

MINUTES of the Public Hearing and Special Board Meeting
of the BOARD OF TRUSTEES of VICTORIA COLLEGE
August 11, 2025

V. Bland Proctor, <i>Chair</i>	Luis A. Guerra, <i>Vice-Chair</i>	John Zacek, <i>Secretary</i>	Dr. Daniel Cano	Catherine McHaney	Dr. Estella De Los Santos	Ron Walker
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Also in attendance: VC Staff: Dr. Jennifer Kent, Mary Ann Rodriguez, Keith Blundell, Matt Wiley, Cindy Buchholz, Darin Kazmir, Matt Weiler, Brittany Mace, Bobby Cubriel, Marty Deckard, Sue Prudhomme, Amy Mundy and Amber Baker.

The Victoria College Board of Trustees met for a public hearing and special board meeting on Monday, August 11, 2025 at 4:00 PM in Corporate Training Room 101 in the Academic Building of Victoria College located at 2200 E. Red River, Victoria, TX. Mr. Bland Proctor, Chair, presided over the meeting.

A. Call to Order:

1. Quorum Call:

Mr. Bland Proctor called the meeting to order at 4:00 p.m. and announced that a quorum of board members was present.

2. Certification of the Posting of the Notice of the Agenda

Dr. Jennifer Kent certified that the agenda had been properly posted per Texas statute also in accordance with the provisions of Sections 551.125 and 551.127 of the Texas Government Code.

B. Citizen Communication:

1. At this time, the public is invited to address the Board of Trustees.

Mr. Bland Proctor opened the Public Hearing at 401PM. Asked if anyone was present to address the board. No members of the public spoke to the Board.

C. ITEMS FOR CONSIDERTION:

1. CONSIDER Proposed 2025-26 Operating Budget

Mr. Keith Blundell presented. He shared a 30-page updated handout with the board. He went over it in detail, answering questions as the workshop went on. This was presented and discussed in the Board Workshop on August 4th. The total budget increased \$1,301,000 or 3.6%. State Appropriations decreased \$238,000. In accordance with the Governor's rider in SB1 freezing tuition and fees for Texas community colleges, there were no changes to the required tuition and fee rates, which were approved in May. As a result, there is a decrease in tuition and fee revenues of \$271,000. There was an increase in staff benefits of \$210,000 because of an 8% increase in health insurance rates. This budget includes a cost-of-living increase of 2%. It does not fund the normal 1.5% pay scale step increase this year. After netting added employees, retirements and terminations, the cost of salaries increased \$317,000. The budget funds the payment on a new revenue bond to be used on the SSC construction project of \$453,000. The Board is recommending the

adoption of a tax rate of \$0.1832/\$100 which would be a \$0.0123 increase in the tax rate (7.2%). There was an increase in property tax revenues of \$1,398,000. The budget includes an increase of \$214,000 for technology and deferred maintenance to assist in maintaining technology replacement costs and the increasing costs of roofs and HVAC equipment. Mr. Ron Walker made the following motion: "I move to accept the proposed 2025-26 Operating Budget as presented. This budget will raise more revenue from property taxes than last year's budget by an amount of \$1,278,261 which is a 8.04 percent increase from last year's budget. The property tax revenue to be raised from new property added to the tax roll this year is \$191,235." Mr. Luis Guerra seconded the motion. Motion carried unanimously.

2. CONSIDER Proposed College Tax Rate for 2025

Mr. Keith Blundell presented. He reminded the board that in July, they approved Ashley Hernandez to calculate the no-new-revenue rate (NNR) and voter-approval rate (VAR) for the college. The appraisals were completed by the VCAD and Ms. Hernandez has performed those calculations.

The taxable values increased by 1.42%. New improvements are exempted from the NNR calculation and were at \$104,386,262. The NNR assessment of \$0.1710 per \$100 valuation would generate \$1,103,665 less than what has been budgeted. The proposed rate of \$0.1832 per \$100 valuation would generate exactly the proposed budget. The voter-approval rate of \$0.1833 per \$100 valuation would generate \$9,046 more than the proposed budget.

