

Travis Central Appraisal District



Board of Director's Meeting
September 1, 2022
11:45 a.m.

TRAVIS CENTRAL APPRAISAL DISTRICT

BOARD OFFICERS

JAMES VALADEZ
CHAIRPERSON
THERESA BASTIAN
VICE CHAIRPERSON
NICOLE CONLEY
SECRETARY/TREASURER



MARYA CRIGLER
CHIEF APPRAISER

BOARD MEMBERS

TOM BUCKLE
DEBORAH CARTWRIGHT
BRUCE ELFANT
VIVEK KULKARNI
ELIZABETH MONTOYA
FELIPE ULLOA
BLANCA ZAMORA-GARCIA

850 EAST ANDERSON LANE and VIA VIDEOCONFERENCE

The public may hear and view this meeting while in progress online at
<https://traviscad.org/boardmeetings>

AGENDA

REGULAR MEETING – THURSDAY, SEPTEMBER 1, 2022- 11:45 a.m.

1. CALL TO ORDER
2. ESTABLISHMENT OF QUORUM
3. CITIZENS COMMUNICATION - Public comment will be allowed via teleconference. All public comment will occur at the beginning of the meeting starting at 11:45 AM. To speak at this meeting persons must register online at <https://www.traviscad.org/speaker-registration> no later than 1.5 hours prior to the meeting start time. Approximately one hour prior to the meeting start time, remote speakers will receive email instructions on how to login to participate in the meeting. Emails will come from outreach@tcadcentral.org
4. CONSENT AGENDA - These items may be acted upon by one motion. No separate discussion or vote on any of the items will be had unless requested by a Board member.
 - a. APPROVAL OF THE MINUTES OF THE JUNE 7, 2022 MEETING
 - b. SECTION 25.25B REPORT
 - c. ACCOUNTING STATEMENTS
 - d. PERSONNEL REPORT
5. REGULAR AGENDA
 - a. DISCUSSION AND POSSIBLE ACTION ON APPOINTMENT OF AG ADVISORY BOARD MEMBER
 - b. DISCUSSION AND POSSIBLE ACTION ON TAXPAYER LIAISON REPORT
 - c. DISCUSSION AND POSSIBLE ACTION ON ARB CHAIRMAN REPORT
 - d. DISCUSSION AND POSSIBLE ACTION ON CHIEF APPRAISER REPORT TO INCLUDE: 2022 PROTEST SEASON, CERTIFICATION STATUS, 2023 FIELD WORK, AND TAXPAYER OUTREACH PROGRAMS
 - e. DISCUSSION AND POSSIBLE ACTION ON 2022 PROPOSED BUDGET
 - f. DISCUSSION AND POSSIBLE ACTION ON 2023/2024 REAPPRAISAL PLAN
 - g. DISCUSSION AND POSSIBLE ACTION ON CONTRACT WITH CYCLOMEDIA FOR STREET LEVEL IMAGERY
 - h. DISCUSSION AND POSSIBLE ACTION ON CONVEYANCE OF REAL PROPERTY
 - i. DISCUSSION AND POSSIBLE ACTION ON AUTHORIZATION OF APPEALS UNDER SECTION 42.02, TEXAS PROPERTY TAX CODE
 - j. DISCUSSION AND POSSIBLE ACTION TO ADD ITEMS TO FUTURE AGENDAS
 - k. ADJOURNMENT

THE BOARD MAY MEET IN EXECUTIVE SESSION TO DELIBERATE ANY MATTER AUTHORIZED BY TEXAS GOVERNMENT CODE SEC. 551.001 et seq [THE TEXAS OPEN MEETING ACT] INCLUDING:

- SEC. 551.071; Consultation with attorney regarding pending or contemplated litigation, settlement offers, and matters on which the attorney has a duty to advise the Board under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas.
- SEC. 551.072; Deliberations regarding real property

SEC. 551.074; Personnel matters; to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of the Chief Appraiser or other public officer or employee; or to hear a complaint or charge
SEC. 551.076; Deliberations regarding security devices

The Travis Central Appraisal District is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call 512-834-9317 extension 313 for information. For a sign language interpreter, please call 48 hours prior to meeting.

CERTIFICATE OF POSTING

I, Davina Barton, Executive Assistant of the Travis Central Appraisal District, do hereby certify that on the 24th day of August, 2022, by 4 o'clock PM this Notice of Meeting was posted at the District's Offices, located at 850 East Anderson Lane, Austin, Texas 78752. This Notice of Meeting was posted in a place readily accessible to the general public at all times for 72 continuous hours prior to the meeting, filed with the Travis County Clerk for posting by the Clerk at the Travis County Courthouse, and posted on the District's website.

By: 

Printed Name: Davina Barton
Title: Executive Assistant

CONSENT AGENDA

4A

CONSENT AGENDA

TRAVIS CENTRAL APPRAISAL DISTRICT

BOARD OFFICERS

JAMES VALADEZ
CHAIRPERSON
THERESA BASTIAN
VICE CHAIRPERSON
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MARYA CRIGLER
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FELIPE ULLOA
BLANCA ZAMORA-GARCIA

TCAD - BOARD OF DIRECTORS MINUTES OF THE JUNE 7, 2022 MEETING

1. Call to order

Meeting called to order by James Valadez at 12:45 p.m. on June 7, 2022.

2. Establishment of Quorum

James Valadez, Chairperson	Travis County	Present
Theresa Bastian, Vice Chairperson	Austin ISD	Present
Nicole Conley, Secretary	City of Austin	Absent
Tom Buckle	West Travis County	Present-Late
Elizabeth Montoya	East Travis County	Absent
Debbie Cartwright	Austin ISD	Present
Vivek Kulkarni	Travis County	Present
Felipe Ulloa	Austin ISD/City of Austin	Absent
Blanca Zamora-Garcia	City of Austin	Present
Bruce Elfant	Travis Co. Tax Assessor-Collector (Non-voting)	Present

Also present were Marya Crigler, Chief Appraiser, Leana Mann, Deputy Chief Appraiser, and Dustin Banks, In-house Counsel.

3. Citizens Communication

Members of the Board heard from: Eduardo Alarcon

4. Consent Agenda

- a. APPROVAL OF THE MINUTES OF THE FEBRUARY 17, 2022 MEETING
- b. SECTION 25.25B REPORT
- c. ACCOUNTING STATEMENTS
- d. PERSONNEL REPORT

MOTION: Approve consent agenda
RESULT: **APPROVED [UNANIMOUS]**
MOVER: Blanca Zamora-Garcia

SECONDER: Theresa Bastian

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Deborah Cartwright, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley, Elizabeth Montoya, Felipe Ulloa

5A. Discussion and possible action on Taxpayer Liaison Report.

RESULT: DISCUSSED

5B. Discussion and possible action on ARB Chairman Report.

RESULT: DISCUSSED

5C. Discussion and possible action on Chief Appraiser Report to include: 2022 Protest Season, Mass Appraisal report, 2021 Annual Report, and Taxpayer Outreach Programs.

Members of the board heard from: Marya Crigler, Chief Appraiser and Leana Mann, Deputy Chief Appraiser

RESULT: DISCUSSED

5D. Discussion and possible action on 2022 proposed budget to include directives to staff regarding the proposed budget.

Members of the board heard from: Marya Crigler, Chief Appraiser and Leana Mann, Deputy Chief Appraiser

RESULT: DISCUSSED

5E. Discussion and possible action on 2021 Annual Comprehensive Financial Report and audit results.

