MONTHLY FILING GENERAL-PURPOSE COMMITTEE CAMPAIGN FINANCE REPORT

FORM MPAC
COVER SHEET PG 1

The MPAC Instruction Guide explains how to complete this form.

1 Filer ID (Ethics Commission Filers): 00015657

2 Total pages filed: 12

3 COMMITTEE NAME
San Antonio Builders PAC I

OFFICE USE ONLY

Date Received
ELECTRONICALLY FILED
03/05/2026

Date Hand-delivered or Date Postmarked

Receipt # Amount

Date Processed

Date Imaged

4 COMMITTEE ADDRESS

ADDRESS / PO BOX; APT / SUITE #; CITY; STATE; ZIP
3625 Paesanos Pkwy
Suite 100
San Antonio, TX 78231

5 CAMPAIGN TREASURER NAME

MS / MRS / MR: Mr.
FIRST: Ed
MI:
NICKNAME:
LAST: Berlanga
SUFFIX:

6 CAMPAIGN TREASURER STREET ADDRESS (Residence or Business)

STREET ADDRESS (NO PO BOX PLEASE); APT / SUITE #; CITY; STATE; ZIP CODE
3625 Paesanos Pkwy
Suite 100
San Antonio, TX 78231

7 CAMPAIGN TREASURER MAILING ADDRESS

STREET ADDRESS OR PO BOX; APT / SUITE #; CITY; STATE; ZIP CODE
3625 Paesanos Pkwy.
Suite 100
San Antonio, TX 78231

8 CAMPAIGN TREASURER PHONE

AREA CODE PHONE NUMBER EXTENSION
(210) 471-1264

9 REPORT TYPE

- [X] Monthly
- [ ] 10th day after campaign treasurer termination
- [ ] Dissolution (Attach PAC-DR)

10 MONTHLY REPORT FILING DEADLINE

- [ ] January 5
- [ ] February 5
- [X] March 5
- [ ] April 5
- [ ] May 5
- [ ] June 5
- [ ] July 5
- [ ] August 5
- [ ] September 5
- [ ] October 5
- [ ] November 5
- [ ] December 5

11 PERIOD COVERED

Month Day Year: 01/26/2026
THROUGH
Month Day Year: 02/25/2026

GO TO PAGE 2

MONTHLY FILING GPAC REPORT: PURPOSE AND TOTALS

FORM MPAC
COVER SHEET PG 2

12 COMMITTEE NAME San Antonio Builders PAC I	**13** Filer ID (Ethics Commission Filers) 00015657

14 COMMITTEE ACTIVITY (Attach lists on plain paper to complete this report if necessary.)	1. Candidates (Identify by name or, if applicable, classify by party.)	A. Supported	Donovan Rodriguez State Representative
		B. Opposed	
	2. Measures (Describe by date and location of election and nature of issue.)	A. Supported	
		B. Opposed	
	3. Officeholders Assisted (Identify by name or, if applicable, classify by party.)		

15 CONTRIBUTION TOTALS	1. TOTAL UNITEMIZED POLITICAL CONTRIBUTIONS (OTHER THAN PLEDGES, LOANS, OR GUARANTEES OF LOANS, OR CONTRIBUTIONS MADE ELECTRONICALLY) ☐ check here if this report qualifies for the higher itemization threshold	$ 0.00
	2. TOTAL POLITICAL CONTRIBUTIONS (OTHER THAN PLEDGES, LOANS, OR GUARANTEES OF LOANS)	$ 5,330.00
EXPENDITURE TOTALS	3. TOTAL UNITEMIZED POLITICAL EXPENDITURES	$ 0.00
	4. TOTAL POLITICAL EXPENDITURES	$ 1,000.00
CONTRIBUTION BALANCE	5. TOTAL POLITICAL CONTRIBUTIONS MAINTAINED AS OF THE LAST DAY OF THE REPORTING PERIOD	$ 19,860.76
OUTSTANDING LOAN TOTALS	6. TOTAL PRINCIPAL AMOUNT OF ALL OUTSTANDING LOANS AS OF THE LAST DAY OF THE REPORTING PERIOD	$ 0.00

16 AFFIDAVIT

I swear, or affirm, under penalty of perjury, that the accompanying report is true and correct and includes all information required to be reported by me under Title 15, Election Code.

