# MINUTES OF THE REGULAR MEETING
# DEL MAR COLLEGE DISTRICT

October 6, 2026

The Regular Meeting of the Board of Regents of the Del Mar College District convened on Tuesday, October 6, 2026, at 1:00 p.m., at the Center for Economic Development, 3209 S. Staples, Room 106, Corpus Christi, Texas with the following present:

## From the Board:

**Present:** Chair Carol Scott, Dr. Nicholas Adame, Ms. Libby Averyt, Dr. Anantha Babbili, Mr. Carl Crull, Mr. Rudy Garza, Jr., and Mr. David Loeb.
**Not present:** Mr. Bill Kelly and Dr. Laurie Turner.

## From the College:

Dr. Mark Escamilla, President and CEO; Dr. Gerald Napoles, Executive Vice President and COO; Mr. Raul Garcia, Vice President and CFO; Mr. Ali Kolahdouz, Vice President and Chief Information Officer; Dr. Jonda Halcomb, Vice President and Chief Academic Officer; Ms. Tammy McDonald, Vice President of Administration and Human Resources; Mr. Augustin Rivera, Jr., Sr. Vice-President and General Counsel; Dr. Leonard Rivera, Vice President of Dual Credit and Continuing Education; Mr. Matthew Busby, Vice President of Development and Donor Advising; Mr. Jeff Olsen, Vice President and Chief of Staff; Ms. Elisa Olsen, Vice President of Communication and Marketing; Ms. Delia Perez, Director of CEO Office and Board Relations, Mr. Conrado Garcia, Superintendent in Residence, and other staff and faculty.

## CALL TO ORDER / QUORUM CALL

Chair Scott called the meeting to order with a quorum present. The Chair acknowledged the sudden passing of Dr. Patricia Benavides Dominguez, DMC's Vice President of Student Affairs. She requested a moment of silence followed by the Pledge of Allegiance and Del Mar College Vision Statement.

## GENERAL PUBLIC COMMENTS

The public was given the opportunity to provide public comments (both general and specific to any agenda item).
There were no public comments.

## SPECIAL RECOGNITION:

- Resolution of the Board of Regents of the Del Mar College District in Honor and Memory of Regent Dr. Roberto Bosquez
  **Presenter**: Ms. Carol Scott
  Chair Scott extended the Board's sincerest condolences and recognized the memory of former Regent Dr. Roberto Bosquez and read a special Resolution in his honor. The family of Dr. Bosquez thanked the Board for the recognition on behalf of their father.

## RECOGNITIONS:

- DMC receives five-year $3 million federal grant to strengthen teaching, learning, and workforce programs. This grant establishes new Center for Educational Advancement and will focus on providing professional development and integrating AI into teaching and learning.
  **Presenter**: Mr. Cody Gregg
  *(II: Elevate, Goal 1: Increase completion for all students and Goal 2: Maximize resources entrusted to the College)*

  Mr. Cody Gregg announced Del Mar College was awarded a $3 million Strengthening Institutions Program Grant from the Department of Labor, to be funded over five years. The grant supports a project called Classroom to Career, which aims to expand the College's distance education capabilities; enhance faculty professional development through a new Center for Educational Advancement; Integrate artificial intelligence (AI) into professional development, course design, and curriculum development; and support student use of AI and strengthen programs identified by the Coordinating Board as high-demand fields. College leadership expressed about the award and its potential to enhance teaching, learning, and workforce preparation for students.

- DMC award by Texas Veterans Commission – Gold Veterans Education Excellence Recognition Award (VEERA)
  **Presenter**: Ms. Cheryl Sanders
  *(III: Cultivate, Goal 1: Nurture our faculty and staff to achieve their full potential and Goal 2: Optimize the Viking Student Experience)*

  Dr. Gerald Napoles announced the Student Affairs team has earned the Gold Veteran Education Excellence Recognition Award (VEERA) for the second consecutive year. The College is one of 27 institutions statewide and one of 11 community colleges to receive the Gold designation, the highest level of recognition. Established by the Texas Legislature, the award honors institutions that provide outstanding educational opportunities and support services to veterans and military-connected students, with Gold status awarded to schools meeting at least 90% of the program's criteria.

  Dr. Jennifer Armentrout, Director of the Veterans Services Office and a retired Marine Corps Sergeant Major, accepted the recognition and highlighted the dedication of her team, including Matthew Antonetz, a former Marine Corps corporal; Nanette Ayala, a Del Mar College graduate and longtime staff member; and Robin Romero, a military spouse of 35 years. She thanked the College for the recognition and reaffirmed the office's commitment to serving veterans and their families with care, dedication, and pride.