Members of the board heard from: Kevin Randolph, Eide Bailly Auditor and Leana Mann, Deputy chief Appraiser

MOTION: Approve 2021 Audit Results
RESULT: **APPROVED [UNANIMOUS]**
MOVER: Tom Buckle **SECONDER:** Vivek Kulkarni

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Deborah Cartwright, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley, Elizabeth Montoya, Felipe Ulloa

5F. Discussion and possible action on waiver of penalties and interest accrued by the City of Austin.

Members of the board heard from: Marya Crigler, Chief Appraiser

MOTION: Approve the waiver of penalties and interest due to late payment
RESULT: **APPROVED [UNANIMOUS]**
MOVER: Deborah Cartwright **SECONDER:** Tom Buckle

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Deborah Cartwright, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley, Elizabeth Montoya, Felipe Ulloa

5G. Discussion and possible action on adjustment to 2022 pay schedule.

MOTION: Approve to implement COLA at 3% for all staff starting July 2022
RESULT: **APPROVED [UNANIMOUSLY]**
MOVER: Theresa Bastian **SECONDER:** Vivek Kulkarni

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Deborah Cartwright, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley, Elizabeth Montoya, Felipe Ulloa

5H. Discussion and possible action on changes to TCAD Personnel Policy.

MOTION: Approve changes to TCAD Personnel Policy
RESULT: **APPROVED [UNANIMOUSLY]**
MOVER: Theresa Bastian **SECONDER:** Tom Buckle

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Deborah Cartwright, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley, Elizabeth Montoya, Felipe Ulloa

5I. Discussion and possible action on public communications and outreach, TCAD website, and accessibility of members of the Board of Directors.

Members of the board heard from: Cynthia Martinez, Communications Officer

RESULT: **DISCUSSED**

At 12:12 PM the Board moved to executive session; TO DELIBERATE ANY MATTER AUTHORIZED BY TEXAS GOVERNMENT CODE SEC. 551.001 et sec [THE TEXAS OPEN MEETING ACT] INCLUDING:

SEC. 551.0741 Consultation with attorney regarding pending or contemplated litigation, settlement offers, and matters on which the attorney has a duty to advise the Board under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas

SEC. 551.072 Deliberations regarding real property

At 2:28 PM, the Board resumed the public session and returned to Item 5J.

5J. Discussion and possible action on conveyance of real property.

MOTION: Approve the letter of intent presented in Executive Session
RESULT: **APPROVED [UNANIMOUSLY]**
MOVER: Theresa Bastian **SECONDER:** Tom Buckle

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Deborah Cartwright, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley, Elizabeth Montoya, Felipe Ulloa

5K. Consultation with attorneys regarding legal responsibilities of members of the Board of Directors.

RESULT: **NOT DISCUSSED**

5L. Discussion and possible approval confirming prior authorizations of Chief Appraiser to appeal the Appraisal Review Board's order determining the protest for PID 352532 for tax year 2019.

MOTION: Approve the Chief Appraiser to appeal the ARB protest for PID 352532
RESULT: **APPROVED [UNANIMOUSLY]**
MOVER: Blanca Zamora-Garcia **SECONDER:** Deborah Cartwright

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Deborah Cartwright, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley, Elizabeth Montoya, Felipe Ulloa

5M. Discussion and possible action to add items to future agendas

Note: The following items were noted as items for upcoming board meetings or items requested by a board member be added to the next agenda:

- Board of Directors training (Deborah Cartwright)
- ARB Chairman Report on ARB season (James Valadez)

5N. Adjournment

MOTION: Adjourn meeting at 2:33 PM

Respectfully submitted,

Nicole Conley, Secretary

Approved:

James Valadez, Chairperson

4B

CONSENT AGENDA

TRAVIS CENTRAL APPRAISAL DISTRICT

Section 25.25B Report

PID	Year	Owner Name	Legal Description	Location	Initial Market Value	Current Market Value
301557	2022	CENTURY LAND HOLDINGS II LLC	ABS 522 SUR 6 MORA J S ACR 33.4665	OLD LOCKHART RD, TX 78610	\$334,665	\$334,665
ADD TAXING UNIT 10F FOR 2022						
301561	2022	MR STALLION RUN LLC	ABS 522 SUR 6 MORA J S ACR 56.7735 (1-D-1)	MAVERICK DR, TX	\$902,558	\$902,558
Add taxing unit 10F for 2022						
316354	2019	SE AUSTIN GLOBAL LAND LLC	LOT A DRAKE WILLIAM S JR SUBD 3	4323 S CONGRESS AVE, TX 78745	\$11,640,199	\$11,640,199
CORRECT OWNERSHIP FOR 2019						
810254	2020	ROBINSON SAMUEL A JR	PERSONAL PROPERTY MH SERIAL# PH0515463A/B PFS0668967/968	13127 ELM GROVE RD, BUDA TX 78610	\$43,338	\$43,338
MOHO WAS REMOVED & REPO'D						
810254	2021	ROBINSON SAMUEL A JR	PERSONAL PROPERTY MH SERIAL# PH0515463A/B PFS0668967/968	13127 ELM GROVE RD, BUDA TX 78610	\$43,338	\$43,338
MOHOWAS REMOVED AND REPO'D FROM THE PROPERTY						
815277	2021	SHANNON JOANNE	PERSONAL PROPERTY MH SERIAL# PH0517801A/B PFS088820/821	20700 CAMERON RD, COUPLAND TX 78615	\$33,918	\$33,918
826918	2022	LOREDO FLORES ARMANDO &	HIGH MEADOWS MH PARK, SPACE 371, SN1 12523178; HUD# TEX0539841	7911 CANOGA AVE 371, TX 78724	\$13,358	\$13,358
DEL ACCT PER OW EMAIL & TITLE STATING MH SOLD 8/17/22						
826918	2021	LOREDO FLORES ARMANDO &	HIGH MEADOWS MH PARK, SPACE 371, SN1 12523178; HUD# TEX0539841	7911 CANOGA AVE 371, TX 78724	\$12,528	\$12,528
833265	2022	GREEN THEEDA FAY &	PERSONAL PROPERTY MH SERIAL# CLW033146TX HWC0421034	14122 FITZHUGH RD, TX 78736	\$90,432	\$90,432
MOHO SOLD & IS NOW IN BELL COUNTY ON #492828 8/18/22 SLH						
833265	2021	GREEN THEEDA FAY &	PERSONAL PROPERTY MH SERIAL# CLW033146TX HWC0421034	14122 FITZHUGH RD, TX 78736	\$36,421	\$36,421
MOHO SOLD & IS NOW IN BELL COUNTY ON #492828 8/18/22 SLH						
833265	2020	GREEN THEEDA FAY &	PERSONAL PROPERTY MH SERIAL# CLW033146TX HWC0421034	14122 FITZHUGH RD, TX 78736	\$36,421	\$36,421
MOHO SOLD & IS NOW IN BELL COUNTY ON #492828 8/18/22 SLH						
837230	2022	CORTEZ JAIME	PATTON MH PARK, SPACE 15, SN1 C442381; HUD# TXS0612305	7100 E U S HY 290 15, TX 78723	\$5,636	\$5,636
CORRECT LEGAL DESCRIP/LABEL/SERIAL INFORMATION PER INFO SCANNED TO EVENTS 8/18/22 SLH						
838792	2022	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$67,145	\$67,145
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						