Mr. Ed Berlanga
Signature of Campaign Treasurer

AFFIX NOTARY STAMP / SEAL ABOVE

Sworn to and subscribed before me, by the said _____, this the _____ day of_____, 20_____, to certify which, witness my hand and seal of office.

Signature of officer administering oath | Printed name of officer administering oath | Title of officer administering oath

MONTHLY FILING GPAC REPORT: PURPOSE

FORM MPAC
ADDENDUM

12 COMMITTEE NAME	**13** Filer ID (Ethics Commission Filers)
San Antonio Builders PAC I	00015657

14 COMMITTEE ACTIVITY (Attach lists on plain paper to complete this report if necessary.)	1. Candidates (Identify by name or, if applicable, classify by party.)	A. Supported Ron Nirenberg County Judge
		B. Opposed
	2. Measures (Describe by date and location of election and nature of issue.)	A. Supported
		B. Opposed
	3. Officeholders Assisted (Identify by name or, if applicable, classify by party.)	

SUBTOTALS - MPAC

FORM MPAC
COVER SHEET PG 3

17 COMMITTEE NAME	18 Filer ID (Ethics Commission Filers)
San Antonio Builders PAC I	00015657

19 SCHEDULE SUBTOTALS NAME OF SCHEDULE			SUBTOTAL AMOUNT
1.	X	SCHEDULE A1: MONETARY POLITICAL CONTRIBUTIONS	$ 5,330.00
2.	X	SCHEDULE A2: NON-MONETARY (IN-KIND) POLITICAL CONTRIBUTIONS	$ 0.00
3.	X	SCHEDULE B: PLEDGED CONTRIBUTIONS	$ 0.00
4.		SCHEDULE C1: MONETARY CONTRIBUTIONS FROM CORPORATION OR LABOR ORGANIZATION	$
5.		SCHEDULE C2: NON-MONETARY (IN-KIND) CONTRIBUTIONS FROM CORPORATION OR LABOR ORGANIZATION	$
6.		SCHEDULE C3: MONETARY SUPPORT FROM CORPORATION OR LABOR ORGANIZATION	$
7.		SCHEDULE C4: NON-MONETARY SUPPORT FROM CORPORATION OR LABOR ORGANIZATION	$
8.		SCHEDULE D: PLEDGED CONTRIBUTIONS FROM CORPORATION OR LABOR ORGANIZATION	$
9.		SCHEDULE E: LOANS	$
10.	X	SCHEDULE F1: POLITICAL EXPENDITURES FROM POLITICAL CONTRIBUTIONS	$ 1,000.00
11.	X	SCHEDULE F2: UNPAID INCURRED OBLIGATIONS	$ 0.00
12.	X	SCHEDULE F3: PURCHASE OF INVESTMENTS FROM POLITICAL CONTRIBUTIONS	$ 0.00
13.	X	SCHEDULE F4: EXPENDITURES MADE BY CREDIT CARD	$ 0.00
14.		SCHEDULE I: NON-POLITICAL EXPENDITURES FROM POLITICAL CONTRIBUTIONS	$
15.		SCHEDULE K: INTEREST, CREDITS, GAINS, REFUNDS, AND CONTRIBUTIONS RETURNED TO FILER	$

MONETARY POLITICAL CONTRIBUTIONS

SCHEDULE A1

The Instruction Guide explains how to complete this form.

