

GUADALUPE APPRAISAL DISTRICT



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REGULAR SESSION OF THE BOARD OF DIRECTORS

August 9, 2023

1. CALL TO ORDER

Darren Dunn called the meeting to order at 5:35 p.m.

2. ROLL CALL

All members were in attendance except Mr. John and Mr. Amador. Others present were Erich Strey, and Peter Snaddon.

3. CITIZENS' COMMENTS – None.

4. TAXPAYER LIAISON REPORT – None.

5. CONSENT AGENDA – These items may be acted upon by one motion. No separate discussion or vote on any of the items will be had unless requested by a Board Member. – Ms. Siever moved to accept the consent agenda items as presented. Mr. John seconded the motion. The motion carried unanimously.

6. ACTION: CONSIDER ADOPTION OF THE 2024 GUADALUPE APPRAISAL DISTRICT BUDGET – Mr. Snaddon stated that as they had discussed the only change would be the general contingency fund would change from \$285,000.00 to \$165,000 and legislative contingency fund from \$30,000.00 to \$150,000.00 so that would be a net zero change and it won't be presented to the entities at this time. Mr. Dunn requested that a notation be made so that the entities would see the changes and why. Ms. Server moved to accept the 2024 budget as presented. Mr. John seconded the motion. The motion passed unanimously.

7. ACTION: AUTHORIZE T.C.D.R.S. PLAN BENEFITS FOR THE 2024 YEAR – Snaddon stated in the adopted budget we are going with the required rate of 14.00% instead of the elected rate of 15.03%. This has been in previous discussion of the workshops as a secondary approval. Ms. Sever moved that the board authorize T.C.D.R.S. benefits at 14.00% for 2024. Mr. John seconded the motion. The motion carried unanimously.

8. EXECUTIVE SESSION: For a private consultation with the Board's Attorney with respect to pending or contemplated litigation, settlement offers, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas, clearly conflicts with this chapter, authorized and pursuant to Texas Government Code (Sec. 551-071). – The Board did not go into executive session.

9. EXECUTIVE SESSION: The Board may retire to executive session to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee or to hear a complaint or charge against an officer or employee, authorized and pursuant to Texas Government Code (Sec. 551-074) – The Board did not go into executive session.

10. DISCUSSION/ACTION: TAKE ANY ACTION BASED ON DISCUSSION HELD IN CLOSED SESSION UNDER AGENDA ITEM #8 – No action taken.

11. DISCUSSION/ACTION: TAKE ANY ACTION BASED ON DISCUSSION HELD IN CLOSED SESSION UNDER AGENDA ITEM #9 – No action taken.

12. Chief Appraiser's Report

- a) 2nd Quarter Clericals – Snaddon reported April 278 Entries assessed at \$79,357,706. May 507 entries assessed at \$174,290,056. June 317 Entries \$92,514,337 assessed at \$92,514.337.
- b) 2022 Appeals & Certification Update – Snaddon reported that the requirements for a timely certification was achieved. 95.7% appeals resolved. Snaddon stated everyone worked really hard to get there. The ARB approval or records was completed, July 20th. Snaddon stated the certified appraisal rolls were delivered to Taxing Units & TAC offices on July 25th. Snaddon presented a chart of each taxing unit certified taxable values year 2022 and 2023. This showed an average of 13.2% increase. Snaddon stated because of SB2 passing the State Comptroller required two certified totals reports be provided. The initial report (Supplement 0) reflects the current \$40,000 HS exemption amount. The second report (Supplement 1) reflects the required voter approval HS exemption amount of \$100,000. The election is scheduled for November 2023. At time of certification, Snaddon reported a total of 5,235 appeals remained to be resolved totaling \$1,160,800,326 in taxable value. Snaddon stated the two ARB panels continue to hear appeals four times a week with a projected completion date of October 31, 2023.
- c) Customer Survey Results – Snaddon presented customer survey results from April 1st to August 8th. The total survey responses were 81. Snaddon stated over 90% of respondents rated the level of service received as good or excellent during this period. The wait time for assistance aspect of the service was indicated as needing in improvement or unsatisfactory by 5% or 6 out of 8 respondents. We had to increase the number of phone lines coming in. Snaddon presented a list of respondent comments. Sanddon said we lost two long standing appraisers after certification so we will have to hire some more individuals this fall to prepare for spring. We will be hosting several courses in Seguin to help with the cost of the training. Snaddon stated for seven courses it is going to cost \$9800.00 to host whereas for one individual to take these seven courses it would cost \$7000.00. This quite a savings stated Snaddon. This will be done at the Seguin Library and the Ag Life Extension building.


13. Directors' Report – None.

14. Adjournment – Darren Dunn adjourned the meeting at 5:44 p.m.



Darren Dunn, Chairman

ATTEST:



Daryl John, Secretary