

April 7, 2026
San Benito, Texas 78586

The Board of Directors of Cameron County Irrigation District #2 met in special session in the office of the District upon the above date at 9:00 a.m.

The following Directors were present: Brady Taubert, Buck Rhyner, Lupe Argullin, M. R. Garcia II, and Zac McLemore. Also present was General Manager, Ben Escobar.

President Brady Taubert opened the public hearing on exclusions of certain properties located within the boundaries of the District. No one was present to comment. A motion was made by Zac McLemore, seconded by Lupe Argullin, and upon unanimous vote, passed to adopt the following resolution, authorizing the exclusion of the following properties:

WHEREAS, all of the property described below is urban property within the meaning of applicable law and has not been within one year previous to this date, used for farming or agricultural purposes; and

WHEREAS, the District has no outstanding bonded indebtedness or indebtedness in connection with a loan from an agency of the United States and has authority under Article 8280-3.2, Texas Civil Statutes to hold a hearing and exclude the urban property; and

WHEREAS, it is provided by said statute that the Board of Directors call and hold a hearing whether or not all or part or parts of the urban property shall be excluded from the District.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED that a hearing be held to determine whether or not all of the urban property described on Exhibit "A" attached hereto and incorporated herein for all purposes, or what part thereof, currently lying within the boundaries of Cameron County Irrigation District No. 2 in Cameron County, Texas, shall be excluded from the District's boundaries.

Exclusions:

7. **Nino, Antonia: Acct# 897**
Being a 1.17-acre tract of land on Block 104 of the SBL&WCO Subdivision. (Gross: 1.17, Out: 0.00, Net: 1.17) **PID# 14840-1**
10. **Perez, Santiago: Acct# 24095**
Being a 1.52-acre tract of land on Block 42 of the SBL&WCO Subdivisin. (Gross: 1.52, Out: 0.14, Net: 1.38) **PID# 24095-1**

(Subdivisions)

8. **Victoria Commons Subdivision Lot 1: PID# 19560-1 / Acct# 24170**
Being a 3.2-acre tract of land, more or less, out of Block 182 of the SBL&WCO Subdivision, Concepcion de Carricitos Grant, in Cameron County, Texas.
9. **Promesa Subdivision: PID# 21832-1 / Acct# 787**
Being a 9.84-tract of land on Block 136-139 of SBILCO Subdivision.

(Properties under 1 acre)

1. **Sojack, George: Acct# 19965**
Being a 1-acre tract land out Block 249 of the SBL&WCO Subdivision. (Gross: 1.00, Out: 0.21, Net: 0.79) **PID# 19965-2**

Total Excluded Net Acres: **16.38**

Exclusion Denials:

1. **Valero, Maria Dolores: Acct# 137**
Being a 10 acres land on Block 172 of the SBICO Subdivision. (Gross: 10:00, Out: 0.87, Net: 9:13) **PID# 11500-1**
2. **Perez, Tomas Guadalupe: Acct# 538**
Being a 1.84-acre tract of land on Block 199 of the SBSCO Subdivision. (Gross: 1.84, Out: 0.15, Net: 1.69) **PID# 538-1**
3. **Salinas, Susana Juarez: Acct# 617**
Being a 2.10-acre tract of land out of Block 72 of the Rio Hondo Park Subdivision. (Gross: 2.10, Out: 0.02, Net: 2.08) **PID# 10665-5**
4. **Salinas, Susana Juarez: Acct# 626**
Tract 1 – A 1.77-acre tract on Block 71 of the Rio Hondo Park Subdivision. (Gross: 1.77, Out: 0.65, Net: 1.12) **PID# 10665-10**
Tract 2 – A 1.77-acre tract on Block 16 of the Rio Hondo Park Subdivision. (Gross: 1.77, Out: 0.92, Net: 0.85) **PID# 10665-11**
5. **Farax LLC: Acct# 812**
Tract 1 – A 6.01-acre tract of land on Block 127, Lot 7 of the SBL&WCO Subdivision. (Gross: 6.01, Out: 0.36, Net: 5.65) **PID# 673-1**
Tract 2 – A 5.41-acre tract of land on Block 127, Lot 2 of the SBL&WCO Subdivision. (Gross: 5.41, Out: 0.36, Net: 5.05) **PID# 673-2**
6. **Ibarra, Felicitas P.: Acct# 877**
Being a 10-acre tract of land on Block 160 of the SBL&WCO Subdivision. (Gross: 10.00, Out: 0.50, Net: 9.50) **PID# 24582-1**
8. **Carlos, Mike Jr.: Acct# 2650**
Being 1 acre on Block 157 of SBICO Subdivision. (Gross: 1.00, Out: 0.00, Net: 1.00) **PID# 2650-2**
9. **Mancillas, Hector: Acct# 12551**
Being a 1.66-acre tract of land on Block 210, Lots 1-2-8 of the SBL&WCO Subdivision. (Gross: 1.66, Out: 0.00, Net: 1.66) **PID# 12551-1**

