

LAMAR COUNTY APPRAISAL DISTRICT  
BOARD MEETING MINUTES  
WEDNESDAY, MARCH 30, 2022  
4:00PM

Members present: Don Biard, David Dunmon, Clifton Fendley, Kenneth Kohls and Marcus Wood.

LCAD Staff present: Stephanie Lee, Sue Shelton and Margie McKee.

1. Meeting called to order and a quorum declared at 4:00 p.m. by Board Chairman, Clifton Fendley.
2. Public comments. Mary Madewell of The Paris News was in attendance, there were no public comments.
3. Approval of minutes from February 2, 2022 meeting.

Motion: David Dunmon                      Second: Don Biard                      Vote: Unanimous

4. The LCAD Section 125 Cafeteria Plan was discussed. There were no changes from previous year. The Certificate of Resolution for Pan Year ending March 31, 2023 was approved.

Motion: Clifton Fendley                      Second: Don Biard                      Vote: Unanimous

5. The Board approved the Supplement to Appraisal Roll for the First Quarter of 2022 per the Texas Property Tax Code.

Motion: Don Biard                      Second: David Dunmon                      Vote: N/A

6. The District Financial report was given by Stephanie Lee. She reported that Appraisal and Collection are in line with the budget.

Motion: Don Biard                      Second: David Dunmon                      Vote: Unanimous

7. The Director of Collections report was given by Stephanie Lee, in the absence of Pat Loven. She reported the average percent of collections for all entities for 2021 taxes is at 90.48%. She advised the Board that Samson Solar Energy and Invenergy Solar have paid the 2021 and the rollback taxes for approximately 50 properties in Prairiland ISD. The amount paid for current and rollback was \$940,924.24.

She also told that the property owners in Chisum ISD are receiving contracts from the Nexus Solar Energy LLC and some have been calling with questions. She advised that delinquent notices were mailed in February and the delinquent attorneys are currently mailing our delinquent tax letters.

Motion: David Dunmon                      Second: Don Biard                      Vote: Unanimous

8. The Appraisal Department was given by Sue Shelton, Director of Operations. She reported the gathering of sales information has continued to include an open records request from the Comptroller's Office and that sale prices continue to excel upward. She stated that the land price per square foot is being reviewed on a subdivision basis and the land around the loop and on Lamar Avenue has also been reviewed to ensure it is all

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priced fairly and equally with the latest sales information available.  
She advised that all field work should be completed within the next thirty days.  
She reported the Appraisal Review Board training has taken place with our first hearings  
of the year would be held on March 31, 2022.

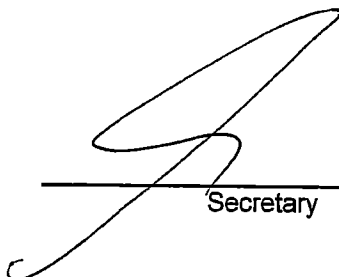
Motion: Don Biard                      Second: David Dunmon                      Vote: Unanimous

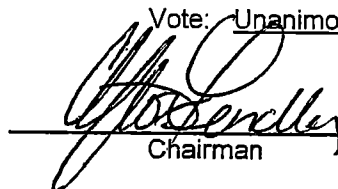
9. The Chief Appraiser report was given by Stephanie Lee. She advised the Board that we are required to retain a lawyer for the ARB. She has contacted Armstrong & Armstrong and they advised they will charge a retainer fee of \$500.00 per year.  
She reminded the Board members they need to take the Open Meeting Training for Certification.  
She told the Board that we had received a letter from TDLR advising that LCAD substantially implemented all of the Texas Comptrollers recommendations contained in the Methods and Assistance Program 2019 Report.  
She advised that the Appeal process with TWC was completed and no further action is necessary.  
She told the Board that we are in the process of updating the security on the property due to excess foot traffic, people using our outdoor electric plugs and plumbing, finding drug paraphernalia on our grounds and also a gun on the roof. She advised she is looking into having a chain link fence installed on the west side at front and back of building to stop foot traffic.

Motion: David Dunmon                      Second: Kenneth Kohls                      Vote: Unanimous

10. There was no discussion on the Proposed Budget for 2022-2023.
11. Jim Evans with the Low, Swinney and Evans Law Firm called to discuss all pending lawsuits on the district, via telephone in closed session.
12. The Board went into Closed Session at 4:16 p.m. No action was taken.  
The Board came out of Closed Session at 4:33 p.m.
13. The Board returned to Open Session at 4:33 p.m.  
In new business, Clifton Fendley asked why there are only five Board members. He asked why Prairiland and Paris Junior College were not represented. Stephanie Lee advised him that they did not have enough votes to be represented. Mr. Fendley asked Stephanie to see what the procedure would be to get them added to the Board.
14. The meeting was adjourned at 4:35 p.m.

Motion: Clifton Fendley                      Second: Don Biard                      Vote: Unanimous

  
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Secretary

  
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Chairman