

**Val Verde Appraisal District  
Regular Scheduled Meeting  
February 16, 2017**

**Present**

Ramiro Guzman, Chairman  
Raymond Meza, Vice Chairman  
Bea Munoz  
Juan Gallegos  
Pam Smith  
David Lee Torres  
Bobby Lopez

**Absent**

Lois Everett, Secretary  
Lucas Gilliam  
Gilbert Mercado

**Others Present**

Chief Appraiser, Cherry T. Sheedy  
Deputy Chief Appraiser, Jackie Casanova  
Cynthia Pimentel, Tax office, City of Del Rio

**1. Determine if a quorum is present and call the meeting to order.**

The meeting was called to order at 12:03 p.m. There was a quorum present with 7 out of 10 present. Ms. Lois Everett, Mr. Lucas Gilliam and Mr. Gilbert Mercado were absent for this meeting.

**2. Pledge of allegiance.**

Those in attendance recited the pledge of allegiance.

**3. Public Comments.**

There were no public comments at the time of this meeting.

## CONSENT AGENDA

4. This procedure helps facilitate the meeting. One motion will approve all action items, noted as consent. These are routine matters which are repeated on the agenda. Approval means they will be implemented as recommended by administration. Prior to acting on the consent agenda, any board member may have a consent item withdrawn from this portion of the agenda so that it may be discussed prior to action.

**a. Discussion and possible action on minutes from the meeting of January 19<sup>th</sup>, 2017.**

**b. Discussion and possible action on financial report for January 2017.**

**c. Discussion and possible action on bills paid for the month of January 2017.**

Mr. Juan Gallegos made a motion to accept the consent items as presented by staff. Ms. Pam Smith seconded the motion. Chairman Ramiro Guzman called for the vote. Motion carried unanimously.

## **OTHER BUSINESS**

5. **Chief Appraiser's Report:**

**A. GIS update (Jackie Casanova, Deputy Chief).** Deputy Chief Appraiser, Jackie Casanova presented the GIS update. Ms. Casanova explained to the board how she modified the report. Ms. Casanova reported as of end of January 2017 there were 1954 missing accounts, Comstock ISD having 882 and San Felipe Del Rio having 1068 and 4 were in Rocksprings. Ms. Casanova explained at the time of this report the taxable value is \$2,297,138,242.00 and the taxable value of missing accounts is \$34,374,596.00. This brings the percent of taxable value mapped accounts to 98.50%.

**B. Pictometry report of value gained for back years supplemental.** Deputy Chief Appraiser, Jackie Casanova gave the board a guide explaining it as a simple summary of what properties were picked up with pictometry. Ms. Casanova stated there were plus and minuses using pictometry. The guide shows the net change for each entity. The breakdown given was for years 2011 through 2015.

**C. 2016 MAPS (methods assistance program services).** Chief Appraiser Cherry Sheedy reported to the board the district received straight A's. All scores were 100 with the exception of a 96. The 96 was due to the final report being

submitted by the reviewer before the final contract with True Automation was approved; which was approved last month.

**D. Appointment to the Steering Committee of the Rural Chief Appraisers.**

Chief Appraiser, Cherry Sheedy reported to the board she has served a 2 year appointment to the Steering Committee of the Rural Chief Appraisers and she has been re-elected and appointed as Treasurer to serve another 2 year term.

**E. 2017 appraisal update.**

Chief Appraiser, Cherry Sheedy stated the appraisers are finished with their field work in the most part. The appraisers will do rechecks on properties when needed. The office is receiving agricultural exemption applications which the appraisers might need to check. Ms. Sheedy stated she sent almost 100 letters out to property owners inside the city limits to reapply for their agricultural exemptions. This is a MAPS requirement to receive up-dated agricultural exemptions.

**EXECUTIVE SESSION**

Possible entry into executive session pursuant to Government Code 551.074 (to deliberate personnel matters) and 551.071 (to conduct private consultation with the District's attorney.)

The board entered into executive session at 12:23 p.m.

**6. Return to open session.**

The board returned to open session at 12:28 p.m.

**7. Discussion and possible action on 2016 financial audit.**

Chief Appraiser, Cherry Sheedy informed the board she requested proposals from companies for the district's financial audits. Leal and Carter, PC proposed \$7,000.00, but stated it could be higher dependent on what all is done. Ms. Sheedy asked Mr. Carter what appraisal districts he was auditing. Ms. Sheedy stated she was informed they are not auditing any appraisal districts other than Val Verde. Ede & Company, LLC out of Knippa proposed \$3,975.00. Ms Sheedy asked what appraisal districts if any that they audited. Ede and Company, LLC audits Atascosa, Uvalde, Bandera, Maverick, Edwards, Zavala and La Salle County Appraisal Districts. Ms. Sheedy said she recommends that we use Ede & Company, LLC with a one year contract in case the

board does not like their performance. Mr. Raymond Meza made a motion to accept the proposal from Ede & Company, LLC.. Mr. David Lee Torres seconded the motion. Chairman Ramiro Guzman called for the vote. Motion carried unanimously.

**8. Discussion and possible action on postage machine lease.**

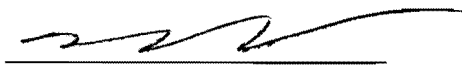
Chief Appraiser, Cherry Sheedy informed the board the lease agreement on our postage machine with Pitney Bowes is up on June 29<sup>th</sup>, 2017. Ms. Sheedy asked for proposals and received from Pitney Bowes \$328.04 per month and a proposal from Neo Post \$257.65 per month. Ms. Sheedy stated she recommends to the board to accept the proposal from Neo Post which is cheaper per month than the Pitney Bowes. Mr. Juan Gallegos made a motion to accept the staff recommendation on the postage machine lease with Neo Post. Mr. Raymond Meza seconded the motion. Chairman Ramiro Guzman called for the vote. Motion carried unanimously.

**9. Discussion on approaching governing bodies about joining their health insurance.**

Chief Appraiser, Cherry Sheedy stated she met with Ms. Yanakany Valdez about joining the school district's health insurance. Ms. Sheedy confirmed the requirement information on their insurance, which it states you must be an employee of the school district to be able to join their insurance. Mr. Raymond Meza asked what insurance Comstock School District uses; if it might be a different one. Mr. Meza stated Comstock might benefit from adding more people to their plan. Ms. Sheedy will check with them. This item was discussion only, no action taken.

**10. Adjourn.**

With no further business to discuss, Mr. Raymond Meza made a motion to adjourn at 12:31 p.m. Mr. David Lee Torres seconded the motion. Chairman Ramiro Guzman called for the vote. Motion carried unanimously.



Ramiro Guzman, Chairman

Val Verde Appraisal District

Board of Directors