



UG-98-2026-31304

**BEXAR CENTRAL APPRAISAL DISTRICT
SPECIAL MEETING OF THE BOARD OF DIRECTORS
AGENDA**

DATE OF MEETING: March 24, 2026
PLACE OF MEETING: 411 N. Frio St., San Antonio, TX 78207
TIME OF MEETING: 2:00 pm

*** PUBLIC COMMENTS MAY BE SUBMITTED BY EMAIL TO bod@bcad.org NO LATER THAN 8:00 A.M. THE MORNING OF THE MEETING, OR IN PERSON BY REGISTERING BY NAME ON THE SIGN-IN SHEET BY THE DOOR OF THE MEETING. COMMENTS RECEIVED TIMELY BY EMAIL WILL BE READ INTO THE RECORD DURING THE PUBLIC COMMENT PORTION OF THE MEETING. THE BOARD OF DIRECTORS INVITES PUBLIC COMMENT; HOWEVER, THE PUBLIC MUST BE AWARE THAT A SUBJECT RAISED BY A MEMBER OF THE PUBLIC CANNOT BE DELIBERATED OR DISCUSSED BY THE BOARD IF IT IS NOT ON THE AGENDA FOR THE MEETING AT WHICH THE SUBJECT IS RAISED. DISCUSSIONS OF SPECIFIC PROPERTIES WILL NOT BE PERMITTED.**

THE PUBLIC MAY ACCESS THIS MEETING AT:

<https://zoom.us/j/98254384007?pwd=aaLlIEGf06layFDfgwGjxWNLMTGCCL.1>

Meeting ID: 982 5438 4007

Passcode: 009502

AGENDA

THE FOLLOWING ITEMS MAY BE CONSIDERED AT ANY TIME DURING THE MEETING OF THE BOARD OF DIRECTORS

PROCEDURAL

A. Meeting called to order by Dave Gannon, Chair

Recording of present directors

B. Public Comments Period (*Valorie Pichardo, Executive Assistant*)

Comments received timely by email will be read into the record at this time. Individuals wishing to address the board have three minutes to speak. The chair may grant additional time.

ACTION ITEMS

**C. Resolution to Appeal Appraisal Review Board Determinations
(*Rogelio Sandoval, Chief Appraiser*)**

The board may discuss and/or approve a resolution of the Bexar Central Appraisal District's Board of Directors authorizing the Chief Appraiser to appeal Bexar Central Appraisal Review Board's exemption determinations of the taxpayer protests for tax years 2022, 2023, 2024 & 2025 of Bexar Central Appraisal District's properties bearing the following account numbers:

<u>Property ID:</u>	<u>Geo ID:</u>	<u>Owner:</u>	<u>Situs Address:</u>
100181	00014-000-0192	Texas Essential Housing Public Facility Corporation	410 Probandt
369472	06012-001-0310	Texas Essential Housing Public Facility Corporation	401 Holland Ave
369485	06013-001-0510	Texas Essential Housing Public Facility Corporation	402 Holland Ave
369487	06014-001-0420	Texas Essential Housing Public Facility Corporation	412 Holland Ave
369492	06014-001-0560	Texas Essential Housing Public Facility Corporation	402 Holland Ave
487392	11609-002-0170	Cameron County Housing Finance Corporation	2502 Babcock Rd
489629	11688-000-0483	Cameron County Housing Finance Corporation	1700 Jackson Keller Rd
522684	13301-002-0010	Pecos Housing Finance Corporation	3431 Oakdale St
522690	13302-003-0010	Pecos Housing Finance Corporation	3434 Oakdale St
564932	14978-001-0271	Edcouch Community Housing Finance Corporation	4330 Spectrum One
565843	15017-000-0041	La Villa Housing Finance Corporation	11500 Huebner Rd
595581	15863-003-0407	Pecos Housing Finance Corporation	3787 Perrin Central Blvd
595581	15863-003-0407	SM Hop LLC	3787 Perrin Central Blvd
606514	16129-008-0948	Pleasanton Housing Finance Corporation	16465 Henderson Pass
606514	16129-008-0948	S Henderson Pass DB LLC	16465 Henderson Pass
609239	16246-003-0024	Cameron County Housing Finance Corporation	11710 Parliament St
617253	16474-001-0012	Texas Essential Housing Public Facility Corporation	5827 NW Loop 410
617271	16477-001-0090	Cameron County Housing Finance Corporation	4801 Gus Eckert Rd
639271	17075-005-0320	Pecos Housing Finance Corporation	13330 Blanco Rd

