



000422

Groundwater Management Area 13

<https://www.gma13.org/meetings-notice>

NOTICE OF OPEN MEETING: Friday, August 15, 2025 at 10 a.m.

As required by Section 36.108(e), Texas Water Code, a meeting of the **Groundwater Management Area 13** Planning Committee, comprised of delegates from the following groundwater conservation districts located wholly or partially within Groundwater Management Area 13: Evergreen UWCD, Gonzales County UWCD, Guadalupe County GCD, Medina County GCD, Uvalde County UWCD, Wintergarden GCD, Plum Creek CD, and McMullen GCD, will be held on:

Friday, August 15, 2025 at 10:00 a.m. at:

Evergreen Underground Water Conservation District
110 Wyoming Blvd., Pleasanton, Atascosa County, Texas.

At this meeting, the following business may be considered and recommended for Joint Planning Committee action:

1. Declaration of Quorum and Call Meeting to Order
2. Welcome and Introductions
3. Public Comment
4. Discussion and possible action on the minutes of the meeting held April 10, 2025
5. Discussion and possible action on financial report/bank reconciliation
6. Updates from Regional Water Planning Groups representatives
7. Update/Report from the Texas Water Development Board
8. Update/Presentations from GMA 13 Stakeholders
9. Discuss the Maverick Aquifer re: relevant for purposes of joint planning
10. Status report on Groundwater Availability Model updates/recalibrations – Dr. Bill Hutchison
11. Discussion and possible action on standardized methodology for tracking DFCs re: HB 2078
12. Discuss work/schedule/timeline for 4th round of DFCs – Dr. Bill Hutchison
13. Discussion and possible action on budget/invoices – Dr. Bill Hutchison
14. Presentation by Wintergarden regarding joint planning
15. Discuss future agenda item(s)
16. Set date for next meeting(s)
17. Public comment
18. Adjournment

Questions, requests for additional information, or comments may be submitted to:

Kelley Cochran

Administrator, Groundwater Management Area 13
PO Box 1221
Seguin, TX 78156-1221
830-379-5969

POSTED

JUL 22 2025

11:19 am

TERESA KIEL
Guadalupe County Clerk
By: *Miguel Luna*

GMA 13 meetings are open to the public and available to all persons regardless of disability. If you require special assistance to attend the meeting, please call 830.569.4186 at least 24 hours in advance of the meeting to coordinate any special physical access arrangements.

GUADALUPE APPRAISAL DISTRICT

Main Office
3000 N. Austin St.
Seguin, Texas 78155
(830)303-3313 Opt.1
(830)372-2874 (Fax)

Schertz Substation
1052 FM 78, Ste. 103
Schertz, Texas 78154
(830)303-3313 Opt.2
(877)254-0888 (Fax)

POSTED

JUL 24 2025

12:18pm

TERESA KIEL

Guadalupe County Clerk
By: VDURK**NOTICE OF MEETING**

Notice is hereby given that the Guadalupe Appraisal Review Board will convene at 9:00 a.m. on August 1, 5, 6, 7, 8, 11, 12, 13, 14, 19, 20, 21, 22, 26, 27, 28, 29, 2025 at the Guadalupe Appraisal District Office, 3000 N. Austin Street, Seguin, Texas 78155.

Under the authority of Chapter 551 of the Texas Government Code, the Board, during the course of the meeting covered by this notice, may enter into closed or executive session for any of the following reasons provided the subject to be discussed is on the agenda for the meeting.

- For a private consultation with the Board's Attorney with respect to pending or contemplated litigation, settlement offers, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas, clearly conflicts with this chapter. (Sec. 551-071)

Notwithstanding Chapter 551 of the Texas Government Code, the Appraisal Review Board shall conduct a hearing that is closed to the public if the property owner or the chief appraiser intends to disclose proprietary or confidential information at the hearing that will assist the review board in determining the protest. The review board may hold a closed hearing under this subsection only on a joint motion by the property owner and the chief appraiser. Information described by Section 41.66 (d-1) is considered information obtained under Section 22.27 of the Texas Property Tax Code.

NO FINAL ACTION, DECISION, OR VOTE SHALL BE TAKEN WHILE THE BOARD IS IN CLOSED OR EXECUTIVE SESSION. Chapter 551. Texas Government Code.