1 Total pages Schedule A1: Sch: 1/6 Rpt: 5/12

2 FILER NAME: San Antonio Builders PAC I

3 Filer ID (Ethics Commission Filers): 00015657

4 Date	5 Full name of contributor ☐ out-of-state PAC (ID#:_____)	7 Amount of Contribution ($)
02/10/2026	Burdick, Art 6 Contributor address; City; State; Zip Code San Antonio, TX 78257	$100.00

8 Principal occupation / Job title (See Instructions)	9 Employer (See Instructions)
CEO	Burdick Homes

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Conger, Jeanne Contributor address; City; State; Zip Code San Antonio, TX 78255	$100.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
CCO	On3

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Doublet, Shelly Contributor address; City; State; Zip Code Luling, TX 78648	$130.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
Sales	Wilson Appliance

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Garza, Cleofas Contributor address; City; State; Zip Code San Antonio, TX 78209	$30.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
Loan Officer	Summit Funding

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Gobart, Michael Contributor address; City; State; Zip Code La Vernia, TX 78121	$1,000.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
Owner	MG Legacy Custom Homes

MONETARY POLITICAL CONTRIBUTIONS

SCHEDULE A1

The Instruction Guide explains how to complete this form.

1 Total pages Schedule A1: Sch: 2/6 Rpt: 6/12

2 FILER NAME: San Antonio Builders PAC I

3 Filer ID (Ethics Commission Filers): 00015657

4 Date	5 Full name of contributor ☐ out-of-state PAC (ID#:_____)	7 Amount of Contribution ($)
02/10/2026	Gobert, Michael 6 Contributor address; City; State; Zip Code La Vernia, TX 78121	$100.00

8 Principal occupation / Job title (See Instructions): Manager

9 Employer (See Instructions): MG Legacy Custom Homes

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Gomez, Pete Contributor address; City; State; Zip Code San Marcos, TX 78666	$30.00

Principal occupation / Job title (See Instructions): AE

Employer (See Instructions): Charter

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Gutierrez, Brian Contributor address; City; State; Zip Code San Antonio, TX 78258	$60.00

Principal occupation / Job title (See Instructions): Branch Leader

Employer (See Instructions): NEO Home Loans

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Harding, David Contributor address; City; State; Zip Code New Braunfels, TX 78132	$300.00

Principal occupation / Job title (See Instructions): Manager

Employer (See Instructions): Edge Home Finance

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Harding, David Contributor address; City; State; Zip Code New Braunfels, TX 78132	$30.00

Principal occupation / Job title (See Instructions): Mortgage Broker

Employer (See Instructions): Edge Home Finance

MONETARY POLITICAL CONTRIBUTIONS

SCHEDULE A1

The Instruction Guide explains how to complete this form.

1 Total pages Schedule A1: Sch: 3/6 Rpt: 7/12

2 FILER NAME: San Antonio Builders PAC I

3 Filer ID (Ethics Commission Filers): 00015657

4 Date	5 Full name of contributor ☐ out-of-state PAC (ID#:_____)	7 Amount of Contribution ($)
02/10/2026	Howard, Kathy 6 Contributor address; City; State; Zip Code Cypress, TX 77433	$30.00
8 Principal occupation / Job title (See Instructions): Director	9 Employer (See Instructions): Burgess	
Date: 02/10/2026	Full name of contributor: Jackson, Damon Contributor address; City; State; Zip Code: San Antonio, TX 78254	Amount of Contribution ($): $30.00
Principal occupation / Job title (See Instructions): Owner	Employer (See Instructions): TCL Tech Solutions	
Date: 02/10/2026	Full name of contributor: Jackson, Dede Contributor address; City; State; Zip Code: San Antonio, TX 78247	Amount of Contribution ($): $100.00
Principal occupation / Job title (See Instructions): Escrow Officer	Employer (See Instructions): Alamo Title	
Date: 02/10/2026	Full name of contributor: Johanson, Brady Contributor address; City; State; Zip Code: Boerne, TX 78015	Amount of Contribution ($): $740.00
Principal occupation / Job title (See Instructions): Owner	Employer (See Instructions): Brady Colt Custom Homes	
Date: 02/10/2026	Full name of contributor: Leal, Bernardeth Contributor address; City; State; Zip Code: San Antonio, TX 78260	Amount of Contribution ($): $100.00
Principal occupation / Job title (See Instructions): Owner	Employer (See Instructions): Everly Plumbing	

MONETARY POLITICAL CONTRIBUTIONS

SCHEDULE A1

The Instruction Guide explains how to complete this form.

