



North East Independent School District

8961 Tesoro Drive, San Antonio, Texas 78217

NOTICE OF MEETING OF THE BOARD OF TRUSTEES

Notice is hereby given that a meeting of the Board of Trustees of the North East Independent School District will be held on May 11, 2026. The Board will convene in Open Session at 5:30 PM, then move into Executive Session and resume the public portion of the meeting no earlier than 6:15 PM. The Board will meet on the first floor of the Richard A. Middleton Education Center
8961 Tesoro Drive
San Antonio, Texas 78217. Such meeting is a regular meeting.

Items will not necessarily be discussed or considered in the order they are printed. Anyone wishing exhibit information in accordance with Local Board Policy GBA, must contact the Public Information Officer.

MISSION STATEMENT

We challenge and encourage each student to achieve and demonstrate academic excellence, technical skills, and responsible citizenship.

- I. ESTABLISHMENT OF QUORUM AND CALL TO ORDER
- II. EXECUTIVE SESSION
 - A. Personnel, including but not limited to Administrative Appointments pursuant to Government Code Section 551.074
 1. Routine Personnel including but not limited to Administrative Appointments
 2. Discussion Regarding Non-Renewal of Probationary Contract Employee(s)
 3. Discussion Regarding Non-Renewal of Chapter 21 Term Contract Employee(s)
 - B. Discussion Regarding Intruder Detection Security Audit pursuant to Government Code Section 551.072
 - C. Deliberation Regarding Superintendent Position
 - D. Purchase, Exchange, Lease, or Value of Real Property pursuant to Government Code Section 551.072
 - E. Consultation with Board's Attorney pursuant to Government Code Section 551.071
 1. Pending and/or Possible Litigation
- III. RECONVENE INTO OPEN SESSION
- IV. WELCOME FROM THE BOARD PRESIDENT
- V. INVOCATION AND PLEDGE OF ALLEGIANCE
 - A. North East Transition Services
- VI. RECOGNITIONS
 - A. President's Comments and Acknowledgment of Special Calendar Events
 - B. CyberPatriot National Finalist, Johnson High School
 - C. CyberPatriot National Finalist, All-Service Division, Roosevelt High School

	D. San Antonio Mayor's Cyber Cup Winners	
	E. CTEC SkillsUSA State Winners	
	F. DECA State and National Winners	
	G. Region 20 Spanish Spelling Bee High School Champion	
	H. UIL 6A State Wrestling Medalist	
	I. UIL 6A State Swimming Medalists	
	J. NEISD Student Volunteer of the Year	
VII.	MATTERS FROM THE FLOOR	
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- XIV. DISCUSSION AND POSSIBLE ACTION REGARDING BOARD MEMBERS' REQUEST(S) FOR ITEM(S) TO BE PLACED ON A FUTURE AGENDA AND/OR REQUEST(S) FOR REPORT(S) FROM THE ADMINISTRATION
- XV. ADJOURNMENT

If, during the course of the meeting, discussion of any item on the agenda should be held in an Executive or Closed Session, the Board will convene in such Executive or Closed Session in accordance with the Open Meetings Act, Texas Government Code, Section 551.071, 551.072, and 551.074.

CERTIFICATE AS TO POSTING OR GIVING OF NOTICE

On this 5th day of May, no later than 5:30 PM, this notice was posted on a bulletin board located at a place readily accessible and convenient to the public at the Richard A. Middleton Education Center, 8961 Tesoro Drive, San Antonio, Texas.

The North East Independent School District does not discriminate
on the basis of race, color, religion, gender, national origin, age or disability



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Rudy Jimenez
Chyla Whitton, Executive
Director for Human
Resources

Subject: Employment of Personnel
New Hires

Related Page(s): None

ACTION ITEM

BACKGROUND INFORMATION

Policy DC (LOCAL) states: "The Superintendent has sole authority to make recommendations to the Board regarding the selection of contractual personnel in the following categories: central office administrator from the director level and above and campus administrator, including principals and assistant principals." Final authority for employment of contractual personnel in these categories shall be retained by the Board.

ADMINISTRATIVE CONSIDERATION

Campus personnel are recommended for employment by campus principals in accordance with TEC § 11.202(b). All other personnel are recommended by appropriate supervisors. In both cases, the candidate deemed "best qualified" has been selected.

BUDGETARY CONSIDERATION

New hires associated with replacement of personnel have been budgeted prior to the hiring process. New hires associated with recently established positions are covered by a contingency fund established by the Board for this purpose. Should the cost of such positions exceed the funds so budgeted, then a separate budget amendment is brought before the Board prior to additional positions being filled.

ADMINISTRATIVE RECOMMENDATION

It is recommended that the Board of Trustees of the North East Independent School District approve the hiring of new personnel as presented.

