

## **NOTICE OF BOND ELECTION**

TO THE RESIDENT, QUALIFIED VOTERS OF THE  
ATHENS INDEPENDENT SCHOOL DISTRICT

District's Website: <https://www.athensisd.net/>  
Henderson County's Website: <https://www.henderson-county.com/departments/elections-voter-registration>  
Anderson County's Website: <https://www.co.anderson.tx.us/page/anderson.elections>  
Van Zandt County's Website: <https://www.vanzandtcountry.org/page/vanzandt.Elections>

TAKE NOTICE that an election will be held in the Athens Independent School District on May 3, 2025 concerning the issuance of bonds in accordance with an order that reads substantially as follows:

AN ORDER CALLING A BOND ELECTION TO BE HELD BY THE ATHENS INDEPENDENT SCHOOL DISTRICT, MAKING PROVISION FOR THE CONDUCT OF THE ELECTION, AND RESOLVING OTHER MATTERS RELATED TO THAT ELECTION

WHEREAS, the Board of Trustees (the *Board*) of the ATHENS INDEPENDENT SCHOOL DISTRICT (the *District*), located in Henderson, Anderson, and Van Zandt Counties, Texas (individually, the *County*, collectively, the *Counties*), finds and determines that a special election (the *Election*) should be held to determine whether the District will be authorized to issue bonds in the amount and for the purposes identified in this order (the *Order*); and

WHEREAS, the District will contract with the elections administrator of Henderson County (the *Administrator*) to conduct all aspects of the Election for all registered voters of the District; and

WHEREAS, the Election may be held jointly with other political subdivisions (collectively, the *Participants*) pursuant to a joint election or similar agreement according to the Texas Election Code, as amended (the *Code*); and

WHEREAS, the Board hereby finds and determines that the anticipated capital improvements identified in Measure A and corresponding Proposition A may be submitted to the qualified voters of the District as a single measure and corresponding proposition pursuant to Section 45.003(g) of the Texas Education Code because these capital improvements will be predominantly used for educational and administrative purposes, none of which are the type of facilities described in Section 45.003(g)(1-6); and

WHEREAS, the Board hereby finds and determines that the actions described above are in the best interests of the residents of the District; now, therefore,

BE IT ORDERED BY THE BOARD OF TRUSTEES OF THE ATHENS INDEPENDENT SCHOOL DISTRICT THAT:

SECTION 1. Election Ordered; Purpose; Amount. The Election will be held in the ATHENS INDEPENDENT SCHOOL DISTRICT on May 3, 2025 (*Election Day*), which is a uniform election date under the Code and is 78 or more days from the date of the adoption of this Order, for the purpose of submitting the following legal question to the qualified voters of the District:

Measure A

Should the Board of Trustees of the Athens Independent School District be authorized to issue and sell bonds of the District, in one or more series, in the aggregate principal amount not to exceed \$121,500,000 for the purposes of designing, constructing, renovating, improving, upgrading, updating, modernizing, acquiring, and equipping school facilities (and any necessary or related removal of existing facilities) and the purchase of the necessary sites for school facilities, with the bonds to mature, bear interest, and be issued and sold as permitted by law, and will the Board of Trustees of the District be authorized to levy and pledge, and cause to be assessed and collected, annual ad valorem taxes on all taxable property in the District sufficient, without limit as to rate or amount, to pay the principal of and interest on these bonds?

SECTION 2. Ballots. The official ballots will permit voters to vote “FOR” or “AGAINST” the measure above with the following ballot language:

ATHENS INDEPENDENT SCHOOL DISTRICT PROPOSITION A

THE ISSUANCE OF BONDS IN THE AMOUNT OF \$121,500,000 FOR SCHOOL FACILITIES AND THE LEVY OF TAXES SUFFICIENT TO PAY THE PRINCIPAL OF AND INTEREST ON THE BONDS. THIS IS A PROPERTY TAX INCREASE.

SECTION 3. Polling Details.