642630	17167-050-0010	Edcouch Community Housing Finance Corporation	4031 Thousand Oaks Dr
642633	17167-050-0040	Edcouch Community Housing Finance Corporation	13030 Park Xing
642636	17167-050-0052	Edcouch Community Housing Finance Corporation	12924 Park Xing
646352	17213-001-1070	La Villa Housing Finance Corporation	550 Heimer Rd
685075	17975-000-0101	Pleasanton Housing Finance Corporation	8120 Mainland Dr
1039279	16955-002-0030	Cameron County Housing Finance Corporation	8330 Potranco Rd
1039897	17636-000-0100	Texas Essential Housing Public Facility Corporation	7106 N Loop 1604
1117284	15825-013-0010	Pleasanton Housing Finance Corporation	14200 Vance Jackson Rd
1129457	16955-002-0031	Cameron County Housing Finance Corporation	8330 Potranco Rd
1193224	14746-010-0020	Pleasanton Housing Finance Corporation	6023 UTSA Blvd
1207284	19127-008-0060	Cameron County Housing Finance Corporation	10102 Ingram Rd
1207284	19127-008-0060	Commodore Ventures LLC	10102 Ingram Rd
1248651	19127-008-0110	Cameron County Housing Finance Corporation	10018 Ingram Rd
1254484	12812-002-0510	Maverick County Housing Finance Corporation	7714 Louis Pasteur Dr
1254484	12812-002-0510	Sterling at Oak Hills LLC	7714 Louis Pasteur Dr
1284640	11610-003-0300	Pleasanton Housing Finance Corporation	7139 Wurzbach
1284640	11610-003-0300	5426 Manchaca LLC	7139 Wurzbach
1300448	04433-102-0060	Pecos Housing Finance Corporation	5072 Timberhill
1304106	04413-115-1340	Texas Essential Housing Public Facility Corporation	11788 Culebra Rd
1352388	19219-025-0110	Pleasanton Housing Finance Corporation	21915 N US Hwy 281
1352388	19219-025-0110	AMFP V Durrington Ridge	21915 N US Hwy 281
1390520	17636-001-0170	Texas Essential Housing Public Facility Corporation	7310 Culebra Commons
1395697	17660-004-0230	Maverick County Housing Finance Corporation	1 Spurs Lane
1395697	17660-004-0230	Spurs Lane Apartments LLC	1 Spurs Lane

1399472	00014-000-0193	Texas Essential Housing Public Facility Corporation	410 Probandt
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EXECUTIVE SESSION

D. Adjourn to Executive Session

At any time during the meeting of the board of directors, the board may retire into closed Executive Session pursuant to Texas Government Code, Sections 551.071, 551.072, 551.074 & 551.076 to discuss any of the following:

1. Section 551.071 Consultation with attorney regarding pending or contemplated litigation, settlement offers, or about matters which the attorney is required to consult with the board. As authorized by this section, this meeting may be convened in closed Executive Session for the purpose of seeking confidential legal advice from the board's legal counsel on any item listed herein. The board may discuss and/or approve the resolution as reflected in agenda item C.
2. Section 551.072 Deliberations regarding real property.
3. Section 551.074 Personnel matters; to deliberate the appointment, employment, evaluation, reassignment duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee.
4. Section 551.076 Deliberations regarding Security Devices.

The board of directors may consider and act upon any item discussed in closed Executive Session.

INFORMATION ITEM

- E. Update on Reappraisal Plan communications with the public.
(Erika Hizel, Board Member)
- F. Adjourn



Rogelio Sandoval
Chief Appraiser
Bexar Central Appraisal District

** The Board of Directors invites comments from the public about the policies and procedures of the Bexar Central Appraisal District, the Appraisal Review Board or other matters within the Board's jurisdiction. If you wish to address the Board but do not speak English and cannot bring your own interpreter or have limitations due to a physical disability, please notify the Taxpayer Liaison Officer in writing at the address above at or by fax at 210-242-2451 prior to the meeting in order for arrangements to be made to accommodate your needs.*

**La junta de directores invita los comentarios del público acerca de las políticas y procedimientos del distrito de evaluación de Bexar, de la junta de revisión de evaluación o de otros asuntos de jurisdicción de la junta. Si usted desea dirigir a la junta, pero no habla inglés y no puede traer su propio intérprete o tiene limitaciones debido a una discapacidad física, por favor notificar al oficial de enlace del contribuyente por escrito a la dirección anterior o por fax al 210-242-2451 antes de la reunión para que se hagan arreglos y satisfacer sus exigencias.*

FILE INFORMATION

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BEXAR CENTRAL APPRAISAL DISTRICT
BOARD OF DIRECTORS SPECIAL MEETING
MARCH 24, 2026
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ISSUE

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Update on Reappraisal Plan communications with the public.