BOARD ACTION REQUIRED

Approval/Disapproval



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2025

Presenter: Rudy Jimenez
Chyla Whitton,
Executive Director,
Human Resources

Subject: Proposed Recommendation for
Nonrenewal of Probationary
Contract Employee(s)

Related Page(s): None

ACTION ITEM

BACKGROUND INFORMATION

In accordance with the Texas Education Code § 21.103(a) and Board Policy DFAB (LEGAL), a probationary contract employee may not be renewed at the end of the contract period if the Board determines that such termination will serve the best interests of the District.

ADMINISTRATIVE CONSIDERATION

The Board shall give the employee(s) notice of its decision to not renew the employment not later than the 10th day before the last day of instruction required under the Texas Education Code. The Board's decision to not renew probationary employee(s) at the end of a contract period is final and may not be appealed.

BUDGETARY CONSIDERATION

None

ADMINISTRATIVE RECOMMENDATION

In the best interests of the District, it is recommended that the Board of Trustees of the North East Independent School District approve the nonrenewal of the identified probationary contract employee(s).

BOARD ACTION REQUIRED

Approval/Disapproval



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Rudy Jimenez
Chyla Whitton,
Executive Director,
Human Resources

Subject: Proposed Recommendation
For Nonrenewal of Chapter 21
Term Contract Employee(s)

Related Page(s): None

ACTION ITEM

BACKGROUND INFORMATION

Texas Education Code § 21.206(a) provides that a Board of Trustees may take action to not renew an employee's contract at the end of its term for one or more of the reasons set forth in Board Policy DFBB (Local). In order to start the process, the Board must first provide written notice of the proposed nonrenewal and the reasons for it to the affected employee. Once the employee receives the notice, he or she then has 15 days to request an evidentiary hearing before the Board to challenge the nonrenewal.

ADMINISTRATIVE CONSIDERATION

Formal approval of the proposed recommendation for nonrenewal of Chapter 21 Term contract employee(s) by the Board of Trustees is required.

BUDGETARY CONSIDERATION

Money is budgeted each year in the appropriate accounts for potential Chapter 21 evidentiary hearings before the Board of Trustees.

ADMINISTRATIVE RECOMMENDATION

It is recommended that the Board of Trustees of the North East Independent School District approve the proposed nonrenewal of the identified employee(s)' Chapter 21 Term contract(s) discussed in executive session and notify the employee(s) of the proposed action to include the grounds for the action.

BOARD ACTION REQUIRED

Approval/Disapproval



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Dr. April Muzquiz, Interim Chief Instructional Officer; Dr. Esmeralda Muñoz, Executive Director for Learning Support Services

Subject: NEISD Tiered Graduation System: Academy of Creative Education

Related: Distributed to NEISD Board of Trustees

PRESENTATION ITEM

BACKGROUND INFORMATION

The North East Independent School District has developed a comprehensive, tiered system of supports designed to proactively address barriers to student success and ensure on-time graduation with a student's cohort. Grounded on dropout prevention and intentional student support, this system reflects NEISD's commitment to a prescriptive, data-informed approach that reduces push, pull, and fallout factors that may otherwise disengage students from their educational pathway. The NEISD tiered framework spans from middle through high school, aligning academic, behavioral, attendance, and life-event indicators with timely interventions.

PRESENTATION

The NEISD Tiered Graduation System: Academy of Creative Education Presentation is included as part of the attachments provided for our Board of Trustees to review.

BUDGETARY CONSIDERATION

None

BOARD ACTION

None



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: David Beyer
President, Board of Trustees

Subject: Candidate Endorsement for the
TASB Board of Directors,
Region 20, Position A

Related Page(s): Attachment

ACTION ITEM

BACKGROUND INFORMATION

The term of Ginger Friesenhahn, as a TASB Board of Director for East Central ISD, Region 20, Position A, will expire at the close of the 2026 TASA/TASB Convention. Ms. Friesenhahn has indicated that she will be seeking reelection. Upon election to a three-year term, a TASB Director may be reelected to no more than three additional terms. As an Active Member District, NEISD may submit a nominee for this position.

The TASB Board of Directors is charged with carrying out directives established by the Delegates at the Delegate Assembly. The individual Director is expected to attend four Board meetings each year with one of the meetings being at the same time as the annual TASA/TASB Convention. Additionally, the Director will be asked to serve on a standing committee that will meet as needed, in conjunction with Board meetings. In consideration of a candidate, the Director should be a capable, experienced school board member who can assist in providing the Association with outstanding leadership.

BUDGETARY CONSIDERATION

Lodging and transportation expenses incurred by TASB Directors attending regular spring, summer and December Board meetings are reimbursed by the Association and transportation expenses and three nights' lodging incurred attending the Convention Board meeting are reimbursed by the Association.

ADMINISTRATIVE RECOMMENDATION

The Board of Trustees of the North East Independent School District wish to submit the nomination of _____ for the Region 20, Position A representative on the TASB Board of Directors.

BOARD ACTION REQUIRED

Approval/Disapproval



ACTIVE MEMBER DIRECTOR NOMINATION FORM

This is to serve as the nomination of a member of our local board to fill a position on the TASB Board of Directors.

