

**SAN PATRICIO COUNTY APPRAISAL DISTRICT**

**BOARD OF DIRECTORS MEETING**

**OCTOBER 16, 2017**

John Curlee – Chairman of the Board, presided over the regular meeting of the Board of Directors for the San Patricio County Appraisal District scheduled Monday, October 16, 2017.

**Present:** John Curlee, Bill Wilson, Dr. Anne Matula and Jan Whiteley.

Also in attendance was Robert Cenci - Chief Appraiser, Shirley Madej - Assistant Chief Appraiser and Julie Overstreet - Recording Secretary.

**Absent -** Dalia Sanchez

**Guest Present:** JoAnn Ehmann with IOB

Deacon Michael Mantz from the Diocese of Corpus Christi delivered the invocation.

**Public Comments:** no action

**Approval of the minutes:** Dr. Matula moved to approve the minutes for the September 11, 2017 minutes.

Mr. Robert Cenci discussed amending the written minutes regarding the bank signature card requirements discussed in September 11, 2017 BOD meeting to be more detailed on the names of the people to be added on and removed. Therefore Dr. Matula withdrew the previous motion to approve the September meeting minutes and instead motioned to approve the amended September 11, 2017 meeting minutes, Ms. Whiteley second the motion. The motion carried out unanimously.

**Financial Report:** Mr. Cenci stated \$86,000 is still in bank account, not sure what to do with it. No comment on the balance sheet.

**Approval of Accounts Payable:** All entities are paid up at 100% for this year.

Mr. Cenci discussed Open invoices;

Aransas Pass ISD owes \$30,148 from 2014, payments are being made. Refunds have been made to them the last 3 years.

City of Aransas Pass owes - 43,995 from 2015 and 2016

City of Mathis owes \$12,986

City of Lakeside - \$278

City of Taft - \$10,000 from 2015

Total owed \$100,000.

Mr. Curlee asked if the Entities;

Are being sent updated statements; Timely follow ups.

November task:

**Chief Appraiser Report by Robert Cenci, Chief Appraiser:** Mr. Cenci discussed disaster recovery status due to the hurricane; no official entity requests for reappraisal at this time. Entity expectations – not expecting residential value increases. Utilizing building permits to access damage / repairs. Mr. Cenci discussed new value for new Industries, but unfortunately new value was not being reported to the entities. If lost in the first year you cannot go back especially to the school districts. New value for 2013 to 2015 was only on residential as new industrial value cannot be recaptured.

As per Mr. Wilson; appraisers need to get out in the field, don't kick them while they are down, careful about drive bys as damage is in the interior. He suggested to issue an advertisement to T/P for guidance; Mr. Cenci mentioned expanding Renditions with Comptroller approval to real property owners or those in the areas impacted by the Harvey. Mr. Cenci mentioned the purchase of 2 more vehicles from a county dealership before the end of the year. He mentioned purchasing a truck. Mr. Cenci mentioned a complaint filed to TDLR back in June regarding appraiser / staff and ARB incompetence. Mr. Cenci mentioned he will respond to the complaint and speak to David Ohler about it. Mr. Curlee suggested Mr. Cenci do whatever he thought was appropriate.

**November Tasker: Public Communication; guidance on Jan 1 appraisal. Public meeting for Ingleside, Aransas Pass to communicate guidance to property owners. Bring forth a plan in November.**

Board took a break at 10:32.

**Executive Session:** Board went into executive session at 10:45 on Item 15 and 16 on the agenda.

**Return to Open Session:** at 11:37, meeting opened by Mr. Wilson., Mr. John Curlee left during executive session. Board still has a quorum with Mr. Wilson, Dr. Matula , Ms. Whiteley present. No action was taken during executive session

**Consideration and possible action on matters discussed in executive session:** Dr. Matula motioned / moved to accept settlements on the following properties: motioned was second by Ms. Whiteley. The motion carried out unanimously.

Behavi, Inc - Cause # S-16 -5929CV - B for 2016

Big Diamond Inc Cause # S16-5870CV-C for 2015 & 2016

John Walker Housing Cause # S-15-5933CV-C – 2015 and 2016

CC Liquefaction LLC Cause # S-16-5984CV-C FOR 2016

**Consideration on New Business for Next Month Agenda:** Mr. Cenci mentioned;

Hiring a new auditor.

Health care matter; quotes from Mr. Kessler.

Personnel update; hire 2 more appraisers and a replacement for Diana Moss. No personnel changes yet.

Follow up on TDLR complaint, and follow up on appraiser complaint, 2 vehicle purchases.