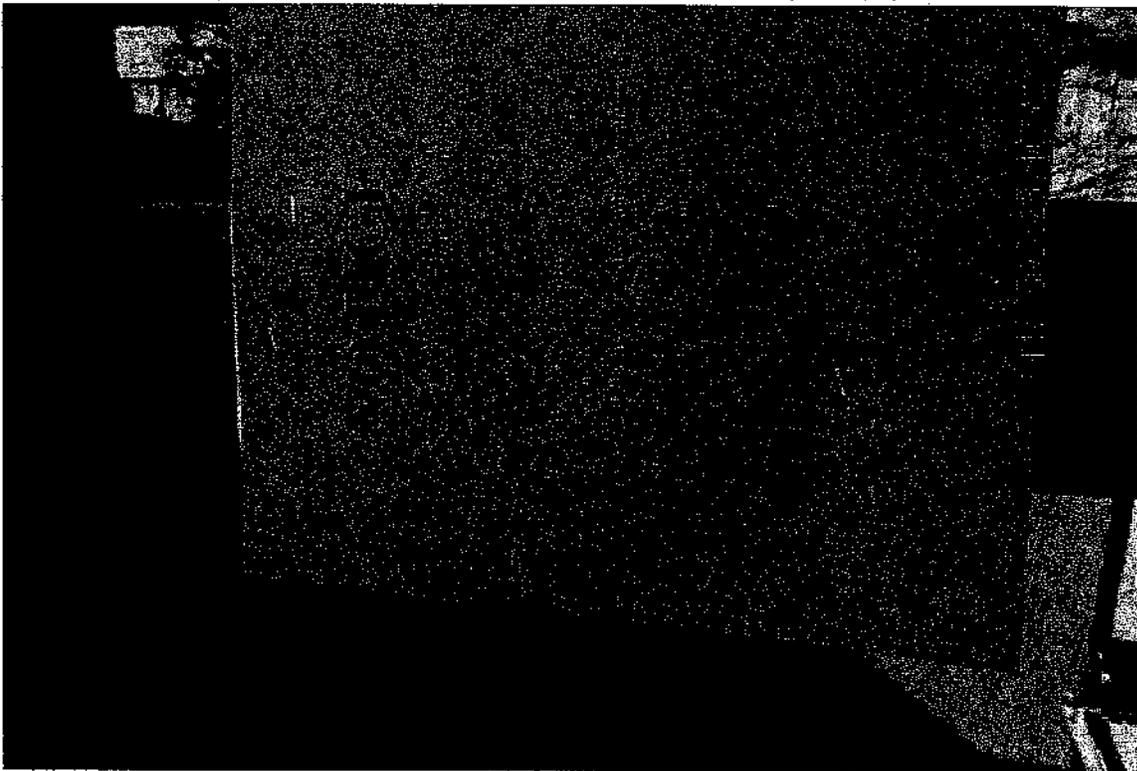
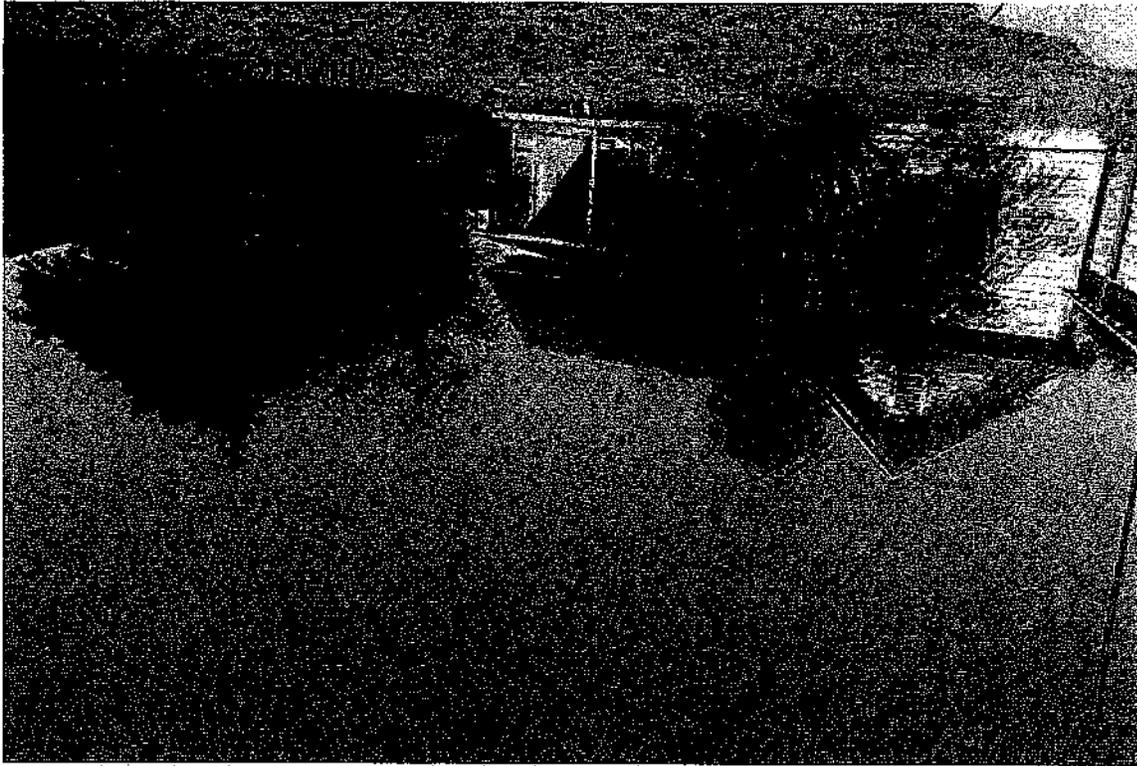
Enter tracking or barcode numbers

Need More Help?

Contact USPS Tracking support for further assistance.

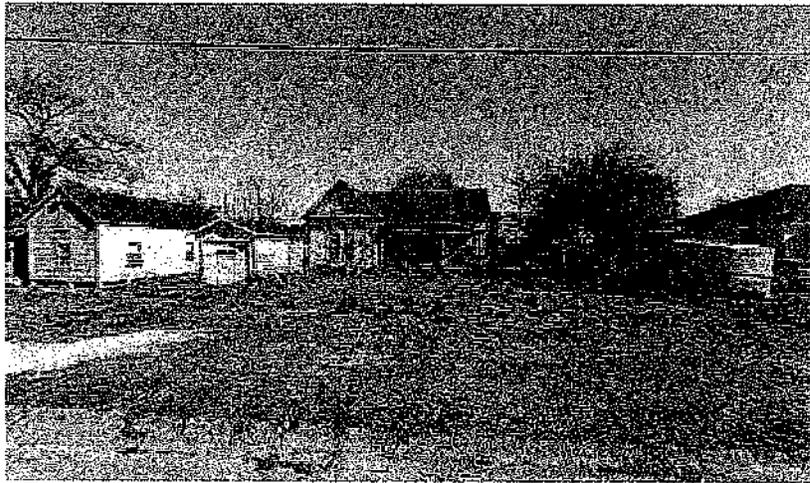
FAQs







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



218 W Lott Ave

Building



Directions



Save



Nearby



Send to
phone

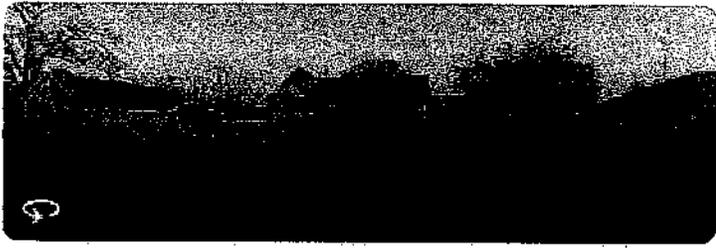


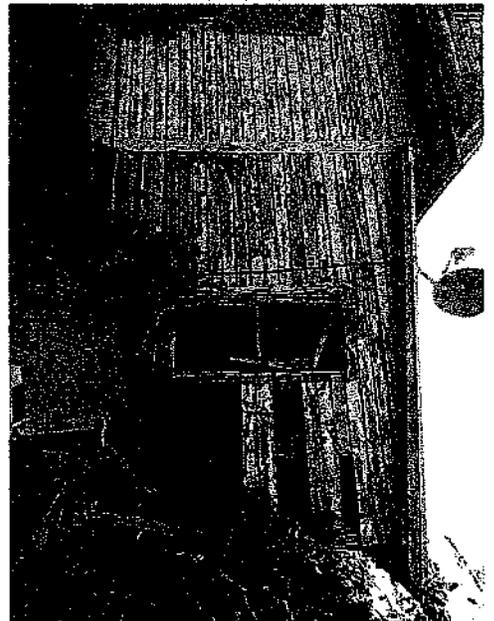
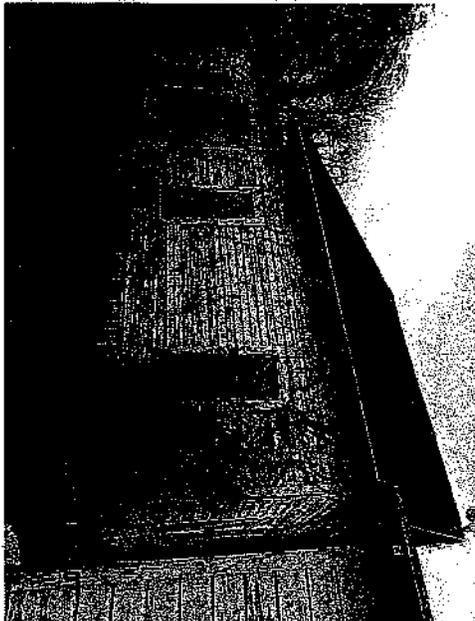
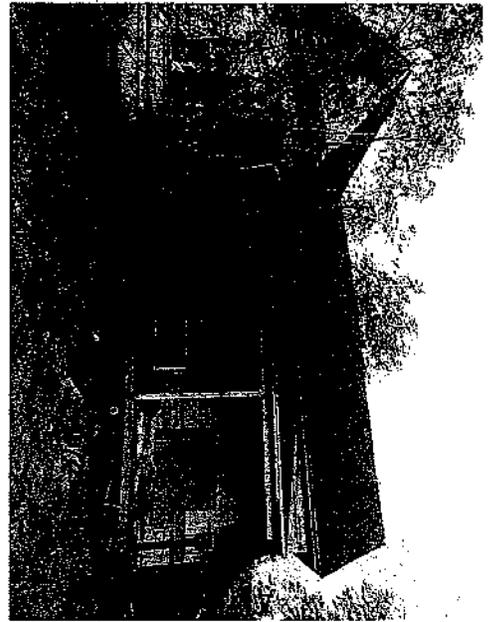
Share



218 W Lott Ave, Kingsville, TX 78363

Photos





Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commission voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near future.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#S091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for

the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-

governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&S Property

Services for work at Riviera Pier.

A payment of \$304,855 was approved for RXXD, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-E528.

In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, February 12, 2026, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday,



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her.

She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital. She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

Harriet is survived by her son, Kevin (Norma) McLeod, and her daughter, Debra (John) Strothman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) Hullum, Amanda (Brad) Hullum, and Kaela (Ryan) Jumper, and lovingly embraced her three great-grandchildren, Jax Hullum, Cyra Elaine Corsos, and Eliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Simpson and Stephanie Everett, and her nephews, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

Harriet will be remembered for her kind heart, her sharp wit, and her delightful sass - and for the love and laughter she brought into the lives of everyone who knew her.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1987, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOIT
- 303 W LOIT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/ Thursday service

will be done on TUESDAY and THURSDAY.

Residential Tuesday/ Friday service

will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule

Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

PUBLIC HEARING #5



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 303 W LOTT		INITIATED BY Anita Salazar	BUILDING OFFICIAL Donald Pratt
LEGAL DESCRIPTION ORIG TOWN	BLOCK 78	LOT 11-16	
OWNER NAME GONZALES BERNARDO JR EST ETUX MARIA	OWNER'S ADDRESS 303 W LOTT	CITY/STATE/ZIP KINGSVILLE, TX 78363-5442	

PROPERTY CONDITION REPORT

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

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
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED CEILING
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

HAS BEEN WITHOUT WATER 5/11/01/2016 AND NO ELECTRICAL SINCE NO ADDRESS IN SYSTEM

SIGNATURE: DATE: 9/5/20
CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 303 W Lott Phone: _____
 Property Owner: Bernardo Gonzalez Jr Ed Phone: _____
 Owner's Address: Maria M Gonzalez Fax: _____
303 W Lott, Kingsville, TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>8-22-25</u>	<u>8-22-25</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>9-5-25</u>	<u>9-25-25</u>	2. Inspect Property. (Building Official)
<input type="checkbox"/> <u>9-9-25</u>	<u>9-9-25</u>	<input type="checkbox"/> a. Prepare inspection report and date.
<input type="checkbox"/> <u>9-9-25</u>	<u>9-9-25</u>	<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>9-9-25</u>	<u>9-9-25</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>9-9-25</u>	<u>9-9-25</u>	4. Obtain legal description.
<input type="checkbox"/> <u>9-11-25</u>	<u>9-11-25</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> _____	_____	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"/> <u>11-5-25</u>	<u>11-5-25</u>	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> <u>11-5-25</u>	<u>11-5-25</u>	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>1-14-26</u>	<u>1-14-26</u>	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"/> <u>11-24-25</u>	<u>11-24-25</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>	1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>1-22-26</u>	<u>1-22-26</u>	10. Post sign on property advising date the City

- 11-10-2025 11-20-2025
- _____
- 11-29-2025 11-29-2025
- 1-22-26 1-22-26
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____

Council will consider condemnation of structure.

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

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

24. Send a letter & cost statement to the

Collections Department so they can send out bill.

Make copy of documents and send to the City

Attorney requesting a lien to be place on the
property.

BERG COUNTY APPRAISAL DISTRICT
 PROPERTY 12545 R
 Description
 G TOWN, BLOCK 78, LOT 11-16

OWNER ID 62784
 ETUX MARIA M
 303 W LOTT AVE
 KINGSVILLE, TX 78363-5442

OWNERSHIP 100.00%

Ref ID: R12545
 Map ID C1

ACRES:
 EFF. ACRES:

APPR VAL METHOD: Cost

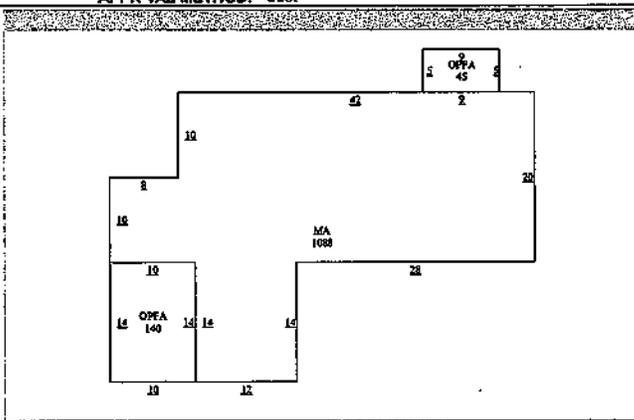
Entity	Value
CAD 100%	IMPROVEMENTS 36,530
CH1 100%	LAND MARKET + 22,500
GH1 100%	MARKET VALUE = 59,030
SH1 100%	PRODUCTIVITY LOSS - 0
WST 100%	APPRAISED VALUE = 59,030
	CAP LOSS - 14,714
	ASSESSED VALUE = 44,316

107811000192
 303 W LOTT

GENERAL

LAST APPR. TM
 LAST APPR. YR 2025
 LAST INSP. DATE 05/01/2025
 NEXT INSP. DATE

REASON
 FOR 2025 CHG EFF YR, REMOVE STGS, SHD
 AND CP 5/1/2025 TM - FOR 2023 CHG LAND
 TABLE TO FF150D140 PER IE 4/12/23 5/5/23 JO
 FOR 2022 NC - PROCESS PER SCHEDULES



EXEMPTIONS

MA U14,L10,U10,R8,U10,R42,D20,L28,D14,L12
 OPFA L10,U14,R10,D14
 OPFA MU34,MR27,R9,U5,L9,D5

BUILDING PERMITS

DATE	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
01/2003	MISC	0	A	2,000

DATE	PRICE	GRANTOR	DEED INFO
10/2016	*****	GONZALES BERNARDEATH //	
01/1989	*****	UNKNOWN	OT / 25 / 718

JBD: S001		100.00%	NBHD:	IMPROVEMENT INFORMATION													
TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	FF3/	1,088.0	95.51	1	1945	1979	*	403,920	34%	100%	100%	100%	100%	0.34	35,330
OPFA	OPEN PORCH F	R	/	140.0	15.10	1	1999	1979	*	2,670	34%	100%	100%	100%	100%	0.34	910
OPFA	OPEN PORCH F	R	/	45.0	15.10	1	0	1979	*	860	34%	100%	100%	100%	100%	0.34	290
RESIDENTIAL				STCD: A1	1,273.0	Homesite: N				107,450							36,530

IMPROVEMENT FEATURES			
Foundation	1	FD3	0
Exterior Wall	1	EW1	0
Roof Style	1	RT3	0
Heating/Cooling	1	HA5	0
Plumbing	1	1	0

JBD: S001		100.00%	NBHD:	LAND INFORMATION															
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
A1		FF150D140	A1	N	FF	150X140	150.00	22,500	1.00	1.00	A		22,500	NO				0.00	0
Comment: F: 150.0 R: 150.0 FF 22,500																			

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

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

GONZALES BERNARDO JR EST
ETUX MARIA M
303 W LOTT AVE
KINGSVILLE, TX 78363-5442

Legal Description:

ORIG TOWN, BLOCK 78, LOT 11-16

Account No: 100107811000192

2024 Value: \$36,930
 Appr. Dist. No.: 12545

Legal Acres: .4821
 Parcel Address: 303 WLOTT

As of Date: 09/08/2025 - Cause No: 8505-C

Print Date: 09/08/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total

TOTAL AMOUNT DUE: \$6,183.51 \$6,228.29 \$6,273.09

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: 09/08/2025

Appr. Dist. No.: 12545

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



If Paid By	Amount Due
September 30, 2025	\$6,183.51
October 31, 2025	\$6,228.29
December 1, 2025	\$6,273.09
Amount Paid: \$	_____

100107811000192

GONZALES BERNARDO JR EST
ETUX MARIA M
303 W LOTT AVE
KINGSVILLE, TX 78363-5442

As of Supplement # 0
CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Prop ID	Owner	%	Legal Description	Values
10505	71580	100.00 R	Geo: 100107723000192 Effective Acres: 0.000000	Imp HS: 0 Market: 46,110 Imp NHS: 31,110 Prod Loss: 0 Land HS: 0 Appraised: 46,110 Land NHS: 15,000 Cap: 0 C1 Prod Use: 0 Assessed: 46,110 Prod Mkt: 0 Exemptions:
FLORES JUAN DANIEL 214 W HUISACHE AVE KINGSVILLE, TX 78363 State Codes: A Situs: 214 W HUISACHE AVE TX				Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				46,110	0	46,110

12072	41614	100.00 R	Geo: 100107727000192 Effective Acres: 0.000000	Imp HS: 0 Market: 3,700 Imp NHS: 2,250 Prod Loss: 0 Land HS: 0 Appraised: 3,700 Land NHS: 1,450 Cap: 0 C1 Prod Use: 0 Assessed: 3,700 Prod Mkt: 0 Exemptions:
RIVIERA CELLULAR & TELECOMMUNICATIONS %D&P #765-49-0000002730 PO BOX 2629 ADDISON, TX 75001 Agent: KROLL, LLC State Codes: F1, J8 Situs: 200 W HUISACHE BLK				Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				3,700	0	3,700

21338	62240	100.00 R	Geo: 100107730000192 Effective Acres: 0.000000	Imp HS: 0 Market: 39,810 Imp NHS: 28,560 Prod Loss: 0 Land HS: 0 Appraised: 39,810 Land NHS: 11,250 Cap: 0 C1 Prod Use: 0 Assessed: 39,810 Prod Mkt: 0 Exemptions:
MUNIZ FRANKIE ETUX MARTINA L 4134 EAGLE DRIVE CORPUS CHRISTI, TX 78413 State Codes: A Situs: 230 W HUISACHE				Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				39,810	0	39,810

10046	69018	100.00 R	Geo: 100107801001192 Effective Acres: 0.000000	Imp HS: 30,210 Market: 45,210 Imp NHS: 0 Prod Loss: 0 Land HS: 15,000 Appraised: 45,210 Land NHS: 0 Cap: 0 C1 Prod Use: 0 Assessed: 45,210 Prod Mkt: 0 Exemptions: HS
VELA JUANA R (LIFE EST) OFELIA R VILLEGAS 325 W LOTT KINGSVILLE, TX 78363 State Codes: A Situs: 325 W LOTT TX				Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				45,210	0	45,210

10202	31594	100.00 R	Geo: 100107805000192 Effective Acres: 0.000000	Imp HS: 10,610 Market: 18,110 Imp NHS: 0 Prod Loss: 0 Land HS: 7,500 Appraised: 18,110 Land NHS: 0 Cap: 0 C1 Prod Use: 0 Assessed: 18,110 Prod Mkt: 0 Exemptions: HS
SOLIZ IGNACIO P 323 W LOTT AVE KINGSVILLE, TX 78363-5442 State Codes: A Situs: 323 W LOTT				Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				18,110	0	18,110

10941	68654	100.00 R	Geo: 100107807000192 Effective Acres: 0.000000	Imp HS: 15,670 Market: 30,670 Imp NHS: 0 Prod Loss: 0 Land HS: 15,000 Appraised: 30,670 Land NHS: 0 Cap: 5,550 C1 Prod Use: 0 Assessed: 25,120 Prod Mkt: 0 Exemptions: HS
GARCIA MARIA (LIFE EST) VINCENT LOPEZ 321 W LOTT KINGSVILLE, TX 78363 State Codes: A Situs: 321 W LOTT				Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				25,120	0	25,120

12545	62784	100.00 R	Geo: 100107811000192 Effective Acres: 0.000000	Imp HS: 0 Market: 36,930 Imp NHS: 14,430 Prod Loss: 0 Land HS: 0 Appraised: 36,930 Land NHS: 22,500 Cap: 0 C1 Prod Use: 0 Assessed: 36,930 Prod Mkt: 0 Exemptions:
GONZALES BERNARDO JR EST ETUX MARIA M 303 W LOTT AVE KINGSVILLE, TX 78363-5442 State Codes: A Situs: 303 W LOTT				Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				36,930	0	36,930

Kleberg CAD Property Search

Property ID: 12545 For Year 2025

Property Details

Account		
Property ID:	12545	Geographic ID: 100107811000192
Type:	R	Zoning:
Property Use:		
Location		
Situs Address:	303 W LOTT	
Map ID:	C1	Mapsco:
Legal Description:	ORIG TOWN, BLOCK 78, LOT 11-16	
Abstract/Subdivision:	S001	
Neighborhood:		
Owner		
Owner ID:	62784	
Name:	GONZALES BERNARDO JR EST	
Agent:		
Mailing Address:	ETUX MARIA M 303 W LOTT AVE KINGSVILLE, TX 78363-5442	
% Ownership:	100.0%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$36,530 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$22,500 (+)
Agricultural Market Valuation:	\$0 (+)

Market Value:	\$59,030 (=)
Agricultural Value Loss: Ⓣ	\$0 (-)
Appraised Value: Ⓣ	\$59,030 (=)
HS Cap Loss: Ⓣ	\$0 (-)
Circuit Breaker: Ⓣ	\$14,714 (-)
Assessed Value:	\$44,316
Ag Use Value:	\$0

VALUES DISPLAYED ARE 2025 PRELIMINARY VALUES AND ARE SUBJECT TO CHANGE PRIOR TO CERTIFICATION.

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: GONZALES BERNARDO JR EST

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$59,030	\$44,316	\$341.23
GKL	KLEBERG COUNTY	0.771870	\$59,030	\$44,316	\$342.06
SKI	KINGSVILLE I.S.D.	1.410400	\$59,030	\$44,316	\$625.03
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$59,030	\$44,316	\$29.11

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$1,337.43

Estimated Taxes Without Exemptions: \$1,781.50

Property Improvement - Building

Type: RESIDENTIAL Living Area: 1088.0 sqft Value: \$36,530

Type	Description	Class CD	Year Built	SQFT
MA	MAIN AREA	FF3	1945	1088

OPFA	OPEN PORCH FRAME AVERAGE	*	1999	140
OPFA	OPEN PORCH FRAME AVERAGE	*	0	45

Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
A1	A1	0.48	21,000.00	150.00	140.00	\$22,500	\$0

Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap Loss	Assessed
2025	\$36,530	\$22,500	\$0	\$59,030	\$0	\$44,316
2024	\$14,430	\$22,500	\$0	\$36,930	\$0	\$36,930
2023	\$14,430	\$22,500	\$0	\$36,930	\$0	\$36,930
2022	\$17,670	\$6,000	\$0	\$23,670	\$0	\$23,670
2021	\$17,650	\$6,000	\$0	\$23,650	\$0	\$23,650
2020	\$17,090	\$6,000	\$0	\$23,090	\$0	\$23,090
2019	\$19,250	\$6,000	\$0	\$25,250	\$0	\$25,250
2018	\$18,010	\$6,000	\$0	\$24,010	\$0	\$24,010
2017	\$17,100	\$6,000	\$0	\$23,100	\$0	\$23,100

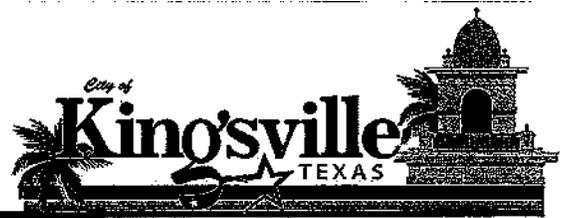
Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
10/10/2016	DEATH	DEATH - ADD EST TO OWNERSHIP	GONZALES BERNARDO JR	GONZALES BERNARDO JR EST			

ARB Data

Hearing Date And Time	Board Members	Owner's Opinion Of Value	Board's Determination Of Value	ARB Determination
-----------------------	---------------	--------------------------	--------------------------------	-------------------

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

SEPTEMBER 11, 2025

**BERNARDO GONZALES JR EST MARIA M GONZALES ETUX
303 W LOTT
KINGSVILLE TX, 78363**

Re: ORIG TOWN, BLOCK 78, LOT 11-16 303 W LOTT KINGSVILLE TX 78363

Dear Sir or Madam:

It has been determined that the structure at **303 W LOTT 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 King'sville'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 WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,



Donald Pratt
Building Official



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 9606

NOVEMBER 5, 2025

**BERNARDO GONZALES JR EST AND MARIA M GONZALES ETUX
303 W LOTT
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 303 W LOTT KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 11, 2025, a letter was sent from the City of Kingsville stating that your property located at **303 W LOTT** 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.

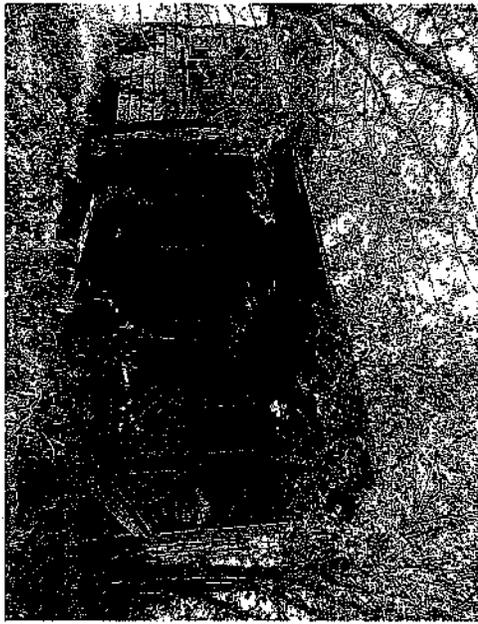
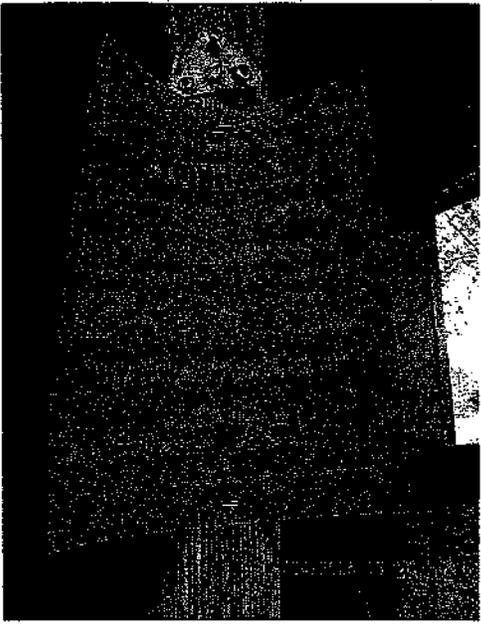
You are hereby cited to appear before the City Commission at a public hearing on **Monday, JANUARY 12, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **JANUARY 12, 2026.**

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



Herlinda Solis

30340 Lot

From: auto-reply@usps.com
Sent: Wednesday, November 19, 2025 7:59 AM
To: Herlinda Solis
Subject: USPS® Delivery Exception 70210950000047939606



Hello ,

Your package has a delivery exception. Your item was returned to the sender on N at 7:54 am in KINGSVILLE, TX 78363 because the address was vacant or the busi operating at the location and no further information was available.

Reminder: This item requires a signature for delivery. If you can't sign in person, yc someone else to sign.

Tracking Number: **70210950000047939606**

Delivery Exception



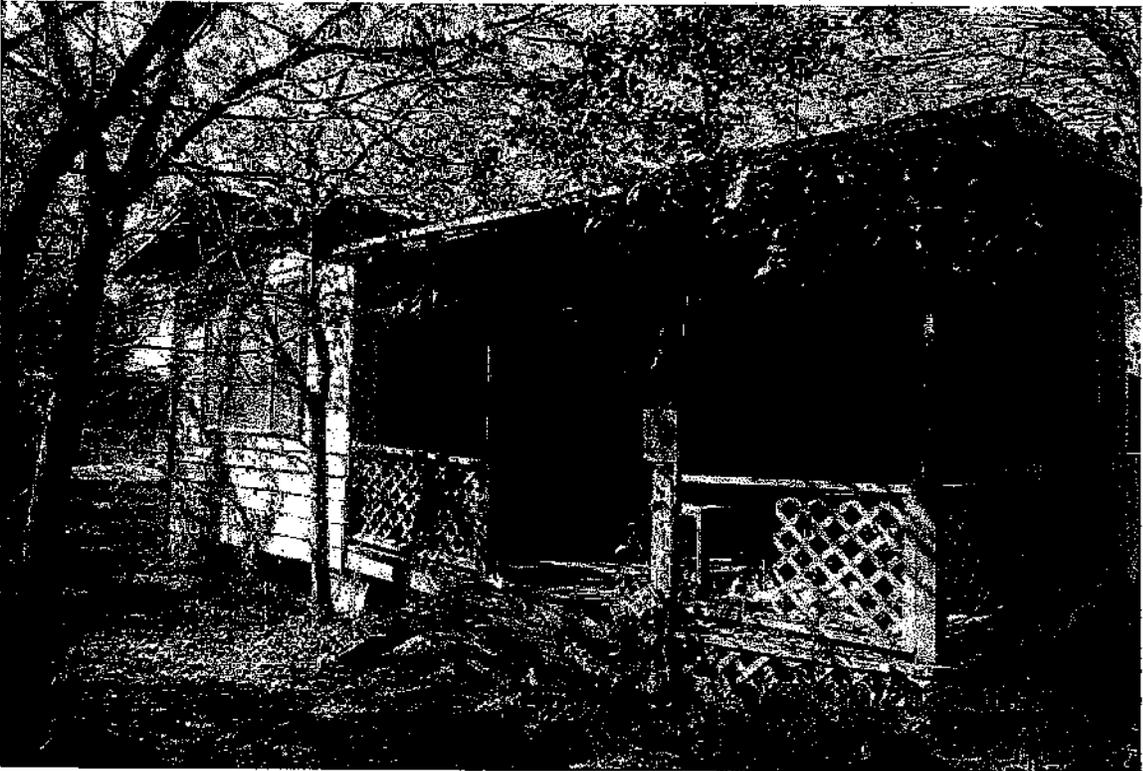
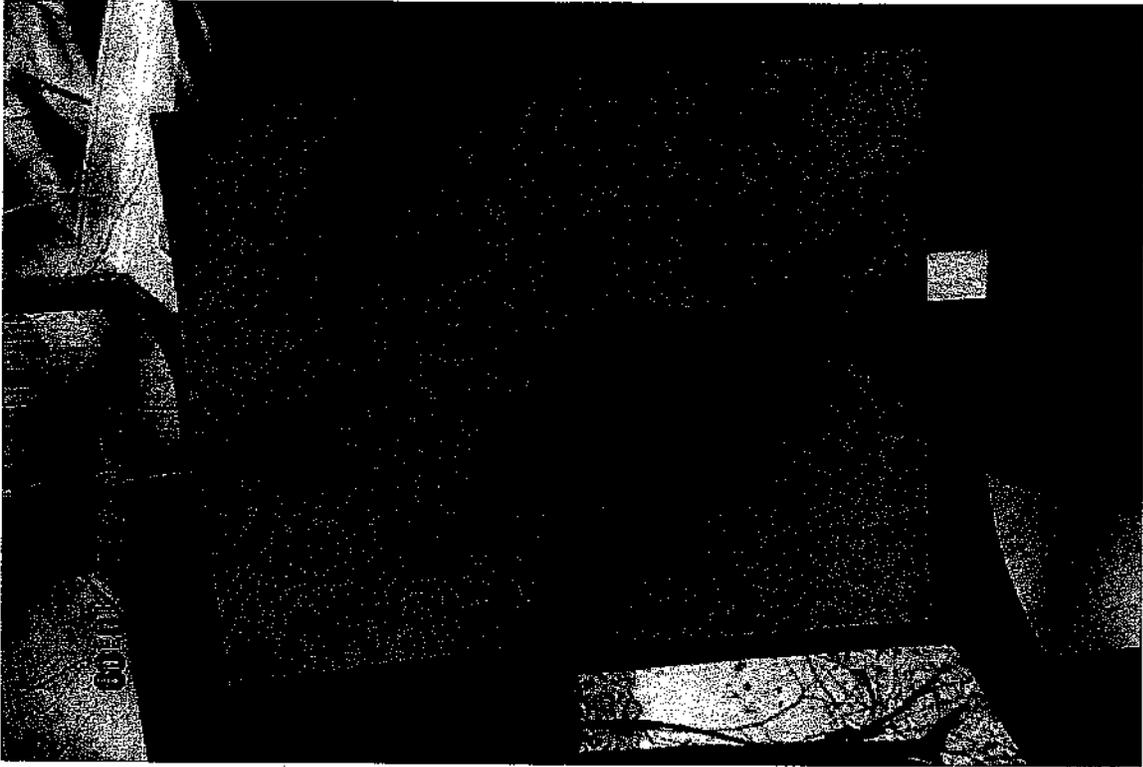
My Account

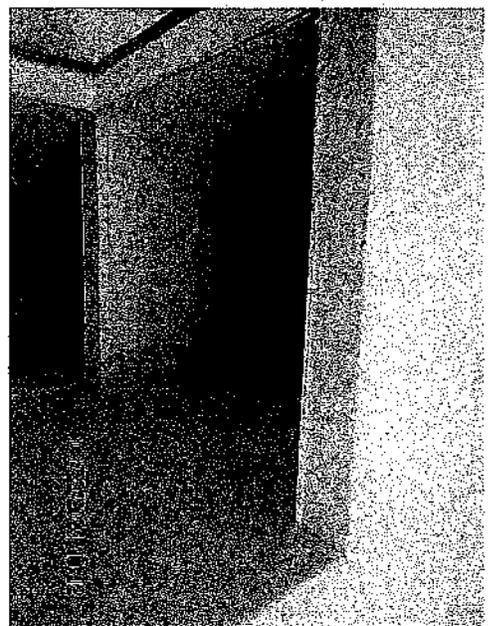
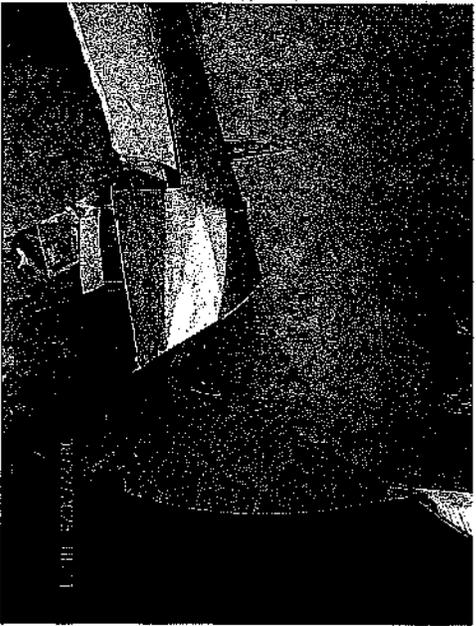
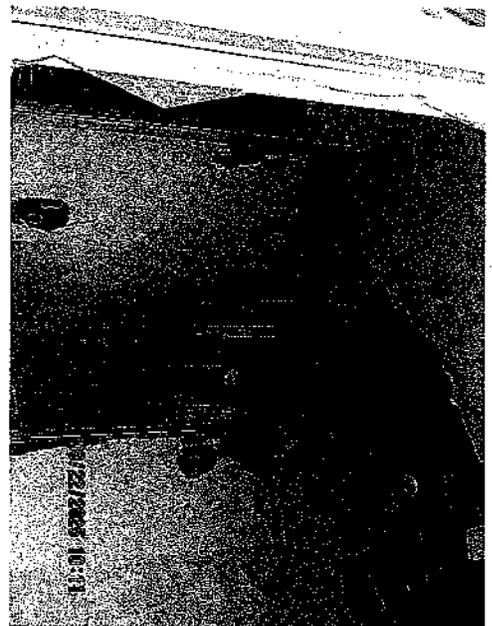
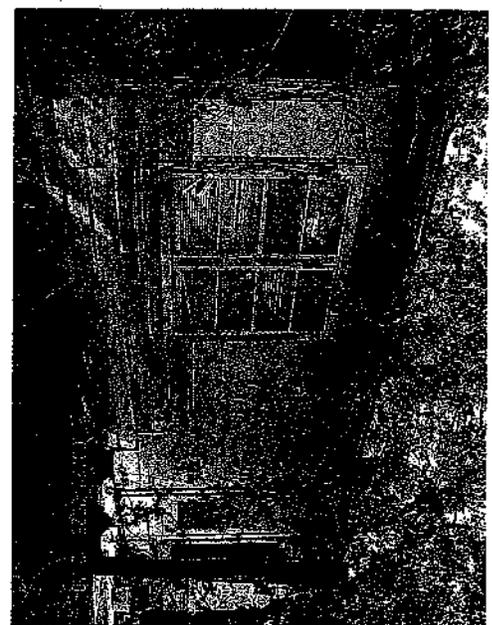
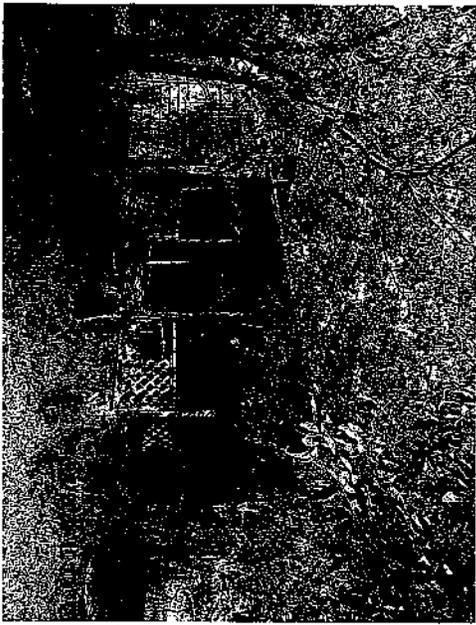


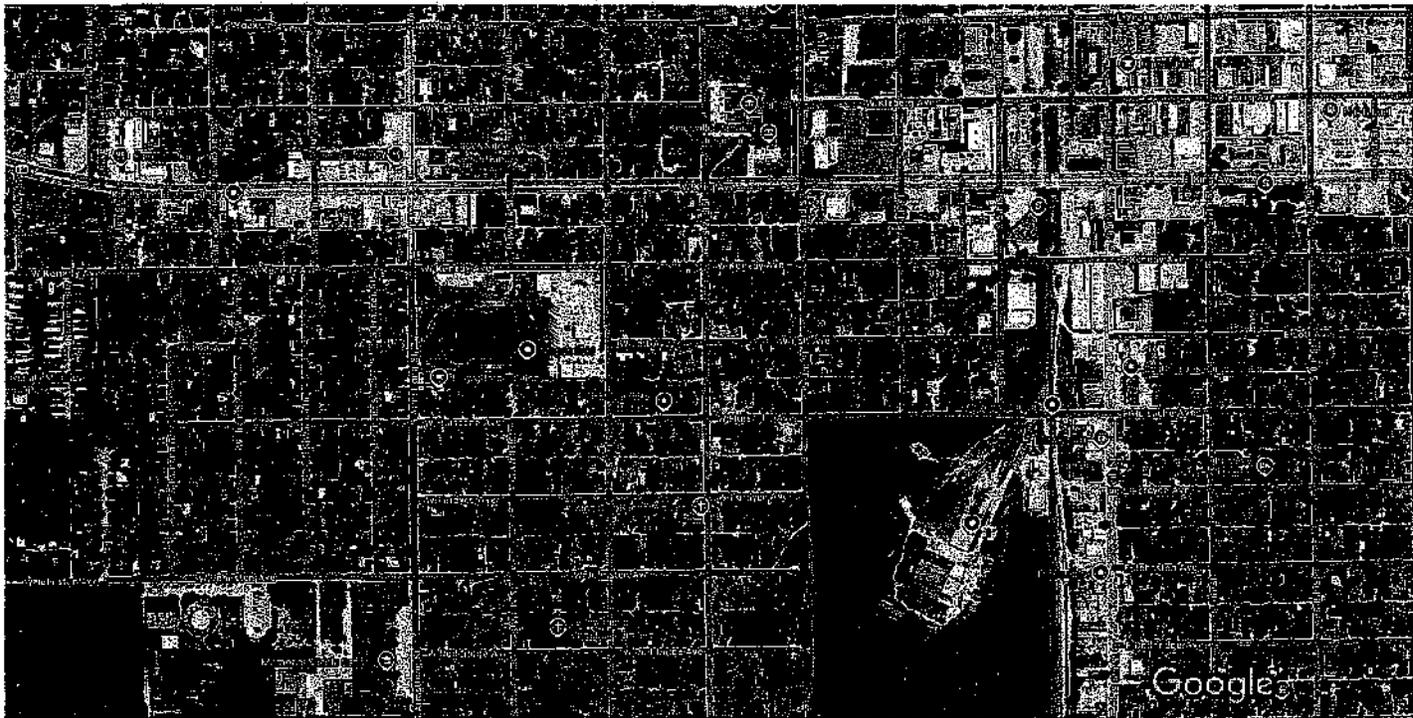
Expected delivery date and time is subject to change, but if it does we'll send you an email update. Delivery options not available for all pa

Visit **USPS Tracking®** to check the most up-to-date status of your package. Sign up for **Informed Delivery®** to digitally preview the address sized mail and manage your packages scheduled to arrive soon! To update how frequently you receive emails from USPS, log in to your **L**

Want regular updates on your package? **Set up text alerts.**







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



303 W Lott Ave

Building



Directions



Save



Nearby



Send to
phone



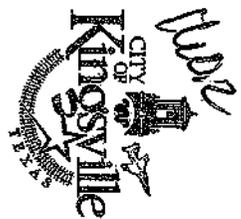
Share



303 W Lott Ave, Kingsville, TX 78363

Photos





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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
16 SEP 2025 AM 2 L



WVW

*Benigno Hernandez (est)
Maricela Hernandez (est)
303 W 10th
Ft 18303*

VAC
78364-1458

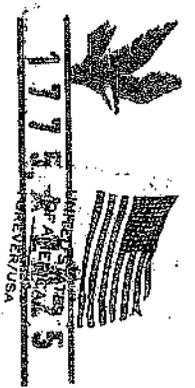
78364-1458
RETURN TO SENDER
VACANT
UNABLE TO FORWARD
78364-1458
2498-8505-16-14

0072



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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
19 NOV 2025 AM 2 L



VAC
Bernardo Gonzalez
Mauri M. Gonzalez et ux
et

303 W Lot 189103

RETURN TO SENDER
UNABLE TO FORWARD
FC 78364-1458
NOV 19 2025

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78364-1458
VAC

VERIFIED MAIL

0072



7021 0950 0000 4793 6674

Retail



78363

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
SEP 15, 2025

\$10.48

RDC 99

S2324P504122-08

56998>9999

Bernardo Gonzalez Jr (est)
Mauri M Gonzalez
303 W Lot 189103

MANUAL PRC DC 99
NOV 19 2025
RETURN TO SENDER
UNABLE TO FORWARD
FC 78364-1458

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 6896

JANUARY 14, 2026

**BERNARDO GONZALES JR EST AND MARIA M GONZALES ETUX
303 W LOTT
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 303 W LOTT KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 11, 2025, a letter was sent from the City of Kingsville stating that your property located at **303 W LOTT** 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.

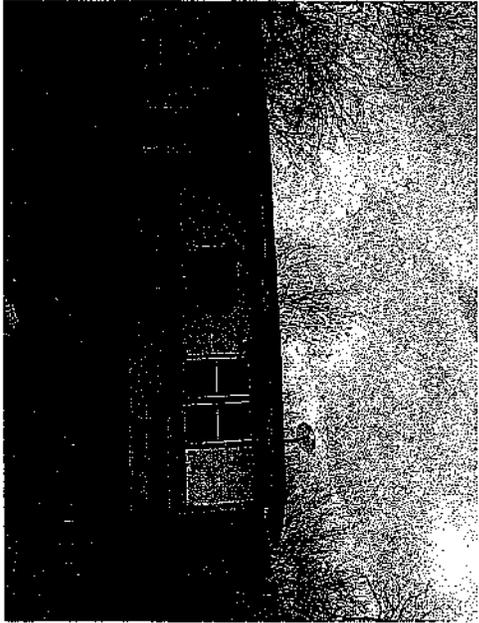
You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **MARCH 9, 2026.**

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





RDC 99

78363

\$10.48

S2324P504128-06

LN

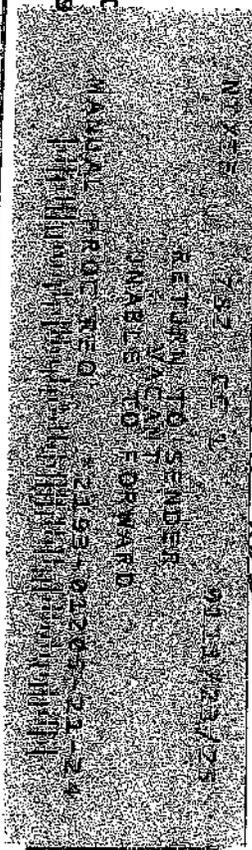
12-01-2025

VK

Bernardo Gonzalez Jr est
Mauri M Gonzalez est
303 W 10th

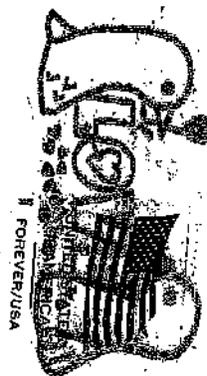
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City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364-1458

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
17 JAN 2026 AM 2 L

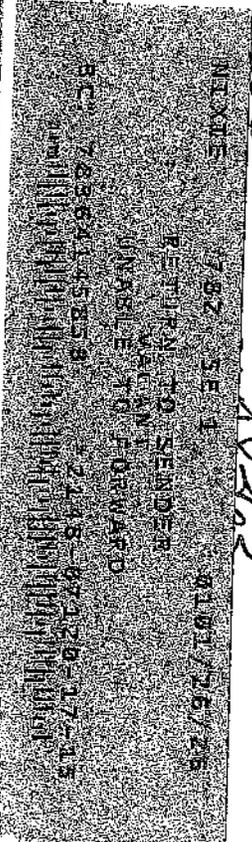


Bernardo Gonzalez Jr est
Mauri M Gonzalez est
303 W 10th

UTFK1: 9333120048

VAC

93327708208205833353399



Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commission voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near future.

The commission approved a contract with A.C.E. Interdiction Tactics, for a one-day course for law enforcement entitled "Infiltrate", to be held at J.K. Northway.

The class will be funded from the BPU Grant at a cost of \$8,000.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victims Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for

the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-

governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&G Property

Services for work at Riviera Pier.

A payment of \$304,855 was approved for RDX, LLC, for work at the Basin Bay Fire Station, to be paid from GLO Contract # 24-069-036-2528.

In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday, February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her.

She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital.

She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

Harriet loved grandchildren. She was preceded in death by her loving husband of 66 years, Bill McLeod, as well as her parents, Frank and Naurea Wines, and her in-laws, Norman and Genevieve McLeod.

Harriet is survived by her son, Kevin (Norma) McLeod, and her daughter, Debra (John) Strothman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) Hullum, Amanda (Brad) Hullum, and Kaela (Ryan) Jumper, and lovingly embraced her three great-grandchildren, six Hullum, Cyra Elaine Corson, and Eliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Simpson and Stephanie Everett, and her nephew, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

Harriet will be remembered for her kind heart, her sharp wit, and her delightful sass - and for the love and laughter she brought into the lives of everyone who knew her.

The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years.

Rosse

Continued from page 1
Coastal Bend Blood Center in 1987, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOTT
- 303 W LOTT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/ Thursday service

will be done on TUESDAY and THURSDAY.

Residential Tuesday/ Friday service

will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule

Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

PUBLIC HEARING #6



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 1240 E AVE D		INITIATED BY Kphillips	BUILDING OFFICIAL
LEGAL DESCRIPTION GARCIA AC	BLOCK 2	LOT W/2, 3	
OWNER NAME RAMOS JOSE F (ETAL)	OWNER'S ADDRESS 1240 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			X		B, C, D, H, I, MI, NR	1, 2, 4, 5
Condition						
Yard		X				
Condition						
Utilities			X			
Electric			X			
Gas			X			
Water			X			
Roof			X			
Covering			X			
Walls			X		B, C, D, H, I, MI, NR	1, 2, 4
Exterior			X			
Interior			X			
Ceilings			X			
Windows/Doors		X			B, C, D, H, I, MI, NR	1, 2, 4
Secured			X			
Condition			X			
Foundation			X		NR	
Exterior			X			
Interior						
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	

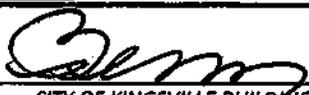
COMMENT CODES:

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:

PROPERTY HAS A LOCK ON GATE CANT GET IN. LOOKS LIKE SOMEONE STAYS HERE SOMETIMES THERE IS A BIKE AND DIFFERENT TRASH.

HAS BEEN WITHOUT WATER SINCE 1/24/1996 AND ELECTRICAL SINCE CAN NOT FIND IN SYSTEM

SIGNATURE: 
CITY OF KINGSVILLE BUILDING OFFICIAL

DATE: 08/14/23

CONDEMNATION CHECKLIST

Property Address: 1240 E Ave D Phone: _____
 Property Owner: Jose Ramon F (et al) Phone: _____
 Owner's Address: 1240 E Ave D Fax: _____
Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>06-27-23</u>	<u>6-27-23</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>06-27-23</u>	<u>6-27-23</u>	2. Inspect Property. (Building Official) <input type="checkbox"/> a. Prepare inspection report and date. <input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>8-14-2023</u>	<u>8-14-2023</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>8-14-2023</u>	<u>8-14-2023</u>	4. Obtain legal description.
<input type="checkbox"/> <u>8-14-2023</u>	<u>8-14-2023</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>8-15-2023</u>	<u>8-15-2023</u>	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"/> <u>8-13-25</u>	<u>8-13-25</u>	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> <u>6-3-25</u>	<u>6-3-25</u>	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6-3-25</u>	<u>6-3-25</u>	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"/> <u>11-10-25</u>	<u>11-10-25</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas. 1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>1-14-26</u>	<u>1-14-26</u>	
<input type="checkbox"/> <u>11-24-25</u>	<u>11-24-25</u>	10. Post sign on property advising date the City
<input type="checkbox"/> <u>6-18-25</u>	<u>6-18-25</u>	
<input type="checkbox"/> <u>6-9-25</u>	<u>6-9-25</u>	
<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>	



1-22-26

- 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

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 12421, RAMOS JOSE F (ETAL), 100.00 R, Geo: 132200203001192, Effective Acres: 0.000000, Imp HS: 19,090, Market: 31,090.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable, Tax Rate, Est. Tax. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 28,061, Exemptions 8,400, Taxable 19,661, Tax Rate 0.825000, Est. Tax 162.20.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 13070, RAMOS JOSE F (ETAL), 100.00 R, Geo: 132200203002192, Effective Acres: 0.000000, Imp HS: 0, Market: 0.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable, Tax Rate, Est. Tax. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 0, Exemptions 0, Taxable 0, Tax Rate 0.825000, Est. Tax 0.00.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 20276, VILLARREAL RICHARD, 100.00 R, Geo: 132200204000192, Effective Acres: 0.000000, Imp HS: 0, Market: 24,670.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable, Tax Rate, Est. Tax. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 24,670, Exemptions 0, Taxable 24,670, Tax Rate 0.825000, Est. Tax 203.53.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 20906, ESQUIVEL ANA MARIA, 100.00 R, Geo: 132200204001192, Effective Acres: 0.000000, Imp HS: 28,350, Market: 34,350.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable, Tax Rate, Est. Tax. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 33,993, Exemptions 8,400, Taxable 25,593, Tax Rate 0.825000, Est. Tax 211.14.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 21530, ARELLANO SAN JUANITA, 100.00 R, Geo: 132200204002192, Effective Acres: 0.000000, Imp HS: 32,230, Market: 38,230.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable, Tax Rate, Est. Tax. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 38,230, Exemptions 8,400, Taxable 29,830, Tax Rate 0.825000, Est. Tax 246.10.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 22154, RODRIGUEZ ENDELIA, 100.00 R, Geo: 132200204003192, Effective Acres: 0.000000, Imp HS: 22,350, Market: 28,350.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable, Tax Rate, Est. Tax. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 28,350, Exemptions 8,400, Taxable 19,950, Tax Rate 0.825000, Est. Tax 164.59.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 17691, MASCORRO GUILLERMO P, 100.00 R, Geo: 132200301000192, Effective Acres: 0.000000, Imp HS: 51,070, Market: 57,070.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable, Tax Rate, Est. Tax. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 43,098, Exemptions 8,400, Taxable 34,698, Tax Rate 0.825000, Est. Tax 286.26.

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**RAMOS JOSE F (ETAL)
1240 E D AVE
KINGSVILLE, TX 78363-4017**

Legal Description:

GARCIA AC, BLOCK 2, LOT W/2 3

Account No: 132200203001192

**2022 Value: \$25,510
Appr. Dist. No.: 12421**

**Legal Acres: .3214
Parcel Address: 1240 EAVED**

As of Date: 08/10/2023

Print Date: 08/10/2023 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY August 31, 2023		IF PAID BY October 2, 2023		IF PAID BY October 31, 2023	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2022	137 900 905	\$38.13	\$16.31	\$54.44	\$16.78	\$54.91	\$17.24	\$55.37

TOTAL AMOUNT DUE:

\$54.44

\$54.91

\$55.37

Tax Unit Codes:

137 KLEBERG COUNTY 900 CITY OF KINGSVILLE 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.

Exemptions: O65, 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: 08/10/2023

31.1.52

Appr. Dist. No.: 12421

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**



132200203001192

**RAMOS JOSE F (ETAL)
1240 E D AVE
KINGSVILLE, TX 78363-4017**

If Paid By	Amount Due
August 31, 2023	\$54.44
October 2, 2023	\$54.91
October 31, 2023	\$55.37
Amount Paid:	\$ _____

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

AUGUST 15, 2023

JOSE F RAMOS (ETAL)
1240 E AVE D
KINGSVILLE, TX, 78363

Re: GARCIA AC, BLOCK 2, LOT W/2 3 1240 E AVE D KINGSVILLE TX

Dear Sir or Madam:

It has been determined that the structure at **1240 E Ave D King'sville, 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 King'sville'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 WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,



Belinda Tarver
Building Official

Property Details

Account

Property ID:

12421

Geographic ID: 132200203001192

Type:

Real

Zoning:

Property Use:

Location

Situs Address:

1240 E AVE D

Map ID:

B1

Mapsc0:

Legal Description:

GARCIA AC, BLOCK 2, LOT W/2 3

Abstract/Subdivision:

S322 - GARCIA AC

Neighborhood:

Owner

Owner ID:

27878

Name:

RAMOS JOSE F (ETAL)

Agent:

Mailing Address:

1240 E D AVE

KINGSVILLE, TX 78363-4017

% Ownership:

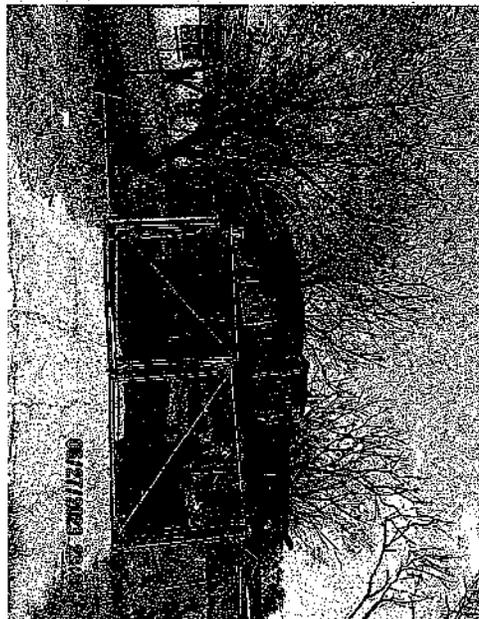
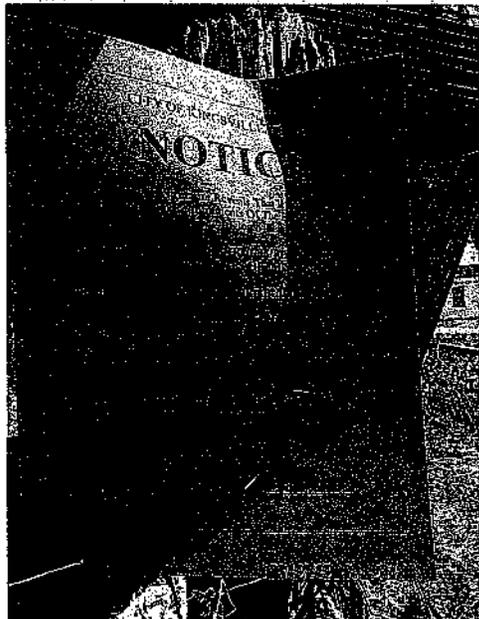
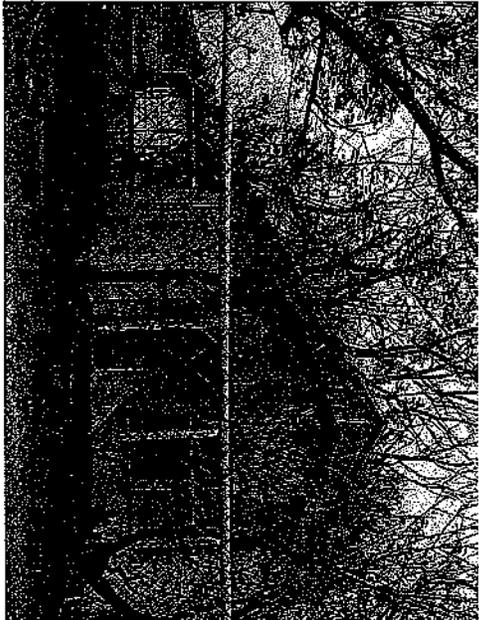
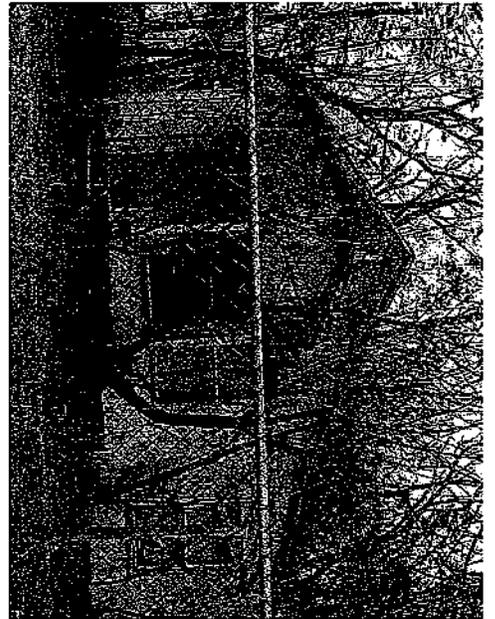
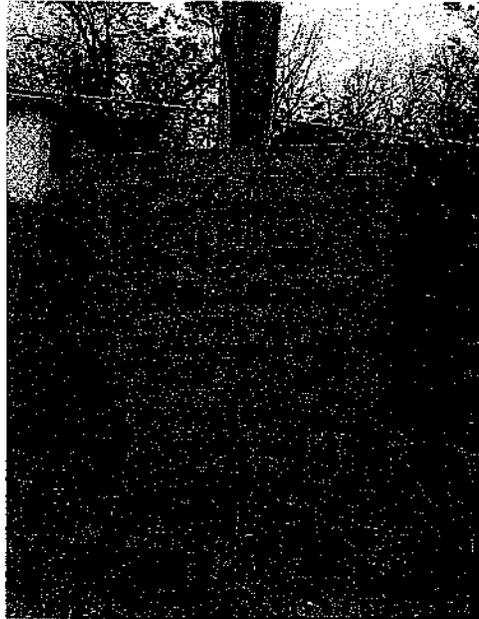
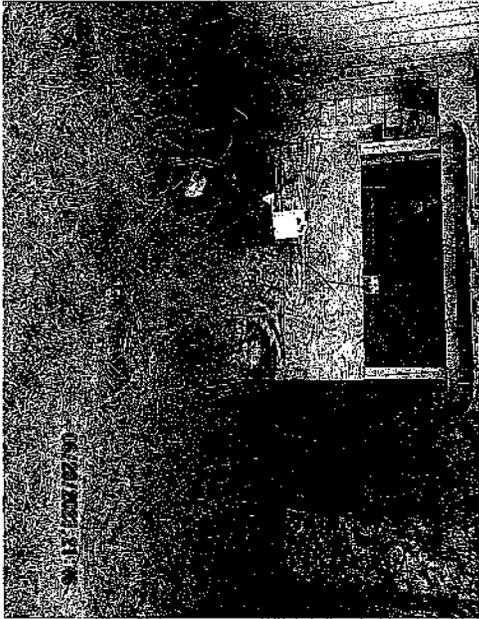
100.0%

Exemptions:

HS - HOMESTEAD

For privacy reasons not all exemptions are shown online.

Property Values



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.