- DMC awarded the five-year TRIO Educational Opportunity Center totaling $1,190,000 beginning October 1, 2026
  **Presenter**: Ms. Cheryl Sanders
  *(II: Elevate, Goal 1: Increase completion for all students and Goal 2: Maximize resources entrusted to the College)*

  Dr. Gerald Napoles announced Del Mar College has been awarded a five-year federal TRIO Educational Opportunity Center (EOC) grant totaling $1.19 million. The grant will enable the College to serve approximately 850 individuals annually, focusing primarily on low-income, first-generation, and other eligible adults aged 19 and older who are seeking to enter or return to higher education.

The EOC program provides personalized, one-on-one support throughout the educational process, including GED and adult education referrals, college admissions assistance, financial aid and scholarship guidance, career and major exploration, enrollment support, and transition services into college or workforce training programs.

Having previously received the grant in 2021, Del Mar College successfully secured renewed funding, allowing the program to continue for another five years. Dr. Napoles noted that the funding will help expand educational opportunities, reduce barriers to access, and support community members in achieving their academic and career goals.

Speaking on behalf of the EOC team, Chasity Munoz recognized the EOC team and expressed gratitude for the opportunity to continue serving the community and supporting individuals in reaching their educational goals over the next five years.

## COLLEGE PRESIDENT'S REPORT

**Presenter:** Dr. Mark Escamilla

- Leadership Staff Introduction:
  Elisa Olsen, Vice President of Communication and Marketing
  Edgar Moctezuma, Vice President and Chief Physical Facilities Officer
  Dr. Vanessa Peterson, Dean, Dual Enrollment/Early College Programs
  *(II: Elevate, Goal 1: Increase completion for all students and Goal 2: Maximize resources entrusted to the College)*

  Dr. Mark Escamilla introduced new leadership staff that have recently joined Del Mar College which include Ms. Elisa Olsen - Vice President of Communication and Marketing; Mr. Edgar Moctezuma, Vice President and Chief Physical Facilities Officer; and Dr. Vanessa Peterson, Dean of Dual Enrollment/Early College Programs.

- CEO Annual Report to the Board – Title IX/SB212
  *(I: Communicate, Goal 1: Collaborate across the College and Goal 2: Connect beyond the College)*

  Dr. Escamilla provided the Board of Regents with the College's annual Title IX and Senate Bill 212 Compliance Report, which the Chief Executive Officer is legally required to present each fall or spring semester. The report covers the period from September 1, 2025, through August 31, 2026, and includes information regarding reports of sexual harassment, sexual assault, dating violence, and stalking, as well as any related disciplinary actions.

  Dr. Escamilla explained that the report was read verbatim to comply with requirements under the Texas Education Code Sections 51.252 and 51.253. The report categorizes incidents according to state reporting requirements, noting that some cases may fall into multiple categories and therefore totals may not align across categories.

  The summary report has also been posted on the College's website to meet public reporting requirements.

- September 10, 2026: Northwest Leadership Panel
  *(I: Communicate, Goal 2: Connect beyond the College)*

Dr. Escamilla stated he participated in the Northwest Business Association Leadership Panel held at the Nueces County Fairgrounds.

- September 15, 2026: AGIF Dr. Hector P. Garcia Day Luncheon
  *(I: Communicate, Goal 2: Connect beyond the College)*

  Dr. Escamilla stated the College hosted the American GI Forum and Dr. Hector P. Garcia chapter of the AGIF day luncheon.

- September 17-19, 2026: CCATT Annual Conference, Baytown, TX
  *(I: Communicate, Goal 2: Connect beyond the College*)

  Dr. Escamilla attended the Community College Association of Texas Trustees Annual Conference (CCATT) conference in Baytown, Texas. He stated that Mr. Matthew Busby, Vice President of Development & Donor Advising at Del Mar College and Executive Director of the Del Mar College Foundation, gave an excellent presentation at the conference.

- March 25, 2027: Noche de Suenos
  *(I: Communicate, Goal 1: Collaborate across the College and Goal 2: Connect beyond the College)*

  Dr. Escamilla announced the upcoming Noche de Suenos event to be tentatively held on March 25, 2027.

## REGENT REPORT

- September 15-17, 2026: CCATT Annual Conference, Baytown, TX
  Chair Scott, Dr. Babbili, and Dr. Turner
  *(I: Communicate, Goal 2: Connect beyond the College)*

  Dr. Babbili reported that he attended the CCATT Annual Conference. A talking point of the conference included addressing issues confronting higher education in general, in the country, in the state, and particularly in community college education. Dr. Babbili announced that the College's General Counsel, Mr. Augie Rivera, moderated a session on how community college education is being impacted by changes in a quickly evolving environment in our field and how it impacts at the local level.

  Chair Scott added that significant progress has been made on the Data-Informed Governance initiative over the past several years. Most of the governance training modules have now been uploaded to the CCATT website, making them accessible online.

