

SAN AUGUSTINE COUNTY APPRAISAL DISTRICT
BOARD OF DIRECTORS – REGULAR MEETING
MONDAY, JANUARY 12, 2026

MEMBERS PRESENT: WALDO DALCHAU-M. JEAN HINES-MARSHALL MCMILLIAN-TERRY
SANDERS-GEORGE SIMON STAFF PRESENT: EVELYN WATTS GUEST PRESENT: NONE

1. CALL TO ORDER – San Augustine County Appraisal District Board of Directors regular meeting, Monday, January 12, 2026 was called to order at 10:00 a.m. with Mr. Waldo Dalchau presiding.
2. INVOCATION – Given by Mr. George Simon
3. PUBLIC COMMENTS – No Public Comments
4. SWEAR IN BOARD MEMBERS – Board members were sworn in by Chief Appraiser, Evelyn Watts.
5. ORGANIZE BOARD OF DIRECTORS – A motion was made by Mr. Terry Sanders and seconded by Mr. George Simon to elect Mr. Waldo Dalchau as chairman. Motion carried unanimously. Mr. George Simon made a motion with a seconded by Ms. M. Jean Hines to elect Mr. Terry Sanders as vice chairman. Motion carried unanimously. A motion was made by Mr. Terry Sanders with a second by Mr. Marshall McMillan to elect Mr. George Simon as Secretary. Motion carried unanimously.
6. REVIEW AND APPROVE MINUTES FOR DECEMBER 1, 2025 – After reviewing the minutes with a short explanation concerning employee yearly milage a motion was made by Mr. Terry Sanders and seconded by Mr. George Simon to approve. Motion carried unanimously.
7. REVIEW AND APPROVE FINANCIAL STATEMENTS FOR DECEMBER 2025 – The financial report was reviewed with ordinary December expenditures. A motion was made by Mr. George Simon and seconded by Mr. Terry Sanders to approve. Motion carried unanimously.
8. REVIEW AND APPROVE ARB QUARTERLY CHANGE REPORT(OCT.-NOV.-DEC., 2025) – A motion was made by Mr. Terry Sanders and seconded by Ms. M. Jean Hines to approve. Motion carried unanimously.
9. CHIEF APPRAISER’S REPORT – Chief Appraiser, Evelyn Watts reported the following:
 - Arbitration case scheduled for January 22, 2026
 - Targeted Maps Review scheduled for January 26-30, 2026
 - Appraisers are working outside
 - Joseph Barnett, attending RPA Level 3 Exam Review, January 12-16, 2026

- Spectrum has been contacted as a backup internet provider
- An article concerning charitable organizations was published in the Tribune on January 8, 2026
- Cemeteries will not need to file a charitable organization application
- Board training is being planned for the fall.

10. BOARD COMMENTS – General conversation.

11. EXECUTIVE SESSION AS PURSUANT TO CHAPTER 551 OF THE TEXAS GOVERNMENT CODE, IF NEEDED – No executive session needed.

12. ACTIONS ON MATTERS DISCUSSED IN CLOSED SESSION, IF NEEDED – Not needed.

13. ADJOURN – There being no further business a motion was made by Ms. M. Jean Hines and seconded by Mr. Marshall McMillan to adjourn. Motion carried unanimously.



Waldo Dalchau – Chairman



George Simon, Secretary

January 12, 2026