PROPERTY 12421 R
 Owner ID: 27878
 RAMOS JOSE F (ETAL)
 1240 E D AVE
 KINGSVILLE, TX 78363-4017
 CAD 100%
 CKI 100%
 GKL 100%
 SKI 100%
 WST 100%

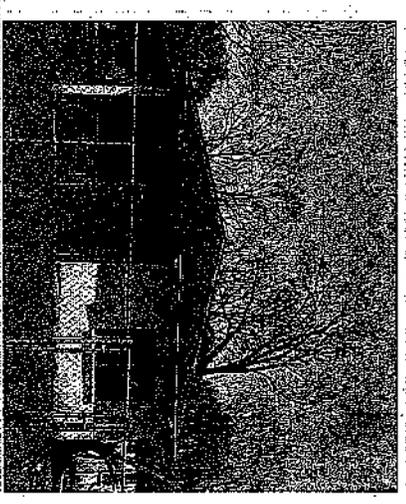
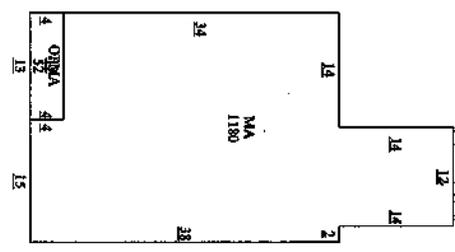
200203001192
 Ref ID: R12421
 Map ID: B1
 ACRES: 100.00%
 EFF. ACRES: 100.00%

US 1240 E AVE D
 GENERAL
 LAST APPR. IE
 LAST APPR. YR 2023
 LAST INSP. DATE 07/28/2023
 NEXT INSP. DATE
 SKETCH for Improvement #1 (RESIDENTIAL)
 APPR VAL METHOD: Cost

PROPERTY 12421 R
 Owner ID: 27878
 RAMOS JOSE F (ETAL)
 1240 E D AVE
 KINGSVILLE, TX 78363-4017
 CAD 100%
 CKI 100%
 GKL 100%
 SKI 100%
 WST 100%

PROPERTY 12421 R
 Owner ID: 27878
 RAMOS JOSE F (ETAL)
 1240 E D AVE
 KINGSVILLE, TX 78363-4017
 CAD 100%
 CKI 100%
 GKL 100%
 SKI 100%
 WST 100%

PROPERTY 12421 R
 Owner ID: 27878
 RAMOS JOSE F (ETAL)
 1240 E D AVE
 KINGSVILLE, TX 78363-4017
 CAD 100%
 CKI 100%
 GKL 100%
 SKI 100%
 WST 100%



PICTURE

TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	MA37	1,180.0	60.23	1	1985	1978	*	73,500	48%	80%	100%	70%	100%	0.28	18,990
OPMA	OPEN PORCH	R	MA37	52.0	12.03	1	1985	1978	*	630	40%	80%	100%	70%	100%	0.28	160
RESIDENTIAL			STCD: A1	1,232.0						74,130							19,090

IMPROVEMENT INFORMATION	IMPROVEMENT FEATURES	ADJ VALUE
Plumbing	1	1.5
Foundation	1	FD1
Exterior Wall	1	E10
Interior Finish	1	INT
Roof Style	1	RT1, RM1
Flooring	1	FL7
		2,425

JBD: S322 100.00% NBHD:
 CLASS TABLE SC HS METH DIMENSIONS UNIT PRICE GROSS VALUE ADJ MASS ADJ VAL SRC MKT VAL AG APPLY AG CLASS AG TABLE AG UNIT PRG AG VALUE
 A1 FF120D140 A1 Y (100%) FF 100X140 120.00 12,000 1.00 1,00 A 12,000 NO 0.00
 Comment: F: 100 R: 100 D: 140 FF
 LAND INFORMATION: IRR: 0 Capacity: 0
 IPR Acres: 0
 Oil Wells: 0
 Effective Date of Appraisal: January 1 Date Printed: 08/10/2023 02:00:40PM by: VICKI



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 5684

June 3, 2025

JOSE F RAMOS (ETAL)
1240 E AVE D
KINGSVILLE, TX 78363

Re: HEARING FOR PROPERTY AT 1240 E AVE D KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 15, 2023, a letter was sent from the City of Kingsville stating that your property located at **1240 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.**

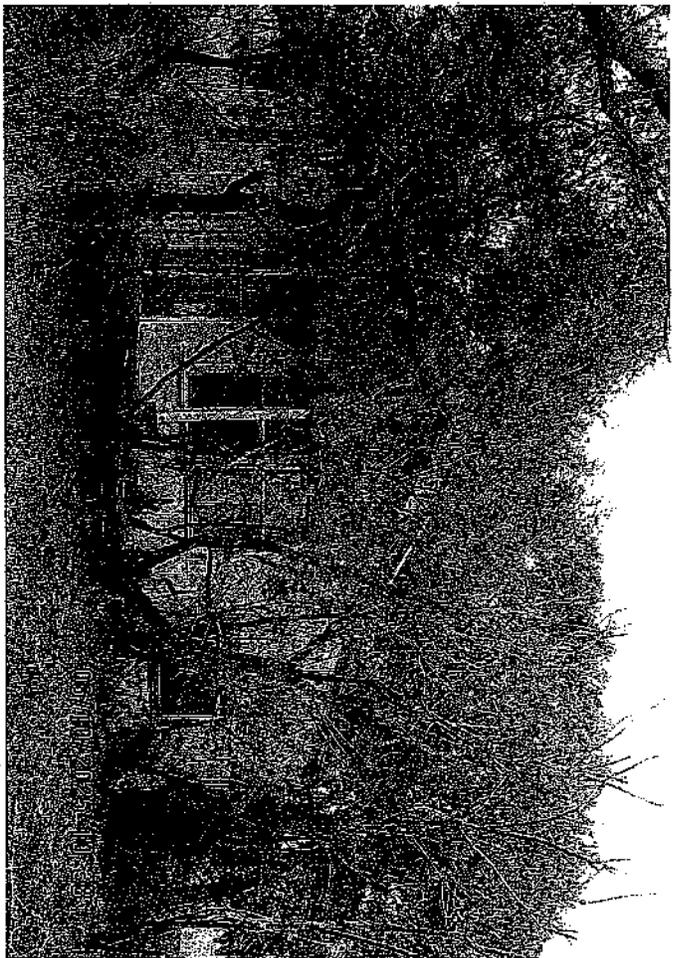
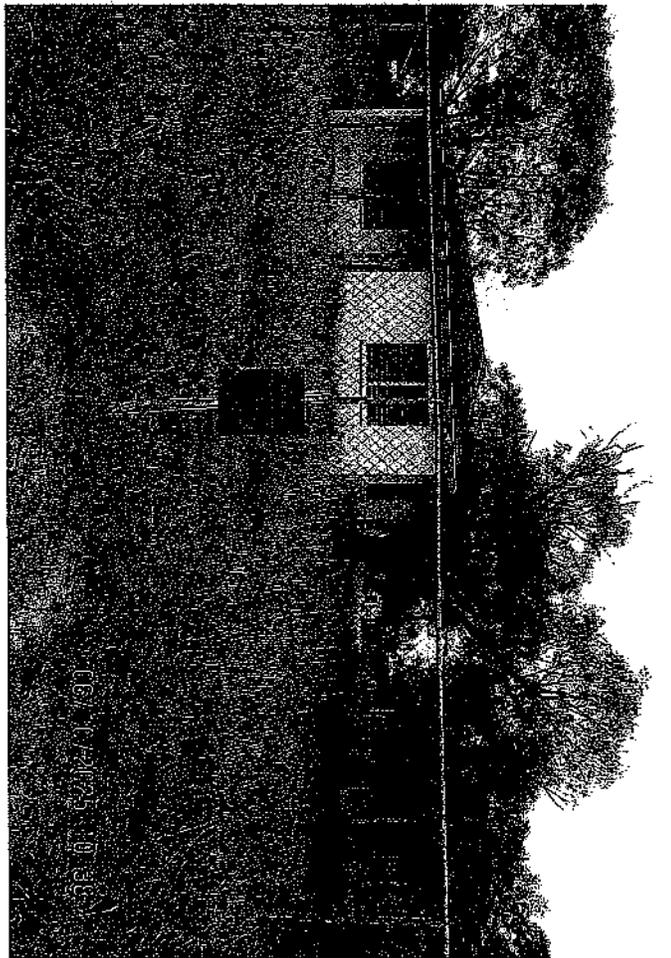
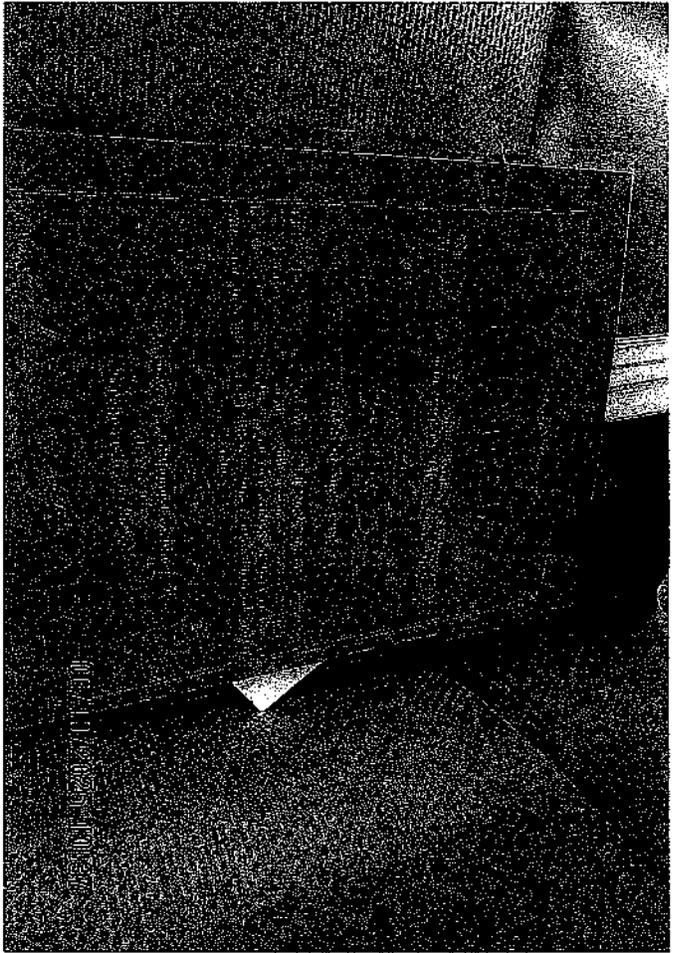
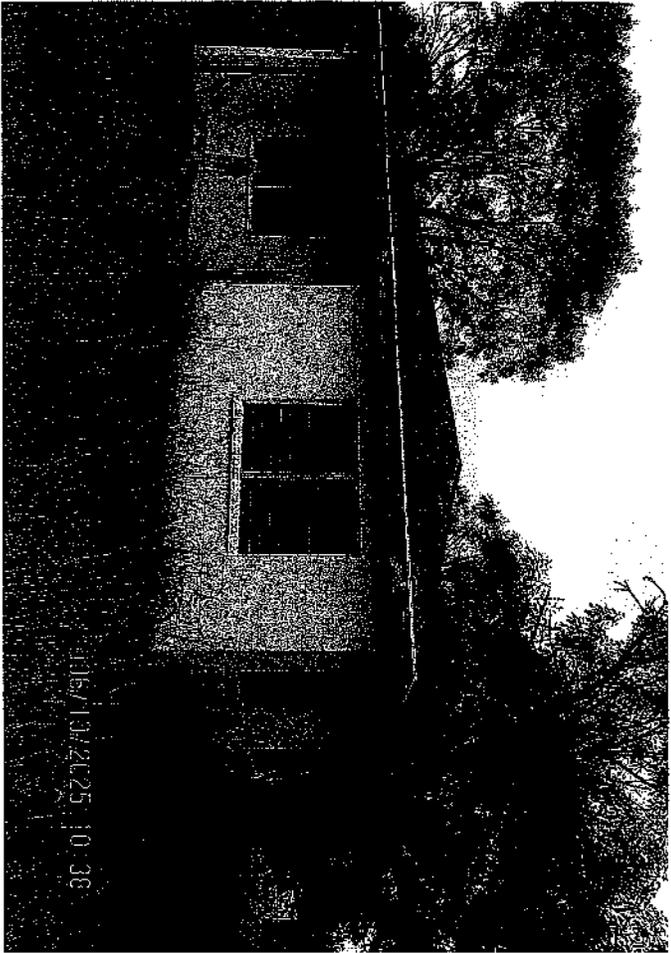
The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

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



EBERG COUNTY APPRAISAL DISTRICT
 PROPERTY 12421 R
 Legal Description
 LARCIA AC, BLOCK 2, LOT W/2 3

OWNER ID
 27878
 RAMOS JOSE F (ETAL)
 1240 E D AVE
 KINGSVILLE, TX 78363-4017
 OWNERSHIP
 100.00%

PROPERTY APPRAISAL INFORMATION 2024

Entries	Values
CAD 100%	IMPROVEMENTS 33,800
CKI 100%	LAND MARKET + 12,000
GKL 100%	MARKET VALUE = 45,800
SKJ 100%	PRODUCTIVITY LOSS - 0
WST 100%	APPRAISED VALUE = 45,800
	CAP LOSS - 14,933
	ASSESSED VALUE = 30,867

Ref ID: R12421
 Map ID: B1

ACRES:
 EFF. ACRES:

APPR VAL METHOD: Cost

2200203001192

TUS 1240 EAVE D

GENERAL

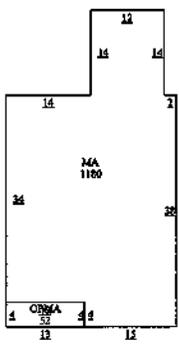
UTILITIES
 TOPOGRAPHY LEVEL
 ROAD ACCESS
 ZONING
 BUILDER
 NEXT REASON
 REMARKS
 FOR 2024 PROCESS PER SCHEDULE UPDATES,
 FIELD VISIT, AND AERIAL - APPR AM 1/8/24
 4/7/24 MMG -- FOR 2023 CHG LAND TABLE TO
 FF120D140 FOR 2021 UPDATE ACCT PER

LAST APPR. AM
 2024
 LAST APPR. YR
 2024
 LAST INSP. DATE 01/08/2024
 NEXT INSP. DATE

EXEMPTIONS

HS HOMESTEAD
 OV65 OVER 65

PICTURE



BUILDING PERMITS

ISSUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL

ISSUE DT PRICE GRANTOR DEED INFO
 3/07/1995 RAMOS ATILANO L PROB / 4689 /
 UNKNOWN OT / /

IMPROVEMENT INFORMATION

TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNG	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	MM3/	1,180.0	90.23	1	1955	1987	*	73,500	57%	80%	100%	100%	100%	0.46	33,510
OPMA	OPEN PORCH M	R	MM3/	52.0	12.05	1	1955	1987	*	630	57%	80%	100%	100%	100%	0.46	250
RESIDENTIAL			STCD: A1	1,232.0						74,130							33,800

IMPROVEMENT FEATURES

Plumbing	1	1.5	2,425
Foundation	1	FD1	0
Exterior Wall	1	E10	0
Interior Finish	1	IN1	0
Roof Style	RT1, RM1		0
Flooring	1	FL7	0
			2,425

LAND INFORMATION

# 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 PRG	AG VALUE
A1		FF120D140	A1	Y (100%)	FF	180X140	120.00	12,000	1.00	1.00 A	12,000	NO			0.00	0
Comment: F: 100 R: 100 D: 140 FF											12,000			0		

2024 TAX STATEMENT



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

Certified Owner:
RAMOS JOSE F (ETAL)
1240 E D AVE
KINGSVILLE, TX 78363-4017

Legal Description:
GARCIA AC, BLOCK 2, LOT W/2 3

Account No: 132200203001192
As of Date: 05/16/2025

Appr. Dist. No.: 12421

Legal Acres: .3214
Parcel Address: 1240 E AVE D
Print Date: 05/16/2025 Print By: JLARA

Market Value		Appraised Value	Assessed Value	Capped Value	Homesite Value	Agricultural Market Value	Non-Qualifying Value
Land	Improvement						
\$12,000	\$33,800	\$45,800	\$45,800	\$30,867	\$45,800	\$0	\$0

Taxing Unit	Assessed Value (100%)	Exemptions		Taxable Value	Tax Rate	Tax
		Code	Amount			
KLEBERG COUNTY	\$45,800	CAP, O65, HOM	\$26,933.00	\$18,867	0.7718700	\$75.18
SALES TAX SAVINGS IS \$26.33						
CITY OF KINGSVILLE	\$45,800	CAP, O65, HOM	\$23,333.00	\$22,467	0.7700000	\$173.00
SALES TAX SAVINGS IS \$41.76						
KINGSVILLE ISD	\$45,800	CAP, O65, HOM	\$45,800.00	\$0	1.4104000	\$0.00
SOUTH TX WATER AUTH	\$45,800	CAP, O65, HOM	\$31,933.00	\$13,867	0.0656950	\$9.11

Total Tax: \$257.29
Total Tax Paid to date: \$257.29
Total Tax Remaining: \$0.00

Exemptions:

O65 OVER 65 CAP CAPPED HOM HOMESTEAD

AMOUNT DUE IF PAID BY:

06/02/2025 13%	06/30/2025 15%	07/31/2025 18%	09/01/2025 19%	09/30/2025 20%	10/31/2025 21%
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

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.

School Information:

KINGSVILLE ISD 2024 M&O .75520000 I&S .65520000 Total 1.4104000 2023 M&O .78290000 I&S .62750000 Total 1.4104000

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

4.175 ✂

Print Date: 05/16/2025

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

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



* 1 3 2 2 0 0 2 0 3 0 0 1 1 9 2 *

132200203001192
RAMOS JOSE F (ETAL)
1240 E D AVE
KINGSVILLE, TX 78363-4017

AMOUNT PAID:
\$ _____

Kleberg CAD Property Search

Property Details

Account		
Property ID:	12421	Geographic ID: 132200203001192
Type:	R	Zoning:
Property Use:		
Location		
Situs Address:	1240 E AVE D	
Map ID:	B1	Mapsco:
Legal Description:	GARCIA AC, BLOCK 2, LOT W/2 3	
Abstract/Subdivision:	S322	
Neighborhood:		
Owner		
Owner ID:	27878	
Name:	RAMOS JOSE F (ETAL)	
Agent:		
Mailing Address:	1240 E D AVE KINGSVILLE, TX 78363-4017	
% Ownership:	100.0%	
Exemptions:	HS - For privacy reasons not all exemptions are shown online.	

Property Values

Improvement Homesite Value:	\$33,800 (+)
Improvement Non-Homesite Value:	\$0 (+)
Land Homesite Value:	\$12,000 (+)
Land Non-Homesite Value:	\$0 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$45,800 (=)
Agricultural Value Loss:	\$0 (-)

Appraised Value:	\$45,800 (=)
HS Cap Loss:	\$14,933 (-)
Circuit Breaker:	\$0 (-)
Assessed Value:	\$30,867
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: RAMOS JOSE F (ETAL) %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$45,800	\$22,467	\$173.00
GKL	KLEBERG COUNTY	0.771870	\$45,800	\$18,867	\$145.63
SKI	KINGSVILLE I.S.D.	1.410400	\$45,800	\$0	\$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$45,800	\$13,867	\$9.11

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$257.29

Estimated Taxes Without Exemptions: \$1,382.23

2024 CERTIFIED APPRAISAL ROLL

As of Supplement # 0 CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:
20115	17301	100.00	R Geo: 132200202001192 GARCIA AC, BLOCK 2, LOT E/2 W/2	0.000000	0	35,110
RAMIREZ ROBERT LEE 320 ALEXANDER AVE KINGSVILLE, TX 78363-6722						
				Acres: 0.0000	Land NHS: 6,000	Cap: 0
State Codes: A				Map ID: B1	Prod Use: 0	Assessed: 35,110
Situs: 1245 E MESQUITE				Mtg Cd: DBA:	Prod Mkt: 0	Exemptions:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				35,110	0	35,110

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:
20755	55145	100.00	R Geo: 132200202002192 GARCIA AC, BLOCK 2, LOT W/2 E/2 2	0.000000	41,000	47,000
VILLARREAL NOELIA PO BOX 365 KINGSVILLE, TX 78364-0365						
				Acres: 0.0000	Land NHS: 6,000	Cap: 18,734
State Codes: A				Map ID: B1	Prod Use: 0	Assessed: 28,266
Situs: 1249 E MESQUITE				Mtg Cd: DBA:	Prod Mkt: 0	Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				28,266	8,400	19,866

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:
21374	18086	100.00	R Geo: 132200202003192 GARCIA AC, BLOCK 2, LOT E/2 E/2 2	0.000000	0	6,000
CISNEROS GUADALUPE 901 E C AVE KINGSVILLE, TX 78363-3923						
				Acres: 0.0000	Land NHS: 6,000	Cap: 0
State Codes: C1				Map ID: B1	Prod Use: 0	Assessed: 6,000
Situs: 1251 E MESQUITE				Mtg Cd: DBA:	Prod Mkt: 0	Exemptions:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				6,000	0	6,000

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:
11765	83251	100.00	R Geo: 132200203000192 GARCIA AC, BLOCK 2, LOT E/2 3	0.000000	55,730	67,730
ESQUIVEL ROSALINDA 1254 E D AVE KINGSVILLE, TX 78363-4017						
				Acres: 0.0000	Land NHS: 12,000	Appraised: 67,730
State Codes: A				Map ID: B1	Prod Use: 0	Assessed: 60,745
Situs: 1254 E AVE D				Mtg Cd: DBA:	Prod Mkt: 0	Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				60,745	8,400	52,345

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:
12421	27878	100.00	R Geo: 132200203001192 GARCIA AC, BLOCK 2, LOT W/2 3	0.000000	33,800	45,800
RAMOS JOSE F (ETAL) 1240 E D AVE KINGSVILLE, TX 78363-4017						
				Acres: 0.0000	Land NHS: 12,000	Appraised: 45,800
State Codes: A				Map ID: B1	Prod Use: 0	Assessed: 30,867
Situs: 1240 E AVE D				Mtg Cd: DBA:	Prod Mkt: 0	Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				30,867	8,400	22,467

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:
13070	27878	100.00	R Geo: 132200203002192 GARCIA AC, BLOCK 2, LOT W/2 3, (IMP ONLY)	0.000000	0	0
RAMOS JOSE F (ETAL) 1240 E D AVE KINGSVILLE, TX 78363-4017						
				Acres: 0.0000	Land NHS: 0	Cap: 0
State Codes: A				Map ID: B1	Prod Use: 0	Assessed: 0
Situs: 1242 E AVE D TX				Mtg Cd: DBA:	Prod Mkt: 0	Exemptions:

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

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:
20276	66575	100.00	R Geo: 132200204000192 GARCIA AC, BLOCK 2, LOT E/2 E/2 4	0.000000	0	34,300
VILLARREAL RICHARD 1236 E AVE D KINGSVILLE, TX 78363						
				Acres: 0.0000	Land NHS: 6,000	Cap: 4,696
State Codes: A				Map ID: B1	Prod Use: 0	Assessed: 29,604
Situs: 1236 E AVE D				Mtg Cd: DBA:	Prod Mkt: 0	Exemptions:

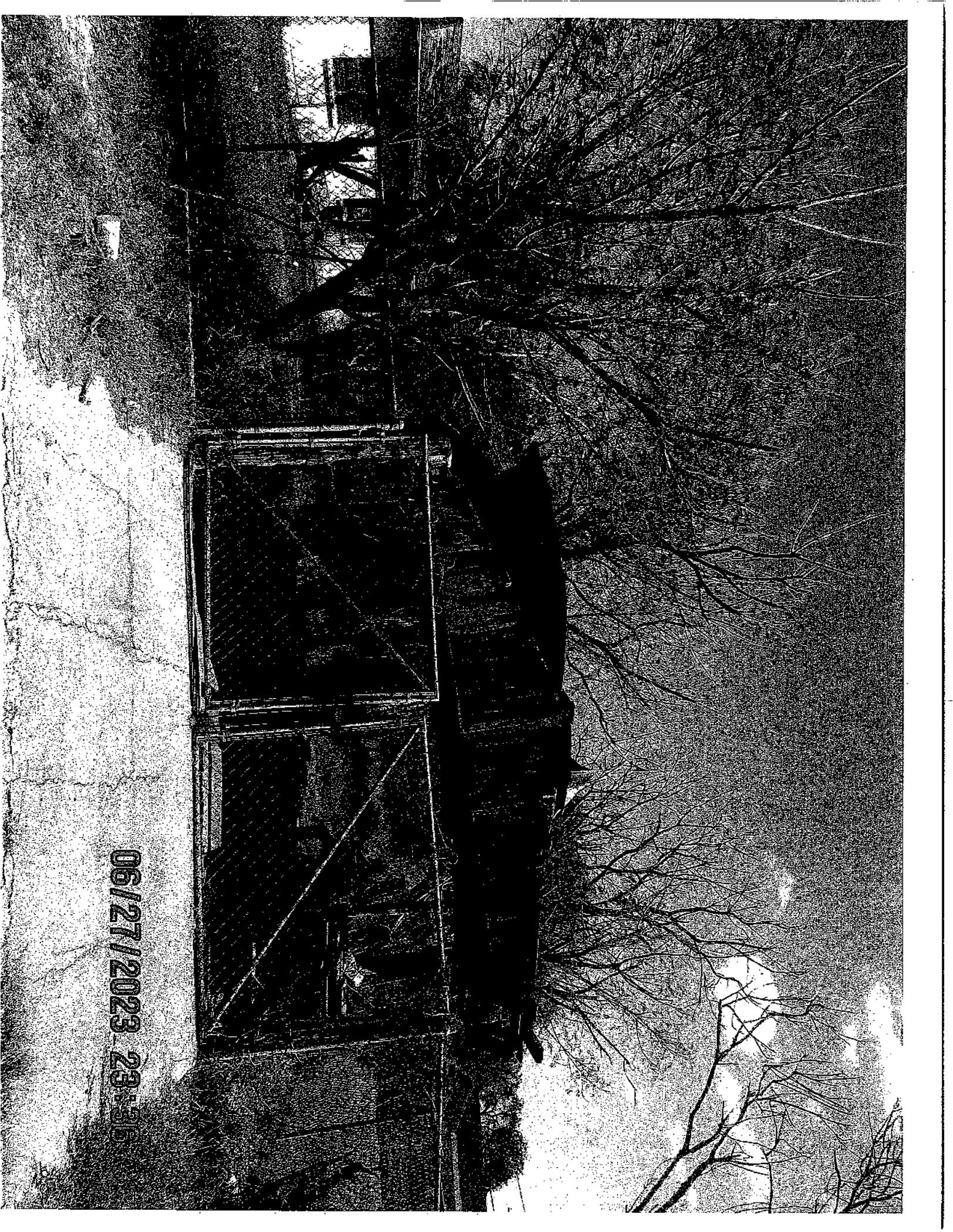
Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				29,604	0	29,604

CITY OF KINGSVILLE

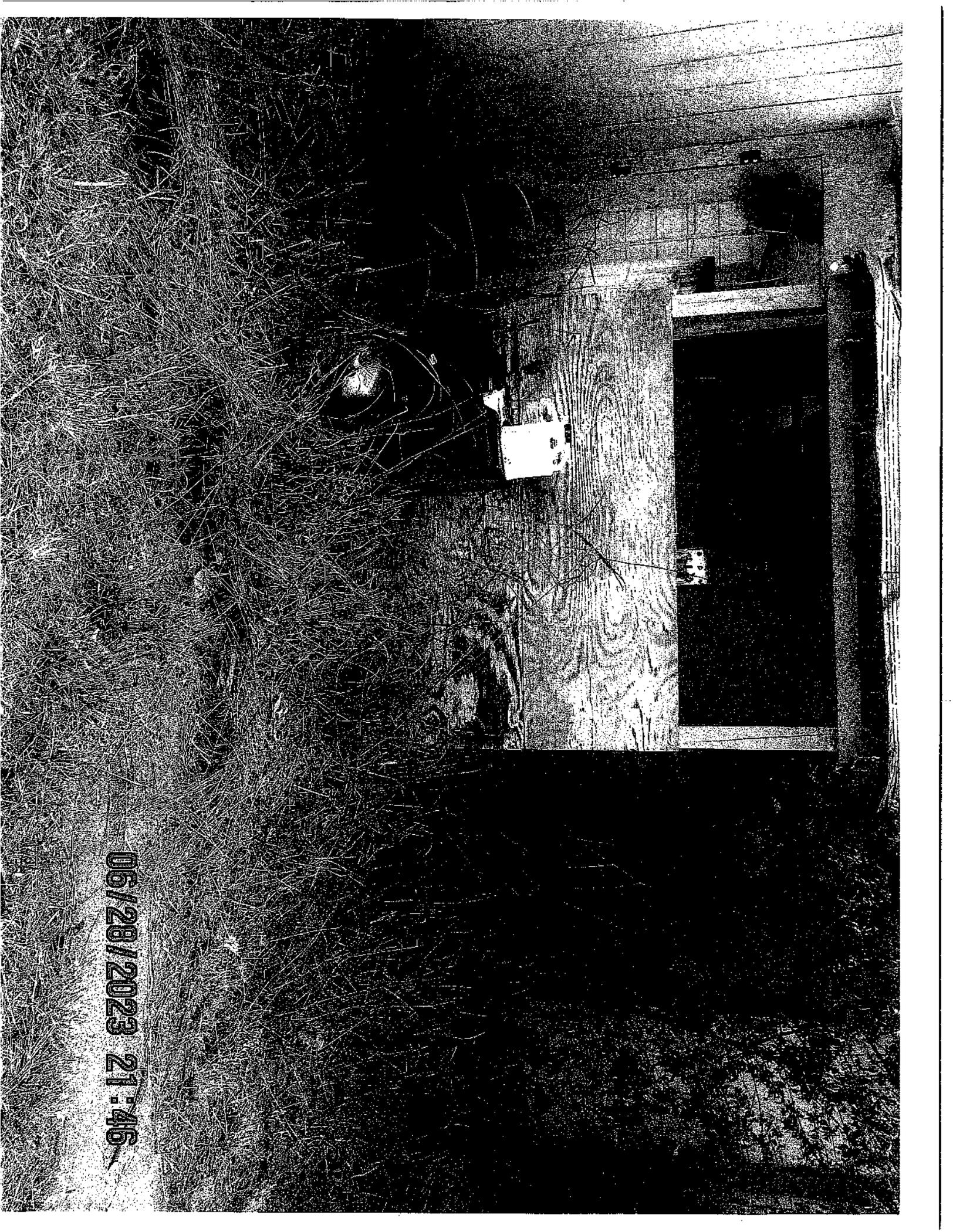
NOTICE

Source Reveals That It
Requirements Of These
Kingsville

06/27/2023 23:36



06/27/2023 23:31



06/28/2023 21:46



Tracking Number:

[Remove X](#)

70210950000047935684

[Copy](#)

[Add to Informed Delivery \(https://informedelivery.usps.com/\)](https://informedelivery.usps.com/)

Latest Update

Your package will arrive later than expected, but is still on its way. It is currently in transit to the next facility.

Feedback

Get More Out of USPS Tracking:

[USPS Tracking Plus®](#)

Moving Through Network

In Transit to Next Facility, Arriving Late

July 1, 2025

Arrived at USPS Regional Facility

SAN ANTONIO TX DISTRIBUTION CENTER

June 27, 2025, 4:23 am

[See All Tracking History](#)

[What Do USPS Tracking Statuses Mean? \(https://faq.usps.com/s/article/Where-is-my-package\)](https://faq.usps.com/s/article/Where-is-my-package)

[Text & Email Updates](#)



[USPS Tracking Plus®](#)



[Product Information](#)



2024 TAX STATEMENT



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

Certified Owner:
RAMOS JOSE F (ETAL)
1240 E D AVE
KINGSVILLE, TX 78363-4017

Legal Description:
GARCIA AC, BLOCK 2, LOT W/2 3

Account No: 132200203001192

Appr. Dist. No.: 12421

**Legal Acres: .3214
Parcel Address: 1240 E AVE D**

As of Date: 10/03/2025

Print Date: 10/03/2025 Print By: SROBLES

Market Value		Appraised Value	Assessed Value	Capped Value	Homesite Value	Agricultural Market Value	Non-Qualifying Value
Land	Improvement						
\$12,000	\$33,800	\$45,800	\$45,800	\$30,867	\$45,800	\$0	\$0

Taxing Unit	Assessed Value (100%)	Exemptions		Taxable Value	Tax Rate	Tax
		Code	Amount			
KLEBERG COUNTY <i>SALES TAX SAVINGS IS \$26.33</i>	\$45,800	CAP, O65, HOM	\$26,933.00	\$18,867	0.7718700	\$75.18
CITY OF KINGSVILLE <i>SALES TAX SAVINGS IS \$41.76</i>	\$45,800	CAP, O65, HOM	\$23,333.00	\$22,467	0.7700000	\$173.00
KINGSVILLE ISD	\$45,800	CAP, O65, HOM	\$45,800.00	\$0	1.4104000	\$0.00
SOUTH TX WATER AUTH	\$45,800	CAP, O65, HOM	\$31,933.00	\$13,867	0.0656950	\$9.11

**Total Tax: \$257.29
Total Tax Paid to date: \$257.29
Total Tax Remaining: \$0.00**

Exemptions:

O65 OVER 65 CAP CAPPED HOM HOMESTEAD

AMOUNT DUE IF PAID BY:

10/31/2025 21%	12/01/2025 22%	12/31/2025 23%	02/02/2026 24%	03/02/2026 25%	03/31/2026 26%
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

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.

School Information:

KINGSVILLE ISD 2024 M&O .75520000 I&S .65520000 Total 1.4104000 2023 M&O .78290000 I&S .62750000 Total 1.4104000

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

4.1.77 ✂

Print Date: 10/03/2025

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

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



132200203001192
RAMOS JOSE F (ETAL)
1240 E D AVE
KINGSVILLE, TX 78363-4017

AMOUNT PAID:

\$ _____

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

AUGUST 13, 2025

**JOSE F RAMOS (Etal)
1240 E AVE D
KINGSVILLE, TX, 78363**

Re: GARICA AC, BLOCK 2, LOT W/2 3 1240 E AVE D KINGSVILLE, TX 78363

Dear Sir or Madam:

It has been determined that the structure at **1240 E Ave D King'sville, 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 King'sville'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 WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,

A handwritten signature in black ink, appearing to be "Donald Pratt", written over a horizontal line.

Donald Pratt,
Building Official



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6469

NOVEMBER 10, 2025

**JOSE F RAMOS ETAL
1240 E AVE D
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 1240 E AVE D KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 13, 2025, a letter was sent from the City of Kingsville stating that your property located at **1240 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, JANUARY 12, 2026, 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 **JANUARY 12, 2026.**

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

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 6926

JANUARY 14, 2026

**JOSE F RAMOS ETAL
1240 E AVE D
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 1240 E AVE D KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 13, 2025, a letter was sent from the City of Kingsville stating that your property located at **1240 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.

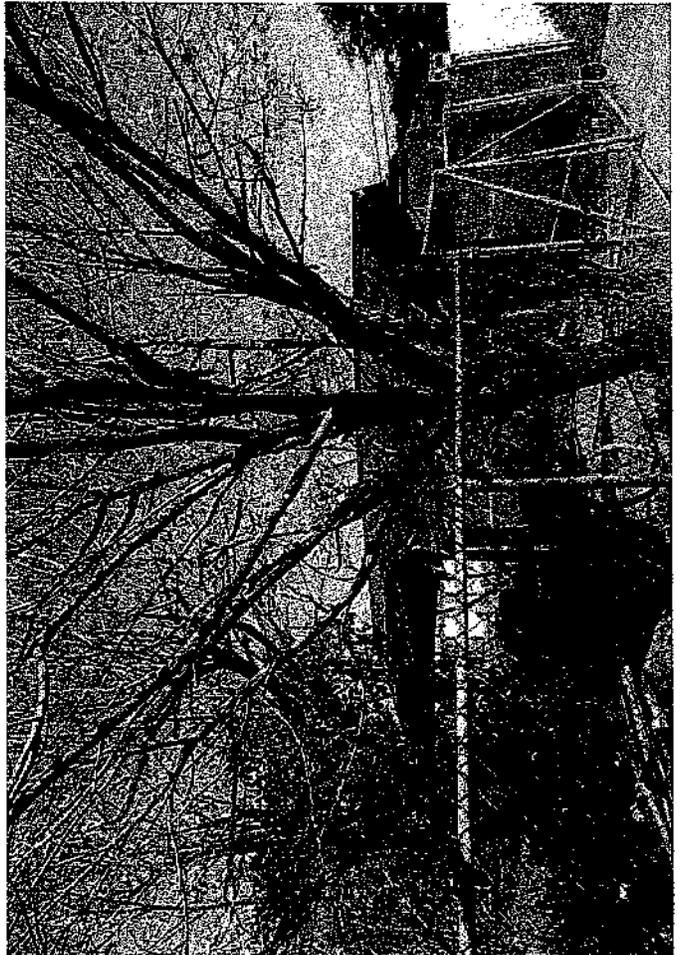
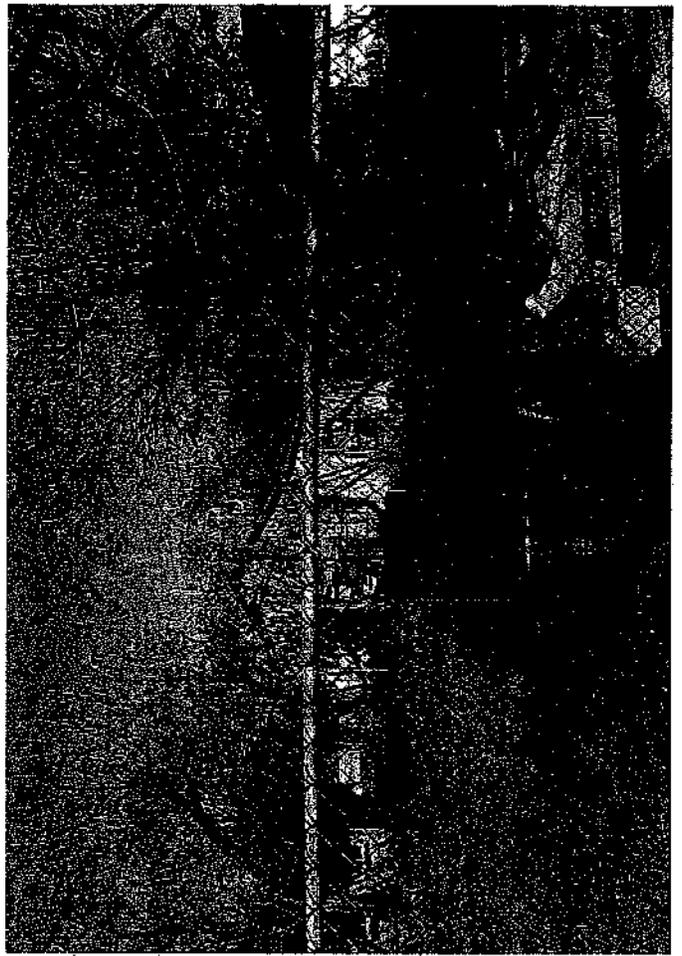
You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **MARCH 9, 2026.**

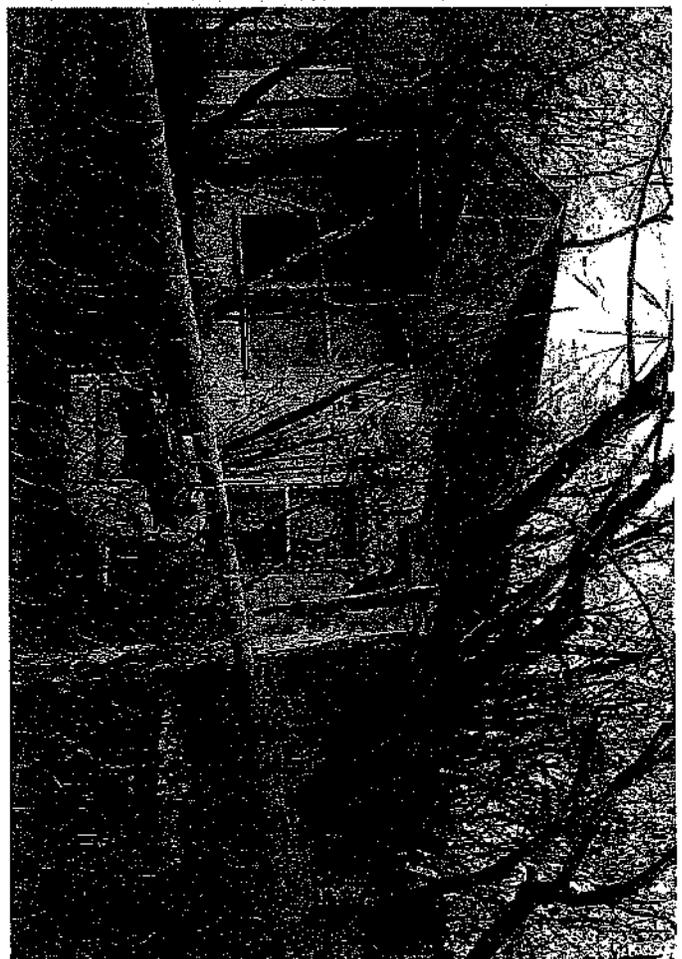
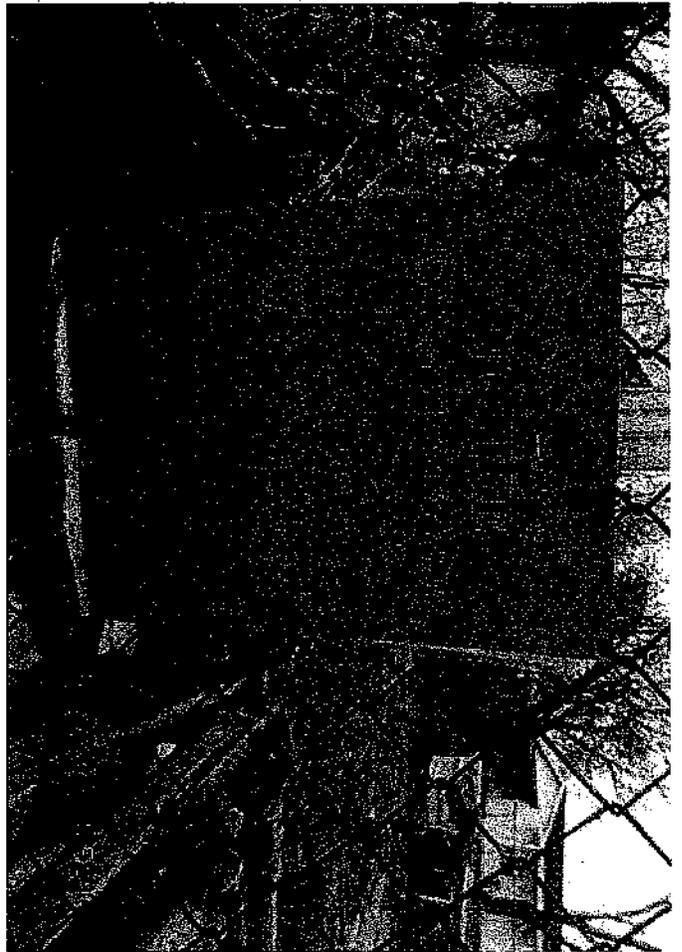
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If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,


Donald Pratt
Building Official





USPS Tracking®

FAQs >

1240 E AVE D

Tracking Number:

Remove X

70210950000047936469

Copy

Add to Informed Delivery (<https://informedelivery.usps.com/>)

Latest Update

Your item arrived at our USPS facility in SAN ANTONIO TX DISTRIBUTION CENTER on November 23, 2025 at 8:18 am. The item is currently in transit to the destination.

Get More Out of USPS Tracking:

USPS Tracking Plus®

Moving Through Network

Arrived at USPS Regional Facility

SAN ANTONIO TX DISTRIBUTION CENTER
November 23, 2025, 8:18 am

Forwarded

KINGSVILLE, TX
November 20, 2025, 8:17 am

Notice Left (No Authorized Recipient Available)

KINGSVILLE, TX 78363
November 19, 2025, 2:34 pm

Departed Post Office

KINGSVILLE, TX 78363
November 18, 2025, 5:41 pm

USPS in possession of item

KINGSVILLE, TX 78363
November 18, 2025, 1:45 pm

Feedback



7021 0950 0000 4793 8678

TEXAS 78364

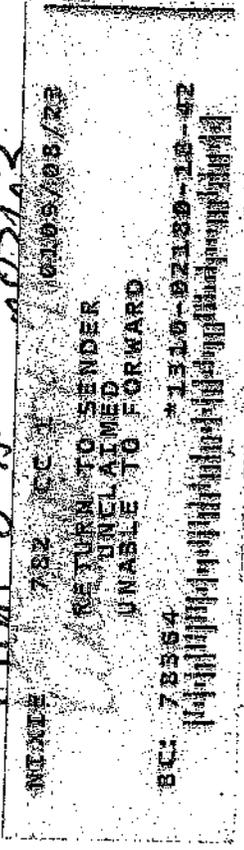
78364 CLASS

US POSTAGE PITNEY BOWES
ZIP 78363 \$ 008.530
02 7H AUG 17 2022
0006055151

*Jose F Ramos (et al)
1200 E Ave D 78363*

*L 2/19/23
8/20
8/30*

9333120344460446



GENERAL MAIL



7021 0950 0000 4793 6575

Retail



RDC 99



78363

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
AUG 14, 2025

\$10.48

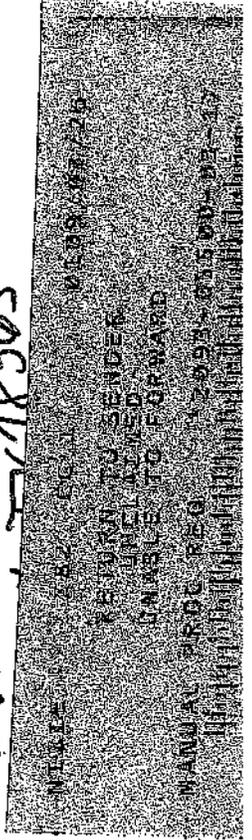
S2324P504546-02

*Jose F Ramos (et al)
1200 E Ave D 78363*

*8-20
8-30*

9314189861466784

UNC
5699879999



U.S. POSTAGE PAID



7021 0950 0000 4793 6469



Retail



RDC 99



78363

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
NOV 18, 2025

\$10.48

S2324P504128-06

COA / 11-20-25
12/16/25
12/14/25
THAT

92000000000000000000
IA
783636363

CERTIFIED MAIL



7021 0950 0000 4793 5684



Retail



RDC 99



78363

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
JUN 09, 2025

\$9.68

S2324P504122-08

Jose F Ramos Etal
1240 E AVE D
Kingsville TX 78363

PLEASE SEE 1 0112/17/25
RETURN TO SENDER
INSUFFICIENT ADDRESS
UNABLE TO FORWARD
MANUAL PROC REC 2303-03319-23-316
KINGSVILLE, TX 78363

THAT
12/16/25
12/14/25

783634251-JUN 09 07/15/25
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD
RETURN TO SENDER
KINGSVILLE, TX 78363

783634251

W002



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

VACK1: 9333180079

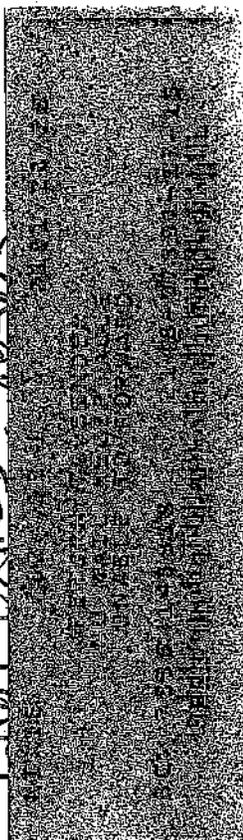
78364-1458 NMR



CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
17 JAN 2026 AM 2 L

FOREVER/USA

Jose F Ramos Etal
1240 E Ared
Kingsville TX 78363



CERTIFIED MAIL



7021 0950 0000 4793 6526



W002

Retail



78363

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
JAN 16, 2026

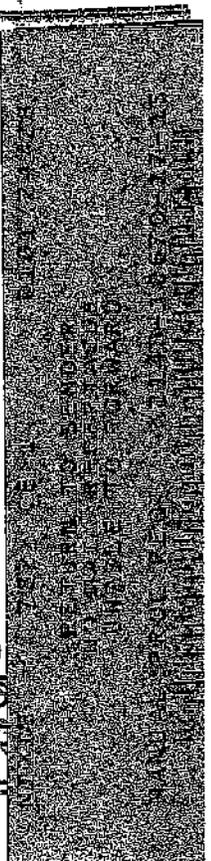
\$10.48

S2324P504128-01



RDC 99

Jose F Ramos Etal
1240 E Ared
Kingsville TX 78363



78364-1458 NMR

Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commission voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyra Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near future.

The commission approved a contract with A.C.E. Interdiction Tactics, for a one-day course for law enforcement entitled "Infiltrate", to be held at J.K. Northway.

The class will be funded from the BPU Grant at a cost of \$8,000.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for

the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-

governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same. A payment of \$11,240 was approved for G&S Property

Services for work at Riviera Pier.

A payment of \$304,853 was approved for RJKDX, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-2528.

In other business, all of the consent items were approved.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1967, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday,

February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOTT
- 303 W LOTT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W PORDYCE

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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/ Thursday service will be done on TUESDAY and THURSDAY.

Residential Tuesday/ Friday service will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule

Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday,

February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her.

She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital.

She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her be-

loved grandchildren.

She was preceded in death by her loving husband of 66 years, Bill McLeod, as well as her parents, Frank and Naurea Wines, and her in-laws, Norman and Genevieve McLeod.

Harriet is survived by her son, Kevin (Noxma) McLeod, and her daughter, Debra (John) Strothman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) Hullum, Amanda (Brad) Hullum, and Keala (Ryan) Jumper, and lovingly embraced her three great-grandchildren, Jax Hullum, Cyra Elaine Corson, and Elliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Sampson and Stephanie Everett, and her nephew, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

Harriet will be remembered for her kind heart, her sharp wit, and her delightful sass - and for the love and laughter she brought into the lives of everyone who knew her.

The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years.

In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

See more obituaries on Page 10A

PUBLIC HEARING #7



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 516 E Nettle		Initiated By Bruno Mejia	Building Official Nicholas Daniels
LEGAL DESCRIPTION Rudy	BLOCK Block 1	LOT Lot 18,19	
OWNER NAME Mejia, Bruno	OWNER'S ADDRESS 516 E Nettle Ave	CITY/STATE/ZIP Kingsville/TX/78363	

PROPERTY CONDITION REPORT

PICTURES TAKEN:	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
		YES	NO	N/A		
Building	Y		X		B,C,D,H,I,MI,OU,NR	1,2,3
Condition						
Yard		X				
Condition						
Utilities						
Electric			X			
Gas				X		
Water			X			
Roof						
Covering			X			
Walls						
Exterior			X		B,D,H,MI,NR	
Interior			X			
Ceilings			X		C	
Windows/Doors						
Secured		X				
Condition			X			
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 NUISANCE 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:

Owner was living at this address and was looking to get into assistance. The owner provided access for inspection March 4, 2021. At this time the property was in a dilapidated state, missing exterior wall coverings, missing part of the gable covering. Ceiling was collapsing, walls were starting to deteriorate and rot. The dwelling is not secure and there were signs of animals and rodents.

SIGNATURE: _____

CITY OF KINGSVILLE BUILDING OFFICIAL

DATE: _____

7/28/22

CONDEMNATION CHECKLIST

Property Address: 514 E Nettie Phone: _____
 Property Owner: Bruno Mejia Phone: _____
 Owner's Address: 514 E Nettie Fax: _____
Plainsville TX 78203

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>7-26-2022</u>	<u>7-26-2022</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>7-26-2022</u>	<u>7-26-2022</u>	2. Inspect Property. (Building Official)
<input type="checkbox"/> <u>7-26-2022</u>	<u>7-26-2022</u>	<input type="checkbox"/> a. Prepare inspection report and date.
<input type="checkbox"/> <u>7-26-2022</u>	<u>7-26-2022</u>	<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>7-26-2022</u>	<u>7-26-2022</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>7-26-2022</u>	<u>7-26-2022</u>	4. Obtain legal description.
<input type="checkbox"/> <u>7-26-2022</u>	<u>7-26-2022</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>7-28-2022</u>	<u>7-28-2022</u>	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"/> <u>8-15-2023</u>	<u>8-15-2023</u>	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> _____	_____	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6/3/25</u>	<u>6/3/25</u>	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.
<u>11-10-25</u>	<u>11-10-25</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<u>7-14-26</u>	<u>7-14-24</u>	1) Post affidavit in newspaper twice a week for one week
<u>11-24-25</u>	<u>11-24-25</u>	10. Post sign on property advising date the City
<input type="checkbox"/> <u>6/10/25</u>	<u>6/10/25</u>	<u>1-22-26</u>
<input type="checkbox"/> <u>6-9-25</u>	<u>6-9-25</u>	
<u>11-13-25</u>	<u>11-13-25</u>	

<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>
<input type="checkbox"/> <u>6-9-25</u>	<u>6-9-25</u>
<input type="checkbox"/> <u>6-16-25</u>	<u>6-16-25</u>
<u>11-24-25</u>	<u>11-24-25</u>
<u>1-22-26</u>	<u>11-22-26</u>

Council will consider condemnation of structure.

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

12. Photograph posted sign with date stamp.

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

- a. Location Map
- b. Photographs of the structure with date stamp
- c. Inspection report
- d. Pre-condemnation notice
- e. Condemnation resolution

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

15. City Council adopts condemnation resolution.

16. File Notice of Condemnation with the County Clerk.

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

- a. Copy of the City Council resolution.
- b. 45-day order to demolish

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

a. Take photo with date stamp

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

20. Photograph posted notice with date stamp.

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

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

23. Prepare demolition cost statement consisting of:

- a. Mailing fees
- b. Publication fees

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

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

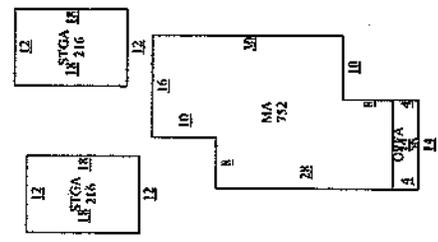
PROPERTY APPRAISAL INFORMATION 2022
 ME/JA BRUNO
 516 E NETTIE AVE
 KINGSVILLE, TX 78363-3837

OWNER ID 13136
 OWNERSHIP 100.00%

KLEBERG COUNTY APPRAISAL DISTRICT
 PROPERTY: 13904
 Legal Description
 RUDY, BLOCK 1, LOT 18, 19

160900118000192 Ref ID2: R13904
 Map ID A1
 SITU 516 E NETTIE
 APPR VAL METHOD: Cost
 ACRES:
 EFF. ACRES:
 APPR VAL METHOD: Cost

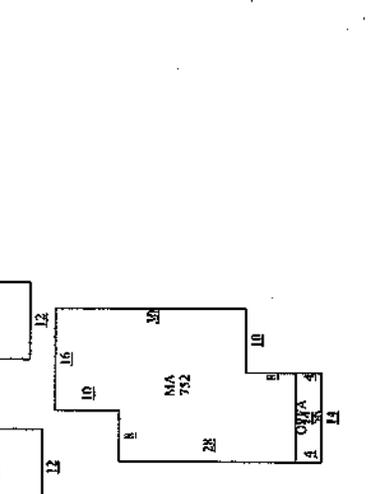
SKETCH for Improvement #1 (RESIDENTIAL)



UTILITIES
 TOPOGRAPHY
 ROAD ACCESS
 ZONING
 BUILDER
 NEXT REASON
 REMARKS

VALUES
 IMPROVEMENTS 15,720
 LAND MARKET + 2,500
 MARKET VALUE = 18,220
 PRODUCTIVITY LOSS - 0
 APPRAISED VALUE = 18,220
 HS CAP LOSS - 2,816
 ASSESSED VALUE = 15,404

EXEMPTIONS
 HS OV65 HOMESTEAD OVER 65



REMARKS
 FOR 2020 UPDATE APPRAISAL CHGS AND/OR SCHEDULE CHGS PER SITE INSP - APPR CT
 5/15/20 6/2/20 MMG -- FOR '17 REMOVE OPT
 PER PHYS INSP BY LR 2/16/17 5/19/17 JO -- FOR

BUILDING PERMITS
 ISSUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL
 02/15/2016 MISC 98 A 0

SALE DT PRICE GRANTOR DEED INFO
 UNKNOWN UNKNOWN OT / /

#	TYPE	DESCRIPTION	MTHD	CLASS	SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNG	COMP	ADJ	ADJ VALUE
1	MA	MAIN AREA	R	FF3		752.0	61.81	1	1974	1974	90%	46,480	35%	90%	100%	100%	100%	0.32	14,640
	STGA	STORAGE FRAM	R			216.0	11.45	1	1989	2000	20%	2,470	20%	90%	100%	100%	100%	0.18	450
	STGA	STORAGE FRAM	R			216.0	11.45	1	1989	2000	20%	2,470	20%	90%	100%	100%	100%	0.18	450
	OPFA	OPEN PORCH F	R			56.0	12.36	1	1945	1974	35%	690	35%	75%	100%	100%	100%	0.26	180
Homesteads: Y (100%)																			
52,110																			

IMPROVEMENT FEATURES	AG CLASS	AG TABLE	AG UNIT	PRC	AG VALUE
Foundation	1	FD8			0
Exterior Wall	1	EW1			0
Interior Finish	1	IN4			0
Roof Style	1	RT2.RM1			0
Flooring	1	FL2			0
Plumbing	1				0

LAND INFORMATION
 IRR Wells: 0 Capacity: 0
 IRR Acres: 0
 OIL Wells: 0
 DIMENSIONS 50X137.1
 UNIT PRICE 50.00
 GROSS VALUE 2,500 1.00
 ADJ MASS ADJ VAL SRC 1.00 A
 MKT VAL AG APPLY 2,500 NO
 AG CLASS AG TABLE AG UNIT PRC AG VALUE 0.00 0

100.00% NBHD:
 CLS TABLE SC HS METH
 FF50D135 A1 Y(100%) FF
 Comment: F: 50 R: 50 FF

SUBD: S609
 L# DESCRIPTION
 1, A1
 Comment: F: 50 R: 50 FF

2021 PRELIMINARY ROLL

CKI - CITY OF KINGSVILLE

Geo ID Order

06/18/2021 08:51AM

Prop ID	Owner	%	Legal Description	Values	
13904	13136	100.00	R Geo: 160900118000192 MEJIA BRUNO 516 E NETTIE AVE KINGSVILLE, TX 78363-3837	Effective Acres: 0.000000 Imp HS: 15,720 Imp NHS: 0 Land HS: 2,500 Land NHS: 0 Prod Use: A1 Prod Mkt: 0	Market: 18,220 Prod Loss: 0 Appraised: 18,220 Cap: 4,218 Assessed: 14,004 Exemptions: HS, OV65
		State Codes: A Situs: 516 E NETTIE		Acre: 0.0000 Map ID: A1 Mtg Cd: DBA:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			14,004	8,400	5,604	0.852080	47.75

14691	55476	100.00	R Geo: 160900120000192 GUEVARA ALBERTO G EST ETUX JOSEFA MEJIA GUEVAR 518 E NETTIE AVE KINGSVILLE, TX 78363-3837	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 24,180 Land HS: 0 Land NHS: 4,500 Prod Use: A1 Prod Mkt: 0	Market: 28,680 Prod Loss: 0 Appraised: 28,680 Cap: 0 Assessed: 28,680 Exemptions:
		State Codes: A Situs: 518 E NETTIE TX		Acre: 0.0000 Map ID: Mtg Cd: DBA:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			28,680	0	28,680	0.852080	244.38

18350	30791	50.00	R Geo: 161000000000192 ALLISON BETTY 1725 E MAIN ST # B ALICE, TX 78332-4047	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 228,550 Land HS: 0 Land NHS: 12,500 Prod Use: B2 Prod Mkt: 0	Market: 241,050 Prod Loss: 0 Appraised: 241,050 Cap: 0 Assessed: 241,050 Exemptions:
		State Codes: F1 Situs: FM RD 3320		Acre: 5.0000 Map ID: Mtg Cd: DBA:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			241,050	0	241,050	0.852080	2,053.94

29131	10849	50.00	R Geo: 161000000000192 JONES GENE M PO DRAWER A KINGSVILLE, TX 78364-1803	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 228,550 Land HS: 0 Land NHS: 12,500 Prod Use: B2 Prod Mkt: 0	Market: 241,050 Prod Loss: 0 Appraised: 241,050 Cap: 0 Assessed: 241,050 Exemptions:
		State Codes: F1 Situs: 2115 GOLF COURSE ROAD (FM 3320) TX		Acre: 5.0000 Map ID: Mtg Cd: DBA:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			241,050	0	241,050	0.852080	2,053.94

19493	16927	100.00	R Geo: 161100001000192 RYAN WILLIAM GREGG ETUX BOBBIE DEAN 2118 COLORADO ST KINGSVILLE, TX 78363-6014	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 138,220 Land HS: 0 Land NHS: 210,000 Prod Use: A3 Prod Mkt: 0	Market: 348,220 Prod Loss: 0 Appraised: 348,220 Cap: 0 Assessed: 348,220 Exemptions:
		State Codes: F1 Situs: 2609 S BRAHMA BLVD		Acre: 0.0000 Map ID: Mtg Cd: DBA:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			348,220	0	348,220	0.852080	2,967.11

37015	68206	100.00	R Geo: 161100002000192 QQ CORPUS CHRISTI LLC 1380 LEAD HILL BLVD STE ROSEVILLE, CA 95661-2998	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 0 Land HS: 0 Land NHS: 215,770 Prod Use: A3 Prod Mkt: 0	Market: 215,770 Prod Loss: 0 Appraised: 215,770 Cap: 0 Assessed: 215,770 Exemptions:
		State Codes: C1 Situs:		Acre: 1.6511 Map ID: Mtg Cd: DBA:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			215,770	0	215,770	0.852080	1,838.53

37016	46142	100.00	R Geo: 161100003000192 FIRST COMMUNITY BANK 416 N WATER ST CORPUS CHRISTI, TX 78401-25 Agent: O'CONNOR & ASSOC IA	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 1,042,920 Land HS: 0 Land NHS: 480,680 Prod Use: A3 Prod Mkt: 0	Market: 1,523,600 Prod Loss: 0 Appraised: 1,523,600 Cap: 0 Assessed: 1,523,600 Exemptions:
		State Codes: F1 Situs: 2525 S BRAHMA BLVD TX		Acre: 2.2069 Map ID: Mtg Cd: DBA:	

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			1,523,600	0	1,523,600	0.852080	12,982.29

Kleberg CAD

Property Search > 13904 MEJIA BRUNO for Year 2022

Tax Year: 2022

Property

Account

Property ID: 13904 Legal Description: RUDY, BLOCK 1, LOT 18, 19
 Geographic ID: 160900118000192 Zoning:
 Type: Real Agent Code:
 Property Use Code:
 Property Use Description:

Location

Address: 516 E NETTIE Mapsco:
 Neighborhood: Map ID: A1
 Neighborhood CD:

Owner

Name: MEJIA BRUNO Owner ID: 13136
 Mailing Address: 516 E NETTIE AVE % Ownership: 100.0000000000%
 KINGSVILLE, TX 78363-3837
 Exemptions: OTHER, HS

Values

(+) Improvement Homesite Value:	+	\$15,720	
(+) Improvement Non-Homesite Value:	+	\$0	
(+) Land Homesite Value:	+	\$2,500	
(+) Land Non-Homesite Value:	+	\$0	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	\$0	\$0
(+) Timber Market Valuation:	+	\$0	\$0
<hr/>			
(=) Market Value:	=	\$18,220	
(-) Ag or Timber Use Value Reduction:	-	\$0	
<hr/>			
(=) Appraised Value:	=	\$18,220	
(-) HS Cap:	-	\$2,816	
<hr/>			
(=) Assessed Value:	=	\$15,404	

Taxing Jurisdiction

Owner: MEJIA BRUNO
 % Ownership: 100.0000000000%
 Total Value: \$18,220

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax	Tax Ceiling
CAD	KLEBERG COUNTY APPRAISAL DISTRICT	0.000000	\$18,220	\$15,404	\$0.00	
CKI	CITY OF KINGSVILLE	0.840000	\$18,220	\$7,004	\$58.83	
GKL	KLEBERG COUNTY	0.771870	\$18,220	\$3,404	\$26.27	\$51.11
SKI	KINGSVILLE I.S.D.	1.518900	\$18,220	\$0	\$0.00	\$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.082426	\$18,220	\$0	\$0.00	
Total Tax Rate:		3.213196				
					Taxes w/Current Exemptions:	\$85.10
					Taxes w/o Exemptions:	\$585.44

Improvement / Building

Improvement #1: RESIDENTIAL State Code: A1 Living Area: 752.0 sqft Value: \$15,720

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
MA	MAIN AREA	FF3	EW1	1945	752.0
STGA	STORAGE FRAME (AVERAGE)	*		1999	216.0
STGA	STORAGE FRAME (AVERAGE)	*		1999	216.0
OPFA	OPEN PORCH FRAME AVERAGE	*		1945	56.0

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	A1	A1	0.1574	6855.00	50.00	137.10	\$2,500	\$0

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2022	\$15,720	\$2,500	0	18,220	\$2,816	\$15,404
2021	\$15,720	\$2,500	0	18,220	\$4,216	\$14,004
2020	\$15,130	\$2,500	0	17,630	\$4,899	\$12,731
2019	\$8,910	\$2,500	0	11,410	\$0	\$11,410
2018	\$16,040	\$2,500	0	18,540	\$0	\$18,540
2017	\$16,040	\$2,500	0	18,540	\$0	\$18,540
2016	\$16,500	\$2,500	0	19,000	\$0	\$19,000
2015	\$16,500	\$2,500	0	19,000	\$0	\$19,000
2014	\$16,500	\$2,500	0	19,000	\$0	\$19,000
2013	\$16,500	\$2,500	0	19,000	\$0	\$19,000
2012	\$16,500	\$2,480	0	18,980	\$0	\$18,980
2011	\$16,500	\$2,480	0	18,980	\$0	\$18,980
2010	\$16,500	\$2,480	0	18,980	\$0	\$18,980
2009	\$16,500	\$2,480	0	18,980	\$0	\$18,980
2008	\$16,500	\$2,480	0	18,980	\$0	\$18,980

Questions Please Call (361) 595-5775

2023 PRELIMINARY ROLL

CKI - CITY OF KINGSVILLE

Geo ID Order

07/31/2023 20:30PM

Prop ID	Owner	%	Legal Description	Effective Acres:	Imp HS:	Market:	Values
13082	12531	100.00	R Geo: 160900116000192 RUDY, BLOCK 1, LOT 16, 17	0.000000	43,640	46,640	46,640
					Imp NHS:	0	Prod Loss: 0
					Land HS:	3,000	Appraised: 46,640
					Land NHS:	0	Cap: 0
					Prod Use:	0	Assessed: 46,640
					Prod Mkt:	0	Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			46,640	8,400	38,240	0.825000	315.48

13904	13136	100.00	R Geo: 160900118000192 RUDY, BLOCK 1, LOT 18, 19	0.000000	13,380	15,880	15,880
					Imp NHS:	0	Prod Loss: 0
					Land HS:	2,500	Appraised: 15,880
					Land NHS:	0	Cap: 0
					Prod Use:	0	Assessed: 15,880
					Prod Mkt:	0	Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			15,880	8,400	7,480	0.825000	61.71

14691	55476	100.00	R Geo: 160900120000192 RUDY, BLOCK 1, LOT S4/5 20, S/2 21-23	0.000000	0	25,440	25,440
					Imp HS:	20,940	Prod Loss: 0
					Land HS:	0	Appraised: 25,440
					Land NHS:	4,500	Cap: 0
					Prod Use:	0	Assessed: 25,440
					Prod Mkt:	0	Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			25,440	0	25,440	0.825000	209.88

18350	30791	50.00	R Geo: 161000000000192 RYAN COULTER, LOT ALL, (PT 8 SEC 17 K T & I CO), 50% UNDIVIDED INTEREST, (DAC: 2.50), ACRES 5.0	0.000000	0	99,085	99,085
					Imp HS:	86,585	Prod Loss: 0
					Land HS:	0	Appraised: 99,085
					Land NHS:	12,500	Cap: 0
					Prod Use:	0	Assessed: 99,085
					Prod Mkt:	0	Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			99,085	0	99,085	0.825000	817.45

29131	10849	50.00	R Geo: 161000000001192 RYAN COULTER, LOT ALL, (PT 8 SEC 17 K T & I CO), 50% UNDIVIDED INTEREST, (DAC: 2.50), ACRES 5.0	0.000000	0	99,085	99,085
					Imp HS:	86,585	Prod Loss: 0
					Land HS:	0	Appraised: 99,085
					Land NHS:	12,500	Cap: 0
					Prod Use:	0	Assessed: 99,085
					Prod Mkt:	0	Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			99,085	0	99,085	0.825000	817.45

19493	16927	100.00	R Geo: 161100001000192 RYAN CARPENTER, LOT A, (GREGG'S SHORT STOP & EXXON)	0.000000	0	362,030	362,030
					Imp HS:	152,030	Prod Loss: 0
					Land HS:	0	Appraised: 362,030
					Land NHS:	210,000	Cap: 0
					Prod Use:	0	Assessed: 362,030
					Prod Mkt:	0	Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			362,030	0	362,030	0.825000	2,986.75

37015	88206	100.00	R Geo: 161100002000192 RYAN CARPENTER, LOT B, (QUICK QUACK CAR WASH), ACRES 1.6511	0.000000	0	1,083,810	1,083,810
					Imp HS:	544,400	Prod Loss: 0
					Land HS:	0	Appraised: 1,083,810
					Land NHS:	539,410	Cap: 0
					Prod Use:	0	Assessed: 1,083,810
					Prod Mkt:	0	Exemptions:

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			1,083,810	0	1,083,810	0.825000	8,941.43

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837**

Legal Description:

RUDY, BLOCK 1, LOT 18, 19

Account No: 160900118000192

**2022 Value: \$18,220
Appr. Dist. No.: 13904**

**Legal Acres: .1574
Parcel Address: 516 E NETTIE**

As of Date: 08/10/2023

Print Date: 08/10/2023 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY August 31, 2023		IF PAID BY October 2, 2023		IF PAID BY October 31, 2023	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2011	137 900 905	\$67.32	\$57.90	\$125.22	\$58.19	\$125.51	\$58.47	\$125.79
2012	137 900 905	\$302.44	\$204.64	\$507.08	\$205.90	\$508.34	\$207.16	\$509.60
2014	137 900 905	\$303.09	\$156.59	\$459.68	\$157.86	\$460.95	\$159.12	\$462.21
2018	137 900 905	\$136.60	\$31.30	\$167.90	\$31.88	\$168.48	\$32.45	\$169.05
2020	137 900	\$42.64	\$5.51	\$48.15	\$5.69	\$48.33	\$5.86	\$48.50
2021	137 900	\$62.54	\$4.95	\$67.49	\$5.21	\$67.75	\$5.47	\$68.01
2022	137 900	\$84.05	\$2.46	\$86.51	\$2.81	\$86.86	\$3.16	\$87.21

TOTAL AMOUNT DUE: \$1,462.03 \$1,466.22 \$1,470.37

Tax Unit Codes:

137 KLEBERG COUNTY 900 CITY OF KINGSVILLE 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.

Exemptions: DEF, CAP, O65, HOM

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

Print Date: 08/10/2023

Appr. Dist. No.: 13904

31.1.52

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 6 0 9 0 0 1 1 8 0 0 0 1 9 2 *

160900118000192

**MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837**

If Paid By	Amount Due
August 31, 2023	\$1,462.03
October 2, 2023	\$1,466.22
October 31, 2023	\$1,470.37
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:

MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837

Legal Description:

RUDY, BLOCK 1, LOT 18, 19

Account No: 160900118000192

2022 Value: \$18,220
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Legal Acres: .1574
 Parcel Address: 516 E NETTIE

As of Date: 08/10/2023

Print Date: 08/10/2023 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY August 31, 2023		IF PAID BY October 2, 2023		IF PAID BY October 31, 2023	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
TOTAL AMOUNT DUE:				\$1,462.03		\$1,466.22		\$1,470.37

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: 08/10/2023

Appr. Dist. No.: 13904

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 6 0 9 0 0 1 1 8 0 0 0 1 9 2 *

160900118000192

MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837

If Paid By	Amount Due
August 31, 2023	\$1,462.03
October 2, 2023	\$1,466.22
October 31, 2023	\$1,470.37
Amount Paid:	\$ _____

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

7/28/2022

Bruno Mejia
516 E Nettie Ave
Kingsville TX, 78363

Re: Rudy 1 18, 19

516 E Nettie Kingsville, TX 78363

Dear Sir or Madam:

It has been determined that the structure at 516 E Nettie 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 King'sville'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.

