

# MINUTES

## GALVESTON CENTRAL APPRAISAL DISTRICT Regular Meeting of the Board of Directors April 14<sup>th</sup>, 2021

The regular meeting of the Galveston Central Appraisal District Board of Directors was held Wednesday, April 14<sup>th</sup>, 2021 at 9850 Emmett F. Lowry Expressway, Suite A, Texas City, Texas.

Members present: Donald Gartman  
Bruce Clawson  
Tom Farmer  
Chad Tressler  
Scott Brast

Members absent: Cheryl Johnson; Ex Officio Member

Others present: Chief Appraiser Tommy Watson, Director of Finance & Administration Bertha Curry, Executive Assistant Lauren Frame, Deputy Chief Appraiser Krystal McKinney, In house Staff Attorney Nick Perez, Taxpayer Liaison Officer Norman Franzke and Appraisal Review Board Chairman Leroy Ellis.

### 1. OPEN SESSION

With a quorum present, Chairman, Donald Gartman called the meeting to order at 4:00 PM. He stated that the meeting had been duly called and the public meeting notice was properly posted in accordance with the Open Meetings Act, Texas Government Code; Chapter 551. He asked the attendees to join in the Pledge to the Flag of the United States, followed by the Pledge to the Texas Flag.

### 2. Welcome Guests and Comments from the Public.

There were no comments at this time.

### 3. Review and Consider Approval of the Minutes from the March 10<sup>th</sup>, 2021 meeting.

There were no changes or comments.

Mr. Clawson **MOVED** to accept and approve the minutes from the March 10<sup>th</sup>, 2021 board meeting. Mr. Farmer **SECONDED** the motion. The Motion **PASSED UNANIMOUSLY**.

### 4. Review and Consider Approval of the Financial Report for the period ending March 31<sup>st</sup>, 2021.

There were no questions or comments from the board.

Mr. Brast **MOVED** to accept and approve the financial report for the period ending March 31<sup>st</sup>, 2021. Mr. Tressler **SECONDED** the motion. The Motion **PASSED UNANIMOUSLY**.

### 5. Review and Consider Report of the Taxpayer Liaison Officer for the month of March 2021.

Mr. Franzke stated he received one email during the month of March that was a follow up and Ms. Merritt was satisfied with the results she received from the CAD. He also received a quarterly report from the Property Tax Assistant Division, they put out a survey for the ARB and Galveston CAD received 63 survey responses.

### 6. Review and Consider Report of the Appraisal Review Board for the month of March 2021.

Mr. Ellis stated the appraisal review board met on March 01, 2021, they approved a supplement report and the ARB heard 27 formal protests. Mr. Ellis stated he is in the process of putting together panel assignments that should be completed by the next ARB hearing date in April.

**7. Review and Consider the Appraisal Staff Report for the month of March 2021.**

Mrs. McKinney stated she included everything back from December through now that the board did not get a report on. The residential appraisers completed their field inspections for a total of 4,790 permits. There were approximately 10,417 business personal renditions that were mailed out. The PVS appeal for Hitchcock ISD has been submitted and accepted. Per the property tax code, we are required to send a notice of residence homestead exemption letter to any homeowner that occupies their home as their primary address and does not currently have an exemption, 9,754 letters were sent out to those that qualified. Per the tax code, we are required to mail out a notice of canceled or reduced exemption letter, 3,450 were mailed out. Residential depreciation schedules were updated to reflect a more accurate depiction based on the age and condition of the property. A total of 126,338 residential and mobile home notices of appraised value for 2021 were mailed out and the commercial department notices will be mailed out April 21<sup>st</sup>, notices now include the truth in taxation website information as the rates will no longer be on the notices. The District will be returning to previous protest policies allowing in-person informal meetings as well as walk in appointments up until the protest deadline of May 17<sup>th</sup>, E-files will go to properties that are homesteaded and just under \$500,000 in value.

**8. Review and Consider the Staff Attorney Pending Litigation Report for the month of March 2021.**

Mr. Perez stated that there are 159 suits that were filed against the district in 2020; 36 of these cases were disposed while 123 are still active and are in the various stages of discovery or prelitigation.

**9. Chief Appraisers Report**

Mr. Watson stated just to add to Mrs. McKinney's notice count, were going to be mailing out the business personal property notices in late may which will bring us to 160,000 notices out of 198,000 accounts this year. He made a trip to Austin yesterday to testify for HB1568 with Representative Mayes Middleton to increase the margin of error for the PVS from 90% to 80%, there is going to be a lot of opposition to this bill, but myself and Mrs. Johnson gave testimony and there were a lot of members from the education committee that were interested and thank Mayes for coming forward. Hopefully it goes forward and we can get something done. Our notice value last year was \$48 billion, we certified at \$46.7 billion. This year so far, we are at \$58 billion. The commercial values have doubled and some even more than that. Marathon is scheduled to go to the Galveston court in July for the 2019 lawsuit.

**10. Comments from the Board of Directors**

There were no comments at this time from the board.

**11. Correspondence**

There was no correspondence at this time.

**12. Set Date of Next Regular Meeting.**

*Wednesday: May 12<sup>th</sup>, 2021 at 4:00PM.*

**13. Adjournment**

The regular business meeting of the Galveston Central Appraisal District Board of Directors was adjourned Wednesday, April 14<sup>th</sup>, 2021 at 4:21 PM.

Respectfully Submitted,

Approved:   
**Donald Gartman**  
Chairman

  
**Bruce Clawson**  
Secretary