CANDIDATE INFORMATION

NAME: _____

SCHOOL DISTRICT: _____

Our school district's board of trustees understands:

1. *The candidate must have served at least 18 months, in the aggregate, on the local board by December 31, 2026.*
2. *Expenses incurred for the candidate to attend the Nominations Committee interview will be the responsibility of the candidate's local school district.*
3. *The local board's nomination shall also serve as its candidate endorsement for that TASB Director position.*
4. *A TASB Director's attendance at TASB Board meetings is important.*
5. *Lodging and transportation expenses incurred by TASB Directors attending regular spring, summer and December Board meetings are reimbursed by the Association and transportation expenses and three nights' lodging incurred attending the Convention Board meeting are reimbursed by the Association.*

This nomination was approved by our board of trustees at a duly called meeting on _____.
(Date)

Signature of board president or officer *(If candidate is the board president or officer, must be signed by another officer)*

PRINTED NAME (of officer): _____

TITLE (of officer): _____

WILLINGNESS TO SERVE (to be completed by the candidate)

I, _____, confirm my willingness to serve, if elected, as a member of the TASB Board of Directors for Region _____, Position _____.

Signature of candidate

This form is to be used to nominate a member of your Local Board as a candidate to fill a position on the TASB Board of Directors.

Form A, B, & C, must be received by TASB on or before June 23, 2026.

RETURN TO: E-mail: boardcommunications@tasb.org



TASB BOARD CANDIDATE BIOGRAPHICAL SKETCH

DATE: _____

NAME: _____

MAILING ADDRESS: _____

CITY: _____ ZIP: _____

BUSINESS PHONE: _____ RESIDENCE PHONE: _____

CELL PHONE: _____ FAX NUMBER (if applicable): _____

We communicate with our Board members primarily via e-mail. Please list your preferred email address.

E-MAIL: _____

SCHOOL DISTRICT: _____

LOCAL TERM EXPIRES: _____ YEARS ON BOARD: _____
(Month/year)

Upon expiration of current term on your local board, will you seek reelection?

YES ___ NO ___

BOARD POSITIONS HELD (including dates): _____

OCCUPATION: _____

CURRENT EMPLOYER: _____ DATES: _____

EDUCATION-HIGH SCHOOL: _____ COLLEGE: _____

OTHER EDUCATION: _____ DEGREES: _____

HOBBIES/SPECIAL INTERESTS: _____

BUSINESS/PROFESSIONAL/CIVIC GROUP MEMBERS (offices held including dates): _____

ADDITIONAL COMMENTS: _____

Please attach a short bio and include a current picture in jpeg format.

8. Describe a critical or serious challenge that your board has faced and tell us about your contributions to the resolution.

9. Excluding public school finance, what do you think are top issues facing public education today? Elaborate on why you think they are critical issues.

10. Describe your involvement at TASB grassroots meetings and/or regional school board association meetings.

11. Additional information: What else would you like for the Committee to know about you?

(Signature of candidate)

(Date)

This form is to be used to nominate a member of your Local Board as a candidate to fill a position on the TASB Board of Directors.

Form A, B, & C, must be received by TASB on or before June 23, 2026.

RETURN TO: E-mail: boardcommunications@tasb.org

Interviews will be held at TASB Headquarters in Austin on August 28-29, 2026.



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Rudy Jimenez
Chyla Whitton,
Executive Director,
Human Resources

Subject: Approval of Employment
Contracts

Related Page(s):

ACTION ITEM

BACKGROUND INFORMATION

In accordance with Texas Education Code § 21.002, the employment practices of the District allow for Probationary Contracts (Policy DCA), Educator Term Contracts (Policy DCB), Continuing Contracts (Policy DCC) and Other Types of Contracts (Policy DCE).

ADMINISTRATIVE CONSIDERATION

Formal approval by the Board of Trustees is required.

BUDGETARY CONSIDERATION

Salaries and benefits associated with these employment contracts are budgeted on an annual basis and comprise approximately 86.5% percent of the District budget.

ADMINISTRATIVE RECOMMENDATION

It is recommended that the Board of Trustees approve the proposed recommendations for renewal of employment contracts.

BOARD ACTION REQUIRED

Approval/Disapproval



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11th, 2026

Presenter: Dr. April Muzquiz
Vanessa Showman Kosar,
Executive Director,
Special Education
Related Page(s): None

Subject: Request for TEA Homebound
Instruction Waiver

ACTION ITEM

BACKGROUND INFORMATION

North East Independent School District is seeking permission to request a waiver from the Texas Education Agency (TEA) to provide homebound instruction through virtual means for students who meet eligibility criteria for participation in homebound instruction due to compromised immune systems and/or high risk for infection. Requirements for homebound instruction are provided in the TEA Student Attendance Accounting Handbook and include the requirement for face-to-face instruction to be provided by a certified teacher.

The Texas Education Agency allows districts to provide homebound instruction virtually with the approval of a waiver request. In addition to the waiver, schools are required to document consideration of the student's instructional needs, a determination that the virtual instruction will be provided in a manner consistent with state and federal law, and that all other provisions of homebound instruction will be met. This waiver is required for both Special Education and General Education homebound instruction.