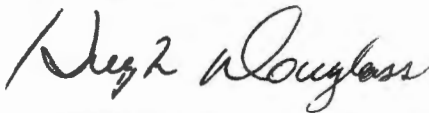
Agenda on Attached Sheet

Copies of proposed agenda can be obtained at the front counter.

This notice posted and filed in compliance with the Open Meetings Act on or before
July 24, 2025, at 5:00 p.m.

GUADALUPE APPRAISAL DISTRICT

1. CALL TO ORDER
2. ROLL CALL
3. The Board will examine, equalize and approve the appraisal records of the Chief Appraiser and will hear and determine taxpayer and taxing unit appeals on all matters permitted by the Texas Property Tax Code. The Appraisal Review Board will be in session other days, notice for which shall be duly posted, until all appeals are heard and resolved. This notice is given pursuant to TEX.CIV.STAT.ANN.Art.6252.17.
4. **Executive Session:** The Appraisal Review Board may retire to Executive Session for the purpose of consulting with the Board's Attorney with respect to pending or contemplated litigation, settlement offers, or on matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas, clearly conflicts with this chapter. (Sec.551-071)
5. **Closed Session:** The Appraisal Review Board may retire to closed session on a joint motion by the property owner or its designated agent and the chief appraiser and her designee, if either party intends to disclose proprietary or confidential information at the hearing that will assist the appraisal review board in determining the protest. (Sec. 41.66 d-1)
6. **Action:** Appraisal Review Board order determining appeal where joint motion exists and evidence is submitted to Appraisal Review Board in closed session under Sec. 41.66 d-1.
7. Adjournment



Hugh Douglass
Chair, A.R.B.

POSTED

JUL 25 2025
11:54am
TERESA KIEL
Guadalupe County Clerk
By: *[Signature]*



000430

GUADALUPE COUNTY BAIL BOND BOARD
NOTICE OF REGULAR MEETING:

DATE: August 01, 2025

TIME: 8:30 A.M.

LOCATION: GUADALUPE COUNTY JUSTICE CENTER
211 W. COURT STREET, 1st FLOOR, COURTROOM #109
SEGUIN, TEXAS 78155

AGENDA

I. CALL TO ORDER

II. CITIZENS TO BE HEARD

III. ACTION ITEMS: DISCUSSION & POSSIBLE ACTION

- A. Approval of the minutes from the July 11, 2025 meeting of the Guadalupe County Bail Bond Board.
- B. Application for Surety Company, employee identification card submitted by Zina Meeker d/b/a Texas Bail Bonds for Laura Doggett.
- C. Approval for Greg Martin to use funds from the Bail Bond Board's Bail Bond Security Fund Training and Conference line to attend the 2025 Professional Bondsmen of Texas Bail Bond Course in Houston, Texas on Friday, December 5, 2025. Cost is \$150.00 per person, hotel cost and per diem.
- D. Approval for Patton Zarate to use funds from the Bail Bond Board's Bail Bond Security Fund Training and Conference line to attend the 2025 Professional Bondsmen of Texas Bail Bond Course in Houston, Texas on Friday, December 5, 2025. Cost is \$150.00 per person, hotel cost and per diem.
- E. Set a date and time to speak with the Guadalupe County Bondsman licensees regarding case status requests.
- F. Discussion on enhancing public awareness regarding bonds.
- G. Monthly Bail Bond Reports.

IV. ADJOURN

This posting is made to allow action by the Guadalupe County Bail Bond Board. Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services such as interpreter for persons who are deaf or hearing impaired, are requested to contact the Guadalupe County Adult Detention Center at (830) 303-6342 ext. 3322, no later than two (2) working days prior to the meeting so the appropriate arrangements can be made.