A. One or more District election precincts are established for Election Day from 7:00 a.m. to 7:00 p.m. with one or more corresponding polling places as identified on Exhibit A to this Order. As permitted by the Code, polling places may be changed without further Board action; any changes will not affect this Order or subsequent notice of election.

B. Exhibit A also includes the places, dates, and hours for early voting in person. As permitted by the Code, these details may be changed without further Board action; any changes will not affect this Order or subsequent notice of election. Applications for voting by mail should be received no later than the close of business on April 22, 2025. Applications should be sent to the Early Voting Clerk named below. If an application for ballot by mail is faxed or emailed (or if a federal postcard application is faxed), the applicant must also mail the original.

SECTION 4. Election Officials. To the extent required by the Code or other applicable law, the appointment of election officials at polling locations will include a person fluent in the Spanish language.

A. The Administrator will appoint Presiding Judges, Alternate Presiding Judges, and Election Clerks.

B. The Early Voting Clerk is: Paula Ludtke; mailing address: P.O. Box 2720, Athens, TX 75751; physical address: 201 East Larkin, Athens, TX 75751; phone: (903) 675-6149; fax: (903) 675-6101; and email: hcelections@henderson-county.com. The Early Voting Clerk will appoint the Deputy Early Voting Clerks.

C. The Administrator is authorized to establish an Early Voting Ballot Board and to designate the Presiding Judge of the Early Voting Ballot Board and, if needed, the members of Signature Verification Committee.

D. The District is authorized to use a Central Counting Station (the *Station*) if needed. The Administrator or the Administrator's designee is appointed as the Manager of the Station with the authority to appoint the Tabulation Supervisor, the Programmer, and any Clerks.

SECTION 5. Qualified Voters. The District's qualified voters (as defined by the Code) will be entitled to vote in the Election at the dates, times, and places reflected on Exhibit A.

SECTION 6. Legal Compliance. The Election and notice of Election will be held and conducted according to the Code and other applicable law. To the extent required by law, materials relating to the Election will be printed in English, Spanish, and any other required language.

SECTION 7. Debt Obligations. The following information is calculated based on bond market conditions as of the date of the adoption of this Order; is further explained in one or more voter information documents attached to this Order as exhibits; and is not intended to serve as a cap or other restriction should the bonds be authorized at the Election.

A. The aggregate amount of the outstanding principal of the District's debt totaled \$49,070,000 (including maintenance tax debt, if any).

B. The aggregate amount of the interest owed on the District's debt obligations, through respective maturity, totaled \$14,179,525.

C. The District levied an ad valorem debt service tax rate for its outstanding debt obligations of \$0.3900 per \$100 of taxable assessed valuation.

D. The maturity date of the proposed bonds will not exceed the maximum number of years authorized by law.

E. The maximum interest rate for any series of bonds authorized at the Election is 5% (expressed as a net effective interest rate).

SECTION 8. Contracting Authority. The Board authorizes the District's President of the Board, the Superintendent of Schools, or their designees to negotiate and enter into one or more joint election agreements, election services contracts, or similar contracts with the Counties and any Participants if desired or if required to comply with applicable law.

SECTION 9. Modifications. The Board acknowledges that information required to complete the Exhibits to this Order may not be available when the Election is ordered, and the

Board therefore authorizes the District's Superintendent of Schools, the President of the Board, or their designees to correct, modify, or change the Exhibits to the extent permitted by applicable law. Additionally, the Board authorizes these individuals to make technical modifications to this Order that are necessary for compliance with applicable law or to carry out the intent of the Board as evidenced in this Order.

SECTION 10. Findings. The recitals contained in the preamble of this Order are found to be true.

SECTION 11. Conflicts. All orders and resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Order are hereby repealed to the extent of such conflict, and the provisions of this Order will be and remain controlling as to the matters ordered herein.

SECTION 12. Controlling Law. This Order will be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

SECTION 13. Open Meetings. It is officially found, determined, and declared that the meeting at which this Order is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Order, was given, all as required by Chapter 551, as amended, Texas Government Code.

