



**LA SALLE COUNTY APPRAISAL DISTRICT
NOTICE OF
BOARD MEETING**

Notice is hereby given that on Thursday, December 21, 2017 the Board of Directors of the La Salle County Appraisal District will hold a Scheduled Meeting at 2:35 pm, at the La Salle County Appraisal District Office (Welhausen School), at 204 N. E. Lane in Cotulla, Texas.

The subjects to be discussed are listed on the agenda(s), which are attached to and made a part of this notice.

If during the course of the meeting covered by this notice, the Board should determine that a closed or executive meeting or session of the Board is required, then such closed or executive meeting or session as authorized by the Texas Open Meetings Act, Texas Government code Section 551.001 et. Seq., will be held by the Board at the date, hour, and place given in this notice or as soon after the commencement of the meeting covered by this Notice as the Board may conveniently meet in such closed or executive meeting or session concerning any and all purposes permitted by the Act, including, but not limited to the following sections and purposes:

Texas Government Code Section:

- 551.071 For the purpose of a private consultation with the Board's attorney on any or all Subjects or matter authorized by law.
- 551.072 For the deliberation regarding Real Property.
- 551.074 For the purpose of considering the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee; or to hear complaints or charges against a public officer or employee.

Should any final action, final decision, or vote be required in the opinion of the Board with regard to any matter considered in such closed or executive meeting or session, then the final action, final decision, or final vote shall be either.

- (a) in the open meeting covered by the Notice upon the reconvening of the public meeting; or
- (b) at a subsequent public meeting of the Board upon notice there of; at the board shall determine.

**LA SALLE COUNTY APPRAISAL DISTRICT
BOARD OF DIRECTORS
AGENDA
Thursday December 21, 2017**

Notice is hereby given that a Meeting of the Board of Directors of the La Salle County Appraisal District will be held on Thursday December 21, 2017 at 2:35 pm at the La Salle County Appraisal District Office (Welhausen School) 204 N. E. Lane in Cotulla, Texas.

The following items will be considered:

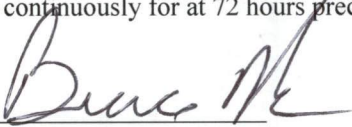
- 2017-108.** Meeting Called to Order. (Presenter: Deonicio Ramirez, Jr.)
- 2017-109.** Establish a Quorum: (Presenter: Deonicio Ramirez, Jr.)
- 2017-110.** Citizen's Comments: (Presenter: Deonicio Ramirez, Jr.)
- 2017-111.** Discuss, Consider and/or Approve Minutes from the December 12, 2017.
- 2017-112.** Receive report from the District's attorney regarding pending litigation, and in particular regarding the lawsuits filed by (a) La Salle County against La Salle CAD;
New Item: Receive report from the District's attorney regarding authorization to pay attorney's fees incurred on behalf of Pritchard & Abbott and Eagle Consulting and Appraisal INC. in defense of the lawsuit filed by La Salle County against La Salle CAD.(report will take place in executive session); consideration and possible action on matters discussed in attorney's report.
- 2017-113.** Convene Executive Session pursuant to Texas Government Code (Open Meetings Act) Section 551.071 and 551.074 to consult with District's attorney regarding pending or contemplated litigation or a settlement offer and to deliberate personnel matters authorized by section 551.074.
- 2017-114.** Recess Executive Session and return to Open Session.
- 2017-115.** Consideration, Discussion, and/or Action on matters discussed in Executive Session, to include action on pending Litigation and or employee matters.
- 2017-116.** Discuss consider and/ or approve the previously proposed resolution to amend the Districts 2017 budget to transfer designated reserve funds into the computer purchase account.
- 2017-0117.** Discuss consider and /or approve the previously proposed resolution to amend the 2108 budget to increase the amount of funding in District's litigation budget.
- 2017-118.** Discuss, consider and or action on changes to employee health insurance for 2018.
- 2017-119.** Discuss, consider and or action on appointment of ARB members.
- 2017-120.** Adjournment

Pursuant to the Open Meetings Government Code Chapter 551.001 et. seq.

TIME IN: _____ TIME OUT: _____

***The Board has the right to change any Agenda Item from Closed to Open Session or from Open to Closed Session pursuant to Chapter 551 of the Government Code.

I, the undersigned, do hereby certify that this Notice of Meeting of the La Salle County Appraisal District Board of Directors is a true and correct copy of said Notice and that I have posted a true and correct of said Notice in a place at the Appraisal Office that is convenient and readily accessible at all time to the general public and individuals with disabilities; that it was posted at the following courthouse: La Salle County and that this Notice was posted more than 72 hours preceding the time of the meeting and it will remain so posted continuously for at 72 hours preceding the scheduled time of said meeting.