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Adjourn

F

STAFF SUMMARY SHEET

ISSUE: Meeting called to order

Meeting called to order by Dave Gannon, Chair, and recording of present directors.

STAFF SUMMARY SHEET

ISSUE: Public Comments Period

Comments received timely by email will be read into the record at this time. Individuals wishing to address the board have three minutes to speak. The chair may grant additional time.

STAFF SUMMARY SHEET

ISSUE: Resolution to Appeal Appraisal Review Board Determinations

The board may discuss and/or approve a resolution of the Bexar Central Appraisal District's Board of Directors authorizing the Chief Appraiser to appeal Bexar Central Appraisal Review Board's exemption determinations of the taxpayer protests for tax years 2022, 2023, 2024 & 2025 of Bexar Central Appraisal District's properties bearing the following account numbers:

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564932	14978-001-0271	Edcouch Community Housing Finance Corporation	4330 Spectrum One
565843	15017-000-0041	La Villa Housing Finance Corporation	11500 Huebner Rd
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609239	16246-003-0024	Cameron County Housing Finance Corporation	11710 Parliament St

617253	16474-001-0012	Texas Essential Housing Public Facility Corporation	5827 NW Loop 410
617271	16477-001-0090	Cameron County Housing Finance Corporation	4801 Gus Eckert Rd
639271	17075-005-0320	Pecos Housing Finance Corporation	13330 Blanco Rd
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1039897	17636-000-0100	Texas Essential Housing Public Facility Corporation	7106 N Loop 1604
1117284	15825-013-0010	Pleasanton Housing Finance Corporation	14200 Vance Jackson Rd
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**RESOLUTION OF THE BOARD OF DIRECTORS
OF BEXAR CENTRAL APPRAISAL DISTRICT
RESOLUTION NO 2026-0001**

A RESOLUTION OF THE BEXAR CENTRAL APPRAISAL DISTRICT'S BOARD OF DIRECTORS AUTHORIZING THE CHIEF APPRAISER TO APPEAL BEXAR CENTRAL APPRAISAL REVIEW BOARD'S EXEMPTION DETERMINATIONS OF THE TAXPAYER PROTESTS FOR TAX YEARS 2022, 2023, 2024 & 2025 OF BEXAR CENTRAL APPRAISAL DISTRICT'S PROPERTIES BEARING THE FOLLOWING ACCOUNT NUMBERS:

WHEREAS, the Chief Appraiser has requested the approval of the Board of Directors to appeal exemption determinations by Bexar Central Appraisal District Appraisal Review Board of taxpayer protests for tax years 2022, 2023, 2024 & 2025 regarding said Bexar Central Appraisal District's account numbers:

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WHEREAS, under Property Tax Code Section 42.02, Bexar Central Appraisal District may appeal determinations of taxpayer protests upon written approval of the Board of Directors.

WHEREAS, the Chief Appraiser has advised the Board of Directors of his opinion that the determinations of the Bexar Central Appraisal Review Board regarding the protests at issue is not reflective of the exemption status of the subject properties.

NOW, THEREFORE, be it resolved by the Board of Directors:

1. The Board of Directors authorizes the Chief Appraiser to take all steps necessary and appropriate to appeal and resolve Bexar Central Appraisal Review Board's exemption determinations of the taxpayer protests for tax years 2022, 2023, 2024 & 2025 for the said Bexar Central Appraisal District account numbers.
2. This resolution shall become effective from and after its passage.
3. This resolution was introduced and adopted at a duly called special meeting of the Board of Directors of the Bexar Central Appraisal District held in accordance with all applicable legal requirements.

DULY PASSED, ADOPTED, and APPROVED on _____.

BEXAR CENTRAL APPRAISAL DISTRICT

BY: _____
Chairman, Board of Directors

ATTEST: _____
Secretary, Board of Directors

STAFF SUMMARY SHEET

ISSUE: Executive Session

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- 8. Section 551.076 Deliberations regarding Security Devices.

The board of directors may consider and act upon any item discussed in closed Executive Session.

STAFF SUMMARY SHEET

ISSUE: Update on Reappraisal Plan communications with the public.

STAFF SUMMARY SHEET

ISSUE: Adjourn

The board of directors may adjourn the meeting.