SECTION 14. Severability. If any provision of this Order or the application of this Order to any person or circumstance is held invalid, then the remainder of this Order remains effective.

SECTION 15. Effective Date. This Order is effective immediately upon its approval.

PASSED AND APPROVED on February 13, 2025. /s/ Alicea Elliott

## **Exhibit A (Anexo A)**

Polling sites subject to change. *(Sitios de votación sujetos a cambios.)*

### **EARLY VOTING (VOTACIÓN ANTICIPADA)**

Voters entitled to vote an early ballot by personal appearance may do so at any Early Voting site. *(Los votantes con derecho a votar una boleta temprana por comparecencia personal pueden hacerlo en cualquier sitio de votación temprana).*

Henderson County Election Office, 201 East Larkin, Athens, TX 75751  
[main location *(ubicación principal)*]

&

Mabank City Hall, 129 East Market Street, Mabank, TX 75147

|                   |                                 |                        |
|-------------------|---------------------------------|------------------------|
| April 22-26, 2025 | <i>(22-26 de abril de 2025)</i> | 8:00 A.M. – 5:00 P.M.  |
| April 27, 2025    | <i>(27 de abril de 2025)</i>    | 12:00 P.M. – 6:00 P.M. |
| April 28-29, 2025 | <i>(28-29 de abril de 2025)</i> | 7:00 A.M. – 7:00 P.M.  |

Gun Barrel City Hall, 1716 West Main Street, Gun Barrel City, TX 75156  
Seven Points City Hall (Temporary Location), 715 S. Seven Points Blvd., Seven Points, TX 75143  
First Methodist Church, Heritage Hall, 501 North Second Street (Two Street), Chandler, TX 75758

|                   |                                 |                       |
|-------------------|---------------------------------|-----------------------|
| April 22-25, 2025 | <i>(22-25 de abril de 2025)</i> | 8:00 A.M. – 5:00 P.M. |
| April 28-29, 2025 | <i>(28-29 de abril de 2025)</i> | 7:00 A.M. – 7:00 P.M. |

### **ELECTION DAY (DÍA DE LA ELECCIÓN)**

**May 3, 2025 (3 de mayo de 2025): 7:00 a.m. – 7:00 p.m.**

Henderson County participates in the Countywide Polling Place Program, meaning registered voters can vote at any of the vote centers identified on the County's website. *(El condado de Henderson participa en el Programa de lugares de votación para todo el condado, lo que significa que los votantes registrados pueden votar en cualquiera de los centros de votación identificados en el sitio web del condado).*

Seven Points City Hall (Temporary Location), 715 S. Seven Points Blvd., Seven Points, TX 75143  
Trinidad City Hall, 100 Park Street Trinidad, TX 75163  
Oran White Civic Center, 701 N. Tool Drive (Hwy 274) Tool, TX 75143  
Gun Barrel City Hall, 1716 West Main Street, Gun Barrel City, TX 75156  
Payne Springs Fire Rescue Station1, 12650 TX-198, Gun Barrel City, TX 75124  
Eustace High School Kirk Gym, 318 FM 316 South Eustace, TX 75124  
Henderson County Election Office, 201 East Larkin Street Athens, TX 75751  
Faith Baptist Church, 13567 TX-31 Brownsboro, TX 75756  
First Methodist Church Heritage Hall - 501 Second Street (Two Street) Chandler, TX 75758  
Mabank City Hall, 129 East Market Street Mabank, TX 75147

**Exhibit B (Anexo B)**

**VOTER INFORMATION DOCUMENT [not part of the contract with voters]**

**(DOCUMENTO DE INFORMATIVO PARA LOS VOTANTES) [no forma parte del contrato con las votantes]**

Athens Independent School District Proposition A:

