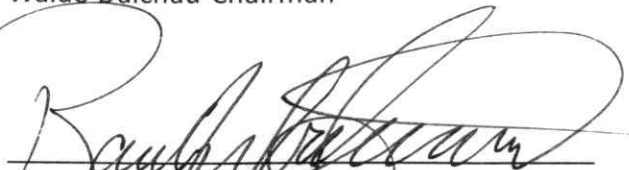


SAN AUGUSTINE COUNTY APPRAISAL DISTRICT
BOARD OF DIRECTORS
PUBLIC HEARING(PROPERTY VALUE STUDY & TARGETED MAPS REVIEW)
TUESDAY, OCTOBER 14, 2025 – 10:00 A.M.

MEMBERS PRESENT:GEORGE SIMON-WALDO DALCHAU-RANDY WOODWARD-TERRY SANDERS
STAAFF PRESENT: EVELYN WATTS GUEST PRESENT: NO GUEST

1. CALL TO ORDER – Public Hearing for Property Value Study and Targeted Maps Review was called to order at 10:00 a.m., October 14, 2025 with Chairman Waldo Dalchau presiding.
2. INVOCATION – Given by Mr. George Simon.
3. 2024 PROPERTY VALUE STUDY – Board discussed the final findings for the 2024 Property Value Study.
4. TARGETED MAPS REVIEW – Targeted Maps Review for Broadus ISD was discussed.
5. ADJOURN – With no further discussion and comments a motion was made by Mr. George Simon and seconded by Mr. Terry Sanders to adjourn. Motion carried unanimously.


Waldo Dalchau-Chairman


Randy Woodward-Secretary

October 14, 2025

MEMBERS PRESENT:GEORGE SIMON-WALDO DALCHAU-RANDY WOODWARD-TERRY SANDERS
MEMBER ABSENT: JAMIE DOHERTY STAFF PRESENT: EVELYN WATTS
GUEST PRESENT: KRISTIAN BURNS

1. CALL TO ORDER – San Augustine County Appraisal District Board of Directors, regular meeting for October 14, 2025 was called to order by Chairman Waldau Dalchau, immediately following the Public Hearing.
2. PUBLIC COMMENTS – Attorney Kristian Beall Burns introduced herself to the Board for consideration for General Counsel for the District.
3. APPROVE SEPTEMBER 8, 2025 MINUTES – The board reviewed and approved minutes for September 8, 2025. A motion was made by Mr. George Simon and seconded by Mr. Randy Woodward to approve minutes. Motion carried unanimously.
4. APPROVE SEPTEMBER 2025 FINANCIAL STATEMENTS – All financial statements were reviewed with ordinary monthly expenditures. A motion was made by Mr. Terry Sanders and seconded by Mr. George Simon to approve. Motion carried unanimously.
5. APPROVE 2024 FINANCIAL AUDIT – A motion was made by Mr. George Simon and seconded by Mr. Terry Sanders to accept the 2024 financial audit with clean findings. Motion carried unanimously.
6. APPROVE 25.25B REPORT(QUARTERLY CHANGE REPORT) – The 3rd quarter change report was reviewed and approved with a motion by Mr. George Simon and seconded by Mr. Randy Woodward to approve. Motion carried unanimously.
7. APPOINT AGRICULTURAL ADVISORY BOARD MEMBER(2026-2027) – Wesley Bennefield was appointed to the Agricultural Advisory Board for years 2026-2027 upon the recommendation of Chief Appraiser Evelyn Watts. Motion by Mr. Randy Woodward and seconded by Mr. George Simon. Motion carried unanimously.
8. PROPERTY VALUE STUDY – Public Hearing was held before regular board meeting. Motion by Mr. George Simon and seconded by Mr. Randy Woodward to accept final findings. Motion carried unanimously.

9. TARGETED MAPS REVIEW – Public Hearing was held before regular board meeting. Motion was made by Mr. George Simon and seconded by Mr. Randy Woodward to approved the information concerning the review. Motion carried unanimously.
10. GENERAL COUNSEL – A motion was made by Mr. Terry Sanders and seconded by MR. Randy Woodward to approve and employ Ms. Kristian Beall Burns as General Counsel for the District. Motion carried unanimously.
11. CHIEF APPRAISER’S REPORT – Homestead Policy will need to be revised. Public Funds Investment Policy will need to be created. November meeting moved to Monday, November 3, 2025 and December meeting will be Monday, December 8, 2025. Christmas Dinner will be held on Tuesday, December 9, 2025, 6:30 p.m. at Tasha’s Country Kitchen. Motion by Mr. Randy Woodward and seconded by Mr. Terry Sanders to accept the Chief Appraiser’s Report. Motion carried unanimously.
12. BOARD COMMENTS – General comments made by board members.
13. EXECUTIVE SESSION AS PURSUANT TO CHAPTER 551 OF THE TEXAS GOVERNMENT CODE, IF NEEDED – No executive session needed.
14. ACTION ON MATTERS DISCUSSED IN CLOSED SESSION, IF NEEDED – No action needed.
15. ADJOURN – There being no further business a motion was made by Mr. Terry Sanders and seconded by Mr. George Simon to adjourn. Motion carried unanimously.


Waldo Dalchau – Chairman


Randy Woodward – Secretary

October 14, 2025