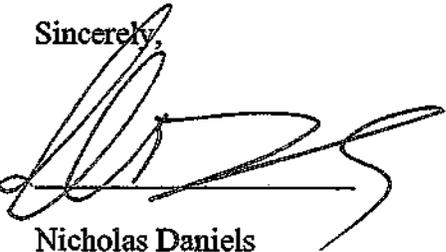
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

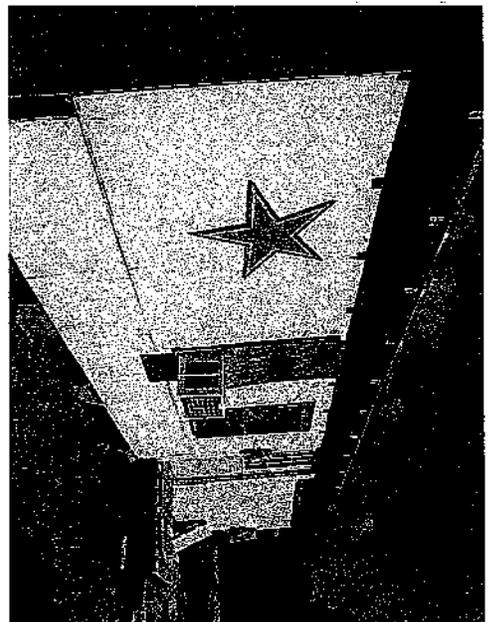
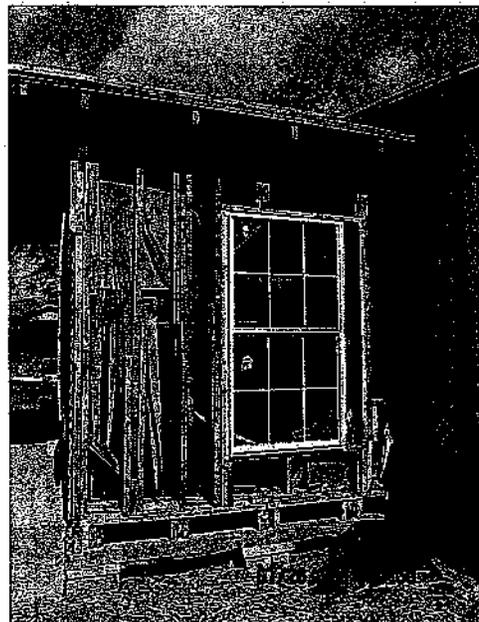
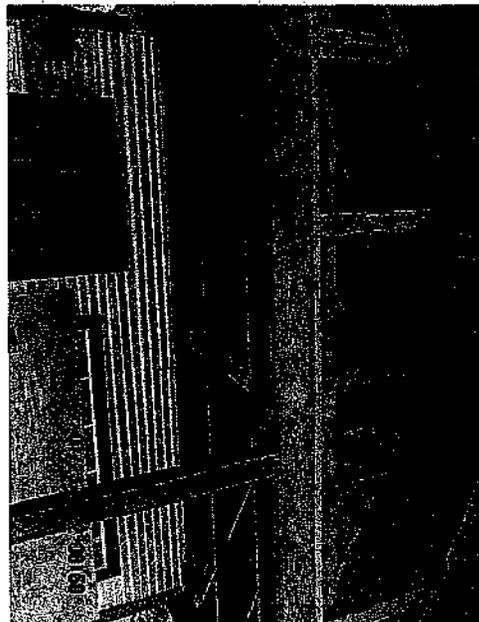
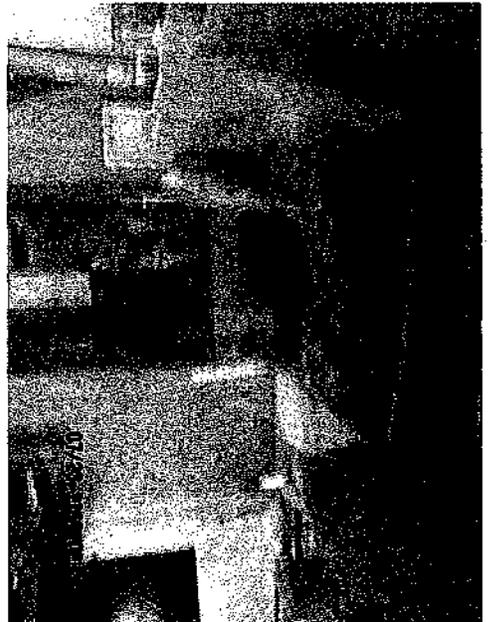
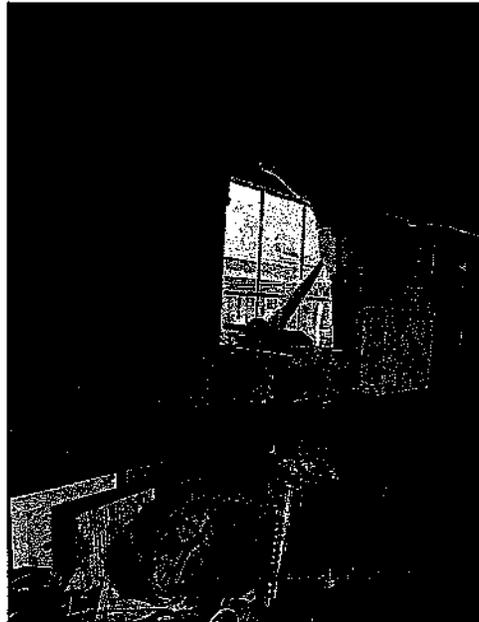
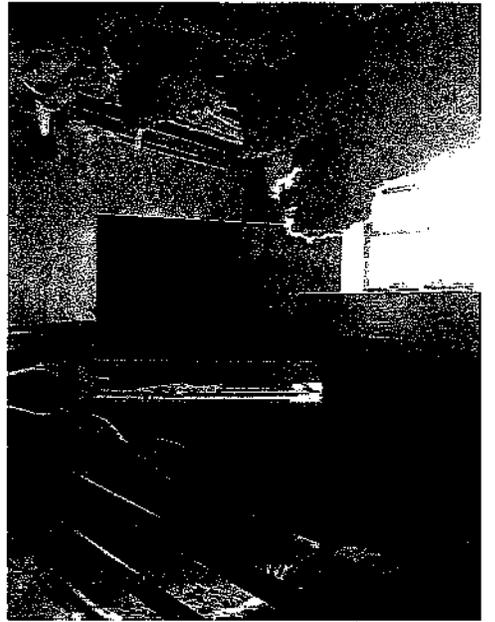
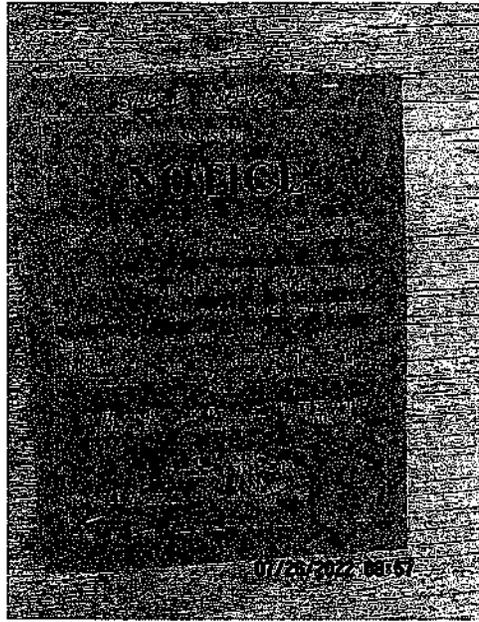
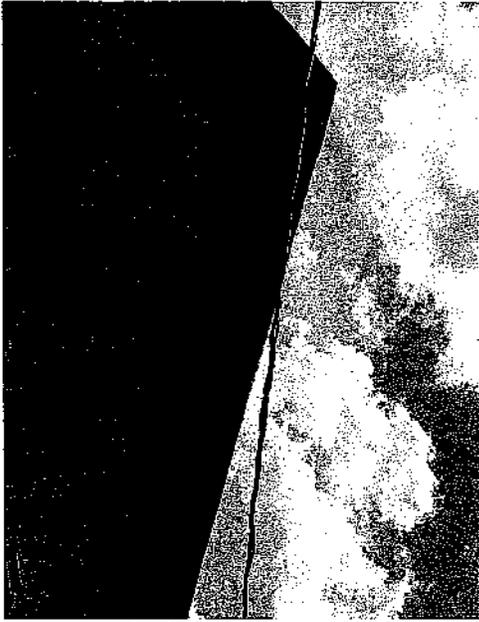
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

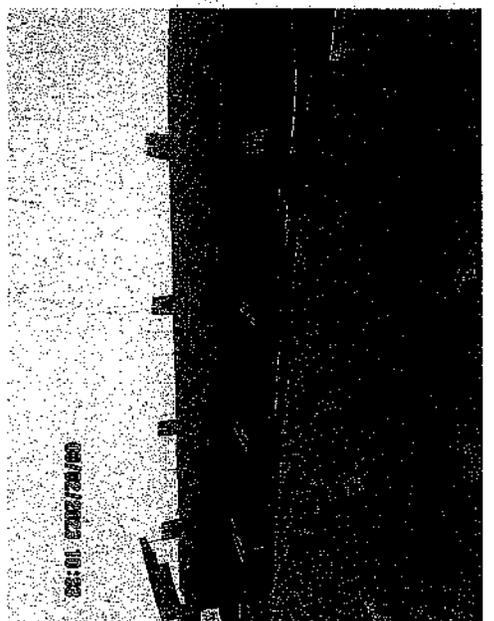
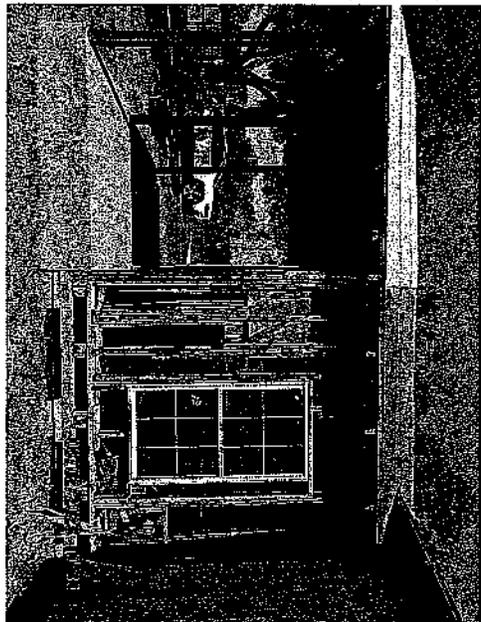
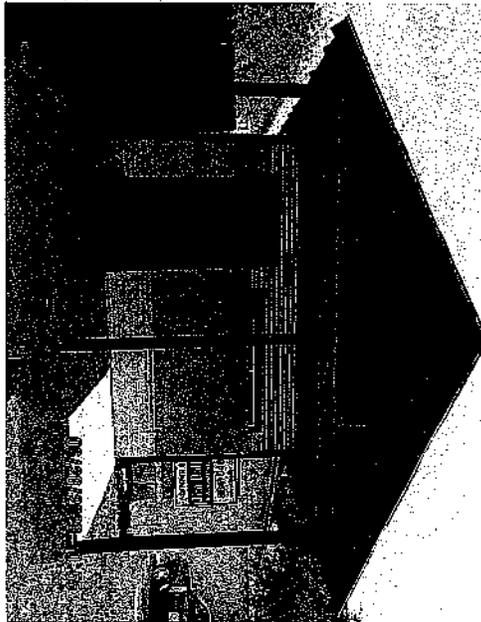
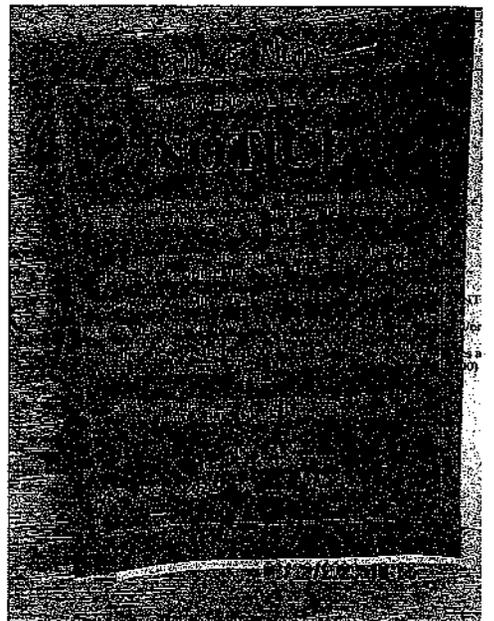
Sincerely,

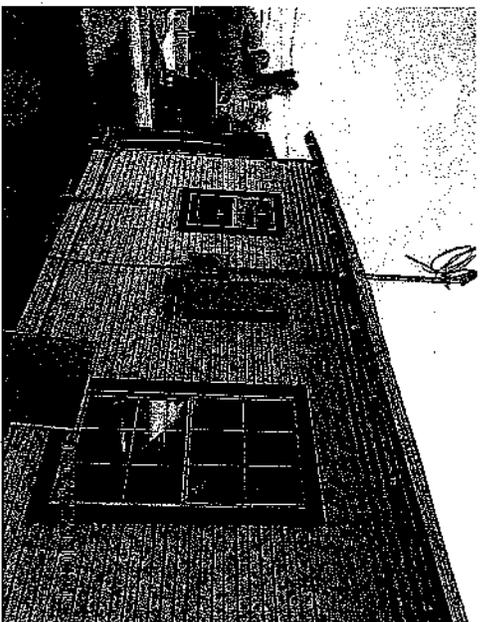
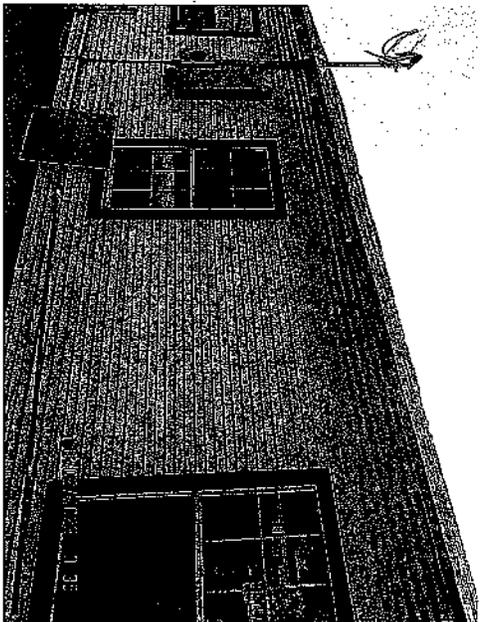
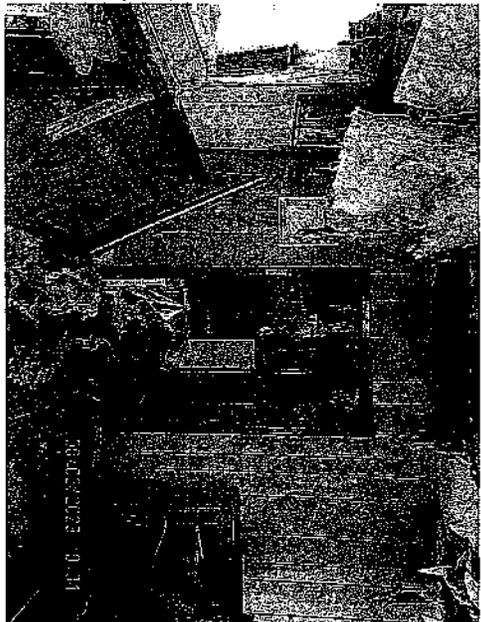
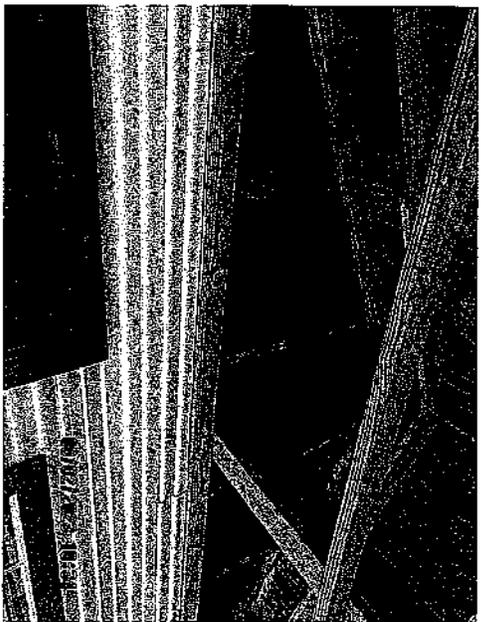
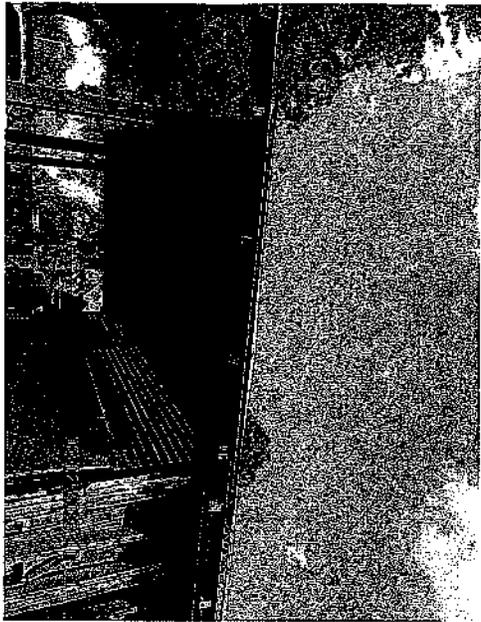


Nicholas Daniels

Building Official







CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

7/28/2022

Bruno Mejia
516 E Nettie Ave
Kingsville TX, 78363

Re: Rudy 1 18, 19

516 E Nettie Kingsville, TX 78363

Dear Sir or Madam:

It has been determined that the structure at 516 E Nettie 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 King'sville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

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 - (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.

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('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.

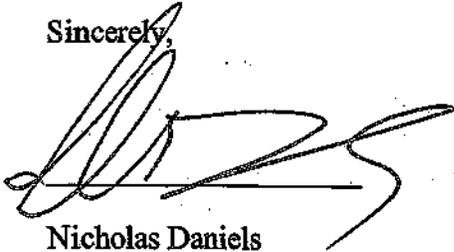
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,



Nicholas Daniels

Building Official



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 516 E Nettie		INITIATED BY Maryann Trejo	BUILDING OFFICIAL
LEGAL DESCRIPTION Rudy	BLOCK 1	LOT 18,19	
OWNER NAME Bruno Mejia	OWNER'S ADDRESS 516 E Nettie Ave	CITY/STATE/ZIP Kingsville, TX 78363-3837	

PROPERTY CONDITION REPORT

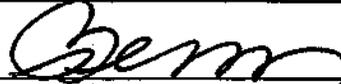
PICTURES TAKEN:	Y OR N Y	ACCEPTABLE			REASON CODE	COMMENT CODES
		YES	NO	N/A		
Building						
	Condition		X		AB,B,D,H,I,MI	1,2
Yard						
	Condition		X			
Utilities						
	Electric		X			
	Gas		X			
	Water		X			
Roof						
	Covering		X		NR	
Walls						
	Exterior		X		A,B,D,H,I,NR	
	Interior		X		B,C,D,H	
	Ceilings		X		B,C,D,H	
Windows/Doors						
	Secured		X		B,H,I	
	Condition		X		B,H,I	
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 7/26/2021 AND ELECTRICAL SINCE 12/14/2022

SIGNATURE:  DATE: 08/14/23
 CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 516 E Nettie Phone: _____
 Property Owner: Bruno Mejia Phone: _____
 Owner's Address: 516 E Nettie Fax: _____
Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>7-20-22</u>	<u>7-20-22</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>7-20-22</u> <u>20</u>	<u>7-20-22</u>	2. Inspect Property. (Building Official)
<input type="checkbox"/> <u>7-28-22</u>	<u>7-28-22</u>	<input type="checkbox"/> a. Prepare inspection report and date.
<input type="checkbox"/> <u>7-28-22</u>	<u>7-28-22</u>	<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>7-28-22</u>	<u>7-28-22</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>7-28-22</u>	<u>7-28-22</u>	4. Obtain legal description.
<input type="checkbox"/> <u>7-28-22</u>	<u>7-28-22</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>8-15-23</u>	<u>8-15-23</u>	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"/> _____	_____	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> <u>6-3-25</u>	<u>6-3-25</u>	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6-3-25</u>	<u>6-3-25</u>	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.
<u>11-10-25</u>	<u>10-10-25</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<u>1-14-26</u>	<u>1-26-24</u>	1) Post affidavit in newspaper twice a week for one week
<u>11-24-25</u>	<u>11-24-25</u>	10. Post sign on property advising date the City
<input type="checkbox"/> <u>6-18-25</u>	<u>6-18-25</u>	<u>1-22-26</u>
<input type="checkbox"/> <u>6-9-25</u>	<u>6-9-25</u>	
<u>11-13-25</u>	<u>11-13-25</u>	

- _____
- 11-13-25 11-13-25
- 11-24-25 11-24-21
- 1-22-26 1-22-26
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____

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

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

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

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:

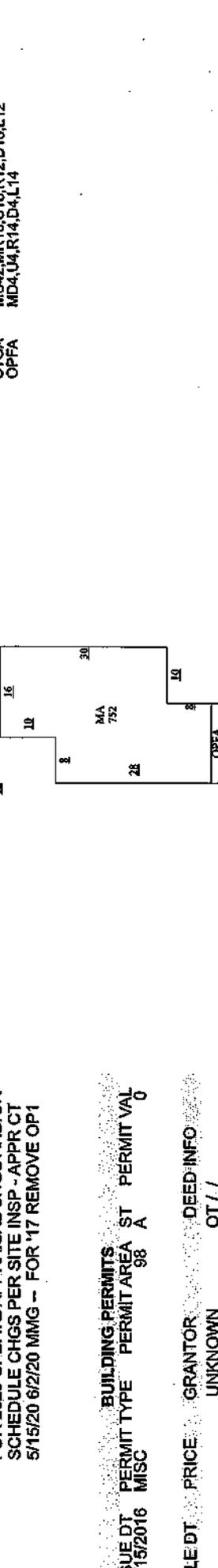
307 E RAGLAND
604 E FORDYCE
525 E AVE D
623 W ELLA
527 E NETTIE
512 W JOHNSTON
516 E NETTIE
912 E SANTA GERTRUDIS
811 E ALICE
1240 E AVE D
528 S 18TH
715 E FORDYCE

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.

PROPERTY 13904
OWNER ID 13136
OWNERSHIP 100.00%
ME/JA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837
Ref ID2: R13904
Map ID A1
900118000192
US 516 E NETTIE
APPR VAL METHOD: Cost
ACRES: 0.26
EFF. ACRES: 0.26
IMPROVEMENTS 13,380
LAND MARKET + 2,500
MARKET VALUE = 15,880
PRODUCTIVITY LOSS - 0
APPRAISED VALUE = 15,880
HS CAP LOSS - 0
ASSESSED VALUE = 15,880

GENERAL
LAST APPR. IE/AM/TM
LAST APPR. YR 2023
LAST INSP. DATE 07/31/2023
NEXT INSP. DATE
FOR 2023 NC PER IE/AM/TM 7/31/23 MMG -
FOR 2020 UPDATE APPRAISAL CHGS AND/OR
SCHEDULE CHGS PER SITE INSP - APPR CT
5/15/20 6/2/20 MMG - FOR '17 REMOVE OP1



BUILDING PERMITS
SUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL
15/2016 MISC 98 A 0
LE/DT PRICE GRANTOR DEED INFO
UNKNOWN OT / /

IMPROVEMENT INFORMATION

TYPE	DESCRIPTION	MTHD	CLASS	SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FLINC	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	FF3		752.0	61.37	1	1945	1974	**	46,150	29%	90%	100%	100%	100%	0.26	12,050
STGA	STORAGE FRAM	R			216.0	15.28	1	1999	2000	**	3,300	20%	90%	100%	100%	100%	0.18	590
STGA	STORAGE FRAM	R			216.0	15.28	1	1999	2000	**	3,300	20%	90%	100%	100%	100%	0.18	590
OPFA	OPEN PORCHF	R			56.0	12.27	1	1945	1974	**	690	29%	75%	100%	100%	100%	0.22	150
RESIDENTIAL											53,440							13,380

IMPROVEMENT FEATURES
 Foundation 1 FD6
 Exterior Wall 1 EW1
 Interior Finish 1 IN4
 Roof Style RT2, RM1
 Flooring 1 FL2
 Plumbing 1 P1

LAND INFORMATION
IRR Wells: 0 Capacity: 0
UNIT PRICE 50.00
GROSS VALUE 2,500
ADJ VAL SRC 1.00
MASS ADJ VAL SRC 1.00
AG APPLY NO
AG CLASS AG TABLE AG UNIT PRC AG VALUE
0.00 0
IRR Acres: 0
MIKT VAL 2,500
AG APPLY NO
AG CLASS AG TABLE AG UNIT PRC AG VALUE
0.00 0
Dimensions: 50X137.1
Home site: Y (100%)
STCD: A1
1,240.0
FF50D135 A1 Y (100%) FF
FF50D135 A1 Y (100%) FF
ment: F: 50 R: 50 FF
Effective Date of Appraisal: January 1
Date Printed: 08/10/2023 02:00:35PM
by VICKI
ge 1 of 1

2024 CERTIFIED APPRAISAL ROLL

As of Supplement # 0 CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:46PM

Prop ID	Owner	%	Legal Description	Values
23715	45123	100.00	R Geo: 160900102000192 RUDY, BLOCK 1, LOT S/1, 2, 3	Effective Acres: 0.000000 Imp HS: 0 Market: 55,200 Imp NHS: 42,560 Prod Loss: 0 Land HS: 0 Appraised: 55,200 Land NHS: 12,640 Cap: 16,764 A1 Prod Use: 0 Assessed: 38,436 Prod Mkt: 0 Exemptions:
MG UNLIMITED INC 922 N 9TH ST KINGSVILLE, TX 78363 State Codes: A Situs: 922 N 9TH ST Acres: 0.0000 Map ID: Mtg Cd: DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			38,436	0	38,436

24486	20323	100.00	R Geo: 160900104000192 RUDY, BLOCK 1, LOT 4, 5	Effective Acres: 0.000000 Imp HS: 60,590 Market: 87,220 Imp NHS: 19,670 Prod Loss: 0 Land HS: 6,960 Appraised: 87,220 Land NHS: 0 Cap: 26,421 A1 Prod Use: 0 Assessed: 60,799 Prod Mkt: 0 Exemptions: HS
SILVA ANGEL MARIO ETUX OLGA ALICIA 920 N 9TH ST KINGSVILLE, TX 78363-3829 State Codes: A Situs: 920 N 9TH ST Acres: 0.0000 Map ID: Mtg Cd: DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			60,799	0	60,799

25228	30328	100.00	R Geo: 160900106000192 RUDY, BLOCK 1, LOT 6-9	Effective Acres: 0.000000 Imp HS: 0 Market: 14,950 Imp NHS: 0 Prod Loss: 0 Land HS: 0 Appraised: 14,950 Land NHS: 14,950 Cap: 7,990 A1 Prod Use: 0 Assessed: 6,960 Prod Mkt: 0 Exemptions:
MEJIA CRISTOBAL 514 E NETTIE AVE KINGSVILLE, TX 78363-3837 State Codes: C1 Situs: 918 N 9TH ST Acres: 0.0000 Map ID: Mtg Cd: DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			6,960	0	6,960

10686	71521	100.00	R Geo: 160900110000192 RUDY, BLOCK 1, LOT 10, 11	Effective Acres: 0.000000 Imp HS: 17,140 Market: 37,740 Imp NHS: 14,360 Prod Loss: 0 Land HS: 6,240 Appraised: 37,740 Land NHS: 0 Cap: 6,891 A1 Prod Use: 0 Assessed: 30,849 Prod Mkt: 0 Exemptions: HS, OV65
YBARRA YRINEO TRUST % BELINDA S RAMOS (HEIR) 904 N 9TH ST KINGSVILLE, TX 78363 State Codes: A Situs: 904 N 9TH ST Acres: 0.0000 Map ID: Mtg Cd: DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			30,849	8,400	22,449

11462	70579	100.00	R Geo: 160900112000192 RUDY, BLOCK 1, LOT 12-15	Effective Acres: 0.000000 Imp HS: 0 Market: 12,480 Imp NHS: 0 Prod Loss: 0 Land HS: 0 Appraised: 12,480 Land NHS: 12,480 Cap: 5,280 A1 Prod Use: 0 Assessed: 7,200 Prod Mkt: 0 Exemptions:
RAMOS JOSE LEONEL EST 904 N 9TH ST KINGSVILLE, TX 78363 State Codes: C1 Situs: 508 E NETTIE TX Acres: 0.0000 Map ID: Mtg Cd: DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			7,200	0	7,200

13082	12531	100.00	R Geo: 160900116000192 RUDY, BLOCK 1, LOT 16, 17	Effective Acres: 0.000000 Imp HS: 158,980 Market: 165,220 Imp NHS: 0 Prod Loss: 0 Land HS: 6,240 Appraised: 165,220 Land NHS: 0 Cap: 53,586 A1 Prod Use: 0 Assessed: 111,634 Prod Mkt: 0 Exemptions: HS, OV65
MEJIA CHRIS 514 E NETTIE AVE KINGSVILLE, TX 78363-3837 State Codes: A Situs: 514 E NETTIE Acres: 0.0000 Map ID: Mtg Cd: DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			111,634	8,400	103,234

13904	13136	100.00	R Geo: 160900118000192 RUDY, BLOCK 1, LOT 18, 19	Effective Acres: 0.000000 Imp HS: 13,380 Market: 19,750 Imp NHS: 0 Prod Loss: 0 Land HS: 6,370 Appraised: 19,750 Land NHS: 0 Cap: 2,282 A1 Prod Use: 0 Assessed: 17,468 Prod Mkt: 0 Exemptions: HS, OV65
MEJIA BRUNO 516 E NETTIE AVE KINGSVILLE, TX 78363-3837 State Codes: A Situs: 516 E NETTIE Acres: 0.0000 Map ID: Mtg Cd: DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE			17,468	8,400	9,068

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837

Legal Description:

RUDY, BLOCK 1, LOT 18, 19

Account No: 160900118000192
As of Date: 08/01/2022

2021 Value: \$18,220
Appr. Dist. No.: 13904

Legal Acres: .1574
Parcel Address: 516 E NETTIE
Print Date: 08/01/2022 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY August 1, 2022		IF PAID BY August 31, 2022		IF PAID BY September 30, 2022	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total

TOTAL AMOUNT DUE: **\$1,423.29** **\$1,427.32** **\$1,431.34**

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: 08/01/2022



Appr. Dist. No.: 13904

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



160900118000192

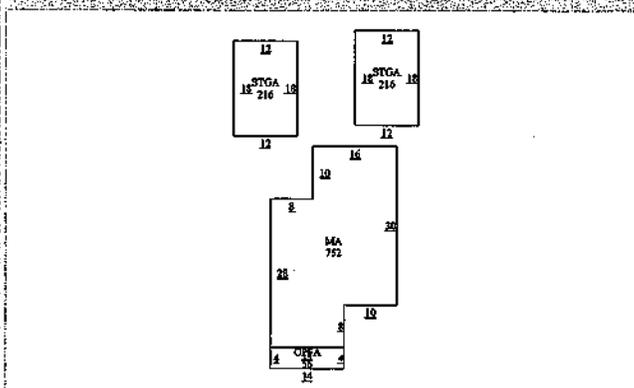
MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837

If Paid By	Amount Due
August 1, 2022	\$1,423.29
August 31, 2022	\$1,427.32
September 30, 2022	\$1,431.34
Amount Paid:	\$ _____

WEBER COUNTY APPRAISAL DISTRICT
PROPERTY 13904
Legal Description
ADJ, BLOCK 1, LOT 18, 19
OWNER ID MEJIA BRUNO
13136
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837
OWNERSHIP
100.00%
Ref ID: R13904
Map ID A1
ACRES:
EFF. ACRES:
APPR VAL METHOD: Cost

Entites	Values
CAD 100%	IMPROVEMENTS 13,380
CKI 100%	LAND MARKET + 6,370
GKL 100%	MARKET VALUE = 19,750
SKI 100%	PRODUCTIVITY LOSS - 0
WST 100%	APPRAISED VALUE = 19,750
	CAP LOSS - 2,282
	ASSESSED VALUE = 17,468

GENERAL
LAST APPR. IE/AM
LAST APPR. YR 2024
LAST INSP. DATE 05/14/2024
NEXT INSP. DATE
FOR 2024 CHG LAND TABLE PER IE/AM 5/14/24
JO - FOR 2023 NC PER IE/AM/TM 7/31/23 MMG
FOR 2020 UPDATE APPRAISAL CHGS AND/OR
SCHEDULE CHGS PER SITE INSP - APPR CT
BUILDING PERMITS
SUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL
11/5/2016 MISC 98 A 0
GRANTOR UNKNOWN
DEED INFO OT / /



EXEMPTIONS
HS HOMESTEAD
OV65 OVER 65
MA U28,R8,U10,R16,D30,L10,D8,L14
STGA MU40,ML7,U18,R12,D18,L12
STGA MU42,MR16,U18,R12,D18,L12
OPFA MD4,U4,R14,D4,L14

IMPROVEMENT INFORMATION	
TYPE	DESCRIPTION
MA	MAIN AREA
STGA	STORAGE FRAM
STGA	STORAGE FRAM
OPFA	OPEN PORCH F
RESIDENTIAL	

IMPROVEMENT FEATURES	
DESCRIPTION	QUANTITY
Foundation	1 FD8 0
Exterior Wall	1 EW1 0
Interior Finish	1 IN4 0
Roof Style	RT2,RM1 0
Flooring	1 FL2 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	AG CLASS	AG TABLE	AG UNIT PRG	AG VALUE
A1	FF	130D140	A1	Y	(100%)	FF	50X137.1	127.40	6,370 1.00	1.00 A	NO			0.00	0
ment: F: 50 R: 50 FF											6,370			0	

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837

Legal Description:

RUDY, BLOCK 1, LOT 18, 19

Account No: 160900118000192

2021 Value: \$18,220
Appr. Dist. No.: 13904

Legal Acres: .1574
Parcel Address: 516 E NETTIE

As of Date: 08/01/2022

Print Date: 08/01/2022 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY August 1, 2022		IF PAID BY August 31, 2022		IF PAID BY September 30, 2022	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2011	137 900 905	\$121.20	\$97.67	\$218.87	\$98.18	\$219.38	\$98.68	\$219.88
2012	137 900 905	\$302.44	\$188.26	\$490.70	\$189.52	\$491.96	\$190.77	\$493.21
2014	137 900 905	\$303.09	\$140.18	\$443.27	\$141.44	\$444.53	\$142.70	\$445.79
2018	137 900 905	\$136.60	\$23.90	\$160.50	\$24.48	\$161.08	\$25.04	\$161.64
2020	137 900	\$42.64	\$3.20	\$45.84	\$3.37	\$46.01	\$3.55	\$46.19
2021	137 900	\$62.54	\$1.57	\$64.11	\$1.82	\$64.36	\$2.09	\$64.63

TOTAL AMOUNT DUE:

\$1,423.29

\$1,427.32

\$1,431.34

Tax Unit Codes:

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

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

Exemptions: DEF, CAP, O65, HOM

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

Print Date: 08/01/2022

✂
31.148

Appr. Dist. No.: 13904

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



160900118000192

MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837

If Paid By	Amount Due
August 1, 2022	\$1,423.29
August 31, 2022	\$1,427.32
September 30, 2022	\$1,431.34
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:

MEJIA BRUNO
 516 E NETTIE AVE
 KINGSVILLE, TX 78363-3837

Legal Description:

RUDY, BLOCK 1, LOT 18, 19

Account No: 160900118000192

2021 Value: \$18,220
 Appr. Dist. No.: 13904

Legal Acres: .1574
 Parcel Address: 516 E NETTIE

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			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
TOTAL AMOUNT DUE:				\$1,423.29		\$1,427.32		\$1,431.34

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

Print Date: 08/01/2022

Appr. Dist. No.: 13904

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



160900118000192

MEJIA BRUNO
 516 E NETTIE AVE
 KINGSVILLE, TX 78363-3837

If Paid By	Amount Due
August 1, 2022	\$1,423.29
August 31, 2022	\$1,427.32
September 30, 2022	\$1,431.34
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:

**MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837**

Legal Description:

RUDY, BLOCK 1, LOT 18, 19

Account No: 160900118000192

**2024 Value: \$19,750
Appr. Dist. No.: 13904**

**Legal Acres: .1574
Parcel Address: 516 E NETTIE**

As of Date: 05/16/2025

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: \$1,756.21 \$1,761.21 \$1,766.21
 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.

Exemptions: DEF, CAP, O65, 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: 05/16/2025

Appr. Dist. No.: 13904

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**



160900118000192

**MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837**

If Paid By	Amount Due
June 2, 2025	\$1,756.21
June 30, 2025	\$1,761.21
July 31, 2025	\$1,766.21
Amount Paid:	\$ _____



31.1.56

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

**MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837**

Legal Description:

RUDY, BLOCK 1, LOT 18, 19

Account No: 160900118000192

**2024 Value: \$19,750
Appr. Dist. No.: 13904**

Legal Acres: .1574

Parcel Address: 516 E NETTIE

As of Date: 05/16/2025

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
2011	137 900 905	\$67.32	\$63.79	\$131.11	\$64.08	\$131.40	\$64.36	\$131.68
2012	137 900 905	\$302.44	\$231.11	\$533.55	\$232.36	\$534.80	\$233.63	\$536.07
2014	137 900 905	\$303.09	\$183.11	\$486.20	\$184.38	\$487.47	\$185.64	\$488.73
2018	137 900 905	\$136.60	\$43.25	\$179.85	\$43.83	\$180.43	\$44.39	\$180.99
2020	137 900	\$42.64	\$9.24	\$51.88	\$9.42	\$52.06	\$9.59	\$52.23
2021	137 900	\$62.54	\$10.43	\$72.97	\$10.68	\$73.22	\$10.95	\$73.49
2022	137 900	\$84.05	\$9.80	\$93.85	\$10.15	\$94.20	\$10.50	\$94.55
2023	137 900	\$86.80	\$5.79	\$92.59	\$6.15	\$92.95	\$6.51	\$93.31
2024	137 900 905	\$112.34	\$1.87	\$114.21	\$2.34	\$114.68	\$2.82	\$115.16

TOTAL AMOUNT DUE:

\$1,756.21

\$1,761.21

\$1,766.21

Tax Unit Codes:

137 KLEBERG COUNTY 900 CITY OF KINGSVILLE 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

31.1.56

Appr. Dist. No.: 13904

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**



160900118000192

**MEJIA BRUNO
516 E NETTIE AVE
KINGSVILLE, TX 78363-3837**

If Paid By	Amount Due
June 2, 2025	\$1,756.21
June 30, 2025	\$1,761.21
July 31, 2025	\$1,766.21
Amount Paid:	\$ _____

Kleberg CAD Property Search

Property Details

Account

Property ID:	13904	Geographic ID: 160900118000192
Type:	R	Zoning:
Property Use:		

Location

Situs Address:	516 E NETTIE	
Map ID:	A1	Mapsco:
Legal Description:	RUDY, BLOCK 1, LOT 18, 19	
Abstract/Subdivision:	S609	
Neighborhood:		

Owner

Owner ID:	13136
Name:	MEJIA BRUNO
Agent:	
Mailing Address:	516 E NETTIE AVE KINGSVILLE, TX 78363-3837
% Ownership:	100.0%
Exemptions:	HS - For privacy reasons not all exemptions are shown online.

Property Values

Improvement Homesite Value:	\$13,380 (+)
Improvement Non-Homesite Value:	\$0 (+)
Land Homesite Value:	\$6,370 (+)
Land Non-Homesite Value:	\$0 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$19,750 (=)
Agricultural Value Loss:Ⓢ	\$0 (-)

Appraised Value:	\$19,750 (=)
HS Cap Loss:	\$2,282 (-)
Circuit Breaker:	\$0 (-)
Assessed Value:	\$17,468
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: MEJIA BRUNO %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$19,750	\$9,068	\$69.82
GKL	KLEBERG COUNTY	0.771870	\$19,750	\$5,468	\$42.21
SKI	KINGSVILLE I.S.D.	1.410400	\$19,750	\$0	\$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$19,750	\$468	\$0.31

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$112.34

Estimated Taxes Without Exemptions: \$596.04

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

AUGUST 15, 2023

SECOND NOTICE

BRUNO MEJIA
516 E NETTIE AVE
KINGSVILLE, TX, 78363

Re: RUDY, BLOCK 1, LOT 16, 17

516 E NETTIE KINGSVILLE TX

Dear Sir or Madam:

It has been determined that the structure at **516 E Nettie 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.

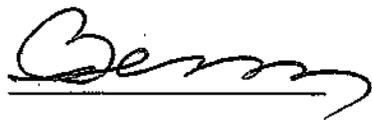
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,



Belinda Tarver
Building Official



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6315

June 3, 2025

BRUNO MEJIA
516 E NETTIE
KINGSVILLE, TX 78363

Re: HEARING FOR PROPERTY AT 516 E NETTIE KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 15, 2023, a letter was sent from the City of Kingsville stating that your property located at **516 E NETTIE** 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



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6513

NOVEMBER 10, 2025

**BRUNO MEJIA
516 E NETTIE AVE
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 516 E NETTIE AVE KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 15, 2023, a letter was sent from the City of Kingsville stating that your property located at **516 E NETTIE AVE** 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.

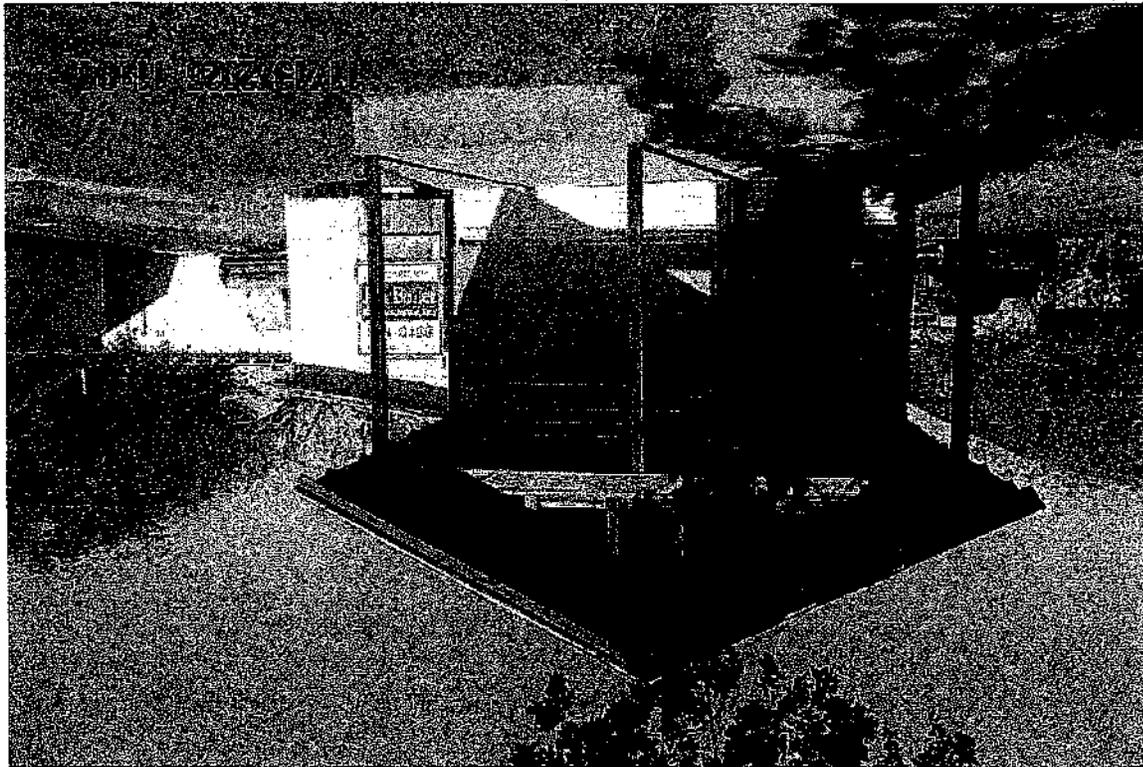
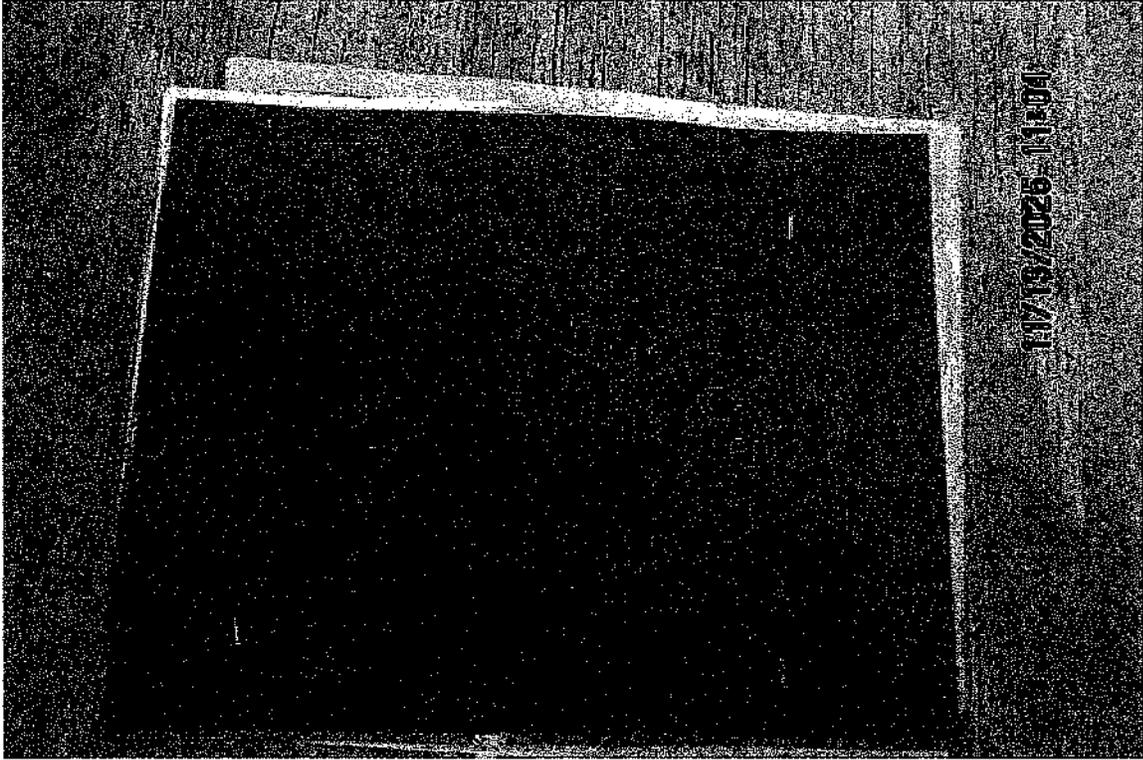
You are hereby cited to appear before the City Commission at a public hearing on **Monday, JANUARY 12, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **JANUARY 12, 2026.**

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,

Donale Pratt
Building Official



Google Maps 516 E Nettie Ave



Map data ©2022 500 ft

1002
Kinosvi



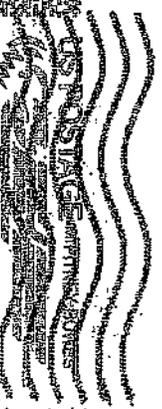
7021 0950 0000 4293 8111

OSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 78401
02 AUG 2022
FIRST CLASS



ZIP 78363 \$ 0.07.820
02 74
0006056151 AUG 02 2022



1002
7/21/22

[Handwritten signature]

Burns Mejia
516 e Nettie Ave
78363

NIXE 78363 0108/31/22

RETURN TO SENDER
UNDELIVERED
UNABLE TO FORWARD

UN: SC: 78364 *0486-05555-02-39

7836383637

VERIFIED MAIL

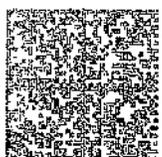
Kinosvi



7021 0950 0000 4293 8623

PLE, TEXAS 78364

FIRST CLASS



US POSTAGE
ZIP 78363 \$ 0.08.530
02 74
0008056151 AUG 17 2022



VAC

Burns Mejia
516 e Nettie Ave

MIXE 78363 0108/31/22

RETURN TO SENDER
UNDELIVERED
UNABLE TO FORWARD

MANUAL PROC REQ *2093-20658-27-26

VAC
569983-9999



5169 Nettie

FAQs >

Tracking Number:

Remove X

70210950000047936513

Copy

Schedule a Redelivery (<https://tools.usps.com/redelivery.htm>)

Latest Update

We attempted to deliver your item at 2:06 pm on November 20, 2025 in KINGSVILLE, TX 78363 and a notice was left because an authorized recipient was not available. You may arrange redelivery by using the Schedule a Redelivery feature on this page or may pick up the item at the Post Office indicated on the notice beginning November 21, 2025. If this item is unclaimed by December 5, 2025 then it will be returned to sender.

Feedback

Get More Out of USPS Tracking:

USPS Tracking Plus®

Delivery Attempt: Action Needed

Notice Left (No Authorized Recipient Available)

KINGSVILLE, TX 78363
November 20, 2025, 2:06 pm

In Transit to Next Facility

November 19, 2025

Departed Post Office

KINGSVILLE, TX 78363
November 18, 2025, 5:41 pm

USPS in possession of item

KINGSVILLE, TX 78363
November 18, 2025, 1:51 pm

Hide Tracking History

What Do USPS Tracking Statuses Mean? (<https://faq.usps.com/s/article/Where-is-my-package>)

ALERT: SEVERE WEATHER CONDITIONS ACROSS THE U.S. MAY DELAY PROCESSING, TRANS...

USPS Tracking®

514 E Nettie

FAQs >

Tracking Number:

Remove X

7021095000047936858

Copy

Add to Informed Delivery (<https://informedelivery.usps.com/>)

Latest Update

Your package will arrive later than expected, but is still on its way. It is currently in transit to the next facility.

Get More Out of USPS Tracking:

USPS Tracking Plus®

Feedback

Moving Through Network

In Transit to Next Facility, Arriving Late

February 9, 2026

Arrived at USPS Regional Facility

SAN ANTONIO TX DISTRIBUTION CENTER

February 6, 2026, 6:53 am

Unclaimed/Being Returned to Sender

KINGSVILLE, TX 78363

February 4, 2026, 2:18 pm

Reminder to Schedule Redelivery of your item

January 25, 2026

Notice Left (No Authorized Recipient Available)

KINGSVILLE, TX 78363

January 20, 2026, 4:39 pm

Arrived at USPS Regional Facility

CORPUS CHRISTI TX DISTRIBUTION CENTER

January 17, 2026, 7:59 am

Departed Post Office

KINGSVILLE, TX 78363

January 16, 2026, 5:42 pm

USPS in possession of item

KINGSVILLE, TX 78363

January 16, 2026, 11:37 am

Hide Tracking History

What Do USPS Tracking Statuses Mean? (<https://faq.usps.com/s/article/Where-is-my-package>)

Text & Email Updates



USPS Tracking Plus®



Product Information



See Less ^

Track Another Package

Enter tracking or barcode numbers

Need More Help?

Contact USPS Tracking support for further assistance.

FAQs

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 6858

JANUARY 14, 2026

**BRUNO MEJIA
516 E NETTIE AVE
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 516 E NETTIE KINGSVILLE TX

Dear Sir or Madam:

On AUGUST 15, 2023, a letter was sent from the City of Kingsville stating that your property located at **516 E NETTIE** 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, MARCH 9, 2026, 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 **MARCH 9, 2026.**

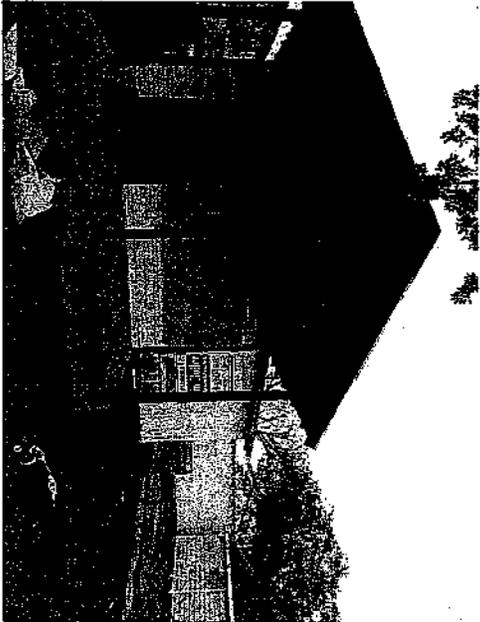
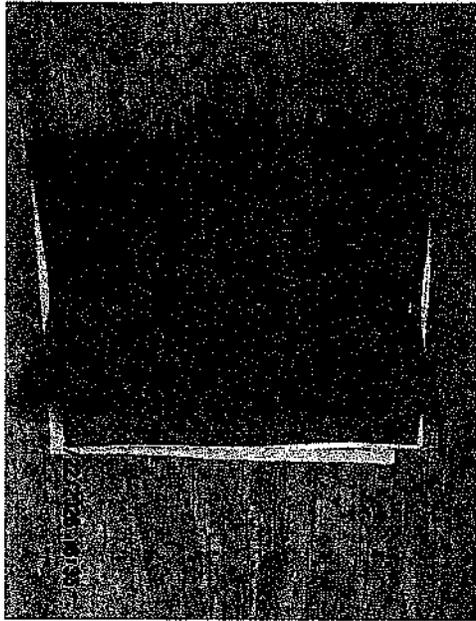
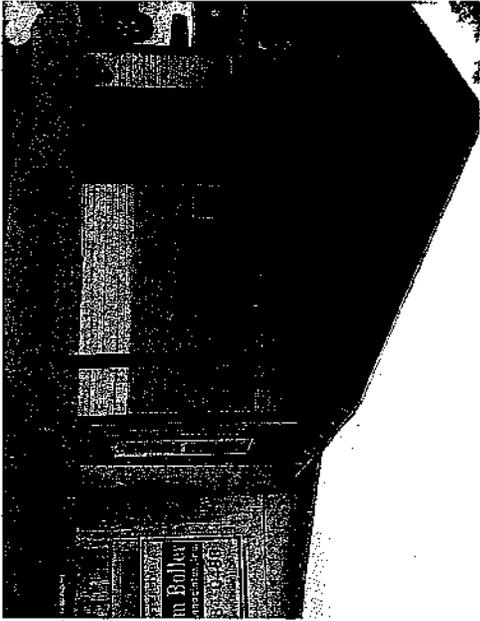
The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

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



Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commission voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Speedlight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near fu-

ture. The commission approved a contract with A.C.E. Interdiction Tactics, for a one-day course for law enforcement entitled "Infiltrate", to be held at J.K. Northway.

The class will be funded from the BPU Grant at a cost of \$8,000.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as *Spay/Neuter Awareness Month*.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for

the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#S819901).

The commission also approved an amended inter-

governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&S Property

Services for work at Riviera Pier.

A payment of \$304,855 was approved for RKDX, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-E828.

In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday, February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wires McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her. She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital. She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

Harriet is survived by her son, Kevin (Norma) McLeod, and her daughter, Debra (John) Strothman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) Hullum, Amanda (Brad) Hullum, and Kaela (Ryan) Jumper, and lovingly embraced her three great-grandchildren, Jay Hullum, Cya Elaine Corson, and Elliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Simpson and Stephanie Everett, and her nephew, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

Harriet will be remembered for her kind heart, her sharp wit, and her delightful sass - and for the love and laughter she brought into the lives of everyone who knew her. The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years.

In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1987, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOTT
- 303 W LOTT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/Thursday service will be done on TUESDAY and THURSDAY.

Residential Tuesday/Friday service will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule

Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

PUBLIC HEARING #8



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 406 E HENRIETTA		INITIATED BY Anita Salazar	BUILDING OFFICIAL Donald Pratt
LEGAL DESCRIPTION ORIG TOWN	BLOCK 26	LOT 29,30	
OWNER NAME RODRIGUEZ, MARIA C	OWNER'S ADDRESS PO BOX 5334	CITY/STATE/ZIP KINGSVILLE, TX 78364-5334	

PROPERTY CONDITION REPORT

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

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

- COMMENT CODES:**
 1. AN ATTRACTIVE NUCIANCE
 2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
 3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
 4. PARTIAL
 5. UNCOVERED CEILING
 6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

HAS BEEN WITHOUT WATER 5/7/2025 AND ELECTRICAL SINCE 5-7-25

SIGNATURE: *Donald Pratt* DATE: 9/8/25
 CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 406 E Kemmitta Phone: _____
 Property Owner: Maria C Rodriguez Phone: _____
 Owner's Address: P.O. Box 5334 Fax: _____
Kingsville TX 78364

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>8-29-25</u>	<u>8-29-25</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>9-4-25</u>	<u>9-4-25</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report and date.
		<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>9-5-25</u>	<u>9-5-25</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>9-5-25</u>	<u>9-5-25</u>	4. Obtain legal description.
<input type="checkbox"/> <u>9-5-25</u>	<u>9-5-25</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>9-5-25</u>	<u>9-5-25</u>	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"/> _____	_____	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> <u>11-5-25</u>	<u>11-5-25</u>	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>11-5-25</u>	<u>11-5-25</u>	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.
<u>1-14-26</u>	<u>1-14-24</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>11-24-25</u>	<u>11-24-25</u>	1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>	10. Post sign on property advising date the City
<u>1-22-26</u>	<u>1-22-24</u>	

11-20-2005 11-20-2005

11-13-25 11-13-25

11-24-25 11-24-25

1-22-26 1-22-26

Council will consider condemnation of structure.

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

12. Photograph posted sign with date stamp.

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

- a. Location Map
- b. Photographs of the structure with date stamp
- c. Inspection report
- d. Pre-condemnation notice
- e. Condemnation resolution

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

15. City Council adopts condemnation resolution.

16. File Notice of Condemnation with the County Clerk.

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

- a. Copy of the City Council resolution.
- b. 45-day order to demolish

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

a. Take photo with date stamp

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

20. Photograph posted notice with date stamp.

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

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

23. Prepare demolition cost statement consisting of:

- a. Mailing fees
- b. Publication fees

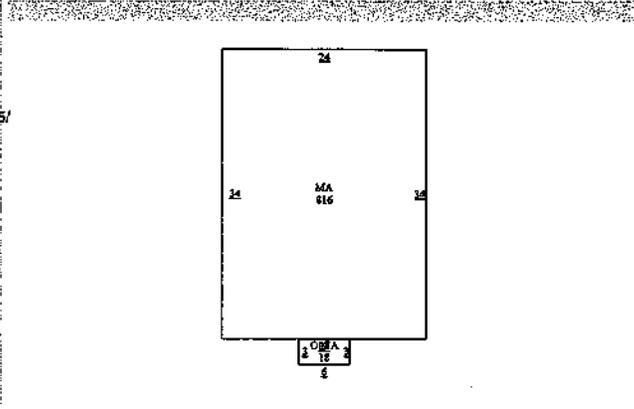
- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

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

EBERG COUNTY APPRAISAL DISTRICT
 PROPERTY 16259 R
 Legal Description: RIG TOWN, BLOCK 28, LOT 29, 30
 OWNER ID: 60527
 OWNER: RODRIGUEZ MARIA C
 ADDRESS: PO BOX 5334, KINGSVILLE, TX 78384-5334
 OWNERSHIP: 100.00%

Ref ID: R16259
 Map ID: C1
 ACRES: [Blank]
 EFF. ACRES: [Blank]
 APPR VAL METHOD: Cost
 Values:
 IMPROVEMENTS = 26,250
 LAND MARKET + 7,500
 MARKET VALUE = 33,750
 PRODUCTIVITY LOSS = 0
 APPRAISED VALUE = 33,750
 CAP LOSS = 5,678
 ASSESSED VALUE = 28,072

GENERAL
 UTILITIES: [Blank]
 TOPOGRAPHY: [Blank]
 ROAD ACCESS: [Blank]
 ZONING: [Blank]
 BUILDER: [Blank]
 EXT REASON: SECT C RECKS PER NOT WORKED PER TF/AM 5/
 REMARKS: FOR 2025 UPDT ACCT PER AM/TM 5/19/25 JO -
 FOR 2023 CHG LAND TABLE TO FF150D140 PER
 IE 4/12/23 5/5/23 JO - FOR '22 CHG EFF YR/ADJ
 DEPR PER APPR IE 7/1/22 MMG - FOR 2022 NC



EXEMPTIONS
 HS HOMESTEAD
 OV65 OVER 65



BUILDING PERMITS
 ISSUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL
 SALE DT PRICE GRANTOR DEED INFO
 10/09/2014 ***** BARRERA BENITO C WDV L / 520 / 509
 5/01/1991 ***** BARRERA BENITO P OT / 51 / 955
 UNKNOWN OT / /

SUBD: S00 100.00% NBHD

IMPROVEMENT INFORMATION																	
TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EEF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
MA	MAIN AREA	R	FF3/	816.0	99.15	1	1945	1982	*	80,910	38%	85%	100%	100%	100%	0.32	26,130
OPFA	OPEN PORCH	R	/	18.0	19.83	1	1945	1982		350	38%	85%	100%	100%	100%	0.32	120
RESIDENTIAL		STCD: A1		834.0						81,279							26,250

IMPROVEMENT FEATURES

Feature	Count	Code	Value
Foundation	1	FD6	0
Interior Finish	1	IN1	0
Roof Style	1	RT2, RM1	0
Flooring	1	FL2	0
Plumbing	1	1	0

SUBD: S00 100.00% NBHD

LAND INFORMATION																			
#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE	
1	A1		FF150D140	A1	Y	(100%)	80X140	150.00	7,500	1.00		A	7,500	NO				0.00	0

2024 CERTIFIED APPRAISAL ROLL

As of Supplement # 0 CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Prop ID	Owner	%	Legal Description	Values
10693	60116	100.00	R Geo: 100102613001192 GARCIA MARIA A 429 E LEE KINGSVILLE, TX 78363	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:
			State Codes: A Situs: 429 E LEE 1/2 TX	Imp HS: 46,050 Imp NHS: 28,430 Land HS: 15,000 Land NHS: 0 Prod Use: C1 Prod Mkt:
				Market: 89,480 Prod Loss: 0 Appraised: 89,480 Cap: 0 Assessed: 89,480 Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				89,480	8,400	81,080

11465	11925	100.00	R Geo: 100102617000192 CANTU MERCED ETUX EMMA 428 E HENRIETTA AVE KINGSVILLE, TX 78363-3859	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:
			State Codes: A Situs: 430 E HENRIETTA	Imp HS: 0 Imp NHS: 29,890 Land HS: 0 Land NHS: 7,500 Prod Use: C1 Prod Mkt:
				Market: 37,390 Prod Loss: 0 Appraised: 37,390 Cap: 0 Assessed: 37,390 Exemptions:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				37,390	0	37,390

12287	11925	100.00	R Geo: 100102619000192 CANTU MERCED ETUX EMMA 428 E HENRIETTA AVE KINGSVILLE, TX 78363-3859	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:
			State Codes: A Situs: 428 E HENRIETTA	Imp HS: 59,000 Imp NHS: 0 Land HS: 7,500 Land NHS: 0 Prod Use: C1 Prod Mkt:
				Market: 66,500 Prod Loss: 0 Appraised: 66,500 Cap: 0 Assessed: 66,500 Exemptions: HS

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				66,500	0	66,500

13085	50305	100.00	R Geo: 100102621000192 GARCIA ROBERT 422 E HENRIETTA AVE KINGSVILLE, TX 78363-3859	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:
			State Codes: A Situs: 422 E HENRIETTA	Imp HS: 20,250 Imp NHS: 0 Land HS: 11,250 Land NHS: 0 Prod Use: C1 Prod Mkt:
				Market: 31,500 Prod Loss: 0 Appraised: 31,500 Cap: 0 Assessed: 31,500 Exemptions: HS

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				31,500	0	31,500

14698	66486	100.00	R Geo: 100102624002192 GARCIA SCARLET 416 E HENRIETTA AVE KINGSVILLE, TX 78363	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:
			State Codes: A Situs: 416 E HENRIETTA TX	Imp HS: 55,650 Imp NHS: 18,050 Land HS: 11,250 Land NHS: 0 Prod Use: C1 Prod Mkt:
				Market: 82,950 Prod Loss: 0 Appraised: 82,950 Cap: 12,743 Assessed: 70,207 Exemptions: HS

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				70,207	0	70,207

15469	25458	100.00	R Geo: 100102627000192 AVELAR GLORIA MORENO 408 E HENRIETTA AVE KINGSVILLE, TX 78363-3859	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:
			State Codes: A Situs: 408 E HENRIETTA TX	Imp HS: 52,690 Imp NHS: 0 Land HS: 7,500 Land NHS: 0 Prod Use: C1 Prod Mkt:
				Market: 60,190 Prod Loss: 0 Appraised: 60,190 Cap: 0 Assessed: 60,190 Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				60,190	8,400	51,790

16259	60527	100.00	R Geo: 100102629000192 RODRIGUEZ MARIA C P.O. BOX 5334 KINGSVILLE, TX 78364-5334	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:
			State Codes: A Situs: 408 E HENRIETTA	Imp HS: 18,020 Imp NHS: 0 Land HS: 7,500 Land NHS: 0 Prod Use: C1 Prod Mkt:
				Market: 25,520 Prod Loss: 0 Appraised: 25,520 Cap: 0 Assessed: 25,520 Exemptions: HS, OV65

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable
CKI	CITY OF KINGSVILLE				25,520	8,400	17,120

2024 TAX STATEMENT



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

Certified Owner:
RODRIGUEZ MARIA C
PO BOX 5334
KINGSVILLE, TX 78364-5334

Legal Description:
ORIG TOWN, BLOCK 26, LOT 29, 30

Account No: 100102629000192

Appr. Dist. No.: 16259

Legal Acres: .1607

Parcel Address: 406 E HENRIETTA

As of Date: 09/05/2025

Print Date: 09/05/2025 Print By: JVALDEZTCS

Market Value		Appraised Value	Assessed Value	Capped Value	Homesite Value	Agricultural Market Value	Non-Qualifying Value
Land	Improvement						
\$7,500	\$18,020	\$25,520	\$25,520	\$0	\$25,520	\$0	\$0

Taxing Unit	Assessed Value (100%)	Exemptions		Taxable Value	Tax Rate	Tax
		Code	Amount			
KLEBERG COUNTY SALES TAX SAVINGS IS \$18.87	\$25,520	O65, HOM	\$12,000.00	\$13,520	0.7718700	\$55.90
CITY OF KINGSVILLE SALES TAX SAVINGS IS \$31.82	\$25,520	O65, HOM	\$8,400.00	\$17,120	0.7700000	\$131.82
KINGSVILLE ISD	\$25,520	O65, HOM	\$25,520.00	\$0	1.4104000	\$0.00
SOUTH TX WATER AUTH	\$25,520	O65, HOM	\$17,000.00	\$8,520	0.0656950	\$5.60

Total Tax: \$193.32
Total Tax Paid to date: \$193.32
Total Tax Remaining: \$0.00

Exemptions:

O65 OVER 65 HOM HOMESTEAD

AMOUNT DUE IF PAID BY:

09/30/2025 20%	10/31/2025 21%	12/01/2025 22%	12/31/2025 23%	02/02/2026 24%	03/02/2026 25%
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

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.

School Information:

KINGSVILLE ISD 2024 M&O .75520000 I&S .65520000 Total 1.4104000 2023 M&O .78290000 I&S .62750000 Total 1.4104000

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

4.1.77 ✂

Print Date: 09/05/2025

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

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



100102629000192
RODRIGUEZ MARIA C
PO BOX 5334
KINGSVILLE, TX 78364-5334

AMOUNT PAID:
\$ _____

Kleberg CAD Property Search

Property Details

Account

Property ID:	16259	Geographic ID: 100102629000192
Type:	R	Zoning:
Property Use:		

Location

Situs Address:	406 E HENRIETTA	
Map ID:	C1	Mapsco:
Legal Description:	ORIG TOWN, BLOCK 26, LOT 29, 30	
Abstract/Subdivision:	S001	
Neighborhood:		

Owner

Owner ID:	60527
Name:	RODRIGUEZ MARIA C
Agent:	
Mailing Address:	PO BOX 5334 KINGSVILLE, TX 78364-5334
% Ownership:	100.0%
Exemptions:	HS - For privacy reasons not all exemptions are shown online.

Property Values

Improvement Homesite Value:	\$26,250 (+)
Improvement Non-Homesite Value:	\$0 (+)
Land Homesite Value:	\$7,500 (+)
Land Non-Homesite Value:	\$0 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$33,750 (=)
Agricultural Value Loss:Ⓢ	\$0 (-)

Appraised Value:	\$33,750 (=)
HS Cap Loss:	\$5,678 (-)
Circuit Breaker:	\$0 (-)
Assessed Value:	\$28,072
Ag Use Value:	\$0

VALUES DISPLAYED ARE 2025 PRELIMINARY VALUES AND ARE SUBJECT TO CHANGE PRIOR TO CERTIFICATION.

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 MARIA C %Ownership: 100.0%

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$33,750	\$19,672	\$151.47
GKL	KLEBERG COUNTY	0.771870	\$33,750	\$16,072	\$124.05
SKI	KINGSVILLE I.S.D.	1.410400	\$33,750	\$0	\$0.00
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$33,750	\$11,072	\$7.27

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$214.64

Estimated Taxes Without Exemptions: \$1,018.57

CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78364

SEPTEMBER 5, 2025

MARIA C RODRIGUEZ
P.O. BOX 5334
KINGSVILLE TX, 78364

Re: ORIG TOWN, BLOCK 26, LOT 29, 30 406 E HENRIETTA KINGSVILLE, TX 78363

Dear Sir or Madam:

It has been determined that the structure at **406 E HENRIETTA 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.

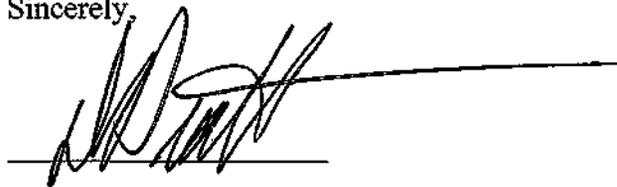
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,

A handwritten signature in black ink, appearing to read 'Donald Pratt', is written over a horizontal line. The signature is stylized and cursive.

Donald Pratt
Building Official



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6414

NOVEMBER 5, 2025

**MARIA C RODRIGUEZ
P.O. BOX 5334
KINGSVILLE, TX 78364**

Re: HEARING PROPERTY AT 406 E HENRIETTA KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 5, 2025, a letter was sent from the City of Kingsville stating that your property located at **406 E HENRIETTA** 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.