*(Propuesta A del Distrito Escolar Independiente de Athens:)*

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|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <input type="checkbox"/> For<br><i>(a favor)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | THE ISSUANCE OF BONDS IN THE AMOUNT OF \$121,500,000 FOR SCHOOL FACILITIES AND THE LEVY OF TAXES SUFFICIENT TO PAY THE PRINCIPAL OF AND INTEREST ON THE BONDS. THIS IS A PROPERTY TAX INCREASE. | LA EMISIÓN DE BONOS POR UN MONTO DE \$121,500,000 PARA INSTALACIONES ESCOLARES Y LA IMPOSICIÓN DE IMPUESTOS SUFICIENTES PARA PAGAR EL CAPITAL Y LOS INTERESES DE LOS BONOS. ESTE ES UN INCREMENTO DEL IMPUESTO A LA PROPIEDAD. |
| <input type="checkbox"/> Against<br><i>(en contra)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                                                                                                                                                                                                 |                                                                                                                                                                                                                                |
| principal of debt obligations to be authorized <i>(capital de obligaciones de deuda que se autorizará)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |                                                                                                                                                                                                 | \$121,500,000                                                                                                                                                                                                                  |
| estimated interest for the debt obligations to be authorized presuming an interest rate of 5.00% <i>(interés estimado para las obligaciones de deuda que se autorizarán asumiendo una tasa de interés del 5.00%)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                                                                                                                                                                                 | \$123,031,250                                                                                                                                                                                                                  |
| estimated combined principal and interest required to pay on time and in full the debt obligations to be authorized amortized over 30 years <i>(capital e intereses consolidados estimados necesarios para pagar a tiempo y en su totalidad las obligaciones de deuda que se autorizarán amortizar durante 30 años)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                                                                                                                                                                                                 | \$244,531,250                                                                                                                                                                                                                  |
| as of the date the election was ordered, principal of all outstanding debt obligations <i>(a partir de la fecha en que se ordenó la elección, el capital de todas las obligaciones de deuda pendientes)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                                                                                                                 | \$49,070,000                                                                                                                                                                                                                   |
| as of the date the election was ordered, the estimated interest on all outstanding debt obligations <i>(a partir de la fecha en que se ordenó la elección, el interés estimado de todas las obligaciones de deuda pendientes)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                                                                                                                                                                                                 | \$14,179,525                                                                                                                                                                                                                   |
| estimated combined principal and interest required to pay on time and in full all outstanding debt obligations amortized over 15 years <i>(capital e intereses consolidados estimados necesarios para pagar a tiempo y en su totalidad las obligaciones de deuda pendientes amortizadas durante 15 años)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                                                                                 | \$63,249,525                                                                                                                                                                                                                   |
| as of the date the election was ordered, the ad valorem debt service tax rate per \$100 of taxable assessed valuation <i>(a partir de la fecha en que se ordenó la elección, la tasa impositiva ad valorem de servicio de la deuda por cada \$100 de valuación tasada gravable)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                                                                                                 | \$0.3900                                                                                                                                                                                                                       |
| estimated maximum annual increase in the amount of taxes on a residence homestead with an appraised value of \$100,000 to repay the debt obligations to be authorized, if approved <i>(aumento anual máximo estimado de la cantidad de impuestos sobre una residencia principal con un valor estimado de \$100,000 para saldar las obligaciones de deuda que se autorizarán, si se aprueba.)</i><br><br>This figure assumes application of a homestead exemption of \$100,000. <i>(Esta cifra supone la aplicación de una exención de vivienda de \$100,000.)</i><br><br>As noted above, this figure makes conservative assumptions about the amortization period of the debt obligations and the estimated interest rate. <i>(Como se señaló anteriormente, esta cifra hace suposiciones conservadoras sobre el período de amortización de las obligaciones de deuda y la tasa de interés estimada.)</i><br><br>Estimated future appraised values in the District are assumed to increase by 5% each year for the next 3 years and then remain unchanged thereafter. <i>(Se asume que los valores tasados futuros estimados en el Distrito aumentarán un 5% cada año durante los próximos 3 años y permanecerán sin cambios a partir de entonces.)</i> |                                                                                                                                                                                                 | \$0                                                                                                                                                                                                                            |