The application for the Waiver Request has been prepared by the Division of Instruction and requires Board approval before it can be sent to the Agency.

ADMINISTRATIVE CONSIDERATION

The waivers were approved by TEA last school year for approximately 30 students receiving virtual homebound services through Special Education or Section 504. We expect that the waiver request to requirements of Homebound Funding and Homebound Documentation Requirements in the Student Attendance Accounting Handbook (adopted annually through 19TAC§129.1025) will continue to be granted by TEA for students at risk for communicable diseases which limit the district's ability to provide access to a Free Appropriate Public Education.

BUDGETARY CONSIDERATION

None

ADMINISTRATIVE RECOMMENDATION

It is recommended that the Board of Trustees approve as submitted the Virtual Homebound Instruction Waiver Request.

BOARD ACTION REQUIRED

Approval/Disapproval



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Rudy Jimenez, Chief of Schools & Leadership

Subject: *Participation of non-enrolled students in University of Interscholastic League (UIL) FD(Local)*

Related Page(s): *SB 401 FD(Local)*

ACTION ITEM

BACKGROUND INFORMATION

From the 89th Legislature, SB 401 requires that the Board of Trustees of a school district adopt a policy declining to grant non-enrolled students the opportunity to participate in UIL activities.

ADMINISTRATIVE CONSIDERATION

From the 89th Legislature, SB 401 gives a school board of trustees the discretion whether to adopt a policy declining the opportunity given under the law for non-enrolled students to participate in UIL extra-curricular activities. In connection with prior legislation on this issue, the Board has previously voted not to allow that opportunity to non-enrolled students.

BUDGETARY CONSIDERATION

None.

ADMINISTRATIVE RECOMMENDATION

Presented to the Board of Trustees is a proposed recommendation for a revision to the existing policy in connection with the discretion given by SB 40.

BOARD ACTION REQUIRED

Approval/Disapproval

Persons Age 21 and Over

The District shall not admit into its public schools any person age 21 or over unless otherwise required by law.

Registration Forms

The student's parent, legal guardian, or other person having lawful control shall annually complete registration forms. A student who has reached age 18 shall be permitted to complete these forms.

Proof of Residency

In accordance with administrative regulations, the parent, guardian, or other person having lawful control of the student under order of a court shall present proof of residency. The District may investigate stated residency as necessary.

Minor Living Apart

Person Standing in Parental Relation

A minor student residing in the District but whose parent, guardian, or other person having lawful control under a court order does not reside in the District shall present a power of attorney or an authorization agreement as provided in Chapter 34 of the Family Code assigning responsibility for the student in all school-related matters to an adult resident of the District.

Misconduct

A minor student living apart who has engaged in misconduct that results in any of the consequences found in Education Code 25.001(d) shall not be permitted to attend a District school.

Consultation with Adults Responsible for Minor Students

When admission is sought for a child who has established a separate residence in the District apart from his or her parent, guardian, or other person having lawful control under an order of a court, the Board or its designee shall determine whether an applicant qualifies as a resident of the District.

In order to be in compliance with the Family Educational Rights and Privacy Act (FERPA), the District may require documentation to consult with adults responsible for minor students. One or more of the following types of documentation shall be acceptable for purposes of consultation concerning educational programming, discipline, special education, emergency medical treatment, access to student records, and other matters relating to the student's educational process:

1. Power of attorney.
2. Authorization agreement.
3. Notarized letter or sworn affidavit from the parent, guardian, or the adult responsible for the minor child.
4. Assignment letter from the Department of Human Services, Juvenile Probation, or other agency.
5. Death certificate of the natural parent(s).
6. Proof of receipt of federal assistance.

7. Other documentation deemed appropriate by the Superintendent or designee. [See FD(EXHIBIT)]

Exceptions

Based on an individual student's circumstance, the Superintendent shall have authority to grant exceptions to the requirement for a power of attorney or authorization agreement and to the exclusion for misconduct.

Extracurricular
Activities

The Superintendent shall determine whether a minor student living apart is present in the District for the primary purpose of participating in extracurricular activities.

**Nonresident Student
in Grandparent's
After-School Care**

The parent and grandparent of a nonresident student requesting admission under Education Code 25.001(b)(9) shall provide to the Superintendent the required information on the grandparent's residency and complete a form provided by the District describing the extent of after-school care to be provided by the grandparent.

The Superintendent shall have authority to approve or deny such admissions requests in accordance with criteria approved by the Board.

**Students Not
Enrolled**

A student enrolled in a private school, including a homeschool, shall not be eligible for concurrent enrollment in the District nor for participation in curricular or extracurricular activities, except as required by law. [See EEL and FM]

"Accredited" Defined

For the purposes of this policy, "accredited" shall be defined as accreditation by TEA, an equivalent agency from another state, or an accrediting association recognized by the commissioner of education.

