

**NOTICE OF PUBLIC HEARING  
CITY OF BROWNSVILLE, TEXAS  
MADEIRA ESPIRITU SANTO PUBLIC IMPROVEMENT  
DISTRICT NUMBER ONE**

**Date, Time, and Place of the Public Hearing.** Notice is hereby given that a public hearing will be conducted by the City Commission of Brownsville, Texas on August 5, 2025, at or after 5:00 p.m. at Brownsville City Hall in the City Commission Chambers, 1001 East Elizabeth Street, Brownsville, Texas 78520. The public hearing will be held to consider proposed assessment to be levied against the assessable property within the Madeira Espiritu Santo Public Improvement District Number One (the "District") pursuant to the provisions of Chapter 372 of the Texas Local Government Code, as amended (the "Act").

**General Nature of the Improvements.** The general nature of the services and improvements proposed to be undertaken at this time and financed by the District for the special benefit of the assessable property within District consists of supplemental services including (1) payment of annual service costs related to the operation of the District exclusively consisting of actual annual costs of maintenance of right-of-way and recreation improvements, including but not limited to landscaping, streetscapes, recreational facilities, parks, green spaces, trails, fountains, lighting, signage, and public art financed by assessments levied on property within the District; (2) payment of expenses related to the establishment of the District including establishing, administering, and operating the District, and (3) payment of expenses related to the collection of the annual assessments (collectively, the "Supplemental Services"), as further described in the Preliminary O&M SAP.

**Cost of the Improvements.** These Supplemental Services shall promote the interests of the City and confer a special benefit on the assessable property within the District. The estimated operations and maintenance costs for the first year of the Supplemental Services that is proposed to be assessed is \$180,137.32.

**Boundaries of the Assessment District.** The boundaries of the District include approximately 1,330.32 acres of land generally described as land fronting I-69, US-77, and US-83, located within the corporate boundaries of the City, and as more particularly described by a metes and bounds description available at Brownsville City Plaza, 1034 E. Levee St., Brownsville, Texas 78520, and available for public inspection.

All written or oral objections on the proposed assessment within the District will be considered at the public hearing.

A copy of the proposed Assessment Roll, which includes the assessment proposed to be levied against each parcel of land within the District is available for public inspection at the office of the City Secretary, Brownsville City Plaza, 1034 E. Levee St., Brownsville, Texas 78520.

This Notice of Public Hearing is given and the public hearing is being held pursuant to the requirements of the Act.