LAMAR COUNTY APPRAISAL DISTRICT
BOARD MEETING MINUTES
THURSDAY, MAY 7, 2026
4:00 P.M.

Members present: Clifton Fendley, Don Biard, Gene Anderson and Ken Kohls

Members Absent: David Dunmon

LCAD Staff present: Stephanie Lee, Tonya Vanderburg, Margie McKee and Jae Dickinson

1 Meeting called to order and a quorum declared at 3:58 p.m. by Board Chairman Clifton Fendley.

2 Public Comments: No one in attendance - No comments.

3 Public hearing was opened at 3:59 p.m. by Board Chairman Clifton Fendley. No one from public was in attendance. Public hearing on 2026-2027 Proposed Budget was closed at 3:59 p.m.

Motion: Don Biard Second: Gene Anderson Vote: Unanimous

4 Discussion was opened by Board Chairman Clifton Fendley. After discussion of the 2026 / 2027 Proposed Budget, the Board moved to adopt the Budget, as presented.

Motion: Kenneth Kohls Second: Gene Anderson Vote: Unanimous

5 Approval of minutes from February 11, 2026 as submitted.

Motion: Don Biard Second: Gene Anderson Vote: Unanimous

6 The Lamar County Appraisal Review Board 2026 Hearing Procedures were presented and accepted by the Board members. No discussion was held.

Motion: Don Biard Second: Gene Anderson Vote: Unanimous

7 The Supplement to Appraisal Roll for the 2nd Quarter of 2026, per the Texas Property Tax Code, was emailed, presented and approved.

Motion: Don Biard Second: Gene Anderson Vote: Unanimous

8 The Board was presented a letter in reference to the TARP review. It was reported that LCAD had substantially complied with all recommendations in reference to the 2023 invalid findings. No action required.

9 The Board discussed an Assessment payment discrepancy and voted not charge the entity any late fee or penalty, due to nature of the cause.

Motion: Gene Anderson Second: Don Biard Vote: Unanimous

10 The district financial reports for February and March 2026 were presented to the Board. Stephanie Lee advised that our expenses thru March are in line with the Budget at this time.

Motion: Don Biard Second: Gene Anderson Vote: Unanimous

11 The Appraisal Department report was presented by Jae Dickinson. She reported that as of this date, there are 74 informal hearings and 85 formal prostest being addressed along with phone calls and in person taxpayers.
She also advised that over 6,000 ag application requests had been mailed out and only 446 not yet returned. The applications covered A-H, confidential owners and peoperties whose names began with numbers. In 2027 we will request "I" through "P" and for 2028 it will be "Q" through "Z". This is to get our Ag applications in compliance with what the State recommended during our most recent MAPS review. It was reported the number of requested applications should be significantly less for the next two years.

Motion: Kenneth Kohls Second: Gene Anderson Vote: Unanimous

12 The Director of Collection report was given by newly appointed Collections Manager, Tonya Vanderburg. She reported that City of Paris delinquent lawyer, Tracy Pounders, conducted a tax sale on May 5, 2026. There were four properties sold for the amount of $6,390.00.
All remaining properties will be struck off to the City of Paris.
She advised that we are currently preparing delinquent notices for the May mailing cycle and will be sent out in the next week. She also commended the Collection clerks for their recent efforts in remaining focused and productive during the busy season.
She reported that Total Collections through April 30, 2026 were $89,556,727.12 with $88,036,954.26 of that amount being current taxes and a collection rate of 95.12%.

Motion: Don Biard Second: Gene Anderson Vote: Unanimous

13 The Chief Appraisers report was given by Stephanie Lee. She advised that the first mailing of 21,691 appraisal notices had been completed prior to the May 1st deadline and that Informal protests and inquiries started on April 29, 2026, with ARB hearings to come later.
She reported that technical issues with our banking system has improved and that the district has two currently remaining lawsuits pending.

She also reported that she had a hazardous tree removed out of the parking lot on the east side of the building due to it deteriorating. They were also informed that the roof on our building has sustained damage from the recent hail storm and she had an insurance adjuster and roofer check the building. Damages were reported to TMIL insurance and they will be getting back to us regarding coverage.
She advised the Board that she will be looking into expanding our service window area by converting an empty office into a dedicated discussion area for taxpayers and employees. She is currently seeking bids for this project and will present them for Board review at the next Board meeting.
She reported that we have published three informational articles in The Paris News throughout March and April to keep the taxpayers informed
She advised the Board of upcoming office holidays in May, June and July and that she will be out of the office from June 1st-3rd and June 29th-July 2nd.
The Board determined that the next Board meeting will be held on Wednesday, August 5, 2026.

Motion: Gene Anderson Second: Kenneth Kohls Vote: Unanimous

14 In consideration of and possible action on a personnel matter, the Board went into Closed session.

15 The Board went into Closed Session at 4:18 p.m. to discuss a personnel matter. The Board returned to Open Session at 4:37 p.m.

17 The Board returned to Open Session at 4:37 p.m. Gene Anderson moved that the Chief Appraiser be paid for 32.76 days of excess vacation time, that she had accumulated, at her current rate per day. They advised her this is a one time situation and for her to start taking vacation time in the future so her days do not exceed the limit she can have on the books, as in the future it will have to roll over to sick leave.

Motion: Gene Anderson Second: Don Biard Vote: Unanimous

18 The meeting was adjourned at 4:39 p.m.

Motion: Clifton Fendley Second: Don Biard Vote: Unanimous

Chairman

Secretary