**Grade-Level
Placement**

Accredited Schools

The parent, guardian, or other person having lawful control of a student enrolling in a District school from an accredited public, private, or parochial school shall provide evidence of the prior schooling outside the District. The student shall be placed initially at the grade level reached elsewhere, pending observation by the classroom teacher, guidance personnel, and the principal. On the basis of these observations and results of tests that may be administered by appropriate District personnel, the principal shall determine the final grade placement.

Nonaccredited
Schools

A student enrolling in a District school from a nonaccredited public, private, or parochial school, including a homeschool, shall be placed initially at the discretion of the principal, pending observation by classroom teachers, guidance personnel, and the principal. Criteria for placement may include:

1. Scores on achievement tests, which may be administered by appropriate District personnel.

2. Recommendation of the sending school.
3. Prior academic record.
4. Chronological age and social and emotional development of the student.
5. Other criteria deemed appropriate by the principal.

Transfer of Credit

Accredited Texas
Public Schools

Credit toward state graduation requirements earned in an accredited public school district in Texas shall be transferable and recognized by the District.

Other Accredited or
Nonaccredited
Schools

Before recognizing credit in a course earned in an accredited non-public school, an accredited school outside of Texas, or a non-accredited school, appropriate personnel shall evaluate a student's records and transcript. The District may require the student to demonstrate mastery of the content or use alternative methods to verify course content for the award of credit.

Transition
Assistance

In accordance with law, when a student who is identified as homeless or in substitute care enrolls in the District, the District shall assess the student's available records and other relevant information to ensure credit, including proportionate credit, is awarded appropriately for all subjects and courses taken prior to enrollment.

[See EI]

Withdrawal

A parent or guardian wishing to withdraw a minor student shall present a signed statement that includes the reason for the withdrawal. A student who is 18 or older may submit a withdrawal statement without a parent's or guardian's signature.

[For District withdrawal of students no longer in attendance, see FEA(LOCAL).]



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Susan Lackorn

Subject: Waiver of Penalties and Interest

Related Page(s): Attachment

CONSENT ITEM

BACKGROUND INFORMATION

In accordance with §33.011 of the Texas Property Tax Code, the governing body of a taxing unit shall waive penalties and interest on a delinquent tax if an act or omission of an employee of the taxing unit or appraisal district resulted in the taxpayer's failure to pay the tax before delinquency.

ADMINISTRATIVE CONSIDERATION

The Bexar County Tax Assessor-Collector determined that the following penalties and interest were assessed as a result of an error by the Assessor-Collector or the Bexar Appraisal District:

Tax Account 05474-116-0030: Penalties = \$945.37 Interest = \$270.10

The Assessor-Collector has requested the District waive the penalties and interest in accordance with §33.011 of the Texas Property Tax Code.

BUDGETARY CONSIDERATION

No budgetary consideration required.

RECOMMENDATION

It is recommended that the Board of Trustees waive the penalties and interest on the accounts listed above as presented.

BOARD ACTION REQUIRED

Approval/Disapproval



Albert Uresti, MPA, PCAC

Office of the Tax Assessor - Collector

March 31, 2026

North East ISD
Susie Lackhorn
Executive Director of Finance and Accounting
8961 Tesoro Dr., Ste. 201
San Antonio, Texas 78217

RE: Waiver of Penalty and Interest

Taxpayer	Account #	Roll Year	Penalty	Interest	33.07 Penalty	Grand Total
Riverwalk Retail LLC	05474-116-0030	2025	\$945.37	\$270.10	\$0.00	\$1,215.47

Dear Ms. Lackhorn:

The above referenced property owners requested for the waiver of penalty and interest under Section 33.011 of the Texas Property Tax Code.

The governing body of a taxing unit shall waive penalties and interest if an act or omission of an act by an employee of the Bexar Appraisal District resulted in the taxpayers failure to pay the tax before delinquency.

The attached letter confirms such an error did occur. The base tax has been paid and the request for waiver was made within 180 days of the delinquency date. This office recommends penalty and interest to be refunded unless we receive notice otherwise from the governing body.

Please notify our office within fifteen days of the receipt of this letter if the governing body agrees with this recommendation. If the decision is decided at a board meeting please reply with the date of the hearing. If you have any questions or concerns, please call our office at (210) 335-0554.

Sincerely,

Albert Uresti, MPA, PCAC
Tax Assessor-Collector
Bexar County

AU/AG/sh/jl
Attachment: a/s

FORM: TASL7
REV 04/13

W0310-02

March 9, 2026

Albert Uresti, MPA, MPA, PCAC
Bexar County Tax Assessor- Collector
PO Box 2903
San Antonio, TX 78299-2903

Subject: Request for Waiver of Penalty and Interest

To Whom It May Concern,

We recently acquired the property located at **4901 Walzem Road, San Antonio, TX 78218 (Starbucks)** in **February 2025**. We only received the tax statement **last week**, which was **after the payment due date**.

We understand that a notice was mailed on **January 15**; however, we did **not receive this notice** following the transfer of ownership. Because we were not notified in time, we were unable to make the payment before the deadline.