TRAVIS CENTRAL APPRAISAL DISTRICT

Section 25.25B Report

PID	Year	Owner Name	Legal Description	Location	Initial Market Value	Current Market Value
838792	2021	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$9,659	\$9,659
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
838792	2020	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$9,659	\$9,659
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
838792	2019	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$9,659	\$9,659
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
838792	2018	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$9,659	\$9,659
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
838792	2017	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$10,167	\$10,167
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
838792	2016	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$13,479	\$13,479
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
838792	2015	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$31,321	\$31,321
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
838792	2014	RALPH TAYLOR LISA	BOULDER RIDGE ESTATES, SPACE 81, SN1 GAFL434A774858A33; HUD# TXS0603285	3300 KILLINGSWORTH LN 81, TX 78660	\$32,058	\$32,058
MOHO MOVED TO LEE COUNTY 8/17/22 SLH						
844304	2021	ALMAZAN DANIEL	OAK RANCH MH COMMUNITY, SPACE 395, SN1 CLW035515TX	12129 LOMA VISTA CIR 395, TX 78617	\$37,047	\$37,047
MOHO SOLD						
854203	2022	MARQUEZ-HERRERA JUAN FRANCISCO	MEADOWS OF CARSON CREEK, SPACE 27, SN1 HOTX08807788A; SN2 HOTX08807788B; HUD# NTA0794099; HUD#2 NTA0794100	9318 CARSON CREEK BLVD 27, TX 78617	\$72,072	\$72,072
DEL DUE TO MH SOLD !!! SEE IMAGES 8/17/22 SLH						
854203	2021	MARQUEZ-HERRERA JUAN FRANCISCO	MEADOWS OF CARSON CREEK, SPACE 27, SN1 HOTX08807788A; SN2 HOTX08807788B; HUD# NTA0794099; HUD#2 NTA0794100	9318 CARSON CREEK BLVD 27, TX 78617	\$12,211	\$12,211
DEL DUE TO MH SOLD !!! SEE IMAGES 8/17/22 SLH						
855967	2022	GARCIA JUANITA	CHATEAU AT UNION CRK MH PARK, SPACE 88, SN1 EMHOK14149; HUD# TRA0300369	2301 SUNNY HILLS DR 88, TX 78744	\$17,292	\$17,292
MOHO IS LISTED IN COMAL COUNTY PER TAX OFFICE & TITLE 8/17/22 SLH						

TRAVIS CENTRAL APPRAISAL DISTRICT

Section 25.25B Report

PID	Year	Owner Name	Legal Description	Location	Initial Market Value	Current Market Value
855967	2021	GARCIA JUANITA	CHATEAU AT ONION CRK MH PARK, SPACE 88, SN1 EMHOK14149; HUD# TRA0300369	2301 SUNNY HILLS DR 88, TX 78744	\$20,131	\$20,131
855967	2020	GARCIA JUANITA	CHATEAU AT ONION CRK MH PARK, SPACE 88, SN1 EMHOK14149; HUD# TRA0300369	2301 SUNNY HILLS DR 88, TX 78744	\$20,131	\$20,131
MOHO IS LISTED IN COMAL COUNTY PER TAX OFFICE & TITLE 8/17/22 SLH						
855967	2019	GARCIA JUANITA	CHATEAU AT ONION CRK MH PARK, SPACE 88, SN1 EMHOK14149; HUD# TRA0300369	2301 SUNNY HILLS DR 88, TX 78744	\$20,131	\$20,131
855967	2018	GARCIA JUANITA	CHATEAU AT ONION CRK MH PARK, SPACE 88, SN1 EMHOK14149; HUD# TRA0300369	2301 SUNNY HILLS DR 88, TX 78744	\$20,131	\$20,131
856176	2022	RAMIREZ CORNELIO	RIVER RANCH MH PARK, SPACE 528, SN1 125000HA002369A; HUD# NTA1612664	13021 DESSAU RD 528, TX 78754	\$91,066	\$91,066
MOHO MOVED TO CALDWELL COUNTY PER EMAIL 8/17/22 SLH						
870597	2022	WEBSTER TIMOTHY D & DIANA M	OAK RANCH MH COMMUNITY, SPACE 93, SN1 59500108GA; SN2 59500108GB; HUD# PFS1127902; HUD#2 PFS1127903	12616 CLAREMONT CIR 93, TX 78617	\$114,297	\$114,297
MOHO SOLD AND IS NOW LISTED ON #964121 FOR 2022 8/18/22 SLH						
870639	2022	HARRIS FRANCIS ANNIE	CHATEAU AT ONION CRK MH PARK, SPACE 174, SN1 TXFLX84A17807GH11; SN2 TXFLX84B17807GH11; HUD# RAD1232708; HUD#2 RAD1232709	7908 ARDMORE CIR 174, TX 78744	\$58,643	\$58,643
DEL DUE TO MH SOLD; SEE INFO SCANNED TO THE ACCT 8/17/22 SLH						
871041	2021	ACOSTA GUTIERREZ OSCAR & DELIA	OAK RANCH MH COMMUNITY, SPACE 359, SN1 CSS015392TXA; SN2 CSS015392TXB; HUD# HWC0438504; HUD#2 HWC0438505	11347 LOS ARBOLES CIR 359, TX 78617	\$56,868	\$56,868
DOUBLE ASSESSED WITH PID# 950602 8/16/22 SLH						
871041	2020	ACOSTA GUTIERREZ OSCAR & DELIA	OAK RANCH MH COMMUNITY, SPACE 359, SN1 CSS015392TXA; SN2 CSS015392TXB; HUD# HWC0438504; HUD#2 HWC0438505	11347 LOS ARBOLES CIR 359, TX 78617	\$56,868	\$56,868
DOUBLE ASSESSED WITH PID# 950602 8/16/22 SLH						
872062	2021	MARCOS ADRIAN	CAPITOL VIEW MH PARK, SPACE 110, SN1 CLW003283TX; HUD# TEX0522766	1308 THORNBERRY RD 110, TX 78617	\$10,710	\$10,710
NEED TO CORRECT MH INFO (LABEL/SERIAL#) CORRECTED FOR 2022 & INFO SCANNED TO THE ACCT 8/18/22 SLH						
872062	2020	MARCOS ADRIAN	CAPITOL VIEW MH PARK, SPACE 110, SN1 CLW003283TX; HUD# TEX0522766	1308 THORNBERRY RD 110, TX 78617	\$10,710	\$10,710
NEED TO CORRECT MH INFO (LABEL/SERIAL#) CORRECTED FOR 2022 & INFO SCANNED TO THE ACCT 8/18/22 SLH						
872062	2019	MARCOS ADRIAN	CAPITOL VIEW MH PARK, SPACE 110, SN1 CLW003283TX; HUD# TEX0522766	1308 THORNBERRY RD 110, TX 78617	\$10,710	\$10,710
NEED TO CORRECT MH INFO (LABEL/SERIAL#) CORRECTED FOR 2022 & INFO SCANNED TO THE ACCT 8/18/22 SLH						
872062	2018	MARCOS ADRIAN	CAPITOL VIEW MH PARK, SPACE 110, SN1 CLW003283TX; HUD# TEX0522766	1308 THORNBERRY RD 110, TX 78617	\$10,710	\$10,710