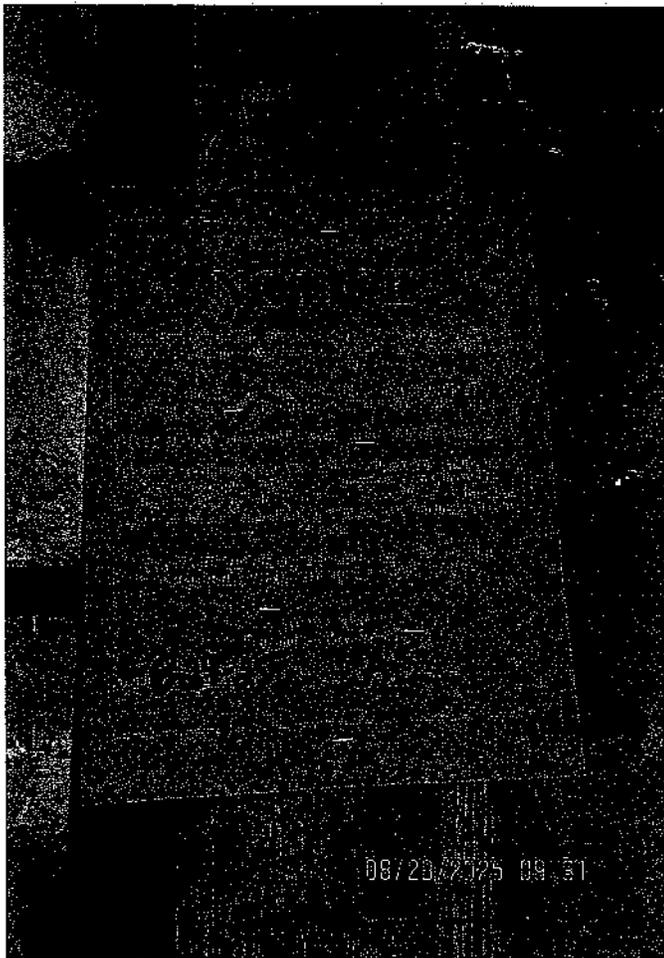
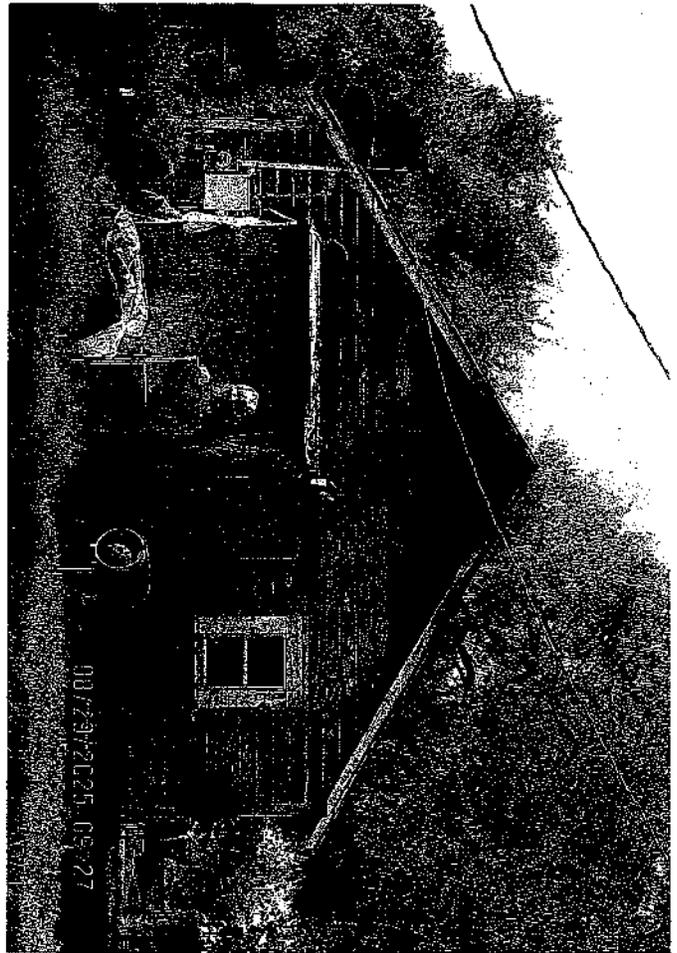
You are hereby cited to appear before the City Commission at a public hearing on **Monday, JANUARY 12, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **JANUARY 12, 2026.**

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





Imagery ©2025 Airbus, Maxar Technologies, Map data ©2025 500 ft



406 E Henrietta Ave

Building



Directions



Save



Nearby



Send to
phone

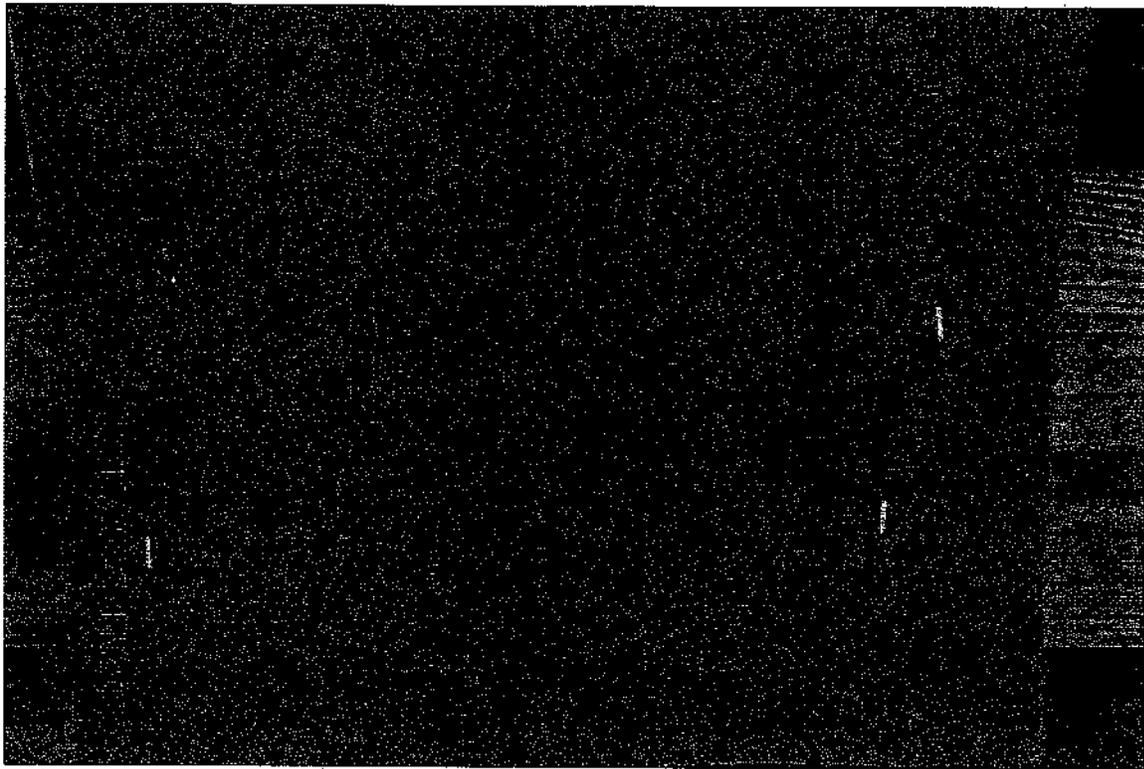


Share



406 E Henrietta Ave, Kingsville, TX 78363

Photos



PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 6865

JANUARY 14, 2026

**MARIA C RODRIGUEZ
P.O. BOX 5334
KINGSVILLE, TX 78364**

Re: HEARING PROPERTY AT 406 E HENRIETTA KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 5, 2025, a letter was sent from the City of Kingsville stating that your property located at **406 E HENRIETTA** 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.

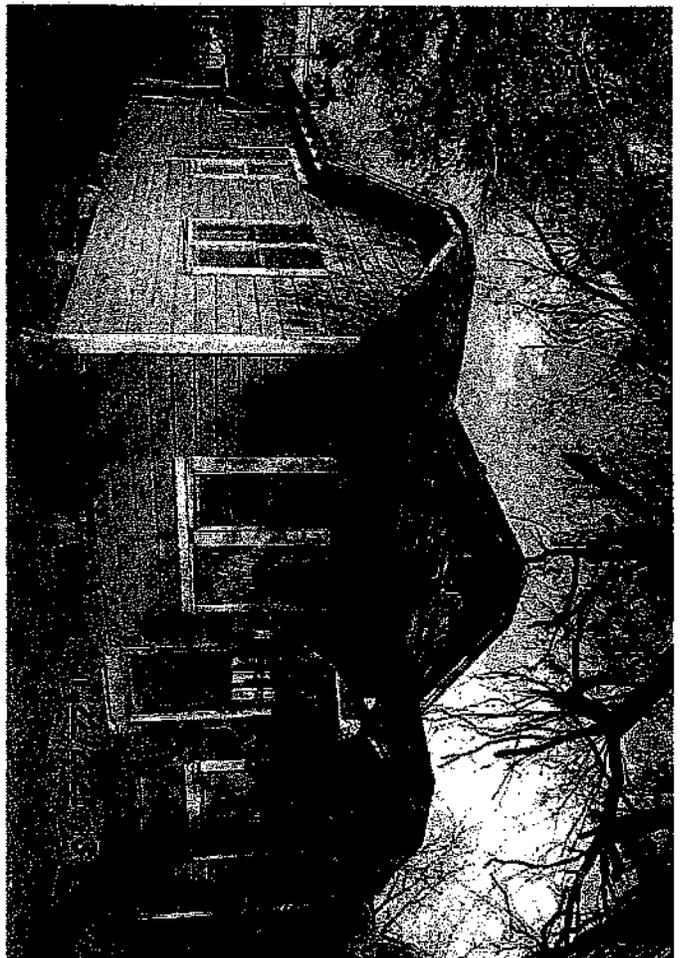
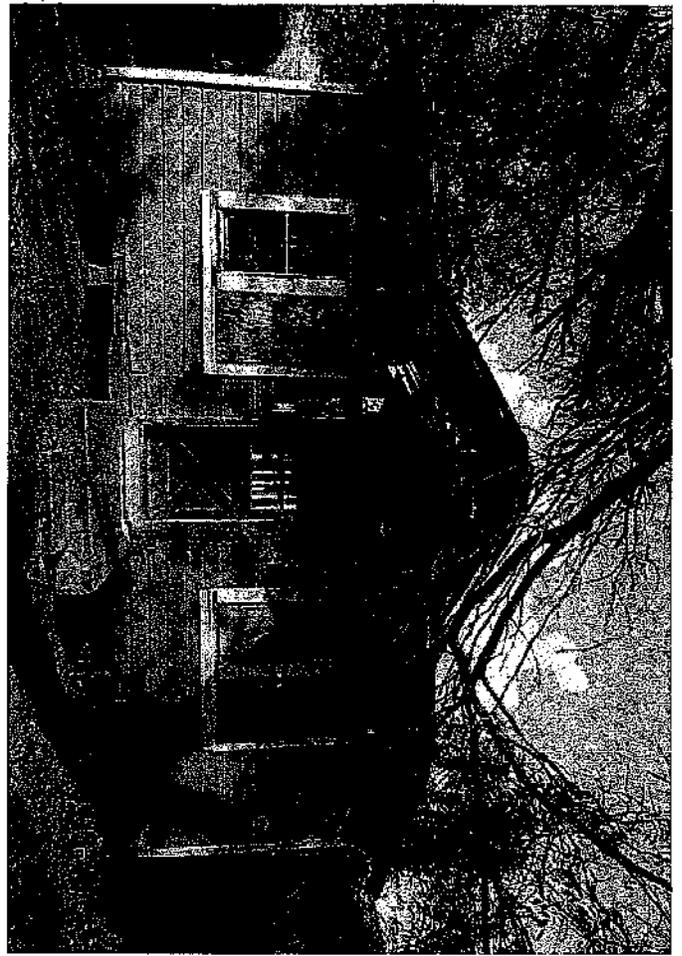
You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **MARCH 9, 2026.**

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,

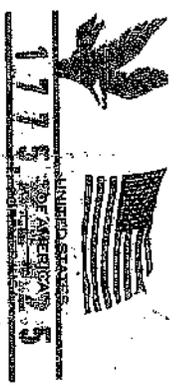
Donald Platt
Building Official





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

CORPUS CHRISTI, TX 784
RIO GRANDE DISTRICT
19 NOV 2025 AM 2 L



Maria C Rodriguez
P.O. Box 5334
Kingsville, TX 78364

NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES

CERTIFIED MAIL



RDC 99

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
SEP 10, 2025

\$10.48

S2824P504122-08

9/10
Maria C Rodriguez
P.O. Box 5334
Kingsville, TX 78364

NO POSTAGE
NECESSARY
IF MAILED
IN THE
UNITED STATES

9400922093256250
78364-1458-5334

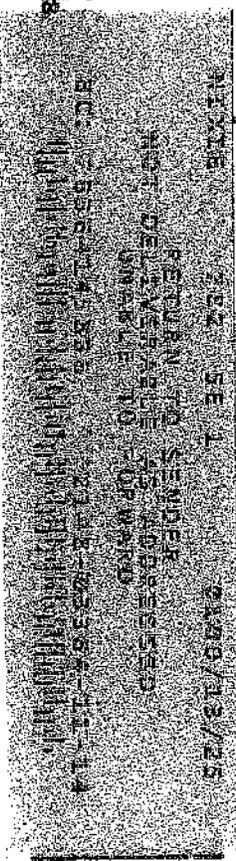


City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364-1458

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
11 SEP 2025 7AM 2 L

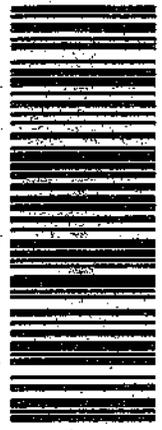


Mavis C. Reddy
P.O. Box 5334
Kingsville TX 78364



9400922093236250
UTP
783641458

CERTIFIED MAIL



7021 0950 0000 4793 6414

Retain



78364

RDC 99

52324P504128-06

\$10.48

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
NOV 18, 2025

Mavis C. Reddy
P.O. Box 5334
Kingsville TX 78364

Box closed

~~11/18/2025~~

1002

1002



7021 0950 0000 4793 6865

Retail



78364

RDC 99

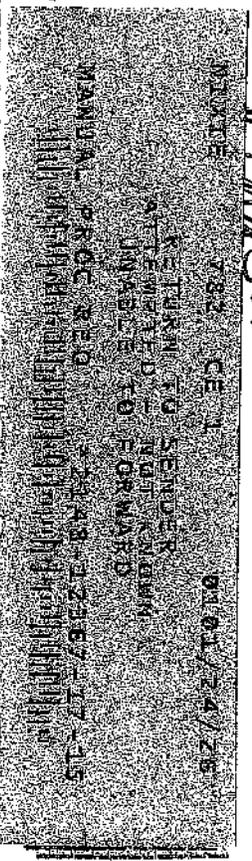
\$2324P504128-01

\$10.48

U.S. POSTAGE PAID
FCM LETTER
KINGSVILLE, TX 78363
JAN 16, 2026

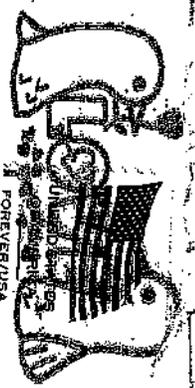
Box closed
10
RETURN
SENDER
ANK
78364-5333-5334

Maria E Rodriguez
P.O. Box 5334
Yamassee TX 78364



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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
17 JAN 2026 AM 2 1



Maria E Rodriguez
P.O. Box 5334



VACK1: 9333100979

78364-5333-5334

Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commission voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near future.

The commission approved a contract with A.C.E. Interdiction Tactics, for a one-day course for law enforcement entitled "Infiltrate", to be held at J.K. Northway.

The class will be funded from the EPU Grant at a cost of \$8,000.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471802) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&S Property Services for work at Riviera Pier.

A payment of \$304,855 was approved for RDX, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-E528. In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends.

Visitation will be held on Thursday, February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her.

She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital.

She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

Harriet loved grandchildren. She was preceded in death by her loving husband of 66 years, Bill McLeod, as well as her parents, Frank and Naura Wines, and her in-laws, Norman and Genevieve McLeod.

Harriet is survived by her son, Kevin (Norma) McLeod, and her daughter, Debra (John) Strothman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) Fullum, Amanda (Bead) Fullum, and Kaela (Ryan) Jumper, and lovingly embraced her three great-grandchildren, Jax Fullum, Cyra Elaine Corson, and Elliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Simpson and Stephanie Everett, and her nephew, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

Harriet will be remembered for her kind heart, her sharp wit, and her delightful sass - and for the love and laughter she brought into the lives of everyone who knew her.

The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years.

In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1987, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOTT
- 303 W LOTT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/ Thursday service will be done on TUESDAY and THURSDAY.

Residential Tuesday/ Friday service will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule

Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

PUBLIC HEARING #9



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 622 W FORDYCE		INITIATED BY Kristina Phillips	BUILDING OFFICIAL Donald Pratt
LEGAL DESCRIPTION 8TH,BLOCK 6, LOT 25-27	BLOCK 6	LOT 25-27	
OWNER NAME NEWTON MICHALEE SHYAREA AMIL	OWNER'S ADDRESS 622 W FORDYCE	CITY/STATE/ZIP KINGSVILLE TX, 78363	

PROPERTY CONDITION REPORT

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

REASON CODES:

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

COMMENT CODES:

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

BUILDING OFFICIAL COMMENTS:

This property just became abandon about a year ago.

HAS BEEN WITHOUT WATER SINCE NOTHING AND ELECTRICAL SINCE 3-7-17

SIGNATURE: _____

CITY OF KINGSVILLE BUILDING OFFICIAL

DATE: 8/29/25

CONDEMNATION CHECKLIST

Property Address: 622 W Fordyce Phone: _____
 Property Owner: Michaela Shyareaamil Newton Phone: _____
 Owner's Address: 622 W Fordyce Fax: _____
Kingsville, TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
<input type="checkbox"/> <u>8-25-25</u>	<u>8-25-25</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>8-29-25</u>	<u>8-25-25</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report and date.
		<input type="checkbox"/> b. Photograph property with date stamp.
<input type="checkbox"/> <u>9-2-25</u>	<u>9-2-25</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>9-2-25</u>	<u>9-2-25</u>	4. Obtain legal description.
<input type="checkbox"/> <u>9-2-25</u>	<u>9-2-25</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>9-3-25</u>	<u>9-3-25</u>	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"/> _____	_____	7. 2 nd Notice Sent. (10 day response) (Optional)
<input type="checkbox"/> <u>11-10-25</u>	<u>11-10-25</u>	8. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>11-10-25</u>	<u>11-10-25</u>	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"/> <u>1-14-26</u>	<u>1-14-26</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
		1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>11-24-25</u>	<u>11-24-25</u>	10. Post sign on property advising date the City
<input type="checkbox"/> <u>11-13-25</u>	<u>11-13-25</u>	
<input type="checkbox"/> <u>1-21-26</u>	<u>1-21-26</u>	

- _____
- 11-13-25 11-13-25
- 11-24-25 11-24-25
- 1-22-26 1-22-26
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____
- _____

Council will consider condemnation of structure.

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

- c. Demolition costs
- d. Landfill tipping fees
- e. Filing fees
- f. Administrative fees
- g. Any documentation miscellaneous costs

24. Send a letter & cost statement to the

Collections Department so they can send out bill.

Make copy of documents and send to the City

Attorney requesting a lien to be place on the
property.

BERG COUNTY APPRAISAL DISTRICT
 PROPERTY 13954
 al Description
 , BLOCK 6, LOT 25-27

PROPERTY APPRAISAL INFORMATION 2025
 OWNER ID 69286
 NEWTON MICHALEE SHYAREA AMIL
 622 W FORDYCE
 KINGSVILLE, TX 78363
 OWNERSHIP 100.00%

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

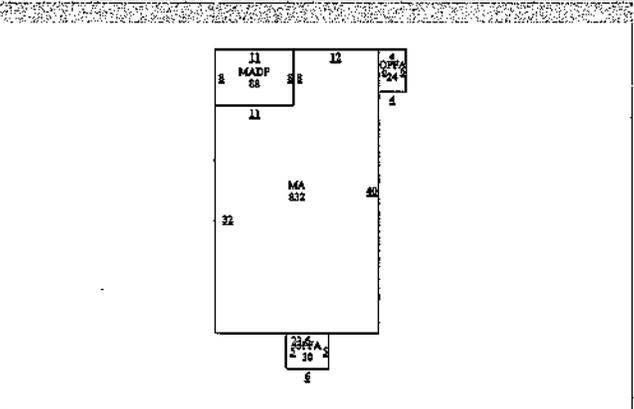
Values	
IMPROVEMENTS	29,080
LAND MARKET	+ 11,250
MARKET VALUE	= 40,330
PRODUCTIVITY LOSS	- 0
APPRAISED VALUE	= 40,330
CAP LOSS	- 8,607
ASSESSED VALUE	= 31,723

300625005192
 Ref ID2: R13954
 Map ID A2

ACRES:
 EFF. ACRES:
 APPR VAL METHOD: Cost

JS 622 W FORDYCE TX

GENERAL
 JTIES LAST APPR. TM
 TOGRAPHY LAST APPR. YR 2025
 AD ACCESS LAST INSP. DATE 04/15/2025
 ING NEXT INSP. DATE
 LDER
 T REASON
 MARKS FOR 2024 CHG LAND TABLE PER IE/AM 5/14/24
 JO - FOR 2024 CHG LAND TABLE PER IE 2/26/24
 3/18/24 JO - FOR 2023 CHG LAND TABLE FROM
 FF20D140 TO FF40D140 PER IE 1/6/23 JO - FOR



EXEMPTIONS



BUILDING PERMITS
 UE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL
 19/2018 DEMO 0 A 0

DE DT	PRICE	GRANTOR	DEED INFO
01/2021	*****	WARE JOYCE	GFT 328580
30/2020	*****	MILES WILLIAM ES	AFF 322657
04/2016	*****	MILES WILLIAM H	DEATH / /

TYPE		DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FLNG	COMP	ADJ	ADJ VALUE	
MA		MAIN AREA	R	FF3	832.0	97.33	1	1949	1996	*	80,980	49%	80%	100%	100%	100%	0.39	31,740	
OPFA		OPEN PORCH F	R	7	30.0	19.47	1	1949	1996	*	350	49%	80%	100%	100%	100%	0.39	290	
OPFA		OPEN PORCH F	R	7	24.0	19.47	1	1949	1996	*	470	49%	80%	100%	100%	100%	0.39	180	
MADF		MAIN ADDITIO	R	7	88.0	97.33	1	1949	1996	*	8,570	49%	100%	100%	100%	100%	0.49	4,200	
RESIDENTIAL				STCD: A1	974.0			Homesite: N			90,600							36,350	
																		0.80	29,080

IMPROVEMENT FEATURES		
Foundation	1	FDS 0
Exterior Wall	1	EWB 0
Interior Finish	1	INI 0
Roof Style	RT2_RM1	0
Flooring	1	FLA 0
Plumbing	1	1 0
Number of Bedrooms	1	2 0
0		

LAND INFORMATION		IRR Wells: 0	Capacity: 0	IRR Acres: 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
A1		FF1500	140	A1	N	FF	75X140	150.00	11,250	1.00	1.00	A	11,250	NO			0.00	0
iment: F: 75.00 R: 75.00 FF																		
													11,250					

As of Supplement # 0
CKI - CITY OF KINGSVILLE

Geo ID Order

07/23/2024 13:45PM

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 12329, KLEBERG COUNTY TRUSTEE, 100.00 R, Geo: 100900622000192, Effective Acres: 0.000000, Imp HS: 0, Market: 11,250.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 3,600, Exemptions 3,600, Taxable 0.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 13954, NEWTON MICHALEE, 100.00 R, Geo: 100900625005192, Effective Acres: 0.000000, Imp HS: 0, Market: 30,280.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 26,436, Exemptions 0, Taxable 26,436.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 14730, ESCOBEDO JOSE G, 100.00 R, Geo: 100900628000192, Effective Acres: 0.000000, Imp HS: 0, Market: 11,250.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 3,600, Exemptions 0, Taxable 3,600.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 23867, RANGEL RAY, 100.00 R, Geo: 100900631000192, Effective Acres: 0.000000, Imp HS: 0, Market: 7,500.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 2,400, Exemptions 0, Taxable 2,400.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 18901, HUNTER DELORES (LIFE EST), 100.00 R, Geo: 100900701000192, Effective Acres: 0.000000, Imp HS: 0, Market: 42,140.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 37,368, Exemptions 0, Taxable 37,368.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 20503, CORNELL ANTHONY EST, 100.00 R, Geo: 100900705000192, Effective Acres: 0.000000, Imp HS: 17,210, Market: 24,710.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 21,131, Exemptions 0, Taxable 21,131.

Table with columns: Prop ID, Owner, % Legal Description, Values. Row 1: 21234, HERNANDEZ GEORGE, 100.00 R, Geo: 100900707000192, Effective Acres: 0.000000, Imp HS: 0, Market: 7,500.

Table with columns: Entity, Description, Xref Id, Freeze: (Year) Ceiling, Assessed, Exemptions, Taxable. Row 1: CKI, CITY OF KINGSVILLE, Xref Id, Freeze: (Year) Ceiling, Assessed 2,400, Exemptions 0, Taxable 2,400.

DELINQUENT TAX STATEMENT SUMMARY



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

Certified Owner:

NEWTON MICHALEE SHYAREA AMLI
622 W FORDYCE
KINGSVILLE, TX 78363

Legal Description:

8TH, BLOCK 6, LOT 25-27

Account No: 100900625005192

2024 Value: \$30,280
Appr. Dist. No.: 13954

Legal Acres: .2410
Parcel Address: 622 W FORDYCE

As of Date: 09/02/2025 Cause No: 8383-C

Print Date: 09/02/2025 Printed By: JLARA

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
2018	137 900 901 905	\$458.57	\$597.96	\$1,056.53	\$603.48	\$1,062.05	\$608.99	\$1,067.56
2020	137 900 901 905	\$730.07	\$741.74	\$1,471.81	\$750.51	\$1,480.58	\$759.28	\$1,489.35
2021	137 900 901 905	\$745.78	\$650.31	\$1,396.09	\$659.28	\$1,405.06	\$668.23	\$1,414.01
2022	137 900 901 905	\$741.39	\$539.75	\$1,281.14	\$548.63	\$1,290.02	\$557.52	\$1,298.91
2023	137 900 901 905	\$363.68	\$212.39	\$576.07	\$216.77	\$580.45	\$221.13	\$584.81
2024	137 900 901 905	\$797.83	\$351.03	\$1,148.86	\$360.62	\$1,158.45	\$370.20	\$1,168.03
TOTAL AMOUNT DUE:				\$6,930.50		\$6,976.61		\$7,022.67

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.

Exemptions: NCAP

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



Print Date: 09/02/2025

Appr. Dist. No.: 13954

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



100900625005192

NEWTON MICHALEE SHYAREA AMLI
622 W FORDYCE
KINGSVILLE, TX 78363

If Paid By	Amount Due
September 30, 2025	\$6,930.50
October 31, 2025	\$6,976.61
December 1, 2025	\$7,022.67
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:
NEWTON MICHALEE SHYAREA AMIL
622 W FORDYCE
KINGSVILLE, TX 78363

Legal Description:
8TH, BLOCK 6, LOT 25-27

Account No: 100900625005192 **2024 Value: \$30,280** **Legal Acres: .2410**
As of Date: 09/02/2025 **Appr. Dist. No: 13954** **Parcel Address: 622 W FORDYCE**
Cause No: 8383-C **Print Date: 09/02/2025** **Printed By: JLARA**

Year	Tax Units	Remaining Levy	IF PAID BY September 30, 2025		IF PAID BY October 31, 2025		IF PAID BY December 1, 2025	
			Penalty Interest	Total	Penalty Interest	Total	Penalty Interest	Total
TOTAL AMOUNT DUE:				\$6,930.50		\$6,976.61		\$7,022.67

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: 09/02/2025

Appr. Dist. No.: 13954

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



100900625005192

NEWTON MICHALEE SHYAREA AMIL
622 W FORDYCE
KINGSVILLE, TX 78363

If Paid By	Amount Due
September 30, 2025	\$6,930.50
October 31, 2025	\$6,976.61
December 1, 2025	\$7,022.67
Amount Paid:	\$ _____

Kleberg CAD Property Search

Property ID: 13954 For Year 2025

 Property Details

Account		
Property ID:	13954	Geographic ID: 100900625005192
Type:	R	Zoning:
Property Use:		
Location		
Situs Address:	622 W FORDYCE TX	
Map ID:	A2	Mapsco:
Legal Description:	8TH, BLOCK 6, LOT 25-27	
Abstract/Subdivision:	S009	
Neighborhood:		
Owner		
Owner ID:	69286	
Name:	NEWTON MICHALEE SHYAREA AMIL	
Agent:		
Mailing Address:	622 W FORDYCE KINGSVILLE, TX 78363	
% Ownership:	100.0%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

 Property Values

Improvement Homesite Value:	\$0 (+)
Improvement Non-Homesite Value:	\$29,080 (+)
Land Homesite Value:	\$0 (+)
Land Non-Homesite Value:	\$11,250 (+)
Agricultural Market Valuation:	\$0 (+)
Market Value:	\$40,330 (=)

Agricultural Value Loss:	\$0 (-)
Appraised Value:	\$40,330 (=)
HS Cap Loss:	\$0 (-)
Circuit Breaker:	\$8,607 (-)
Assessed Value:	\$31,723
Ag Use Value:	\$0

VALUES DISPLAYED ARE 2025 PRELIMINARY VALUES AND ARE SUBJECT TO CHANGE PRIOR TO CERTIFICATION.

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: NEWTON MICHALEE SHYAREA AMIL

Entity	Description	Tax Rate	Market Value	Taxable Value	Estimated Tax
CKI	CITY OF KINGSVILLE	0.770000	\$40,330	\$31,723	\$244.27
GKL	KLEBERG COUNTY	0.771870	\$40,330	\$31,723	\$244.86
SKI	KINGSVILLE I.S.D.	1.410400	\$40,330	\$31,723	\$447.42
WST	SOUTH TEXAS WATER AUTHORITY	0.065695	\$40,330	\$31,723	\$20.84

Total Tax Rate: 3.017965

Estimated Taxes With Exemptions: \$957.39

Estimated Taxes Without Exemptions: \$1,217.14

Property Improvement - Building

Description: RESIDENTIAL Type: RESIDENTIAL Living Area: 920.0 sqft Value: \$29,080

Type	Description	Class CD	Year Built	SQFT
MA	MAIN AREA	FF3	1949	832
OPFA	OPEN PORCH FRAME AVERAGE	*	1949	30

OPFA	OPEN PORCH FRAME AVERAGE	*	1949	24
MADF	MAIN ADDITION FRAME	*	1949	88

Property Land

Type	Description	Acreage	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
A1	A1	0.24	10,500.00	75.00	140.00	\$11,250	\$0

Property Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap Loss	Assessed
2025	\$29,080	\$11,250	\$0	\$40,330	\$0	\$31,723
2024	\$19,030	\$11,250	\$0	\$30,280	\$0	\$26,436
2023	\$19,030	\$3,000	\$0	\$22,030	\$0	\$22,030
2022	\$21,710	\$1,500	\$0	\$23,210	\$0	\$23,210
2021	\$21,710	\$1,500	\$0	\$23,210	\$0	\$23,210
2020	\$21,010	\$1,500	\$0	\$22,510	\$0	\$22,510
2019	\$8,140	\$1,500	\$0	\$9,640	\$0	\$9,640
2018	\$13,570	\$1,500	\$0	\$15,070	\$0	\$15,070
2017	\$13,570	\$1,500	\$0	\$15,070	\$0	\$15,070

Property Deed History

Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Number
12/1/2021	GFT	GIFT DEED	WARE JOYCE	NEWTON MICHALEE SHYAREAAMIL			328580
7/30/2020	AFF	AFFIDAVIT OF HEIRSHIP	MILES WILLIAM EST	WARE JOYCE			322657
12/4/2016	DEATH	DEATH - ADD EST TO OWNERSHIP	MILES WILLIAM H	MILES WILLIAM EST			

ARB Data

Hearing Date And Time	Board Members	Owner's Opinion Of Value	Board's Determination Of Value	ARB Determination
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CITY OF KINGSVILLE



P. O. BOX 1458 - KINGSVILLE, TEXAS 78864

SEPTEMBER 3, 2025

**MICHALEE SHYAREA AMIL NEWTON
622 W FORDYCE
KINGSVILLE TX, 78363**

Re: 8TH, BLOCK 6, LOT 26-27 622 W FORDYCE KINGSVILLE TX 78363

Dear Sir or Madam:

It has been determined that the structure at **622 W FORDYCE 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 King'sville'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.

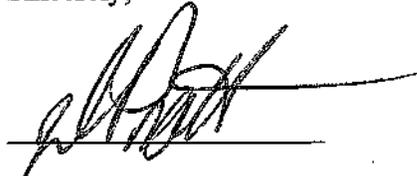
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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

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

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

Sincerely,

A handwritten signature in black ink, appearing to read 'Donald Pratt', is written over a horizontal line.

Donald Pratt
Building Official



BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019

CERTIFIED MAIL – RETURN RECEIPT #7021 0950 0000 4793 6483

NOVEMBER 10, 2025

**MICHALEE SHYAREA AMIL NEWTON
622 W FORDYCE
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 622 W FORDYCE KINGSVILLE TX

Dear Sir or Madam:

On SEPTEMBER 3, 2025, a letter was sent from the City of Kingsville stating that your property located at **622 W FORDYCE** 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.

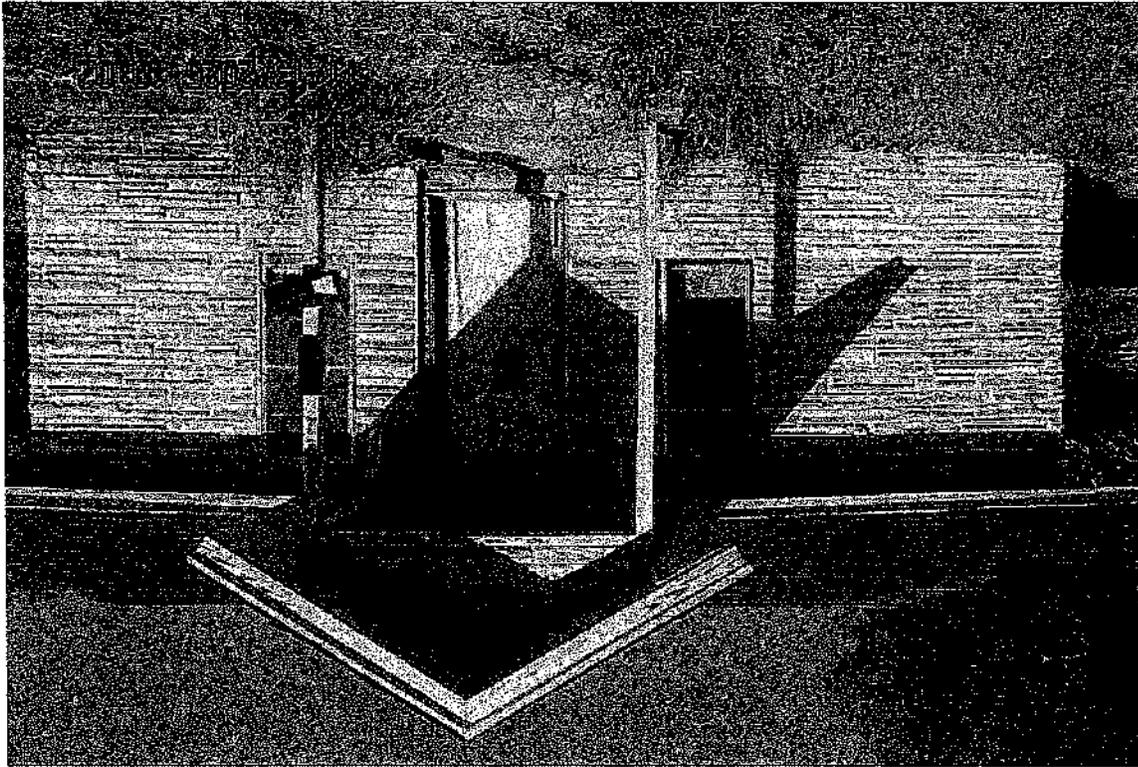
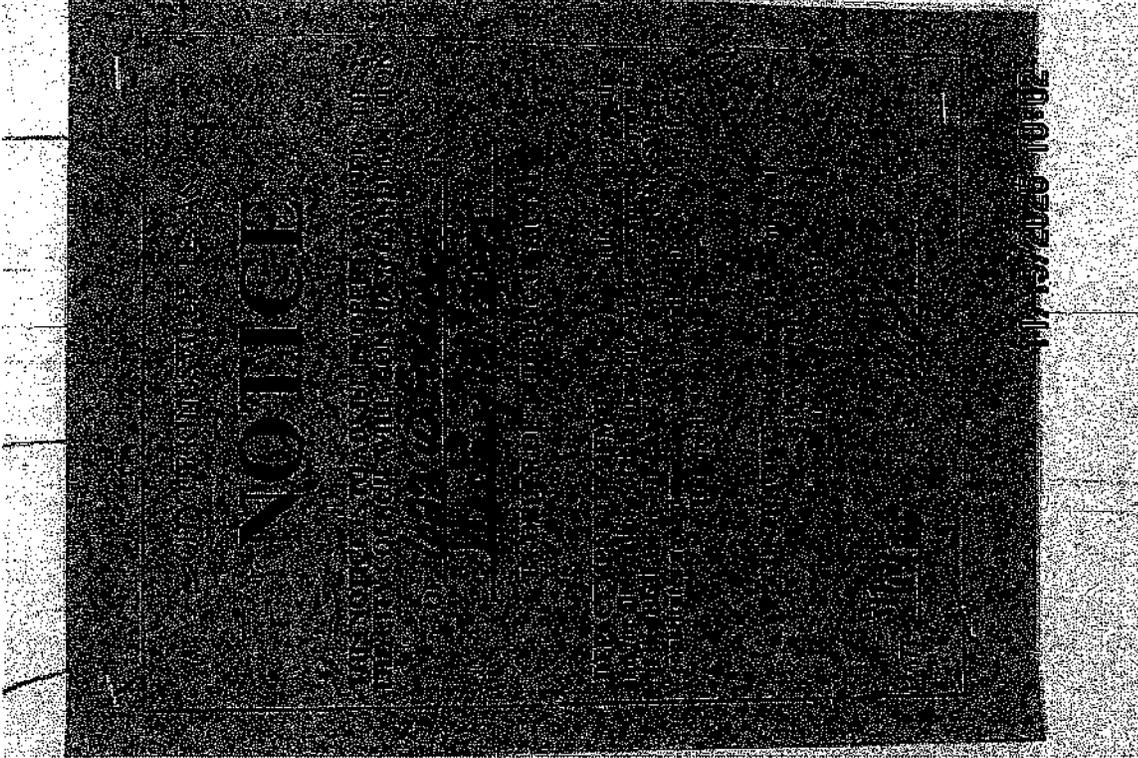
You are hereby cited to appear before the City Commission at a public hearing on **Monday, JANUARY 12, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **JANUARY 12, 2026.**

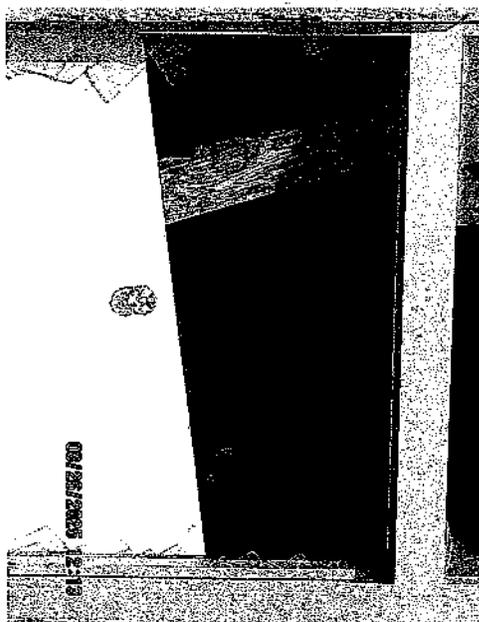
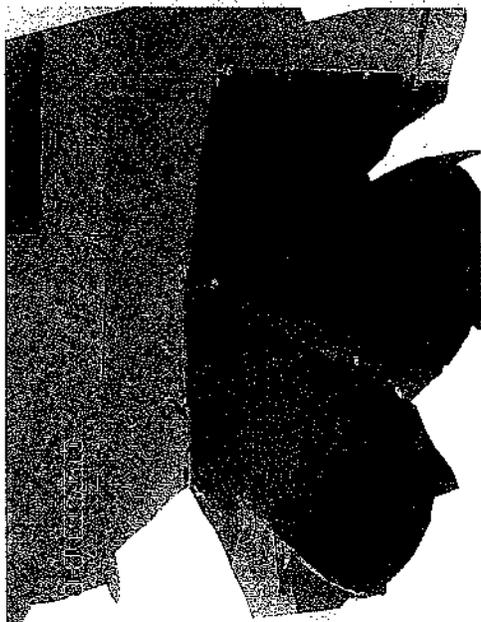
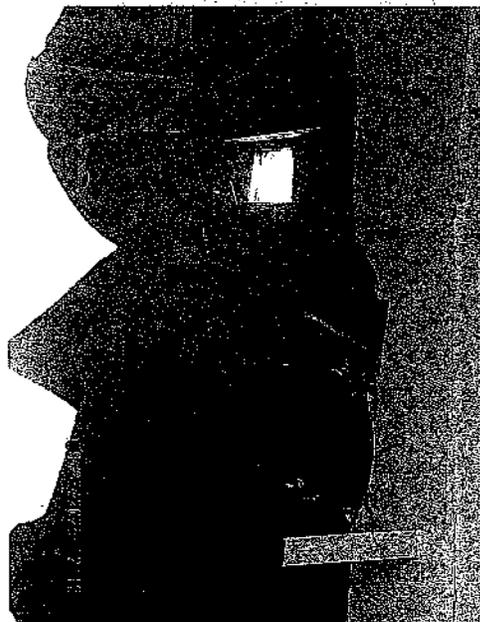
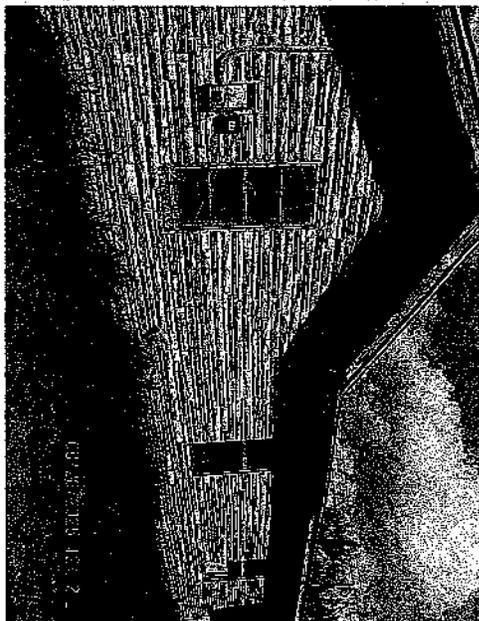
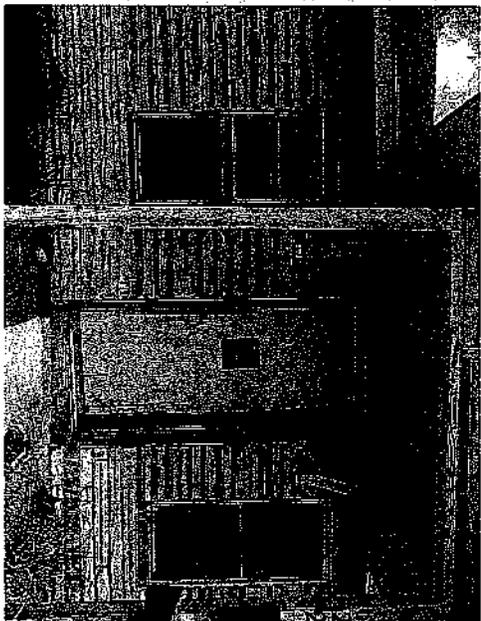
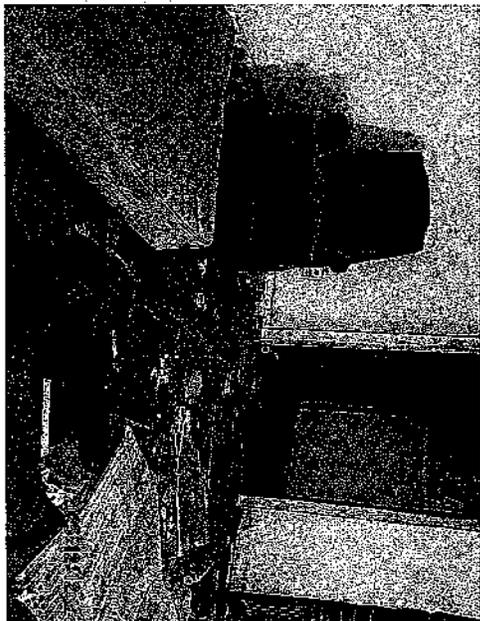
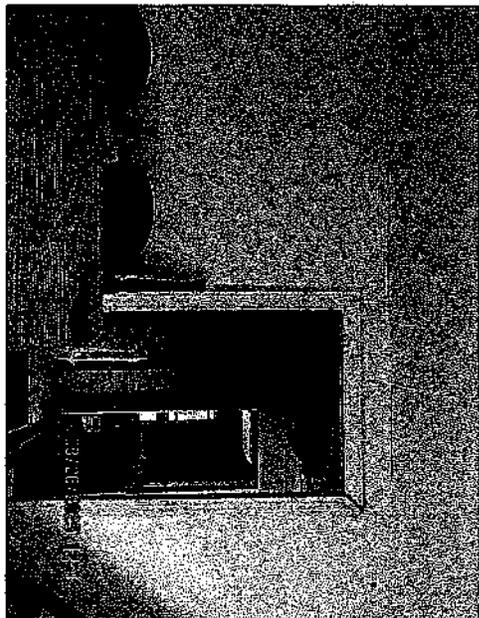
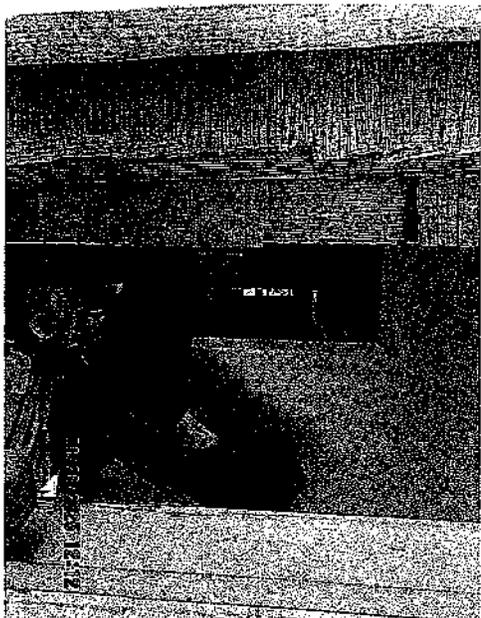
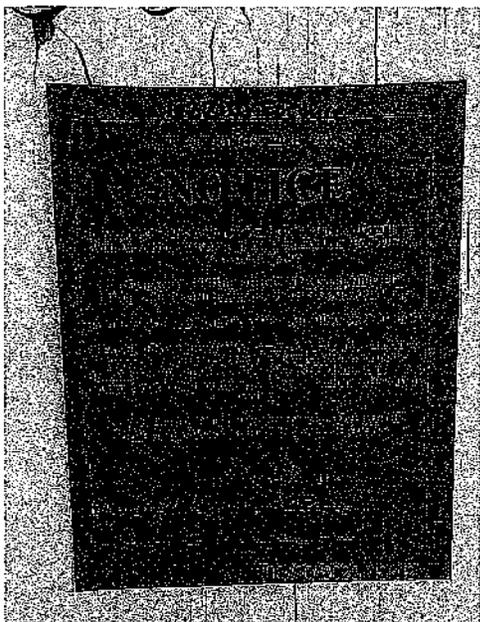
The hearing will take place at the Helen Kleberg Groves Community Room located on the first floor of City Hall, 400 West King, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

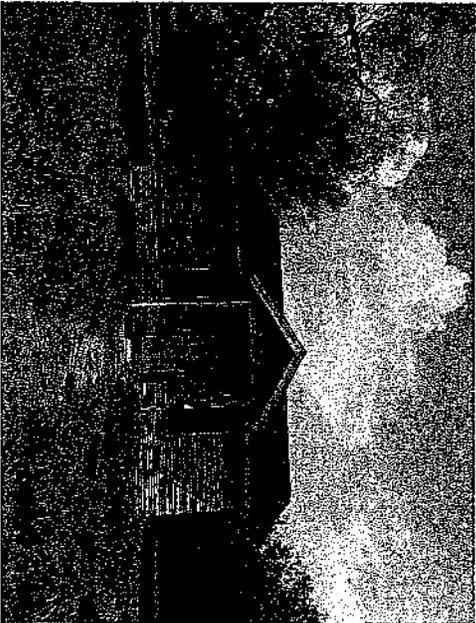
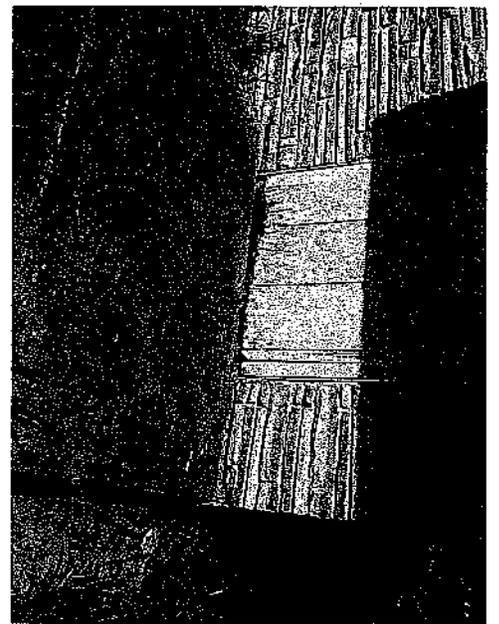
If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

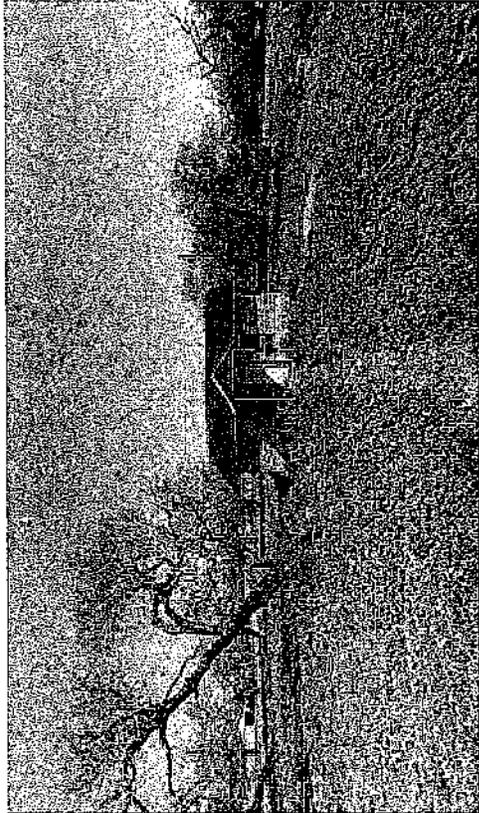

Donald Pratt
Building Official











622 W Fordyce Ave

Building



Directions



Save



Nearby



Send to
phone



Share

 622 W Fordyce Ave, Kingsville, TX 78363

Photos



Herlinda Solis

leza w Fordyce

From: auto-reply@usps.com
Sent: Wednesday, November 19, 2025 7:59 AM
To: Herlinda Solis
Subject: USPS® Delivery Exception 70210950000047936483



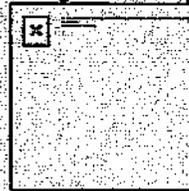
Hello ,

Your package has a delivery exception. Your item was returned to the sender on N at 7:54 am in KINGSVILLE, TX 78363 because the address was vacant or the busi operating at the location and no further information was available.

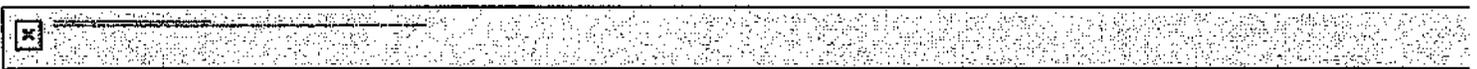
Reminder: This item requires a signature for delivery. If you can't sign in person, yc someone else to sign.

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Delivery Exception



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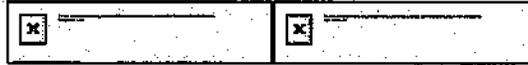
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475 L'Enfant Plaza SW, Washington, DC 20260

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

518 W JOHNSTON
529 W JOHNSTON
307 E RAGLAND
603 W RAGLAND
218 W LOTT
303 W LOTT
1240 E AVE D
811 E ALICE
516 E NETTIE
406 E HENRIETTA
622 W 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 6872

JANUARY 14, 2026

**MICHALEE SHYAREA AMIL NEWTON
622 W FORDYCE
KINGSVILLE, TX 78363**

Re: HEARING PROPERTY AT 622 W FORDYCE KINGSVILLE TX

Dear Sir or Madam:

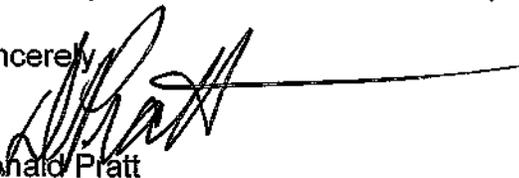
On **SEPTEMBER 3, 2025**, a letter was sent from the City of Kingsville stating that your property located at **622 W FORDYCE** was a fire hazard or was dangerous to human life or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, 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.

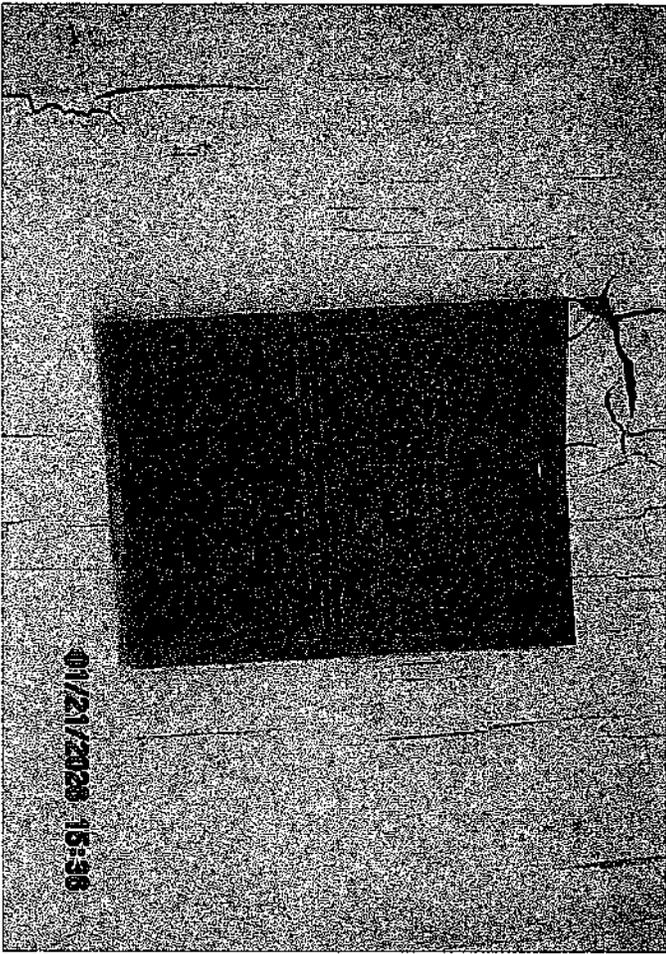
You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2026, at 5:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope 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 **MARCH 9, 2026.**

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





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

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
19 NOV 2025 AM 12 L



*Michaela Shepava Amil Hunter
1221 W 40th Ave
Kingsville TX 78363*

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NOV 18 2025
KINGSVILLE, TX 78363
RDC 99
78363

CERTIFIED MAIL



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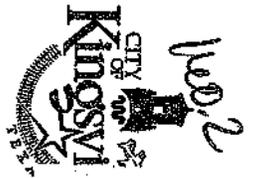
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*11/26/2025
VAC*

*Michaela Shepava Amil Hunter
1221 W 40th Ave
Kingsville TX 78363*

VAC
5699829999

MANUAL PROC REQ
RETURN TO SENDER
UNABLE TO FORWARD
2193-01204-11-24



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JAN 16, 2028

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Michelle Shyarea April Newton
c/o W Kodys
Kingsville, TX 78363

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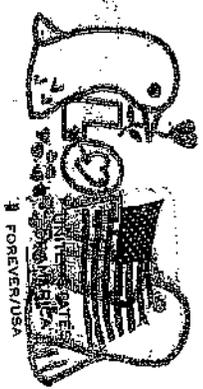


City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364-1458

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CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
17 JAN 2026 AM 2 L



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Michelle Shyarea April Newton
c/o W Kodys
Kingsville, TX 78363

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Kleberg County Commissioners agree to livestream meetings

By Ted Figueroa
Reporter

In Monday's regular scheduled meeting of the Kleberg County Commissioners Court, the commission voted to authorize the judge's Chief of Staff, Frances Garcia to begin actions so that the county can livestream their meetings.

Garcia told commissioners that all that was needed was to get Wi-Fi set up. Garcia said she would reach out to companies like Sparklight and Lyte Fiber for prices.

During discussion, several commissioners said that they have been contacted by numerous citizens about the issue.

Pct. 4 Commissioner Marcus Salinas said he was glad the item was on the agenda and stated "we need to be transparent". The commission will vote on which company to go with at the next meeting and the livestreams should begin in the near future.

The commission approved a contract with A.C.E. Interdiction Tactics, for a one-day course for law enforcement entitled "Infiltrate", to be held at J.K. Northway.

The class will be funded from the BPU Grant at a cost of \$8,000.

A resolution was approved to allow the Kleberg County Sheriff's Office to continue applying for grant money related to the Body-Worn Camera Grant for the fiscal year 2026 (Grant#5091902).

A resolution for submission of a Victim Assistance Grant Application for the District Attorney's Office was approved.

Election Workers were approved for the Democratic and Republican parties, for the upcoming joint primary election on March 3, 2026.

The commission also approved the renewal of a contract with NRG Care Program for Kleberg County Human Services.

A proclamation was read and the commission approved it, recognizing February as Spay/Neuter Awareness Month.

The commission approved a resolution authorizing the sheriff's office to submit a grant application for

the Criminal Justice Grant Program for fiscal year 2027 (Grant#5471882) as well as a grant application for the Project Safe Neighborhoods Grant for the fiscal year 2027 (Grant#5819901).

The commission also approved an amended inter-

governmental cooperative agreement between the City of Kingsville and Kleberg County regarding the housing of inmates at the Kleberg County Jail. It was noted that the rates will stay the same.

A payment of \$11,240 was approved for G&S Property

Services for work at Riviera Pier.

A payment of \$304,855 was approved for RKDX, LLC, for work at the Baffin Bay Fire Station, to be paid from GLO Contract # 24-065-036-E528.

In other business, all of the consent items were approved.

Obituaries



Agnes "Mitzi" Crocker

November 5, 1930 - February 9, 2026

Agnes Crocker, born November 5, 1930, passed away on February 9, 2026. She will be lovingly remembered by her family and friends. Visitation will be held on Thursday, February 12, 2026, at 5 p.m. at Turcotte-Piper Mortuary. A funeral service will take place the following day, with burial to follow at Riviera Cemetery.



Harriet E. McLeod

May 26, 1942 - February 1, 2026

Harriet Elaine Wines McLeod, who was born on May 26, 1942, in San Antonio, Texas. Passed February 1, 2026, in Rockport, Texas. Her kindness, integrity, and strong family values define who she was and leaves behind a legacy of love felt by all who knew her.

She grew up in Kingsville and attended King High School, class of 1960. She graduated from Texas A&M with a master's in education. Harriet spent her career at the Methodist Child Care Center. Her love for children and education shaped countless young lives.

She began her career as a First-Grade teacher, nurturing curiosity, kindness and confidence in her students. In the final ten years of her service, she served as Director, leading the Center with compassion, dedication, and an unwavering commitment to families and staff. Teaching was not just her profession - it was her calling.

Outside of her career, Harriet continued to live a life of service, friendship, and joy. She proudly co-led her daughter's Girl Scout troop for 5 years, teaching values, skills, and confidence that fostered lifelong friendships.

In later years after retirement, she volunteered as manager of the Giftshop at the Christus Spohn Kleberg Hospital.

She enjoyed her Women's Groups with the Methodist Church and Red Hat Society. Nothing brought her greater happiness than time spent with her beloved grandchildren.

She was preceded in death by her loving husband of 66 years, Bill McLeod, as well as her parents, Frank and Naurea Wines, and her in-laws, Norman and Genevieve McLeod.

Harriet is survived by her son, Kevin (Norma) McLeod, and her daughter, Debra (John) Strothman. She was a proud grandmother to Kyler (Kara) McLeod, Joel (Blanca) Hullum, Amanda (Brad) Hullum, and Kaela (Ryan) Jumper, and lovingly embraced her three great-grandchildren, Jax Hullum, Cyra Elaine Connor, and Eliana Jumper. Her sister-in-law, Sylvia Everett, as well as her nieces, Liz Simpson and Stephanie Everett, and her nephew, Geoff Everett.

A visitation with family will take place at 11 a.m. on February 14, 2026, followed by a service at 1 p.m. at Turcotte-Piper Mortuary. The service will conclude with interment at Chamberlain Cemetery.

Harriet will be remembered for her kind heart, her sharp wit, and her delightful sass - and for the love and laughter she brought into the lives of everyone who knew her.

The family would like to thank the staff of the Lone Star Nursing and Rehab Center in Kingsville and the Rockport Nursing and Rehab Center for the loving care they provided our mom over the last few years.

In lieu of flowers, donations may be made to the First United Methodist Church of Kingsville.

Rosse CONTINUED FROM PAGE 1

Coastal Bend Blood Center in 1987, Rosse has traveled every two weeks from Kingsville to Corpus Christi to donate whatever blood product is most needed.

In October 2017, Rosse reached the rare 100-gallon milestone, an achievement shared by only a small number of donors in the region. Nearly nine years later, he has once again raised the bar, setting a new standard for dedication and generosity.

"David Rosse represents the very best of our donor community," said Ashley Ramirez, Community Outreach & Education Coordinator at the Coastal Bend Blood Center. "His consistency, compassion and willingness to give, year after year, has helped save countless lives. The impact of his donations is truly immeasurable and our team is beyond grateful for his continued commitment."

The Coastal Bend Blood Center, which serves hospitals and patients throughout the region, emphasized the importance of platelet donations like those Rosse regularly provides. Platelets are critical for patients undergoing cancer treatments, trauma care and complex surgeries and have a short shelf life, making committed donors essential to maintaining a stable supply.

For Kingsville residents, Rosse's milestone reflects not only a historic achievement for the Coastal Bend Blood Center, but also a local example of long-term service and quiet dedication that has helped save countless lives across the Coastal Bend.

PUBLIC NOTICE

The City Commission will meet on Monday March 9, 2026, 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:

- 518 W JOHNSTON
- 529 W JOHNSTON
- 307 E RAGLAND
- 603 W RAGLAND
- 218 W LOTT
- 303 W LOTT
- 1240 E AVE D
- 811 E ALICE
- 516 E NETTIE
- 406 E HENRIETTA
- 622 W 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.

Garbage Schedule Changes In observance of Presidents Day

City Hall and other Administrative Offices will be closed on Monday, February 16th, 2026 in observance of Presidents Day.

The City Sanitation garbage pick-up schedule will temporarily change for the week of February 16th, 2026 to February 20th, 2026.



Residential Sanitation Schedule

Residential Monday/ Thursday service will be done on TUESDAY and THURSDAY.
Residential Tuesday/ Friday service will be done on WEDNESDAY and FRIDAY.

Commercial Sanitation Schedule
Commercial Monday service will be done on TUESDAY.

The schedule will resume to its normal schedule on February 23rd, 2026.

See more obituaries on Page 10A

REGULAR AGENDA

AGENDA ITEM #1

**Information for condemnation of 518 W. Johnston,
please see Public Hearing #1 information.**

AGENDA ITEM #2

**Information for condemnation of 529 W. Johnston,
please see Public Hearing #2 information.**

AGENDA ITEM #3

**Information for condemnation of 307 E. Ragland,
please see Public Hearing #3 information.**

AGENDA ITEM #4

**Information for condemnation of 218 W. Lott,
please see Public Hearing #4 information.**

AGENDA ITEM #5

**Information for condemnation of 303 W. Lott,
please see Public Hearing #5 information.**

AGENDA ITEM #6

**Information for condemnation of 1240 E. Ave D,
please see Public Hearing #6 information.**

AGENDA ITEM #7

**Information for condemnation of 516 E. Nettie,
please see Public Hearing #7 information.**

AGENDA ITEM #8

**Information for condemnation of 406 E. Henrietta,
please see Public Hearing #8 information.**

AGENDA ITEM #9

**Information for condemnation of 622 W. Fordyce,
please see Public Hearing #9 information.**

AGENDA ITEM #10

RESOLUTION #2026-_____

A RESOLUTION APPOINTING ELECTION JUDGES AND THE EARLY VOTING BALLOT BOARD JUDGE FOR THE CITY OF KINGSVILLE SPECIAL RECALL ELECTION MAY 2, 2026.

BE IT RESOLVED, by the City Commission of the City of Kingsville (City), that the following-named individuals are hereby appointed as Election Judges for the City's Special Recall Election to be conducted on Saturday, May 2, 2026.

CITY POLLING PLACE

- 1 – Martinez Event Center
- 2 – City Hall-Helen Kleberg Groves
Community Room
- 3 – Kleberg County Annex Bldg.
- 4 – Gillett Intermediate School
- 5 – Harvey Elementary School
- 6 – H.M. King High School

PRESIDING JUDGE

- Frances Garcia
- J. Dean Craig

- Monika Donnell
- Deeann Esquivel
- Velma Reyes
- Jessica Storck

ALTERNATE JUDGE

- Sally Lara
- Julie Garcia Meyer

- Anna Ramirez
- Sonya Reyna
- Maria Priscilla Martinez
- Richard Williams

BE IT FURTHER RESOLVED that each Presiding Judge is authorized to appoint one clerk to assist him/her with the election and that each Presiding Judge shall be compensated eighteen dollars (\$18.00) per hour for each hour worked and each Alternate Judge shall be compensated fifteen dollars (\$15.00) per hour for each hour worked and that the judge delivering the election returns and supplies to the central counting station shall be compensated an additional twenty-five dollars (\$25.00) for that service, and that Clerks shall be compensated thirteen dollars (\$13.00) per hour for each hour worked.

BE IT FURTHER RESOLVED that Connie Cashen be appointed as the Presiding Judge of the Early Voting Ballot Board. That said Presiding Judge is authorized to appoint two clerks to assist him/her, and the members shall be paid the same wage as regular election judges. If the Board concludes its work in less than 10 hours, the compensation paid may exceed that regularly payable for the amount of time worked but cannot exceed the amount payable for ten hours' work.

PASSED AND APPROVED by the majority vote of the City Commission of the City of Kingsville, Texas this the 9th day of March, 2026.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

RESOLUCIÓN #2026-_____

RESOLUCIÓN DE NOMBRAMIENTO DE JUECES ELECTORALES Y DEL JUEZ DE LA JUNTA DE BOLETAS ELECTORALES DE LA VOTACIÓN ANTICIPADA PARA LAS ELECCIONES ESPECIAL DE REVOCACIÓN DE LA CIUDAD DE KINGSVILLE EL 2 DE MAYO DE 2026.

RESUÉLVASE por la Comisión Municipal de la Ciudad de Kingsville (la Ciudad) designar a las siguientes personas que, por medio del presente se nombran Jueces Electorales de las Elecciones especial de revocación 2 de mayo de 2026.

LUGAR DE VOTACIÓN DE LA CIUDAD	JUEZ QUE PRESIDE	JUEZ SUPLENTE
1 – Martinez Evento Centro	Frances Garcia	Sally Lara
2 – Sala de comunicaciones del Ayuntamiento - Helen Kleberg Groves	J. Dean Craig	Julie Garcia Meyer
3 – Edificio anexo del condado de Kleberg	Monika Donnell	Anna Ramirez
4 – Escuela Intermedia Gillett	Deeann Esquivel	Sonya Reyna
5 – Escuela Primaria Harvey	Velma Reyes	Priscilla Martinez
6 – Escuela H.M. King High School	Jessica Storck	Richard Williams

RESUÉLVASE ADEMÁS que, cada Juez que preside esté autorizado a nombrar un secretario que lo asista en las elecciones y que a cada Juez que preside se le pagará la cantidad de dieciocho dólares (\$18.00) por cada hora trabajada; asimismo, que a cada Juez Suplente se le pagará la cantidad de quince dólares (\$15.00) por cada hora trabajada; igualmente, que al juez que haga entrega de los resultados de las elecciones, así como los suministros, a la estación central de cómputos electorales, se le pagará la cantidad adicional de veinticinco dólares (\$25.00) por este servicio brindado; y, finalmente, que a los Secretarios se les pagará la cantidad de trece dólares (\$13.00) por cada hora trabajada, respectivamente.

RESUÉLVASE ADEMÁS que, Connie Cashen será nombrada como la Jueza que preside la Junta de Boletas Electorales de la Votación Anticipada. Que el Juez que preside esté autorizado a nombrar dos secretarios que lo asistan y a los miembros se les deberá pagar el mismo salario que reciben los jueces electorales regulares. Si la Junta finaliza su trabajo en menos de 10 horas, la suma pagada podrá exceder de la cantidad regularmente pagadera por la cantidad de tiempo trabajado, pero no podrá exceder de la cantidad pagadera por el trabajo de diez horas.

SE PASÓ Y APROBÓ por una mayoría de votos de la Comisión Municipal de la Ciudad de Kingsville, Texas en este día 9 de marzo de 2026.

Sam R. Fugate, Alcalde

DA FE:

Mary Valenzuela, Secretaria de la Ciudad

APROBADO EN CUANTO A LA FORMA SE REFIERE:

Courtney Alvarez, Abogada de la Ciudad

AGENDA ITEM #11

RESOLUTION 2026-_____

RESOLUTION FOR THE CITY OF KINGSVILLE SPECIAL RECALL ELECTION, DESIGNATING VOTING PRECINCTS, POLLING PLACES, ESTABLISHING ELECTION PROCEDURES, AND APPOINTING EARLY VOTING CLERK.

WHEREAS, the City Commission of the City of Kingsville under Article V, Section 9 of the Charter of the City of Kingsville, shall conduct, and the results canvassed and announced by the election authorities prescribed by the General Election Laws of the State of Texas, and said General Election Laws shall control in all municipal elections, except as otherwise herein provided; and

WHEREAS, a special election is to be held on Saturday, May 2, 2026, as prescribed by the City Charter and the Election Laws of the State of Texas; and

BE IT ORDAINED, by the City Commission of the City of Kingsville, Texas, that an election be held in said City on the 2nd day of May 2026 to consider recalling Norma Nelda Alvarez, Commissioner Place 2; Hector Hinojosa, Commissioner Place 3; and Leo Alarcon, Commissioner Place 4.