TO: THE BOARD OF DIRECTORS OF GUADALUPE COUNTY MUNICIPAL UTILITY NO. 6, TEXAS, AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of Guadalupe County Municipal Utility District No. 6 will hold a special meeting on August 8, 2025, at 11:00 a.m., outside the boundaries of the District, at Mosaic Land Development at 6812 West Avenue, Suite 100, San Antonio, Texas 78213. The meeting will be held for the following purposes:

1. Receive Public Comment.
2. Consider and take action regarding approval of the minutes from the July 16, 2025, Board of Directors' meeting.
3. Consider and take action Regarding Engineering, Construction and Development Matters:
 - a. Status Report from District Engineer Regarding Engineering, Construction and Development Activities;
 - b. Approve Award of Contracts for Construction of public infrastructure improvements serving the District;
 - c. Approve Pay Estimates and Change Orders for public infrastructure improvements serving the District;
 - d. Accept Completed Public Infrastructure Improvements for ownership, operation and/or maintenance; and
 - e. Authorize other action relating to construction of public infrastructure improvements serving the District.
4. Discussion and possible action relating to the annexation of lands into the District.
5. Conduct public hearing regarding adoption of final tax rates for 2025 Tax Year.
6. Consider and take action regarding adoption of Resolution approving Budget for 2025-2026 Fiscal Year.
7. Discuss, consider, and take action regarding adoption of Order levying taxes for 2025 Tax Year.
8. Discussion and possible action regarding approval of Amendment to District Information Form.
9. Consider and take action regarding Bookkeepers Report and Payment of Bills and Invoices.
10. Discussion and Possible Action regarding Establishment of Regular Meeting Dates.



Anthony S. Corbett

Attorney for the District

POSTED

JUL 31 2025

8:55am

TERESA KIEL
Guadalupe County Clerk
By: *Maryanne*

The Board of Directors may go into Executive Session if necessary, pursuant to the applicable section of Subchapter D, Chapter 551, Texas Government Code, of the Texas Open Meetings Act, on any of the above matters. No final action, decision or vote will be taken on any subject or matter in Executive Session.

The District is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call 512-328-2008 for further information.

TO: THE BOARD OF DIRECTORS OF GUADALUPE COUNTY MUNICIPAL UTILITY NO. 10, TEXAS, AND TO ALL OTHER INTERESTED PERSONS:

Notice is hereby given that the Board of Directors of Guadalupe County Municipal Utility District No. 10 will hold a special meeting on August 8, 2025 at 12:00 p.m., outside the boundaries of the District, at Mosaic Land Development at 6812 West Avenue, Suite 100, San Antonio, Texas 78213. The meeting will be held for the following purposes:

1. Receive Public Comment.
2. Consider and take action regarding approval of the minutes from the July 16, 2025 Board of Directors' meeting.
3. Consider and take action Regarding Engineering, Construction and Development Matters:
 - a. Status Report from District Engineer Regarding Engineering, Construction and Development Activities;
 - b. Approve Award of Contracts for Construction of public infrastructure improvements serving the District;
 - c. Approve Pay Estimates and Change Orders for public infrastructure improvements serving the District;
 - d. Accept Completed Public Infrastructure Improvements for ownership, operation and/or maintenance; and
 - e. Authorize other action relating to construction of public infrastructure improvements serving the District.
4. Conduct public hearing regarding adoption of final tax rates for 2025 Tax Year.
5. Consider and take action regarding adoption of Resolution approving Budget for 2025-2026 Fiscal Year.
6. Discuss, consider, and take action regarding adoption of Order levying taxes for 2025 Tax Year.
7. Discussion and possible action regarding approval of Amendment to District Information Form.
8. Consider and take action regarding Bookkeepers Report and Payment of Bills and Invoices.
9. Receive Developer report regarding status of development, construction and home sales activities within the District.
10. Discussion and Possible Action regarding Establishment of Regular Meeting Date.

Anthony S. Corbett
 Attorney for the District

JUL 31 2025
 9:51am
 TERESA KIEL
 Guadalupe County Clerk
 By: *Mary Ann*

POSTED

The Board of Directors may go into Executive Session if necessary, pursuant to the applicable section of Subchapter D, Chapter 551, Texas Government Code, of the Texas Open Meetings Act, on any of the above matters. No final action, decision or vote will be taken on any subject or matter in Executive Session.

The District is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call 512-328-2008 for further information.