TRAVIS CENTRAL APPRAISAL DISTRICT

Section 25.25B Report

PID	Year	Owner Name	Legal Description	Location	Initial Market Value	Current Market Value
872398	2021	ROMSKA SHERRY	OAK RANCH MH COMMUNITY, SPACE 38, SN1 125000HA003503A; SN2 125000HA003503B; HUD# NTA1653765; HUD#2 NTA1653766	5849 ARCADIA CIR 38, TX 78617	\$20,872	\$20,872
872433	2022	JOCOBO LAUDIA	RIVER RIDGE MH PARK, SPACE 138, SN1 HOTX0809837A; SN2 HOTX0809837B; HUD# NTA0938378; HUD#2 NTA0938379	1601 E SLAUGHTER LN 138, TX 78747	\$44,974	\$44,974
DEL DUE TO MH MOVED TO CALDWELL COUNTY PER INFO SCANNED TO IMAGES 8/17/22 SLH						
872433	2021	JOCOBO LAUDIA	RIVER RIDGE MH PARK, SPACE 138, SN1 HOTX0809837A; SN2 HOTX0809837B; HUD# NTA0938378; HUD#2 NTA0938379	1601 E SLAUGHTER LN 138, TX 78747	\$11,277	\$11,277
DEL DUE TO MH MOVED TO CALDWELL COUNTY PER INFO SCANNED TO IMAGES 8/17/22 SLH						
886033	2021	VAZQUEZ BEATRIZ ALEJANDRA &	OAK RANCH MH COMMUNITY, SPACE 413, SN1 BL2000039TXA; SN2 BL2000039TXB; HUD# NTA1669994; HUD#2 NTA1669995	11220 LOS ROBLES CIR 413, TX 78617	\$69,697	\$69,697
MOHO MOVED TO BASTROP CO & SHOULD BE REMOVED FROM THE TRAVIS APPRAISAL ROLL 8/17/22 SLH						
886033	2020	VAZQUEZ BEATRIZ ALEJANDRA &	OAK RANCH MH COMMUNITY, SPACE 413, SN1 BL2000039TXA; SN2 BL2000039TXB; HUD# NTA1669994; HUD#2 NTA1669995	11220 LOS ROBLES CIR 413, TX 78617	\$69,697	\$69,697
MOHO MOVED TO BASTROP CO & SHOULD BE REMOVED FROM THE TRAVIS APPRAISAL ROLL 8/17/22 SLH						
887106	2022	CAPETILLO MARTINEZ JESUS &	PERSONAL PROPERTY MH S#L26162 L#NTA1667769	16811 MANDA CARLSON RD, TX 78653	\$66,330	\$66,330
MOHO MOVED TO BASTROP CO; SEE IMAGES ON ACCT 8/18/22 SLH						
887106	2021	CAPETILLO MARTINEZ JESUS &	PERSONAL PROPERTY MH S#L26162 L#NTA1667769	16811 MANDA CARLSON RD, TX 78653	\$36,528	\$36,528
MOHO MOVED TO BASTROP CO; SEE IMAGES ON ACCT 8/18/22 SLH						
887106	2020	CAPETILLO MARTINEZ JESUS &	PERSONAL PROPERTY MH S#L26162 L#NTA1667769	16811 MANDA CARLSON RD, TX 78653	\$36,528	\$36,528
MOHO MOVED TO BASTROP CO; SEE IMAGES ON ACCT 8/18/22 SLH						
887106	2019	CAPETILLO MARTINEZ JESUS &	PERSONAL PROPERTY MH S#L26162 L#NTA1667769	16811 MANDA CARLSON RD, TX 78653	\$36,528	\$36,528
MOHO MOVED TO BASTROP CO; SEE IMAGES ON ACCT 8/18/22 SLH						
887106	2018	CAPETILLO MARTINEZ JESUS &	PERSONAL PROPERTY MH S#L26162 L#NTA1667769	16811 MANDA CARLSON RD, TX 78653	\$36,528	\$36,528
MOHO MOVED TO BASTROP CO; SEE IMAGES ON ACCT 8/18/22 SLH						
888148	2022	LAGNEAUX RONALD (OWNER)	RIVER RANCH MH PARK, SPACE 635, SN1 125000HA004440A; SN2 125000HA004440B; HUD# NTA1698512; HUD#2 NTA1698513	13021 DESSAU RD 635, TX 78754	\$117,412	\$117,412
ADD CORRECT MH INFO TO ACCT; INFO IS FOR 888150 8/18/22 SLH						
888148	2021	LAGNEAUX RONALD (OWNER)	RIVER RANCH MH PARK, SPACE 635, SN1 125000HA004440A; SN2 125000HA004440B; HUD# NTA1698512; HUD#2 NTA1698513	13021 DESSAU RD 635, TX 78754	\$64,056	\$64,056
ADD CORRECT MH INFO TO ACCT; INFO IS FOR 888150 8/18/22 SLH						

PID	Year	Owner Name	Legal Description	Location	Initial Market Value	Current Market Value
890447	2022	PICAZO JIMENEZ DAVID &	PERSONAL PROPERTY MH S#125000HB001901A L#NTA1686128	7604 TIMBER HILLS DR C, TX 78617	\$72,510	\$72,510
MOHO MOVED TO BASTROP COUNTY PER EMAIL 8/17/22 SLH						
910435	2019	QUAKE INVESTMENT STRATEGIES LLC	PERSONAL PROPERTY COMMERCIAL QUAKE CAPITAL	105 W RIVERSIDE DR 110, AUSTIN TX 78704	\$42,878	\$1,471
T/P GROSSLY OVERASSESSED FOR 2019. QUAKE SUBLEASED OFFICE SPACE, CHANGED SF FROM 2000 TO 200 (CO-WORKING SPACE). ALL FFE OWNED BY SUBLESSOR CIVIL & ENVIRONMENTAL CONSULTANTS INC WITH EXCEPTION OF COMPUTER. BASED ON T/P EMAIL ONLY 1 COMPUTER OWNED AND MINIMAL SUPPLIES. CHANGED MDSE/SUPPL FROM \$160 TO \$36. CHANGED FFE FROM \$42,718 TO \$1,435. TOTAL VALUE CHANGE FROM \$42,878 TO \$1,471. SNJ 07/19/22						
910435	2020	QUAKE INVESTMENT STRATEGIES LLC	PERSONAL PROPERTY COMMERCIAL QUAKE CAPITAL	105 W RIVERSIDE DR 110, AUSTIN TX 78704	\$44,507	\$1,471
FF&E OWNED BY SUBLESSOR IN CO-WORKING SPACE. 1 MANAGING PARTNER LOCATED IN TRAVIS COUNTY W/ 1 COMPUTER & MINIMAL SUPPLIES. CHANGED MDSE FROM \$166 TO \$36. CHANGED FFE FROM \$44,341 TO \$1,435. TOTAL VALUE CHANGED FROM \$44,507 TO \$1,471. 07/1922 SNJ						
910435	2021	QUAKE INVESTMENT STRATEGIES LLC	PERSONAL PROPERTY COMMERCIAL QUAKE CAPITAL	105 W RIVERSIDE DR 110, AUSTIN TX 78704	\$44,507	\$1,471
QUAKE RELOCATED TO A REGIS OFFICE SPACE FOR MAILBOX AND MEETINGS WITH POTENTIAL CLIENTS. FFE PROVIDED BY REGIS, 1 COMPUTER AND MINIMAL SUPPLIES OWNED BY T/P. MDSE/SUPPL CHANGED FROM \$166 TO \$36. FFE CHANGED FROM \$44,341 TO \$1,435 07/19/22 SNJ						
934655	2022	CENTURY LAND HOLDINGS II LLC	ABS 522 SUR 6 MORRIS J S ACR 8.56	OLD LOCKHART HY, TX 78610	\$85,600	\$85,600
Add taxing unit 10F for 2022						
953684	2022	CENTURY LAND HOLDINGS II LLC	ABS 522 SUR 6 MORRIS J S ACR 68.70	OLD LOCKHART HY, TX 78610	\$687,000	\$687,000
Add taxing unit 10F for 2022						
962772	2022	MR STALLION RUN LLC ETAL	ABS 522 SUR 6 MORRIS J S ACR 10.0000 (1-D-1)	OLD LOCKHART HWY, TX	\$297,395	\$297,395
Add taxing unit 10F for 2022						