BE IT FURTHER ORDAINED that this City has six election polling places comprised of the following voting precincts.

<u>CITY POLLING PLACE</u>	<u>COUNTY VOTING PRECINCT</u>
1	24 & 41
2	22, 23, 32, & 44
3	43
4	42
5	11, 13, & 14
6	12, 21, 31, & 33

THAT this City shall hold the election between 7:00 A.M. and 7:00 P.M. at the following places in said City.

Polling Place #1	Martinez Event Center, 1000 West Corral
Polling Place #2	Helen Kleberg Groves Comm. Room (City Hall) 400 W. King Ave.
Polling Place #3	Kleberg County Annex Bldg., 720 E. King & 12th Street
Polling Place #4	Gillett Intermediate School, 1007 North 17th Street
Polling Place #5	Harvey Elementary School, 1301 East Kenedy
Polling Place #6	H.M. King High School, 2210 S. Brahma Blvd

BE FURTHER RESOLVED THAT: the method of voting for Early Voting by personal appearance and by mail, and voting on Election Day will be by use of paper ballot and Elections Systems and Software DS200 and Express Vote.

THAT: The City Secretary Mary Valenzuela or designated person is hereby appointed Clerk for Early Voting. Early voting for the election shall be held at City Hall, 400 W. King Avenue, Kingsville, TX in the Helen Kleberg Groves Community Room, and said place of early voting shall remain open on weekdays between the hours of 8:00 A.M. and 5:00 P.M. Monday, April 20, 2026; Wednesday, April 22, 2026 through April 24, 2026; and continuing from 8:00 A.M. to 5:00 P.M. on Monday, April 27, 2026 and terminating on Tuesday, April 28, 2026, after voting occurs between the hours of 8:00 A.M. and 5:00 P.M.

****Because Tuesday, April 21, 2026, is San Jacinto Day, a legal holiday, early voting will not be conducted on that day. (EC Secs. 1.006, 85.005). ****

THAT: the City Secretary Mary Valenzuela or designated person shall give notice of said election by publishing the notice at least one time in at least one newspaper of general circulation in the City; that the City Secretary Mary Valenzuela or designated person is hereby authorized and instructed to provide and furnish all necessary election supplies to conduct said election; and that the Presiding Officer of the Commission shall issue all necessary orders, writs and notices for said election and returns of said election shall be made to the City Commission.

BE IT FINALLY RESOLVED that in accordance with the order of this governing body, the City Secretary Mary Valenzuela posted written notice of the date, place, and subject of this meeting, and said notice having been so posted and remaining posted continuously for at least three business days preceding the scheduled time of said meeting.

PASSED AND APPROVED by a majority vote of the City Commission of the City of Kingsville, Texas, this the 9th day of March 2026.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

RESOLUCIÓN #2026-_____

RESOLUCIÓN PARA LA ELECCIÓN ESPECIAL DE REVOCACIÓN DE LA CIUDAD DE KINGSVILLE, DESIGNANDO LOS COLEGIOS ELECTORALES, LOS COLEGIOS ELECTORALES, ESTABLECIENDO PROCEDIMIENTOS ELECTORALES Y NOMBRANDO UN SECRETARIO DE VOTACIÓN ANTICIPADA.

CONSIDERANDO QUE, la Comisión Municipal de la Ciudad de Kingsville, de conformidad con el Artículo V, Sección 9 de la Carta Constitutiva de la Ciudad de Kingsville, llevará a cabo las elecciones, debiendo los resultados ser escrutados y anunciados por las autoridades electorales dispuestas por las Leyes Electorales Generales del Estado de Texas; y dichas Leyes Electorales Generales prevalecerán en todas las elecciones municipales, salvo que se disponga lo contrario en el presente documento;

CONSIDERANDO QUE, una elección especial se celebrará el sábado 2 de mayo de 2026, según lo prescrito por la Carta de la Ciudad y las Leyes Electorales del Estado de Texas; y

QUE ORDENE, por la Comisión Municipal de la Ciudad de Kingsville, Texas, que se celebre una elección en dicha ciudad el día 2 de mayo de 2026 para considerar la destitución de Norma Nelda Álvarez, Comisionada Place 2; Héctor Hinojosa, Comisionado Place 3; y Leo Alarcón, Comisionado Place 4.

ORDÉNESE ADEMÁS que la Ciudad cuente con seis lugares de votación electoral, los cuales comprenden los siguientes recintos electorales.

LUGARES DE VOTACIÓN DE LA CIUDAD	RECINTOS ELECTORALES DEL CONDADO
1	24 y 41
2	22, 23, 32 y 44
3	43
4	42
5	11, 13 y 14
6	12, 21, 31 y 33

QUE, la Ciudad celebrará las elecciones en el horario de las 7:00 A. M. a 7:00 P. M. en los siguientes lugares de dicha Ciudad.

- Lugar de votación #1** **Martinez Evento Centro, 1000 West Corral**
- Lugar de votación #2** **Sala de comunicaciones del Ayuntamiento - Helen Kleberg Groves**
- Lugar de votación #3** **Edificio anexo del condado de Kleberg, 720 E. King & 12th Street**
- Lugar de votación #4** **Escuela Intermedia Gillett, 1007 North 17th Street**
- Lugar de votación #5** **Escuela Primaria Harvey, 1301 East Kenedy**
- Lugar de votación #6** **Escuela H.M. King High School, 2210 S. Brahma Blvd**

RESUÉLVASE ADEMÁS QUE: el método de votación para la Votación Anticipada por comparecencia personal y por correo, y la votación el Día de las Elecciones, será mediante el uso de la boleta electoral en papel y los Sistemas y Software Electorales DS200 y Voto Exprés.

QUE: La Secretaria de la Ciudad, Mary Valenzuela, o la persona designada, es nombrada como Secretaria de Votación Anticipada. La votación anticipada para las elecciones se llevará a cabo en City Hall, 400 W. King Avenue, Kingsville, TX, en el Salón Comunitario Helen Kleberg Groves, y dicho lugar de votación anticipada estará abierto en el horario de lunes a viernes de 8:00 a. m. a 5:00 p. m. Lunes, 20 de abril de 2026; miércoles 22 de abril de 2026 a 24 de abril de 2026; y

continuando de 8:00 a 5:00 horas el lunes 27 de abril de 2026 y finalizando el martes 28 de abril de 2026, tras la votación entre las 8:00 y las 5:00.

****Como el martes 21 de abril de 2026 es el Día de San Jacinto, un festivo legal, no se realizará la votación anticipada ese día. (CE, Secciones 1.006, 85.005). ****

QUE: la Secretaria de la Ciudad, Mary Valenzuela, o la persona designada, dará aviso de las elecciones mediante la publicación de dicho aviso, el cual se hará por lo menos por una vez, en un periódico de circulación general de la Ciudad; que la Secretaria de la Ciudad, Mary Valenzuela o la persona designada, está autorizada e instruida para proporcionar y proveer todos los suministros electorales necesarios para la realización de las elecciones; y que el Presidente de la Comisión emitirá todas las órdenes, escritos y avisos, según sea necesario, para la realización de las elecciones, procediendo a la emisión de los resultados correspondientes para la Comisión de la Ciudad.

RESUÉLVASE FINALMENTE que, conforme con la orden de este órgano de gobierno, la Secretaria de la Ciudad, Mary Valenzuela publicó un aviso por escrito dando cuenta de la fecha, lugar y objeto de esta sesión, y dicho aviso ha sido publicado y su publicación estará en vigor en forma continua durante al menos tres días laborables anteriores a la hora programada de dicha sesión.

SE OTORGÓ Y APROBÓ por una mayoría de votos de la Comisión Municipal de la Ciudad de Kingsville, Texas este día 9 de marzo de 2026.

Sam R. Fugate, Alcalde

DA FE:

Mary Valenzuela, Secretaria de la Ciudad

APROBADO EN CUANTO A LA FORMA SE REFIERE:

Courtney Alvarez, Abogada de la Ciudad

AGENDA ITEM #12

**City of Kingsville
Engineering Dept.**

TO: Mayor and City Commissioners

CC: Charlie Sosa, City Manager

FROM: Charlie Cardenas, P.E., City Engineer

DATE: February 24, 2026

SUBJECT: Consider a Resolution Authorizing Participation in the Application for Financial Assistance from the Texas Department of Agriculture (TDA) TxCDBG CD Program.

Summary:

In 2025, the Texas Department of Agriculture (TDA) issued the 2026 Call For Projects. The application is a two-step process. Step 1: submit a preliminary application (project information form, PIF) by March 31, 2026. Step 2: submit a detailed application (May 15, 2026). Once the PIF is approved and awarded, the City would be notified in the fall of 2026 and placed on a Conditional Project List for anticipated funding in 2027 of \$862,500.00.

The project will be funded by both TDA (87%) and local (13%) funds. The local funds can be cash and in-kind services. Accordingly, the City's match would be \$112,125.00 (13% of \$862,500.00).

Eligible Project Activities: A new pump house at Well #14 is proposed for this project.

Project Evaluation and Selection Criteria includes safety, project readiness, geographic equity, connectivity & accessibility, community support & planning and demand.

The TDA is asking for the City to pass a resolution in support of this application with approved authorized representatives.

Financial Impact:

There is no financial impact in submitting the application.

Recommendation:

Staff recommends a resolution showing support for applying to the Texas Department of Agriculture TxCDBG CD Fund Program 2027 Call for Project for Water Well #14.



**City of Kingsville
Engineering Dept.**

Attachments:

TDA TXCDBG CD Signatory form



RESOLUTION NO. 2026-_____

RESOLUTION OF THE CITY OF KINGSVILLE AUTHORIZING APPLICATION TO THE TEXAS DEPARTMENT OF AGRICULTURE FOR THE 2026 TXCDBG CD PROGRAM FOR A PUMP HOUSE AT WATER WELL #14; DESIGNATING AUTHORIZED SIGNATORIES TO ACT ON THE CITY'S BEHALF WITH SUCH PROGRAM; STEP ONE.

WHEREAS, the City Commission of the City of Kingsville desires to improve the health and quality of life of its citizens by making improvements to its water system by seeking funding for a new pump house at Water Well #14;

WHEREAS, it is necessary and in the best interests of the City to participate in the Texas Community Development Block Grant Program for funding for this project; and

WHEREAS, in 2025, the Texas Department of Agriculture (TDA) through the Texas Community Block Grant (TxCDBG) CD Program issued the 2026 Call for Projects, which is a two-step process that consists of: Step 1-Project sponsors submit Project Information Form (PIF) by March 31, 2026, and Step 2-Project sponsors submit Detailed Applications (DA) by May 15, 2026;

WHEREAS, if the PIF is approved and awarded, the City would be notified in the Fall of 2026 and placed on a Conditional Project List for anticipated funding in 2027;

WHEREAS, a new pump house at Water Well #14 is proposed for the project at an anticipated cost of \$862,500.00;

WHEREAS, the TxCDBG-CD Program funds 87% by TDA and 13% by applicant (who can use cash and in-kind services for the local match);

WHEREAS, the City is seeking \$862,500.00 in funding for the proposed project, which means the City's match will be \$112,125.00;

WHEREAS, the City Commission of Kingsville, Texas is committed to compliance with federal, state, and program rules, including the current TxCDBG Project Implementation Manual

WHEREAS, the governing body of the City of Kingsville desires to apply for funding for a pump house at Water Well #14 and authorizes the submission of applications to the TDA for 2026 TXCDBG CD Program for the proposed project;

WHEREAS, the governing body of the City of Kingsville desires to designate the Mayor as the City's Chief Executive Officer; the Mayor and the City Manager as the Authorized Representative; the Finance Director as the Financial Officer; and the Mayor, City Manager, City Engineer, and Finance Director as Authorized Signatories for Financial Documents.

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

I.

THAT the City Commission authorizes the Mayor to execute an application to the TDA for 2026 TXCDBG CD Program for a pump house at Water Well #14 for Step One of this grant process as stated above.

II.

THAT the City Commission directs and designates the following to act in all matters in connection with the grant application and the City's participation in the Texas Community Development Block Grant Program:

1. The Mayor as the City's Chief Executive Officer; the Mayor and the City Manager as the Authorized Representative to execute a grant application and any subsequent contractual documents, to certify environmental review documents between the Texas Department of Agriculture and the City, and to certify the Payment Request form and/or other forms required for requesting funds to reimburse project costs, and to be assigned the role of Authorized Official in the TDA-GO grant management system.

2. In addition to the above designated officials, should any grant be funded the Finance Director is authorized as the Financial Officer to certify the Payment Request form and/or other forms required for requesting funds to reimburse project costs, to prepare and submit other financial documentation, and to be assigned the role of Project Director or Payment Processor in the TDA-GO grant management system. The Mayor, City Manager, City Engineer, and Finance Director are designated as Authorized Signatories for Financial Documents

III.

THAT this Resolution shall become effective upon adoption.

PASSED AND APPROVED by a majority vote of all members of the City Commission of the City of Kingsville on the 9th day of March, 2026.

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
Depository/Authorized Signatories Designation Form

Subrecipient:	City of Kingsville, TX	Contract Number:	23-160-135-F539
---------------	------------------------	------------------	-----------------

The individuals below are designated by resolution as authorized signatories for contractual documents. At least two signatories required.

Sam R. Fugate	Charlie Sosa
Name	Name
Mayor	City Manager
Title	Title

Subrecipient:	City of Kingsville, TX	Contract Number:	23-160-135-F539
---------------	------------------------	------------------	-----------------

The individuals below are designated by resolution as authorized signatories for contractual documents. At least two signatories required.

Name	Name
Title	Title
Signature	Signature

The financial lending institution listed here will serve as the depository for the Texas General Land Office-Disaster Recovery Program Community Development Block Grant (CDBG) funds:

Kleberg First National Bank
Name of Lending Institution
Address
Kingsville, TX 78363
City, State, Zip Code
Fund Account Number:

The individuals below are designated by resolution as authorized signatories for financial documents. At least two signatories required.

Sam R. Fugate	Charlie Sosa
Name	Name
Mayor	City Manager
Title	Title

Signature	Signature



COMMUNITY DEVELOPMENT & REVITALIZATION
The Texas General Land Office
Depository/Authorized Signatories Designation Form

Deborah Balli	Charlie Cardenas
Name	Name
Finance Director	City Engineer
Title	Title
Signature	Signature

NOTE: A copy of a Resolution passed by the city council or county commissioner's court authorizing the signatories must be submitted along with this form.

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 #13

**City of Kingsville
Engineering Dept.**

TO: Mayor and City Commissioners

CC: Charlie Sosa, City Manager

FROM: Charlie Cardenas, P.E., City Engineer

DATE: February 24, 2026

SUBJECT: Consider a Resolution Authorizing Participation in the Application for Financial Assistance from the Texas General Land Office (TXGLO) Resilient Communities Program (RCP) 23-160-135-F539.

Summary:

In 2025, the Texas General Land Office (TXGLO) issued the 2027 award for a Citywide Comprehensive Plan. To approve the award and plan, the TXGLO is requesting a revised TXGLO CDR Depository/Authorized Signatories Designation Form.

The project will be funded by the TXGLO (100%) funds.

Eligible Project Activities: The project consists of a City-Wide Comprehensive Plan to include capital improvements and public utility services.

Project Evaluation and Selection Criteria includes safety, project readiness, geographic equity, connectivity & accessibility, community support & planning and demand.

The TXGLO is asking for the City to pass a resolution in support of this application with approved authorized representatives.

Financial Impact:

There is no financial impact in submitting the application.

Recommendation:

Staff recommends a resolution approving revised authorized signatories for the Texas General Land Office Resilient Communities Program (RCP) 23-160-135-F539.

Attachments:

TXGLO (RCP) Signatory form



**City of Kingsville
Engineering Dept.**



RESOLUTION # 2025- 33

A RESOLUTION AUTHORIZING THE CITY TO SUBMIT AN APPLICATION TO THE GLO FOR CDBG-MIT FUNDS UNDER THE RESILIENT COMMUNITIES PROGRAM FOR A COMPREHENSIVE MASTER PLAN WITH NO ANTICIPATED CASH MATCH.

WHEREAS, the City Commission of the City of Kingsville finds it in the best interest of the citizens of Kingsville that an application for grant monies be submitted to the GLO CDBG-MIT's 2022 Resilient Communities Program for a new Comprehensive Master Plan (estimated to cost approximately \$300,000.00);

WHEREAS, a comprehensive plan is a 20 to 30 year framework designed to help guide future developments and land within a city;

WHEREAS, the City's existing master plan was last approved in 2008 and is due for review and update;

WHEREAS, the GLO CDBG-MIT's 2022 Resilient Communities Program is accepting applications to help fund the development, adoption, and implementation of long-range planning for cities, on a first come, first served basis;

WHEREAS, the City does not have funds for a new master plan and seeks to apply to the GLO CDBG-MIT's 2022 Resilient Communities Program for the money to pay for such a plan;

WHEREAS, the City published notice in the newspaper on August 22 & 29, 2024 for a firm to perform a comprehensive master plan and apply for a grant for same via RFP#24-16, which had a submittal deadline of September 10, 2024;

WHEREAS, on October 15, 2024, RFP24-16 was awarded by City Commission to the sole submitter Halff Associates, who has worked with staff on an agreement that they now present to City Commission for approval;

WHEREAS, the City Commission of the City of Kingsville through this resolution has authorized the Interim City Manager, with the assistance of Halff Associates, Inc., to submit the grant application 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 GLO CDBG-MIT's 2022 Resilient Communities Program on behalf of the City of Kingsville for preparation of a new comprehensive master plan, with an anticipated request of \$300,000.00 and not cash match from the City if the item is awarded.

II.

THAT the City Commission authorizes the Interim City Manager, with the assistance of Halff Associates, Inc., to submit the grant and the Interim City Manager to administer the grant and necessary paperwork.

III.

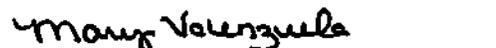
THAT this Resolution shall be and become effective on or after adoption.

PASSED AND APPROVED by a majority vote of the City Commission the 24th day of March, 2025.



Sam R. Fugate, Mayor

ATTEST:



Mary Valenzuela, City Secretary

APPROVED AS TO FORM



Courtney Alvarez, City Attorney

RESOLUTION # 2026-_____

A RESOLUTION OF THE CITY COMMISSION OF KINGSVILLE, TEXAS, DESIGNATING REVISED AUTHORIZED SIGNATORIES FOR CONTRACTUAL DOCUMENTS AND DOCUMENTS FOR REQUESTING FUNDS PERTAINING TO THE GENERAL LAND OFFICE (GLO) CDBG-MIT FUND UNDER THE RESILIENT COMMUNITIES PROGRAM FOR A COMPREHENSIVE MASTER PLAN; CONTRACT NUMBER 23-160-135-F539.

WHEREAS, the City of Kingsville, Texas previously applied for and received a GLO Community Development Block Grant-Mitigation (CDBG-MIT) award for a Citywide Comprehensive Plan; and

WHEREAS, it is necessary to revise the persons appointed to execute contractual documents and documents requesting funds from the Texas General Land Office as the prior resolution stated Interim City Manager and this resolution will reflect City Manager; and

WHEREAS, an original signed copy of the CDBG-MIT *Depository/Authorized Signatories Designation Form* is to be submitted with a copy of this Resolution; and

WHEREAS, the City of Kingsville acknowledges that in the event that an authorized signatory of the City changes (elections, illness, resignations, etc.) the following will be required:

- a resolution stating the new authorized signatory; and
- a revised CDBG-MIT *Depository/ Authorized Signatories Designation Form*.

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

SECTION 1: The Mayor and City Manager are authorized to execute contractual documents between the Texas General Land Office and the City for the Community Development Block Grant-Mitigation Program under the Resilient Communities Program for a Comprehensive Master Plan; Contract Number 23-160-135-F539.

SECTION 2: The Mayor, City Manager, City Engineer, and City Finance Director be authorized to execute the financial documents required for requesting funds approved in the Community Development Block Grant-Mitigation Program under the Resilient Communities Program for a Comprehensive Master Plan; Contract Number 23-160-135-F539.

SECTION 3: The Mayor be authorized to execute environmental review and related documents as the responsible entity (RE) for the Community Development Block Grant-

Mitigation Program under the Resilient Communities Program for a Comprehensive Master Plan; Contract Number 23-160-135-F539.

SECTION 4: This Resolution shall be and become effective on or after adoption.

SECTION 5: All resolutions or parts of resolutions in conflict with this resolution are repealed to the extent of such conflict only.

PASSED AND APPROVED by a majority vote of the City Commission the 9th day of March, 2026

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM

Courtney Alvarez, City Attorney

Depository/Authorized Signatories Designation Form

Grant Recipient City of Kingsville, TX TxCDBG Contract No. _____

The individuals listed below are designated by resolution as authorized signatories for contractual documents.

Sam R. Fugate	Charlie Sosa
_____ (Name)	_____ (Name)
Mayor	City Manager
_____ (Title)	_____ (Title)
_____ (Signature)	_____ (Signature)

In addition to the individuals listed above, the individuals listed below are designated by resolution as authorized signatories for the *Request for Payment Form* (Form A203)—(At least two (2) signatories required).

Deborah Balli	Charlie Cardenas
_____ (Name)	_____ (Name)
Finance Director	City Engineer
_____ (Title)	_____ (Title)
_____ (Signature)	_____ (Signature)
_____ (Name)	_____ (Name)
_____ (Title)	_____ (Title)
_____ (Signature)	_____ (Signature)

NOTE: A copy of a Resolution passed by the city council or county commissioner's court authorizing the signatories must be submitted along with this form. Grant Recipients are strongly encouraged to use the sample resolution provided.

AGENDA ITEM #14

**City of Kingsville
Fire Department**

TO: Mayor and City Commissioners

CC: Charlie Sosa, City Manager

FROM: Juan J. Adame, Fire Chief

DATE: February 24, 2026

SUBJECT: Coastal Bend Regional Advisory Council (CBRAC) Whole Blood Program Memorandum of Understanding (MOU)

Summary:

The Kingsville Fire Department is requesting approval of a Whole Blood Program Memorandum of Understanding (MOU) between the Kingsville Fire Department and the Coastal Bend Regional Advisory Council (CBRAC).

Background:

The CBRAC Whole Blood Program was created in 2025 as a multi-disciplinary, multi-institutional consortium. This consortium is made up of regional helicopter and ground EMS agencies, regional trauma centers, the Coastal Bend Blood Center and CBRAC. It was born of likeminded professionals focused on building a program to provide appropriate, timely, early resuscitation, either in the pre-hospital or rural hospital environment, using Low Titer O+ Whole Blood (LTOWB). This Consortium's objective is to manage the regional supply (donors) and demand without intentionally creating excess leading to waste; maintaining strict compliance with regulatory guidelines; and perpetuating an evidence-based system of care providing the best possible patient outcomes.

This Memorandum of Understanding (MOU) outlines the agreement for program collaborators/stakeholders to work through the development, operation, and sustainment of this whole blood program.

Financial Impact:

There is no financial impact to the City of Kingsville. CBRAC will be responsible for the cost of equipment and installation and the cost of whole blood.

Recommendation:

Our recommendation is that the Commission approve the MOU between the Kingsville Fire Department and the Coastal Bend Regional Advisory Council.



RESOLUTION #2026-_____

A RESOLUTION AUTHORIZING THE FIRE CHIEF TO EXECUTE A MEMORANDUM OF UNDERSTANDING FOR THE WHOLE BLOOD PROGRAM BETWEEN THE COASTAL BEND REGIONAL ADVISORY COUNCIL AND THE CITY OF KINGSVILLE-FIRE DEPARTMENT; REPEALING ALL CONFLICTING RESOLUTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Kingsville promotes the safety, health and general well-being of the community and works with other local and state agencies to provide exceptional service to its citizens;

WHEREAS, the Coastal Bend Regional Advisory Council (CBRAC) created the Whole Blood Program in 2025 as a multi-disciplinary, multi-institutional consortium to focus on building a program to provide appropriate, timely, early resuscitation, either in the pre-hospital or rural hospital environment using Low Titer O+ Whole Blood;

WHEREAS, the CBRAC has sent over a Memorandum of Understanding (MOU) for the Whole Blood Program (WBP) and requests the City's Fire Department, who is the primary EMS provider within the City, to participate;

WHEREAS, the MOU outlines the agreement for program collaborators/stakeholders to work through the development, operation, and sustainment of this Whole Blood Program;

WHEREAS, there is no financial impact to the City as CBRAC will be responsible for the cost of equipment and installation and the cost of whole blood.

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 execute a Memorandum of Understanding for the Whole Blood Program between the Coastal Bend Regional Advisory Council and the City of Kingsville, 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
9th day of March, 2026.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

COASTAL



BEND

CBRAC REGIONAL WHOLE BLOOD*
PROGRAM
MEMORANDUM OF
UNDERSTANDING

Table of Contents

CBRAC REGIONAL WHOLE BLOOD*PROGRAM	1
MEMORANDUM OF UNDERSTANDING	1
BACKGROUND.....	3
PROGRAM TENETS	3
EMS Agencies	4
Regional LTOWB Centers	5
TERM.....	5
References	7
APPENDIX B: PREHOSPITAL BLOOD PRODUCT TRANSFUSION RECORD	9
APPENDIX C: LTOWB BLOOD PRODUCT TAG	10
APPENDIX D : APPROVED PRODUCTS LIST.....	11
APPENDIX E: CBRAC Inventory Management	14
APPENDIX F: Coastal Bend Blood Center MCI Letter	15
Appendix G: Regional Whole Blood Change Request.....	16
Appendix H: CBBC Validation Templates	17

BACKGROUND

The CBRAC Whole Blood Program was created in 2025 as a multi-disciplinary, multi-institutional consortium. This consortium is made up of regional helicopter and ground EMS agencies, regional trauma centers, the Coastal Bend Blood Center and CBRAC. It was born of likeminded professionals focused on building a program to provide appropriate, timely, early resuscitation, either in the pre-hospital or rural hospital environment, using Low Titer O+ Whole Blood (LTOWB). This Consortium's objective is to manage the regional supply (donors) and demand without intentionally creating excess leading to waste; maintaining strict compliance with regulatory guidelines; and perpetuating an evidence-based system of care providing the best possible patient outcomes.

CBRAC has developed this Memorandum of Understanding (MOU) to outline the agreement for program collaborators/stakeholders to work through the development, operation, and sustainment of this whole blood program. All stakeholders recognize the complexity of a regional LTOWB initiative and its potential impact to quality patient care if all parties do not develop, implement, and follow this MOU guiding each organization's behavior. For the purposes of this program:

- A rotational site is an EMS agency or hospital with rotation privileges to Coastal Bend Blood Center (ensuring the LTOWB is rotated through to a higher usage rotational center).
- A rotational center receives LTOWB already cycled through the prehospital or rural hospital setting. This process is intended to be free of bias, agnostic to any entity and in the best interest of those involved.

This MOU is a living document and will be evaluated annually and as needed. The signatories are attesting to the commitment of their organization to follow and enforce the practices, roles, and responsibilities for their organizations as delineated in this MOU.

PROGRAM TENETS

All Participating Agencies and Facilities Agree to the Following:

1. Program updates and training information can be found at: cbrac.org
2. This is a regional process improvement program. All data and information shared will be used solely for the improvement of the delivery of care in the Coastal Bend Region in Texas.
3. The CBRAC Regional Whole Blood Committee will serve as the guiding body for the regional LTOWB program. Committee membership consists of EMS agencies (both air and ground), healthcare facilities and organizations contributing to supplying, administering, accounting for, and/or care of the patient receiving LTOWB in the CBRAC region. Meetings are conducted monthly. Participation is paramount. Key decisions regarding program execution and operation will be determined by consensus among all members of the CBRAC Whole Blood Program. Attendance requirement is to have a representative from each member agency/organization attend at least 9 of 12 meetings.
4. Clinical and administrative support is required to ensure program development, tracking, and sustainment is successful. This includes:
 - a. Coastal Bend Blood Center will provide administrative training on the ordering, management, and storage of LTOWB at participating sites.
 - b. Each agency and facility will ensure that training and validation is conducted per AABB standards.
 - c. Each agency and facility will have a primary point of contact or designee available to address concerns and participate in discussions and decision making.
5. Coastal Bend Blood Center has its own collection, preservation, and lifecycle processes. To maintain consistency within the region, the Coastal Bend Blood Center will be the single supplier of rotational LTOWB.

6. Agencies and facilities will provide clinical and administrative performance improvement information as requested by CBRAC.
7. Documentation of prehospital LTOWB transfusions will be done using the CBRAC Regional Prehospital Blood Product Transfusion Record (Appendix B). The transfusion record is not a substitute for the agencies electronic patient care record (EPCR). This document provides real-time communication between prehospital agencies, the receiving emergency department, and receiving facility's blood bank/transfusion services. It is imperative hospital blood banks/transfusion services receive real-time notification. It is required to utilize prehospital blood product transfusion record to include Pulsara notification as outlined that untyped & uncross-matched blood has been administered.
8. CBRAC will maintain regional program records using information from prehospital providers, Coastal Bend Blood Center, and receiving facilities.
9. Every attempt to regionally standardize LTOWB initiatives will be made to maximize opportunities for interoperability amongst member agencies. This includes:
 - a. Distinct marking of the LTOWB blood bags to decrease the risk of misidentifying LTOWB versus packed red blood cells. See Appendix C.
 - b. The use of only approved equipment and approved product(s) list by the CBRAC Regional Whole Blood committee. See Appendix D.
 - c. New products for consideration will be brought to the committee for consideration. Products will be reviewed and approved by all stakeholders and the committee.
10. Any requests for changes to the agreed Memorandum of Understanding must be submitted using a CBRAC Regional Whole Blood Program Request for Change (RFC) form (Appendix G). The RFC will be evaluated by CBRAC Executive Leadership and CBRAC Regional Whole Blood Committee Executive Leadership for approval. Evaluation and decision will be required from all major program stakeholders (Coastal Bend Blood Center, CBRAC Executive Leadership, Whole Blood Committee) as well as any supporting committees possibly affected by proposed changes. Once a decision on the request for change is made (approve/reject/defer), the requestor will be informed.

EMS Agencies:

1. All EMS agencies will include a searchable field for LTOWB, as an intervention, in their electronic health care record.
2. Any change in program status will be reported through the CBRAC Regional Whole Blood Committee.
3. For issues revolving around blood administration by EMS agencies, the CBRAC Regional Whole Blood committee will be the committee through which communication is shared and will assist with conflict resolution and system review.

4. All EMS agencies will participate in continuous temperature monitoring. Temperature monitors will be decided through the committee as designated in the approved product list. Temperatures are to be monitored by the agency with access available to Coastal Bend Blood Center.
5. Requests for resupply can be coordinated through current agreements with Coastal Bend Blood Center.

Regional LTOWB Centers:

1. LTOWB Centers will include "low titer o-positive whole blood" fields in their data collection to assist with future tracking and process improvement. Example: gastrointestinal bleeding patients, OB, and retroperitoneal hemorrhage.
2. For issues revolving around LTOWB administration in a healthcare facility, the CBRAC Trauma Systems Committee will be the committee through which communication is shared and will assist with conflict resolution and system review.
3. The CBRAC Trauma Systems Committee Meeting and its invited stakeholders will be the primary committee through which communication is shared and will assist with conflict resolution and system review. Any issues that cannot be resolved in the CBRAC Trauma Systems Committee will be routed to the CBRAC Executive Committee and CBRAC Whole Blood Committee for further assistance.
4. Any change in program status will be reported through the CBRAC Regional Whole Blood Committee and CBRAC Executive Committee.

TERM

This memorandum of understanding is in effect on the date on which it is signed and remains in effect until written notification is received revoking the Memorandum of Understanding with CBRAC. All parties reserve the right to terminate this MOU at any time, with or without cause. Thirty (30) days written notification is required for termination of the MOU.

ORGANIZATION: _____
(Indicate Hospital or Agency Name here)

PRIMARY POC: _____
(This is a role, not a person. Example ED shift supervisor)

PRIMARY POC CONTACT INFORMATION (EMAIL/PHONE): _____
(Business URL only, NO Gmail/yahoo, etc., personal accounts)

POC FOR PROVIDING FEEDBACK (OUTCOMES DATA FOR TRAUMA AND MEDICAL): _____
(This is a role, not a person. Example ED shift supervisor)

POC FOR PROVIDING FEEDBACK CONTACT INFORMATION (EMAIL/PHONE): _____
(Business URL only, NO Gmail/yahoo, etc., personal accounts)

Coastal Bend Regional Advisory Council

By: Hilary Watt

Hilary Watt, Executive Director
Date: September 18th, 2025
Address: 1305 N Shoreline Blvd
Corpus Christi, TX 78401

Coastal Bend Blood Center

Hospital: _____

By: 
Corey Survant, President & CEO
9/18/2025

By: _____
Hospital or System CEO

Date
Address:
209 North Padre Island Drive
Corpus Christi, TX 78406

Date
Address:

EMS Agency: City of Kingsville - Fire Department

By: _____
EMS Agency Leadership
Fire Chief, J.J. Adame

By: _____
EMS Medical Director

Date
Address:

Date
Address:

AGENDA ITEM #15

**City of Kingsville
Police Department**

TO: Mayor and City Commissioners
CC: Charlie Sosa, City Manager
FROM: John Blair, Chief of Police
DATE: February 24, 2026
SUBJECT: FY2027 Operation Lone Star Grant Program (OLS)

Summary:

The Police Department respectfully requests the City Commission's approval of a resolution to apply for and, if awarded, accept and expend FY2027 Operation Lone Star (OLS) Grant Program funds. The grant period spans from September 1, 2026, to August 31, 2027.

Background:

The FY2027 Operation Lone Star Grant Program is designed to enhance interagency border security operations to support the ongoing objectives of Operation Lone Star. This initiative aims to deter and interdict criminal activity, reduce border-related crimes, and improve intelligence-sharing and operational efficiency among law enforcement agencies.

The program focuses on the following key objectives:

1. Enhancing the effectiveness of border security operations.
2. Reducing border-related criminal activities, including drug smuggling and human trafficking.
3. Implementing improved operational strategies and increasing coordination between local and state law enforcement agencies.
4. Disrupting criminal organizations, including gangs, cartels, and human trafficking organizations.
5. Increasing the number and quality of actionable intelligence products to target the most significant threats.

Program funding can be used for overtime pay, temporary personnel, equipment, training, and travel costs, among other eligible activities. The program is critical to our department's ability to contribute effectively to statewide border security efforts.



**City of Kingsville
Police Department**

Financial Impact:

The Operation Lone Star Grant is a reimbursement-based program, requiring no cash match from the City of Kingsville. This grant will allow us to fund the following law enforcement activities:

- **Personnel Costs:** Overtime and backfill costs for peace officers assigned. Total \$383,655.20
- **Equipment and Technology:** Procurement or rental of equipment to enhance border security operations. To include 3 outfitted police vehicles, narcotics analyzers, and specialized computer software. Total \$670,600.55
- **Supplies and Operating Costs:** Fuel, maintenance, canine supplies, equipment and other direct operational expenses incurred during OLS activities. Total \$35,188.24
- **Travel and Training:** Reimbursement for travel, lodging, and per diem associated with personnel engaged in OLS operations. Total \$15,000.00
- **Contractual and Professional Services:** Veterinary Care. Total \$6,000.00

TOTAL: \$1,109,443.99

By leveraging these funds, the department can support critical border security activities without impacting the city's budget.

The grant for "Operation Lone Star" is a reimbursement grant and does not require any cash match.

Recommendation:

The Police Department recommends that the City Commission approve the resolution authorizing the department to apply for, accept, and administer the FY2027 Operation Lone Star Grant Program. This resolution is essential for ensuring our continued contribution to border security and enhancing the safety and security of our community.



RESOLUTION #2026-_____

A RESOLUTION AUTHORIZING APPLICATION TO, ADMINISTRATION OF, AND ACCEPTANCE OF OFFICE OF THE GOVERNOR, PUBLIC SAFETY OFFICE, HOMELAND SECURITY GRANTS DIVISION'S FY2027 OPERATION LONE STAR GRANT PROGRAM (OLS); AUTHORIZING THE CHIEF OF POLICE TO ACT ON THE CITY'S BEHALF WITH SUCH PROGRAM; NAMING A FINANCIAL OFFICER.

WHEREAS, the City Commission of the City of Kingsville finds it in the best interest of the citizens of Kingsville, that the Kingsville Police Department apply for and, if awarded, accept and administer the Office of the Governor, Public Safety Office, Homeland Security Grants Division's FY2027 (09/01/26-8/31/27) Operation Lone Star Grant Program, which provides funding to deter and interdict criminal activity, reduce border-related crimes, and improve intelligence-sharing and operational efficiency among law enforcement agencies; and

WHEREAS, the City agrees to provide the applicable matching funds for the said project as required by the grant application, *if any*, though no match is expected as this is a reimbursement type grant; and

WHEREAS, to support the safety of officers and citizens, the City would like to use grant funds as allowed by the grant (ie, categories such as overtime, regular or straight time & temporary positions, personnel costs, equipment & technology, vehicles, supplies & direct operating expenses, travel & training); and

WHEREAS, the City agrees that in the event of loss or misuse of the Office of the Governor funds, the City of Kingsville City Commission assures that the funds received through the grant will be returned to the Office of the Governor in full;

WHEREAS, the City of Kingsville has previously applied for similar grants that assist with improved officer and citizen safety; and

WHEREAS, the City Commission of the City of Kingsville designates the Kingsville Finance Director as the grantee's financial officer. The financial officer is given the power to submit financial and/or programmatic reports or alter a grant on behalf of the applicant agency; and

WHEREAS, the City Commission of the City of Kingsville designates the Kingsville Chief of Police, as the grantee's authorized official. The authorized official is given the power to apply for, accept, reject, administer, alter or terminate the grant on behalf of the applicant agency.

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

THAT the City Commission of the City of Kingsville approves the submission, acceptance (if awarded), and administration of the grant application for the Office of the Governor, Public Safety Office, Homeland Security Grants Division's FY2027 Operation Lone Star Grant Program.

II.

THAT the Chief of Police is hereby authorized and directed to act on the City's behalf in all matters pertaining to the Office of the Governor, Public Safety Office, Homeland Security Grants Division's FY2027 Operation Lone Star Grant Program, including but not limited to any certifications, amendments or representations stipulated therein and that the Chief of Police will administer the program and execute and submit all certifications, reports, or contracts necessary for the administration and expenditure of such program; and the Kingsville Finance Director is designated as the grantee's financial officer.

III.

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

PASSED AND APPROVED by a majority vote of the City Commission on the 9th day of March, 2026.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

AGENDA ITEM #16

Purchase

**City of Kingsville
Police Department**

TO: Mayor and City Commissioners
CC: Charlie Sosa City Manager
FROM: John Blair, Chief of Police
DATE: February 10, 2026
SUBJECT: Procurement and Delivery of KPD Unit 2982

Summary

The Kingsville Police Department, utilizing Operation Lone Star funds, has procured and taken possession of a 2024 Ford F-150 pickup truck. This vehicle was purchased under Operation Lone Star Grant #4385703 via a purchasing cooperative. The City of Kingsville Purchase Order is #252359 through TIPS USA Contract 240901. The vendor for this purchase was Silsbee Fleet.

Attached for review are the Purchase Order and Product Pricing Summary.

Financial Impact

The total cost of this fully outfitted Police Responder Unit is \$92,519.58. The entire cost was funded through Operation Lone Star Grant #4385703.

Recommendation

Authorize the purchase of the outfitted pickup truck for the Police Department via the TIPS USA purchasing cooperative for \$92,519.58 using Operation Lone Star Grant funds.





PRODUCT PRICING SUMMARY
TIPS USA 240901 TRANSPORTATION VEHICLES
VENDOR- Silsbee Ford, 1211 Hwy 96 N., Silsbee TX 77636

End User: CITY OF KINGSVILLE Prepared by: MICHAEL WILEY
 Contact: KYLE BENSON Phone: 254-541-9061
 Email: _____ Email: mwiley.silsbeefleet@gmail.com
 Product Description: FORD F-150 POLICE RESPONDER Date: August 7, 2025

A. Bid Item: 57 A. Base Price: \$ **52,105.00**

B. Factory Options

Code	Description	Bid Price	Code	Description	Bid Price
WIP	2025 CREW CAB 4X4 W/5.5FT BED	\$ -	67P	REMOTE FOBS (4)	\$ 350.00
	POWER WINDOWS AND LOCKS	INCL	18B	BLACK STEPS	\$ 255.00
	A/C; AM/FM W/SYNC	INCL	62B	FLEET KEVED ALIKE 1284X	\$ 50.00
	CLOTH FRONT BUCKETS; VINYL REAR	INCL			
	REAR VIEW CAMERA; CRUISE CONTROL	INCL			
	3.5L EXOBOOST V6	INCL			
	10-SPD AUTOMATIC	INCL			
	RECEIVER HITCH	INCL			
	STEEL WHEELS	INCL			

Total of B. Published Options: \$ **655.00**

Published Option Discount (5%) \$ **(32.75)**

C. Unpublished Options

Description	Bid Price	Options	Bid Price
BLACK	COLOR	MY25 WIP ADJUSTMENT STOCK	\$ (2,000.00)
SRCKC UNITS ON ORDER TO THIS SPEC	DELIVERY		
ARRIVING SOON TO DEALERSHIP		GULF COAST FLEET AND TRUCK	\$ 41,206.33
		EQUIPMENT QUOTE 1053	

Total of C. Unpublished Options: \$ **39,206.33**

D. Floor Plan Interest (for in-stock and/or equipped vehicles): \$ **-**

E. Lot Insurance (for in-stock and/or equipped vehicles): \$ **-**

F. Contract Price Adjustment: _____ \$ **-**

G. Additional Delivery Charge: 293 miles \$ **586.00**

H. Subtotal: \$ **92,519.58**

I. Quantity Ordered 1 x H = \$ **92,519.58**

J. Trade In: _____ \$ **-**

K. Total Purchase Price \$ **92,519.58**



CITY OF KINGSVILLE

PO Box 1458
Kingsville, TX 78364
PH: (361) 595-8025

PURCHASE ORDER

PO Number: 252359

Date: 08/13/2025

Requisition #: REQ32463

Vendor #: 5418

ISSUED TO: Silsbee Ford Inc
1211 US 96 North
Silsbee, TX 77656-

SHIP TO: IT Department
Attn: Kyle Benson
400 W King
Kingsville, TX 78363

ITEM	UNITS	DESCRIPTION	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
1	1	Additional Delivery Charge 293 miles	001-5-2102-71100		586.00	586.00
2	1	Unpublished Options Black; Srock Units on Order to this Spec; Arriving soon to Dealership; M25 WIP Adjustment Stock (\$2000); Gulf Coast Fleet and Truck Equipment Quote 1053 \$41,206.33	001-5-2102-71100		39,206.33	39,206.33
3	1	Factory Options 2025 Crew Cab 4x4 w5.5ft Bed, Incl Power Windows/Locks; A/C; AM/FM W/Sync; Cloth Front Buckets; Vinyl Rear; Rear View Camera; Cruise Control; 3.5 Exoboost V6; 10-Spd Automatic; Receiver Hitch; Steel Wheels; 4 Remote Fobs \$350; Black Steps \$255; Fleet Keyed Alike 1284X \$50	001-5-2102-71100		655.00	655.00
4	1	2025 Ford F-150 Police Responder TIPS USA 240901	001-5-2102-71100		52,105.00	52,105.00
5	1	Published Option Discount 5%	001-5-2102-71100		-32.75	-32.75

Authorized by: _____

SUBTOTAL:	92,519.58
TOTAL TAX:	0.00
SHIPPING:	0.00
TOTAL	92,519.58

- Original Invoice with remittance slip must be sent to: City of Kingsville, PO Box 1458, Kingsville, TX 78364.
- Payment may be expected within 30 days of receipt of goods and invoice.
- C.O.D. shipment will not be accepted.
- Purchase Order numbers must appear on all shipping containers, packing slips and invoices. Failure to comply with the above request may delay payment.
- All goods are to be shipped F.O.B. Destination unless otherwise stated.
- All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without approval of the Requesting Department. Material not approved will be returned at no cost to the City.
- All goods and equipment must meet or exceed all necessary city, state and federal standards and regulations.
- Vendor or manufacturer bears risk of loss or damage until property received and/or installed.
- Seller acknowledges that the buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
- The City is exempt from all federal excise and state tax - ID# 74-6001513

AGENDA ITEM #17

B.A.

**City of Kingsville
Police Department**

TO: Mayor and City Commissioners
CC: Charlie Sosa City Manager
FROM: John Blair, Chief of Police
DATE: February 10, 2026
SUBJECT: Procurement and Delivery of KPD Unit 2982

Summary

The Kingsville Police Department, utilizing Operation Lone Star funds, has procured and taken possession of a 2024 Ford F-150 pickup truck. This vehicle was purchased under Operation Lone Star Grant #4385703 via a purchasing cooperative. The City of Kingsville Purchase Order is #252359 through TIPS USA Contract 240901. The vendor for this purchase was Silsbee Fleet.

Attached for review are the Purchase Order and Product Pricing Summary.

Financial Impact

The total cost of this fully outfitted Police Responder Unit is \$92,519.58. The entire cost was funded through Operation Lone Star Grant #4385703.

Recommendation

Authorize the purchase of the outfitted pickup truck for the Police Department via the TIPS USA purchasing cooperative for \$92,519.58 using Operation Lone Star Grant funds.





PRODUCT PRICING SUMMARY
TIPS USA 240901 TRANSPORTATION VEHICLES
VENDOR- Silsbee Ford, 1211 Hwy 96 N., Silsbee TX 77656

End User: CITY OF KINGSVILLE Prepared by: MICHAEL WILEY
 Contact: KYLE BENSON Phone: 254-541-9061
 Email: _____ Email: mwiley.silsbeefleet@gmail.com
 Product Description: FORD F-150 POLICE RESPONDER Date: August 7, 2025

A. Bid Item: 57 A. Base Price: \$ 52,105.00

B. Factory Options

Code	Description	Bid Price	Code	Description	Bid Price
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	CLOTH FRONT BUCKETS; VINYL REAR	INCL			
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	3.5L EXOBOOST V6	INCL			
	10-SPD AUTOMATIC	INCL			
	RECEIVER HITCH	INCL			
	STEEL WHEELS	INCL			
Total of B. Published Options:					\$ 655.00
Published Option Discount (5%)					\$ (32.75)

C. Unpublished Options

Description	Bid Price	Options	Bid Price
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SROCK UNITS ON ORDER TO THIS SPEC	DELIVERY		
ARRIVING SOON TO DEALERSHIP		GULF COAST FLEET AND TRUCK	\$ 41,206.33
		EQUIPMENT QUOTE 1053	
Total of C. Unpublished Options:			\$ 39,206.33

D. Floor Plan Interest (for in-stock and/or equipped vehicles): \$ -

E. Lot Insurance (for in-stock and/or equipped vehicles): \$ -

F. Contract Price Adjustment: \$ -

G. Additional Delivery Charge: 293 miles \$ 586.00

H. Subtotal: \$ 92,519.58

I. Quantity Ordered 1 x H = \$ 92,519.58

J. Trade In: \$ -

K. Total Purchase Price \$ 92,519.58



CITY OF KINGSVILLE

PO Box 1458
Kingsville, TX 78364
PH: (361) 595-8025

PURCHASE ORDER

PO Number: 252359

Date: 08/13/2025

Requisition #: REQ32463

Vendor #: 5418

ISSUED TO: Silsbee Ford Inc
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Silsbee, TX 77656-

SHIP TO: IT Department
Attn: Kyle Benson
400 W King
Kingsville, TX 78363

ITEM	UNITS DESCRIPTION	GL ACCT #	PROJ ACCT #	PRICE	AMOUNT
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4	1 2025 Ford F-150 Police Responder TIPS USA 240901	001-5-2102-71100		52,105.00	52,105.00
5	1 Published Option Discount 5%	001-5-2102-71100		-32.75	-32.75

Authorized by: _____

SUBTOTAL:	92,519.58
TOTAL TAX:	0.00
SHIPPING:	0.00
TOTAL	92,519.58

- Original invoice with remittance slip must be sent to: City of Kingsville, PO Box 1458, Kingsville, TX 78364.
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- Purchase Order numbers must appear on all shipping containers, packing slips and invoices. Failure to comply with the above request may delay payment.
- All goods are to be shipped F.O.B. Destination unless otherwise stated.
- All materials and services are subject to approval based on the description on the face of the purchase order or appendages thereof. Substitutions are not permitted without approval of the Requesting Department. Material not approved will be returned at no cost to the City.
- All goods and equipment must meet or exceed all necessary city, state and federal standards and regulations.
- Vendor or manufacturer bears risk of loss or damage until property received and/or installed.
- Seller acknowledges that the buyer is an equal opportunity employer. Seller will comply with all equal opportunity laws and regulations that are applicable to it as a supplier of the buyer.
- The City is exempt from all federal excise and state tax - ID# 74-6001513

ORDINANCE NO. 2026-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2025-2026 BUDGET TO ACCEPT AND EXPEND THE OPERATION LONE STAR GRANT AWARD #4385703 FOR THE PURCHASE OF A 2024 FORD F-150 PICKUP TRUCK.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2025-2026 budget be amended as follows:

**CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT – BA#20**

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 208 – Lonestar Grant					
Revenues- 4					
2100	Police	State Grants	72010	\$92,519.58	
Expenditure-5					
2100	Police	Vehicle	71100	\$92,519.58	

[To amend the City of Kingsville FY 25-26 budget to accept and expend the Operation Lone Star grant award #4385703 for purchase of a 2024 Ford F-150 Pickup Truck. Funding will come from the Grant awarded for the stated purpose.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 9th day of March 2026.

PASSED AND APPROVED on this the 23rd day of March 2026.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

AGENDA ITEM #18

Purchase

**City of Kingsville
Public Works Department**

TO: Mayor and City Commissioners
CC: Charles Sosa, City Manager
FROM: William Donnell, Public Works Director
DATE: February 12, 2026
SUBJECT: Emergency Sewer Line Repair on 14th Street

Summary:

This item updates the City Commission on the emergency repair to an eight-inch failed sewer main located on 14th Street between Yoakum and Henrietta for the Wastewater Collections Division.

Background:

The City of Kingsville currently has a contractor working on a main sewer line rehab project within the 14th Street R.O.W. During this process on February 4th, it was found that an 8" lateral at the manhole had collapsed and created a hole in the center of the street by the manhole. TxDOT was notified and a meeting was held on site. It was determined the most appropriate repair was to replace the section of sewer main by means of trenchless pipe bursting to avoid digging up the street and disrupting traffic flow. Due to the safety hazard on the main thoroughfare, we requested contractor quotes and awarded the work to Southern Trenchless Solutions via Buyboard purchasing cooperative proposal. They completed the sewer repair on February 11th and eliminated the traffic hazard.

Financial Impact:

This will reduce the Utility Fund Budget Amendment Reserve line account 051-5-7001-86000 balance by \$66,705.00 and increase the Wastewater Collections Utility Plant account 051-5-7003-54300 by \$66,705.00.

Recommendation:

Authorize the emergency repairs to the sewer main on 14th Street via the BuyBoard purchasing cooperative for \$66,705.00.



AGENDA ITEM #19

Purchase

CITY OF KINGSVILLE
FIRE DEPARTMENT



TO: Mayor and City Commissioners
CC: Charlie Sosa, City Manager
FROM: Juan J. Adame, Fire Chief
DATE: February 12, 2026
SUBJECT: Purchase of an Emergency Vehicle for the Fire Department

Summary:

This item authorizes the purchase of an emergency vehicle for the Fire Department, from Lake Country Chevrolet, through Tipps USA Purchasing Cooperative Contract No. 240901 for the City of Kingsville Fire Department.

Background:

The new emergency vehicle will replace a used 2011 Tahoe that has high mileage and frequently having repair issues

Financial Impact:

Funds are available through Fire Department Vehicle fund 097-5-2200-71100, in the amount of \$72,277.50

Recommendation:

It is recommended the City approve the purchase of an emergency vehicle for the Fire Department, through Tipps USA Purchasing Cooperative Contract No. 240901 TIPPS USA is a member of the Purchasing Cooperative which meets Local government code 271 Subchapter F allows for the use of a cooperative purchasing program, specifically 271.102 (c), states, "A local government that purchases good and service under this subchapter satisfies any state law requiring the local government to seek competitive bids for the purchase of goods and service." Therefore, competitive bidding statutes have been met.



TIPS VENDOR AGREEMENT

TIPS RFP 240901 Transportation Vehicles

The following Vendor Agreement ("Agreement") creates a legal agreement between The Interlocal Purchasing System ("TIPS"), a government purchasing cooperative and Department of Texas Region 8 Education Service Center and (INSERT ENTITY NAME):

SILSBEE FORD INC

(ENTER ENTITY NAME)

its owners, agents, subsidiaries, and affiliates (together, "Vendor") (individually, "Party", and collectively the "Parties") and this agreement shall exclusively govern the contractual relationship ("Agreement") between the Parties.

TIPS, a governmental entity and a national purchasing cooperative seeks to provide a valuable and necessary solution to public entities and qualifying non-profits by performing the public procurement solicitation process and awarding compliant contracts to qualified vendors. Then, where the law of a customer's jurisdiction allows, instead of public entities and qualifying non-profits expending time, money, and resources on the extensive public procurement process, the use of TIPS allows public entities to quickly select and purchase their preferred products or services from qualified, competitively evaluated vendors through cooperative purchasing.

1. **Purpose.** The purpose of this Agreement is to identify the terms and conditions of the relationship between TIPS and Vendor. Public entities and qualifying non-profits that properly join or utilize TIPS ("TIPS Members") may elect to "piggyback" off of TIPS' procurements and agreements where the laws of their jurisdiction allow. TIPS Members are not contractual parties to this Agreement although terms and conditions of this Agreement may ensure benefits to TIPS Members.
2. **Authority.** The Parties agree that the signatories below are individual authorized to enter into this Agreement on behalf of their entity and that they are acting under due and proper authority under applicable law.
3. **Definitions**
 - a. **TIPS Pricing:** The specific pricing, discounts, and other pricing terms and incentives which Vendor submitted and TIPS approved for each respective TIPS Contract awarded to Vendor and all permissible, subsequent pricing updates submitted by Vendor and accepted by TIPS, if any.
 - b. **Authorized Reseller:** A reseller or dealer authorized and added by a Vendor through their online TIPS Vendor Portal to make TIPS sales according to the terms and conditions herein.
4. **Entire Agreement.** This Agreement resulted from TIPS posting a "TIPS Solicitation" (RFP, RCSP, RFQ, or other) and Vendor submitting a proposal in response to that posted TIPS Solicitation for evaluation and award. The Parties agree that this Agreement consists of the provisions set forth herein and: (1) The TIPS solicitation document resulting in this Agreement; (2) Any addenda or clarifications issued in relation to the TIPS solicitation; (3) All solicitation information provided to Vendor by TIPS through the TIPS eBid System; (3) Vendor's entire proposal response to the TIPS solicitation including all accepted required attachments, acknowledged notices and certifications, accepted negotiated terms, pricing, accepted responses to questions, and accepted written clarifications of Vendor's proposal, and; any properly included attachments to this Agreement. All documentation and information listed is hereby incorporated by reference as if set forth herein verbatim. In the event of conflict between the terms herein and one of the incorporated documents the terms and conditions herein shall control.
5. **Vendor's Specific Warranties, Terms, and License Agreements.** Because TIPS serves public entities and non-profits throughout the nation all of which are subject to specific laws and policies of their jurisdiction, as a matter of standard practice, TIPS does not typically accept a Vendor's specific "Sale Terms" (warranties, license agreements, master agreements, terms and conditions, etc.) on behalf of all TIPS Members. TIPS may permit Vendor to attach those to this Agreement to display to interested customers what terms may apply to their Supplemental Agreement with Vendor (if submitted by Vendor for that purpose). However, unless this term of the Agreement is negotiated and modified to state otherwise, those specific Sale Terms are not accepted by TIPS on behalf of all TIPS Members and each Member may choose whether to accept, negotiate, or reject those specific Sale Terms, which must be reflected in a separate agreement between Vendor and the Member in order to be effective.

TIPS SOLICITATION DOCUMENT



THE INTERLOCAL PURCHASING SYSTEM ("TIPS")

A department of TIPS Lead Agency:



TEXAS REGION 8 EDUCATION SERVICE CENTER ("Region 8 ESC")

TIPS RFP 240901 Transportation Vehicles

I. NOTICE TO PROPOSERS.

Contact Information:

TIPS/Region 8 ESC
4845 US Hwy 271 North
Pittsburg, Texas 75686
Toll Free: (866) 839-8477
Email: bids@tips-usa.com
Website: www.tips-usa.com

TIPS Solicitation:

TIPS RFP 240901 Transportation Vehicles

This solicitation document is a Request for Proposal as permitted in Texas Education Code § 44.031. Regardless of potential informal or erroneous references to other solicitation terms such as: "solicitation", "bid", "request for competitive sealed proposal", "RCSP", etc., this solicitation is the method of procurement identified at this location.

Proposal Deadline:

All proposals shall be received electronically, or otherwise sealed, by: October 18, 2024, AT 3:00 P.M. LOCAL TIME

Access to Solicitation Documents:

Solicitation documents are located online at <http://tips.ionwave.net>. If you encounter a problem while accessing the solicitation, please contact TIPS at the contact information provided for assistance.

Piggybacking Notice:

This IDIQ Solicitation is intended for the use of public entities and qualifying non-profit entities who join TIPS, now and in the future, ("TIPS Members") to piggyback upon and utilize as their own solicitation for legal procurement purposes. TIPS Contracts are established through free, full and open competition as described by the laws of TIPS jurisdiction and are available for piggy-back by other government entities anywhere in the United States, subject to each entities' jurisdictional law and regulation. For the purpose of enhanced accessibility, potential cost savings, increased flexibility and choice, and order to ensure adequate coverage of requirements for Region 8 Education Service Center and TIPS Members, multiple awards are anticipated.

Supplier Participation

240901

Transportation Vehicles

Issue Date: 9/5/2024

Response Deadline: 10/18/2024 03:00 PM (CT)

Contact Information

Address: Region 8 Education Service Center
4845 US Highway 271 North
Pittsburg, TX 75686
Phone: +1 (866) 839-8477
Email: bids@tips-usa.com

Participation Summary

Supplier	Email Status	Response Status
11 Series Energy, Inc.		Viewed
1A Smart Start, LLC		No Response
1st Ayd Corp (First Aid Corp)		No Response
3GSTORE.COM (MDG Computer Services, Inc.)		No Response
3T Business Group LLC		No Response
716 Transport LLC (716 Transport LLC)		No Response
A Z Bus Sales INC		Viewed
A&A AUTO PARTS STORES INC. (Keystone Automotive Operations)		No Response
A-1 Priority Truck Repair		No Response
A6 Scientific Corp.		No Response
Abanty Systems LLC	Fail	No Response
Abanty Systems LLC (ENVIRONMENTAL MULTISERVICE CONTRACTING SOLUTIONS LLC)		No Response
ABC Auto Parts LTD		No Response
ABC&D Bus Sales Of Oklahoma	Fail	No Response



PRODUCT PRICING SUMMARY
TIPS USA 240901 TRANSPORTATION VEHICLES
VENDOR- 5426 LAKE COUNTRY CHEVROLET, 2152 N. WHEELER STREET JASPER, TX 75951

End User: CITY OF KINGSVILLE

Prepared by: MICHAEL WILEY

Contact: JAMES CREEK

Phone: 254-541-9061

Email: _____

Email: mwiley.silbsbeefleet@gmail.com

Product Description: CHEVY SILVERADO 1500

Date: October 30, 2025

A. Bid Item: 27

A. Base Price: \$ 41,500.00

B. Factory Options

Code	Description	Bid Price	Code	Description	Bid Price
		\$ -	5H1	2 EXTRA KEYS	\$ 45.00
CK10743	2026 CREW CAB 4WD W/6.5FT BED	\$ 1,800.00	A2X	POWER DRIVER SEAT	\$ 290.00
	POWER WINDOWS AND LOCKS	INCL	G880	LOCKING REAR DIFFERENTIAL	\$ 395.00
	A/C; AM/FM STERIO W/BLUETOOTH	INCL	JL1	TRAILER BRAKE CONTROLLER	\$ 275.00
	RUBBER FLOOR	INCL	K14	120 POWER OUTLET	\$ 225.00
	CLOTH 50/20/40 SEAT	INCL			
L84	5.3L V8; 10-SPD AUTOMATIC	\$ 1,595.00			
Z82	TRAILER TOW PACKAGE	\$ 425.00			

Total of B. Published Options: \$ 5,050.00

Published Option Discount (5%) \$ (252.50)

C. Unpublished Options

Description	Bid Price	Options	Bid Price
RACE RED	COLOR	GULF COAST FLEET EQUIPMENT PKG Q# 2143	\$ 24,894.00
90-120 DAYS ESTIMATED	DELIVERY	SEE ATTACHED SPEC SHEET	

Total of C. Unpublished Options: \$ 24,894.00

- D. Floor Plan Interest (for in-stock and/or equipped vehicles): \$ 500.00
- E. Lot Insurance (for in-stock and/or equipped vehicles): \$ -
- F. Contract Price Adjustment: _____ \$ -
- G. Additional Delivery Charge: 293 miles \$ 586.00
- H. Subtotal: \$ 72,277.50
- I. Quantity Ordered 1 x H = \$ 72,277.50
- J. Trade in: _____ \$ -

ESTIMATE

Gulf Coast Fleet and Truck
Equipment
502 S Navigation Blvd
Corpus Christi, TX 78405-0815

Clifford@GC-Fleet.com
+1 (361) 668-5642
GC-Fleet.com



SILSBEE FORD, INC. TIPS

Bill to
TIPS
1211 US-96 S
Silsbee, TX 77656
United States

Ship to
TIPS
1211 US-96 S
Silsbee, TX 77656
United States

Estimate details

Estimate no: 2143
Estimate date: 10/22/2025

#	Product or service	SKU	Description	Qty	Rate	Amount
1.	Description	Description	CITY OF KINGSVILLE FD 2025 CHEV SILVERADO	1	\$0.00	\$0.00
2.	SMCBK0802CHT202500	BK0802CHT20 2500	SETINA PUSH BUMPER WITH 2 LIGHT TOP CHANNEL AND SIDE LIGHTS (MICROPULSE)	1	\$1,300.00	\$1,300.00
3.	FEDSIFMJS-1643739544	SIFMJS- 1643739544	FEDERAL SIGNAL FRONT VISOR CHEV SIL 19+ RED/BLUE/WHITE	1	\$1,200.00	\$1,200.00
4.	FEDCNSMJ8R-P3C	CNSMJ8R- P3C	FEDERAL SIGNAL CN SIGNAL MASTER REAR 8 HEAD TRI COLOR 31.2"	1	\$1,100.00	\$1,100.00
5.	FEDSLB-SIL19ND	SLB-SIL19ND	CN SIGNALMASTER NO DRILL MOUNT FOR 19+ SILVERADO	1	\$71.00	\$71.00
6.	FEDMPS63U-RBW	MPS63U-RBW	FEDSIG MPS6 SERIES PERIMETER LIGHT- RED/BLUE/WHITE	10	\$120.00	\$1,200.00
7.	FEDPF400QS17B	PF400QS17B	FEDERAL SIGNAL PATHFINDER 400W WITH Q TONE AND 17 BUTTON CONTROLLER	1	\$1,800.00	\$1,800.00
8.	FEDES100C	ES100C	FEDSIG ES100C SPEAKER	2	\$180.00	\$360.00
9.	FEDES-U	ES-U	ES100C U MOUNTING BRKT	2	\$0.00	\$0.00

10. FEDFHL-TAIL	FHL-TAIL	FEDSIG TAIL LIGHT FLASHER MODULE	1	\$101.00	\$101.00
11. FEDEXPMOD24	EXPMOD24	FEDSIG 24 CHANNEL EXPANSION MODULE	3	\$250.00	\$750.00
12. FEDMPSW9-RBW	MPSW9-RBW	TRI-COLOR LEDs, Red/Blue/White	2	\$150.00	\$300.00
13. FEDMPSMW9-SIL19MIR	MPSMW9- SIL19MIR	FEDSIG KIT,BRKT,MPSW9,MIRROR,19SIL	1	\$45.00	\$45.00
14. FEDRBKIT2-COMPACT	RBKIT2- COMPACT	FEDSIG DUAL COMPACT RUMBLE KIT(FOR USE WITH PATHFINDER)	1	\$500.00	\$500.00
15. FEDRBC2-TAH21ND	RBC2- TAH21ND	FEDERAL SIGNAL DUAL COMPACT RUMBLER MOUNTING KIT 21+ TAHOE AND SILVERADO	1	\$71.00	\$71.00
16. FED416309-RBW	416309-RBW	FEDSIG 1" FLUSH MOUNT LED PERIMETER	4	\$110.00	\$440.00
17. FEDQ8DCABLE25-2-DGCAN	O8DCABLE05-FEDSIG CABLE, OBD2 2-DGCAN		1	\$150.00	\$150.00
18. FED416918-RBW	416918-RBW	FED SIG LOW PROFILE PERIMETER LIGHTS: TRI-COLOR, SINGLE-HEAD, CLEAR LENS - RED/BLUE/WHITE - COLOR BLK BEZEL	2	\$90.00	\$180.00
19. WES28-51275	28-51275	WESTIN R5 RUNNING BOARDS- BLACK 19+ GM TRUCK CREWCAB	1	\$557.00	\$557.00
20. GAM7170-1062-02	7170-1062-02	GAMBER JOHNSON 2019+ Chevrolet Silverado Wide Body Console Box with Cup Holder, Tall Rear Armrest and Mongoose® XLE 9" Motion Attachment	1	\$1,700.00	\$1,700.00
21. GAM17040	17040	GAMBER JOHNSON MAGNETIC MIC CLIP	1	\$45.00	\$45.00
22. GAM15371	15371	GAMBER JOHNSON Dual USB Power Port	1	\$80.00	\$80.00
23. GAM7160-0063	7160-0063	GAMBER JOHNSON 12V CIGARETTE LIGHTER PLUG	2	\$35.00	\$70.00
24. GAM7160-0322	7160-0322	APX RADIO FACEPLATE 1500-8500	1	\$0.00	\$0.00
25. GAM7160-0338	7160-0338	GAMBER JOHNSON PF200S17 FACEPLATE	1	\$36.00	\$36.00
26. BED15-7548-CGB	15-7548-CGB	BEDSLIDE BLK CHEV 1500 6.5	1	\$2,038.00	\$2,038.00
27. DBGS19S-HD-DX-C12	GS19S-HD- DX-C12	DIAMOND BACK BED COVER BLK RUGGED DIAMOND PLATE WITH TIE DOWNS CHEV 1500 6.5	1	\$2,500.00	\$2,500.00

28. TIGT62128B	62128B	2019-2021 GMC 1500 Chevrolet 1500 2020-2021 GMC 2500-3500 Bucket Set - Black Tactical	1	\$350.00	\$350.00
29. TNT-CSUV LARGE	CSUV LARGE	CERAMIC TINT FOR SUV 5%	1	\$400.00	\$400.00
30. TNT-EYEBROW	TNT- EYEBROW	WINDSHEILD EYEBROW	1	\$50.00	\$50.00
31. INS-PD-FB	INS-PD-FB	INSTALL POLICE SIREN AND LIGHTS INSTALL CONSOLE INSTALL STEPS INSTALL BED COVER INSTALL BED SLIDE PUSH BUMPER WITH LIGHTS 4 LIGHTS ON EACH STEP 2 LIGHTS ON BACK BUMPER 2 LIGHTS IN EACH STEP POCKET ILS FRONT VISORS IN FRONT WINDOW CN SIGNAL MASTER IN BACK GLASS	1	\$4,500.00	\$4,500.00
32. SS-STANDARD SHOP SUPPLIES	SS-STANDARD SHOP SUPPLIES	ELECTRICAL SUPPLIES: WIRE, LOOM, SEALED CONNECTORS, SWITCH/HARNESS	1	\$500.00	\$500.00
33. FRT-CHARGE	FRT-CHARGE	FREIGHT FROM SETINA, BEDSLIDE, GAMBER JOHNSON, FEDERAL SIGNAL	1	\$850.00	\$850.00
34. GRAPHICS		CUSTOM GRAPHICS RR TINT AND WRAPS	1	\$1,650.00	\$1,650.00
Total					\$24,894.00

Accepted date

Accepted by

AGENDA ITEM #20

Rslm.

**City of Kingsville
Fire Department**

TO: Mayor and City Commissioners
CC: Charlie Sosa, City Manager
FROM: Juan J. Adame, Fire Chief
DATE: March 02, 2025
SUBJECT: Authorization to Apply for Harris XL200P Portable Radios, Border Zone Fire Department (BZFD) Grant#5837801 & Budget Amendment for Same

Summary:

The Kingsville Fire Department can apply for the FY 2027 BZFD Grant Program in request for new portable radios.

Background:

The Kingsville Fire Department (KFD) is involved in the mitigation of multiple hazards that require radios for clear and concise communication for operational effectiveness. Having reliable radio communication is essential for maintaining accountability, issuing emergency alerts, and coordinating operations in hazardous environments. The Kingsville Fire Department's current portable radios are growing outdated and will eventually be obsolete. BZFD funding will be used for the sole purpose of purchasing modern portable radios that will be used for the enhancement of life saving efforts in conjunction with mutual aid partners and participating agencies within the Rio Grande Valley Border Patrol Sector. Modern portable radios provide clearer audio, improved signal penetration in structures, enhanced durability, and longer battery life. Upgrading to newer radios represents a long-term investment in the safety of personnel and the quality of emergency services provided to the community. This equipment will improve on-scene command and control, reduce communication delays, and allow personnel to operate more efficiently during structure fires, medical emergencies, hazardous materials incidents, and large-scale events. This application will request **\$248,575.46** for the equipment and shipping fees.

