



Nueces County Appraisal District
201 N. Chaparral, Ste. 206
Corpus Christi, Texas 78401-2503

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**REGULAR MEETING OF THE BOARD OF DIRECTORS
NUECES COUNTY APPRAISAL DISTRICT**

The Board of Directors of the Nueces County Appraisal District held a Regular Meeting on **Wednesday, January 15, 2020** in the board room, Nueces County Appraisal District building, 201 North Chaparral Street, Corpus Christi, Texas.

INVOCATION

The invocation was led by Irene Lugo

PLEDGE OF ALLEGIANCE

The pledge of Allegiance was led by Board of Directors

ROLL CALL OF THE BOARD OF DIRECTORS

DIRECTORS:

Jerry Garcia, Chair	<u>Present</u>
Luis Elizondo, Vice Chairman	<u>Present</u>
Leo Gonzalez, Secretary	<u>Present</u>
Robert Adler	<u>Absent</u>
Armando Chapa	<u>Present</u>
Gabriele Hilpold	<u>Present</u>
Rex A. Kinnison	<u>Present</u>
Butch Pool	<u>Present</u>
Kevin Kieschnick, Ex Officio	<u>Present</u>

NON-DIRECTORS:

Ramiro Canales, Chief Appraiser	<u>Present</u>
Don Causey, Asst. Chief Appraiser	<u>Present</u>
Tom Wheat, General Counsel	<u>Present</u>
Robert Maupin, TLO	<u>Present</u>

CALL TO ORDER & DETERMINATION OF A QUORUM

The meeting of the Board of Directors of the Nueces County Appraisal District was called to order at 9:02 am. A quorum of the Board Members was present; this meeting has been duly called; and notice of this meeting has been posted in accordance with the Texas Open Meetings Act, Texas Government Code 551 and that any conflict of interest affidavits have been received and placed on file as required by law.

EXECUTION OF STATEMENT OF ELECTED/APPOINTED OFFICERS

Mr. Wheat, General Counsel, executed and swore Mr. Butch Pool the new board member representing Corpus Christi ISD

SWEARING IN OF ALL BOARD MEMBERS

Mr. Wheat advised that swearing in of all board members stands as before and the only one would be new board members.

ELECTION OF OFFICERS

Board agreed to move forward with nominations for Chair, Vice Chair and Secretary are as follows:

Mr. Chapa nominated Mr. Leo Gonzales for Secretary, Mr. Garcia second. Motion passed.

Mr. Garcia nominated Mr. Luis Elizondo for Vice Chair, Mr. Kieschnick second. Motion passed.

Mr. Chapa nominated Mr. Jerry Garcia for Chair, no other nominations and is close. Mr. Chapa ceases nominations and to vote for Mr. Garcia as Chair by acclamation. Vote passed.

PUBLIC COMMENT

There were no public comments

DISCUSSION OF T. Y. PICKETT PROCEDURES

Mr. Canales provided Mr. Pool with an overview of T.Y. Pickett's function. T.Y. Pickett is a contractor to the Appraisal District and with expertise to appraise refineries, wind farms, oil gas minerals, pipe lines, and other subjects of appraisals that the District cannot do in-house. They are currently paid \$270,000 per year for these tasks. Sometimes, information is not provided correctly to T.Y. Pickett from a property owner company that handles ownership information, such as in the case of minerals. If such information is incorrect once such information is provided to the tax office, this this creates a problem. In the past two years, the District has experienced this issue with information provided by the same company.

Mr. Kieschnick commented that the last two years, this has adversely affected CCISD. It has caused 13,000 accounts were added after certification has taken place.



DISCUSSION AND/OR ACTION, CONSENT AGENDA

- a) Approval of the minutes of the December 11, 2019 Regular Meeting
- b) Approval of January 2020 Litigation Report
- c) Approval of the December 2019 Disbursements
- d) Section 25.25 Correction of Appraisal Notice

Mr. Elizondo motion to approve consent agenda, Mr. Kinnison second. Motion passed.

DISCUSSION AND/OR ACTION RELATED TO THE BOARD OF DIRECTORS APPROVAL OF CHIEF APPRAISER APPOINTMENT OF THE AGRICULTUREAL ADVISORY BOARD MEMBERS

Mr. Causey reviewed the agricultural advisory board members. This board assists the District with getting agriculture property values, provides advice as to how to handle the agricultural issues, and with guidelines. Motion was made by Ms. Hilpold to approve the Chief Appraiser appointment of the Agricultural Advisor Board members, Mr. Elizondo second the motion. Motion passed.

DISCUSSION AND/OR ACTION TO EXERCISE OPTION YEAR OF VARIVERGE CONTRACT

The District currently has a contract for bulk printing and mailing with Variverge, which was approved for one year and four annual options in anticipation of any Legislative or technology changes between years. In 2019, the 86th Legislature added a new responsibility to Appraisal Districts to send a separate notice to property owners before August 7th which will direct them to a website where they can look up their property and see all taxing entities which assess tax on that property, estimated taxes under three different scenarios, and the time and locations of their budget and rate setting hearings. Since state purchasing regulations allow contracts to increase up to 25%, the new service can be merged into the scope of the existing contract. Staff requested that the Board approve the Chief Appraiser to exercise the first option year of the contract and incorporate the new notice services as outlined. Mr. Chapa motion to approve the first contract option year and incorporate the new notices services.

Mr. Gonzalez second. Motion pass.

MOVE INTO EXECUTIVE SESSION PURSUANT TO THE TEXAS OPEN MEETING ACT, TEXAS GOVERNMENT CODE § 551.071 AND § 551.074

Board went into executive session at 9:39 am



DISCUSSION AND/OR ACTION RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION

Board returned to open session at 10:19 am. No action taken.

TAXPAYER LIAISON OFFICER'S REPORT

Mr. Maupin had no news. Mr. Garcia provided a review of the TLO's role for the benefit of new board member, Mr. Pool.

CHIEF APPRAISER'S REPORT

Mr. Canales requested that if any board members were interested in going to the TAAD Conference in February to let staff know. The property that district was looking at for parking purposes had been sold and staff is still looking at other places for parking. Chief Canales expressed his desire that the District parking lot will be restriped and repaved at some point in the future. Air conditioner work would begin shortly to be done before the warm weather starts.

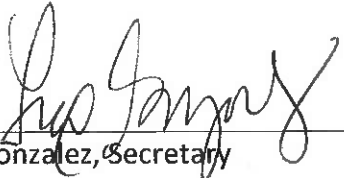
SUGGESTED ITEMS FOR NEXT REGULAR MEETING AGENDA

T.Y. Pickett contract review.
Meeting will be moved to February 19th.

ADJOURNMENT

The board adjourned at 10:50 a.m.

SIGNED:



Leo Gonzalez, Secretary