Emailed to TARB 8/31/2022

4C

CONSENT AGENDA



QUARTERLY INVESTMENT REPORT

Travis Central Appraisal District

JUNE 30, 2022



MEEDER

PUBLIC FUNDS
PATTERSON GROUP

The Fight Against Inflation

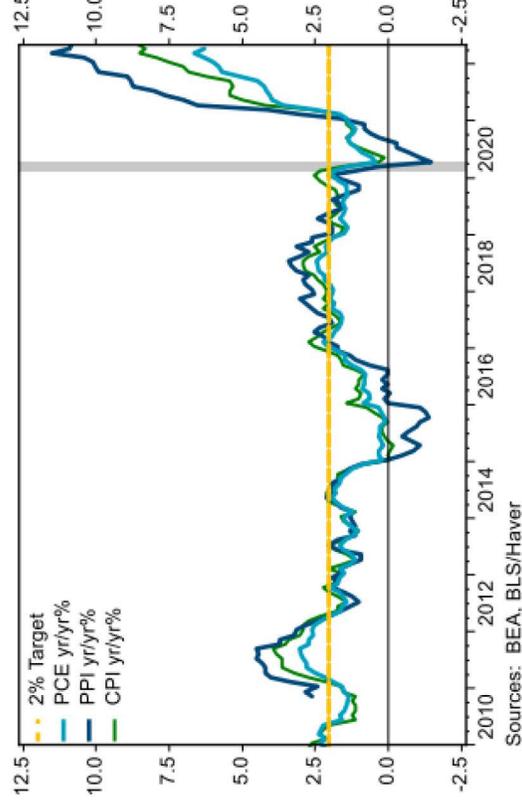
This month inflation is too hot and the Fed is actively fighting it. Current inflation is heavily “supply-side” driven which we have not seen since post WWII as the world recovered from a militarily focused economy. The confluence of too much money in the hands of consumers and a tangled supply chain continues to drive inflation. Higher rates can slow the consumer but the recovery timeline for the world-wide supply chains and its impact on business remains in question.

The government stimulus initiatives, while no doubt enacted with the best intentions, have exacerbated the inflationary pressures now crushing the American consumer. While other countries are also fighting inflation the US is fueled additionally by unprecedented stimulus funds which put so much money in the system. The economy has jumped from \$21.7T before the pandemic to \$24.4T – up 13%. Long-term, plowing money into the system doesn’t create growth, it causes inflation.

Inflation is easily seen at the pumps and the grocery store. Factors driving it are heightened by the Ukraine situation halting grain and energy flows, covid business shut-downs and the re-routing of shipping in China and Europe as well as our inability to re-start traditional energy sources/production.

Raising the short and long end bond rates will be effective but as central banks fight with massive rate increases, the markets have jumped ahead in their expectation of a recession. Now projections of recession abound.

45+ Central Banks are raising rates in the fight against inflation



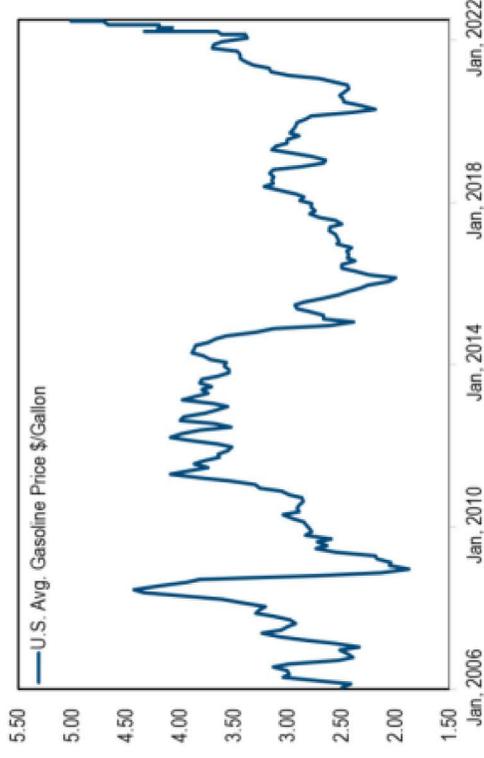
Growth Headwinds

The US economy is driven by the consumers who make up 2/3 of GDP. Growth is fragile partially because of the consumer's current challenges. Uncertainty causes cracks in the economy and fear of the future which then creates consumer caution. Ultimately production of goods slows and inventories build up unsold. There is still plenty of spending however as we see consumer spending up 9.2% even while personal income has risen only 2.6%.

At some point the consumer will stop buying or shift their spending, sometimes out of necessity. Energy costs have risen 80% already in 2022 and with summer driving and then winter warming needs oil is expected to end the year over \$100/barrel.

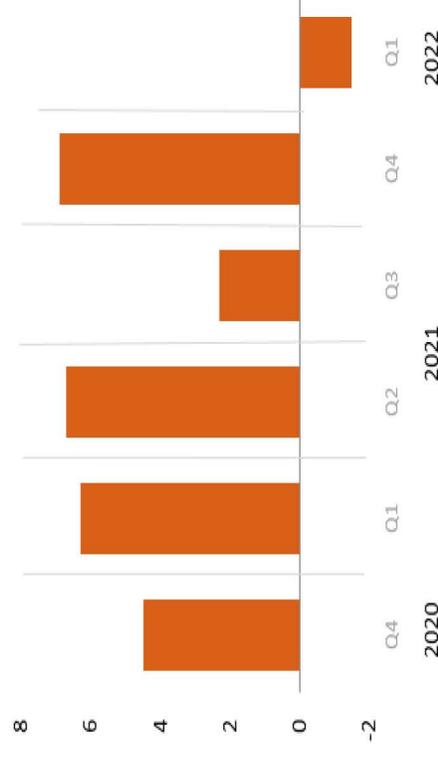
Business must eventually pass on costs. A recent National Association of Business Economics survey found 45% of firms are passing on their production costs and 71% anticipate costs to increase. At some point the consumer will slow because the excess funds dry up and savings are depleted. As we've seen in the past businesses fail from lack of customers or lack of workers to serve those customers. This month's Chicago Fed National Activity index dropped from 0.4 to 0.01, a five-month low.

The ability to hire workers remains a real problem for business and therefore growth. There are currently two job openings for every unemployed person. To attract workers 70% of firms increased wages in the first quarter. Businesses cannot afford to keep raising wages as workers expect but many entities are initiating one-time bonuses or COLAs to help workers battle the high prices. Naturally, that brings us back to the impact of increased funds in the system increasing inflation. It will take time to work out all these factors.