Financial Impact:

The grant for "Border Zone Fire Department" is a reimbursement type but does not require any cash match. We are requesting **\$248,575.46** in equipment and associated shipping fees.

Recommendation:

We would request a resolution approving the submission of application and acceptance of this grant via the Office of the Governor eGrants portal by the grantee's authorized official as designated by the City



**City of Kingsville
Fire Department**

Manager, Chief J. J. Adame. We also request a budget amendment to the current FY 2025-2026 for use of the funds as soon as they are available.





DAILEY-WELLS

From: Edward Martinez
Major Accounts Representative
Dailey-Wells Communications
361-548-5660 Cell
210.893.6702 Fax
emartinez@dwcomin.com

To: Nick Chapa
For: City of Kingsville
Phone: 361-877-7692
Date: February 11, 2026
email: nchapa@cityofkingsville.com

XL-200P PORTABLE, VHF / 768/ 861 MHZ, P25 Phase II

Item	Part #	Description	Qty.	Unit List	Disc. %	Unit Sale	Ext Sale
1	XL-PFM7M-NA*	PORTABLE, XL-200P, FKP, BLK, US, NA	40	\$ 3,950.00	26%	\$ 2,923.00	\$ 116,920.00
2	XL-PKGF3	FEATURE PACKAGE, DUAL BAND, VHF+7800	40	\$ 1,250.00	26%	\$ 925.00	\$ 37,000.00
3	XL-NC52	ANTENNA, FLEX, HELICAL, 136-870 MHZ	40	\$ 150.00	26%	\$ 111.00	\$ 4,440.00
4	XL-PKGP	FEATURE PACKAGE, P25 TRUNKING	40	\$ 1,800.00	26%	\$ 1,332.00	\$ 53,280.00
5	XL-PL4U	FEATURE, SINGLE-KEY DES ENCRYPTION	40	\$ 0.01	100%	\$ -	\$ -
6	XL-PL9E	FEATURE, SINGLE-KEY AES ENCRYPTION	40	\$ 0.01	100%	\$ -	\$ -
7	XL-PL8Y	FEATURE, ENCRYPTION LITE	40	\$ 0.01	100%	\$ -	\$ -
8	XL-PL4F	FEATURE, P25 PHASE 2, TDMA	40	\$ 275.00	26%	\$ 203.50	\$ 8,140.00
9	XL-PA4K	BATTERY, LI-ION, HI-CAPACITY, 4800 MAH	40	\$ 250.00	26%	\$ 185.00	\$ 7,400.00
10	XL-CH6F	CHARGER, SINGLE-BAY +	25	\$ 250.00	26%	\$ 185.00	\$ 4,625.00
11	XL-AE4B	SPEAKER MICROPHONE, EMERG BUTTON	40	\$ 255.00	26%	\$ 188.70	\$ 7,548.00
12	GE7334-34X	CASE, LEATHER, PREMIUM, BELT LOOP, D-SWIVEL	40	\$ 135.00	26%	\$ 99.90	\$ 3,996.00
13	XL-HC3L	BELT CLIP, METAL	40	\$ 35.00	26%	\$ 25.90	\$ 1,036.00
		Total for Radio Package		\$ 8,350.03		\$ 6,179.00	
14	DWC-Shipping	Shipping / Handling	1	\$ 165.00	0%	\$ 165.00	\$ 165.00
		Sub Total				\$ 244,550.00	

Accessories

Item	Part #	Description	Qty.	Unit List	Disc. %	Unit Sale	Ext Sale
15	XL-CH6H	CHARGER, VEHICULAR, PREMIUM, XL-200P	8	\$ 318.00	26%	\$ 235.32	\$ 1,882.56
16	XL-CH6G	CHARGER, 6-BAY, PREMIUM, XL-200P	3	\$ 945.00	26%	\$ 699.30	\$ 2,097.90
17	DWC-Shipping	Shipping / Handling	1	\$ 45.00	0%	\$ 45.00	\$ 45.00
		Sub Total				\$ 4,025.46	
		Extended Total				\$ 248,575.46	

P.O.
Bill to: City of Kingsville
PO Box 1458
Kingsville, TX 78364

Ship To: Attn: Nick Chapa
IT Department
400 W. King
Kingsville, TX 78363

Terms: Net 30 Days
Shipping: Pre-Pay & add to invoice
Price valid until March 31, 2026

RESOLUTION # 2026-_____

A RESOLUTION AUTHORIZING APPLICATION TO, ADMINISTRATION OF, AND ACCEPTANCE OF OFFICE OF THE GOVERNOR, FY2027 BORDER ZONE FIRE DEPARTMENTS GRANT PROGRAM, GRANT #5837801 REQUESTING ADDITIONAL FUNDING FOR NEW PORTABLE RADIOS FOR THE FIRE DEPARTMENT WITH NO ANTICIPATED CASH MATCH; AUTHORIZING THE FIRE CHIEF TO ACT ON THE CITY'S BEHALF WITH SUCH PROGRAM; DESIGNATING FINANCIAL OFFICER.

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 to the FY2027 Border Zone Fire Departments Grant Program Grant #5837801 for new portable radios;

WHEREAS, this item was initially presented to City Commission on 2/23/26 where it was approved via Resolution #2026-27 for submittal with an estimated radio purchase cost of approximately \$188,000.00, but staff has since leaned requests of up to \$250,000 can be submitted and thus desires to increase the grant request for additional radios; and

WHEREAS, the City's Fire Department has need for new portable radios for fire personnel to replace outdated portable radios for a new total grant request of \$248,575.46; and

WHEREAS, the City agrees to provide the applicable matching funds for the said project, if any, as required by the Office of the Governor for the Grant Program grant application, though none is expected at this time; and

WHEREAS, the City agrees that in the event of loss or misuse of the Office of the Governor grant funds, the City of Kingsville City Commission assures that the funds received through the grant will be returned to the Office of the Governor in full; and

WHEREAS, the City of Kingsville and the Kingsville Fire Department are aware of and will comply with the grant requirements; and

WHEREAS, the City Commission of the City of Kingsville designates the Fire Chief as the grantee's authorized official, who has the power to apply for, accept, reject, alter or terminate the grant on behalf of the applicant agency; and

WHEREAS, the City Commission of the City of Kingsville designates the Finance Director as the grantee's financial officer. The financial officer is given the power to

submit financial and/or programmatic reports or alter a grant on behalf of the applicant agency.

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

I.

THAT the City Commission approves and authorizes the Fire Chief to submit a grant application to the FY2027 Border Zone Fire Departments Grant Program Grant #5837801 for new portable radios (estimated to cost approximately \$248,575.46) on behalf of the City of Kingsville Fire Department, with no anticipated cash match from the City if the item is awarded.

II.

THAT the Fire Chief is hereby authorized and directed to act on the City's behalf in all matters pertaining to the FY2027 Border Zone Fire Departments Grant Program Grant #5837801, including any certifications, amendments or representations stipulated therein and that the Fire Chief will administer the program and execute and submit all certifications, reports, or contracts necessary for the administration and expenditure of such program, and the Finance Director is designated as the grantee's financial officer.

III.

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

PASSED AND APPROVED by a majority vote of the City Commission the 9th day of March, 2026.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM

Courtney Alvarez, City Attorney

AGENDA ITEM #21

Budget Am.

**City of Kingsville
Fire Department**

TO: Mayor and City Commissioners
CC: Charlie Sosa, City Manager
FROM: Juan J. Adame, Fire Chief
DATE: March 02, 2025
SUBJECT: Authorization to Apply for Harris XL200P Portable Radios, Border Zone Fire Department (BZFD) Grant#5837801 & Budget Amendment for Same

Summary:

The Kingsville Fire Department can apply for the FY 2027 BZFD Grant Program in request for new portable radios.

Background:

The Kingsville Fire Department (KFD) is involved in the mitigation of multiple hazards that require radios for clear and concise communication for operational effectiveness. Having reliable radio communication is essential for maintaining accountability, issuing emergency alerts, and coordinating operations in hazardous environments. The Kingsville Fire Department's current portable radios are growing outdated and will eventually be obsolete. BZFD funding will be used for the sole purpose of purchasing modern portable radios that will be used for the enhancement of life saving efforts in conjunction with mutual aid partners and participating agencies within the Rio Grande Valley Border Patrol Sector. Modern portable radios provide clearer audio, improved signal penetration in structures, enhanced durability, and longer battery life. Upgrading to newer radios represents a long-term investment in the safety of personnel and the quality of emergency services provided to the community. This equipment will improve on-scene command and control, reduce communication delays, and allow personnel to operate more efficiently during structure fires, medical emergencies, hazardous materials incidents, and large-scale events. This application will request **\$248,575.46** for the equipment and shipping fees.

Financial Impact:

The grant for "Border Zone Fire Department" is a reimbursement type but does not require any cash match. We are requesting **\$248,575.46** in equipment and associated shipping fees.

Recommendation:

We would request a resolution approving the submission of application and acceptance of this grant via the Office of the Governor eGrants portal by the grantee's authorized official as designated by the City



**City of Kingsville
Fire Department**

Manager, Chief J. J. Adame. We also request a budget amendment to the current FY 2025-2026 for use of the funds as soon as they are available.



DAILEY-WELLS COMMUNICATIONS

3440 E. Houston St., San Antonio, TX 78219



To: Nick Chapa
 For: City of Kingsville
 Phone: 361-877-7692
 Date: February 11, 2026
 email: nchapa@cityofkingsville.com

From: Edward Martinez
 Major Accounts Representative
 Dailey-Wells Communications
 361-548-5660 Cell
 210.893.6702 Fax
 emartinez@dwcomm.com

XL-200P PORTABLE, VHF / 768/ 861 MHZ, P25 Phase II

Item	Part #	Description	Qty	Unit List	Disc. %	Unit Sale	Ext. Sale
1	XL-PFM1M-NA*	PORTABLE, XL-200P, FKP, BLK, US, NA	40	\$ 3,950.00	26%	\$ 2,923.00	\$ 116,920.00
2	XL-PKGF3	FEATURE PACKAGE, DUAL BAND, VHF+7/1600	40	\$ 1,250.00	26%	\$ 925.00	\$ 37,000.00
3	XL-NC5Z	ANTENNA, FLEX, HELICAL, 138-970 MHZ	40	\$ 150.00	26%	\$ 111.00	\$ 4,440.00
4	XL-PKGPT	FEATURE PACKAGE, P25 TRUNKING	40	\$ 1,800.00	26%	\$ 1,332.00	\$ 53,280.00
5	XL-PL4U	FEATURE, SINGLE-KEY DES ENCRYPTION	40	\$ 0.01	100%	\$ -	\$ -
6	XL-PL9E	FEATURE, SINGLE-KEY AES ENCRYPTION	40	\$ 0.01	100%	\$ -	\$ -
7	XL-PL8Y	FEATURE, ENCRYPTION LITE	40	\$ 0.01	100%	\$ -	\$ -
8	XL-PL4F	FEATURE, P25 PHASE 2, TDMA	40	\$ 275.00	26%	\$ 203.50	\$ 8,140.00
9	XL-PA4K	BATTERY, LI-ION, HI-CAPACITY, 4800 MAH	40	\$ 250.00	26%	\$ 185.00	\$ 7,400.00
10	XL-CH6F	CHARGER, SINGLE-BAY +	25	\$ 260.00	26%	\$ 185.00	\$ 4,625.00
11	XL-AE4B	SPEAKER MICROPHONE, EMERG BUTTON	40	\$ 265.00	26%	\$ 188.70	\$ 7,548.00
12	GE7334-34X	CASE, LEATHER, PREMIUM, BELT LOOP, D-SWIVEL	40	\$ 135.00	26%	\$ 98.90	\$ 3,956.00
13	XL-HC3L	BELT CLIP, METAL	40	\$ 35.00	26%	\$ 25.90	\$ 1,036.00
				Total for Radio Package		\$ 6,350.03	
14	DWC-Shipping	Shipping / Handling	1	\$ 165.00	0%	\$ 165.00	\$ 165.00
				Sub-Total		\$ 244,550.00	

Accessories

Item	Part #	Description	Qty	Unit List	Disc. %	Unit Sale	Ext. Sale
15	XL-CH6H	CHARGER, VEHICULAR, PREMIUM, XL-200P	8	\$ 318.00	26%	\$ 236.32	\$ 1,882.56
16	XL-CH6G	CHARGER, 8-BAY, PREMIUM, XL-200P	3	\$ 945.00	26%	\$ 699.30	\$ 2,097.90
17	DWC-Shipping	Shipping / Handling	1	\$ 45.00	0%	\$ 45.00	\$ 45.00
				Sub-Total		\$ 4,925.46	
				Extended Total		\$ 248,575.46	

P.O.
 Bill to: City of Kingsville
 PO Box 1458
 Kingsville, TX 78364

Ship To: Attn: Nick Chapa
 IT Department
 400 W. King
 Kingsville, TX 78363

Terms: Net 30 Days
 Shipping: Pre-Pay & add to invoice
 Price valid until March 31, 2026

RESOLUTION # 2026-_____

A RESOLUTION AUTHORIZING APPLICATION TO, ADMINISTRATION OF, AND ACCEPTANCE OF OFFICE OF THE GOVERNOR, FY2027 BORDER ZONE FIRE DEPARTMENTS GRANT PROGRAM, GRANT #5837801 REQUESTING ADDITIONAL FUNDING FOR NEW PORTABLE RADIOS FOR THE FIRE DEPARTMENT WITH NO ANTICIPATED CASH MATCH; AUTHORIZING THE FIRE CHIEF TO ACT ON THE CITY'S BEHALF WITH SUCH PROGRAM; DESIGNATING FINANCIAL OFFICER.

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 to the FY2027 Border Zone Fire Departments Grant Program Grant #5837801 for new portable radios;

WHEREAS, this item was initially presented to City Commission on 2/23/26 where it was approved via Resolution #2026-27 for submittal with an estimated radio purchase cost of approximately \$188,000.00, but staff has since leaned requests of up to \$250,000 can be submitted and thus desires to increase the grant request for additional radios; and

WHEREAS, the City's Fire Department has need for new portable radios for fire personnel to replace outdated portable radios for a new total grant request of \$248,575.46; and

WHEREAS, the City agrees to provide the applicable matching funds for the said project, if any, as required by the Office of the Governor for the Grant Program grant application, though none is expected at this time; and

WHEREAS, the City agrees that in the event of loss or misuse of the Office of the Governor grant funds, the City of Kingsville City Commission assures that the funds received through the grant will be returned to the Office of the Governor in full; and

WHEREAS, the City of Kingsville and the Kingsville Fire Department are aware of and will comply with the grant requirements; and

WHEREAS, the City Commission of the City of Kingsville designates the Fire Chief as the grantee's authorized official, who has the power to apply for, accept, reject, alter or terminate the grant on behalf of the applicant agency; and

WHEREAS, the City Commission of the City of Kingsville designates the Finance Director as the grantee's financial officer. The financial officer is given the power to

submit financial and/or programmatic reports or alter a grant on behalf of the applicant agency.

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

I.

THAT the City Commission approves and authorizes the Fire Chief to submit a grant application to the FY2027 Border Zone Fire Departments Grant Program Grant #5837801 for new portable radios (estimated to cost approximately \$248,575.46) on behalf of the City of Kingsville Fire Department, with no anticipated cash match from the City if the item is awarded.

II.

THAT the Fire Chief is hereby authorized and directed to act on the City's behalf in all matters pertaining to the FY2027 Border Zone Fire Departments Grant Program Grant #5837801, including any certifications, amendments or representations stipulated therein and that the Fire Chief will administer the program and execute and submit all certifications, reports, or contracts necessary for the administration and expenditure of such program, and the Finance Director is designated as the grantee's financial officer.

III.

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

PASSED AND APPROVED by a majority vote of the City Commission the 9th day of March, 2026.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM

Courtney Alvarez, City Attorney

ORDINANCE NO. 2026-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2025-2026 BUDGET TO ACCEPT AND EXPEND THE BORDER ZONE FIRE DEPARTMENT (BZFD) GRANT AWARD #5837801 FOR THE PURCHASE OF PORTABLE RADIOS.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2025-2026 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT – BA#21

Dept No.	Dept Name	Account Name	Account Number	Budget Increase	Budget Decrease
Fund 133 – Border Zone Fire Dept (BZFD)					
<u>Revenues- 4</u>					
2200	Fire	State Grants	72010	\$248,575.46	
<u>Expenditure-5</u>					
2200	Fire	Machinery & Equipment	71200	\$248,575.46	

[To amend the City of Kingsville FY 25-26 budget to accept and expend the Border Zone Fire Department (BZFD) Grant Award #5837801 for the purchase of portable radios . Funding will come from the Grant awarded for the stated purpose.]

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 9th day of March 2026.

PASSED AND APPROVED on this the 23rd day of March 2026.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

AGENDA ITEM #22

**City of Kingsville
Finance Department**

TO: Mayor and City Commissioners
CC: Charlie Sosa, City Manager
FROM: Charlie Sosa, Purchasing Manager
DATE: February 10, 2026
SUBJECT: Purchase of an Ambulance for the Fire Department EMS

Summary:

This item authorizes the purchase of an ambulance from Siddon Martin emergency Group, through HGAC Buy Purchasing Cooperative Contract 10-23(EMS) for the City of Kingsville Fire Department.

Background:

New Ambulance will be housed at the new Fire Station No.3. The new ambulance was quoted back in July 17,2024, and potentially available to the city on or around May of 2026.

Financial Impact:

Funds are available through Certificates of Obligation Series 2024, in the amount of \$14,355,000.00 and have been available since May 13, 2024. The total amount of the new ambulance will be \$394,050.00 through the HGAC Buy Purchasing Cooperative.

Recommendation:

It is recommended the City approve the purchase of an ambulance from Siddon Martin emergency Group, through HGAC Buy Purchasing Cooperative Contract 10-23 (EMS). HGAC Buy is a member of the Purchasing Cooperative which meets Local government code 271 Subchapter F allows for the use of a cooperative purchasing program, specifically 271.102 (c), states, "A local government that purchases good and service under this subchapter satisfies any state law requiring the local government to seek competitive bids for the purchase of goods and service." Therefore, competitive bidding statutes have been met.



OFFICIAL STATEMENT

Dated May 13, 2024

NEW ISSUE – Book-Entry-Only

RATING:

**S&P: “AA”/ “A+” (Enhanced/Unenhanced)
(See: “BOND INSURANCE,” “BOND
INSURANCE RISK FACTORS,” and
“OTHER INFORMATION-Ratings” herein)**

In the opinion of Bond Counsel (defined below), under existing law, assuming continuing compliance by the City (defined herein) after the date of initial delivery of the Certificates described below (the “Certificates”) with certain covenants contained in the Ordinance (defined below) authorizing the Certificates and subject to the matters set forth under “TAX MATTERS” herein, interest on the Certificates for federal income tax purposes under existing statutes, regulations, published rulings, and court decisions will be excludable from the gross income of the owners thereof pursuant to section 103 of the Internal Revenue Code of 1936, as amended to the date of initial delivery of the Certificates and will not be an item of tax preference for purposes of the federal alternative minimum tax for the owners thereof who are individuals. (See “TAX MATTERS” herein).

THE CERTIFICATES WILL NOT BE DESIGNATED AS “QUALIFIED TAX-EXEMPT OBLIGATIONS” FOR FINANCIAL INSTITUTIONS



\$14,335,000

CITY OF KINGSVILLE, TEXAS

**(A Home Rule Municipal Corporation located in Kleberg County)
CERTIFICATES OF OBLIGATION, SERIES 2024**

Dated Date: May 1, 2024

Due: August 1, as shown on the next page

(Interest Accrues from the Delivery Date defined below)

PAYMENT TERMS . . . Interest on the \$14,335,000 City of Kingsville, Texas Certificates of Obligation, Series 2024 (the “Certificates”) will accrue from the Delivery Date, and will be payable February 1 and August 1 of each year commencing February 1, 2025 until maturity or prior redemption, and will be calculated on the basis of a 360-day year consisting of twelve 30-day months. The definitive Certificates will be initially registered and delivered only to Cede & Co., the nominee of The Depository Trust Company (“DTC”), pursuant to the Book-Entry-Only System described herein. Beneficial ownership of the Certificates may be acquired in denominations of \$5,000 or integral multiples thereof. **No physical delivery of the Certificates will be made to the owners thereof.** Principal of and interest on the Certificates will be payable by the Paying Agent/Registrar to Cede & Co., which will make distribution of the amounts so paid to the participating members of DTC for subsequent payment to the beneficial owners of the Certificates (see “THE CERTIFICATES - Book-Entry-Only System” herein). The initial Paying Agent/Registrar is U.S. Bank Trust Company, National Association, Houston, Texas (see “THE CERTIFICATES - Paying Agent/Registrar”).

AUTHORITY FOR ISSUANCE . . . The Certificates are issued pursuant to the Constitution and general laws of the State of Texas (the “State”), particularly Subchapter C of Chapter 271, Texas Local Government Code, as amended, and the ordinance adopted by the City Commission (the “City Commission”) of the City of Kingsville, Texas (the “City”) on May 13, 2024 (the “Ordinance”) (see “THE CERTIFICATES - Authority for Issuance” herein).

SECURITY FOR THE CERTIFICATES . . . The Certificates constitute direct obligations of the City and are payable from a continuing ad valorem tax levied annually on all taxable property within the City, within the limits prescribed by law, and a pledge of \$1,000 of certain surplus revenues of the City’s waterworks and sewer system, all as provided in the Ordinance authorizing the Certificates (see “THE CERTIFICATES - Security and Source of Payment”).

PURPOSE . . . Proceeds from the sale of the Certificates shall be used for the purpose of providing for the payment of contractual obligations to be incurred in connection with the design, planning, purchasing, acquisition, construction, equipping, expansion, repair, renovation, and/or rehabilitation of certain City-owned public property, including: (i) a new fire station, (ii) a new ambulance, (iii) equipment for the fire department including fire trucks, and (iv) payment of contractual obligations for professional services in connection therewith (to wit: consulting, engineering, financial advisory, and legal) (see “THE CERTIFICATES-Purpose” herein).



The scheduled payment of principal and interest on the Certificates when due will be guaranteed under a municipal bond insurance policy to be issued concurrently with the delivery of the Certificates by Build America Mutual Assurance Company (“BAM”) (see “BOND INSURANCE,” “BOND INSURANCE RISK FACTORS,” and “OTHER INFORMATION - Ratings” herein).

CUSIP PREFIX: 496782

MATURITY SCHEDULE, INTEREST RATES, INITIAL YIELDS, 9 DIGIT CUSIP, AND OPTIONAL REDEMPTION

See Schedule on Page ii

DELIVERY . . . The Certificates are offered for delivery when, as and if issued and received by the initial purchaser named below (the “Underwriters”) and subject to the approving legal opinion of the Attorney General of the State of Texas and the legal opinion of Winstead PC, San Antonio, Texas, Bond Counsel (see Appendix C, “Form of Bond Counsel’s Opinion”). Certain legal matters will be passed upon for the Underwriters by its counsel, Bracewell LLP, San Antonio, Texas, Underwriters’ Counsel. It is expected that the Certificates will be available for delivery through DTC on or about June 12, 2024 (the “Delivery Date”).

SAMCO CAPITAL

FROST BANK

Siddons Martin Emergency Group, LLC
 3500 Shelby Lane
 Denton, TX 76207
 GDN P115891
 TXDOT MVD No. A115890



July 17, 2024

Juan "JJ" Adame, Fire Chief
 KINGSVILLE FIRE DEPARTMENT
 119 N 10TH ST
 KINGSVILLE, TX 78363

Proposal For: 2024 Kingsville Tx Edition EMS Unit

Siddons-Martin Emergency Group, LLC is pleased to provide the following proposal to KINGSVILLE FIRE DEPARTMENT. Unit will comply with all specifications attached and made a part of this proposal. Total price includes delivery FOB KINGSVILLE FIRE DEPARTMENT and training on operation and use of the apparatus.

Description	Amount
Qty. 1 - Prelim - Ford F 450 4x2 (Unit Price - \$393,050.00) Delivery within 11-12 months of order date QUOTE # - SMEG-0008033-0	
Vehicle Price	\$393,050.00
Prelim - UNIT TOTAL	\$393,050.00
SUB TOTAL	\$393,050.00
HGAC AM10-23 (EMS)	\$1,000.00
TOTAL	\$394,050.00

Price guaranteed for 30 days

Additional: 'Due to global supply chain constraints, any delivery date contained herein is a good faith estimate as of the date of this order/contract, and merely an approximation based on current information. Delivery updates will be made available, and a final firm delivery date will be provided as soon as possible.

The quoted price includes a \$12,000 inflation protection adjustment to account for price increases from the chassis manufacturer and/or ambulance builder during the build phase. In the event there is no price increase during the build phase, or the increase less than \$12,000, Siddons-Martin will discount the final price by an amount equal to \$12,000 less the manufacturer/builder price increase amount.

Taxes: Tax is not included in this proposal. In the event that the purchasing organization is not exempt from sales tax or any other applicable taxes and/or the proposed apparatus does not qualify for exempt status, it is the duty of the purchasing organization to pay any and all taxes due. Balance of sale price is due upon acceptance of the apparatus at the factory.

Late Fee: A late fee of .033% of the sale price will be charged per day for overdue payments beginning ten (10) days after the payment is due for the first 30 days. The late fee increases to .044% per day until the payment is received. In the event a prepayment is received after the due date, the discount will be reduced by the same percentages above increasing the cost of the apparatus.

Cancellation: In the event this proposal is accepted and a purchase order is issued then cancelled or terminated by Customer before completion, Siddons-Martin Emergency Group may charge a cancellation fee. The following charge schedule based on costs incurred may be applied:

- (A) 10% of the Purchase Price after order is accepted and entered by Manufacturer;
- (B) 20% of the Purchase Price after completion of the approval drawings;
- (C) 30% of the Purchase Price upon any material requisition.

The cancellation fee will increase accordingly as costs are incurred as the order progresses through engineering and into manufacturing. Siddons-Martin Emergency Group endeavors to mitigate any such costs through the sale of such product to another purchaser; however, the customer shall remain liable for the difference between the purchase price and, if applicable, the sale price obtained by Siddons-Martin Emergency Group upon sale of the product to another purchaser, plus any costs incurred by Siddons-Martin to conduct such sale.

Acceptance: In an effort to ensure the above stated terms and conditions are understood and adhered to, Siddons-Martin Emergency Group, LLC requires an authorized individual from the purchasing organization sign and date this proposal and include it with any purchase order. Upon signing of this proposal, the terms and conditions stated herein will be considered binding and accepted by the Customer. The terms and acceptance of this proposal will be governed by the laws of the state of Texas. No additional terms or conditions will be binding upon Siddons-Martin Emergency Group, LLC unless agreed to in writing and signed by a duly authorized officer of Siddons-Martin Emergency Group, LLC.

Unit is a stock/demo and is subject to availability at time of order.

This proposal does not include Cot or Cot Retention.

Please include a Purchase Order, W-9, and Tax Exemption Form with the return of this Signed Proposal.

Sincerely,

Ryan Redden

I, _____, the authorized representative of KINGSVILLE FIRE DEPARTMENT, agree to purchase the proposed and agree to the terms of this proposal and the specifications attached hereto.

Signature & Date

TSU, Continued from Front Page



Millennium Leadership Institute (MLI), the premier professional development program for senior higher education leaders who desire to become university presidents and chancellors. Additionally, she served as assistant to the president for the American Association of State Colleges and Universities (AACSC).

Dr. Sias brings a broad range of administrative proficiencies on a state and national level. She has served as chairperson of two of the big six national organizations in higher education: the Association of Public and Land-grant Universities (APLU) and the American Association of State Colleges and Universities (AACSC). Additional board experiences include service as chairperson of the Southern Intercollegiate Athletic Association (SIAC), the Educational Testing Service Advisory Board for HBCUs and president of both the Texas Council of Girl Scouts and The Dallas Summit. Dr. Sias has also amassed a range of community engagement competencies serving on the board of directors for the Franciscan Chamber of Commerce, the Oaks Bank and Trust Company, The Dallas Foundation, Dallas Zoological Society, The Dallas Museum, Children's Health Services of Texas, Children's Medical Foundation and Leadership Women.

According to the University, the Acting Chief Executive Officer, Dr. Dakota Deman, will remain in place until the beginning of the interim presidency term on June 30.

The decision to appoint Dr. Sias is a much-needed bandaid but concerns still remain as the TSU Board of Regents seeks to hire their 4th president in less than 10 years.

Cornie Williams, President of Texas Southern University National Alumni Association, addressed the TSU Board of Regents at the special called meeting, regarding some of the TSU alumni's pressing concerns and demands, which include:

- Having one person or one department designated to answer questions from incoming freshman students, so that those students don't have to call multiple departments and oftentimes wait on hold for extended periods of time to have their questions answered.
- Wanting the TSU Board of Regents to have the University put out a statement to clear up current housing miscommunications with students and parents and work on securing and/or building additional on-campus housing.
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It is no secret that there have long been discussions among state legislators in Texas, and other key players across the state of Texas, regarding Texas Southern University (TSU) being potentially taken over and becoming part of a state university system.

There are currently 38 public colleges and universities in the state of Texas, and out of those, only TSU remains as the only independent public university that is not a part of one of the seven (7) state university systems. Prairie View A&M University, the only other public HBCU in Texas, is currently under the Texas A&M University system.

This proposed idea has always been balked against by TSU alumni, faculty members, previous administrators at the University, as well as community stakeholders and education advocates. However, year after year, those conversations continue to bubble up and cause the community to rise up and come to TSU's defense to remain the independent institution it was founded as.

These concerns became even more intense after Texas State Senator Boris L. Miles (D) issued a statement about TSU remaining an independent HBCU on June 15th. The statement read:

"Last month, members of the Texas Southern University (TSU) Board of Regents met with members and leadership of the Texas House of Representatives to discuss the possibility of TSU joining one of the state's university systems. I was not aware of the meeting until after it took place. I cannot support TSU joining a system now and I will not support TSU joining a system in the future. TSU was founded to be an independent Historically Black College and University (HBCU) for African American students. Putting TSU under the flag of another university system would go against the very reason this university was created. Before importantly, under the leadership of another university system, TSU would be subjected to another system's priorities that might not be in tune with this HBCU's unique mission or its priorities. It is crucial that TSU maintain its independence in order for the school and more importantly, its diverse student body, to grow and thrive. I am committed to making TSU a great, independent HBCU, that is fully funded with the resources to ensure its success. Keep the Faith, Keep the Fight!"

In response to the outcry from many stakeholders, the following statement was sent to the Forward Times from the TSU Board of Regents:

"The Texas Southern University Board of Regents has shared publicly on multiple occasions the expressed desire for our great institution to remain an independent, public university. The board believes the unique history, talent incubation for a diverse Texas, and growing research and academic offerings are just some of the reasons to support the case for independence for TSU. We recognize that no actions on the state level take place without the

consent and approval of our esteemed elected officials, the statement continues: "We look forward to joining our state legislators to ensure the continued and collaborative path of independent success for Texas Southern University."

Founded in 1927, TSU has a tremendous historical significance, as well as the distinction of being designated a special-purpose institution for urban programming and research. TSU was birthed during a time in American history, where the racist and segregationist challenges that African Americans were facing in Texas, made it difficult for Blacks to further their education.

Since its founding, TSU has not only become one of the most diverse and respected institutions in Texas, but TSU has provided higher education access to many underserved communities with academic and research programs that address critical urban issues and prepares its diverse student population to become a force for positive

change in a global society.

It is important that this important, historic, and independent HBCU be protected and preserved at all costs, and that everyone is assured that the question regarding whether TSU is in good hands is a resounding... YES!

NNPA, Continued from Front Page

If unable to do so, the case should be handed over to the attorney general rather than allowing justice to be compromised.

The book highlights the critical argument made by Ellison that police reform across the country can create less stressful working conditions for officers.

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2023 NNPA NATIONAL CONVENTION

THE BLACK PRESS OF AMERICA
AMPLIFYING
PROGRESS | RESILIENCE | VOICES
- BLACK AMERICA

NASHVILLE, TENN
JUNE 28- JULY 1

EXPERIENCES

- On-site meals & drinks
- Unlimited water & coffee (hot/cold)
- 100+ food & beverage stations
- 3 days of networking
- 3 days of professional development
- 3 days of entertainment
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- 3 days of professional development
- 3 days of entertainment

EVENTS

- Chairman's Reception
- National Leadership Awards Dinner
- Meet & Greet with Keynote
- Civil Rights Forum
- F&B Reception - Cedar Street
- 30+ networking & professional development opportunities
- NNPA Fall 2023 Messenger Awards
- NNPA Lifetime Legacy Awards Gala Dinner
- 100+ live updates
- NNPA Next Media Sale

JW MARRIOTT
201 6TH AVENUE SOUTH
NASHVILLE, TN 37203

FOR TICKETS AND INFORMATION
WWW.NNPA-EVENTS.COM

#BLACKPRESS196VRS

CLASSIFIEDS

HOUSTON-GALVESTON AREA COUNCIL:
Request for Proposal - Houston-Galveston Area Council - Public Services - Ambulances, EMS & Special Service Vehicles - A816-23

The Houston-Galveston Area Council (H-GAC) is soliciting responses for selecting qualified manufacturers, distributors, suppliers, and service providers of Ambulances, EMS & Special Service Vehicles to make three types of products and services available to Customers of the H-GAC's Cooperative Purchasing Program under blanket type contracts.

To view the solicitation documents, visit <https://www.hgac.org/procurement/RFPS> (login: hmarth@hgac.org)

Response Deadline: July 13, 2023 @ 12:00 P.M. CST

TSU Continued from Front Page



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NNPA Continued from Front Page

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FRAUD Continued from Front Page

Criminals are able to carry out this scheme by creating fictitious email addresses, temporary phone numbers, and mobile applications, which provides them ways to text from untraceable numbers.



Gerald Womack

Womack states that when he is made aware that a property owner may be subjected to some fraudulent activity, the first thing he does is have them contact the listing agent who is marketing the property and get the information of the title company. He also advises anyone in this situation to alert the local authorities to file a police report.

"In my experience, this crime is generally only done with vacant land, but that is not to say it could not happen on inhabited property, abandoned property, or run-down property either," Womack emphasized. "Property owners need to routinely check their respective county appraisal's website to confirm there has been no change in ownership. I would also suggest that they visit their property, especially if it is not where they reside, to ensure no changes have been made without their knowledge."

Valerie Turner currently serves as Assistant District Attorney and is the head of the consumer fraud division at the Harris County District Attorney's Office. She wants the public to know that the likeliest victims are people who don't use a title company to close a land transaction.

"Without a title company to check the title history, it is easy for crooks to sell property they don't own to unsuspecting buyers, who pay good money and expect good title," Turner says. "If the buyer goes through a title company, purchases title insurance, and then there is a problem, the title company is on the hook to either get the buyer good title or refund all of their money. Of course, if a thief inserts his name into the title history using a forged deed, a title examiner will not catch that because the title company does not investigate beyond the four corners of the deeds. They don't call the last true owner and ask, 'Did you sign the deed to the (current seller)?' They don't research to find out whether the last true owner was alive at the time of the purported signing of the deed. That only happens once there is a complaint, and our office investigates."

Turner tells the Forward Times that her office worked in conjunction with the Harris County Clerk's Office to pass legislation in 2016, which no longer allows a person in Harris County to anonymously file a real property document.

According to Turner, the law now requires that the person present photo identification, which is then scanned in by the clerk. That information is not made public, but if a complaint is received and her office investigates, they can ask for a copy of the photo identification. This law only is applicable in Harris County, in that some of the smaller counties objected to such a requirement.

The areas in Harris County that most often see this kind of theft are neighborhoods with abandoned houses. The crook can change the locks, file a deed inserting him into the chain of title, and put up a sign advertising the house as for sale. Then they give the unsuspecting buyer a deed once payment is made in full. Because the buyer received the property via fraudulent deed, no ownership was conveyed. According to Turner, the Sunnyside community in southeast Houston is a neighborhood where deed fraud occurs frequently.

Turner states that a property owner might only find out this has happened to them if they were to drive by their property or their house and see that it is occupied. She states that the owner might also check the Harris County Appraisal District's (HCAD) website, especially after not receiving a property tax bill for some time, and learning that the property is now in someone else's name.

"To avoid falling victim to this crime, owners should check the HCAD website once a year to make sure the property is still in their name," says Turner. "Also, they should make sure they receive their property tax bill. Buyers should always close with a title company. That way, if something goes wrong, they are protected. Another option would be to purchase deed fraud insurance. HomeLock and other companies sell this product. I don't know the details of the policy though. I'm not sure if they just alert the owner to the fact that the property has been taken out of their name, or whether they insure the value of the property if a sale occurs without the owner's consent."

Unfortunately, Turner states that if someone impersonates an owner and sells their property, which is most often what they see happen at title companies, the owner is often out of luck if the sales proceeds are actually sent to the land thief by the title company. But, Turner indicates, in a case like that, they are usually able to trace the money to an account and investigate from there.

"If a thief files a forged deed, and sells the property that way, then there will be a cloud on the title and the true owner will not be able to sell the property," Turner explains. "If the true owner does not want to sell to the unsuspecting buyer, then they will have to hire an attorney to file a suit to remove the cloud from the title. If the unsuspecting buyer contests the matter in court, it could cost up to \$50,000 or more to correct the situation. The true owner could file a lawsuit against the title company for not confirming the identity of the seller. I don't know how successful that would be, though."

According to Turner, these incidents are criminal in nature, and the Harris County District Attorney's office often files the following charges: Aggravate Theft, Forgery, False Statement to Obtain Property, or Securing Execution of a Document by Deception.

Turner states that if the land thief is caught and identified, prison time is a possibility depending on that person's criminal history and their ability to pay restitution.

"If the thief has a prior felony conviction and served prison time, it is doubtful we would offer probation, so prison time would be more likely," says Turner. "If there is a significant amount of restitution owed due to a defendant's actions, then a requirement would be for the person to pay a substantial amount of restitution upfront and show an ability to pay the remainder of the restitution. If they can't do that, then prison time will be our offer."

Turner states that the amount of prison time a land thief serves is dependent on the facts of the case, the number of properties stolen and their values, and the defendant's criminal history.

"If we file Aggregate Theft for stealing from a true owner and unsuspecting buyer (or more than one of each), then the amount of the theft can go up rather quickly," says Turner. "If the total amount stolen is over \$500,000, then the punishment range (assuming no other prior felony convictions with prison trips) is 5-99 years or Life with the possibility of a fine up to \$10,000. I've had land thieves sentenced to probation and others sentenced to 28 years, 40 years, etc."

The Texas Real Estate Commission has been assisting the Texas Land Title Association in educating real estate license holders on trending fraud schemes.

The Texas Land Title Association has reported seeing more people fall victim to seller impersonators, with the prime target properties being vacant land or investment property such as vacation homes, second homes, rental properties, and any other instance where the tax mailing address is different than the property owner's address.

According to the Texas Land Title Association, a typical scenario involves an impersonator calling a sales agent for a property to be listed below market value, so that the potential buyer thinks the purchase is a bargain, and then to lure the agent into taking the listing, the impersonator might say something like: "This is a quick sale."

Not only are land and property owners susceptible to this type of activity, but realtors are also at risk of representing someone who is not the rightful owner to the property they are trying to sell.

"This type of fraud is terrifying because of how much it has increased and how quickly," said David Landy, chair of the Texas Land Title Association's Seller Impersonation Fraud Task Force. "Until that real seller decides to do something like refinance or sell the property, they are not aware of the fraudulent transaction involving their property. And by that point, the duped buyer has lost all their money, the real estate agents have lost their commissions, and the entire transaction is void."

Realtors can be a huge part of the solution if they know what red flags to look for and understand how important their role is. Those red flags include:

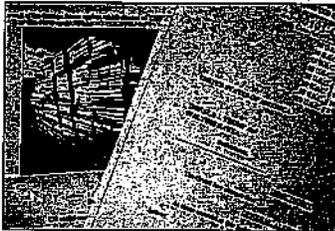
- The property in question involves vacant land or an owner not living on property.
- Imposter Seller wants a quick sale.
- Imposter Seller wants a cash sale.
- The property is listed below market value.
- Imposter Seller only wants to communicate by email or text and does not want to meet in person.

Before listing a property, realtors should make sure the property owners are verified by getting a copy of two forms of identification, asking for a recent utility bill, and asking questions about the property that only the true owner would know.

"This just suddenly exploded. We've seen similar forged deed fraud in the past, but this new type of fraud is just pervasive," said Leslie Middleley, executive vice president and CEO of the Texas Land Title Association. "These criminals are highly sophisticated with their schemes and hard to detect if you aren't vigilant. Title agents and underwriters have implemented many best practices to try and shut these transactions down, but there is much work to be done as significant losses have already occurred and the criminals seem to be increasing their efforts, not retreating."

If you, or someone you know, are the victims of land fraud, please contact local law enforcement, report it online to the Federal Trade Commission at <https://reportfraud.ftc.gov/>, and if you are in Harris County, reach out to the consumer fraud division at the Harris County District Attorney's Office at 713-274-3555.

TRUMP INDICTMENT Continued from Front Page



In this photo illustration, pages are viewed from the unsealed federal indictment of former U.S. President Donald Trump on June 9, 2023 in Washington, DC. Former U.S. President Donald Trump has been indicted on 37 felony counts in Special Counsel Jack Smith's classified documents probe. (Photo illustration by Drew Angerer/Getty Images)

interviewer who were helping former Chief of Staff Mark Meadows write his autobiography. Trump discussed a report that outlined a plan to attack Iran. Last week, prosecutors obtained a bombshell recording of Trump discussing the document, which he knew was classified. CNN has since obtained a transcript of the recording, on which Trump discusses a document he said was written by a military official. Trump wanted to dispute words reported that the official was concerned Trump would declare an attack on Iran. "This totally wins my case," Trump said in 2021. "Except it is like, highly confidential. [...]"

Secret. This is secret information." "See, as president I could've declassified it," Trump said. "Now, I can't, you know. But this is still a secret." (This admission undercuts his later claim that he had declassified everything.)

None of the people Trump discussed this recording with had the necessary clearance to see or discuss it. And neither did the PAC representative Trump met with several weeks later. In August or September 2021, Trump showed the rep (from his political action committee) a classified map of a foreign country, discussing a military operation involving that country. The rep did not have the required security clearance or a "need to know" that information. "Trump keeps saying that he had the right to retain the documents, that he had declassified them, that he would declassify them with his mind. None of that is true," the Presidential Records Act, passed in 1978, says that presidential records are the property of the U.S. Government, not the president. It makes it a crime to conceal or intentionally destroy government property — punishable by up to three years in prison.

And it's not like he didn't know what was in these boxes. Per the indictment: "Between November 2021 and January 2022, Nauta and Trump Employee 2 at TRUMP's direction brought boxes from the Storage Room to TRUMP's residence for TRUMP to review." During that time, it became clear that the data was to be stored securely. On Dec. 7, 2021, Nauta found several boxes had fallen in the Mar-a-Lago storage room, with their contents spilled out onto the floor.

Nauta took a photo and sent it to another employee, saying: "I opened the door and found this..." The employee responded: "Oh, no. Oh no." (Indeed: one of the documents was marked "SECRET," meaning that if disclosed it would pose a danger to national security.)

NARA Discovery The National Records and Archives Administration (NARA) learned the truth about the documents in January 2022. According to the *New York Times*, "The National Archives discovered in January that at the end of his term, former President Donald J. Trump had taken to his home at the Mar-a-Lago resort 15 boxes from the White House that contained government documents, mementos, gifts and letters. The boxes included material subject to the Presidential Records Act, which requires that all documents and records pertaining to official business be turned over to the archives."

In January, Nauta and another employee gathered 15 boxes from Mar-a-Lago, loaded the boxes into a car, and took them to a commercial truck that would deliver them to NARA. On Feb. 18, in a letter to Oversight Committee Chairwoman Carolyn B. Maloney (D-NY), U.S. Archivist David S. Perrotto revealed: "NARA has identified items marked as classified national security information within the boxes."

As a result, NARA referred the matter to the Department of Justice.

Investigation On March 30, 2022, the FBI opened a criminal investigation. A federal grand jury got involved a month later. On May 11, 2022, the grand jury issued a subpoena requesting the return of all classified documents.

Meanwhile, the FBI was searching the material. According to a search warrant issued later: "From May 16-18, 2022, FBI agents conducted a preliminary review of the FIFTEEN BOXES provided to NARA and identified documents with classification markings in fourteen of the FIFTEEN BOXES. A preliminary triage of the documents revealed the following approximate numbers: 67 documents marked as CONFIDENTIAL, 92 documents marked as SECRET, and 25 documents marked as TOP SECRET."

(If disclosure of certain information could "reasonably result" in damage to national security, the information may be marked as "CONFIDENTIAL." When serious damage to national security is possible, the info is labeled "SECRET." If info poses an "exceptionally grave" damage to national security, it is marked "TOP SECRET.") So Trump had material that could gravely damage national security and held on to it even after he was asked to give it up.

In case it's not clear enough from the details: someone could've been killed as a result of these secrets being revealed. "The classified documents TRUMP stored in his boxes included information regarding defense and weapons capabilities of both the United States and foreign countries; United States nuclear programs; potential vulnerabilities of the United States and its allies to military attack; and plans for possible retaliation in response to foreign attack. The unauthorized disclosure of these classified documents could put at risk the national security of the United States, foreign relations, the safety of the United States military, and human sources," the indictment reads.

Meeting On May 23, Trump met with two attorneys. They told Trump they needed to search for the requested documents and provide a certification saying that they'd complied with the subpoena. The indictment says that "Attorney 1" (aka Evan Corcoran) recorded Trump's response:

"I don't want anybody looking through my boxes," Trump said, per Corcoran. Trump even suggested stonewalling the feds: "Well... what happens if we just don't respond at all?"

CLASSIFIEDS

HOUSTON-GALVESTON AREA COUNCIL
Request for Proposal - Houston-Galveston Area Council - Public Services Ambulance, EMS & Special Service Vehicles -AM10-23

The Houston-Galveston Area Council (H-GAC) is seeking proposals for purchasing ambulances, fire trucks, and service providers of Ambulance, EMS & Special Service Vehicles to make these types of products and services available to customers of the H-GAC's Cooperative Purchasing Program under blanket type contracts.

To view the solicitation documents, visit <https://www.hgac.org/14440406> or 8390 RFP@hgac.org

Response Deadline: July 13, 2023 @ 12:00 P.M. CST

NOTICE TO PROPOSERS

The Houston Independent School District is soliciting Request for Proposals (RFP) via the District's electronic bidding portal. Proposers may login to view specifications and submit their responses at the following link: <https://houstonisd.bidsystems.com/procurement/11890> a.m. (CST) Wednesday, July 19, 2023, for the following supplemental solicitation for the following projects:

- RFP 23-05-04 Board Certified Behavior Analysts (BCBA) and Behavior Therapist Services

Pre-proposed conferences via Microsoft Teams will be held in conjunction with this RFP. Information regarding dates, times, and a link to join the meeting can be located within the electronic bidding portal under the "Event Details" tab specific to this solicitation.

REQUEST FOR PROPOSAL

AM10-23

AMBULANCES, EMS & SPECIAL SERVICE VEHICLES

Houston-Galveston Area Council

3555 Timmons Ln

Houston, TX 77027

RELEASE DATE: June 9, 2023

DEADLINE FOR QUESTIONS: June 23, 2023

RESPONSE DEADLINE: August 10, 2023, 12:00 pm

RESPONSES MUST BE SUBMITTED ELECTRONICALLY TO:

<https://procurement.opengov.com/portal/h-gac>

Houston-Galveston Area Council
REQUEST FOR PROPOSAL
Ambulances, EMS & Special Service Vehicles

I. Summary and Timeline
II. Inquiries / Clarifications / Modifications / Submission
III. Scope of Work / Specifications
IV. Additional Resources / Website Links
V. Solicitation Requirements.....
VI. Contract Term / Multiple Awards / Usage.....
VII. Goal for DBE Contracting
VIII. Submission Contents Details / Required Documents / Uploads
IX. Evaluation Criteria
X. Evaluation / Selection / Tie Bids.....
XI. Presentation / Demo/ Interview and Best and Final
XII. Approval / Final and Post Award.....
XIII. Debrief / Protest.....

Attachments:

A - HGACBuy Solicitation T&Cs

1. SUMMARY AND TIMELINE

1.1. Summary

The Cooperative Purchasing Program (HGACBuy) of the Houston-Galveston Area Council of Governments is soliciting offerings for the furnishing of products/services as described in this Solicitation. Texas Local Government Code (Title 7, Chapters 771 and 791) establishes the authority for H-GAC to provide cooperative contract products and services to Texas local governments and in other states if their statutes allow. With that authority, H-GAC makes varied categories of contracted products and services available.

1.2. Background

About the Cooperative

H-GAC is a government agency which provides a Cooperative Purchasing Program as part of its service to other government agencies. The Program currently makes blanket type contracts covering products and services for the use of its membership of more than 9000 local government participants in Texas and other States (Customers) which include cities, counties, emergency services districts, school districts, and non-profit organizations. Any local government or non-profit organization may participate in the Program if their state law allows. There is no cost to join and become a member of the H-GAC Cooperative Purchasing Program.

H-GAC's Cooperative Purchasing Program, known as HGACBuy, was established pursuant to Texas Interlocal Cooperation Act [Texas Local Government Code, Title 7, Chapter 791]. The Act allows local governments and certain non-profits to contract or agree under the terms of the Act to make purchases or provide purchasing services and other administrative functions appropriately established by another government entity. The Interlocal Contract (ILC) is the required legal document that establishes a link between the Customer (local governments and certain non-profits) and HGACBuy and gives the Customer access to HGACBuy contracts.

HGACBuy contracts are established based on the requirements of Texas Local Government Code, Chapter 252 and/or other applicable State of Texas or Federal procurement requirements. Products and services are contracted after having been subjected to either a competitive bid (ITB); competitive proposal (RFP); or Request for Qualification and Pre-Qualification (RFQ) depending on the category type.

Contracts are blanket type, usually for a term of two (2), three (3), or four (4) years. Use of HGACBuy for purchases by any Customer is strictly at the discretion of that entity. Customers issue purchase orders and pay the HGACBuy Contractor directly. The Customer also sends HGACBuy a copy of the purchase order and the Contractor is responsible for reporting the sale to HGACBuy as a contract requirement.

1.3. Timeline

Date Issued:	June 9, 2023
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Request For Proposal #AM10-23
Title: Ambulances, EMS & Special Service Vehicles

Pre-Proposal/Bid Conference Date: (Non-Mandatory)	June 22, 2023, 2:00pm The virtual meeting will be held using Zoom, registration is required. Once registered, applicants will receive notification and a direct link for participation. Click on the following link to register: https://us06web.zoom.us/j/84421111111 It will be assumed that Respondents attending any conference have reviewed the Solicitation in detail and are prepared to raise any substantive questions which have not already been addressed by H-GAC in this Solicitation.
Questions Deadline:	June 23, 2023, 12:00pm
Closing Date/Submission Deadline:	August 10, 2023, 12:00pm
Estimated Board Approval Date:	September 19, 2023
Estimated Contract Start Date:	October 1, 2023

2. INQUIRIES / CLARIFICATIONS / MODIFICATIONS / SUBMISSION

Inquiries: Respondents must submit questions by the Questions deadline. Telephone inquiries will not be accepted. H-GAC will respond as completely as possible to each question. Questions and answers will be posted as soon as available. The names of respondents who submit questions will not be disclosed.

Clarifications: All clarifications will be available in the Question and Answer and Addenda Sections in OpenGov, only the information in these sections should be used in preparing a response; verbal communications and other written documents intended to clarify and interpret will not legally bind H-GAC. H-GAC does not assume responsibility for the receipt of any clarifying information. Respondents must periodically check for updates.

Modifications: Each Respondent must carefully examine all Solicitation documents and become thoroughly familiar with all requirements prior to submission to ensure the response meets the intent of this Solicitation. Respondent is responsible for making all investigations and examinations that are necessary to ascertain conditions affecting the requirements of this Solicitation. Failure to make such investigations and examinations will not relieve the Respondent from obligation to comply, in every detail, with all provisions and requirements of the Solicitation.

Submission: Responses may be submitted any time prior to the submission deadline. Respondents may modify submissions that have already been submitted, before the deadline. Recording of proposal submission time and date will occur via OpenGov. To satisfy any required public opening, the respondent list is made available in the OpenGov Public Portal after the deadline.

3. SCOPE OF WORK / SPECIFICATIONS

This is an indefinite quantity/indefinite delivery offerings contract. The HGACBuy Customer is responsible to ensure adequate competition is performed between the various contractors or contractors outside of HGACBuy to determine price reasonableness that might be required per any funding agency. Customer will need to ensure compliance with any funding agency requirements before proceeding with a purchase order under this contract. Please consult legal counsel regarding questions concerning compliance as a contractor under this solicitation.

3.1. Overview

H-GAC is soliciting responses for selecting qualified manufacturers, dealers, distributors, and service providers of Ambulances, EMS and Other Specialty Vehicles and related services to make these types of products and services available to Customers of the HGACBuy Cooperative Purchasing Program under blanket type contracts. Customers (end users) may require selective acquisitions of equipment and/or services OR full turnkey projects necessitating additional services, training, and maintenance agreements. H-GAC is seeking the broadest possible selection of available ambulances, emergency medical response and specialty vehicles to best serve our customers by providing the largest selection of products/services available to meet their needs. This solicitation may include a request for a discount percent off price catalog, category, or manufacturer, or price list for supplies, materials, or not to exceed hourly rates for installation or repair. Respondents are not required to provide offerings on all categories.

3.2. Categories

This Solicitation is divided into ten (10) separate but related product categories (A-J). When submitting a response, Respondent may choose to submit a response to any of the categories or all of them. No additional weighted value will be assigned to a response that addresses more than one or all categories listed. All equipment must be the manufacturer's new and current model and must be fully operational upon delivery to the Customer.

Alternative Fuel Vehicles: All responses that include electric, hybrid, or other alternative fuel vehicles must include these vehicles in Category G. If that specific vehicle is also available with an internal combustion engine (ICE), please list the ICE vehicle separately in the appropriate vehicle category. Category G will only include the alternative fuel vehicles, regardless of vehicle function or type.

Product categories are as follows:

A. Ambulance

Response listings/descriptions must be organized by major sub-categories, which include Manufacturer, Type (I, II, or III), module configurations/dimensions, chassis (make and model), 2WD/4WD, and fuel type.

B. Light/Medium Duty EMS Rescue Vehicle

Response listings/descriptions must be organized by major sub-categories, which include manufacturer, model, type/function, chassis (make and model), dimensions, 2WD/4WD, and fuel type.

C. Other Specialty Vehicle or Equipment

Category includes vehicles or trailers for command, communication, tactical response, or other related emergency response functions. Response listings/descriptions must be organized by major sub-categories, which shall include manufacturer, model, type/function, chassis (make and model), axle configuration, dimensions, 2WD/4WD, and fuel type.

D. EMS Vehicle Conversions

Response listings/descriptions must be organized by major sub-categories, which include manufacturer, model, type/function, chassis, 2WD/4WD, and fuel type.

E. Remount Services Only

Pricing for this service must include the cost of removing an existing body and reinstalling it on a different chassis, only. This service would apply where the chassis was supplied by the end user.

Note: Remounting Services are to be performed by an authorized dealer/remounter. Any specific certifications or warranties that may be requested by an end user regarding remounts is the end user's responsibility and will be negotiated between the end user and the supplier/contractor when services are quoted.

F. Remount on Contractor Supplied Chassis

Pricing for these items must include the cost of the chassis plus the removal and reinstallation of the body.

G. Electric/Alternative Fuel Ambulance/EMS/Rescue Vehicles

Response listings must be organized by manufacturer, model, vehicle type/function, and primary fuel/propulsion type.

H. Ambulance/EMS/Rescue Vehicle Service/Maintenance Plans

Response listings must include specific details about which fees are included in costs, including current labor rates, and fee structures.

I. Ambulance/EMS/Rescue Vehicle Parts and Supplies

Response listing must include percentage discount.

J. Ambulance/EMS/Rescue Vehicle Options

Response listing must include percentage discount.

3.3. General Requirements

All products priced and sold pursuant to this Solicitation must, as applicable:

- A. Meet all applicable requirements of federal, state and local laws and regulations.
- B. Be manufacturer's normal offering with all standard features and functions and performance levels.
- C. Be ready for turn-key operation upon delivery.

- D. Respondent must include specifications, brochures, warranty information, and any other relevant product information with solicitation Response.

Note: "Unpriced/unpublished" options cannot be quoted on the Base Pricing List and may not be sold through this contract.

3.4. Additional Requirements

Licenses

- A. Contractor must have and maintain the appropriate license(s) as required by the State of Texas, Department of Transportation, Division of Motor Vehicles, Motor Vehicle Commission Code [latest edition], or any other local, state and federal licenses required and which are applicable to the respondent's operations.
- B. The prescribed licenses must include the manufacturer/respondent, and any and all dealers and their representatives as may be required by the Motor Vehicle Division. Contractor must ensure all emergency and specialty vehicles sold are in accordance with the laws of the state where the sale and acquisition are made.
- C. Contractor must maintain all licensing required by the State of Texas as applicable to their business operations during the entire contract term. If during the contract period such licensing lapses, Contractor will be in default and become subject to contract termination unless issued a stay or waiver.

Manuals

- A. Contractor must supply at the time of delivery, at least two (2) sets of complete operations and service documentation covering the completed emergency vehicles as delivered and accepted (as per latest edition of KKK-A-1822F).
- B. Respondent must supply the following information with their response: Technical Specifications, Product Brochures, Tear Sheets, Cut Sheets, Strippers, etc. which clearly show all the standard features and capabilities of each listing being bid.

Warranty

Contractors must comply with the minimum warranty and maintenance requirements described below for any products or services provided under this Solicitation.

- A. Contractor must furnish with response, and for all equipment sold through this H-GAC contract, the manufacturer's general warranty, which must be honored by all the manufacturer's authorized service locations.
- B. All service/maintenance plan listings must clearly indicate the cost structure for such plans, clearly indicating which costs and fees are included (such as: hourly labor rates, shop fees, supply fees, environmental fees).

- C. The Contractor will handle all warranty claims and all work must be completed within ten (10) calendar days after receipt of equipment/vehicle by the Contractor without cost to H-GAC or the Customer. Delayed warranties must be available for all vehicles and equipment. Warranty start date will be effective the date that the completed unit is placed into service by the Customer. The Contractor must furnish a delayed warranty card/document for each unit delivered and/or advise the Customer of the procedures to be followed for obtaining the delayed start of warranty coverage. Requests for delayed warranties will not exceed six months after delivery.
- D. Any and all documents necessary to effect manufacturer's warranty must be properly applied for and submitted by the Contractor. The Contractor will provide to H-GAC and the Customer a manufacturer's warranty which will be honored by any of the manufacturer's authorized dealers and a complete copy must be provided at the time of delivery. When additional warranties are available as standard, they must be included as a part of the response for the benefit of H-GAC and Customer.
- E. The patient compartment, all modifications to the OEM chassis by Contractor on the accepted unit, equipment and parts will be guaranteed for a minimum period of one (1) year against defects in design, materials, and workmanship. The warranty period will begin upon final acceptance of the equipment. This warranty will cover parts and labor expenses.
- F. On Type I & III emergency medical service MODULE the warranty period will be fifteen (15) years.
- G. This warranty will be upgraded to its original status each time the module is remounted by Contractor, or a Contractor authorized remount facility, not to exceed five (5) years above the original warranty.
- H. In the event any component part of equipment or materials furnished under these specifications, or its subsequent contract(s), becomes defective by reason of material or workmanship during said period, and the end user agency immediately notifies Contractor of such defect, Contractor will, at no expense to the End User agency or H-GAC, repair or replace equipment or component with new equipment or component.
- I. Warranty of all system equipment is the sole responsibility of the Contractor under contract, but may be performed by their certified, designated agent.

3.5. Vehicle Requirements

All equipment and vehicles must be new and be the manufacturer's latest and current model. Each vehicle must be fully assembled, adjusted, serviced and ready for immediate and continuous operation upon delivery. If the equipment or vehicle does not meet the specification requirements upon delivery, Contractor will be responsible for correcting all deficiencies and making any corrections or adjustments needed to attain specification requirements.

All equipment and vehicles must conform to applicable local, state, federal requirements and must comply to all applicable industry standards (examples: National Fire Protection Association (NFPA), Commission on Accreditation of Ambulance Services (CAAS), Federal Specification for the Star-of-Life Ambulance (KKK-A-1822F), Occupational Safety and Health Administration (OSHA)).

3.6. Service / Maintenance Plans and Parts

All service/maintenance plan listings must clearly indicate the cost structure for such plans, clearly indicating which costs and fees are included (ex: hourly labor rates, shop fees, supply fees, environmental fees):

3.7. Labor Hours Definitions

If the awarded contract contains hours for labor related services, the following definitions will apply:

- A. "Business Day" Monday through Friday
- B. "Business Hours" Standard Business Hours 8 a.m. to 5 p.m.
- C. "Regular Time" Work that occurs during standard business hours
- D. "Emergency Time" Work that occurs outside standard business hours

3.8. Administrative Fee

For each purchase order processed under an awarded contract, H-GAC will directly invoice the contractor an administrative fee (Order Processing Charge) applicable to the sale of all equipment and services submitted in contractor's response. It is the contractor's responsibility to remit the administrative fee within thirty (30) days of processing any customer's purchase order, even if an invoice is not received from H-GAC. Contractor agrees that H-GAC will have the right, with reasonable notice, to inspect its records pertaining to purchase orders processed and the accuracy of the fees payable to H-GAC. For this solicitation the administrative fee is as follows:

Administrative Fee (per Purchase Order)

Category A – Ambulance:	\$1,000 per purchase order
Category B – Light/Medium Rescue Vehicle:	\$1,000 per purchase order
Category C – Specialty Vehicle/Equipment:	
Light Rescue/Special Service	\$1,000 per purchase order
Heavy Rescue/Special Service	\$2,000 per purchase order
All Trailers	2% per purchase order
Category D – EMS Vehicle Conversions:	\$1,000 per purchase order
Category E – Remount Services Only:	\$600 per purchase order
Category F – Remount on Contractor Supplied Chassis:	\$600 per purchase order
Category G – Electric/Alternative Fuel Vehicles	Determined by category of vehicle

Request For Proposal #AM10-23
Title: Ambulances, EMS & Special Service Vehicles

Category H - Service/Maintenance Plans:	2% per purchase order
Category I - Ambulance/Vehicle Parts and Supplies	2% per purchase order
Category J - Ambulance/EMS/Rescue Vehicle Options	No separate fee - part of vehicle

3.9. Final Contract Deliverables

Contractor agrees to submit written quarterly reports to H-GAC detailing all transactions during the previous three (3) month period. Reports must include, but are not limited, to the following information:

- Customer Name and address
- HGACBuy confirmation number
- Product/Service purchased, including Product Code, if applicable
- Customer Purchase Order Number
- Purchase Order Date
- Product/Service dollar amount
- HGACBuy Order Processing Charge amount

Reports must be provided to H-GAC in Excel or other acceptable electronic format by the 30th day of the month following the quarter being reported. If Contractor defaults in providing Products or Services reporting as required by the contract, recourse may be exercised through cancellation of the contract and other legal remedies as appropriate.

4. ADDITIONAL RESOURCES / WEBSITE LINKS

4.1. Reference Websites

- HGACBuy Website – www.hgacbuy.org
- HGACBuy Open Solicitations – www.hgacbuy.org/bid-notices
- HGACBuy Sample Contract – <https://www.hgacbuy.org/bid-notices/solicitation-forms-resources>
- HGACBuy Customer and Contractor Handbook – <https://www.hgacbuy.org/bid-notices/solicitation-forms-resources>
- HGACBuy Events – <https://www.hgacbuy.org/events>
- HGACBuy Marketing – <https://www.hgacbuy.org/marketing>

Note: Sample Contract and Handbook are reference material only, do not constitute a contract, or become incorporated as requirements of this Solicitation. Only information supplied in this Solicitation or by a Letter of Clarification posted to the HGACBuy website should be used in the preparation of a submission.

The actual final contract will be the same or nearly the same as the sample, however H-GAC reserves the right to update the actual contract as required for program or regulation requirements.

Note: Successful Respondents **MAY NOT** process any purchase orders for sales until all contract documents have been completely executed.

5. SOLICITATION REQUIREMENTS

Respondent must be compliant with all licensing, permitting, registration or other applicable legal or regulatory requirements imposed by any governmental authority. It is Respondent's responsibility to ensure that this requirement is met. H-GAC reserves the right to request copies of any license, permit, or other compliance related documentation at any time. Listed below are other requirements of responding to the Solicitation.

5.1. Contractor Orientation and Training

H-GAC believes that Contractor's familiarity with the operational policies and requirements of the Cooperative Purchasing Program is a key factor in achieving Customer satisfaction. The Contact Person listed on Contractor Status and Contact Form or an alternate, will be required to participate in an H-GAC vendor orientation and training as soon as possible after contract execution. In addition, other Contractor's staff who will be involved in any way with the HGACBuy Program should participate in orientation. The orientation may be presented as a teleconference or webinar or may be held in H-GAC's offices as determined by H-GAC and Contractor to be the most efficient and effective form of delivery. Please visit <https://www.hgacbuy.org/events> for more information.

5.2. Nationwide Sales Opportunity

HGACBuy contracts provide various products and services to local governments and qualifying non-profits throughout the nation, and desires to make established contracts available to Customers wherever and whenever practicable. Once a contract is executed, Contractor is expected to expand the scope of its marketing effort to include sales to Customers in all areas of the United States. Please also view important guidelines and additional information regarding marketing the program at: <https://www.hgacbuy.org/marketing>.

5.3. Corporate/Sales Commitment

Contractor is required to make some basic commitments to ensure the overall success of the HGACBuy program. By submission of a response, Respondent agrees that HGACBuy has the support of senior management and HGACBuy will be the primary government contracting vehicle when offering services/products awarded from this solicitation to eligible Customers nationwide. A further commitment to aggressively market the program, both independently as well in partnership with HGACBuy.

5.4. Manufacturer as Respondent

If Respondent is a manufacturer or wholesale distributor, the response received will be evaluated based on a response made in conjunction with that manufacturer's authorized dealer/reseller network. Unless stated otherwise, a manufacturer or wholesale distributor Respondent is assumed to have a documented relationship with their dealer/reseller network where that network is informed of, and authorized to accept, purchase orders pursuant to any Contract resulting from this Solicitation on behalf of the manufacturer or wholesale distributor Respondent. Any listed dealer/reseller will be considered a sub-contractor of the Respondent. The relationship between the manufacturer and wholesale distributor Respondent and its dealer/reseller network must be indicated at the time of the submission.

5.5. Dealer/Reseller as Respondent

If Respondent is a dealer/reseller of the products/services proposed, the response will be evaluated based on the Respondent's authorization to provide those products and services from the manufacturer.

5.6. Approval by Manufacturer

Any awarded contractor must be approved by the manufacturer to sell, install, and service the brand of equipment submitted. Respondents to this solicitation must submit an approval letter from each manufacturer; authorization letters must include the regions in which equipment may be sold or serviced.

5.7. Structure of Response

Depending on the Product or Service, market structures and sales practices can differ substantially. For example, dealers may sell into any market or may be restricted to certain territories, manufacturers may sell direct or be limited by law to selling through independent dealerships, etc. H-GAC's objective is to ensure that Customers, no matter where located, can buy contracted products/services and receive quality and timely service and support, while allowing for the most appropriate and effective response to this Solicitation. Responses to this Solicitation will only be accepted in conformance with the below scenarios and requirements. **Note: Respondent can only be a party to one response structure.**

- A. **Single Respondent Acting Alone Or As "Lead" For A Group:** Respondent must complete and sign a Signature Page and all other required forms and, if contracted, will be solely responsible for all contractual requirements including administration, processing of purchase orders and handling of payments for transactions which may involve other dealers/distributors who deliver the products or services. Unless stated otherwise, a manufacturer or wholesale distributor Respondent is assumed to have a documented relationship with their dealer network where that dealer network is informed of, and authorized to accept, purchase orders pursuant to any Contract resulting from this Solicitation on behalf of the manufacturer or wholesale distributor Respondent. Any listed dealer will be considered a sub-contractor of the Respondent. The use of any dealer or reseller is not required if manufacturer or distributor does not employ such.
- B. **Multiple Respondents Acting Jointly:** A single Response will be submitted, and each party to the Response must complete and sign a Signature Page and all other required forms must be included in the single Response. If the Response is successful, each party will sign a separate contract with H-GAC and will be individually responsible for compliance with all terms and conditions. Only those parties which have executed a contract with H-GAC are authorized to process purchase orders for sales and payments under the HGACBuy program.

Contractor may sell through HGACBuy anywhere subject to compliance with applicable laws and regulations. If the market structure in which Contractor operates requires a contract assignment for any sale, in certain limited circumstances, H-GAC may allow the contract to be assigned to a Manufacturer or another Dealer(s). Such assignment must be specific and detailed and must be approved by the

Contractor and H-GAC. Once assigned, the Contractor and assignee may NOT sell or service the same product line or category.