Main Office
3000 N. Austin St.
Seguin, Texas 78155
(830) 303-3313
(830) 372-2874 (Fax)
gadprotest@guadalupead.org



Scherz Substation
1052 FM 78 Ste., 103
Schertz, Texas 78154
(830)303-3313 Opt. 0
(877) 254-0888 (Fax)

NOTICE OF BUDGET HEARING

In accordance with Section 6.06(b) of TX Property Tax Code, notice is hereby given that The Board of Directors of the Guadalupe Appraisal District will hold a **Budget Hearing on August 6, 2025** in the Board Room of the Guadalupe Appraisal District office building, located at 3000 N. Austin Street, Seguin, Texas. Subjects to be discussed are listed on the attached agenda.

Under the authority of Chapter 551. Of the Texas Government Code, the Board, during the course of the meeting covered by this notice, may enter into closed or executive session for any of the following reasons provided the subject to be discussed is on the agenda for the meeting.

- For a private consultation with the Board's Attorney with respect to pending or contemplated litigation, settlement offers, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas, clearly conflicts with this chapter. (Sec. 551-071)
- To deliberate the purchase, exchange, lease, or value of real property if deliberation in open meeting would have a detrimental effect on the position of the Appraisal District in negotiations with the third person. (Sec. 551-072)
- 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. The subsection does not apply if the officer or employee who is the subject of the deliberation or hearing requests a public hearing. (Sec. 551-074)
- Deliberations regarding the deployment or specific occasions for implementation of security personnel or devices; or a security audit. (Sec. 551-076)

Note: For purposes of this subsection, an independent contractor, such as an engineering, architectural, or consultant firm, is not an employee. Atty.: Gen. Op Nw-129 (1980).

Chapter 418 of the Government Code, the Texas Disaster Act, which relates to managing emergencies and disasters, including those caused by terroristic acts, provides in section 418.183(f): A governmental body subject to Chapter 551 is not required to conduct an open meeting to deliberate information to which this section applies. Notwithstanding Section 551.103(a), the governmental body must make a tape recording of the proceedings of a closed meeting to deliberate the information.

NO FINAL ACTION, DECISION, OR VOTE SHALL BE TAKEN WHILE THE BOARD IS IN CLOSED OR EXECUTIVE SESSION. Chapter 551. Texas Government Code.

Agenda on Attached Sheet

This notice was posted and filed in compliance with the Open Meetings Act on or before
August 1, 2025, at 5:00 p.m.

Peter Snaddon, R.P.A., C.C.A.
G.A.D. Chief Appraiser

POSTED

JUL 31 2025

2:00pm

TERESA KIEL

Guadalupe County Clerk
By:

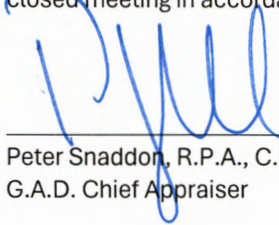
GUADALUPE APPRAISAL DISTRICT
3000 NORTH AUSTIN STREET
SEGUIN, TEXAS 78155

BUDGET HEARING
OF THE
BOARD OF DIRECTORS
At 5:30 pm
August 6, 2025

Agenda

1. Call to Order
2. Roll Call
3. Citizens' Comments
4. **DISCUSSION:** Proposed 2026 Guadalupe Appraisal District Budget
5. Adjournment

(If during the course of the meeting, any discussion of any item on the agenda should be in a closed meeting, the Board will conduct a closed meeting in accordance with the Texas Open Meeting Act, Texas Government Code, Chapter 551, subchapters D, and E)



Peter Snaddon, R.P.A., C.C.A.
G.A.D. Chief Appraiser

GUADALUPE APPRAISAL DISTRICT

Main Office

3000 N. Austin St.
Seguin, Texas 78155
(830) 303-3313
(830) 372-2874 (Fax)
gadprotest@guadalupead.org



Schertz Substation

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Schertz, Texas 78154
(830)303-3313 Opt. 0
(877) 254-0888 (Fax)

NOTICE OF MEETING

Notice is hereby given that The Board of Directors of the Guadalupe Appraisal District will meet in a **REGULAR SESSION on August 6, 2025, immediately following the Budget Hearing** in the Board Room of the Guadalupe Appraisal District office building, located at 3000 N. Austin Street, Seguin, Texas. Subjects to be discussed are listed on the attached agenda.