Source: AAA/Department of Energy/Bloomberg

Real GDP: Percent change from preceding quarter



U.S. Bureau of Economic Analysis

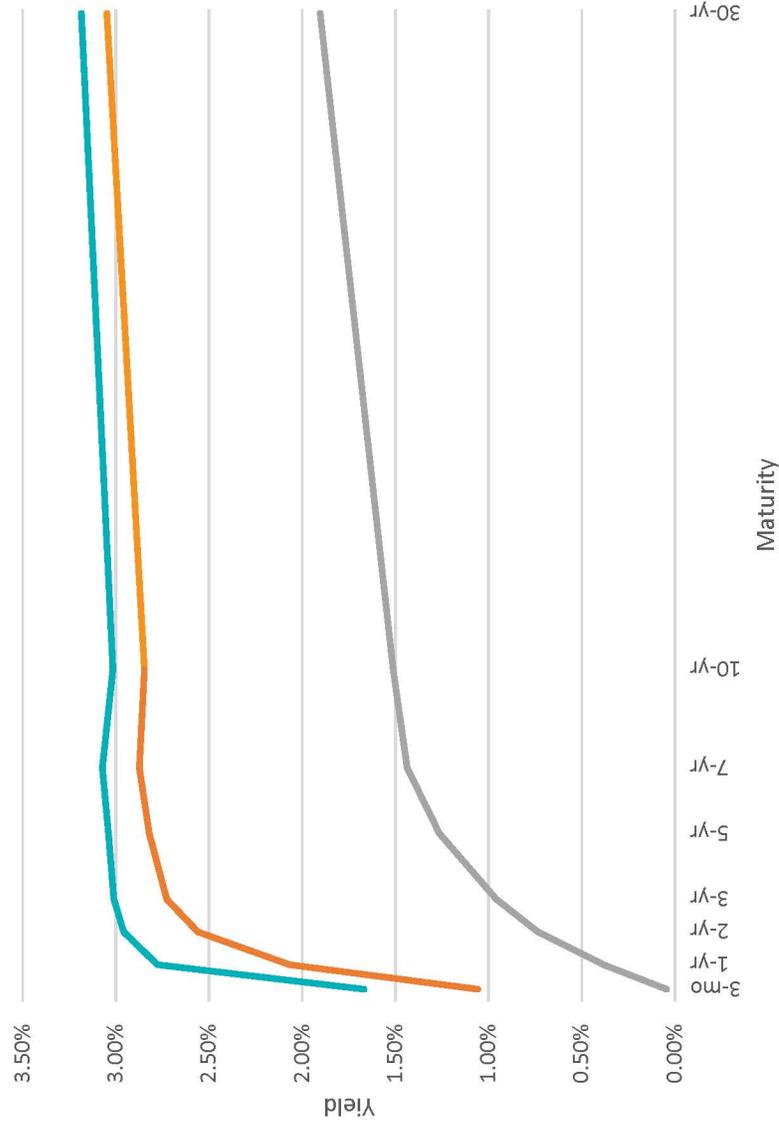
Seasonally adjusted at annual rates

Built in Rate Increases

The Fed raised the overnight rate in June 0.75%. The move was directed at slowing inflation.

The Fed has conceded that raising rates will slow growth. It also reduces access to financing for those that need it, possibly putting at risk the prospect for a *soft landing*.

U.S. Treasury Yield Curve



Travis Central Appraisal District, Texas

Quarterly Investment Report

April - June 2022

Portfolio Summary Management Report

This quarterly report is prepared in compliance with the Investment Policy of the District and the Public Funds Investment Act (Chapter 2256, Texas Government Code).

<u>Portfolio as of March 31, 2022</u>		<u>Portfolio as of June 30, 2022</u>	
Beginning Book Value	\$ 13,126,667	Ending Book Value	\$ 9,261,933
Beginning Market Value	\$ 13,126,667	Ending Market Value	\$ 9,261,933
Unrealized Gain/Loss	\$ 0	Investment Income for the period	\$ 19,428
		Unrealized Gain/Loss	\$ 0
		Change in Unrealized Gain/Loss	\$ 0
WAM at Beginning Period Date ¹	1 day	WAM at Ending Period Date ¹	1 day
		Change in Market Value ²	\$ (3,864,734)

Average Yield to Maturity for period **0.582%**
Average Yield 3 month Treasury Bill for period **1.100%**

Leana H. Mann, Director of Operations
Travis Central Appraisal District



Linda Patterson, President
Patterson & Associates

¹ WAM, represents weighted average maturity.

² Change in Market Value" is required data, but will primarily reflect the receipts and expenditures of the District's funds from quarter to quarter.

