

Williamson Central Appraisal District

Board of Directors Meeting

Minutes of February 14, 2019

Charles Chadwell, Chairman, called the regular meeting of the Williamson Central Appraisal District Board of Directors to order Thursday, February 14, 2019 at 9:00 a.m. Board members present: Charles Chadwell, Harry Gibbs, Donald Hisle, Rufus Honeycutt, Jon Jewett and Larry Gaddes. Quorum declared.

Pledges of Allegiance

Receipt of Public Comments

There were no public comments.

Taxpayer Liaison Officer's Report

Report on Property Owner Contacts

Charley Rouse, the District's Taxpayer Liaison Officer, was present to report on the status of his contact with property owners. He reported that all issues had been handled timely.

Consent / Possible Action Items

The consent agenda includes non-controversial and routine items that the Board may act on with one single vote. Any Board member may pull any item from the consent agenda in order that the Board discuss and act upon it individually as part of the regular agenda.

Consent Agenda Items:

Approval of minutes of the Board of Directors for the regular meeting – January 10, 2019.

Approval of minutes of the Board of Directors for the special called meeting – January 29, 2019.

Monthly Financials

Quarterly Investment Report

Quarterly Taxing Unit Payments

Lankford reminded the Board of the reason for the consent agenda and indicated that the District's attorney had previously been consulted regarding any late quarterly payment by a taxing unit. He expressed that the entities who did not pay timely had no prior issues with making payments.

Hisle moved for approval of the consent agenda items. Jewett seconded. The motion carried unanimously.

The December 2018 financials and expenditures were reviewed and filed for audit. The quarterly investment report was also filed.

Agricultural Advisory Committee

Lankford informed the members that, by law, an Agricultural Advisory Committee is appointed to assist the appraisal district in determining agricultural values and to share agricultural activity in the local market. Aaron Stenulson, the District's Agricultural Appraisal Manager was present. Lankford read the slate of individuals who were willing to serve on this Committee; those names were: James Davidson, Gene Lawhon, Billy Carlson, Wilbert Vorwerk and Mark Prinz.

Hisle made a motion to approve the listing of Agricultural Advisory Committee members as they were presented. Gibbs seconded. The motion carried unanimously.

Annual Review of Contracts

Lankford reminded the Board that their policy states that there will be an annual review of the District's vendor contracts. This listing was included in the Board's packet. He also mentioned that each of these contracts is individually presented to the Board at its inception.

No motion was made.

Town Hall Meeting

Lankford announced that a meeting had been held by the Town Hall subcommittee, of which Gibbs is the Chairman. Gibbs provided an update from that meeting.

Gibbs mentioned that he, Honeycutt, Gaddes, Lankford and Colleen McElroy, the District's Administrative Assistant were in attendance at this meeting. Among items discussed were the possible speakers, time limits and location of the meeting. The individuals planned to speak at this meeting are as follows; Larry Gonzalez, to discuss what is happening legislatively and Steve West to address school finance. Both Gaddes and Lankford will also speak. Gibbs will contact Gonzalez.

The public and entities will be invited to the Town Hall Meeting. Lankford indicated that he had spoken with Pam Sanchez with Georgetown ISD regarding a location and had tentatively reserved their administration building on April 16th or 17th. The members felt if, for some reason, this location was not available, they could consider inquiring about using one of the school's performing arts centers. This meeting is planned to begin at 6:30 p.m. and last about one hour with both appraisal district and tax office staff members present.

Discussion followed regarding details from the previous Town Hall Board Meeting. The Board mentioned drafting a press release.

Chadwell discussed the possibility of live streaming the meeting. Lankford indicated that he would discuss this further with Sanchez. Gaddes mentioned publishing a video following the meeting. Jewett discussed advertising the event on Facebook but suggested a trial run. Gaddes thought contacting schools to see if they would be willing to share the meeting on their websites would be a good idea.

Gibbs felt a questionnaire for attendees to provide feedback would be of value. Email addresses could also be requested at sign-in; informing guests that these were being collected simply for meeting improvement purposes.

The Board decided to have the Town Hall Meeting on Tuesday, April 16th at 6:30 p.m.

Gaddes made a motion to reopen discussion on the approval of the January 29, 2019 minutes from the Board's Town Hall Meeting. He requested to strike one inaccurate comment from these minutes under the general overview of the meeting. Hisle seconded. The motion carried unanimously.

Chief Appraiser's Report

The Board moved to item VIII. E. Board Member Property Verification

Lankford reminded the members that each year they, as well as District staff, are asked to verify the details of any property they own in Williamson County. Victor Longstreth, the District's Residential Appraisal Manager, was available to make any necessary changes. The Board was asked to provide information regarding any properties they owned of which the District may not be aware.

2019 Entity Meeting

Lankford announced that the 2019 Entity Meeting would be held on April 2nd and that property owner appraisal notices would be mailed on this same day. He encouraged Board members to attend and indicated that the taxing units were being invited.

Legislation

Lankford announced that there were a number of legislative bills filed that could affect the District; he specifically mentioned Senate Bill 2 and House Bill 2. He mentioned a website that would show property owners their current value the amount of their tax bill. This website also shows the dates of tax hearings being held.

The idea of chief appraisers holding an elected position and how harmful this would be was also discussed. Gaddes also discussed three legislative bills concerning the Board of Directors and making them more accountable directly to the tax payer. Every member of the Board would need to be an elected member of a taxing unit. Lankford mentioned that it was not yet known whether any of these bills would pass. Jewett requested that Lankford provide a list if the legislative bills of concern; Lankford will provide this to all members.

The Board recessed at 10:04 a.m. and reconvened at 10:12 a.m.

Property Value Study Results

Lankford announced that the Comptroller's most recent property value study had been released and reported that the District had passed every school district. He mentioned that overall the numbers were showing very good performance by the District.

Family Events for Employees and Board Members

Lankford reminded the members that, in order to recognize events in both Board member and employee's lives, funds must not be taken from the District budget; therefore, a collection from the Board and staff members is necessary. He indicated a suggested donation of \$25. Lankford invited members to participate to help recognize events for other Board members and employees.

Board of Director Biographies on Website

Lankford displayed the biographies for each Board member, which had been placed on the District's website.

An item listed under the Board's responsibility regarding the appointment of the Appraisal Review Board, which was previously revised, will be updated.

2019 TAAD Conference

Lankford mentioned the upcoming TAAD (Texas Association of Appraisal Districts) Conference. He indicated that this Conference would begin on Sunday, February 24th and would end on Wednesday, February 27th. Discussion followed.

Lawsuit, Arbitration and SOAH Reports

Lankford reviewed the lawsuit and arbitration reports. There weren't any State Office of Administrative Hearings (SOAH) on which to report.

Board Agenda Additions for Future Meeting

- Town Hall Meeting update
- Legislative updates

Board Announcements

Gaddes mentioned that he was now serving on the Board of Directors for the Texas State Alumni Association. There were no other Board announcements.

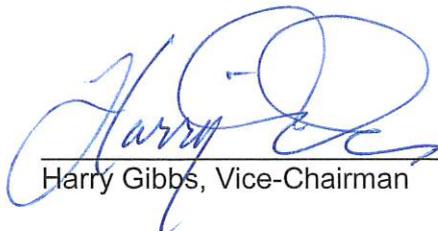
The Board set their next meeting date as follows:
Thursday, March 7, 2019 at 9:00 a.m.

The meeting adjourned at 10:33 a.m.

Respectfully,



Charles Chadwell, Chairman



Harry Gibbs, Vice-Chairman