Bruce Martin
Appraisal District Office

12-18-17

2:30 pm

La Salle County Courthouse

12-18-17
DATE

2:30 pm.
TIME

FILES FOR RECORD
At 2:30 o'clock P.M.
DEC 18 2017
MARGARET ESQUEDA
COUNTY CLERK
LA SALLE COUNTY, TEXAS
By ISI Deputy



La Salle County Appraisal District

P. O. Box 1530

204 NE Lane St

Cotulla, Texas 78014

Phone: (830) 879-4756 FAX: (830) 879-4067

EMAIL: office@lasallecad.com

Minutes from the Board of Directors meeting December 12, 2017

- 2017-094. The meeting was called to order by Deonicio Ramirez Jr. 2:02 P.M.
- 2017-095. A quorum was established with Dora Gonzales and Richard Maldonado not in attendance.
- 2017-096. There was no citizen's comments.
- 2017-097. The minutes were read and Brenda Wright made a motion to approve the minutes and it was seconded by Elizabeth Martinez the motion carried.
- 2017-098. Bruce Martin presented the financial report and Mike Whitwell made a motion to approve the financial report and it was seconded by Brenda Wright. The motion passed.
- 2017-099. Receive report from District attorney authorizing pending litigation
Receive report from District attorney regarding authorization to pay attorney's fees.
Receive request from chief appraiser regarding paying performance or longevity supplements to Districts employees were all moved to Executive Session.
- 2017-100. Executive session was convened at 2.07P.M.
- 2017-101. Executive session was adjourned at 3:00P.M.and the Board returned to open session.
- 2017-102. In discussion and or action on matters discussed in executive session
Elizabeth Martinez made a motion to authorize Peter low to accept the settlement offer from RREAF Petrostay, LLC (PID number-67761) of \$1,650,000.
Mike Whitwell made a motion to authorize Bruce to disperse longevity to employees as he saw fit. The motion was seconded by Elizabeth Martinez and the motion carried.
- 2017-103. Bruce gave a report on the status of the proposed resolutions to amend the 2017 and 2018 budget and will be reviewed at next meeting.
- 2017-104. Elizabeth Martinez made a motion to accept Humana health coverage for all of the employees. It was seconded by Brenda Wright and the motion carried. Elizabeth then made a motion to change to Renaissance dental insurance only if all of the employees would benefit from it. It was seconded by Brenda Wright and the motion carried.
- 2017-105. Discussion and or action on Appoint on ARB members. Mike Whitwell made the motion to reappoint Paul Brown and Thomas Pena to the La Salle County Appraisal Review Board and to appoint Joe Garcia as a new ARB member for the 2018, 2019 year. The motion was seconded by Elizabeth Martinez and the motion carried.



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- 2017-106. Bruce gave the chief appraiser report where he reported on the status of the office and ongoing events.
- 2017-107. Brenda Wright made a motion to set the next Board meeting for December 20th at 2:00 PM. Mike Whitwell seconded the motion and the motion passed.
- 2017-108. Brenda made the motion to adjourn and it was seconded by Elizabeth, the motion passed and the meeting was adjourned at 3:45 P.M.

Chairman _____

Secretary _____

LA SALLE COUNTY APPRAISAL DISTRICT (CAD)

RESOLUTION SEEKING TO AMEND LA SALLE CAD'S 2017 BUDGET BY (1) RETAINING SURPLUS FUNDS FROM 2016 LA SALLE CAD OPERATIONS; AND (2) BY TRANSFERRING OTHERWISE ENCUMBERED FUNDS; AND THEN APPLYING THOSE FUNDS TO THE DISTRICT'S COMPUTER SOFTWARE PURCHASE RESERVE FUND

WHEREAS, the auditor for La Salle CAD has recently determined that the District generated a surplus of \$128,504 for the year 2016; and

WHEREAS, the Property Tax Code generally requires that surplus funds be refunded or credited to the taxing units which participate in the District and contribute to the District's budget; and

WHEREAS, La Salle CAD currently has \$55,082 in a Facility Improvement Reserve and \$30,000 in a Building Reserve which the board of directors believes would be more efficiently and usefully transferred into the Computer Software Reserve Fund; and

WHEREAS, the board of directors of the La Salle CAD believes that it is in the best general and economic interests of the taxpayers of the District and the taxing units which participate in the District to purchase a new computer software system so as to be on the same system as that used by La Salle county, Cotulla ISD; and