The proposed rate of \$0.1832 per \$100 valuation is a 7.2% increase from the prior year. The Debt Service rate includes the second payment on the new \$10 million tax bond issue and the college applied \$200,000 from its reserves to reduce the amount required for the new bond payment. During the bond presentations the goal was to keep the Debt Service rate below \$0.0341 per \$100 valuation for the first three years. The new Debt Service rate would decrease to \$0.0283 per \$100 valuation, which is below the goal of \$.0341 per \$100 valuation. Instead of staying flat or slightly increasing, the new Debt Service rate decreased by 0.01%.

He also reminded the board that at the August 4, 2025 meeting, they voted to propose a tax rate of \$0.1832. Since this rate is higher than the NNR and less than the VAR, the Board is required to hold a public hearing on the proposed tax rate. The Citizen Communication section at the beginning of this meeting will suffice for this requirement. The Board can now adopt the rate. Mr. Luis Guerra made the following motion:

"I move that the property tax rate be increased by the adoption of a tax rate of \$0.1832, which is effectively a 7.13 percent increase in the tax rate. Ms. Catherine McHaney seconded the motion. The motion carried unanimously by a raising of hands by all present board members.

3. CONSIDER Purchase of four (4) Virtual Dissection Training Anatomy Tables (Anatomage, Inc.)

Mr. Keith Blundell presented. He shared that on June 6 & June 11, 2025, the College advertised bids for Virtual Dissection Training Anatomy Tables. The specifications were posted on the VC Purchasing website and solicitation platform, Beacon Bid. Notifications were sent directly to three vendors and an additional eleven through Beacon Bid. The committee received and opened four bids for this requirement on Wednesday, June 25, 2025, at 3:00 p.m. The Virtual dissection training anatomy tables are for the Health Science Center. The tables will contribute to the grant initiative to continue updating VC facilities with innovative technology and teaching resources. Purchases allowed within the terms of the Department of Education Hispanic Serving Institutions (HSI) – Science, Technology, Engineering or Mathematics (STEM) Grant. This grant is to (1) increase the number of Hispanic and other low-income students attain degrees in

the fields of science, technology, engineering or mathematics and (2) to develop model transfer and articulation agreements between two-year and four-year institutions in such fields. Fiscal Impact: \$302,960.00 - funded by HSI-STEM Grant. Dr. Daniel Cano moved to accept the purchase as presented. Ms. Catherine McHaney and Dr. Estella De Los Santos seconded the motion. Motion carried unanimously.

4. CONSIDER Elevator Maintenance Services Contract (AmeriTex Elevator Services)

Mr. Keith Blundell presented. He shared with the board that on July 2 & July 6, 2025, the College advertised proposals for Elevator Maintenance Services. The specifications were posted on the VC Purchasing website and solicitation platform, Beacon Bid. Notifications were sent directly to four vendors and an additional seven through Beacon Bid. The committee received and opened four proposals for this requirement on Wednesday, July 30, 2025, at 3:00 p.m. President recommends approval. Recommend award to AmeriTex Elevator Services. This contract is to place into operation a continuing system of Full Preventive Maintenance, providing necessary systematic and periodic service and maintenance for all elevators located in Victoria College facilities. Ms. Catherine McHaney moved to accept the services contract as presented. Mr. Ron Walker seconded the motion. Motion carried unanimously.

5. CONSIDER Resolution relating to the Construction Best Method Process & Prevailing Wage Rate

Mr. Keith Blundell presented. He shared with the board that this is one of three resolutions done annually at this time for upcoming 2025-26 fiscal year. He informed the board that the Texas Government Code 2269.056(a) allows the College to determine the best method when considering a construction contract. This resolution sets the best value to Victoria College is construction manager-at-risk, except for minor repairs and renovations to existing structures and facilities. Minor repairs and renovations best method is either Competitive Sealed Proposal or Job Order Contracting whichever is considered to be the best value to Victoria College.

In conjunction with the best method when considering a construction contract, it is recommended the Board adopt the most current prevailing wage rate(s) used for Victoria County, County of Gonzales, County of Calhoun, County of DeWitt and Lavaca County. Dr. Daniel Cano moved to accept the resolution as presented. Mr. Luis Guerra seconded the motion. Motion carried unanimously.

