

**MINUTES OF THE REGULAR MEETING OF
THE BOARD OF DIRECTORS OF
CAMERON COUNTY DRAINAGE DISTRICT NO. 5
January 14, 2025**

A meeting of the Board of Directors of Cameron County Drainage District No. 5 convened on January 14, 2024, at 8:00 a.m. at the office of the District pursuant to notice duly given as required by law. Present were Directors Steve Jennings, Jerome Wade and Nicholas Consiglio, General Manager Rolando Vela, Assistant General Manager Veronica Larraga, District Attorney Buddy R. Dossett, District Engineer Jack L. Brown, Special Projects Director Bryanna Woodman, and GIS Specialist Eloy Macias. Also in attendance were Alan Moore and Dustin Moore. President Jennings called the meeting to order and presided.

Item 1 Pledge of Allegiance

Item 2 Minutes. The Minutes of December 10, 2024, meeting were presented and reviewed. The motion was made by Steven Jennings seconded by Nicholas Consiglio that the Minutes of the December 10, 2024, meeting be approved. Following a discussion, the motion carried.

Item 3 No one was present to discuss items not on the agenda.

PALM SUNRISE SUBDIVISION (4.15 acres of land out of Block 66, Stuart Place Subdivision, Survey 40) – Motion was made by Steven Jennings seconded by Nicholas Consiglio to approve the preliminary plat. Original was not present.

CAVAZOS ESTATES SUBDIVISION (Being 3.00 acre tract of land out of Block 96, Wilson Tract Subdivision) – Motion was made by Steven Jennings seconded by Nicholas Consiglio to approve the preliminary plat. Original was not present. Following a discussion, the motion carried.

ARCHIMEDES SUBDIVISION (Being a tract containing 1.00 acre of land situated out of Block Number Thirty Three(33), Stuart Place Subdivision of Survey 137) – Motion was made by Steven Jennings seconded by Nicholas Consiglio to approve the preliminary plat. Original was not present. Following a discussion, the motion carried.

MADISON ESTATES SUBDIVISION (Being 20.197 acres of land out of Block 30, Survey 306, Stuart Place Subdivision) – Motion was made by Steven Jennings seconded by Nicholas Consiglio to approve the preliminary plat. Original was not present. – Motion was made by Steven Jennings seconded by Nicholas Consiglio to approve the preliminary plat. Original was not present. Following a discussion, the motion carried.

COMBES ECONOMIC DEVELOPMENT CORP SUBDIVISION (Being a 13.46 acre tract of land, more or less, out of Block Eight (8), David and Stephenson Subdivision) – Motion was made by Steven Jennings seconded by Nicholas Consiglio to approve and sign the final plat. Following a discussion, the motion carried.

TUSCANY HILLS SUBDIVISION (Being a 73.79 acre tract of land, more or less, out of and forming a part of Blocks 28, 36, and 37, Palmetal Subdivision) –

Motion was made by Steven Jennings seconded by Nicholas Consiglio to approve the preliminary plat subject to the owner acquiring two 36” Reinforced Concrete Pipes to upgrade the FM 509 crossing and to cross under the Number 6 canal, and a single 24” Reinforced Concrete Pipe to cross under Number 5 canal. Pipe will be stored with Drainage District inventory. Following a discussion, the motion carried.

Item 5 Appraisals

- 5.1.1 Motion was made by Steven Jennings seconded by Nicholas Consiglio to ratify the hiring of Robinson Real Estates Services, dba Robinson, Duffy & Barnard, LLP, to appraise East 17 acres out of Block 14, David and Stephenson Subdivision (17 acres on Crossett Road and Kilbourn Road). Following a discussion, the motion carried.
- 5.1.2 Motion was made by Nicholas Consiglio seconded by Jerome Wade to ratify the hiring of Robinson Real Estates Services, dba Robinson, Duffy & Barnard, LLP, to appraise 5.3301 acres out of Part of Block 42, Wilson Tract Subdivision (5.3301 acres on Wilcox Road). Following a discussion, the motion carried.

Item 6 Deliberations about Real Property:

- 6.1.1 Deliberations about Real Property– Land off Montezuma Road. Recess open meeting and conduct a closed meeting pursuant to Government Code Section 551.072 to deliberate the sale and value of SE 2.9 acres out of Block 53, David and Stephenson Subdivision, Cameron County School League Number 26. The Board did not go into closed session.
- 6.1.2 Land off Montezuma Road – Sale of Real Property on SE 2.9 acres out of Block 53, David and Stephenson Subdivision, Cameron County School League Number 26. Consider, make decisions, and take action on sale of land on SE 2.9 acres out of Block 53, David and Stephenson Subdivision, Cameron County School League Number 26. – The appraised value for this property came back at \$131,000. Luis Villarreal made an offer of \$100,000. Manager Vela was directed to make a counteroffer to see if Luis Villarreal will pay the fair market value of \$131,000.