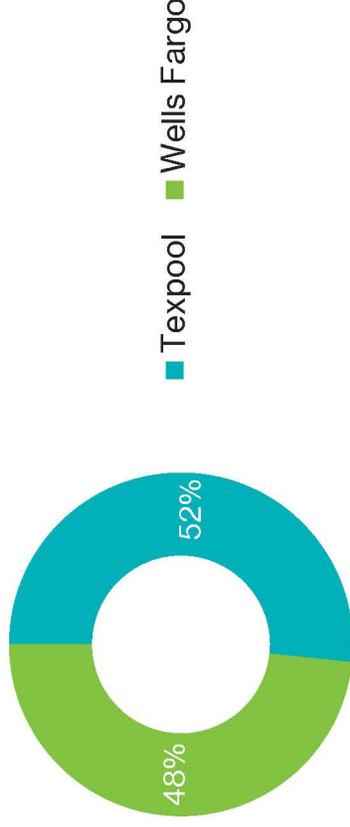
Your Portfolio

As of June 30, 2022

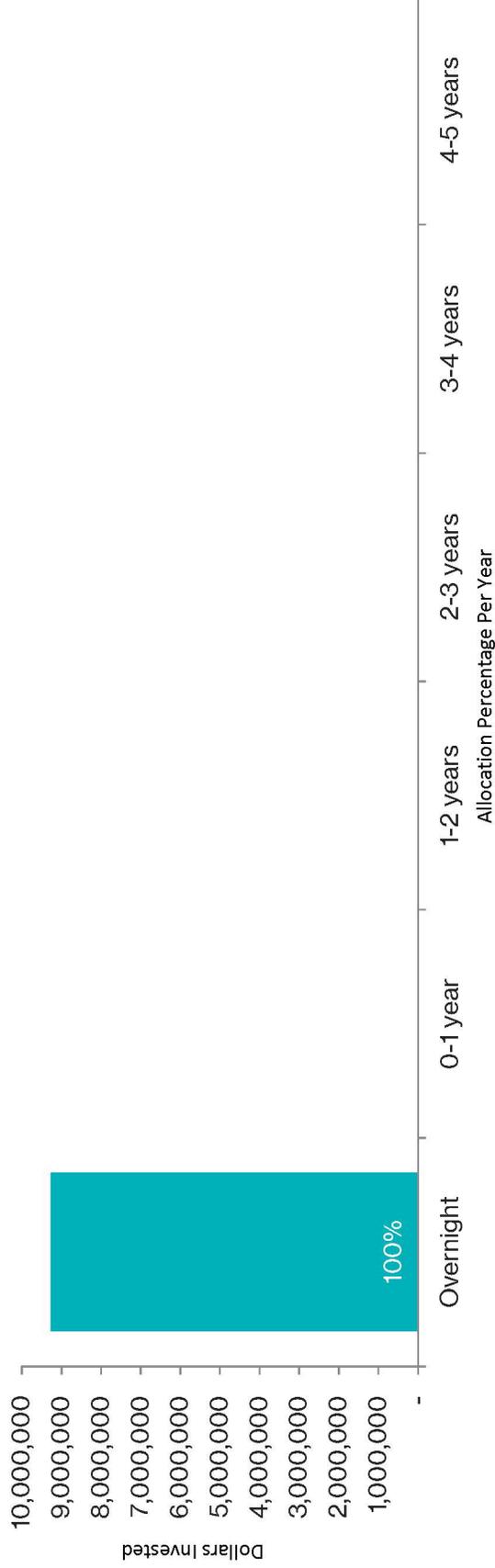
Your Portfolio Statistics

Weighted Average Maturity 1 day
 Weighted Average Yield (All Funds) 0.992%

Your Asset Allocation



Your Maturity Distribution



**Travis Central Appraisal Dist.
Portfolio Management
Portfolio Summary
June 30, 2022**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 365 Equiv.
Texpool/Texpool Prime	4,785,523.27	4,785,523.27	4,785,523.27	51.67	1	1	1.104
Wells Fargo Bank	4,476,410.21	4,476,410.21	4,476,410.21	48.33	1	1	0.873
Investments	9,261,933.48	9,261,933.48	9,261,933.48	100.00%	1	1	0.992

Total Earnings	June 30 Month Ending	Fiscal Year To Date
Current Year	7,011.92	21,334.05

The following reports are submitted in accordance with the Public Funds Investment Act (Texas Gov't Code 2256). The reports also offer supplemental information not required by the Act in order to fully inform the governing body of the Travis Central Appraisal District of the position and activity within the District's portfolio of investment. The reports include a management summary overview, a detailed inventory report for the end of the period, a transaction report, as well as graphic representations of the portfolio to provide full disclosure to the governing body.

Leana Mann, Director of Operations

Travis Central Appraisal Dist.
Summary by Type
June 30, 2022
Grouped by Fund

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Security Type	Number of Investments	Par Value	Book Value	% of Portfolio	Average YTM 365	Average Days to Maturity
Fund: General Fund						
Texpool/Texpool Prime	2	4,785,523.27	4,785,523.27	51.67	1.104	1
Wells Fargo Bank	4	4,476,410.21	4,476,410.21	48.33	0.873	1
Subtotal	6	9,261,933.48	9,261,933.48	100.00	0.992	1
Total and Average	6	9,261,933.48	9,261,933.48	100.00	0.992	1

**Travis Central Appraisal Dist.
Fund GEN - General Fund
Investments by Fund
June 30, 2022**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

CUSIP	Investment #	Issuer	Purchase Date	Book Value	Par Value	Market Value	Current Rate	YTM 360	YTM 365	Maturity Days To Date	Maturity
Texpool/Texpool Prime											
900001	10000	Texpool	10/01/2019	2,357,160.79	2,357,160.79	2,357,160.79	1.001	0.987	1.001		1
900001A	10001	Texpool Prime	10/01/2019	2,428,362.48	2,428,362.48	2,428,362.48	1.203	1.186	1.203		1
		Subtotal and Average		4,785,523.27	4,785,523.27	4,785,523.27		1.089	1.104		1
Wells Fargo Bank											
90401	10003	Wells Fargo Analyzed Bus Chkg+	10/01/2019	252,752.44	252,752.44	252,752.44	0.230	0.226	0.230		1
88469	10004	Wells Fargo Analyzed Bus Chkg+	10/01/2019	497.11	497.11	497.11	0.230	0.226	0.230		1
88477	10005	Wells Fargo Commercial Chkg PF	10/01/2019	0.00	0.00	0.00					1
8477	10002	Wells Fargo Stagecoach Sweep	10/01/2019	4,223,160.66	4,223,160.66	4,223,160.66	0.911	0.898	0.911		1
		Subtotal and Average		4,476,410.21	4,476,410.21	4,476,410.21		0.861	0.873		1
		Total Investments and Average		9,261,933.48	9,261,933.48	9,261,933.48		0.978	0.992		1

Travis Central Appraisal Dist.
Interest Earnings
Sorted by Fund - Fund
April 1, 2022 - June 30, 2022
Yield on Average Book Value

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

CUSIP	Investment #	Fund	Security Type	Ending Par Value	Beginning Book Value	Average Book Value	Maturity Date	Current Rate	Annualized Yield	Adjusted Interest Earnings		
										Interest Earned	Amortization/ Accretion	Adjusted Interest Earnings
Fund: General Fund												
900001	10000	GEN	RRP	2,357,160.79	2,353,388.86	2,354,241.76		1.001	0.643	3,771.93	0.00	3,771.93
900001A	10001	GEN	RRP	2,428,362.48	2,423,405.86	2,424,614.71		1.203	0.820	4,956.62	0.00	4,956.62
8477	10002	GEN	RR2	4,223,160.66	8,117,005.70	5,351,392.56		0.911	0.793	10,585.97	0.00	10,585.97
90401	10003	GEN	RR2	252,752.44	232,519.68	246,763.10		0.230	0.184	112.95	0.00	112.95
88469	10004	GEN	RR2	497.11	346.75	762.17		0.230	0.189	0.36	0.00	0.36
			Subtotal	9,261,933.48	13,126,666.85	10,377,774.30			0.751	19,427.83	0.00	19,427.83
			Total	9,261,933.48	13,126,666.85	10,377,774.30			0.751	19,427.83	0.00	19,427.83

Travis Central Appraisal Dist.
Texas Compliance Change in Val Report
Sorted by Fund
April 1, 2022 - June 30, 2022

Inv #	Issuer	Fund	YTM	Purch Date	Interest Accrual	Beginning Book Value	Purchases/ Additions	Redemptions	Change in Value	Ending Book Value
Cusip	Par Value	Mat Date	Interest Received	Market Value	Beginning Market Value					Ending Market Value
Fund: 850 EAL Holding Corp										
10006	WFCHIV	850	0.000	01/01/2020	0.00	0.00	0.00	0.00	0.00	0.00
61442	0.00	/ /	0.00	/ /	0.00	0.00	0.00	0.00	0.00	0.00
Sub Totals For: Fund: 850 EAL Holding Corp										
Fund: General Fund										
10000	TXPOOL	GEN	10/01/2019	3,771.93	2,353,388.86	3,771.93	0.00	0.00	3,771.93	2,357,160.79
900001	2,357,160.79	1.001	/ /	3,771.93	2,353,388.86	3,771.93	0.00	0.00	3,771.93	2,357,160.79
10001	TXPRIM	GEN	10/01/2019	4,956.62	2,423,405.86	4,956.62	0.00	0.00	4,956.62	2,428,362.48
900001A	2,428,362.48	1.203	/ /	4,956.62	2,423,405.86	4,956.62	0.00	0.00	4,956.62	2,428,362.48
10002	WFSW	GEN	10/01/2019	10,585.97	8,117,005.70	1,440,709.48	5,326,317.26	-3,893,845.04	4,223,160.66	4,223,160.66
8477	4,223,160.66	0.911	/ /	8,237.26	8,117,005.70	1,440,709.48	5,326,317.26	-3,893,845.04	4,223,160.66	4,223,160.66
10003	WFABCP	GEN	10/01/2019	112.95	232,519.68	20,283.05	50.29	20,232.76	252,752.44	252,752.44
90401	252,752.44	0.230	/ /	112.95	232,519.68	20,283.05	50.29	20,232.76	252,752.44	252,752.44
10004	WFABCP	GEN	10/01/2019	0.36	346.75	119,405.36	119,255.00	150.36	497.11	497.11
88469	497.11	0.230	/ /	0.36	346.75	119,405.36	119,255.00	150.36	497.11	497.11
10005	WFCCAP	GEN	10/01/2019	0.00	0.00	0.00	0.00	0.00	0.00	0.00
88477	0.00	0.000	/ /	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Sub Totals For: Fund: General Fund										
						13,126,666.85	1,589,126.44	5,445,622.55	-3,864,733.37	9,261,933.48
						13,126,666.85	1,589,126.44	5,445,622.55	-3,864,733.37	9,261,933.48
Report Grand Totals:										
						13,126,666.85	1,589,126.44	5,445,622.55	-3,864,733.37	9,261,933.48
						13,126,666.85	1,589,126.44	5,445,622.55	-3,864,733.37	9,261,933.48

Portfolio TCAD



Disclosures

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Investment advisory services are provided through Meeder Public Funds, Inc. Please contact us if you would like to receive a copy of our current ADV disclosure brochure or privacy policy.