WHEREAS, the board of directors of LaSalle CAD strongly believes that better service and better communications will result from this computer purchase, benefitting all citizens and property owners of LaSalle CAD, as well as all taxing units which participate in LaSalle CAD; and

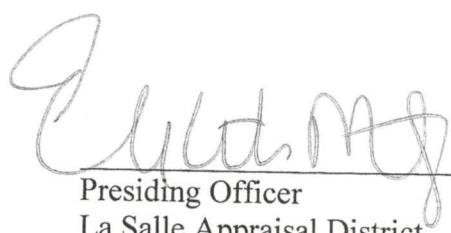
WHEREAS, LaSalle CAD currently has only approximately \$52,000 in its budget for computer purchase items;

NOW, THEREFORE, BE IT RESOLVED, that the board of directors of the La Salle CAD hereby notifies all constituent taxing units which participate in the District that they propose to amend the 2017 La Salle CAD budget by retaining the \$128,504 surplus generated as a result of 2016 operations, and placing that amount in a Computer Software Purchase Reserve fund, to be spent in 2017 and 2018 on computer software; and

BE IT FURTHER RESOLVED, that \$55,082 from the Facility Improvement Reserve and \$30,000 from the Building Reserve be transferred into the Computer Software Purchase Reserve Fund (for a total, including the \$128,504 surplus, of \$213,586 in the Computer Software Purchase Reserve Fund) to be spent in 2017 and 2018 on computer software; and

BE IT FURTHER RESOLVED, that the Secretary of the Board is hereby directed to ensure that either (s)he or the Chief Appraiser of the La Salle CAD notifies all taxing units participating in the District that this amendment to the 2017 budget has been proposed in accordance with §6.06 of the Texas Property Tax Code.

Upon motion duly seconded, the above resolution was passed at the regular meeting of the La Salle Appraisal District Board of Directors held on the 9th day of November, 2017.



Presiding Officer
La Salle Appraisal District

ATTESTED: _____

LASALLE COUNTY APPRAISAL DISTRICT (LSCAD)

RESOLUTION PROPOSING TO AMEND 2018 BUDGET BY INCREASING THE DISTRICT'S LITIGATION RESERVE FUND ACCOUNT FROM \$25,000 TO \$125,000.

WHEREAS, the board of directors of the LaSalle CAD believes that it is in the best general and economic interests of the taxpayers of the District and the taxing units which participate in the District to diligently defend valuations based on fair market value appraisals; and

WHEREAS, a business climate has developed throughout Texas in which certain industrial, mineral, and commercial property owners have become more and more virulently aggressive in contesting valuations based on fair market appraisals; and

WHEREAS, a reduction of industrial, mineral, and commercial appraisals based on fair market values would increase the tax burden of local residential and small-business property owners, who would unfairly be forced to make up the lost tax burden; and

WHEREAS, the board of directors of LaSalle CAD believes that it is charged with the obligation to ensure, to the best of its ability, that the District's values are properly defended; and

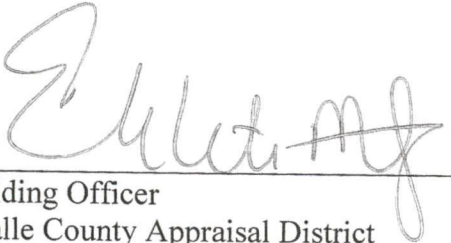
WHEREAS, the board of directors of LaSalle CAD currently believes that the District's current litigation reserve of \$25,000 is significantly underfunded to be able to defend high-value litigation; and

WHEREAS, the board of directors of the LaSalle CAD believes that it is in the best general and economic interests of the taxpayers of the District and the taxing units which participate in the District to increase the amount of the District's litigation reserve fund;

NOW, THEREFORE, BE IT RESOLVED, that the board of directors of the LaSalle CAD hereby notifies all constituent taxing units which participate in the District that it proposes to amend the 2018 LaSalle CAD budget by .increasing the amount of its litigation reserve from \$25,000 to \$125,000, effective beginning with La Salle CAD's 2018 budget; and

BE IT FURTHER RESOLVED, that the Secretary of the Board is hereby directed to ensure that either (s)he or the Chief Appraiser of the LaSalle CAD notifies all taxing units participating in the District that this amendment to the 2018 budget has been proposed in accordance with §6.06 of the Texas Property Tax Code.

Upon motion duly seconded, the above resolution was passed at the regular meeting of the LaSalle Appraisal District Board of Directors held on the 9th day of November, 2018.



Presiding Officer
LaSalle County Appraisal District

ATTESTED: _____