Depending on the structure of the network, H-GAC recognizes in some cases it may be necessary for the Purchase Order to be issued in the name of the reseller/dealer, etc., however the reseller, dealer, etc. is recognized only as a sub-contractor and will not receive a separate contract award or be assigned any portion of the contract. Any Lead Respondent utilizing a dealer/reseller network who is awarded a contract will be responsible for the processing of the Purchase Order through the network and the activities of the sale, reporting requirements, and remittance of applicable order processing fees

5.8. Contractor Status

Contractor is required to provide a status form, which is not part of any evaluation, but may be relevant to other state or local procurement requirements that apply to HGACBuy Customers. The following information will need to be captured:

- A. Contractor's status as a minority/woman-owned business enterprise, historically underutilized business, or service-disabled veteran; etc.
- B. Whether Contractor or its ultimate parent or majority owner has its principal place of business in Texas or employs at least 500 persons in Texas; and
- C. Whether Respondent is a Texas resident or a non-resident business.

5.9. HGACBuy Contractor / HGACBuy Member General Procedures

- A. Contracts are awarded through fair and open competition in compliance with applicable procurement rules and regulations.
- B. The HGACBuy member sends a proposal request to an adequate number of Contractors in the desired Contract Category.
- C. The Contractor prepares and sends a proposal/quote to the HGACBuy member. The HGACBuy member conducts an evaluation of cost or price reasonableness, if the HGACBuy member is using \$250,000 (or current published Simplified Acquisition Threshold amount) or more of federal funds and an independent cost/price evaluation is necessary.
- D. The Contractor and the HGACBuy member agree on a Purchase Order. Purchase Orders/Supplemental Contracts are reported and sent by individual HGACBuy members to the Contractor and to HGACBuy, where pricing is confirmed against the contract, an Order Confirmation is issued to the HGACBuy Member and copies of the Purchase Order/Supplemental Contract are logged and filed.
- E. The Contractor delivers product(s)/service(s) directly to the HGACBuy member with a subsequent invoice the HGACBuy member upon completion of the work or delivery of the supplies.
- F. The Contractor receives payment directly from HGACBuy member.

- G. The Contractor reports and remits the administrative fee to HGACBuy.
- H. Reference also HGACBuy Customer and Contractor Handbook - <https://www.hgacbuy.org/bid-notices/solicitation-forms-resources>

5.10. Licensing and Permitting Requirements for Motor Vehicle Sales

Respondent must be a properly franchised dealer authorized to sell and service, including warranty service, all products offered and sold in response to the Solicitation or under any H-GAC contract.

- A. Contractor/Supplier will be responsible for securing any and all inspections required by law, including State Inspection stickers. Any fee charged for these inspections is the responsibility of the Contractor/Supplier.
- B. At the time of delivery to the Customer, Contractors/Suppliers are required to provide temporary paper license tags/plates for motor vehicles or other equipment required by the State of Texas to be registered for operation on public highways.
- C. TEXAS OCCUPATIONS CODE, TITLE 14, CHAPTER 2301 (Formerly known as "The Texas Motor Vehicle Commission Code"):
 - 1. Section 2301.251: License Required: Generally (a) Unless a person holds a license issued under this chapter authorizing the activity, the person may not (1) engage in business as, serve in the capacity of, or act as a dealer, manufacturer, distributor, converter, representative, vehicle lessor, or vehicle lease facilitator in this state.
 - 2. Sec. 2301.252: License required: Sale of New Motor Vehicles:(a) A person may not engage in the business of buying, selling, or exchanging new motor vehicles unless the person: (1) holds a franchised dealer's license issued under this chapter for the make of new motor vehicle being bought, sold, or exchanged; or (2) is a bona fide employee of the holder of a franchised dealer's license.
 - 3. Respondents not submitting a response with a properly licensed Texas Motor Vehicle Dealer will only be eligible to sell motor vehicles on this contract outside of the State of Texas.
- D. Licensed Franchised Dealers submitting a Response for new cabs & chassis with installed bodies and other equipment, by this Statute, are required to employ properly licensed converters for the conversions of the new motor vehicles.
- E. The Act of Submitting a Response is regarded as doing business, as the entity is soliciting a sale. Accordingly, each Respondent must be a licensed franchised dealer at the time the Response is submitted.
- F. The units bid must be in full and complete compliance with all applicable safety and pollution requirements and regulations in effect at the time of submission. This includes but is not limited to standards established by the United States Department of Transportation, including the Federal Motor Vehicle Safety Standards (FMVSS), the Occupational Safety and Health

Administration (OSHA), the Environmental Protection Agency (EPA), the Texas Department of Transportation and the Texas Commission on Environmental Quality (TCEQ).

6. CONTRACT TERM / MULTIPLE AWARDS / USAGE

Contract Term: H-GAC intends to award one or more contracts for the products/services requested under this Solicitation. The term of the resulting contract(s) will be for a period of four (4) years and until any outstanding orders against the contract have been fulfilled. H-GAC may, at its option, extend the contract for up to one (1) additional one-year term. H-GAC reserves the right to extend and/or expand the scope of the contract if deemed to be in the best interest of H-GAC and subject to H-GAC Board of Directors approval.

Multiple Awards: H-GAC reserves the right to award contract(s) for line items or groups of line items, at its sole discretion. H-GAC will not make separate awards for sales in Texas and for sales outside the state of Texas. In the case of acquisitions governed by the Motor Vehicle Division, the dealer is awarded the contract in Texas, and the Manufacturer is awarded the contract outside of Texas.

No Guarantee of Usage: H-GAC makes no guarantee of volume or usage under any contract resulting from this Solicitation. Services will be requested and contracted on an as needed basis and the type and value of each assignment will vary.

7. GOAL FOR DBE CONTRACTING

H-GAC's goal is to assure that small and minority businesses, women's business enterprises, and labor surplus area firms are used when possible in providing services under a contract. In accordance with federal procurement requirements of 2 CFR §200.321, if subcontracts are to be let, the prime contractor must take the affirmative steps listed below:

- A. Placing qualified small and minority businesses and women's business enterprises on solicitation lists.
- B. Assuring that small and minority businesses and women's business enterprises are solicited whenever they are potential sources.
- C. Dividing total requirements, when economically feasible, into smaller task or quantities to permit maximum participation by small and minority businesses, and women's business enterprises.
- D. Establishing delivery schedules, where the requirement permits, which encourage participation by small and minority businesses, and women's business enterprises.
- E. Using the services and assistance as appropriate, of such organizations as the Small Business Administration and the Minority Business Development Agency of the Department of Commerce.

Nothing in this provision will be construed to require the utilization of any firm that is either unqualified or unavailable. The Small Business Administration (SBA) is the primary reference and database for information on requirements related to Federal Subcontracting <https://www.sba.gov/federal-contracting/contracting-guide/prime-subcontracting>

Contractor agrees to work with and assist HGACBuy customer in meeting any small and minority businesses, women's business enterprises, and labor surplus area firms targets and goals, as may be required by any rules, processes or programs they might have in place. Assistance may include compliance with reporting requirements, provision of documentation, consideration of Certified/Listed subcontractors, provision of documented evidence that an active participatory role for a small and minority businesses, women's business enterprises, and labor surplus area entity was considered in a procurement transaction, etc.

8. SUBMISSION CONTENTS DETAILS / REQUIRED DOCUMENTS / UPLOADS

8.1. Submission Upload Section

8.1.1. *Executive Summary Response**

Provide a summary of key aspects of the contractor's qualifications and indicate the Respondent's commitment to provide the services proposed and certify that all statements and information prepared and submitted in the response to this Solicitation are current, complete, and accurate; and that the proposed solution for the project meets all the requirements of this Solicitation.

Maximum response length: 3000 characters

*Response required

8.1.2. *Pricing**

Pricing must include Manufacturer's Suggested Retail Price (MSRP) or List Price and provide a **Percentage Discount from MSRP/List Price** which clearly indicates the percentage off from MSRP or List price that HGACBuy members would pay if purchasing from this contract. Respondents who are awarded contracts for these products/services will be required to provide HGACBuy comprehensive price lists for all base models and options included in the contract and will be required to provide pricing/product updates to HGACBuy throughout the entire contract period to keep the price lists and product offerings current. All pricing must be clear and easily understandable, and clearly represent the total price to acquire the products/services covered in this contract.

Please download the below documents, complete, and upload.

- AM10-23 Base Response Price...

*Response required

8.1.3. *Customization Category Options**

Due to the highly specialized nature of these types of vehicles, all responses must include Customization Tables. These Customization Tables are meant to encompass those special/custom options that are not classified as the published "Manufacturer Standard Options", and which may be required to address custom configurations of Ambulance, EMS and Other Specialty Vehicles. Respondent will group these options into broad categories and include specific options they would like to price within each of these customization categories. Respondent may quote as many categories as deemed necessary to cover any customization that may be required when building these custom emergency and specialty vehicles.

Please number and name each category accordingly. Below are some examples of customization categories and options that could be used when configuring these categories. The format shown below illustrates how these categories should be listed on your form. Respondent will provide a price range for each Category, and pricing should specify the low and high price range (\$) for that specific category. This price range will apply to all options within the category (i.e. Category 1 – Chassis). Categories and pricing must be submitted on the Customization Category Options Pricing Sheet. Note: The sum of all Customization Category Options cannot exceed 25% of the total price (Base Model items + Published Options) on the HGAC Contractor Pricing Worksheet.

**HGACBuy AM10-23 Solicitation
 Customization Categories Pricing Sheet**

Respondent: XYZ, Inc.		**EXAMPLE**
Category	Customization Description	Price Minimum
*Example*Category 1 – Chassis	Axles, Suspension, Tires, Engine, Transmission, Batteries/Charger, Idle Reduction, Electric Drive Power	
*Example*Category 2 – Cab	Raised Roof / Extensions, Seating, Consoles, Storage, Lighting	
*Example*Category 3 – Patient Module Exterior/Construction	Dimensional Changes, Lighting, Compartment/Doors, Shelves-Trays-Equipment Storage, Equipment Mounting, Roof Hatch Storage	
*Example*Category 4 – Patient Transport/Restraint Options & Accessories	Added Lighting, Dimension Increases, Doors, Enclosures, Handrails, Storage Space	

Please download the below documents, complete, and upload.

- [AM10-23 Customization Categ...](#)

*Response required

8.1.4. Distinguishing Services*

Please download the below documents, complete, and upload.

- [Distinguishing Services v6....](#)

*Response required

8.1.5. Business Practices and Operations

Please download the below documents, complete, and upload.

- [Business Practices and Oper...](#)

8.1.6. Licenses / Certifications*

Provide any and all licenses and certificates as required by the Solicitation.

*Response required

8.1.7. Geographic Areas Served*

Please download the below documents, complete, and upload.

- [Geographic-Areas-Served.pdf](#)

*Response required

8.1.8. Planned Authorized Retailers Distributors Dealers*

Please download the below documents, complete, and upload.

- [Authorized-Dealer-Distribut...](#)

*Response required

8.1.9. References*

Please download the below documents, complete, and upload.

- [References v6.5.23.pdf](#)

*Response required

8.1.10. *Warranty, Service, and Technical Manuals**

Submit detailed Warranty, Service, Technical Manuals, or other relevant information or booklets with the Response. If Respondent submits a warranty which does not meet any minimum stated requirements in the Solicitation, Respondent agrees by submission of the Response that such warranty is automatically amended to meet the minimums.

*Response required

8.2. Required Documents/Certifications/Confirmations Section

8.2.1. *Signature Page**

Please download the below documents, complete, and upload. **This form must be returned signed with the response or the submission will be deemed non-responsive and will be rejected.**

*If submitting a joint response, each party must complete and sign a Signature Page and all other required forms must be included (reference section 6.7. Structure of Response).

- [Signature Page - HGACBuy.pdf](#)

*Response required

8.2.2. *Small and Minority Business, Women's Business Enterprise, and Labor Surplus Affirmation**

- [Small-and-Minority-Women-Su...](#)

*Response required

8.2.3. *Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion for Covered Contracts**

Please download the below documents, complete, and upload.

- [Certification-Regarding-Deb...](#)

*Response required

8.2.4. *Certification Regarding Lobbying**

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an

officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form- LLL, "Disclosure of Lobbying Activities," in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents of all sub-awards at all tiers (including subcontracts, sub-grants, and contracts under grants, loans, and cooperative agreements) and that all sub- recipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, United States Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

Please confirm

*Response required

8.2.5. Certification Regarding Drug-Free Workplace Requirements*

The grantee certifies that it will provide a drug-free workplace by: (a) Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession or use of a controlled substance is prohibited in the grantee's workplace and specifying the actions that will be taken against employees for violation of such prohibition; (b) Establishing a drug-free awareness program to inform employees about— (1) The dangers of drug abuse in the workplace; (2) The grantee's policy of maintaining a drug-free workplace; (3) Any available drug counseling, rehabilitation and employee assistance programs, and (4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace. (c) Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph (a); (d) Notifying the employee in the statement required by paragraph (a) that, as a condition of employment under the grant, the employee will— (1) Abide by the terms of the statement; and (2) Notify the employer of any criminal drug statute conviction for a violation occurring in the workplace no later than five days after each conviction; (e) Notifying the agency within ten days after receiving notice under subparagraph (d)(2) from an employee or otherwise receiving actual notice of such conviction; (f) Taking one of the following actions, within 30 days of receiving notice under subparagraph (d)(2), with respect to any employee who is so convicted— (1) Taking appropriate personnel action against such an employee, up to and including termination; or (2) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency; (g) Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs (a), (b), (c), (d), (e) and (f).

Please confirm

*Response required

8.2.6. Filing Reports Form 1295 Certificate of Interested Parties*

Please download the below documents, complete, and upload. Download a blank Form here:

<https://www.ethics.state.tx.us/filinginfo/1295/>

- [1295.pdf](#)

*Response required

8.2.7. *Conflict of Interest Questionnaire**

Chapter 176 of the Texas Local Government Code requires contractors contracting or seeking to contract with H-GAC to file a conflict-of-interest questionnaire (CIQ) if they have an employment or other business relationship with an H-GAC officer or an officer's close family member. H-GAC officers include its Board of Directors and Executive Director, who are listed on the H-GAC website. Respondent must complete and file a CIQ with the Texas Ethics Commission if an employment or business relationship with H-GAC office or an officer's close family member as defined in the law exists. The required questionnaire and instructions are located on the Conflict of Interest page on the Texas Ethics Commission website. <https://www.ethics.state.tx.us/forms/conflict/>

Please confirm to acknowledge that the form will be filed if applicable.

Please confirm

*Response required

8.2.8. *Contractor Status and Contact Form**

Please download the below documents, complete, and upload.

- [Contractor-Status-and-Conta...](#)

*Response required

8.2.9. *No Excluded Nation or Foreign Terrorist Organization Certification**

Please download the below documents, complete, and upload.

- [No-Excluded-Nation-Foreign-...](#)

*Response required

8.2.10. *HB89 SB52 Prohibition on Contracts with Companies Boycotting Israel Verification Form**

Please download the below documents, complete, and upload.

- [HB89-SB52-Verification-Form...](#)

*Response required

8.2.11. *Solicitation Terms and Conditions Confirmation**

By submitting a response to this Solicitation, respondent agrees that it has read and fully intends to comply with the terms and conditions of this solicitation as applicable to any subsequent contract or funding agency requirements or agreements. Exceptions to these Terms and Conditions are not permitted. Please view the full Terms and Conditions located in the attachments.

Please confirm

*Response required

8.2.12. *Company W-9**

Please upload a current company W-9.

*Response required

9. EVALUATION CRITERIA

Submission must be responsive to all material requirements that will enable the evaluation committee to evaluate submissions in accordance with the evaluation criteria to make a recommendation to H-GAC officials. This includes a signed signature page by a person authorized to bind the company to any contract/purchase order that may result from this Solicitation; if subcontracting, may include the completed Small and Minority Business Affirmation Form.

No.	Evaluation Criteria	Scoring Method	Weight (Points)
1.	<p>Products and Pricing</p> <p>Price is competitive and all information is completed on the pricing sheets as set out in the submittal section of this solicitation. Demonstrated ability to deliver services at a reasonable cost and all elements of cost detail are provided. If offering services, reasonable total fee schedule/not to exceed hourly rates. Any travel associated expenses that may be incurred for additional offered services are priced separately and cannot exceed current U.S. General Services Administration established rates. For more information please visit: https://www.gsa.gov/travel-resources</p>	0-5 Points	45 (45% of Total)
2.	<p>Distinguishing Services</p> <p>Completed Distinguishing Services form. Details outline to what extent Respondent can demonstrate and document services, and foster an atmosphere of quality and high performance in its organization. Practices that elevate Respondent beyond the average/minimum standards of other Respondents.</p>	0-5 Points	20 (20% of Total)

Request For Proposal #AM10-23
 Title: Ambulances, EMS & Special Service Vehicles

3.	<p>Business Practices and Operations</p> <p>Completed Business Practices and Operations form. Detailed acceptable information is provided on Respondent's history, practices, and philosophies, demonstrating the ability to effectively support this contract and HGACBuy members' needs; information is provided related to organizational structure, and includes key staff responsibilities. All licenses and certificates are satisfactory and are provided as required by the Solicitation. Details are provided on any bankruptcies, plus safety and insurance claims with which Respondent has been involved during the past five (5) years.</p>	0-5 Points	10 <i>(10% of Total)</i>
4.	<p>Geographic Areas Served / Authorized Distributor</p> <p>Detailed geographic coverage is provided and demonstrates the ability to meet the needs of Customers throughout the United States. If applicable, dealer network (nationwide) is provided and describes how it will be used to promote this program and provide products/services to H-GAC members nationwide. Approval letter from each manufacturer is submitted (when applicable); authorization letters include the regions in which equipment may be sold or serviced. A listing of all planned retailers/distributors (if applicable), etc. that may be used during the term of this contract to deliver goods or services is provided.</p>	0-5 Points	10 <i>(10% of Total)</i>

Request For Proposal #AM10-23
 Title: Ambulances, EMS & Special Service Vehicles

<p>5.</p>	<p>Past Performance</p> <p>An evaluation will be conducted of the Respondents previous contract performance as an HGACBuy contractor based on the performance measured listed below. <u>Those with no history will receive the maximum for this criterion.</u> NOTE: For joint responses, each party will be scored as outlined and an overall average will be taken of all companies submitting a signed signature page to determine the overall score for each joint submission.</p> <p>PERFORMANCE MEASURES (2% each)</p> <ul style="list-style-type: none"> • Timely and accurate response to request for information and/or request for quotes/pricing • Timely delivery of product or services (as quoted at time of order placement) • Quality of products/service • Timely and accurate submission of Contractor's Activity Report • Timely payment of order processing charge 	<p>0-5 Points</p>	<p>10 <i>(10% of Total)</i></p>
<p>6.</p>	<p>References</p> <p>Five (5) adequate references and examples of previous, similar work for government customers in comparable size and requirements are provided.</p>	<p>0-5 Points</p>	<p>5 <i>(5% of Total)</i></p>

10. EVALUATION / SELECTION / TIE BIDS

Evaluation: An evaluation committee may consist of representatives from H-GAC and other stakeholders. The committee members will individually evaluate and numerically score each submission in accordance with the evaluation criteria section of this Solicitation.

Selection: Submissions will be evaluated based on a total top score of 100. The committee members will individually evaluate and numerically score each submission in accordance with the evaluation criteria section of this Solicitation. Respondents with a score of at least 70 may be eligible for a contract award recommendation, at the sole discretion of H-GAC.

Tie Bids: H-GAC may award a contract for tie bids by drawing lots or by awarding to multiple contractors. If time permits, the bidders involved shall be given an opportunity to attend the drawing. The drawing must be witnessed by at least three (3) persons and the contract file must contain the names and addresses of the witnesses and the person supervising the drawing. When an award is made by drawing by lot after receipt of equal low bids, the buyer must describe how the tie was broken by providing a written statement that the contract award was made in accordance with the circumstances justifying the priority used to break the tie or select bids for a drawing by lot. This does not prohibit H-GAC from rejecting all bids.

11. PRESENTATION / DEMO/ INTERVIEW AND BEST AND FINAL

Presentation / Demonstration / Interview: The evaluation committee reserves the right to request and require that each Respondent provide a final presentation/demonstration/interview regarding submission at a scheduled date and time. No Respondent is entitled to this opportunity, and no Respondent will be entitled to attend the presentation/demonstration/interview of any other Respondent. The purpose of the presentation/demonstration/interview is to inform the work of the evaluation committee. If necessary, Respondents may be required to make more than one presentation/demonstration/interview. Interviews can incorporate clarifying questions of the evaluation committee and H-GAC reserves the right to utilize the information to complete final scoring of proposals after the presentation/demonstration/interview. During this process, the proposer cannot incorporate, or present new information not contained in the original submitted proposal.

Best and Final Offer (BAFO): H-GAC reserves the right to request a Best and Final Offer from finalist Respondent(s), if it deems such an approach necessary. In general, BAFO would consist of updated costs and answers to specific questions that were identified during the evaluation. If H-GAC chooses to invoke this option, Submissions would be re-evaluated by incorporating the information requested in the BAFO document, including costs, and answers to specific questions presented in the document. The specific format for the BAFO would be determined during evaluation discussions. Turnaround time for responding to a BAFO is usually brief (i.e., five (5) business days).

12. APPROVAL / FINAL AND POST AWARD

A recommendation will be presented to the H-GAC Board of Directors for approval to execute a contract. H-GAC reserves the right to award based on the best interests of H-GAC, whether that be single or multiple awards. However, the final approval and selection of award lies with the Board of Directors. H-GAC reserves the right to delay that date as needed and to reject any and all submissions as deemed in its interest.

H-GAC reserves the right to require the awarded Contractor attend a post award meeting with H-GAC staff and/or other designated persons at H-GAC offices in Houston, Texas within thirty (30) calendar days after the award. The purpose of the meeting will be to discuss the terms and conditions and to provide additional information regarding the work tasks and requirements.

13. DEBRIEF / PROTEST

Requesting a Debrief: Requests for a debriefing must be made in writing to HGACBuySolicitations@h-gac.com within five (5) working days after notification of non-selection. H-GAC reserves the right to not conduct debriefings if requests are made after that time. This procedure is NOT available to Respondents who did not participate in the selected Solicitation, to non-responsive or non-timely Respondents, or when all submissions are rejected.

Resolution of Protested Solicitations: Any Respondent who is aggrieved in connection with a purchase transaction may file a grievance. The grievance may be filed at any phase of the procurement, and up to five (5) days after the H-GAC Board of Directors public agenda is posted for action regarding the questioned item. Grievances filed more than five (5) working days after action by the H-GAC Board of Directors will not be deemed timely and will not be considered. In order for a Respondent to enter the grievance process, a written complaint must be sent to the Deputy Assistant Director of H-GAC by certified mail and sent to 3555 Timmons Lane, Houston, Texas 77027, which includes the following:

- A. Name, mailing address and business phone number of the complainant.
- B. Appropriate identification of the procurement being questioned.
- C. A precise statement of the reasons for the protest.
- D. Supporting exhibits, evidence, or documents to substantiate any claims.

The grievance must be based on an alleged violation of H-GAC's Procurement Procedures, a violation of State or Federal Law (if applicable), or a violation of applicable grant or contract agreements to which H-GAC is a party. Failure to receive a procurement award from H-GAC in and of itself does not constitute a valid grievance. Upon receipt of grievance, the Deputy Executive Director will initiate the informal resolution process.

The Procurement and Contracts Department will contact the complainant and all interested parties and attempt to resolve the allegations informally within ten (10) working days from the date of complaint. If the allegations are successfully resolved by mutual agreement, documentation will be forwarded to the Deputy Executive Director of the resolution with specifics on each point addressed in the original complaint.

If the Procurement and Contracts Department is not successful in resolving the allegations, the complaint, along with the comments, will be forwarded to the Deputy Executive Director immediately. The Deputy Executive Director will review all documentation. All interested parties will be given written notice of the date, time, and place of hearing and an opportunity to present evidence. A written decision will be issued within five (5) working days after the hearing along with notice of appeal rights.

The complainant may appeal the Deputy Executive Director's decision by submitting a written appeal, within five (5) working days, to the Executive Director of H-GAC. The Executive Director, upon receipt of a written notice of appeal, will contact the complainant and schedule a hearing within ten (10) working days. The Executive Director of H-GAC has the option of appointing a Hearing Officer to preside over the hearing. If appointed, the Hearing Officer will conduct a hearing and forward a summary and recommended resolution to the Executive Director.

The decision reached by the Executive Director or his designee will be final and conclusive. This decision will be forwarded to the complainant in writing within thirty (30) working days.

The Respondent may, if it elects to do so, appeal the final and conclusive decision of the Executive Director to a court of competent jurisdiction.

AGENDA ITEM #23

City of Kingsville
Finance Department

TO: Mayor and City Commissioners

CC: Charlie Sosa, City Manager

FROM: Charlie Sosa, Purchasing Manager

DATE: February 10, 2026

SUBJECT: Purchase of One Pierce Enforcer Pumper and One Pierce Enforcer Single Axle Ladder

Summary:

This item authorizes the purchase of One Pierce Enforcer Pumper and One Pierce Enforcer Single Axle Ladder from Siddon Martin emergency Group, through BuyBoard Purchasing Cooperative Contract 651-21(FIRE) for the City of Kingsville Fire Department.

Background:

The existing Ladder truck is in dire need of repair/replacement. The existing ladder truck is at the end of its efficient lifespan thus increasing maintenance and operation expenses. The purchase of new ladder truck will replace the existing ladder truck that has had maintenance expenses of over \$140,000 for the past three years. The existing ladder truck to be replaced has exceeded its efficient lifespan and will continue to have high maintenance costs. The new Pierce Enforcer Pumper truck will be housed at the new Fire Station No.3. Please see attached quote dated June 6, 2024 and potentially available to the city on or around spring of 2027.

Financial Impact:

Funds are available through Certificates of Obligation Series 2024, in the amount of \$14,355,000.00 and have been available since May 13, 2024. The total budgeted amount of \$2,448,461.00 Through the BuyBoard Purchasing Cooperative.

Recommendation:

It is recommended the City approve the purchase of One Pierce Enforcer Pumper and One Pierce Enforcer Single Axle Ladder from Siddon Martin emergency Group, through BuyBoard Purchasing Cooperative Contract 651-21(FIRE). BuyBoard is a member of the Purchasing Cooperative which meets Local government code 271 Subchapter F allows for the use of a cooperative purchasing program, specifically 271.102 (c), states, "A local government that purchases good and service under this subchapter satisfies any state law requiring the local government to seek competitive bids for the purchase of goods and service." Therefore, competitive bidding statutes have been met.



OFFICIAL STATEMENT

Dated May 13, 2024

NEW ISSUE - Book-Entry-Only

RATING:

S&P: "AA"/"A+" (Enhanced/Unenhanced)
(See: "BOND INSURANCE," "BOND INSURANCE RISK FACTORS," and "OTHER INFORMATION-Ratings" herein)

In the opinion of Bond Counsel (defined below), under existing law, assuming continuing compliance by the City (defined herein) after the date of initial delivery of the Certificates described below (the "Certificates") with certain covenants contained in the Ordinance (defined below) authorizing the Certificates and subject to the matters set forth under "TAX MATTERS" herein, interest on the Certificates for federal income tax purposes under existing statutes, regulations, published rulings, and court decisions will be excludable from the gross income of the owners thereof pursuant to section 103 of the Internal Revenue Code of 1986, as amended to the date of initial delivery of the Certificates and will not be an item of tax preference for purposes of the federal alternative minimum tax for the owners thereof who are individuals. (See "TAX MATTERS" herein).

THE CERTIFICATES WILL NOT BE DESIGNATED AS "QUALIFIED TAX-EXEMPT OBLIGATIONS" FOR FINANCIAL INSTITUTIONS



\$14,335,000

CITY OF KINGSVILLE, TEXAS

(A Home Rule Municipal Corporation located in Kleberg County)

CERTIFICATES OF OBLIGATION, SERIES 2024

Dated Date: May 1, 2024

Due: August 1, as shown on the next page

(Interest Accrues from the Delivery Date defined below)

PAYMENT TERMS . . . Interest on the \$14,335,000 City of Kingsville, Texas Certificates of Obligation, Series 2024 (the "Certificates") will accrue from the Delivery Date, and will be payable February 1 and August 1 of each year commencing February 1, 2025 until maturity or prior redemption, and will be calculated on the basis of a 360-day year consisting of twelve 30-day months. The definitive Certificates will be initially registered and delivered only to Cede & Co., the nominee of The Depository Trust Company ("DTC"), pursuant to the Book-Entry-Only System described herein. Beneficial ownership of the Certificates may be acquired in denominations of \$5,000 or integral multiples thereof. **No physical delivery of the Certificates will be made to the owners thereof.** Principal of and interest on the Certificates will be payable by the Paying Agent/Registrar to Cede & Co., which will make distribution of the amounts so paid to the participating members of DTC for subsequent payment to the beneficial owners of the Certificates (see "THE CERTIFICATES - Book-Entry-Only System" herein). The initial Paying Agent/Registrar is U.S. Bank Trust Company, National Association, Houston, Texas (see "THE CERTIFICATES - Paying Agent/Registrar").

AUTHORITY FOR ISSUANCE . . . The Certificates are issued pursuant to the Constitution and general laws of the State of Texas (the "State"), particularly Subchapter C of Chapter 271, Texas Local Government Code, as amended, and the ordinance adopted by the City Commission (the "City Commission") of the City of Kingsville, Texas (the "City") on May 13, 2024 (the "Ordinance") (see "THE CERTIFICATES - Authority for Issuance" herein).

SECURITY FOR THE CERTIFICATES . . . The Certificates constitute direct obligations of the City and are payable from a continuing ad valorem tax levied annually on all taxable property within the City, within the limits prescribed by law, and a pledge of \$1,000 of certain surplus revenues of the City's waterworks and sewer system, all as provided in the Ordinance authorizing the Certificates (see "THE CERTIFICATES - Security and Source of Payment").

PURPOSE . . . Proceeds from the sale of the Certificates shall be used for the purpose of providing for the payment of contractual obligations to be incurred in connection with the design, planning, purchasing, acquisition, construction, equipping, expansion, repair, renovation, and/or rehabilitation of certain City-owned public property, including: (i) a new fire station, (ii) a new ambulance, (iii) equipment for the fire department including fire trucks, and (iv) payment of contractual obligations for professional services in connection therewith (to wit: consulting, engineering, financial advisory, and legal) (see "THE CERTIFICATES-Purpose" herein).



The scheduled payment of principal and interest on the Certificates when due will be guaranteed under a municipal bond insurance policy to be issued concurrently with the delivery of the Certificates by Build America Mutual Assurance Company ("BAM") (see "BOND INSURANCE," "BOND INSURANCE RISK FACTORS," and "OTHER INFORMATION - Ratings" herein).

CUSIP PREFIX: 496782

MATURITY SCHEDULE, INTEREST RATES, INITIAL YIELDS, 9 DIGIT CUSIP, AND OPTIONAL REDEMPTION

See Schedule on Page ii

DELIVERY . . . The Certificates are offered for delivery when, as and if issued and received by the initial purchaser named below (the "Underwriters") and subject to the approving legal opinion of the Attorney General of the State of Texas and the legal opinion of Winstead PC, San Antonio, Texas, Bond Counsel (see Appendix C, "Form of Bond Counsel's Opinion"). Certain legal matters will be passed upon for the Underwriters by its counsel, Bracewell LLP, San Antonio, Texas, Underwriters' Counsel. It is expected that the Certificates will be available for delivery through DTC on or about June 12, 2024 (the "Delivery Date").

SAMCO CAPITAL

FROST BANK

Siddons Martin Emergency Group, LLC
 3500 Shelby Lane
 Denton, TX 76207
 GDN P115891
 TXDOT MVD No. A115890



June 6, 2024

Juan Adame, Fire Chief
 City of Kingsville Fire Department
 119 North 10th Street
 Kingsville, TX 78363

Proposal For: One (1) Pierce Enforcer Ascendant Single Axle Ladder and One (1) Pierce Enforcer Pumper

Siddons-Martin Emergency Group, LLC is pleased to provide the following proposal to City of Kingsville Fire Department. Unit will comply with all specifications attached and made a part of this proposal. Total price includes delivery FOB City of Kingsville Fire Department and training on operation and use of the apparatus.

Description	Amount
Bid 1125: One (1) Pierce Enforcer Pumper	
(Unit Price - \$1,107,181.00)	
Delivery within 36-39 months of order date	
QUOTE # - SMEG-0007230-0	
Vehicle Price	\$1,107,181.00
Multi Truck Discount	(\$17,688.00)
Full Prepay Discount	(\$116,043.00)
Pricing Level Discount	(\$15,349.00)
Bid 1125: UNIT TOTAL	\$958,101.00
Bid 1122: One (1) Pierce Enforcer Ascendant Single Axle Ladder	
(Unit Price - \$1,738,012.00)	
Delivery within 38-41 months of order date	
QUOTE # - SMEG-0007227-0	
Vehicle Price	\$1,738,012.00
Multi Truck Discount	(\$28,505.00)
Full Prepay Discount	(\$196,134.00)
Pricing Level Discount	(\$24,513.00)
Bid 1122: UNIT TOTAL	\$1,488,860.00
SUB TOTAL	\$2,446,961.00
BuyBoard 651-21 (FIRE)	\$1,500.00

TOTAL \$2,448,461.00

Price guaranteed until 7/31/2024

Additional: This proposal is valid for Pierce Manufacturing Bid 1122 and 1125. Multiple Truck Discount requires purchase of Bid 1122 and 1125 by the same Proposal Letter and / or Purchase Order. Prepay Discount requires payment in full within thirty (30) days of receipt of the signed Proposal Letter or Purchase Order, whichever comes first. Pricing Level Discount requires purchase prior to August 1, 2024. Bid 1122 and 1125 include one (1) approval visit for three (3) Kingsville personnel, one (1) final inspection visit for three (3) Kingsville personnel and three (3) consecutive days of apparatus training from Siddons-Martin Emergency Group at Kingsville, TX. Bid 1122 also includes three (3) consecutive days of aerial device training from Pierce Manufacturing at Kingsville, TX.

Due to global supply chain constraints, any delivery date contained herein is a good faith estimate as of the date of this order/contract, and merely an approximation based on current information. Delivery updates will be made available, and a final firm delivery date will be provided as soon as possible.

Persistent Inflationary Environment Notification: If the Producer Price Index of Components for Manufacturing [www.bls.gov Series ID: WPUID6112] (the "PPI") has increased at a compounded annual growth rate greater than 5.0% from the date of acceptance of this proposal letter (the "Order Month") and 14 months prior to the anticipated Ready for Pickup Date (the "Evaluation Month"), then the proposal price may be increased by an amount equal to any increase exceeding 5.0% for the time period between the Order Month and the Evaluation Month. Siddons Martin and Pierce will provide documentation of such increase and the updated price for the customer's approval before proceeding with completion of the order along with an option to cancel the order.

Taxes: Tax is not included in this proposal. In the event that the purchasing organization is not exempt from sales tax or any other applicable taxes and/or the proposed apparatus does not qualify for exempt status, it is the duty of the purchasing organization to pay any and all taxes due. Balance of sale price is due upon acceptance of the apparatus at the factory.

Late Fee: A late fee of .033% of the sale price will be charged per day for overdue payments beginning ten (10) days after the payment is due for the first 30 days. The late fee increases to .044% per day until the payment is received. In the event a prepayment is received after the due date, the discount will be reduced by the same percentages above increasing the cost of the apparatus.

Cancellation: In the event this proposal is accepted and a purchase order is issued then cancelled or terminated by Customer before completion, Siddons-Martin Emergency Group may charge a cancellation fee. The following charge schedule based on costs incurred may be applied:

- (A) 10% of the Purchase Price after order is accepted and entered by Manufacturer;
- (B) 20% of the Purchase Price after completion of the approval drawings;
- (C) 30% of the Purchase Price upon any material requisition.

The cancellation fee will increase accordingly as costs are incurred as the order progresses through engineering and into manufacturing. Siddons-Martin Emergency Group endeavors to mitigate any such costs through the sale of such product to another purchaser; however, the customer shall remain liable for the difference between the purchase price and, if applicable, the sale price obtained by Siddons-Martin Emergency Group upon sale of the product to another purchaser, plus any costs incurred by Siddons-Martin to conduct such sale.

Acceptance: In an effort to ensure the above stated terms and conditions are understood and adhered to, Siddons-Martin Emergency Group, LLC requires an authorized individual from the purchasing organization sign and date this proposal and include it with any purchase order. Upon signing of this proposal, the terms and conditions stated herein will be considered binding and accepted by the Customer. The terms and acceptance of this proposal will be governed by the laws of the state of Texas. No additional terms or conditions will be binding upon Siddons-Martin Emergency Group, LLC unless agreed to in writing and signed by a duly authorized officer of Siddons-Martin Emergency Group, LLC.

Sincerely,

Don Hoyt

Don Hoyt

I, _____, the authorized representative of City of Kingsville Fire Department, agree to purchase the proposed and agree to the terms of this proposal and the specifications attached hereto.

Signature & Date

HGACBuy Vendor Response Scores
Ambulances, EMS & Special Service Vehicles
Contract No.: AM10-23

Vendor	Score
1075 Emergency Lighting LLC	81
Alpha One Firetrucks	79.67
American Response Vehicles, Inc.	83.67
Braun Northwest, Inc.	90
Chastang Enterprises Houston LLC	80
Daco Fire Equipment	88
Excellance, Inc	86.33
FastLane Emergency Vehilces	93.67
First Priority Emergency Vehicles, Inc.	88.33
FLYMOTION	83.67
Frazer Ltd.	87
LDV, Inc.	95
Lenco Industries, Inc.	86.33
Matthews Specialty Vehicles, Inc.	82.33
MEDIC BUILT	89.67
Medix Specialty Vehicles, LLC	93.67
Osage Ambulances	91.67
Professional Ambulance Sales & Service	87.33
Siddons Martin Emergency Group, LLC	99.33
VCI Emergency Vehicle Specialists, LLC	91.67
Minimum score of 70 was required to be considered for contract award.	

HGACBUY – AMBULANCES, EMS AND OTHER SPECIAL SERVICE VEHICLES

Background

The H-GAC Cooperative Purchasing Program (HGACBuy) establishes contracts for a variety of products and services through competitive solicitations. Member governments are able to use the contracts to make purchases. HGACBuy received and opened twenty-one responses for Ambulances, EMS and Other Special Service Vehicles on August 10, 2023. The following companies submitted responses:

1075 Emergency Lighting LLC dba 10-75 Emergency Vehicles	Haskell, NJ
Alpha One Firetrucks, LLC	Duncan, OK
American Response Vehicles, Inc.*	Columbia, MO
Autocraft Group Inc. dba FastLane Emergency Vehicles	Purcellville, VA
Braun Northwest Inc.	Chehalis, WA
Chastang Enterprises-Houston, LLC dba Chastang Ford	Houston, TX
Daco Fire Equipment Inc.*	Lubbock, TX
Excellence, Inc.	Fayetteville, NC
First Priority Emergency Vehicles, Inc. dba First Priority Group	Manchester, NJ
FLYMOTION, LLC	Tampa, FL
FR Conversions, LLC	Westminster, MD
Frazer, Ltd.	Houston, TX
LDV, Inc.	Burlington, WI
Lenco Industries, Inc. dba Lenco Armored Vehicles	Pittsfield, MA
Mathews Specialty Vehicles, Inc.	Greensboro, NC
Medic Built, LLC	Kennedale, TX
Medix Specialty Vehicles, LLC*	Elkhart, IN
Osage Industries, Inc. dba Osage Ambulances	Linn, MO
Professional Ambulance Sales & Service, LLC dba SERVS	Comanche, TX
Siddons-Martin Emergency Group, LLC	Houston, TX
VCI Emergency Vehicle Specialists LLC	Berlin, NJ

*Joint respondent

Current Situation

This contract is a continuation of an existing contract in our portfolio, consisting of ambulances, light/medium rescue vehicles, specialty vehicles or equipment, EMS vehicle conversion, and ambulance remounts. All responses have been evaluated by H-GAC staff. Twenty respondents are being recommended for award. The response from FR Conversions was deemed non-compliant. Request authorization for contracts representing the best value for product items as summarized in the Award Recommendations Table.

Funding Source

Participating local government purchasers

Budgeted

N/A

Action Requested

Request authorization of contracts with respondents for AM10-23 Ambulances, EMS and Other Special Service Vehicles. (Staff Contact: Ronnie Barnes)

HGACBuy Award Recommendation Table
Ambulances, EMS & Special Service Vehicles
AM10-23

Award Recommendation	Categories
1075 Emergency Lighting LLC dba 10-75 Emergency Vehicles	B, C, I
Alpha One Firetrucks, LLC	B, D
American Response Vehicles, Inc.	E, F
Braun Northwest, Inc.	A, B, C, E, F
Chastang Enterprises Houston LLC dba Chastang Ford (TX Respondent)	B, C, G
Daco Fire Equipment, Inc. (TX Respondent), Life Line Emergency Vehicles, Inc.*	A, E, F
Excellance, Inc.	A, F
Autocraft Group Inc. dba Fastlane Emergency Vehicles	B, C, D, G, H, I
First Priority Emergency Vehicles, Inc. dba First Priority Group	B, C, D, E, F
FLYMOTION, LLC dba FLYMOTION	C
Frazer, LTD (TX Respondent)	A, B, C, E, F, I
LDV, Inc.	C
Lenco Industries, Inc. dba Lenco Armored Vehicles	C
Matthews Specialty Vehicles, Inc.	C
MEDIC BUILT, LLC (TX Respondent)	E
Medix Specialty Vehicles, LLC; Southwest Ambulance Sales LLC (TX Respondent); Danko Emergency Equipment; Defender Emergency Products Sales & Service LLC; Foster Coach Sales Inc.; North Eastern Rescue Vehicles, Inc.; Penn Care, Inc.; Laake Enterprises, Inc. dba FESCO Emergency Sales; Republic EVS, LLC dba Republic EVS;*	A
Osage Industries, Inc.	A, E
Professional Ambulance Sales & Service dba SERVS (TX Respondent)	A, C, E, F
Siddons Martin Emergency Group, LLC (TX Respondent); Demers Ambulance USA Inc. dba DBC; REV Ambulance Group Orlando, Inc. dba Road Rescue; REV Ambulance Group Orlando, Inc.-Wheeled Coach dba Wheeled Coach;*	A, C, E, F, H, I
VCI Emergency Vehicle Specialists, LLC	C, D, E, F, G
Award Categories:	
A - Ambulance	F - Remount on Contractor Supplied Chassis
B - Light/Medium EMS Rescue Vehicle	G - Electric/Alternative Fuel Ambulance/EMS/Rescue Vehicle
C - Other Specialty Vehicle or Equipment	H - Ambulance/EMS/Rescue Vehicle Service/Maintenance Plans
D - EMS Vehicle Conversion	I - Ambulance/EMS/Rescue Vehicle Parts and Supplies
E - Remount Services Only	*Joint Response



Vendor Contract Information Summary

Vendor: Siddons Martin Emergency Group, LLC
Contact: Jeffrey Doran
Phone: 281-543-7031
Email: jdoran@siddons-martin.com
Vendor Website: www.siddons-martin.com
TIN: 27-4333590
Address Line 1: 1362 East Richey
Vendor City: Houston
Vendor Zip: 77073
Vendor State: TX
Vendor Country: USA
Delivery Days: 10
Freight Terms: FOB Destination
Payment Terms: net due upon delivery
Shipping Terms: Freight prepaid by vendor and added to invoice
Ship Via: Other
Designated Dealer: No
EDGAR Received: Yes
Service-disabled Veteran Owned: No
Minority Owned: No
Women Owned: No
National: No
No Foreign Terrorist Orgs: Yes
No Israel Boycott: Yes
MWBE: No
ESCs: All Texas Regions
States: All States
Contract Name: Fire Service Apparatus Vehicles
Contract No.: 746-24
Effective: 10/01/2024
Expiration: 09/30/2027
Accepts RFQs: Yes
Service Fee Note: Vehicle purchase orders are subject to a \$1500 service fee
Return Policy: Parts may be returned unused, and the vehicle may not be returned



**Responding vendors must read all sections of this Proposal Invitation carefully.
Even if your company has submitted proposals on previous BuyBoard proposal invitations, terms and requirements may have changed.**

NOTICE OF PROPOSAL INVITATION

The Local Government Purchasing Cooperative d/b/a BuyBoard® (Cooperative), 12007 Research Blvd., Austin, Texas 78759 is a statewide purchasing cooperative for school districts, junior colleges, cities, counties, and other political subdivisions. The Texas Association of School Boards, Inc. (TASB), a Texas nonprofit corporation, 12007 Research Blvd., Austin, Texas 78759, serves as the Cooperative's administrator. The Cooperative is endorsed by TASB, the Texas Municipal League (TML), a Texas unincorporated nonprofit association, 1821 Rutherford Lane, Austin, Texas 78754, and the Texas Association of Counties (TAC), a Texas nonprofit association, 1204 San Antonio, Austin, Texas 78701.

The Cooperative's contracts for commodities and services are available to the members of TASB, TML, and TAC, and other local governmental entities that are members of the Cooperative and eligible to purchase through a government purchasing cooperative or interlocal contract. TASB, the Cooperative administrator, provides an online marketplace to the Cooperative known as the BuyBoard which enables members to review available contracts and make purchases of awarded commodities and services electronically.

The Cooperative is soliciting sealed proposals for products, supplies, services and/or equipment as set forth in this Proposal Invitation on behalf of all present and future members of the Cooperative. There may be over 1,000 Texas public school districts and junior colleges, over 900 municipalities, 400 counties, and numerous other political subdivisions (i.e. river authorities, special districts, public housing authorities, etc.) participating in the Cooperative at any given time. Awarded products and services may also be available to the administrator's nonprofit entity BuyBoard subscribers and, in the event of a piggyback award, members of the National Purchasing Cooperative located throughout the United States as further explained in the Proposal Invitation.

Completed sealed proposals for **Proposal No. 746-24 for Fire Service Apparatus Vehicles** must be received on or before 4:00 PM April 18, 2024, (Proposal Due Date) either by submitting the Proposal electronically through the Cooperative's designated website or by hard copy submission as set out in the Instructions to Proposers. **Late proposals will not be accepted.**

Unless a different time period is stated in the General Information document for this Proposal Invitation, questions, requests for information or clarification, or comments regarding this Proposal Invitation, including the specifications, must be submitted in writing, addressed as indicated below, and received by the Cooperative administrator no later than the 10th business day before the Proposal Due Date. The Cooperative will respond only to written questions.

The Local Government Purchasing Cooperative
Attn: TASB Asst. Division Director, Cooperative Procurement
12007 Research Blvd.
Austin, TX 78759
E-Mail: bids@buyboard.com



PROPOSAL INVITATION NO. 746-24

TABLE OF CONTENTS

	Page
NOTICE AND INSTRUCTIONS	
Notice of Proposal Invitation	1
Instructions to Proposers	4
GENERAL INFORMATION	
General Information	7
PROPOSAL FORMS	
Proposer's Acceptance and Agreement	11
PROPOSAL FORMS PART 1: COMPLIANCE FORMS	
Proposal Acknowledgements	12
Felony Conviction Disclosure	13
Resident/Nonresident Certification	14
Debarment Certification	14
Vendor Employment Certification	14
No Boycott Verification	15
No Excluded Nation or Foreign Terrorist Organization Certification	16
Historically Underutilized Business Certification	16
Acknowledgement of BuyBoard Technical Requirements	16
Construction-Related Goods and Services Affirmation	17
Deviation and Compliance	18
Vendor Consent for Name Brand Use	19
Confidential/Proprietary Information	20
EDGAR Vendor Certification	22
Compliance Forms Signature Page	26
PROPOSAL FORMS PART 2: VENDOR INFORMATION FORMS	
Vendor Business Name	27
Vendor Contact Information	28
Federal and State/Purchasing Cooperative Experience	28
Governmental References	29
Company Profile	29
Texas Regional Service Designation	30
State Service Designation	31
National Purchasing Cooperative Vendor Award Agreement	32
Local/Authorized Seller Listings	33
Manufacturer Dealer Designation	35



Proposal Invitation Questionnaire	36
Vendor Request to Self-Report BuyBoard Purchases	38
Proposal Specification Summary	39
Required Forms Checklist	45
GENERAL TERMS AND CONDITIONS	
General Terms and Conditions	46
APPENDICES	
Appendix I: BuyBoard Technical Requirements	72
Appendix II: Additional Terms and Conditions for BuyBoard Self-Reporting	75



INSTRUCTIONS TO PROPOSERS

Electronic Proposal Submission

The Cooperative requests that Vendors submit Proposals electronically in accordance with the instructions herein via the link available on the following website:

- buyboard.com/vendor

There is no cost to the Vendor to register or use the electronic proposal submission option. To the extent a vendor is unable to submit a Proposal electronically through the proposal website, instructions for hard copy submissions are provided below.

Before you submit

- In order to submit a Proposal electronically, you must have a working registered vendor username and password to login. If you do not have a registered vendor username and password, you may obtain one by registering at buyboard.com/vendor. **Note to existing BuyBoard vendors: The registered vendor login used for electronic proposal submission is NOT the same as your existing login used to check purchase orders or similar vendor information under awarded contracts.** Vendors are highly encouraged to ensure you have a working vendor login well in advance of the submission deadline.
- Vendor is responsible for ensuring it has the technical capability to submit its Proposal via electronic submission.
- Browser requirements can be found at <https://buyboard.ionwave.net/BrowserCompatibility.html>.
- **VENDOR SHALL BE SOLELY RESPONSIBLE FOR ENSURING TIMELY SUBMISSION OF VENDOR'S PROPOSAL.** Neither the Cooperative nor the Cooperative administrator shall be responsible for equipment or software failure, internet or website downtime, corrupt or unreadable data, or other technical issues that may cause delay or non-delivery of a Proposal or inaccessibility of the submitted data. Accordingly, Vendors are highly encouraged to prepare and allow for sufficient time to familiarize itself with the electronic submission requirements and to address any technical or data issues prior to the Proposal Due Date.

How to submit Proposal electronically

- Login using your registered vendor login at buyboard.com/vendor under the "Register/Login/Submit Proposal" link.
- The page will open to the list of "Available Bids."
- Click on the applicable Proposal Invitation number under the "My Invitations" or "Other Bid Opportunities" section to view this Proposal Invitation request.
- **Review and follow all instructions on the webpage.**
- **VENDOR INFORMATION** – Select the "Attributes" tab to locate the Vendor Contact Information fields required to be completed and submitted.
 - Vendors must respond to each item by providing the information requested. **If you fail to complete any of the line items, you will receive an error and will be unable to submit your Proposal.**
- **PROPOSAL SPECIFICATIONS** – Select the "Line Items" tab to locate the Proposal Specifications.
 - Input all required proposal pricing information (discount (%) off catalog/pricelist, line item pricing, hourly labor rates, and/or other related pricing information) as specified.



- Vendors must respond to each line item by either providing the information requested in the specifications, adding alternates to provide additional information (as necessary), or by indicating no bid. **If you fail to complete any of the line items, you will receive an error and will be unable to submit your Proposal.**
- **Vendors proposing various manufacturer product lines per line item on the Proposal Specification Form must submit the information as follows or the Proposal may not be considered:**
 - i. **Manufacturers shall be listed in alphabetical order**
 - ii. **Vendor must list one specific percentage discount for each manufacturer listed. Use the "Add Alternates" option as needed to add additional manufacturers.**
- **PROPOSAL DOCUMENTS** - To upload your Proposal documents, select the "Response Attachments" tab and upload a *signed, complete* copy of your Proposal in *searchable PDF format*, including all required proposal documents (Proposal Forms, and any other documents required by the Proposal Invitation). **Electronic Catalogs/Pricelists must be submitted with the Proposal in the format required by these Instructions to Proposers or it will not be considered.**
- **PROPOSAL SUBMISSION** - Select the "Response Submission" tab to submit the Proposal.
 - If an error or multiple errors occur, the system will display the location of the error(s).
 - Go to the problem area and correct the errors. You must go to the specific tab(s) that contain(s) the error(s) to review the error detail and correct the error(s). *Your submission will not be submitted until all errors are corrected.*
 - Once all errors are corrected, proceed to the "Response Submission" tab to submit the response.

How to submit hard copy Proposal – Paper copies will NOT be accepted

While the Cooperative requests electronic submission of Proposals through the designated website, any Vendor without the technical capability or wishing to submit a hard copy Proposal may do so in accordance with the following instructions:

- Contact BuyBoard staff at bids@buyboard.com to request a copy of the Proposal Specification Form and other forms not included in this packet in hard copy form *at least five (5) business days prior to the Proposal Due Date.*
- Submit the signed, completed Proposal in a sealed envelope or carton properly marked with the Proposal Invitation number and Proposal submittal date and time and containing all required proposal documents (including forms, completed Proposal Specification Form, and any other documents required by the Proposal Invitation). The Proposal must be submitted in *electronic, searchable PDF format on a USB flash drive, CD or DVD. Paper copies will NOT be accepted.*
- **The Proposal Specification Form and Electronic Catalogs/Pricelists must be submitted with the Proposal in the format required by these Instructions to Proposers or it will not be considered.**
 - **Vendors proposing various manufacturer product lines per line item on the Proposal Specification Form must submit the information as follows or the Proposal may not be considered:**
 - a. **Manufacturers shall be listed in alphabetical order**
 - b. **Vendor must list one specific percentage discount for each manufacturer listed.**
- Any hard copy electronic Proposals must be delivered via hand delivery or U.S. Mail to the address below so as to be received on or before the Proposal Due Date and time:

The Local Government Purchasing Cooperative
12007 Research Blvd.
Austin, TX 78759



VENDOR SHALL BE SOLELY RESPONSIBLE FOR ENSURING TIMELY SUBMISSION OF VENDOR'S PROPOSAL.

Neither the Cooperative nor the Cooperative administrator shall be responsible for Proposals delivered late by the United States Postal Service or any other delivery or courier service. Further, neither the Cooperative nor the Cooperative administrator shall be responsible for Proposals delivered in a corrupt or unreadable electronic format.

Faxed and/or emailed Proposals will NOT be accepted.

REQUIREMENTS FOR VENDOR CATALOGS/PRICELISTS IN PROPOSALS

Note: The following instructions set forth the requirements for Vendor catalogs/pricelists submitted with Proposals for proposal evaluation purposes. If awarded a Contract, Vendor may be required to resubmit catalogs/pricelists in the format described in the BuyBoard Technical Requirements as detailed further in the Proposal Invitation.

Electronic catalogs/pricelists must be submitted with Vendor's Proposal in the required format (whether submitted electronically through the designated website or in hard copy format via mail or hand delivery) or the Proposal will not be considered. The following is required of all Vendor catalog(s)/pricelist(s) submitted to the Cooperative for evaluation with the Proposal:

Vendors shall submit catalog(s)/pricelist(s) with the Proposal in a readily available and readable electronic format, with **Excel or searchable PDF** preferred. No paper catalogs or manufacturer/vendor websites will be accepted.

Below is a sample chart, with examples of data for each field, showing the data fields that Vendors **MUST** include in each submitted pricelist/catalog with the Proposal:

BuyBoard Specification Item No. Category	Part/Item Number	Item Description	MSRP/List Price (before BuyBoard Discount)
1	1234	Desk	\$50.00
2	1235	Chair	\$20.00

The catalogs/pricelists must include all listed data fields (BuyBoard specification category, part/item number, item description, and list price) or the Proposal will not be considered. Catalogs and pricelists should contain only items that relate to the items requested in the specifications. Vendors are discouraged from including irrelevant or non-responsive information with their Proposal. The Cooperative reserves the right to deem a Proposal non-responsive if the Proposal, including catalogs or pricelists submitted with the Proposal, do not specifically relate to the intent of the Proposal Invitation or contain what the Cooperative deems to be, in its sole discretion, excessive irrelevant or non-responsive information, including information which makes it burdensome or impractical for the Cooperative to identify responsive products and pricing.

WITHDRAWAL OR MODIFICATION OF PROPOSALS

Proposals may be withdrawn or modified prior to the Proposal Due Date and time, but only in accordance with section B.11 (Withdrawal or Modification of Proposal) of the General Terms and Conditions in this Proposal Invitation.



GENERAL INFORMATION

Proposal Invitation No. 746-24 – Fire Service Apparatus Vehicles

***Please make sure that you have reviewed and completed all sections of this Proposal Invitation.**

1. **Notice of Proposal Invitation and Instructions to Proposers**
2. **General Information**
3. **Proposal Forms**
4. **Proposal Specifications**
5. **General Terms and Conditions**
6. **BuyBoard Technical Requirements**
7. **Additional Terms and Conditions for BuyBoard Self-Reporting**

PROPOSAL SUBMISSION INSTRUCTIONS

Proposal responses (including completed and signed Proposal Invitation forms, completed Proposal specifications, and pricelists/catalogs) must be submitted in electronic format in the manner prescribed in the Instructions to Proposers.

INTENT AND PURPOSE OF THE CONTRACT

The intent of this Proposal Invitation is to solicit sealed Proposals to establish a contract for various types of Fire Service Apparatus Vehicles that may be procured by Cooperative members. Because individual members require different equipment, supplies, and/or services, this Proposal Invitation is a request for base model price, a discount off of catalog or price list for optional equipment, parts, and services related to the equipment. Also included are requests for not-to-exceed hourly rates for installation and repair service, and a per-mile vehicle delivery fee. Purchases can be made by a Cooperative member at any time during the Contract term. Except as provided in section E.4 of the General Terms and Conditions or otherwise in this Proposal Invitation, Vendor shall hold its Awarded Pricing firm during the Contract term. In the event of price decreases, such price decreases shall be allowed for all products.

TERM OF CONTRACT

The term of this contract will be from October 1, 2024, through September 30, 2025, with two possible one-year renewals.

As set forth in the General Terms and Conditions, an awarded Vendor has no right to or vested interest in contract renewal. The determination as to whether to renew or non-renew any Vendor Contract, in whole or in part, shall be in the sole discretion of the Cooperative.

For purposes of this Proposal Invitation, a Vendor must generate a minimum of \$15,000 through the Contract during an annual contract term or may not be offered a renewal. A Vendor's failure to generate this minimum amount may also be considered by the Cooperative as part of Vendor's past performance evaluation on future proposal invitations.

VALUE OF CONTRACT

The estimated value of this contract is \$147,089,888; however, this estimate is based on prior contracts for similar types of products and services and should not be construed to be a guaranty of either a minimum or maximum amount since usage may be dependent upon multiple factors including Cooperative members' actual needs and available funding.



SERVICE FEE

By submission of a response to this Proposal Invitation, it will be the vehicle dealer's responsibility to collect the BuyBoard Fee of **\$1,500 per purchase order** from the purchasing entity **for all vehicles, including cab, chassis and options. This fee is NOT to be included in the price of the vehicles for the purpose of the Proposal;** however, it must be shown as a line item price on the individual quotes to the purchaser.

An awarded Vendor under this Proposal Invitation must pay the Cooperative a service fee in the amount of 2% **per Purchase Order for parts and repair/service labor** generated from any contract awarded under this Proposal Invitation, and the service fee is to be included in the Awarded Pricing.

Vendor agrees to pay this service fee and remit the fee to the Cooperative in Austin, Texas, promptly upon payment by the Cooperative member for any Purchase Order(s) and within 30 days of the date of each service fee invoice. As set forth in more detail in the General Terms and Conditions, an awarded Vendor will be required to provide the Cooperative with copies and/or reports of all Purchase Orders generated from Vendor's Contract(s) that Vendor receives directly from Cooperative members, Vendor Invoices, and/or such other documentation regarding Cooperative member purchases under any awarded Contract as the Cooperative administrator may require in its reasonable discretion. The Cooperative shall have the right, upon reasonable written notice, to review records of awarded Vendors pertaining to purchases under any awarded Contract to verify purchase activity under the Contract, the accuracy of service fees payable by Vendor, or as otherwise reasonably necessary for the administration of the Contract or when required by law.

ADDITIONAL INFORMATION

Vendors proposing must be approved by the manufacturer to sell, install, and service the brand of equipment submitted. Proposers responding to this Proposal Invitation **shall submit an approval letter** from each manufacturer for each product line proposed. The requirement to provide an approval letter from the manufacturer applies to both seller and installers.

Manufacturers responding directly to this proposal invitation, in lieu of an authorization letter, shall submit a written explanation that the company is the manufacturer of the product line(s) proposed. Dealer authorization agreements will not be accepted as a substitute for the manufacturer authorization letter.

The manufacturer authorization letters must include the following.

1. Composed on manufacturer letterhead (an email message is not a substitute for the letter),
2. Addressed to "The Local Government Purchasing Cooperative,"
3. Dated within the current calendar year,
4. List the regions in Texas and states that Vendor is authorized to sell, install, and service product(s) proposed, and
5. Name, Title, and Signature of Authorized Official from Manufacturer.

A Vendor in Texas must have and maintain for the life of the Contract any Franchise Motor Vehicle Dealer Certificate and/or other license/certificate as required by the Texas Department of Motor Vehicles. If Vendor proposes to serve states other than Texas, Vendor must have any and all licenses or certificates, including franchise motor vehicle dealer certificates or licenses required by each state the Vendor proposes to serve. **Proposers responding to this Proposal Invitation should submit a copy of their dealer certificate(s) and/or license(s).**

The Proposal Invitation seeks base model pricing for vehicles. Vendors should propose direct replacement models if a vehicle/truck model specified below has been discontinued by the manufacturer. All fire service apparatus vehicles must meet or exceed all requirements and comply with or exceed all Federal Motor Vehicle Safety Standards, FMVSS.

Optional equipment is not to be listed in a base price since options will be selected by the Cooperative member at time of quote/order. All options are to be priced at standard government pricing. Vendors shall submit a COMPLETE catalog(s)/pricelist(s) OF ALL OPTIONAL EQUIPMENT AND PARTS with their Proposal response or the Proposal will not be considered. The Cooperative considers an option listed and priced in a proposal response to be a "Published Option", part of any awarded contract, and available for purchase by members separately and independently from associated base price items. Vendors shall submit manufacturer upgrade options for each model proposed including alternative fuel equipment (CNG, LPG, Hybrid, etc.).

Any option that has not been listed and priced in the response are considered to be an "Unpublished Option". Unpublished Options may be sold, but only in connection with the sale of an awarded base product item, and only if the total cost of all "Unpublished Options" remains below twenty-five percent (25%) of the total cost of the base product plus any Published Options. No Published or Unpublished Option may be sold which essentially converts a Product such that it competes with a Product Item awarded to another Vendor.

All vehicle ancillary fees to be charged for any purchase from this contract with the exception of **delivery fees** (i.e. applicable state inspection, state title, state registration, dealer document fees, pre-delivery inspection, make ready, and manufacturer destination fees) are to be included in the base model price(s). Vehicle fees not included in the base model price(s) will not be permitted. The Cooperative service fee for vehicles is not a "vehicle fee" and is not to be included in the base price. **Dealer Floor Plan and Lot Insurance** costs will only be allowed for inventory vehicles at the dealer location and/or vehicles scheduled for upfitting by the dealer. These Floor Plan and Lot Insurance fees **shall not** be included in the price of a vehicle for the purpose of this proposal but **must** be listed separately as a line item price on individual quotes for any potential Cooperative member purchase.

CONFIDENTIAL INFORMATION

Any information submitted by Proposer that Proposer considers to be confidential must be clearly identified as such on the Confidential/Proprietary Information Form.

AWARD AND EVALUATION

All information required by this Proposal Invitation, including catalogs/pricelists where required by the Proposal Specifications, must be submitted with the Proposal or your Proposal will be deemed nonresponsive. Responsive Proposals will be evaluated, and any Contracts will be awarded based on the evaluation and award criteria as set out in Section C.2 of the General Terms and Conditions determined to provide best value to Cooperative members.

COMPLIANCE WITH APPLICABLE LAWS

By submitting a Proposal, the Proposer certifies that Proposer has provided its valid, proper and correct business entity name and information in its Proposal, that such entity is operating in good standing with the proper authority from whatever state or local jurisdiction is required, and Proposer has obtained, and, if awarded, will continue to maintain during the entire term of this Contract, all permits, approvals, and/or licenses necessary for lawful performance of its obligations under this Contract. Proposer further certifies that, if awarded, Proposer will comply with all applicable state, federal, and local laws, rules, and regulations in regard to awarded products and/or services.

BUYBOARD WEBSITE AND TECHNICAL REQUIREMENTS

Information on awarded Contracts, including awarded products and services under this Proposal Invitation, will be available to Cooperative members on the online marketplace platform utilized by the Cooperative: the BuyBoard. Vendors should review and confirm Vendor's ability to meet the BuyBoard Technical Requirements contained in Appendix I of this Proposal Invitation. The BuyBoard Technical Requirements may be updated from time to time as set forth in the General Terms and



Conditions. To the extent a Vendor is awarded a Contract under this Proposal Invitation but is unable to meet the applicable BuyBoard Technical Requirements and provide the information in the format required by those requirements, Vendor acknowledges that the information available on the BuyBoard for Vendor's awarded products or services may be limited. This may place Vendor at a disadvantage and impact the ability of Cooperative members to search, find, review, and purchase Vendor's awarded products and services through the BuyBoard website.

To improve and enhance the experience of Cooperative members seeking to procure goods and services, the Cooperative may also, in its sole discretion, provide Vendors with an opportunity to have Vendor's logo, product images, and similar brand and trademark information included in the BuyBoard online marketplace in relation to Awarded Items. Vendors shall review the BuyBoard Vendor Consent for Name Brand Use included with the Proposal Forms in this Proposal Invitation.

PROFESSIONAL ENGINEERING AND OTHER PROFESSIONAL SERVICES EXCLUDED

The scope of services in this Proposal Invitation and any resulting contract award do not include services that are required to be procured under the Professional Services Procurement Act (Chapter 2254 of the Texas Government Code), including without limitation architecture and professional engineering services.

ADDITIONAL REQUIREMENTS FOR PURCHASES USING FEDERAL GRANT FUNDS (2 C.F.R. 200 UNIFORM GUIDANCE/EDGAR)

When a Cooperative member seeks to procure goods and services using funds under a federal grant or contract, specific federal laws, regulations, and requirements may apply in addition to those under state law. This includes, but is not limited to, the procurement standards of the Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, 2 C.F.R. 200 (sometimes referred to as the "Uniform Guidance" or new "EDGAR"). All Vendors submitting a Proposal must complete the EDGAR Vendor Certification Form contained in the Proposal Forms regarding their willingness and ability to comply with certain requirements which may be applicable to specific Cooperative member purchases using federal grant funds. This information will not be used for evaluation purposes but will be made available to Cooperative members for their use while considering their purchasing options when using federal grant funds. Cooperative members may also require Vendors to enter into ancillary agreements, in addition to the BuyBoard contract's general terms and conditions, to address the member's specific contractual needs, including contract requirements for a procurement using federal grants or contracts.



PROPOSER'S ACCEPTANCE AND AGREEMENT

Proposal Invitation Name Fire Service Apparatus Vehicles	Proposal Due Date/Opening Date and Time April 18, 2024, at 4:00 PM
Proposal Invitation Number 746-24	Location of Proposal Opening Texas Association of School Boards, Inc. BuyBoard Department 12007 Research Blvd. Austin, TX 78759
Contract Term October 1, 2024, through September 30, 2025, with two possible one-year renewals.	Anticipated Cooperative Board Meeting Date July 2024

By signature below, the undersigned acknowledges and agrees that you are authorized to submit this Proposal, including making all acknowledgements, consents, and certifications herein, on behalf of Proposer and, to the best of your knowledge, the information provided is true, accurate, and complete.

Name of Proposing Company

Date

Street Address

Signature of Authorized Company Official

City, State, Zip

Printed Name of Authorized Company Official

Telephone Number of Authorized Company Official

Position or Title of Authorized Company Official

Fax Number of Authorized Company Official

Federal ID Number



PROPOSAL FORMS PART 1: COMPLIANCE FORMS

INSTRUCTIONS:

Proposer must review and complete all forms in this Proposal Forms Part 1:

- Proposal Acknowledgements
- Felony Conviction Disclosure
- Resident/Nonresident Certification
- Debarment Certification
- Vendor Employment Certification
- No Boycott Verification
- No Excluded Nation or Foreign Terrorist Organization Certification
- Historically Underutilized Business Certification
- Acknowledgement of BuyBoard Technical Requirements
- Construction-Related Goods and Services Affirmation
- Deviation and Compliance
- Vendor Consent for Name Brand Use
- Confidential/Proprietary Information
- EDGAR Vendor Certification
- Compliance Forms Signature Page

An authorized representative of Proposer *must initial in the bottom right corner of each page where indicated and complete and sign the Compliance Forms Signature Page.* Proposer's failure to fully complete, initial, and sign forms as required may result in your Proposal being rejected as non-responsive.

