

Williamson Central Appraisal District

Board of Directors Meeting

Minutes of December 15, 2011

Harry Gibbs, chairman, called the regular meeting of the Williamson Central Appraisal District Board of Directors to order Wednesday, December 15, 2011 at 9:03 a.m. Board members present: Harry Gibbs, Brig Mireles, Robert Tagge, Deborah Hunt and Richard Templeton. Quorum declared.

Receipt of Public Comments

Gibbs acknowledged the two members who would be leaving the Board of Directors: Robert Tagge and Richard Templeton. Hunt presented a gift to each departing member on behalf of the Board.

Hunt expressed her pleasure to have worked with Tagge over the years. She mentioned her appreciation for Tagge's work as an Appraisal Review Board member and chairman; keeping a professional level of work and help with progressing here at the District. She affirmed that he will be missed greatly and expressed gratitude for his service and dedication.

Hunt also indicated the Boards' appreciation for Templeton's service and contribution. She mentioned she hoped he had gained some insight on the appraisal process. Hunt thanked Templeton for his service.

Lankford expressed his appreciation for Tagge's years of service and dedication. He mentioned that the time spent serving our country as well as our county would have been an extraordinary event for any individual.

Lankford also thanked Templeton for his service and the passion with which he gave that service. He expressed appreciation of Templeton's contribution on behalf of the District as well as staff.

Tagge stated he feels the District has graduated to one of the best. He indicated that most of the work comes from the employee's here and he has been proud to be able to assist in doing what the District does best. Mireles indicated that he has enjoyed working with Templeton and Tagge, and that Tagge has been a great leader and mentor.

Gibbs stated that the presence of both will be missed. Templeton, who was sad to be leaving, thanked the Board and the appraisal district. He indicated how impressed he was with the professionalism of the staff, with the knowledge of their jobs, and their attitudes.

No other comments were made at the public hearing.

Employee of the Year Recognition

Lankford indicated that each year the District tries to recognize people that have made extreme contributions throughout the year.

On the appraisal side, the employee of the year honor was awarded to Aaron Moore. Moore never shuns a task that is given and always looks for better ways of doing things. He has been an innovator when it comes to agricultural properties.

On the appraisal support side, Amy Urbanek, in the Maps and Records department was awarded. Lankford indicated that this year Urbanek has taken her job to another level. She is going out on her own and learning more about GIS and contributing more as a result. Urbanek has taken on the task to meet with appraisal districts around our borders in order to try to establish one county GIS line that can be agreed upon by all.

Certificates of appreciation were signed by Lankford and Gibbs and given to both Moore and Urbanek.

Consider approval of minutes of the Board of Directors for the regular meeting – November 9, 2011.

Tagge moved for approval of the minutes as presented. Mireles seconded. The motion carried unanimously.

Consideration of Monthly Financials

Lankford indicated that the District's finances are in good order again this year. October 2011 financials and expenditures were reviewed and filed for audit.

Appraisal Review Board Appointments

Executive session began at 9:23 a.m. and ended at 9:33 a.m.

Appointment of ARB Executive Members

Executive session began at 9:34 a.m. and ended at 10:27 a.m.

The Board recessed at 10:27 a.m. and convened at 10:35 a.m.

Chief Appraiser Compensation

Executive session began at 10:35 a.m. and ended at 11:02 a.m.

Consideration and possible action on items discussed in executive session

Appraisal Review Board Appointments (Resolution #2011-02)

Mireles moved for approval of resolution #2011-02 regarding Appraisal Review Board appointments. The resolution, which is on file at the District, was read aloud "Therefore, be it resolved by the Board of Directors of the Williamson Central Appraisal District that the following people are appointed to serve on the 2012-2013 Appraisal Review Board for the Williamson Central Appraisal District. Gerold Beile, Ronald Brandon, Llannis Cheatham, David Ciambone, Judy Pokorny and Gail Sullivan. Tagge seconded. Templeton mentioned that the ARB Interview Committee had outstanding applicants from which to choose and that he feels that all will do a great job on the ARB. The motion carried unanimously.

Gibbs thanked Templeton and Mireles for their assistance on this Committee. He also thanked Glenda Lloyd and Rosalinda Gonzalez and their staff for their service.

Appointment of ARB Executive Members

Templeton moved to appoint Thomas Lemon as the chairman for the ARB and Allen Doiron as the secretary. Tagge seconded. Templeton mentioned that this was a difficult decision due to both of these men having excellent skill sets. He challenged them to work together and thanked them for taking on these responsibilities. The motion carried unanimously.