Item 7 Report

- 7.1 Manager
 - 7.1.1 Manager Vela reported that Harlingen Day at the Capital is on March 5, 2025.
 - 7.1.2 Palm Valley Drainage Improvements – Contractor is almost complete with the project.
 - 7.1.3 Manager Vela reported on the Townhall Meetings coming up.
- 7.2 District Engineer
 - 7.2.1 Expressway Crossing at Combes - Engineer Brown reported that the contract with Tedsi Infrastructure Group, for traffic engineering and design, is scheduled to be signed next week.
- 7.3 District Attorney
 - No additional report.

Item 8

Payment of Accounts, Wages, and Director's Services. The motion was made by Jerome Wade and seconded by Nicholas Consiglio that these checks be issued:

**Ck No. 5243 Rolando Vela	\$ 3,658.99
**Ck No. 5244 Veronica Larraga	2,224.78
**Ck No. 5245 Eloy S. Macias, Jr.	1,961.99
**Ck No. 5246 Bryanna Woodman	2,009.87
**Ck No. 5247 BCBSTX	5,021.41
**Ck No. 5248 Dearborn Life Insurance Company	14.20
**Ck No. 5249 Charter Communications	145.58
**Ck No. 5250 Scheibe Consulting, LLC	2,000.00
**Ck No. 5251 Scheibe Consulting, LLC	1,000.00
**Ck No. 5252 Scheibe Consulting, LLC	3,500.00
**Ck No. 5253 Scheibe Consulting, LLC	72,698.75
**Ck No. 5254 La Feria Irrigation District No. 3	11,262.50
**Ck No. 5255 CyberNation	45.00
**Ck No. 5256 CyberNation	500.00
**Ck No. 5257 AIM Media Texas	1,605.00
**Ck No. 5258 Don Brown Business Systems	41.30
**Ck No. 5259 Rolando Vela	200.00
**Ck No. 5260 Veronica Larraga	200.00
**Ck No. 5261 Texas Commission on Environmental Quality	100.00
**Ck No. 5262 Alan Macias	1,691.37
**Ck No. 5263 Veronica Larraga	51.17
**Ck No. 5264 Rolando Vela	2,365.09
**Ck No. 5265 Performance FoodService Victoria	3,734.75
**Ck No. 5266 Performance FoodService Victoria	184.06
**ACH Debit (TCDRS)	3,968.90
**Electronic Federal Tax Payment System	6,208.97
TOTAL CONSTRUCTION & MAINTENANCE FUND	<u>\$ 126,393.68</u>
Ck No. 5267 Steven Jennings	\$ 415.58
Ck No. 5268 Jerome Wade	138.53
Ck No. 5269 Nicholas Consiglio	415.58
Ck No. 5270 Buddy R. Dossett	470.00
Ck No. 5271 SOG Properties, LLC	1,700.00
Ck No. 5272 Veronica Larraga	2,224.78
Ck No. 5273 Rolando Vela	3,658.99
Ck No. 5274 Eloy S. Macias, Jr.	1,961.99
Ck No. 5275 Bryanna Woodman	2,009.87
Ck No. 5276 Alan Moore	1,000.00
Ck No. 5277 Wells Fargo Financial Leasing, Inc.	162.00
Ck No. 5278 CyberNation	120.00
Ck No. 5279 WM Corporate Services, Inc.	1,141.68
Ck No. 5280 Harlingen Irrigation District No. 1	18,394.78
Ck No. 5281 Rolando Vela	1,121.27
Ck No. 5282 Harlingen Area Chamber of Commerce	2,000.00
Ck No. 5283 CyberNation	7.91
Ck No. 5284 Daniel Castro	<u>20,000.00</u>
TOTAL CONSTRUCTION & MAINTENANCE	<u>\$ 56,942.96</u>

** = checks signed out of meeting

Following a discussion, the motion carried.

Item 9 Executive Session.

No executive session was held.

- 9.1. 10.7 acres out of Survey 22, Georgetown Railroad Survey
- 9.2 .500 acres out of Block 61, David and Stevenson Subdivision
- 9.3 17 acres on Crossett Road and Kilbourn Road

Item 10 Action on items in Executive Session.

- 10.1 10.7 acres out of Survey 22, Georgetown Railroad Survey
No action was taken.
- 10.2 .500 acres out of Block 61, David and Stevenson Subdivision – Awaiting appraisal. No action was taken.
- 10.3 17 acres on Crossett Road and Kilbourn Road – Awaiting appraisal. No action was taken.

Item 11 Adjournment. There being no further business, the meeting was adjourned at 9:27 a.m.

Jerome Wade, Secretary

ATTEST:

Steven Jennings, President