(Subdivisions)

1. **Cielo Vista Subdivision: PID# 380-1 & 380-2 (original PID# 15170-1) / Acct# 641**
Being a 10.00-acre tract of land, the north ½ of the south ½ of the northwest ¼ of Block 11, SBL&WCO Subdivision in the city of San Benito, Cameron County, Texas, according to the map or plat thereof recorded in Volume 1, Page 6 of the map records of Cameron County, Texas.
2. **El Monte Cristo Subdivision: PID# 17655-1 / Acct# 203**
Being 10-acres out of the southwest ¼ of Block 110 of the SBL&WCO Subdivision, Cameron County, Texas, according to the map thereof recorded in Volume 1, Page 6, map records of Cameron County, Texas.

3. **Elite Estates Subdivision: PID# 4290-1, 4290-2, 4290-3 & 4290-4 / Acct# 854**
Being a tract of 42.66 acres of land comprised of all of Lot 47, Resaca Front Subdivision, Being 5.39 acres, recorded in Volume 2, Page 21, Map records of Cameron County, Texas and 37.27 acres out of Block 131, SBL&WCO Subdivision, recorded in Volume 1, Page 6 and Volume 1, Page 25, Map records of Cameron County, Texas, Being out of the tracts of land described in Volume 24265, Page 76, official records of Cameron County, Texas.
4. **Los Reyes Subdivision: Part of PID# 13210-4 / Acct# 217**
Being a 22.55-acre tract out of 63.56-acre tract and 10.68-acre tract out of Block 33 of SBL&WCO Subdivision in Cameron County, Texas, according to map or plat thereof recorded in Volume 1, Page 6, of the map records of Cameron County, Texas and being the same tracts of land described in the deed recorded in document number 26240, official records, Cameron County, Texas.
5. **Montgomery Reservoir Subdivision: PID# 23529-1, 23529-2, 23529-3 / Acct# 857**
Being 2.486 acres of land comprised of 2.013 acres out of Farm 45 and 0.383 acre out of Park Lot "Q", acreage residence garden and orchard lots, Cameron County, Texas, recorded in Volume 2, Page 1, map records of Cameron County, Texas and Being a tract of land described in Volume 9493, Page 195, official records of Cameron County, Texas.
6. **Sinai Subdivision: PID# 22620-1 / Acct# 323**
Being 3.708 acres of land out of the south 4.16 acres of Block 18 & 19, Espiritu Santo Irrigated Land Company Subdivision, Cameron County, Texas, as shown on plat recorded in Volume 2, Page 41, map records, Cameron County, Texas.
7. **Tierra Prometida: PID# 23453-1 / Acct# 749**
Being a 5.13-acre tract of land out of Block 121 of the SBL&WCO Subdivision as recorded in Volume 1, Page 6 of the Map Records of Cameron County, Texas; and further being that same property recorded in Volume 7907, Page 101 of the Official Records of Cameron County, Texas.

(Cameron County Property)

1. **Cameron County: Acct# 24032**
Tract 1 – Being a 5.66-acre tract of land on Block 40 of the SBL&WCO Subdivision.
(Gross: 5.66, Out: 2.20, Net: 3.46) **PID# 24032-4**
Tract 2 – Being a 1.07-acre tract of land on Block 138 of the SBL&WCO Subdivision.
(Gross: 1.07, Out: 0.00, Net: 1.07) **PID# 24353-1**

Motion carried.

A motion was made by Buck Rhyner, seconded by Zac McLemore, and upon unanimous vote, pass to adjourn the meeting at 9:47 a.m.

Brady Taubert, President

M.R. Garcia II, Secretary