PROPOSAL ACKNOWLEDGEMENTS

The proposing company ("you" or "your") hereby acknowledges and agrees as follows:

1. You have carefully examined and understand all information and documentation associated with this Proposal Invitation, including the Instructions to Proposers, General Information, General Terms and Conditions, attachments/forms, appendices, item specifications, and line items (collectively "Requirements");
2. By your response ("Proposal") to this Proposal Invitation, you propose to supply the products or services submitted at the pricing quoted in your Proposal and in strict compliance with the Requirements, unless specific deviations or exceptions are noted in the Proposal;
3. By your Proposal, you acknowledge and certify all items set forth in the General Terms and Conditions, Section B.12 (Certifications), including all non-collusion certifications and certifications regarding legal, ethical, and other matters set forth therein.
4. Any and all deviations and exceptions to the Requirements have been noted in your Proposal on the required form and no others will be claimed;

Initial: _____



5. If the Cooperative accepts any part of your Proposal and awards you a Contract, you will furnish all awarded products or services at the pricing quoted and in strict compliance with the Requirements (unless specific deviations or exceptions are noted on the required form and accepted by the Cooperative), including without limitation the Requirements related to:
 - a. conducting business with Cooperative members, including offering pricing to members that is the best you offer compared to similarly situated customers in similar circumstances;
 - b. payment of a service fee in the amount specified and as provided for in this Proposal Invitation;
 - c. the **possible** award of a piggy-back contract by the National Purchasing Cooperative or nonprofit entity, in which event you will offer the awarded products and services in accordance with the Requirements; and
 - d. submitting price sheets or catalogs in the proper format as required by the Cooperative as a prerequisite to activation of your Contract;
6. You have clearly identified on the included form any information in your Proposal that you believe to be confidential or proprietary or that you do not consider to be public information subject to public disclosure under the Texas Public Information Act or similar public information law;
7. The individual submitting this Proposal is duly authorized to enter into the contractual relationship represented by this Proposal Invitation on your behalf and bind you to the Requirements, and such individual (and any individual signing a form or Proposal document) is authorized and has the requisite knowledge to provide the information and make the representations and certifications required in the Requirements;
8. You have carefully reviewed your Proposal, and certify that all information provided is true, complete, and accurate to the best of your knowledge, and you authorize the Cooperative to take such action as it deems appropriate to verify such information; and
9. Any misstatement, falsification, or omission in your Proposal, whenever or however discovered, will be grounds for disqualifying you from consideration for a contract award under this Proposal Invitation, termination of a contract award, or any other remedy or action provided for in the General Terms and Conditions or by law.

FELONY CONVICTION DISCLOSURE

Subsection (a) of Section 44.034 of the Texas Education Code (Notification of Criminal History of Contractor) states: "A person or business entity that enters into a contract with a school district must give advance notice to the district if the person or an owner or operator has been convicted of a felony. The notice must include a general description of the conduct resulting in the conviction of a felony."

Section 44.034 further states in Subsection (b): "A school district may terminate a contract with a person or business entity if the district determines that the person or business entity failed to give notice as required by Subsection (a) or misrepresented the conduct resulting in the conviction. The district must compensate the person or business entity for services performed before the termination of the contract."

Please check (✓) one of the following:

- My company is a publicly-held corporation. (Advance notice requirement does not apply to publicly-held corporation.)
- My company is not owned or operated by anyone who has been convicted of a felony.
- My company is owned/operated by the following individual(s) who has/have been convicted of a felony:

Name of Felon(s): _____

Details of Conviction(s): _____

Initial: _____



RESIDENT/NONRESIDENT CERTIFICATION

Chapter 2252, Subchapter A, of the Texas Government Code establishes certain requirements applicable to proposers who are not Texas residents. Under the statute, a "resident" proposer is a person whose principal place of business is in Texas, including a contractor whose ultimate parent company or majority owner has its principal place of business in Texas. A "nonresident" proposer is a person who is not a Texas resident. Please indicate the status of your company as a "resident" proposer or a "nonresident" proposer under these definitions.

Please check (✓) one of the following:

- I certify that my company is a **Resident Proposer.**
- I certify that my company is a **Nonresident Proposer.**

If your company is a Nonresident Proposer, you must provide the following information for your resident state (the state in which your company's principal place of business is located):

Company Name	Address	
City	State	Zip Code

- A. Does your resident state require a proposer whose principal place of business is in Texas to under-price proposers whose resident state is the same as yours by a prescribed amount or percentage to receive a comparable contract?
 Yes No
- B. What is the prescribed amount or percentage? \$ _____ or _____ %

DEBARMENT CERTIFICATION

By signature on the Compliance Forms Signature Page, I certify that neither my company nor an owner or principal of my company has been debarred, suspended or otherwise made ineligible for participation in Federal Assistance programs under Executive Order 12549, "Debarment and Suspension," as described in the Federal Register and Rules and Regulations. Neither my company nor an owner or principal of my company is currently listed on the government-wide exclusions in SAM, debarred, suspended, or otherwise excluded by agencies or declared ineligible under any statutory or regulatory authority. My company agrees to immediately notify the Cooperative and all Cooperative members with pending purchases or seeking to purchase from my company if my company or an owner or principal is later listed on the government-wide exclusions in SAM, or is debarred, suspended, or otherwise excluded by agencies or declared ineligible under any statutory or regulatory authority.

VENDOR EMPLOYMENT CERTIFICATION

Section 44.031(b) of the Texas Education Code establishes certain criteria that a school district must consider when determining to whom to award a contract. Among the criteria for certain contracts is whether the vendor or the vendor's ultimate parent or majority owner (i) has its principal place of business in Texas; or (ii) employs at least 500 people in Texas. If neither your company nor the ultimate parent company or majority owner has its principal place of business in Texas, does your company, ultimate parent company, or majority owner employ at least 500 people in Texas?

Please check (✓) one of the following:

- Yes No

Initial: _____



NO BOYCOTT VERIFICATION

A Texas governmental entity may not enter into a contract with a value of \$100,000 or more that is to be paid wholly or partly from public funds with a company (excluding a sole proprietorship) that has 10 or more full-time employees for goods or services unless the contract contains a written verification from the company that it: (1) does not boycott Israel and will not boycott Israel during the term of the contract (TEX. GOV'T CODE Ch. 2271), (2) does not boycott energy companies and will not boycott energy companies during the term of the contract (TEX. GOV'T CODE Ch. 2276), and (3) does not have a practice, policy, guidance, or directive that discriminates against a firearm entity or firearm trade association and will not discriminate during the term of the contract against a firearm entity or firearm trade association (TEX. GOV'T CODE Ch. 2274). Accordingly, this certification form is included to the extent required by law.

"Boycott Israel" means refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes. TEX. GOV'T CODE §808.001(1).

"Boycott energy company" means, without an ordinary business purpose, refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations with a company because the company: (A) engages in the exploration, production, utilization, transportation, sale, or manufacturing of fossil fuel-based energy and does not commit or pledge to meet environmental standards beyond applicable federal and state law; or (B) does business with a company described by Paragraph (A). TEX. GOV'T CODE §809.001(1).

"Discriminate against a firearm entity or firearm trade association" means, (A) with respect to the entity or association, to: (i) refuse to engage in the trade of any goods or services with the entity or association based solely on its status as a firearm entity or firearm trade association; (ii) refrain from continuing an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; or (iii) terminate an existing business relationship with the entity or association based solely on its status as a firearm entity or firearm trade association; and (B) does not include: (i) the established policies of a merchant, retail seller, or platform that restrict or prohibit the listing or selling of ammunition, firearms, or firearm accessories; and (ii) a company's refusal to engage in the trade of any goods or services, decision to refrain from continuing an existing business relationship, or decision to terminate an existing business relationship: (aa) to comply with federal, state, or local law, policy, or regulations or a directive by a regulatory agency; or (bb) for any traditional business reason that is specific to the customer or potential customer and not based solely on an entity's or association's status as a firearm entity or firearm trade association. TEX. GOV'T CODE §2274.001(3).

By signature on the Compliance Forms Signature Page, to the extent applicable, I certify and verify that Vendor does not boycott Israel, boycott energy companies, or discriminate against a firearm entity or firearm trade association and will not do so during the term of any contract awarded under this Proposal Invitation, that this certification is true, complete and accurate, and that I am authorized by my company to make this certification.

Initial: _____



NO EXCLUDED NATION OR FOREIGN TERRORIST ORGANIZATION CERTIFICATION

Chapter 2252 of the Texas Government Code provides that a Texas governmental entity may not enter into a contract with a company engaged in active business operations with Sudan, Iran, or a foreign terrorist organization – specifically, any company identified on a list prepared and maintained by the Texas Comptroller under Texas Government Code §§806.051, 807.051, or 2252.153. (A company that the U.S. Government affirmatively declares to be excluded from its federal sanctions regime relating to Sudan, Iran, or any federal sanctions regime relating to a foreign terrorist organization is not subject to the contract prohibition.)

By signature on the Compliance Forms Signature Page, I certify and verify that Vendor is not on the Texas Comptroller’s list identified above; that this certification is true, complete and accurate; and that I am authorized by my company to make this certification.

HISTORICALLY UNDERUTILIZED BUSINESS CERTIFICATION

A Proposer that has been certified as a Historically Underutilized Business (also known as a Minority/Women Business Enterprise or “MWBE” and all referred to in this form as a “HUB”) is encouraged to indicate its HUB certification status when responding to this Proposal Invitation. The BuyBoard website will indicate HUB certifications for awarded Vendors that properly indicate and document their HUB certification on this form. *(Please check (✓) all that apply)*

- I certify that my company has been certified as a HUB in the following categories:
 - Minority Owned Business**
 - Women Owned Business**
 - Service-Disabled Veteran Owned Business (veteran defined by 38 U.S.C. §101(2), who has a service-connected disability as defined by 38 U.S.C. § 101(16), and who has a disability rating of 20% or more as determined by the U. S. Department of Veterans Affairs or Department of Defense)**

Certification Number: _____

Name of Certifying Agency: _____

- My company has **NOT** been certified as a HUB.

ACKNOWLEDGEMENT OF BUYBOARD TECHNICAL REQUIREMENTS

Vendor shall review the BuyBoard Technical Requirements included in this Proposal Invitation. By signature on the Compliance Forms Signature Page, the undersigned affirms that Proposer has obtained a copy of the BuyBoard Technical Requirements, has read and understands the requirements, and certifies that Vendor is able to meet and will comply with those requirements except as follows: *[List and explain BuyBoard Technical Requirements, if any, to which your company cannot or will not comply.]*

Note: In accordance with the General Terms and Conditions of the Contract, to the extent Vendor is awarded a Contract under this Proposal Invitation but is unable or unwilling to meet the applicable BuyBoard Technical Requirements, the information available on the BuyBoard for Vendor’s awarded products or services may be limited, potentially placing Vendor at a disadvantage and impacting the ability of Cooperative members to search, find, review, and purchase Vendor’s awarded products and services on the BuyBoard website. Further, to the extent Vendor has acknowledged ability to meet and comply with the BuyBoard Technical Requirements, any subsequent failure or refusal by Vendor to promptly provide information upon request to the Cooperative administrator in accordance with those technical requirements may be deemed an event of default under the Contract.

Initial: _____



CONSTRUCTION-RELATED GOODS AND SERVICES AFFIRMATION

The Cooperative issued the BuyBoard Procurement and Construction-Related Goods and Services Advisory for Texas Members ("Advisory"), which provides information specifically relevant to the procurement of construction-related goods and services by Texas Cooperative members. The Advisory, available at buyboard.com/Member/Resources.aspx, provides an overview of certain legal requirements that are potentially relevant to a Cooperative member's procurement of construction or construction-related goods and services, including those for projects that may involve or require architecture, engineering or independent testing services. A copy of the Advisory can also be provided upon request. Because many BuyBoard contracts include goods or installation services that might be considered construction-related, Proposer must make this Construction Related-Goods and Services Affirmation regardless of type of goods or services associated with this Proposal Invitation.

A contract awarded under this Proposal Invitation covers only the specific goods and/or services awarded by the Cooperative. As explained in the Advisory ("Advisory"), **Texas law prohibits the procurement of architecture or engineering services through a purchasing cooperative. This Proposal Invitation and any Contract awarded thereunder does not include such services. Architecture or engineering services must be procured by a Cooperative member separately, in accordance with the Professional Services Procurement Act (Chapter 2254 of the Texas Government Code) and other applicable law and local policy.**

By signature on the Compliance Forms Signature Page, Proposer affirms that Proposer has obtained a copy of the Advisory, has read and understands the Advisory, and is authorized by Proposer to make this affirmation. If Proposer sells construction-related goods or services to a Cooperative member under a Contract awarded under this Proposal Invitation, Proposer will comply with the Advisory and applicable legal requirements, make a good faith effort to make its Cooperative member customers or potential Cooperative member customers aware of such requirements, and provide a Cooperative member with a copy of the Advisory before accepting the member's Purchase Order or other agreement for construction-related goods or services.

Initial: _____



VENDOR CONSENT FOR NAME BRAND USE

BuyBoard members seeking to make purchases using a Contract awarded under this Proposal Invitation may view information regarding awarded Vendors, including but not limited to product catalogs, pricelists, pricing, and Proposals, through the BuyBoard website. To improve and enhance the experience of BuyBoard members seeking to procure goods and services under the Contract utilizing the BuyBoard website, any Vendor logo, product images, and similar brand and trademark information provided by Vendor for purposes of the Contract ("Vendor Information") may be posted on the BuyBoard website.

You acknowledge that, by submitting your Proposal, unless you specifically opt out below, you consent to use of your company's Vendor Information on the BuyBoard website if awarded a Contract. You further acknowledge that whether, where, and when to include the Vendor Information on the BuyBoard website shall be at the sole discretion of the BuyBoard Administrator. Vendor retains, however, the right of general quality control over the BuyBoard Administrator's authorized display of proprietary Vendor Information. Neither the BuyBoard nor its administrator will be responsible for the use or distribution of Vendor Information by BuyBoard members or any other third party using the BuyBoard website. This Vendor Consent shall be effective for the full term of the Contract, including renewals, unless Vendor provides a signed, written notice revoking consent to contractadmin@buyboard.com. BuyBoard shall have up to thirty days from the date of receipt of a termination or revocation of a Vendor Consent to remove Vendor information from the BuyBoard website.

This Vendor Consent is subject to the Terms and Conditions of the Contract, including, but not limited to, those terms pertaining to Disclaimer of Warranty and Limitation of Liability, Indemnification, and Intellectual Property Infringement.

Vendor logo files must be submitted in one of the formats set forth in the BuyBoard Technical Requirements. Proposers are requested to submit this information with Vendor's Proposal. (This consent shall not authorize use of your company's Vendor Information by BuyBoard if your company is not awarded a Contract.)

OPT OUT:

If your company wishes to opt out of the Vendor Consent for Name Brand Use, you must check the opt out box below. ***DO NOT select this box unless your company is opting out of this Vendor Consent for Name Brand Use.***

By checking this box, Vendor hereby declines to provide consent for use of Vendor Information (as defined herein) on the BuyBoard website. **By opting out, Vendor acknowledges and agrees that, if Vendor is awarded a Contract under this Proposal Invitation, information available on the BuyBoard for Vendor's awarded products or services may be limited, potentially placing Vendor at a disadvantage and impacting the ability of Cooperative members to search, find, review, and purchase Vendor's awarded products and services on the BuyBoard website.**

Initial: _____



CONFIDENTIAL/PROPRIETARY INFORMATION

A. Public Disclosure Laws

All Proposals, forms, documentation, catalogs, pricelists, or other materials submitted by Vendor to the Cooperative in response to this Proposal Invitation, may be subject to the disclosure requirements of the Texas Public Information Act (Texas Government Code chapter 552.001, *et. seq.*) or similar disclosure law. Proposer must clearly identify on this form any information in its Proposal (including forms, documentation, or other materials submitted with the Proposal) that Proposer considers proprietary or confidential. If Proposer fails to properly identify the information, the Cooperative shall have no obligation to notify Vendor or seek protection of such information from public disclosure should a member of the public or other third party request access to the information under the Texas Public Information Act or similar disclosure law. When required by the Texas Public Information Act or other disclosure law, Proposer may be notified of any third-party request for information in a Proposal that Proposer has identified in this form as proprietary or confidential.

Does your Proposal (including forms, documentation, catalogs, pricelists, or other materials submitted with the Proposal) contain information which Vendor considers proprietary or confidential?

Please check (✓) one of the following:

- NO**, I certify that none of the information included with this Proposal is considered confidential or proprietary.
- YES**, I certify that this Proposal contains information considered confidential or proprietary and all such information is specifically identified on this form.

If you responded "YES", you must clearly identify below the specific information you consider confidential or proprietary. List each page number, form number, or other information sufficient to make the information readily identifiable. The Cooperative and Cooperative administrator shall not be responsible for a Proposer's failure to clearly identify information considered confidential or proprietary. Further, by submitting a Proposal, Proposer acknowledges that the Cooperative and Cooperative administrator will disclose information when required by law, even if such information has been identified herein as information Vendor considers confidential or proprietary.

Confidential / Proprietary Information:

(Attach additional sheets if needed.)

Initial: _____



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Bonding Regulatory Notice

BuyBoard contract pricing does not include bonding or insurance. Each entity must assess their individual projects to determine the need for bonding and insurance, including without limitation such workers' compensation insurance as may be required by state or local law or policy. If required, it is the responsibility of each entity to obtain such bonding and insurance or confirmation of coverage, as applicable, from the vendor.

Also, each entity must assess their individual projects to determine whether the project is subject to prevailing wage rate requirements under the federal Davis Bacon Act or state or local law. If any such requirements apply, it is the responsibility of each entity to take appropriate action to determine compliance by the vendor.

The Texas Professional Services Procurement Act, Chapter 2254 of the Texas Government Code ("Act"), prohibits a governmental entity from using a competitive bid process that initially considers price in the procurement of professional services covered under the Act. "Professional services" under the Act includes, but is not limited to, professional engineering, architecture, accounting, landscape architecture, land surveying, and real estate appraisal services. Additionally, the Texas Interlocal Cooperation Act provides that a governmental entity may not use an interlocal contract with a purchasing cooperative to purchase engineering or architectural services (Texas Government Code, Section 791.011(h)). BuyBoard® contracts do not, and are not intended to, include professional services that must be procured in accordance with the Act. Cooperative members are reminded that they must comply with the Act whenever a contract includes professional services as a component part, and may not procure engineering or architectural services through a BuyBoard contract.



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BUYBOARD PROCUREMENT AND CONSTRUCTION-RELATED GOODS AND SERVICES ADVISORY FOR TEXAS MEMBERS

Why make purchases using BuyBoard? Purchasing through a cooperative or "interlocal contract" satisfies the Texas law requirement of local governments to seek competitive procurement for the purchase of goods or services.¹ Therefore, you may purchase goods and services from a vendor under Texas law through BuyBoard without having to conduct your own competitive procurement. If, however, you are procuring construction-related services through a BuyBoard contract, such as a Job Order Contract (JOC) or contract for the installation of equipment or materials (e.g., athletic fields and surfaces, kitchen equipment, HVAC, playground equipment, or modular buildings), you may, as explained in this Advisory, need to procure certain aspects of these services using a separate procurement process outside of the BuyBoard and should consult your procurement officer and/or legal advisor for specific advice.

What is BuyBoard's Procurement Process? The BuyBoard uses a competitive procurement process to award contracts to vendors for goods and services that the BuyBoard determines, based on an evaluation of multiple criteria, represents the best value for its members.

How does BuyBoard award a contract to a vendor? As a condition of being awarded a BuyBoard contract, a vendor is bound by and must agree to comply with all the terms of the BuyBoard's proposal invitation (or specifications), the vendor's proposal response, and any additional contract terms negotiated with the BuyBoard member. Among other things, the vendor must honor the pricing submitted in the vendor's proposal. **THE PRICE YOU PAY FOR THE GOODS AND SERVICES COVERED BY THE BUYBOARD CONTRACT MAY BE LESS THAN THE AWARDED PRICING, BUT CANNOT BE MORE.** Additionally, the vendor must comply with the BuyBoard contract's general terms and conditions, and any additional terms and conditions that apply to the specific BuyBoard contract, as set out in the proposal invitation.

How does a BuyBoard member make purchases through the BuyBoard contract? You utilize the awarded BuyBoard contract by issuing a signed purchase order through the BuyBoard online application to procure the selected goods or services. Although BuyBoard must receive a copy of the signed purchase order, BuyBoard does not review or approve the purchase order or other supplemental agreement that you obtain – this is a matter between you and the vendor. If construction-related services are procured through the BuyBoard, additional contracts with professionals and the contractor may be required, depending on the nature and scope of the services. As stated above, you should consult your procurement officer and/or legal advisor for specific advice.

How do I know that my entity has made a purchase through the BuyBoard?

BuyBoard must have a copy of the purchase order in order for the purchase to be considered a BuyBoard procurement. To ensure that your entity has satisfied state law requirements for competitive procurement, make sure that the BuyBoard has your purchase order. Do not rely on the vendor to submit the purchase order on your behalf; it is your responsibility to make sure that the BuyBoard has the signed purchase order. You may log in to www.buyboard.com using your member I.D. and password to view the Purchase Order Status Report to confirm that the purchase order is in the BuyBoard system.

What should BuyBoard members consider when using BuyBoard for construction-related purchases? While purchasing goods and services through BuyBoard satisfies your legal requirement to competitively procure a good or service, as a general matter you must keep in mind other legal requirements that may relate to the purchase, especially when using BuyBoard for construction-related procurement.



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When making construction-related purchases through a BuyBoard contract, BuyBoard members must consider the following:

- **Best value determination.** In compliance with Texas law and any local policy, your entity must first determine that purchasing through an interlocal contract or purchasing cooperative is the procurement method that will provide best value.^v This is done by the governing body (e.g., board of trustees, council, commissioners' court, etc.) or may be delegated by the governing body to an individual or committee, with written notice.
- **Products or services not covered by the BuyBoard contract.** The BuyBoard contract covers only the specific goods and services awarded by the BuyBoard. If you want to purchase from a BuyBoard vendor goods or services from a BuyBoard vendor that are not covered by the vendor's BuyBoard contract, such as architectural, design, or engineering services, you must procure them separately in accordance with state law and local policy.
- **Architectural or Engineering and Independent Testing services.** If your procurement includes a construction component that requires architectural or engineering services, you must procure those services separately. **YOU MAY NOT PROCURE ARCHITECTURAL OR ENGINEERING SERVICES THROUGH A BUYBOARD CONTRACT.** Texas law requires architectural and engineering services to be obtained in accordance with the Professional Services Procurement Act (Chapter 2254 of the Texas Government Code) and prohibits them from being procured through a purchasing cooperative.ⁱⁱⁱ
 - **Architecture.** A new building owned by a political subdivision having construction costs exceeding \$100,000 or an alteration or addition to an existing building having construction costs exceeding \$50,000 must have architectural plans and specifications prepared by an architect.^{iv} (An "alteration" or "addition" for purposes of this requirement requires the removal, relocation, or addition of a wall or partition or the alteration or addition of an exit.)
 - **Engineering.** If the goods or services procured through the BuyBoard will involve engineering in which the public health, welfare, or safety is involved, the plans for structural, mechanical, electrical, electronic, fire suppression, geotechnical systems, foundation design, surface water drainage, plumbing and certain roof modifications and associated estimates must be prepared by an engineer, and the engineering construction must be performed under the direct supervision of an engineer.^v The Engineering Practice Act provides two exceptions to this rule – no engineer is required if (1) the project involves mechanical or electrical engineering and will cost \$8,000 or less, or (2) the project does not require mechanical or electrical engineering and will cost \$20,000 or less.^{vi}
 - **Independent Testing.** If acceptance of a facility by a public entity involves independent testing of construction materials engineering and/or verification testing services, the testing services should be procured under the Professional Services Procurement Act, and may not be procured under a BuyBoard contract.
 - **Written Certification.** A local governmental entity purchasing construction-related goods and services through a cooperative in an amount that exceeds \$50,000 must designate a person to certify in writing that the project does not require the preparation of plans or specifications by an architect or engineer OR that an architect or engineer has prepared the plans or specifications.^{vii}



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- **Bonds.** You must also consider whether the vendor is required to provide a payment or performance bond. A payment bond is required for contracts that exceed \$25,000 to protect subcontractors who supply labor or materials for the project. A performance bond is required for a contract that exceeds \$100,000, to protect the local government if a contractor fails to complete the project. ^{viii} Without payment and performance bonds, if the contractor fails to pay its subcontractors or to complete the project, the public entity that entered the contract can be held responsible for payment claims or costs to complete.

- **Construction Contract.** Even though the procurement of construction or construction-related services may be through the BuyBoard, your construction contract is between your entity and the contractor. The BuyBoard contract's general terms and conditions, standing alone, are not sufficient to document your entity's specific transaction. **THEREFORE, YOU SHOULD USE AN APPROPRIATE FORM OF CONSTRUCTION CONTRACT JUST AS YOU WOULD DO IF YOU PROCURED CONSTRUCTION SERVICES INDEPENDENTLY, USING COMPETITIVE SEALED PROPOSALS.** The contract must contain provisions required by state law including: performance and payment bonds, requirements for payment of prevailing wages to all construction workers, workers' compensation coverage for all workers and, on projects where contractor employees may have direct contact with students, criminal history record checks. Other provisions which should be considered in the construction contract are retainage, contingency, liquidated damages and dispute resolution, among others. If federal funds are involved, additional requirements may apply. (See the Purchasing with Federal Funds BuyBoard Advisory available on the BuyBoard® website for additional information on purchases with federal funds.) By supplementing the BuyBoard contract with an appropriate form of construction contract, you ensure that your entity's unique interests are addressed and that your entity can enforce the contract directly.

- **Legal advice.** Because of the variety of laws that relate to construction-related purchasing and the potential risk of high exposure, you are well-advised to consult with your entity's legal counsel before procuring construction-related goods and services under any procurement method, including a purchasing cooperative.

This Advisory is provided for educational purposes only to facilitate a general understanding of the law. This Advisory is neither an exhaustive treatment on the subject nor is it intended to substitute for the advice of an attorney.

For more information about BuyBoard, contact us at 800-695-2919.

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- i. Tex. Gov't Code §791.025 and Tex. Local Gov't Code §271.102.
 - ii. Tex. Ed. Code §44.031(a) (school districts); Tex. Local Gov't Code §252.043(a)(municipalities) and §262.022(5-a) and §262.027(counties)
 - iii. Tex. Gov't Code §2254.004 and §791.011(h)
 - iv. Tex. Occ. Code §1051.703
 - v. Tex. Occ. Code §1001.0031(c)
 - vi. Tex. Occ. Code §1001.053
 - vii. Tex. Gov't Code §791.011(j), effective September 1, 2013
 - viii. Tex. Gov't Code §2253.021(a)

AGENDA ITEM #24

**City of Kingsville
Legal Department**

TO: Mayor and City Commissioners

CC: Mark McLaughlin, City Manager

FROM: Courtney Alvarez, City Attorney

DATE: March 9, 2026

SUBJECT: Resolution to Suspend the Effective Date of CenterPoint Energy Resources Corp., d/b/a and CenterPoint Energy Entex and CenterPoint Energy Texas Gas-Houston, Texas Coast, South Texas, and Beaumont/East Texas Geographic Rate Areas Requested Interim GRIP Rate Adjustment for Gas Utility Investment in 2025 to Permit the City Time to Study the Request

Summary: CenterPoint Energy Entex and CenterPoint Energy Texas Gas-South Texas Division ("CenterPoint" or "Company") filed notice of its 2026 Annual GRIP Adjustment for the South Texas Division with the City of Kingsville via email on February 17, 2026, seeking to adjust its gas rates starting April 18, 2026.

The resolution authorizes the City of Kingsville ("City") to suspend the date the rate increase takes effect for a period of no longer than forty-five (45) days, which means the new rates would start about June 2, 2026. The City proposes the delay to examine the GRIP Rate Increases to determine its compliance with the Texas Utilities Code.

Background: Cities used to have authority to contest any type of rate increase, the but the Legislature has limited that ability over the last few years. Now cities are not able to contest rate increases filed as GRIP Rate Adjustments. (GRIP stands for gas reliability infrastructure program.) Currently, cities can only delay the start date of the new rate to ensure compliance with the statutory process and Texas Railroad Commission procedures. Cities may still contest applications for full rate case increases, but this is not one of those.

The City of Kingsville has previously delayed the start of GRIP Rate Adjustment filings and has participated with other Cities served by CenterPoint in prior gas rate case and cost recovery filings. As there is no individual or agency that reviews the rate cases and recovery requests on behalf of the affected parties/citizens, the Legislature has given cities authority to do so with the utility company paying for the expenses involved in the review of full rate increase filings.



**City of Kingsville
Legal Department**

Financial Impact: This action has no financial impact to the City.

Recommendation: Approve the resolution as presented.





received
3-2-2026

February 17, 2026

Mayor and City Council
City of Kingsville
Kingsville, Texas

Delivered by Certified Mail

Re: CenterPoint Energy 2026 Annual GRIP Adjustment for the Houston, Texas Coast, South Texas and Beaumont/East Texas Geographic Rate Areas

Dear Madam or Sir:

CenterPoint Energy Resources Corp., d/b/a CenterPoint Energy Entex and CenterPoint Energy Texas Gas ("CenterPoint" or the "Company"), files the tariffs and supporting documents, in electronic form, with the City of Kingsville ("City") consistent with Section 7.7101 of the Railroad Commission of Texas ("Commission") Gas Services Division Rules and Section 104.301 of the Texas Utilities Code to establish the annual gas reliability infrastructure program ("GRIP") interim rate adjustment ("IRA") for the Company's Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas, which includes the City. The proposed IRA will affect rates for natural gas service customers located in the City. Simultaneously with this filing, CenterPoint makes the same GRIP filing with the Commission for customers located in the City's environs and cities of the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas that have ceded original jurisdiction to the Commission.

CenterPoint consistently supplies its customers in the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas with safe and dependable natural gas service by prudently investing in additions and upgrades to its delivery system. The Company will continue to prudently invest in its infrastructure in order to improve its natural gas service to its customers and to anticipate and meet their needs under all operating conditions. The GRIP program enables a gas utility such as CenterPoint to begin recovery of its incremental capital investment in the system, subject to a prudence review in its next rate case. This reduces regulatory lag and incentivizes needed investment. Consistent with Section 104.301 of the Texas Utilities Code and Commission precedent, the City's review of this GRIP filing is limited to a ministerial review to ensure compliance with the GRIP statute.

Pursuant to applicable law, the proposed IRA will become effective on April 18, 2026, unless the City suspends that date for a period of no longer than forty-five (45) days. The approved IRA will be applied to the monthly customer charge and will remain in effect until superseded by the earlier of (1) the effective date of the Company's next annual GRIP adjustment for the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas; or (2) the issuance of

a final order in a rate setting proceeding for the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas.

As detailed in the attached schedules and supporting material, the Company invested \$571,202,171 in its Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas in calendar year 2025 and the applicable IRA is:

TABLE 1 - Houston and Texas Coast Geographic Rate Areas

Rate Schedule	Current Customer Charge	Proposed 2026 Interim Rate Adjustment	Adjusted Charge	Increase Per Bill
R-2099-I-GRIP 2026; R-2099-U-GRIP 2026 Residential	\$22.36 per customer per month	\$2.47 per customer per month	\$24.83 per customer per month	\$2.47 per customer per month
GSS-2099-I-GRIP 2026; GSS-2099-U-GRIP 2026 General Service Small	\$35.12 per customer per month	\$4.18 per customer per month	\$39.30 per customer per month	\$4.18 per customer per month
GSLV-630-I-GRIP 2026; GSLV-630-U-GRIP 2026 General Service Large Volume	\$450.89 per customer per month	\$55.23 per customer per month	\$506.12 per customer per month	\$55.23 per customer per month

TABLE 2 - South Texas and Beaumont/East Texas Geographic Rate Areas

Rate Schedule	Current Customer Charge	Proposed 2026 Interim Rate Adjustment	Adjusted Charge	Increase Per Bill
R-2099-I-GRIP 2026; R-2099-U-GRIP 2026 Residential	\$27.86 per customer per month	\$2.47 per customer per month	\$30.33 per customer per month	\$2.47 per customer per month
GSS-2099-I-GRIP 2026; GSS-2099-U-GRIP 2026 General Service Small	\$53.12 per customer per month	\$4.18 per customer per month	\$57.30 per customer per month	\$4.18 per customer per month
GSLV-630-I-GRIP 2026; GSLV-630-U-GRIP 2026 General Service Large Volume	\$290.89 per customer per month	\$55.23 per customer per month	\$346.12 per customer per month	\$55.23 per customer per month

Along with and in support of the proposed IRA, CenterPoint includes the following:

- (a) An earnings monitoring report showing the Company's earnings for the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas during the 2025 calendar year (under the "Earnings Monitoring Report" section of the enclosed filing).
- (b) An Interim Rate Adjustment Application containing accounting schedules and project reports for the GRIP Adjustment Period including a description of (i) the projects undertaken during the GRIP Adjustment Period (ii) the investment to provide utility service in the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas, which were both completed and placed in service during the GRIP Adjustment Period, (iii) the Company's prior utility investments in the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas that were either retired or abandoned during the GRIP Adjustment Period, and (iv) the cost, need and customers benefited by those investments and retirements located in IRAs 12, 13, 14 and 15 which are voluminous and are being provided in electronic form only.
- (c) The Company's calculations of the GRIP Adjustment amount to go into effect on the later of the Planned Effective Date or the end of any suspension period imposed (under the "Interim Rate Adjustment Application" section of the enclosed filing).
- (d) Affidavits by Kristie Colvin, John Hudson and Cynthia Westcott (under the "Affidavits" section of the enclosed filing).
 - Ms. Colvin's affidavit verifies (i) that the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas' books and records are kept in accordance with the rules of the Commission and (ii) that the reports enclosed accurately reflect the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas' books and records related to the information in those reports.
 - Mr. Hudson's affidavit verifies the notice of the GRIP filing through customer bill inserts.
 - Ms. Westcott's affidavit concerns the reimbursement of relocation expenses.

In addition, the source documentation and workpapers supporting the data and calculations contained in the foregoing reports is maintained in CenterPoint's electronic databases which are available for review. To schedule an opportunity to review the electronic databases or any hardcopy project files related to the new investment or retirements, please contact me at (713) 207-5946.

Notice of this proceeding will be provided to affected customers in the Houston, Texas Coast, South Texas and Beaumont/East Texas geographic rate areas by bill insert or by separate mailing within 45 days after the date of this filing in accordance with the applicable law.

Please accept for filing the above-mentioned tariffs, filing package and enclosures and return the enclosed copy of this letter with your file mark thereon to acknowledge such filings for our records. Instead of a binder with a hard copy of the filing, the Company has provided the equivalent in electronic form in the folder called Electronic Copy of Filing.

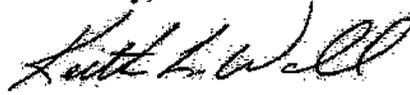
Although only the incorporated tariffs are applicable to the City, the Company has also included in its filing package both incorporated and unincorporated tariffs.

If the City takes any action regarding this filing, please send signed documents, such as, ordinances, resolutions and minutes to the following address:

Keith L. Wall
1111 Louisiana Street
CNP Tower 19th Floor
Houston, Texas 77002

Please do not hesitate to contact me with any questions you may have regarding this filing.

Sincerely,



Keith L. Wall
Director of Regulatory Affairs

Attachments

cc: Ms. Gracy Rodriguez
Ms. Cynthia Westcott
Mr. Darrell Williams

RESOLUTION NO. 2026-_____

A RESOLUTION BY THE CITY OF KINGSVILLE, TEXAS SUSPENDING THE APRIL 18, 2026 EFFECTIVE DATE OF THE PROPOSAL BY CENTERPOINT ENERGY RESOURCES CORP., D/B/A CENTERPOINT ENERGY ENTEX AND CENTERPOINT ENERGY TEXAS GAS – HOUSTON, TEXAS COAST, SOUTH TEXAS, AND BEAUMONT/EAST TEXAS GEOGRAPHIC RATE AREAS, TO IMPLEMENT INTERIM GRIP RATE ADJUSTMENTS FOR GAS UTILITY INVESTMENT IN 2025 AND REQUIRING DELIVERY OF THIS RESOLUTION TO THE COMPANY AND LEGAL COUNSEL.

WHEREAS, the City of Kingsville, Texas (“City”) is a gas utility customer of CenterPoint Energy Resources Corp., d/b/a CenterPoint Energy Entex and CenterPoint Energy Texas Gas – Houston, Texas Coast, South Texas, and Beaumont/East Texas geographic rate areas (CenterPoint or Company) and is a regulatory authority with an interest in the rates and charges of CenterPoint; and

WHEREAS, CenterPoint made filings with the City and the Railroad Commission of Texas (“Railroad Commission”) on February 17, 2026, proposing to implement interim rate adjustments (“GRIP Rate Increases”) pursuant to Texas Utilities Code § 104.301 on all customers served by CenterPoint, effective April 18, 2026; and

WHEREAS, it is incumbent upon the City, as a regulatory authority, to examine the GRIP Rate Increases to determine its compliance with the Texas Utilities Code.

THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF KINGSVILLE, TEXAS, THAT:

1. The April 18, 2026 effective date of the GRIP Rate Increases proposed by CenterPoint is hereby suspended for the maximum period allowed by Texas Utilities Code § 104.301(a) to permit adequate time to review the proposed increases, analyze all necessary information, and take appropriate action related to the proposed increases.
2. A copy of this Resolution shall be sent to CenterPoint, care of Keith L. Wall at 1111 Louisiana Street, CNP Tower 19th Floor, Houston, Texas 77002, and to Thomas Brocato, legal counsel to the City, at Lloyd Gosselink, 816 Congress Ave., Suite 1900, Austin, Texas 78701.
3. This Resolution shall be and become effective on and after adoption.

PASSED AND APPROVED by a majority vote of the City Commission on the 9th day of March, 2026.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

AGENDA ITEM #25

**City of Kingsville
Legal Department**

TO: Mayor and City Commissioners
CC: Charlie Sosa, City Manager
FROM: Courtney Alvarez, City Attorney
DATE: January 26, 2026
SUBJECT: Ethics Review Board

Summary: An Ethics Review Board needs to be nominated and voted on by the City Commission as at least one ethics complaint has been received.

Background: The City Commission met to discuss the City of Kingsville Ethics Review Board on December 8, 2025 (when notice was given that a complaint had been received and a board needed to be seated in January). The Commission further discussed the board, qualifications, and responsibilities at a meeting on January 12, 2026. However, there still seemed to be questions regarding the board membership, role, and responsibilities at that meeting, so this memo was requested. [Note: The board only reviews complaints of alleged violations of ethics laws.]

The City of Kingsville Code of Ethics is found in the City of Kingsville Code of Ordinances Chapter III, Article 13. (see Sections 3-13-1 through 3-13-57). The regulations regarding the Ethics Review Board are found in ordinance Sections 3-13-36 through 3-13-47. That subsection is detailed as follows:

- 3-13-36 Definitions
- 3-13-37 Structure of the Ethics Review Board
- 3-13-38 Jurisdiction & Power
- 3-13-39 Complaints
- 3-13-40 Ethics Compliance Officer
- 3-13-41 Ethics Panels
- 3-13-42 Hearings
- 3-13-43 Disposition
- 3-13-44 Petition for Declaratory Ruling
- 3-13-45 Advisory Opinions
- 3-13-46 Annual Report
- 3-13-47 Public Records & Open Meetings.

**City of Kingsville
Legal Department**

As all of the specifics regarding the board are detailed in the ordinances, this memo will only serve to provide an overview of certain aspects.

MEMBERSHIP

~The Board is comprised of five members, who serve two-year staggered terms for no more than three two-year terms. (3-13-37(B) & (C)). They serve without compensation. (3-13-37(I)).

~Board members are qualified to serve if: (1) to be residents of the city and (2) to have good moral character. (3-13-37(D)). A board member *cannot* be:

- 1) A salaried city official or employee;
- 2) An elected public official;
- 3) A candidate for elected public office;
- 4) An officer of a political party;
- 5) A parent, spouse, child, or other relative within the second degree of consanguinity or affinity of an elected public official (see attached chart); or
- 6) A lobbyist required to register under Sections 3-13-22 through 3-13-31.

~The Board is to meet each year and elect a chair and a vice-chair from among its members, who will serve one-year terms and may be re-elected. (3-13-37 (H)).

ROLE

~The Board has jurisdiction to hear complaints filed within two years of the date of an alleged violation of the ethics laws. (3-13-38(A)). The ethics laws referenced are contained in:

- 1) City of Kingsville Code of Ethics Ordinance,
- 2) City of Kingsville Charter, Article V, Section 4, and
- 3) Texas Local Government Code Chapter 171 (state conflict of interest law applicable to certain local public officials).

**City of Kingsville
Legal Department**

RESPONSIBILITIES

~When the Ethics Review Board receives a complaint, they assign it to an Ethics Panel (three or more board members) who investigate and dispose of the complaint. (3-13-41(A)). The Ethics Panel can decide whether or not to hold a hearing. (3-13-41(C)).

~Section 3-13-38(E) addresses confidentiality regarding the filing and processing of complaints. Notification is discussed in Section 3-13-38(F).

~If a hearing is held, then the regulations regarding hearings found in Section 3-13-42 apply.

~The Ethics Panel will make a written opinion at the end of their decisionmaking stating their findings of fact and conclusions of law. (3-13-43(43)). The opinion shall either:

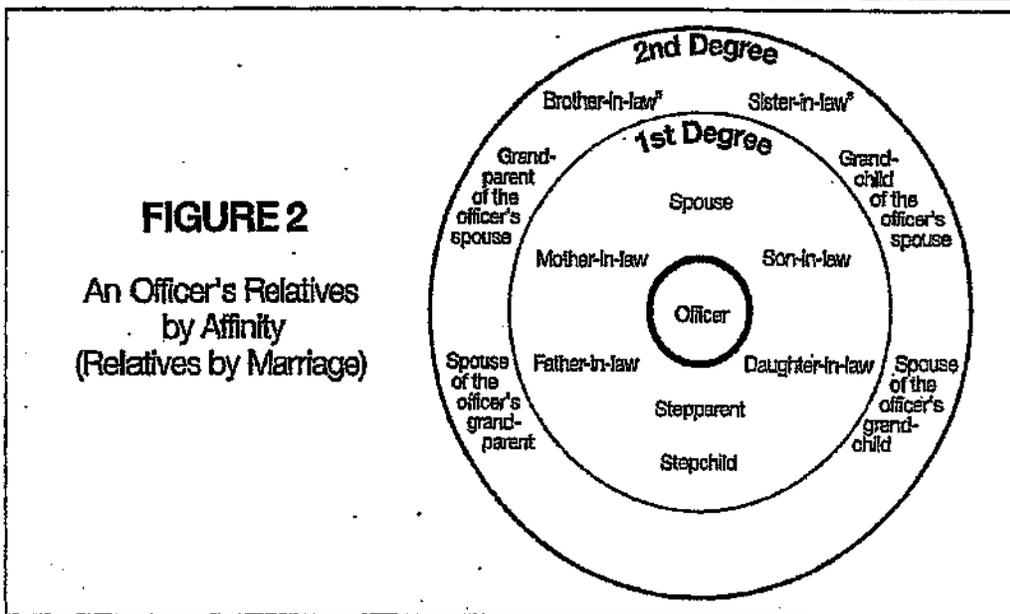
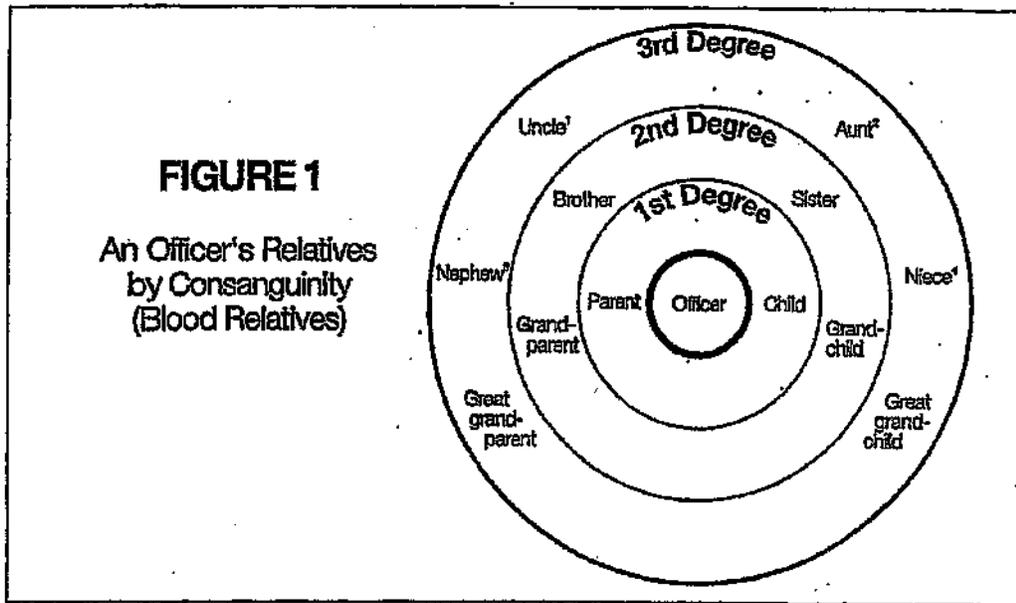
1. Dismiss the complaint; or
2. Find there has been a violation of the ethics laws and:
 - a. Recommend criminal prosecution (to the appropriate law enforcement agency) and/or
 - b. Recommend civil remedies (to the City Commission); or
 - c. State why no remedial action is recommended.

(3-13-43 (A)&(C)).

Financial Impact: None.

Action Requested: Each of the five City Commission members should nominate a citizen meeting the qualifications listed in 3-13-37. At the following meeting, the City Commission should vote on each of the five nominees, so that a five-member Ethics Review Board is empaneled.

RELATIONSHIPS BY CONSANGUINITY OR AFFINITY



¹ Uncle means only an uncle who is a brother of the officer's parent.

² Aunt means only an aunt who is a sister of the officer's parent.

³ Nephew means only a nephew who is a child of the officer's brother or sister.

⁴ Niece means only a niece who is a child of the officer's brother or sister.

⁵ Brother-in-law means a brother-in-law who is the brother of the officer's spouse or who is the spouse of the officer's sister.

⁶ Sister-in-law means a sister-in-law who is the sister of the officer's spouse or who is the spouse of the officer's brother.

ETHICS REVIEW BOARD - in Article 13 of Chapter III of City of Kingsville
Code of Ordinances

3-13-36. - Definitions.

As used in this subarticle, *ethics laws* includes this Code of Ethics, Tex. Local Gov't Code, Article V, §§ 4 and 171. *Ethical violation* includes violations of any of those enactments. Other terms used in this subarticle are defined in § 3-13-2.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-37. - Structure of the ethics review board.

- (A) *Establishment.* There is hereby established an Ethics Review Board, which shall have the powers and duties specified in this subarticle.
- (B) *Composition.* The Ethics Review Board shall consist of five members. The Mayor and each member of the City Commission shall nominate one member of the Board. Each nominee must be confirmed by a majority of City Commission members. Nomination and confirmation of Board members shall be conducted at separate open meetings of the City Commission.
- (C) *Terms of office.* Board members shall be appointed to two-year terms. Initial appointments shall be made so that terms are staggered. No member shall serve for more than three two-year terms.
- (D) *Qualifications.* Members of the Board shall have good moral character and shall be residents of the city. No member of the Board shall be:
 - (1) A salaried city official or employee;
 - (2) An elected public official;
 - (3) A candidate for elected public office;
 - (4) An officer of a political party;
 - (5) A parent, spouse, child, or other relative within the second degree of consanguinity or affinity of an elected public official; or
 - (6) A lobbyist required to register under §§ 3-13-22 through 3-13-31.
- (E) *Removal.* Members of the Ethics Review Board may be removed from office for cause by a majority of the City Commission only after a public hearing at which the member was provided with the opportunity to be heard. Grounds for removal include: failure to satisfy, or to continue to satisfy, the qualifications set forth in division (D); substantial neglect of duty; gross misconduct in office; inability to discharge the powers or duties of office; or violation of any provision in this Code of Ethics.

(F) *Vacancies.* A vacancy shall be filled by a person who will serve for the remainder of the unexpired term. The appointment shall be made by the member of City Commission who is entitled to make appointments to the seat that was vacated, and must be confirmed by a majority of the City Commission.

(G) *Recusal.*

(1) A member of the Ethics Review Board shall recuse himself or herself from any case in which, because of familial relationship, employment, investments, or otherwise, his or her impartiality might reasonably be questioned. A Board member may not participate in official action on any complaint:

- (a) That the member initiated;
- (b) That involves the member of City Commission who nominated him or her for a seat on the Ethics Review Board; or
- (c) During the pendency of an indictment or information charging the member with an offense, or after a finding of guilt of such an offense.

(2) If the number of Board members who are recused from a case is so large that an Ethics Panel cannot be constituted, as provided for in § 3-13-41, the Mayor shall nominate a sufficient number of ad hoc members so that the case can be heard. Ad hoc members of the Ethics Review Board must be confirmed by a majority vote of the City Commission and serve only for the case in question.

(H) *Chair and vice-chair.* Each year, the Board shall meet and elect a chair and a vice-chair from among its members, who will serve one-year terms and may be re-elected. The chair or a majority of the Board may call a meeting of the Board. The chair shall preside at meetings of the Ethics Review Board and perform other administrative duties. The vice-chair shall assume the duties of the chair in the event of a vacancy in that position.

(I) *Reimbursement.* The members of the Ethics Review Board shall not be compensated but shall be reimbursed for reasonable expenses incurred in the performance of their official duties.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-38. - Jurisdiction and powers.

(A) *Jurisdiction.*

(1) If a complaint is filed pursuant to § 3-13-39 within two years of the date of an alleged violation of the ethics laws, the Ethics Review Board shall have jurisdiction to investigate and make findings and recommendations concerning:

- (a) Any alleged violation of this Code of Ethics or Article V, Section 4 of the City Charter by any person subject to those provisions, including, but not limited to, current city officials and employees, former city officials and employees, persons doing business with the city, and

persons required to register as lobbyists; or

(b) Any alleged violation by a city official of Tex. Local Gov't Code, § 171, the state conflict-of-interest law applicable to certain local public officials.

(2) The Board shall not consider any alleged violation that occurred more than two years prior to the date of the filing of the complaint.

(B) *Termination of city official's or employee's duties.* The termination of a city official's or employee's duties does not affect the jurisdiction of the Ethics Review Board with respect to alleged violations occurring prior to the termination of official duties.

(C) *Powers.* The Ethics Review Board has power:

(1) To establish, amend, and rescind rules and procedures governing its own internal organization and operations, consistent with this subarticle;

(2) To meet as often as necessary to fulfill its responsibilities;

(3) To designate Ethics Panels with the power to render decisions on complaints or issue advisory opinions on behalf of the Board;

(4) To request from the City Manager through the City Commission the appointment of such staff as are necessary to carry out its duties;

(5) To review, index, maintain on file, and dispose of sworn complaints;

(6) To make notifications, extend deadlines, and conduct investigations both on complaint and as a result of an issue raised out of said complaint;

(7) To render, index, and maintain on file advisory opinions;

(8) To provide assistance to the Ethics Compliance Officer of the city in the training and education of city officials and employees with respect to their ethical responsibilities;

(9) To prepare an annual report and to recommend to the Mayor and City Commission needed changes in ethical standards or procedures; and

(10) To take such other action as is necessary to perform its duties under this subarticle.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-39. - Complaints.

(A) *Filing.*

(1) Any person (including a member of the Ethics Review Board or its staff, acting personally or on behalf of the Board) who believes that there has been a violation of the ethics laws may file a sworn complaint with the City Secretary.

(2) A complaint filed in good faith is qualifiedly privileged. A person who knowingly makes a false statement in a complaint, or in proceedings before the Ethics Review Board, is subject to criminal prosecution for perjury under § 3-13-51 or civil liability for the tort of abuse of

- (a) The timing of the sworn complaint with respect to when the facts supporting the alleged violation became known or should have become known to the complainant, and with respect to the date of any pending election in which the respondent is a candidate or is involved with a candidacy, if any;
- (b) The nature and type of any publicity surrounding the filing of the sworn complaint, and the degree of participation by the complainant in publicizing the fact that a sworn complaint was filed with the Board;
- (c) The existence and nature of any relationship between the respondent and the complainant before the complaint was filed;
- (d) If respondent is a candidate for election to office, the existence and nature of any relationship between the complainant and any candidate or group opposing the respondent;
- (e) Any evidence that the complainant knew or reasonably should have known that the allegations in the complaint were groundless; and
- (f) Any evidence of the complainant's motives in filing the complaint.

(4) Notice of an order to show cause shall be given to the complainant, with a copy to the respondent, and shall include:

- (a) An explanation of why the complaint appears to be frivolous; and
- (b) The date, time, and place of the hearing to be held under this section.

(5) Before making a determination that a sworn complaint is a frivolous complaint, the Board shall hold a hearing at which the complainant may be heard; the complainant may be accompanied by counsel retained by the complainant.

(6) By a record vote of at least two-thirds of those present after the hearing under division (C)(5) above, the Board may determine that a complainant filed a frivolous complaint and may recommend sanctions against that complainant.

(D) *Sanctions.*

(1) Before recommending a sanction for filing a frivolous complaint, the Board shall consider the following factors:

- (a) The seriousness of the violation, including the nature, circumstances, consequences, extent, and gravity of the violation;
- (b) The sanction necessary to deter future violations; and
- (c) Any other matters that justice may require.

(2) The Board may recommend the following sanctions:

- (a) A civil penalty of not more than \$500.00;
- (b) Prosecution for perjury;

(c) Any other sanction permitted by law.

(3) The Board may notify the appropriate regulatory or supervisory agency for their appropriate action.

(E) *Confidentiality.* No city official or employee shall reveal information relating to the filing or processing of a complaint except as required for the performance of official duties. Ex parte communications by members of the Ethics Review Board are prohibited by § 3-13-41(D). All papers relating to a pending complaint are confidential.

(1) Except as otherwise provided by this section, all information relating to a sworn complaint known to or in the possession of the Board is confidential. The Board and its staff shall not communicate any information about a sworn complaint, including whether or not a complaint has been filed, to any person other than the respondent, the complainant, and a witness or potential witness identified by the respondent, the complainant, or another witness or potential witness.

(2) Information otherwise confidential under this section may be disclosed by entering it into the record of a formal hearing or a judicial proceeding.

(3) Confidentiality may be waived only if the complainant and each respondent named in the sworn complaint provides a verified, written waiver of confidentiality to the Board.

(F) *Notification.* A copy of a complaint shall be promptly forwarded by the City Secretary to the Ethics Compliance Officer and to the respondent(s), even if the complaint fails to meet the filing requirements of division (B). A complaint that is not sworn as required by division (A), shall not be forwarded by the City Secretary to the Ethics Compliance Officer, but shall be returned to the complainant. The respondent(s) shall also be provided with a copy of the ethics rules and shall be informed:

(1) That, within 14 days of receipt of the complaint, he or she may file a sworn response with the City Secretary;

(2) That failure to file a response does not preclude the Ethics Review Board from adjudicating the complaint;

(3) That a copy of any response filed by the respondent(s) will be provided by the City Secretary to the complainant, who may, within seven days of receipt, respond by sworn writing filed with the City Secretary, a copy of which shall be provided by the City Secretary to the respondent(s);

(4) That the respondent(s) may request a hearing; and

(5) That city officials and employees have a duty to cooperate with the Ethics Review Board, pursuant to § 3-13-41(E).

(G)

Assistance. The City Secretary shall provide information to persons who inquire about the process for filing a complaint.

Ord. 2004-10, passed 5-10-04)

Sec. 3-13-40. - Ethics compliance officer.

(A) *City Attorney's Office.*

- (1) The City Attorney or an Assistant City Attorney designated by the City Attorney shall serve as the Ethics Compliance Officer for the city. The Ethics Compliance Officer shall:
 - (a) Receive and promptly transmit to the Ethics Review Board complaints and responses filed with the City Secretary;
 - (b) Investigate, marshal, and present to the Ethics Review Board the evidence bearing upon a complaint;
 - (c) Act as legal counsel to the Ethics Review Board;
 - (d) Issue advisory opinions to city officials and employees about the requirements imposed by the ethics laws; and
 - (e) Be responsible for the training and education of city officials and employees with respect to their ethical responsibilities;
 - (f) Review complaints for legal sufficiency;
 - (g) Recommend acceptance or rejection of complaint within 60 days of date made to the Ethics Review Board; and
 - (h) Request additional information from complainant as needed.
- (2) At least once each year, the Ethics Compliance Officer shall cause to be distributed to each city official and employee a notice setting forth the duties of the Ethics Review Board and the procedures for filing complaints. The Ethics Compliance Officer shall also ensure that such notices are posted in prominent places in city facilities.

(B) *Outside independent counsel.*

- (1) An independent outside attorney, who does not otherwise represent the city, shall be appointed at the recommendation of the City Attorney, to serve as the Ethics Compliance Officer for a particular case:
 - (a) When a complaint is filed relating to an alleged violation of the ethics laws by:
 1. The Mayor or a member of the City Commission; or
 2. A city employee who is a department head or of higher rank;
 - (b) When the Ethics Review Board, at the recommendation of the City Attorney, requests such an appointment; or
 - (c) When requested by the City Attorney.

(2) An independent outside attorney who is appointed has the same duties and authority as the Ethics Compliance Officer under this section.

(C) *Exculpatory evidence.* The Ethics Compliance Officer shall disclose to the Ethics Panel and provide to the person charged with violating the ethics laws evidence known to the Ethics Compliance Officer tending to negate guilt or mitigate the seriousness of the offense.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-41. - Ethics panels.

(A) *Assignment to an Ethics Panel.* A complaint received by the Ethics Review Board from the Ethics Compliance Officer shall be promptly assigned to an Ethics Panel consisting of three or more members of the Board, who shall have full power to investigate and dispose of the complaint. Each Ethics Panel shall be constituted according to procedures established by the Board. Any member of an assigned Ethics Panel who recuses himself or herself shall be replaced by another member of the Board according to established procedures if that is necessary to ensure that the Panel has at least three members. The identity of the members of the Ethics Panel shall be revealed to the person charged in the complaint who, for good cause, may request the recusal of any member of the panel.

(B) *Notice of charges.* The Ethics Panel shall consider whether the facts of the case establish a violation of any provision in the ethics laws, regardless of which provisions, if any, were identified in the complaint as having been allegedly violated. However, before the Ethics Panel may find that a violation of a particular rule, the respondent must be on notice that compliance with that rule is in issue and must have an opportunity to respond. Notice is conclusively established: if the complaint alleged that the rule was violated; if compliance with the rule is raised by the a member of the Board or the Ethics Compliance Officer as a disputed issue at a hearing before the Ethics Panel; or if the Board or the Ethics Compliance Officer provides the respondent with written notice of the alleged violation and a 14-day period within which to respond in writing to the charge.

(C) *Scheduling of a hearing.* Regardless of whether the complainant or the respondent requests a hearing, the Ethics Panel has discretion to decide whether to hold a hearing.

(D) *Ex parte communications.* It is a violation of this Code:

(1) For the complainant, the respondent, or any person acting on their behalf to engage or attempt to engage, directly or indirectly, in ex parte communication about the subject matter of a complaint with a member of the Ethics Panel, any other member of the Ethics Review Board, or any known witness to the complaint; or

(2) For a member of an Ethics Panel or any other member of the Ethics Review Board to:

(a) Knowingly entertain an ex parte communication prohibited by division (D)(1); or

(b) Communicate directly or indirectly with any person, other than a member of the Ethics Review Board, its staff, or the Ethics Compliance Officer, about any issue of fact or law relating to the complaint.

(E) *Duty to cooperate.* All city officials and employees shall cooperate with the Ethics Review Board and shall supply requested testimony or evidence to assist it in carrying out its charge. Failure to abide by the obligations imposed by this division is a violation of this Code of Ethics.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-42. - Hearings.

At any hearing held by an Ethics Panel during the investigation or disposition of a complaint, the following rules apply:

- (A) *General rules.* At least three members of the Ethics Panel must be present for the hearing. Any member of the Ethics Panel who is not present ceases to be a member of the Ethics Panel and may not participate in the disposition of the case. All witnesses must be sworn and all questioning of witnesses shall be conducted by the members of the Ethics Panel or the Ethics Compliance Officer. The Ethics Panel may establish time limits and other rules relating to the participation of any person in the hearing. No person may be held to have violated the ethics laws unless a majority of the Ethics Panel so finds by a preponderance of the evidence.
- (B) *Evidence.* The Ethics Panel shall rely on evidence of which a reasonably prudent person commonly relies in the conduct of the person's affairs. The Ethics Panel shall further abide by the following:
- (1) The Panel shall hear evidence relevant to the allegations; and
 - (2) The Panel shall not consider hearsay unless it finds the nature of the information is reliable and useful.
- (C) *The person charged.* The person charged in the complaint has the right to attend the hearing, the right to make a statement, the right to present witnesses, and the right to be accompanied by legal counsel or another advisor. Only legal counsel to the person charged in the complaint may advise that person during the course of the hearing, but may not speak on his or her behalf, except with the permission of the Ethics Panel. The time permitted for presentation will be at the discretion of the Board.
- (D) *The complainant.* The complainant has the right to attend the hearing, the right to make a statement, and the right to be accompanied by legal counsel or another advisor. Only legal counsel to the complainant may advise the complainant during the course of the hearing, but may not speak on behalf of the complainant, except with the permission of the Ethics Panel. Witnesses may not be presented by the complainant, except with the permission of the Ethics Panel.

Sec. 3-13-43. - Disposition.

(A) *Written opinion.*

(1) The Ethics Panel shall issue a decision within 90 days after the filing of a complaint. The Ethics Panel shall state in a written opinion its findings of fact and conclusions of law. The written opinion shall either:

(a) Dismiss the complaint; or

(b) Upon finding that there that there has been a violation of the ethics laws:

1. Recommend criminal prosecution and/or civil remedies, in accordance with this section; or

2. State why no remedial action is recommended.

(2) If the Ethics Panel determines that a violation has occurred, the opinion shall identify in writing the particular rule or rules violated. If the complaint is dismissed, the grounds for the dismissal shall be set forth in the opinion. The failure of the Ethics Panel to comply within the above time limits may result in the charge being dismissed for want of prosecution. Prior to such dismissal, the complainant will be given notice and an opportunity to request continuance of the action.

(B) *Notification.* Copies of the opinion shall be forwarded to the complainant, the person charged in the complaint, the Ethics Compliance Officer, and any member of the Ethics Review Board who did not participate in the disposition of the case. A copy of the opinion shall also be forwarded to the City Secretary, who shall make it available as authorized by law.

(C) *Recommendations.* A recommendation for criminal prosecution shall be forwarded to the appropriate law enforcement agency. A recommendation of civil remedies shall be forwarded through the Ethics Compliance Officer to the City Commission for action.

(D) *Similar charges barred.* If the complaint is dismissed because the evidence failed to establish a violation of the ethics laws, the Ethics Review Board shall not entertain any other similar complaint based on substantially the same evidence.

(E) *Factors relevant to sanctions.* In deciding whether to recommend, in the case of a violation of the Code of Ethics, criminal prosecution and/or civil remedies, the Ethics Panel shall take into account relevant considerations, including, but not limited to, the following:

(1) The culpability of the person charged in the complaint;

(2) The harm to public or private interests resulting from the violation;

(3) The necessity of preserving public confidence in the conduct of local government;

(4) Whether there is evidence of a pattern of disregard for ethical obligations; and

(5) Whether remedial action has been taken that will mitigate the adverse effect of the ethical violation.

(F) *Civil remedies.* The following civil remedies may be recommended by an Ethics Panel which finds that the ethics laws have been violated:

- (1) Review of the case by the City Manager, or his or her designate, for disciplinary action;
- (2) A suit by the city for damages or injunctive relief in accordance with § 3-13-49;
- (3) Disqualification from contracting in accordance with § 3-13-53;
- (4) Voiding of a contract in accordance with § 3-13-52; and
- (5) A fine in accordance with § 3-13-54.

(G) *Criminal prosecution.* An Ethics Panel may recommend to the appropriate law enforcement agency criminal prosecution under § 3-13-51 or Tex. Local Gov't Code, § 171. Prosecution of any person by the City Attorney for a violation of this Code of Ethics shall not be undertaken until a complaint is disposed of in accordance with this section. However, the absence of a recommendation to prosecute from an Ethics Panel to the City Attorney shall not preclude the City Attorney from exercising his or her prosecutorial discretion to prosecute a violation of this Code of Ethics.

(H) *Commission action.* City Commission shall dispose of a recommendation from the Ethics Review Board within 90 days of receiving such recommendation. The recommendation(s) of the Ethics Review Board may be accepted, rejected, modified, or recommitted one time to said Board for further action or clarification within 15 days of receipt of the recommendation by the City Commission. Within five days of the initial recommendation being recommitted to the Ethics Review Board by the City Commission, the Ethics Review Board shall take further action or make clarification of the matter requested and resubmit the matter to the City Commission.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-44. - Petition for declaratory ruling.

Any city official or employee against whom public allegations of ethics violations have been made in the media or elsewhere shall have the right to file a sworn statement with the City Secretary affirming his or her innocence, and to request the Ethics Review Board to investigate and make known its findings, and make any relevant recommendations concerning the issue.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-45. - Advisory opinions.

(A) *Opinions issued by the Ethics Review Board.*

- (1) *Requests by persons other than city officials and employees.*

- (a) By writing filed with the City Secretary, any person other than a city official or employee may request an advisory opinion with respect to the interpretation of the ethics laws, but only with respect to whether proposed action by that person would violate the ethics laws. The City Secretary shall promptly transmit all requests for advisory opinions to the Ethics Compliance Officer and the chair of the Ethics Review Board. (City officials and employees may request advisory opinions from the City Attorney pursuant to division (B).)
- (b) Within 30 days of receipt by the chair of the Ethics Review Board of a request for an advisory opinion, the Board, acting en banc or through a designated Ethics Panel, shall issue a written advisory opinion. During the preparation of the opinion, the Board may consult with the Ethics Compliance Officer of the city and other appropriate persons. An advisory opinion shall not reveal the name of the person who made the request, if that person requested anonymity, in which case the opinion shall be written in the form of a response to an anonymous, hypothetical fact situation. A copy of the opinion shall be indexed and kept by the Ethics Review Board as part of its records for a period of not less than five years. In addition, copies of the opinion shall be forwarded by the chair of the Ethics Review Board, or the Ethics Compliance Officer, to the person who requested the opinion, to the members of the Ethics Review Board, and to the City Secretary. The City Secretary shall make the opinion available as a public record in accordance with the Local Government Records Act. The Ethics Compliance Officer shall promptly post the opinion for a period of no less than five years on the Internet via the City of Kingsville homepage.
- (2) *Opinions initiated by the Board.* On its own initiative, the Ethics Review Board, acting as the full board or through a designated Ethics Panel, may issue a written advisory opinion with respect to the interpretation of the ethics laws as they apply to persons other than city officials and employees if a majority of the Board determines that an opinion would be in the public interest or in the interest of such person or persons subject to the provisions of the ethics laws. Such an opinion may not include the name of any individual who may be affected by the opinion. A copy of any such opinion shall be indexed and kept by the Ethics Review Board as part of its records for a period of not less than five years. In addition, copies of the opinion shall be forwarded by the chair of the Ethics Review Board, or his or her designate, to the Ethics Compliance Officer and to the City Secretary. The City Secretary shall make the opinion available as a public record in accordance with the Local Government Records Act. The Ethics Compliance Officer shall promptly post the opinion for a period of no less than five years on the Internet via the City of Kingsville homepage.
- (3) *Reliance.* If a person reasonably and in good faith acts in reliance on an advisory opinion issued by the Ethics Review Board, that fact may be considered by an Ethics Panel in adjudicating a complaint filed against that person, but does not by itself bar the finding of a violation.

(B) *Opinions issued by the Ethics Compliance Officer.*

(1) *Requests by city officials and employees.*

- (a) By writing filed with the Office of the City Attorney, any city official or employee may request an advisory opinion with respect to whether proposed action by that person would violate the ethics laws.
- (b) Within 30 days of receipt of the request by the Office of the City Attorney, the Ethics Compliance Officer shall issue a written advisory opinion. The advisory opinion shall not reveal the name of the person who made the request, if that person requested anonymity, in which case the opinion shall be written in the form of a response to an anonymous, hypothetical fact situation. Copies of the opinion shall be forwarded by the Ethics Compliance Officer to the members of the Ethics Review Board, to the person who requested the opinion, and to the City Secretary, and promptly posted by the Ethics Compliance Officer for a period of no less than five years on the Internet via the City of Kingsville homepage. The City Secretary shall make the opinion available as a public record in accordance with the Local Government Records Act.

(2) *Reliance.* A person who reasonably and in good faith acts in accordance with an advisory opinion issued by the Ethics Compliance Officer may not be found to have violated the ethics laws by engaging in conduct approved in the advisory opinion, provided that:

- (a) He or she requested the issuance of the opinion;
- (b) The request for an opinion fairly and accurately disclosed all relevant facts; and
- (c) Less than five years elapsed between the date the opinion was issued and the date of the conduct in question.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-46. - Annual report.

The Ethics Review Board shall prepare and submit an annual report to the Mayor and City Commission detailing the activities of the Board during the prior year. The format for the report shall be designed to maximize public and private understanding of the Board's operations, and shall include a summary of the content of ethics opinions issued by the Board and a listing of current city lobbyists based on information gathered by the Board from records on file with the City Secretary. The report may recommend changes to the text or administration of this Code of Ethics. The Ethics Compliance Officer of the city shall take reasonable steps to ensure wide dissemination and availability of the annual report of the Ethics Review Board.

(Ord. 2004-10, passed 5-10-04)

Sec. 3-13-47. - Public records and open meetings.

Except as otherwise provided in this subarticle, records relating to an alleged violation of the ethics laws, or the preparation of an ethics opinion requested by a person who asked for anonymity, shall not be open to the public and shall be treated as information that is excepted from public disclosure as required or permitted under the Texas Open Records Act or other law. No meeting or other proceeding relating to an alleged violation of the ethics law shall be treated as open to the public unless closed sessions in connection therewith are not permitted or required by the Texas Open Meetings Act or other law.

(Ord. 2004-10, passed 5-10-04)

AGENDA ITEM #26

AGENDA ITEM #27