6. CONSIDER Resolution relating to the Delegation of Authority Texas Education Code 44.031

Mr. Keith Blundell presented. He shared that the Texas Education Code 44.031, as amended, allows the College Board of Trustees to delegate its purchasing authority under Subchapter B, Chapter 44 of the Texas Education Code to Dr. Jennifer Kent, President. Mr. Ron Walker moved to accept the resolution as presented. Dr. Estella De Los Santos and Dr. Daniel Cano seconded the motion. Motion carried unanimously.

7. CONSIDER Resolution relating to the Delegation of Authority Texas Government Code 2269

Mr. Keith Blundell presented. He shared with the board that the Texas Government Code 2269.053, as amended, allows the College Board of Trustees to delegate its purchasing authority under Subsection (a), Chapter 2269.053 of the Texas Government Code to Dr. Jennifer Kent, President. Ms. Catherine McHaney moved to accept the resolution as presented. Dr. Daniel Cano seconded the motion. Motion carried unanimously.

8. CONSIDER Board Member Nomination to the Advisory Board of the Museum of the Coastal Bend

Mr. Keith Blundell introduced Ms. Sue Prudhomme, Executive Director of Cultural Affairs, who then presented. She shared with the board that The Advisory Board of the Museum of the Coastal Bend met on July 22, 2025 and voted to recommend Paul Janda to serve a three-year term on the advisory board

beginning September 1, 2025. The Advisory Board of the Museum of the Coastal Bend met on July 22, 2025 and voted to recommend Paul Janda to serve a three-year term on the advisory board.

Paul Janda retired as an Associate Professor of History at Victoria College in 2021. He began teaching history and political science at the college in 1993. Prior to teaching full-time he also served the College as Director of Assessment and as Director of Financial Aid. A former student at Victoria College (1977-1978), Paul received his Bachelor of Arts in Teaching (History) in 1980 and a Master of Arts (History) in 1982, both from Sam Houston State University. In addition, he received a Master of Public Administration degree in 1991 from Southwest Texas State University.

Paul has volunteered locally with a number of history organizations and has served on several Curator search committees for the Museum of the Coastal Bend. He is a member of:

- Victoria Preservation Inc., (President for two terms)
- Victoria County Historical Commission (Chair for two terms)
- Texas State Historical Association
- Several genealogical associations

Ms. Catherine McHaney moved to accept the nomination as presented. Dr. Estella De Los Santos seconded the motion. Motion carried unanimously.

9. CONSIDER 2025-26 Rental Rates for the Leo J. Welder Center for the Performing Arts/Virginia Callan Welder Performance Annex

Ms. Sue Prudhomme presented. She shared with the board that a comparison of similar facilities to the Virginia Callan Welder Performance Annex has been completed and the following rental rates have been proposed. They are also requesting that implementation of a Client Facility Maintenance Fee be added to fund Welder Center facility improvements. Mr. Ron Walker moved to accept the rental rates and proposed client facility maintenance fee as presented. Mr. Luis Guerra seconded the motion. Motion carried unanimously.

10. CONSIDER Adoption of SB37 Resolution

Ms. Cindy Buchholz presented. She shared with the board that this Resolution authorizes the continuation and ratification of the Victoria College Faculty Senate. The President recommends approval.

Ms. Buchholz informed the board that The Victoria College Faculty Senate Constitution and Bylaws have been amended to comply with the expectations detailed in Texas Senate Bill 37. The faculty senate has always been and will continue be advisory only and provides a valuable function in the good working relationship and communication between faculty and administration. Ms. Catherine McHaney moved to accept the resolution as presented. Mr. Luis Guerra seconded the motion. Motion carried unanimously.

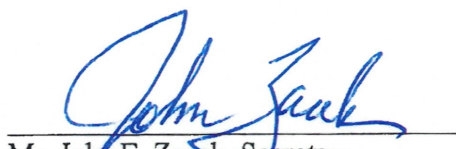
Mr. Bland Proctor informed everyone present that the Board would now convene into Closed Session. No action would be taken afterwards, visitors are welcomed to leave since the meeting will be adjourned immediately after going back into open session.

Mr. Bland Proctor called the meeting into closed session at 436PM. Mr. Bland Proctor called the meeting back into open session at 532PM.

There being no further business, the workshop was adjourned at 5:32 PM



Mr. V. Bland Proctor, Chair



Mr. John E. Zacek, Secretary