In light of this circumstance, we respectfully request a **waiver of any late payment penalties and interest** associated with this account. We have already submitted payment for the amount due. Please find the attached proof of payment for your records.

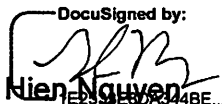
Property Details:

Account Number: 054741160030

Property Address: 4901 Walzem Road, San Antonio, TX 78218

Thank you for your time and consideration. We appreciate your assistance and look forward to resolving this matter promptly.

Sincerely,

DocuSigned by:

Hien Nguyen

Riverwalk Retail LLC
526 W Fremont Ave 2612
Sunnyvale, CA 94087
(408) 409-5262
pm@c21soldteam.com



BEXAR APPRAISAL DISTRICT

BOARD OF DIRECTORS

DAVE GANNON
Chair
JON FISHER
Vice Chair
Dr. ADRIANA ROCHA GARCIA
Councilwoman, District 4
Secretary

411 N. Frio, P.O. Box 830248
San Antonio, TX 78283-0248
Phone (210) 224-8511
Fax (210) 242-2451
ROGELIO SANDOVAL, Chief Appraiser

BOARD OF DIRECTORS

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ALBERT URESTI, MPA
Tax Assessor-Collector

March 26, 2026

Albert Uresti MPA, PCC
Tax Assessor/Collector
Bexar County Tax Office
233 N Pecos
San Antonio, Texas 78207

Re: RIVERWALK RETAIL LLC
Account: 05474-116-0030

Per your request of research for possible error, we have found a possible administrative error on the Bexar Appraisal records. The following is a summary of events for the above referenced account:

- 2/27/2025 – Updated ownership per GWD #20250026421, effective 2/12/2025 to RIVERWALK RETAIL LLC
526 W FREEMONT STREET SUITE 2612
SUNNYVALE, CA 94087
- 6/25/2025 – Received Lessee's Designation of Agent via online portal from Julie Wieting automatically coding RYAN LLC as the tax agent designated to receive all property tax and appraisal communications.
- 2/28/2026 – Removed RYAN LLC as tax agent due to missing required documentation.

If we can be of any further assistance, please contact us at (210) 224-2432.

Sincerely,
GIS Department
Bexar Appraisal District



Leah Estrellado <leah@c21soldteam.com>

Payment Receipt

1 message

noreply@collectorsolutions.com <noreply@collectorsolutions.com>
To: pm@c21soldteam.com

Mon, Mar 9, 2026 at 3:14 PM

Your payment has been received and is pending approval. Please save this Confirmation Number for your personal records.
Office of Albert Uresti, Bexar County Tax Assessor-Collector;



Payment Receipt

Thank You for Your Payment

Please save this Confirmation Number for your personal records.

Customer Name

RIVERWALK RETAIL LLC

Effective Date

3/9/2026 5:14 PM Central Standard Time

Confirmation Number

23012048

Payment Method Amount

Checking ***** 5027 \$32,554.50

Item Payment

Property Tax ACT \$32,554.50

Total Amount Paid: \$32,554.50

Credit Notes

Property Tax Payment

Payment Details

Property Tax ACT

Account Number: 054741160030 - Year: any - RIVERWALK RETAIL LLC - \$32,554.50

Logo
22K



Albert Uresti, MPA, PCAC
Office of the Tax Assessor - Collector

April 21, 2026

North East ISD
Susie Lackhorn
Executive Director of Finance and Accounting
8961 Tesoro Dr., Ste. 201
San Antonio, Texas 78217

RE: Waiver of Penalty and Interest

Taxpayer	Account #	Roll Year	Penalty	Interest	33.07 Penalty	Grand Total
Transpecos Bank SSB	00000-144-1209	2025	\$5,637.83	\$1,610.81	\$0.00	\$7,248.64

Dear Ms. Lackhorn:

The above referenced property owners requested for the waiver of penalty and interest under Section 33.011 of the Texas Property Tax Code.

The governing body of a taxing unit shall waive penalties and interest if an act or omission of an act by an employee of the Bexar Appraisal District resulted in the taxpayers failure to pay the tax before delinquency.

The attached letter confirms such an error did occur. The base tax has been paid and the request for waiver was made within 180 days of the delinquency date. This office recommends penalty and interest to be refunded unless we receive notice otherwise from the governing body.

Please notify our office within fifteen days of the receipt of this letter if the governing body agrees with this recommendation. If the decision is decided at a board meeting please reply with the date of the hearing. If you have any questions or concerns, please call our office at (210) 335-0554.

Sincerely,

Albert Uresti, MPA, PCAC
Tax Assessor-Collector
Bexar County

AU:SYG/sh/jl
Attachment: a/s
FORM: TASL7
REV 04/13



9311 San Pedro Ave, Suite 725
San Antonio, TX 78216
Main: 210-376-2300
Fax: 210-376-2325

April 15, 2026

Albert Uresti, MPA, PCAC
Bexar County Tax Assessor-Collector
P.O. Box 2903
San Antonio, TX 78299-2903

Via Email – taxoffice@bexar.org

RE: 2025 Bexar County Tax Statement – 00000-144-1209 – Transpecos Bank SSB

Mr. Uresti,

On behalf of our client, Transpecos Bank SSB, I would like to formally request a waiver of the penalties and interest incurred on the above referenced account on their 2025 taxes.