1 Total pages Schedule A1: Sch: 4/6 Rpt: 8/12

2 FILER NAME: San Antonio Builders PAC I

3 Filer ID (Ethics Commission Filers): 00015657

4 Date	5 Full name of contributor ☐ out-of-state PAC (ID#:_____)	7 Amount of Contribution ($)
02/10/2026	Lindsay, Chris 6 Contributor address; City; State; Zip Code San Antonio, TX 78209	$100.00

8 Principal occupation / Job title (See Instructions)	9 Employer (See Instructions)
Sales Manager	Sure-Loc Hardware

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Louis, Steve Contributor address; City; State; Zip Code San Antonio, TX 78232	$100.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
VP	Two Ten

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Lucas, Carmen Contributor address; City; State; Zip Code Helotes, TX 78023	$30.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
Realtor	Kuper

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Miller, Deborah Contributor address; City; State; Zip Code San Antonio, TX 78258	$100.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
Project Director	The Tesh Project

Date	Full name of contributor ☐ out-of-state PAC (ID#:_____)	Amount of Contribution ($)
02/10/2026	Pencsak, Angela Contributor address; City; State; Zip Code Garden Ridge, TX 78266	$130.00

Principal occupation / Job title (See Instructions)	Employer (See Instructions)
Owner	Pencsak Builders

MONETARY POLITICAL CONTRIBUTIONS

SCHEDULE A1

The Instruction Guide explains how to complete this form.

1 Total pages Schedule A1: Sch: 5/6 Rpt: 9/12

2 FILER NAME: San Antonio Builders PAC I

3 Filer ID (Ethics Commission Filers): 00015657

4 Date	5 Full name of contributor ☐ out-of-state PAC (ID#:_____)	7 Amount of Contribution ($)
02/10/2026	Robare, Michael 6 Contributor address; City; State; Zip Code Helotes, TX 78023	$100.00
8 Principal occupation / Job title (See Instructions): Owner	9 Employer (See Instructions): Robare Custom Homes	
Date: 02/10/2026	Full name of contributor ☐ out-of-state PAC (ID#:_____) Rojas, Paul Contributor address; City; State; Zip Code New Braunfels, TX 78130	Amount of Contribution ($): $30.00
Principal occupation / Job title (See Instructions): Candidate	Employer (See Instructions): Rojas 4 Texas	
Date: 02/10/2026	Full name of contributor ☐ out-of-state PAC (ID#:_____) Sanders, Shirlee Contributor address; City; State; Zip Code San Antonio, TX 78217	Amount of Contribution ($): $100.00
Principal occupation / Job title (See Instructions): Sales	Employer (See Instructions): LP	
Date: 02/10/2026	Full name of contributor ☐ out-of-state PAC (ID#:_____) Sauer, Dale Contributor address; City; State; Zip Code San Antonio, TX 78261	Amount of Contribution ($): $100.00
Principal occupation / Job title (See Instructions): President	Employer (See Instructions): Dale Sauer Homes	
Date: 02/10/2026	Full name of contributor ☐ out-of-state PAC (ID#:_____) Schey, Leslie Contributor address; City; State; Zip Code Corpus Christi, TX 78413	Amount of Contribution ($): $30.00
Principal occupation / Job title (See Instructions): Sales Rep	Employer (See Instructions): 2-10 Homebuyers	

MONETARY POLITICAL CONTRIBUTIONS

SCHEDULE A1

The Instruction Guide explains how to complete this form.