  These resources are especially beneficial for smaller colleges and governing boards that may not have the time, budget, or ability to travel to in-person meetings. The modules are designed to support governance and decision-making by helping board members better understand institutional data and the data-driven factors behind Texas' state funding models.

## STAFF REPORTS

- TIRZ Update

**Presenter:** Ms. Jessica Alaniz Perez
*(II: Elevate, Goal 1: Increase completion for all students)*

Ms. Alaniz Perez presented an overview of Del Mar College's participation in Tax Increment Reinvestment Zones (TIRZs) over the years. The College has considered participation in seven TIRZ zones, with varying statuses - TIRZ 1: Participation was completed in 2004; TIRZ 2: College participation ended in 2010, while the TIRZ itself concluded in 2022; TIRZ 3 and TIRZ 4: Currently active. Del Mar's participation in TIRZ 3 expires in 2028, while TIRZ 4 extends through 2038, with a reduced participation percentage during the final ten years; TIRZ 5: Canceled and no longer active; TIRZ 6: Approved for participation by the Board but currently on hold with no active projects; and TIRZ 7: The Board chose not to participate. Ms. Alaniz Perez also provided details of TIRZ that are currently active including TIRZ 3, and TIRZ 4. Regents Garza and Loeb provided more detailed plans of their zones and the projects taking place.

Ms. Alaniz Perez, Mr. Rivera, and Dr. Escamilla responded to questions from the Board of Regents.

- Annual Safety & Security Report (Clery)
  **Presenter:** Ms. Tammy McDonald
  *(I: Communicate, Goal 1: Collaborate beyond the College)*

  Ms. Tammy McDonald provided introductory remarks and introduced Chief of Police Lauren White. Chief White stated there were only minor changes in this year's Clery crime statistics, and that the Northwest Center is no longer included in the reporting area. While the Clery Report continues to present data covering a three-year reporting period, the college has removed the year corresponding to the period when it was no longer operating at that location.

  Chief White stated that next year's report is expected to include additional data because the Rockport location will need to be incorporated into the reporting requirements. She also reminded the Board that the Clery Report tracks and reports crimes occurring between January 1 and December 31 each year, regardless of when the report is published.

- Emergency Operations Plan Review & Submission Notice
  **Presenter:** Ms. Tammy McDonald
  *(I: Communicate, Goal 1: Collaborate beyond the College)*

  Ms. Tammy McDonald provided the required annual overview of Del Mar College's Emergency Operations Plan (EOP) and stated the plan was submitted on time to the Texas School Safety Center, as required by Texas Education Code 37.2071. Since the requirement began in 2022, the College has successfully submitted its EOP each year through 2025 and has received satisfactory evaluations.

  Ms. McDonald reviewed key points of the EOP and stated a significant update this year was the addition of a new Reunification Annex, now required as a separate phase of emergency management. The annex outlines procedures for safely reuniting students, faculty, and staff after an emergency, including accommodations for individuals with access and functional needs, communication requirements, and activation procedures. The plan has been tailored to Del Mar College's unique environment as a non-residential institution.

Future preparedness efforts include an Incident Management Team meeting scheduled for late October that will focus on reunification training through scenario-based tabletop exercises. Overall, the report confirmed the college's compliance with state requirements and its ongoing commitment to emergency preparedness and campus safety.

Ms. McDonald and Dr. Escamilla responded to questions from the Board of Regents.

## PENDING BUSINESS

Status Report on Requested Information

## CONSENT AGENDA

**Notice to the Public:** The following items are of a routine or administrative nature. The Board of Regents has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Board member or a citizen, in which event the item(s) will immediately be withdrawn for individual consideration in their normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.

### Consent Motions

(At this point the Board will vote on all motions not removed for individual consideration.)

### Items for Discussion and Possible Action

1. Approval of Minutes:
   Workshop, September 8, 2026
   Regular Board Meeting, September 8, 2026
   *(I: Communicate, Goal 2: Connect beyond the College)*
2. Discussion and possible action related to Quarterly Investment Report for the period ending August 31, 2026
   *(II: Elevate, Goal 2: Maximize resources entrusted to the College)*
3. Discussion and possible action related to the Quarterly Financial Report ending August 31, 2026
   *(II: Elevate, Goal 2: Maximize resources entrusted to the College)*

   Motion: Approve the Consent Agenda.
   Moved by: Regent Crull | Seconded by: Regent Adame
   Vote: Carried unanimously, 7–0 by show of hands
   In favor: Regents Scott, Adame, Averyt, Babbili, Crull, Garza, and Loeb.