Under the authority of Chapter 551. Of the Texas Government Code, the Board, during the course of the meeting covered by this notice, may enter into closed or executive session for any of the following reasons provided the subject to be discussed is on the agenda for the meeting.

- For a private consultation with the Board's Attorney with respect to pending or contemplated litigation, settlement offers, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas, clearly conflicts with this chapter. (Sec. 551-071)
- To deliberate the purchase, exchange, lease, or value of real property if deliberation in open meeting would have a detrimental effect on the position of the Appraisal District in negotiations with the third person. (Sec. 551-072)
- 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. The subsection does not apply if the officer or employee who is the subject of the deliberation or hearing requests a public hearing. (Sec. 551-074)
- Deliberations regarding the deployment or specific occasions for implementation of security personnel or devices; or a security audit. (Sec. 551-076)

Note: For purposes of this subsection, an independent contractor, such as an engineering, architectural, or consultant firm, is not an employee. Atty.: Gen. Op Nw-129 (1980).

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NO FINAL ACTION, DECISION, OR VOTE SHALL BE TAKEN WHILE THE BOARD IS IN CLOSED OR EXECUTIVE SESSION. Chapter 551. Texas Government Code.

Agenda on Attached Sheet

This notice was posted and filed in compliance with the Open Meetings Act on or before
August 1, 2025, at 5:00 p.m.

Peter Snaddon, R.P.A., C.C.A.
G.A.D. Chief Appraiser

POSTED

JUL 31 2025

2:01 pm

TERESA KIEL

Guadalupe County Clerk
By: *Megan Turner*

GUADALUPE APPRAISAL DISTRICT

3000 NORTH AUSTIN STREET

SEGUIN, TEXAS 78155

REGULAR SESSION

OF THE

BOARD OF DIRECTORS

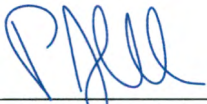
Immediately following the Budget Hearing

August 6, 2025

Agenda

1. Call to Order
2. Roll Call
3. Citizens' Comments
4. Taxpayer Liaison Report
5. **CONSENT AGENDA** – These items may be acted upon by one motion. No separate discussion or vote on any of the items will be had unless requested by a Board member.
 - a. Approval of Minutes of the June Regular Meeting held on July 9, 2025.
 - b. Approval of Finance Statement for June 2025.
 - c. Approval of Resolution 2025-08: Adding Sedona Municipal Utility District No. 1 as a participant in the Guadalupe Appraisal District Budget for the 2025 Appraisal Year
 - d. Approval of Resolution 2025-09: Adding Sedona Municipal Utility District No. 2 as a participant in the Guadalupe Appraisal District Budget for the 2025 Appraisal Year
6. **DISCUSSION/ ACTION:** Consider Adoption of the 2026 Guadalupe Appraisal District Budget.
7. **DISCUSSION/ ACTION:** Authorize T.C.D.R.S. Plan Benefits for the year 2026.
8. **DISCUSSION:** Update on activities associated with the acquisition and renovation of 216 E. College Street, Seguin, TX
9. **EXECUTIVE SESSION (if necessary):** For a private consultation with the Board's Attorney with respect to pending or contemplated litigation, settlement offers, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter, authorized and pursuant to Texas Government Code (Sec. 551-071)
10. **EXECUTIVE SESSION (if necessary):** 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. The subsection does not apply if the officer or employee who is the subject of the deliberation or hearing requests a public hearing. (Sec. 551-074)
11. **DISCUSSION/ ACTION:** Take Any Action Based on Discussion Held in Closed Session Under Agenda Item #9
12. **DISCUSSION/ ACTION:** Take Any Action Based on Discussion Held in Closed Session Under Agenda Item #10
13. Chief Appraiser's Report
 - a. 2025 Certification of Appraisal Roll Summary
 - b. TAAD Legislative Update – August 11-12, 2025
14. Directors' Report
15. Adjournment

(If during the course of the meeting, any discussion of any item on the agenda should be in a closed meeting, the Board will conduct a closed meeting in accordance with the Texas Open Meeting Act, Texas Government Code, Chapter 551, subchapters D, and E)



Peter Snaddon, R.P.A., C.C.A.

G.A.D. Chief Appraiser