1 Total pages Schedule A1: Sch: 6/6 Rpt: 10/12

2 FILER NAME: San Antonio Builders PAC I

3 Filer ID (Ethics Commission Filers): 00015657

4 Date	5 Full name of contributor ☐ out-of-state PAC (ID#:_____)	6 Contributor address; City; State; Zip Code	7 Amount of Contribution ($)	8 Principal occupation / Job title (See Instructions)	9 Employer (See Instructions)
02/10/2026	Sowry, Mike	San Antonio, TX 78248	$300.00	Owner	Virtuoso Builders
02/10/2026	Sowry, Molly (Mrs.)	San Antonio, TX 78248	$300.00	Owner	Virtuoso Builders
02/10/2026	Trinidad, Gabriel	Austin, TX 78759	$1,000.00	Manager	Lighting Inc
02/10/2026	Willis, Darlene	San Antonio, TX 78240	$30.00	Director of Membership	Greater San Antonio Builders Association

PLEDGED CONTRIBUTIONS

SCHEDULE B

The Instruction Guide explains how to complete this form.	**1** Total pages Schedule B: Sch: 1/1 Rpt: 11/12
2 FILER NAME San Antonio Builders PAC I	**3** Filer ID (Ethics Commission Filers) 00015657
4 TOTAL OF UNITEMIZED PLEDGES	**$** 0.00

5 Date	**6** Full name of pledgor ☐ out-of-state PAC (ID#:_____) **7** Pledgor Address; City; State; Zip Code	**8** Amount of pledge ($)	**9** In-kind description (If applicable)
		☐ Check if travel outside of Texas. Complete Schedule T.	

10 Principal occupation / Job title (See Instructions)	**11** Employer (See Instructions)

POLITICAL EXPENDITURES FROM POLITICAL CONTRIBUTIONS

SCHEDULE F1

EXPENDITURE CATEGORIES FOR BOX 8(a)

Advertising Expense	Event Expense	Loan Repayment/Reimbursement	Solicitation/Fundraising Expense
Accounting/Banking	Fees	Office Overhead/Rental Expense	Transportation Equipment & Related Expense
Consulting Expense	Food/Beverage Expense	Polling Expense	Travel in District
Contributions/ Donations Made By - Candidate/Officeholder/Political Committee	Gift/Awards/Memorials Expense	Printing Expense	Travel Out of District
Credit Card Payment	Legal Services	Salaries/Wages/Contract Labor	OTHER (enter a category not listed above)

The Instruction Guide explains how to complete this form.

1 Total pages Schedule F1:	2 FILER NAME	3 Filer ID (Ethics Commission Filers)
Sch: 1/1 Rpt: 12/12	San Antonio Builders PAC I	00015657

4 Date	5 Payee name
02/20/2026	Nirenberg, Ron (Mr.)

6 Amount ($)	7 Payee address; City; State; Zip Code
$500.00 ☐ Expenditure from corporate funds	100 Military Plaza San Antonio, TX 78205

8 PURPOSE OF EXPENDITURE	(a) Category (See Categories listed at the top of this schedule)	(b) Description
	Contributions/Donations Made By Candidate/Officeholder/Political Committee	☐ Check if travel outside of Texas. Complete Schedule T. ☐ Check if Austin, TX, officeholder living expense campaign contribution

9 Complete ONLY if direct expenditure to benefit C/OH	Candidate/Officeholder name	Office sought	Office held

Date	Payee name
02/23/2026	Rodriguez, Donovan

Amount ($)	Payee address; City; State; Zip Code
$500.00 ☐ Expenditure from corporate funds	TX

PURPOSE OF EXPENDITURE	(a) Category (See Categories listed at the top of this schedule)	(b) Description
	Contributions/Donations Made By Candidate/Officeholder/Political Committee	☐ Check if travel outside of Texas. Complete Schedule T. ☐ Check if Austin, TX, officeholder living expense campaign contribution

Complete ONLY if direct expenditure to benefit C/OH	Candidate/Officeholder name	Office sought	Office held