Due to an incorrect mailing address, the property owners did not receive their 2025 Tax Statement until after the delinquency date. They paid the taxes in March.

Thank you for your time and consideration given this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "Greg Lee", is written above the typed name.

Greg Lee
Consultant
SWBC Ad Valorem Tax Advisors
9311 San Pedro Ave, Suite 725
San Antonio, TX 78216
(210) 376-2307 – DIRECT
(210) 710-8470 – CELL
glee@swbc.com



Bexar Central Appraisal District

411 N. Frio, San Antonio, TX 78207 | Phone: 210-242-2432 | www.bcad.org

April 16, 2026

Bexar Central Appraisal District research document for possible mailing address correction.

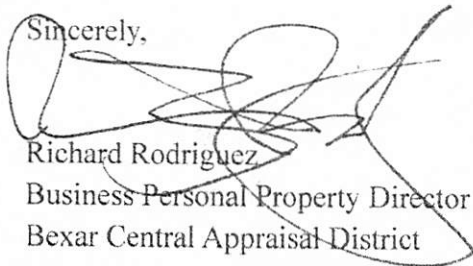
Per Section 33.011

Account number: 00000-144-1209

Reason for error:

1. Mailing address incorrect.

Sincerely,

A handwritten signature in black ink, appearing to read "Richard Rodriguez". The signature is written over the printed name and title.

Richard Rodriguez
Business Personal Property Director
Bexar Central Appraisal District

COMPOSITE TAX RECEIPT



**ALBERT URESTI, MPA, PCAC
BEXAR COUNTY TAX ASSESSOR-COLLECTOR
P O BOX 839950
SAN ANTONIO, TX 78283-3950
210-335-2251**

Certified Owner:

TRANSPICOS BANK SSB
1305 E HOUSTON ST BLDG 1 STE 120
SAN ANTONIO , TX 78205

Legal Description:

TRANSPICOS BANK 8901 WETMORE RD AIRCRAFT

Parcel Address: 8901 WETMORE RD

Legal Acres: 0.0000

Account No: 00000-144-1209

Year : 2025

Deposit No: K26D0201

Print Date : 04/27/2026

Operator Code: JERL

Rec Type : Levy

Year	Tax Unit Name	Tax Value	Tax Rate	Levy	Penalty & Interest	Coll. Fee	Refund	Total
2025	ROAD AND FLOOD	8,200,000	0.023668	1,940.78	174.67	0.00	0.00	2,115.45
2025	ALAMO COMM COLLEGE	8,200,000	0.149150	12,230.30	1,100.73	0.00	0.00	13,331.03
2025	HOSPITAL DISTRICT	8,200,000	0.276235	22,651.27	2,038.61	0.00	0.00	24,689.88
2025	BEXAR COUNTY	8,200,000	0.276331	22,659.14	2,039.32	0.00	0.00	24,698.46
2025	SA RIVER AUTHORITY	8,200,000	0.018300	1,500.60	135.05	0.00	0.00	1,635.65
2025	CITY - SAN ANTONIO	8,200,000	0.541590	44,410.38	3,996.93	0.00	0.00	48,407.31
2025	NORTH EAST ISD	8,200,000	0.982200	80,540.40	7,248.64	0.00	0.00	87,789.04
Levy Total :				\$185,932.87	\$16,733.95	\$0.00	\$0.00	\$202,666.82
Gross Total :				\$185,932.87	\$16,733.95	\$0.00	\$0.00	\$202,666.82
Grand Total :				\$185,932.87	\$16,733.95	\$0.00	\$0.00	\$202,666.82

ACCOUNT PAID IN FULL

Account No: 00000-144-1209

LAST PAYER:

TRANSPICOS BANKS SSB
1305 E HOUSTON STREET BLDG 1 STE 1200
SAN ANTONIO , TX 78205

Payment Receipt Dates:

03/31/2026

LAST PAYMENT DATE: 03/31/2026



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Susie Lackorn
Valerie Rueda, Executive Director
Procurement & eCommerce

Subject: \$100,000 Purchases

Related Page(s): Attachment

CONSENT ITEM

BACKGROUND INFORMATION

Texas Education Code §44.031 requires all school district contracts, except contracts for the purchase of produce or vehicle fuel, valued at \$100,000 or more in the aggregate for each 12-month period shall be made by one of the methods listed in the Code providing the best value for the district. Board Policy CH (LOCAL) states, "The Board delegates to the Superintendent or designee the authority to make budgeted purchases for goods or services. However, any single, budgeted purchase of goods or services costing \$100,000 or more, regardless of whether the goods or services are competitively purchased, shall require Board approval before a transaction may take place."