## REGULAR AGENDA

4. Discussion and possible action relating to Issuance of up to $46,000,000 in principal amount of Del Mar College Maintenance Tax Notes, Series 2026
   **Presenter:** Mr. Raul Garcia and Dr. Cathy West
   *(II: Elevate, Goal 2 Maximize resources entrusted to the College)*

Dr. Cathy West introduced Dave Gordon with Estrada Hinojosa who is the financial advisor to the College. Mr. Gordon provided the Board with a review of the proposed projects to be funded through the issuance of maintenance tax notes, totaling approximately $45.9 million. The presentation served as a reminder of projects previously discussed before moving into the detailed financial presentation.

Mr. Gordon reviewed the proposed projects for the Heritage Campus - Fine Arts Building Renovation estimated at $17.9 million, and Center for Early Learning Improvement estimated at $8 million; Windward Campus - Public Safety Building Renovation estimated at $10 million; and Barth Learning Resource Center Renovation estimated at $10 million.

College representatives emphasized that these figures are preliminary budget estimates and that project scopes will be revisited as planning progresses. Building users and stakeholder work groups will be engaged to review and refine project needs, recognizing that priorities may have changed since initial assessments were conducted.

Mr. Gordon reviewed the proposed issuance of maintenance tax notes to fund campus facility improvements and provided an update on market conditions and financing plans. He also reviewed some key points including maintenance tax notes may be used for improvements and major renovations to existing facilities, including infrastructure such as sidewalks, but cannot be used for new construction; proposed capital projects total approximately $45.9 million to $49.5 million, including renovations and upgrades at the Heritage and Windward campuses; and current market conditions have become more challenging, with interest rates rising significantly over the past year. Municipal bond rates have increased by roughly 100 basis points during the year, with additional increases occurring in recent weeks. While higher rates increase borrowing costs, the proposed financing is less sensitive to rate fluctuations than a refinancing transaction would be.

Del Mar College currently has two types of outstanding debt which include revenue bonds, which are nearly paid off, with essentially one payment remaining, and general obligation bonds supported by the Interest and Sinking (I&S) tax rate, with approximately $217 million outstanding.

A refinancing completed the previous summer generated approximately $6 million in savings for the college and helped reduce the I&S tax rate. Based on budgeted debt-service capacity of approximately $1.885 million annually, the proposed maintenance tax note issue is expected to generate roughly $46 million to $47 million in project funding. The intent is to maximize available proceeds while staying within the college's planned debt-service budget. Following issuance, annual debt service is expected to remain relatively level at approximately $3.8 million through 2046, supported by the Maintenance and Operations (M&O) tax rate and operating revenues. The college maintains strong credit ratings of AA (S&P), AA2 (Moody’s), and AA (Fitch), reflecting sound financial management.

The financing team is already working on the transaction. The tentative schedule calls for finalizing documents and ratings in early November. The proposed resolution authorizes up to $46 million in maintenance tax notes with a final maturity extending to 2046 and designates college officials authorized to approve final pricing documents.

Mr. Gordon, Ms. McDonald, and Dr. Escamilla responded to questions by the Board of Regents.

Motion: Approve the resolution that was included in the agenda packet authorizing the issuance of the series 2026 maintenance tax notes and delegate authority to the College's President or the Vice President and Chief Financial Officer to complete the transaction within the Board approved parameters and in consultation with the College's financial advisor and bond counsel.
Moved by: Regent Babbili | Seconded by: Regent Loeb
Vote: Carried unanimously, 7–0 by show of hands
In favor: Regents Scott, Adame, Averyt, Babbili, Crull, Garza, and Loeb.

5. Discussion and possible action relating to Sale of Broadband Spectrum License WHR903 to Clearwire Spectrum Holdings III, LLC (subsidiary of T-Mobile US Inc.)
**Presenter:** Mr. Ali Kolahdouz
(*II: Elevate, Goal 2: Maximize resources entrusted to the College*)

   Agenda Item No. 5 was tabled.

### 6. CLOSED SESSION pursuant to:

At 2:19 p.m., the Chair announced that the Board was going into Closed Session pursuant to:

a. TEX. GOV'T CODE § 551.071: (Consultation with Legal Counsel), regarding pending or contemplated litigation, or a settlement offer, and the seeking of legal advice from counsel, with possible discussion and action in open session;

b. TEX. GOV'T CODE § 551.087: (Deliberation Regarding Economic Development), regarding discussion or deliberation of information received from a business prospect with which the College is conducting economic development negotiations and/or the deliberation of an offer of a financial or other incentive to a business prospect, with possible discussion and action in open session; and,

c. TEX. GOV'T CODE § 551.074(a)(1): (Personnel matters), regarding the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee, with possible discussion and action in open session.

The Board of Regents reconvened Open Session at 3:00 p.m. with no action taken.

## CALENDAR

Discussion and possible action related to calendaring dates.

## ADJOURNMENT

The meeting was adjourned at 3:02 p.m.

MINUTES REVIEWED BY GC: /s/ARjr