Chief Appraiser Compensation

The Board indicated that, in the future, they would like to conduct the Chief Appraiser review in March to correspond with Lankford's original hire date.

Templeton moved to award the Chief Appraiser a one-time performance bonus of \$2,500.00 to be effective Jan 1, 2012. Tagge seconded. The motion carried unanimously. Lankford thanked the board.

Texas Department of Licensing and Regulation (Resolution #2011-03)

Lankford informed the Board that the District has been able to avoid any issues with the Texas Department of Licensing and Regulation (TDLR) up until this point. He reported that a complaint has been filed on one District appraiser, Billy White, and that his name was included, as they will always name the Chief Appraiser as part of the file.

This complaint, filed by property owner Richard Davis, involves a mini-storage facility. Based on review, in Lankford's opinion this is strictly a valuation complaint. Davis does not agree with the value the District has assessed. The TDLR has to fully investigate any complaints received, even though, Lankford feels, this is not a TDLR issue. Lankford pointed out that the resolution, included in the Boards' packet, was provided by the district's attorney firm to pay for defense of this complaint. He also mentioned that he had requested an estimate, in case further reviewer meetings are required. This estimate came in at \$1,200-\$1,400. At the time of the meeting, White had reviewed his findings with two other appraisal staff members who were familiar with these types of properties.

Gibbs indicated that he hoped, at future legislative sessions, this kind of issue can be remedied. Hunt indicated the District may have to look at these kinds of expenses in the future as to if these issues should be funded by the District.

Tagge moved for approval of resolution #2011-03 (on file at the District). Mireles seconded. The motion carried unanimously.

Selection of Depository

Lankford indicated that the District had sent out request for proposals on depositories and only received responses from two companies. One was our current vendor, Union State Bank and then also from First State Bank Central Texas. Kimberly Gamboa, the District's Business Services Manager, compared the differences between the two vendors. Lankford indicated the District's recommendation to continue working with Union State Bank.

Hunt moved for renewal of the contract with Union State Bank for a two-year term. Tagge seconded. The motion carried unanimously.

Chief Appraiser's Report

TAAD Conference

Lankford reminded the Board members of the TAAD Conference that is scheduled to take place February 26-29, 2012 at the Houston Westchase hotel and asked that everyone let him know if they would like to attend. Hunt and Mireles expressed desire to attend. Gibbs indicated he may want to attend as well.

Texas Orion User Group Meeting Update

Lankford reported the District's hosting of the second annual Texas Orion User Group meeting. He indicated that discussion in a round table format seemed to work well. Some good support was received on the items we are of interest to the District which will help with costs to get this support. One item discussed was field devices. Lankford indicated that we would plan another user group meeting for next year here at our office in hopes of continuing to develop this product. He indicated that Orion/Tyler has really improved overall since the District felt it wasn't making progress.

Arbitration Report

Lankford reviewed the arbitration report.

Lawsuit Report

Lankford reviewed the current lawsuit report. He reported that Chris Connelly, the District's Deputy Chief Appraiser, and the lawsuit team are doing an outstanding job at mitigating the amount of loss and making sure we make good business decisions.

Board Agenda Additions for Future Meeting

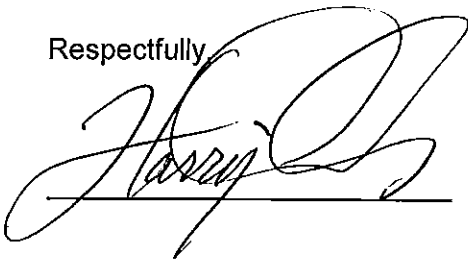
The Board asked that we include the Chief Appraiser review in March and consider a pay increase in September.

Lankford indicated that we would be welcoming new board members soon. This process will be complete by the end of the day today. It appears that the two front runners are Rufus Honeycutt and Cecilia Crowley.

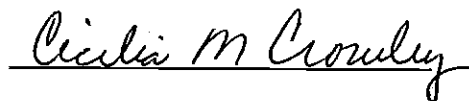
The Board confirmed their next Board meeting date of January 12, 2012 at 9:00 a.m.

The meeting adjourned at 11:40 a.m.

Respectfully



A handwritten signature in cursive script, appearing to read "Harry", written over a horizontal line.



A handwritten signature in cursive script, reading "Cecilia M Crowley", written over a horizontal line.