

**HUNT COUNTY APPRAISAL DISTRICT
MINUTES
BOARD OF DIRECTORS
Regular Meeting
Tuesday, November 19, 2019**

The Hunt County Appraisal District Board of Directors met in a regular meeting on Thursday, September 12, 2019, at the Appraisal District Office at 4801 King Street, Greenville, Texas.

MEMBERS PRESENT:

Mike Taylor, Howard Winans, John Sands, Charlie Thompson, Tyson Cox, Mitch Moore, and Randy Wineinger

MEMBERS ABSENT:

Charlie Patterson

OTHERS PRESENT:

Brent South, Tamra Burton, Deana Jones and Grady Ewing

The meeting was called to order and a quorum announced at 6:00 p.m. by Chairman, Mike Taylor.

No one spoke in Open Forum.

On Item 4 on the agenda, John Sands made a motion to approve the minutes from the September 12, 2019 Regular Meeting & Public Hearing. Tyson Cox seconded the motion and it was passed unanimously.

On Item 5 on the agenda, Charlie Thompson made a motion to approve the September & October financial statements. Mitch Moore seconded the motion and it was passed unanimously.

On Item 6 on the agenda, Howard Winans made a motion to approve the Appointment of Agricultural Advisory Board members. Charlie Thompson seconded the motion and it passed unanimously.

On Item 7 on the agenda, Mr. South discussed the 2019 Mass Appraisal Report.

On Item 8 on the agenda, Mitch Moore made a motion to approve the Hunt County Appraisal District employee manual. John Sands seconded the motion and it was passed unanimously.

On Item 9 on the agenda, Charlie Thompson made a motion to approve the revision of Board Policy #304 regarding the Appointment of Appraisal Review Board. Howard Winans seconded the motion and it was passed unanimously.

On Item 10 on the agenda, John Sands made a motion to approve the revision of Board Policy #305 regarding the Appraisal Review Board Officers. Howard Winans seconded the motion and it was passed unanimously.

On Item 11 on the agenda, Howard Winans made a motion to approve the Hunt County Appraisal District Investment Policy. John Sands seconded the motion and it was passed unanimously.

On Item 12 on the agenda, Howard Winans made a motion to approve the Treasury Management Resolution. Mitch Moore seconded the motion and it was passed unanimously.

On Item 13 on the agenda, the board entered Executive Session at 6:27 PM and re-convened into Open Session at 6:45 PM. Mitch Moore made a motion to approve an annual salary increase for the chief appraiser to be effective January 1, 2020. Tyson Cox seconded the motion and it was passed unanimously.

Brent South gave the following "Chief Appraiser's Report":

- 1. The Hunt County Ag Advisory Board met on October 2, 2019. Agenda items included completing the Comptrollers 2019 Texas Farm and Ranch survey, a review of legislative changes relating to ag-use, review of degree of intensity standards, and a discussion on how the CAD can better utilize the advisory board.*
- 2. We have recently hired a new residential appraiser with a prior real estate background. We are excited to have her join our team and I am confident she will be a great asset to our organization.*
- 3. Our appraisal staff attended an all-day seminar in Denton last month for refresher training on USPAP, Ethics, Rules & Laws. They also attended a two-day seminar on ag-use appraisal and wildlife management. Our new appraisers completed Course 101 & 102, Intro to the Texas Property Tax System & Intro to Appraisal. They are currently attending Course 203 Appraisal of Real Property.*
- 4. Last month I had the opportunity to speak at the Texas Association of Property Tax Professionals annual conference. Last week I spoke at the Texas Taxpayers and Research Association conference regarding changes to the CAD and ARB operations post SB2. Both were a great*

- opportunity to communicate with professionals who represent property owners at the ARB and to discuss best practices from both sides to make the appeals process more efficient.*
5. *The ARB will be conducting hearings on December 3rd. There are 118 hearings scheduled for the day. The majority are 25.25(d) protests which the new ¼ over appraisal for Homestead properties is now in effect.*
 6. *We ran reports regarding the efficiency of our informal hearings process and scheduling of informal appointments. I'm very pleased to report that the average wait time for a property owner to see an appraiser is 16:15, the average time with an appraiser is 21:51 and the average total time in the office is 38:06.*
 7. *Appraisers are around 95% complete with field inspections and will begin the rechecks for building permits and construction this month.*
 8. *Nominations for the 2020-2021 BOD have all been received and the ballots have been mailed to the entities. Final votes are due back by December 15th. However, there are only 7 nominees and 7 positions on the board.*
 9. *On behalf of myself and the HCAD staff, I want to thank Mr. Thompson & Mr. Patterson for their service to this board and the citizens of Hunt County.*
 10. *The next regular meeting of the Hunt County Appraisal District Board of Directors will be January 9, 2020 at 6:00 P.M.*

Mr. Taylor declared the meeting adjourned at 7:05 P.M.

*Michael E. Taylor
Chairman*