

APPROVED

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**MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS
OF THE KAUFMAN CENTRAL APPRAISAL DISTRICT**

The Board of Directors of the Kaufman Central Appraisal District held a regular meeting on Thursday, August 14, 2019 in the boardroom of the appraisal district office located at 3950 South Houston Street, Kaufman, Texas. Board members present were Robert Dobbs, Ann McDonald, Bruce Bynum, Karen Jones, Rusty Freeman and Brenda Samples, ex-officio member. Members Mike Wood and John Zaby were absent. Staff members present were Sarah Curtis, Chief Appraiser, Coy Johnson and Royce Thomas. Visitors present were Braden Metcalf of Jackson, Nichols, Dillard and Smith, Bob Arnold of Arnold Walker & Arnold Co. PC and Stephanie Thomas.

A. Roll Call

The meeting was called to order and a quorum announced at 5:00pm by Chairman, Robert Dobbs.

B. Invocation

The invocation was led by Bruce Bynum.

C. Pledge of Allegiance & Texas Pledge of Allegiance

Member Ann McDonald led the Pledge of Allegiance.

D. Open Forum

1. Open Hearing for comments from public
No comments from the public.

E. Action Items

1. Review and Action to Approve minutes of June 20, 2019 meeting
Bruce Bynum made a motion to approve the minutes as printed.
Seconded by Karen Jones. A vote was taken with all being in favor.
Motion carried.

2.-3. 2018 Audit Presentation

a. action to approve 2018 audit

Bob Arnold from Arnold and Arnold PC presented the 2018 audit. After discussion of the 2018 audit Chairman Dobbs appointed Bruce Bynum, Rusty Freeman and Sarah Curtis, Chief Appraiser to review Texas County District Retirement (TCDRS) and report at the September meeting.

Discussion and Action to approve 2018 Audit

After Discussion Rusty Freeman made a motion to approve the 2018 audit. Seconded by Karen Jones. A vote was taken with all being in favor. Motion carried.

At this time Board Members moved to Item F

F. Executive Session

The Board of Directors convened in executive session at 5:27pm

1. As Authorized by Section 551.071(a) authorizes a government body to consult with its attorney in an executive session to seek advice on legal matters such as pending or contemplated litigation or a settlement offer:

- (a) Gospel for Asia
- (b) SKW Properties

2. At 6:24 p.m. Karen Jones made a motion to reconvene open session. Rusty Freeman seconded the motion.

Return to Action Items

4. Necessary Action as a result of Executive Session

- a. Ann McDonald made a motion to authorize the appraisal district to appeal the decision of the Appraisal Review Board on property id's 12703 and 187872, board orders are attached. Seconded by Karen Jones. A vote was taken with all being in favor. Motion carried.

- b. Bruce Bynum made a motion to authorize Sarah Curtis, Chief Appraiser to contract an independent appraiser to review SKW properties. Karen Jones seconded the motion. A vote was taken with all being in favor. Motion carried.

5. Discussion and Action to approve financial reports through July 2019

Karen Jones made a motion to approve financial reports as presented.

Seconded by Rusty Freeman. A vote was taken with all being in favor. Motion carried.

6. Discussion and Action to approve 2019 Second Quarter Public Funds Investment Report

The profit and loss year to date reflect a payroll expense in the amount of \$15,587.00 that was discovered in line item 6560 to be incorrect. This category reflects to be 271.6% over budget. Ms. Curtis stated when the adjustment is made year end to line item 6560 Payroll Expenses this item will be adjusted to 88% as of August 31st.

Karen Jones made a motion to approve the 2019 Second Quarter Public Funds Investment Report. Seconded by Bruce Bynum. Motion carried.

- 7.-8. Discussion and Action to Adopt Resolution 2019-2 changing the name of the Kaufman County Single Appraisal District to Kaufman Central Appraisal District. After discussion Rusty Freeman made motion to adopt resolution 2019-2 changing the name of the appraisal district to Kaufman Central Appraisal District. A vote was taken with all being in favor. Motion carried.
9. Discussion and action to renew service agreement with One Ring Networks as the Districts internet provider
Rusty Freeman made a motion to approve One Ring Networks service agreement. Seconded by Ann McDonald. A vote was taken with all being in favor. Motion carried.
10. Discussion and Action to approve Armstrong & Armstrong as legal counsel for Appraisal Review Board
Ann McDonald made a motion to approve Armstrong & Armstrong as legal counsel for Appraisal Review Board (ARB). Karen Jones seconded the motion. A vote was taken with all being in favor. Motion carried.

G. Discussion Items

1. Chief Appraiser's Report
 - a. appraisal update
 1. Appraisal Review Board Protest (ARB)
 2. Property Values
 3. Methods and Assistance Program (MAPS) Review
 4. Personnel
 - b. Legislative Update
 - c. Board of Directors expiring terms
2. Next Meeting Date
September 19th
3. Adjourned at 6:55 p.m.


Ann McDonald-Secretary