ADMINISTRATIVE CONSIDERATION

The purpose of this consent item is to ask for Board authorization to expend funds for previously approved budgeted expenditures for 2025-2026, which meet or exceed \$100,000 from the attached listed vendors. The attachment reflects categories of purchases, vendor names, descriptions of goods or services and estimated 2025-2026 expenditures. These purchases comply with applicable bid laws. The attachment includes estimated aggregate expenditures exceeding \$100,000 during the school year.

By approving this consent item, each approved budgeted item will not have to be presented again, saving considerable time and resources.

BUDGETARY CONSIDERATION

The estimated expenditure amounts are budgeted in various District accounts which were approved at the Board of Trustees meeting on June 8, 2025. Funds being expended include general funds, bond funds, grant funds, special revenue funds, internal service funds and enterprise funds.

ADMINISTRATIVE RECOMMENDATION

The Superintendent recommends the Department of Procurement & eCommerce be authorized to expend funds listed in the attachment for fiscal year 2025-2026.

BOARD ACTION REQUIRED

Approval/Disapproval

ATTACHMENT
BUDGETED PURCHASES OF GOODS OR SERVICES COSTING \$100,000 OR MORE
NEISD BOARD MEETING
MAY 11, 2026

Category	Vendor(s) Name	Description of Goods/Services	Estimated Expenditures 2025-2026	Bid Compliance	Funding Source	Notes
Adult & Community Education	Arux/Eleyo	Adult & Community Education/Pre-K Program Student Account Management Software	\$287,071	Northside ISD Interlocal Agreement	Community Education Enterprise Fund	Purchase over \$100,000 requires Board approval. Arux/Eleyo is the platform utilized by the KIN after-school program for registration, payments, and student information management.
Adult & Community Education	TNTP, Inc.	Educator Preperation Program Curriculum / TEA Application Assistance	\$361,886	1GPA CO-OP	Community Education Enterprise Fund	Purchase over \$100,000 requires Board approval. The curriculum for our proposed Educator Preparation Program (EPP) will be supplied by TNTP, Inc. This initiative by NEISD is designed to support employees and community members in obtaining certification for grade levels and subjects that are typically difficult to staff.



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11, 2026

Presenter: Rudy Jimenez
Chyla Whitton,
Executive Director,
Human Resources

Subject: Consideration and Approval of
Contracts Pursuant to HB 3372

Related Page(s): Attachment

CONSENT ITEM

BACKGROUND INFORMATION

House Bill 3372 (HB 3372) went into effect September 1, 2025 amending the Texas Education Code by adding Section 11.006, which creates a new statewide prohibition on certain types of financial relationships involving public school district administrators. Specifically, HB 3372 prohibits school administrators from receiving financial benefits for personal services performed for:

1. Any business entity conducting or soliciting business with the District;
2. Educational businesses providing services regarding the curriculum or administration of school districts;
3. Other school districts, open-enrollment chart schools or regional education service centers.

ADMINISTRATIVE RECOMMENDATION

Under HB 3372, exceptions are allowed for administrators not including school board members, superintendents and assistant superintendents, provided that:

- A written contract describing the services is submitted to the Board of Trustees; and
- The board of trustees votes to approve the contract after administration has verified the work being performed:
 - does no harm to the district,
 - does not present a conflict of interest, and
 - is entirely on an employee’s personal time.

BUDGETARY CONSIDERATION

Not Applicable

ADMINISTRATIVE RECOMMENDATION

The District recommends the Board of Trustees approve the list of contracts pursuant to Texas Education Code § 11.006, as enacted under HB 3372, finding that each contract: 1) will not harm the District, 2) does not present a conflict of interest, and 3) will be performed entirely on the administrator’s personal time.

BOARD ACTION REQUIRED

Approval/Disapproval



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: May 11 2026

Presenter: Anthony Jarrett
Interim Superintendent

Subject: FNCE(LOCAL) Cell Phone
Policy

Related Page(s): Attachment

CONSENT ITEM

BACKGROUND INFORMATION

On April 27, 2026, the Board adopted changes to Policy FNCE, which aligns with the TEA's "bell-to-bell" definition of the school day. The Board's intent was for the policy to take effect on the last day of the school year. However, the recorded date, May 25, 2026, was noted in error. To ensure compliance and proper implementation by campus administration, the effective date should be officially corrected to the actual last day of the school year, which is May 29, 2026.

The revisions to FNCE (LOCAL) were developed as part of a Corrective Action Plan related to student use of personal communication devices. This aligns with the Texas Education Agency's guidance on implementing House Bill 1481.

ADMINISTRATIVE CONSIDERATION

This was an oversight and the corrected date should reflect the last day of school as May 29, 2026.

BUDGETARY CONSIDERATION

N/A

ADMINISTRATIVE RECOMMENDATION

Recommend approval for the implementation starting date for FNCE(LOCAL) after the last day of instruction for the 2025-2026 school year.

BOARD ACTION REQUIRED

Approval/Disapproval