

**Tarrant Appraisal District
Board of Directors Meeting Minutes
July 22, 2024**

This meeting was conducted in compliance with the Open Meetings Act as written in the statute. A quorum of the members of the Board attended in person at the Arlington ISD Administration Building at 690 E Lamar Blvd in Arlington, Texas.

These minutes are a summary of the only subjects the Board addressed and the actions it took. For details, see the agenda, supporting documents and video posted on TAD's website at this URL: <https://www.tad.org/board-of-directors> and Video recording posted on TAD's Facebook and YouTube Channels.

Members present:

Mr. Alan Blaylock
Mr. Matt Bryant
Ms. Wendy Burgess, Tax Assessor Collector
Mr. Rich DeOtte
Mr. Gary Losada
Mr. Eric Morris
Ms. Gloria Peña, Secretary
Mr. Vince Puente, Chair
Ms. Callie Rigney

Also Participating:

Mr. Joe Don Bobbitt, Chief Appraiser
Mr. Brad Patrick, Director of Administration
Mr. Matthew Tepper, TAD Attorney

Chair Puente called the meeting to order at 8:31am, verified a quorum was present and the notice was posted timely. After pledges and the Invocation, the Board took up the following agenda items:

6. Recognize Visitors; Hear Public Comments

Mr. Fisher, Ms. Grams, Mr. Ray, Ms. Bowman, Ms. Alexander, Mr. Morales, Mr. Bennett, Mr. Wilshire, Ms. Lunski, Ms. Seri, Mr. Klos, Mr. Adams, Mr. Crouch, Mr. Dodson, & Ms. Mang spoke.

7. Action Items

a. Action regarding potential amendment to managed print service agreement with Xerox to include an updated lease for new printer/copier equipment

Mr. Losada moved to table this item and Mr. DeOtte seconded. The vote was 9-0 and the motion was tabled.

b. Action regarding permission for Chief Appraiser to enter into an Interlocal Agreement with Tarrant County and Tarrant County 9-1-1 District for Aerial Imagery Project

Ms. Peña moved to authorize the Chief to enter into an interlocal agreement with Tarrant County and Tarrant County 9-1-1 District for Aerial Imagery Project as presented. Mr. DeOtte seconded, and the motion passed, 9-0.

8. Recess to executive/closed session pursuant to the following part(s) of the Texas Open Meetings Act Government Code Ch. 551, for the following purposes:

Section 551.071 – Consultation with attorney on legal aspects of contracts or deliberation on a matter in which the Board of Directors seeks the advice of its attorney about contemplated litigation 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 the Open Meetings Act.

Section 551.076 – Deliberation regarding security devices, security software or security audits

The board recessed into executive session at 9:47am.

9. Return to Open Session for Possible Action on Items Deliberated on in Executive/Closed Session

Reconvene in open session for possible further discussion and possible action on items deliberated in executive session related to legal aspects of contacts or security devices, software, or audits.

The board returned from executive session at 1:52pm and took no action.

10. Action Items, cont.

a. Discussion and possible action on vote to authorize the Chief Appraiser to negotiate and enter into a contract with a CAMA vendor.

Mr. Blaylock moved to authorize the Chief Appraiser to negotiate with the top three vendors (GSA, Esri, and True Prodigy) and bring a contract to the board to approve and finalize. Ms. Peña seconded, and the motion passed unanimously, 9-0.

b. Discuss and take possible action to direct the Chief Appraiser to consider a property's previous property appraisals, settlements, and reductions in value when subsequently appraising that same property's property value

Mr. Bryant moved to direct the Chief Appraiser to prepare a reappraisal plan that, beginning in the tax year 2025, the Chief Appraiser consider the most recent appraisal of residential properties prepared by the appraisal district, along with any, settlements, and reductions in value when appraising the property in the next year when the property is appraised by the district. Ms. Rigney seconded, and the motion passed unanimously, 9-0.

- c. Discuss and take possible action to direct the Chief Appraiser on the frequency of appraising properties within the parameters allowed by state law.**

Ms. Rigney moved to direct the Chief Appraiser to prepare a reappraisal plan that requires him and his designees employed by the appraisal district to only appraise residentially coded properties every three years within the parameters allowed by state law. Mr. Bryant seconded. Mr. Losada asked for clarification that this would include landlord rentals and Ms. Rigney agreed it would. The motion failed, 3-6, with Mr. Bryant, Ms. Rigney, and Mr. Morris voting yes.

Mr. DeOtte repeated the exact motion only changing the frequency of appraising properties to every two years and it was seconded by Ms. Peña and passed 6-3 with Mr. Bryant, Ms. Rigney, and Mr. Morris voting against.

- d. Discuss and take possible action to freeze residential property values for Tax Year 2025 at current property values, except for new construction.**

Mr. Bryant moved to direct the Chief Appraiser to prepare a reappraisal plan that does not reappraise residential property values for Tax Year 2025 and to carry over current property values except for new improvements and construction. Ms. Rigney seconded, and the motion passed unanimously, 9-0.

- e. Discuss and take possible action regarding an Appraisal District policy that sets appraisal caps or thresholds of five percent on properties, absent clear and convincing evidence, or other possible limitations, for Tax Year 2026 and subsequent years.**

Ms. Rigney moved to direct the Chief Appraiser to prepare a reappraisal plan that requires him and his designees employed by the appraisal district to obtain and rely on clear and convincing evidence of the market value of a residentially coded property whose market value is increased above a threshold level of 5% or more than the market value as determined in the prior year's appraisal roll. Mr. Bryant seconded, and the motion passed unanimously, 9-0.

11. Propose Future Agenda Items; Set Next Meeting Date; Adjourn

Mr. Blaylock proposed, and Ms. Peña seconded a future agenda item instructing the Chief Appraiser to pursue the Texas Comptroller Transparency Stars Award. The next meeting is a regular meeting for August 9, 2024, at 8:00am at the Tarrant Appraisal District, 2500 Handley-Ederville Rd.; the meeting adjourned at 2:38pm.



Gloria Peña, Board Secretary



Vince Puente, Board Chair