October 8, 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 9:04 a.m.

The following Directors were present: Brady Taubert, Buck Rhyner, and Zac McLemore. Also, present was Buddy Dossett, Attorney. Attending the meeting via video conference was M.R. Garcia, Secretary and Ben Escobar, General Manager.

President Brady Taubert opened the public hearing on exclusions of certain properties located within the boundaries of the District.

Jaime Rodriguez was present to comment on his property listed under Item# 11 stating that he believes he should be approved for exclusion due to the land being physically unable to receive irrigation. The General Manager stated that he would table his request for exclusion until he can meet with him and make a final assessment of the property.

Ms. Irma Lopez Martell was also present with family to comment on property listed under Item# 4 stating that the property listed for exclusion is for the building only, but the actual property is rightfully owned by several owners, and they do not wish to exclude it from irrigation. Ms. Martell stated that she has the documentation with her so that we can update our records. This information will be reviewed and updated accordingly.

A motion was made by Zac McLemore, seconded by Buck Rhyner, 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.

Approved Exclusions:

(Subdivisions)

3. **Gems Landing Subdivision: PID# 380-1 & 380-2 (original PID# 15170-1) / Acct# 641**
   Being at 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.

   Total Excluded Net Acres: **10.00**

Exclusion Denials:

1. **Herrera, Jorge Luis Jr.: PID# 131-1 / Acct# 131**
   Being a 10.00-acre tract of land on Block 216 of the SBL&WCO Subdivision. (Gross: 10:00, Out: 0.14, Net: 9:86)

2. **Escobedo, Esmeralda: PID# 532-1 & 23664-1 / Acct# 532**
   Tract 1 – 3.80 acres of land on Tract 1A, Block 138 of the SBL&WCO Subdivision. (Gross: 3.80, Out: 0.52, Net: 3.28)
   Tract 2 – 16.79 acres of land on Block 138 of the SBL&WCO Subdivision. (Gross: 16.79, Out: 0.00, Net: 16.79)

3. **Perez, Tomas Guadalupe: PID# 537-1 / Acct# 537**
   Being a 2.47-acre tract of land on Block 199 of the SBSCO Subdivision . (Gross: 2.47, Out: 0.01, Net: 2.46)

4. **Contreras, Esmeralda Lopez: PID# 11960-1 / Acct# 1038**
   Being a 2.35-acre tract of land on Abstract 16, Block 99 of SBL&WCO Subdivision (Building Only). (Gross: 2.35, Out: 0.00, Net: 2.35)

5. **Cantu, Eduardo: PID# 2439-1 / Acct# 2439**
   Being a 4.10-acre tract of land on Block 86 of the SBL&WCO Subdivision. (Gross: 4.10, Out: 0.00, Net: 4.10)

6. **Rocha, Jesus & Gloria: PID# 17673-1 / Acct# 17673**
   A 3.36-acre tract of land on part of the east ½ and southeast ¼ of Block 121 of the SBL&WCO Subdivision. (Gross: 3.36, Out: 0.00, Net: 3.36)

7. **De Leon, Rodney Rodrigo: PID# 23599-1 / Acct# 23599**
   Being a 8.97-acre tract of land on Block A, Lot 14 of the Arroyo Gardens Unit 2 Subdivision. (Gross: 8.97, Out: 1.00, Net: 7.97)

8. **Molano, Irene Garcia: PID# 18913-1 / Acct# 24118**
   Being a 2.44-acre tract of land on Tract M on Abstract 26 of Horseshoe Bend Estates Subdivision. (Gross: 2.44, Out: 0.00, Net: 2.44)

9. **Gonzalez, Saul & Georgina: PID# 30608-1 / Acct# 30608**
   Being 1 acre on Block 157 of SBICO Subdivision. (Gross: 1.00, Out: 0.00, Net: 1.00) **PID# 2650-2**

10. **De La Cruz, Benito Jr.: PID# 30637-1 / Acct# 30637**
    Being a 1.19-acre tract of land on Block 1, Lot 23 of Resaca Paloma Subdivision No. 1. (Gross: 1.19, Out: 0.00, Net: 1.19)

11. **Rodriguez, Jaime: PID# 30660-1 / Acct# 30660** (Pending Review on October 19, 2026)
    Being a 5.64 acre-tract of land on Lot 43 of 1577 Subdivision. (Gross: 5.64, Out: 0.00, Net: 5.64)

(Subdivisions)

1. **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.

2. **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 our 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 compromised 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. **Resaca Tracts Subdivision: PID# 3110-2 / Acct# 3110**
   Being 41.92 acres of land out of Blocks 189 & 190, SBICO Subdivision, Cameron County, Texas, recorded in Volume 3, Page 16-18, map records of Cameron County, Texas. – Moore Land Surveying, LLC.

7. **San Sebastian Estates: PID# 318-1 & 318-2 / Acct# 318**
   Being a south 5.0 acres of the north 15.0 acre-tract of land, out of Block 253, San Benito Irrigation Land Company in Volume 3, Pages 16-18, Map Records of Cameron County, Texas.

8. **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.

9. **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.

10. **Victoria Commons Phase II: PID# 19560-1 / Acct# 24170**
    Being a 25.73-acre tract of land, more or less, out of Block 182 of the SBL&WCO Subdivision, Concepcion De Carricitos Grant, in Cameron County, Texas.

11. **Victoria Commons Phase III: PID# 19560-1 / Acct# 24170**
    Being a 4.78-acre tract of land, more or less, out of Block 182 of the SBL&WCO Subdivision, Concepcion de Carricitos Grant, in Cameron County, Texas.

Motion carried.

A motion was made by Zac McLemore, seconded by Buck Rhyner, and upon unanimous vote, pass to adjourn the meeting at 9:16 a.m.

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Brady Taubert, President M.R. Garcia II, Secretary