Meeder Public Funds Patterson Group

Barton Oaks Plaza II
901 S. MoPac Expy
Suite 195
Austin, Texas
78746
800.817.2442



MONTHLY INVESTMENT REPORT

Travis Central Appraisal District

MAY 31, 2022



MEEDER

PUBLIC FUNDS
PATTERSON GROUP

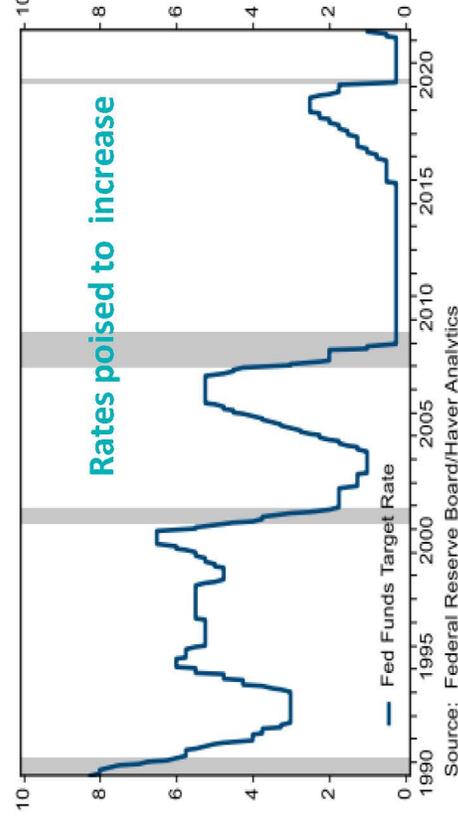
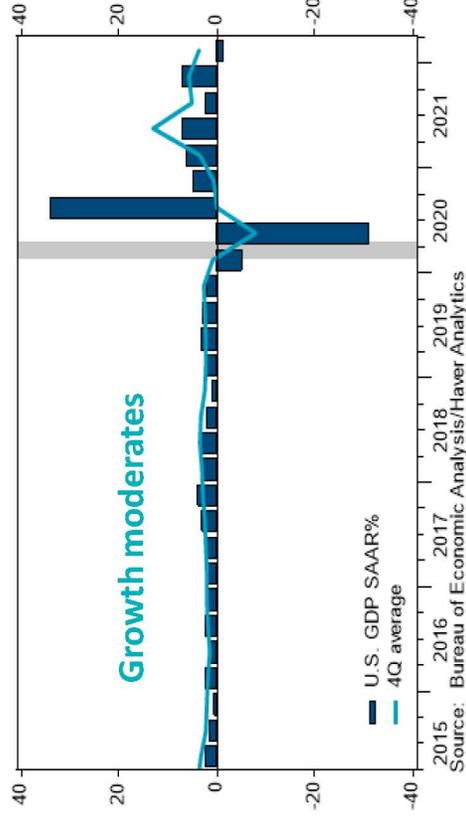
At a Cross-Roads

The Federal Reserve is at a cross-road as it attempts to tame our runaway inflation without stifling economic growth in the US. The FOMC Board is voicing opposing views regarding the upcoming pace and size of rate increases.

Inflation remains high and raising rates in concert with reduction of the Fed balance sheet (which will raise rates on the long end) will help, but, how far and how fast they go rests on two key factors since (a) the majority of price pressures are the result of supply-side constraints, making traditional remedies less effective in fighting inflation, and (b) the economy is already showing signs of weakening.

Growth is fragile as GDP has contracted for the first time since Q2 2020. Consumers are buying at higher prices and personal income increases are moderate. 70% of GDP is the consumer. The consumer is sustaining goods buying but not the important service component hindered by worker shortages. As we move to the 2nd half of the year the Fed will have a difficult time justifying robust rate increases as weakness becomes increasingly – and perhaps overwhelmingly – apparent.

At some point the consumer will not be able to absorb the higher prices. YOY headline consumer spending increased 9.2% but personal income only 2.6%: a definite mis-match. Oil prices continue to rise and may go further as the EU bars the door for Russian gas/oil. Energy is already up 80% YOY and we are seeing historically high airline prices as we enter the travel season.



Supply Side Economics and Politics

The supply side angst cannot last forever but hurdles remain. The supply chains themselves may be changing with the historic stress seen over two years.

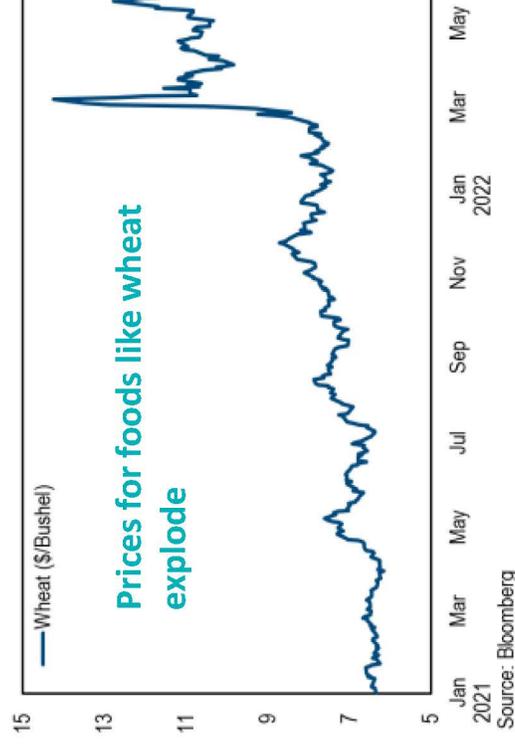
We have seen global supply chains start to untangle slightly as Covid case numbers decrease, however we now have monkeypox with which to contend. The destruction in Ukraine has now escalated a major agricultural supply crises which could lead to serious hunger and even famine conditions in third-world countries.

The supply woes created by the globe's dependence on cheap Chinese goods, the sanctions on Russian energy, trucks at the border, and India's decision to not export its agricultural goods is also slowly changing supply side thinking.

The cost of the Russian sanctions and China's saber rattling over Taiwan may be interestingly moving corporations and governments to create future supply chains with more and friendlier sources. The "just in time" philosophy that drove trade for decades may be morphing into a "just in case" philosophy.

Another facet of the supply-side puzzle is the supply of workers for the service sector. Services, as well as consumer goods spending, must be re-established for GDP to grow.

The supply side problems will be very difficult to solve, and it may take months or years to re-balance. The Fed may have to moderate rate increases later in the year in order to engineer its desired soft landing.



Built in Rate Increases

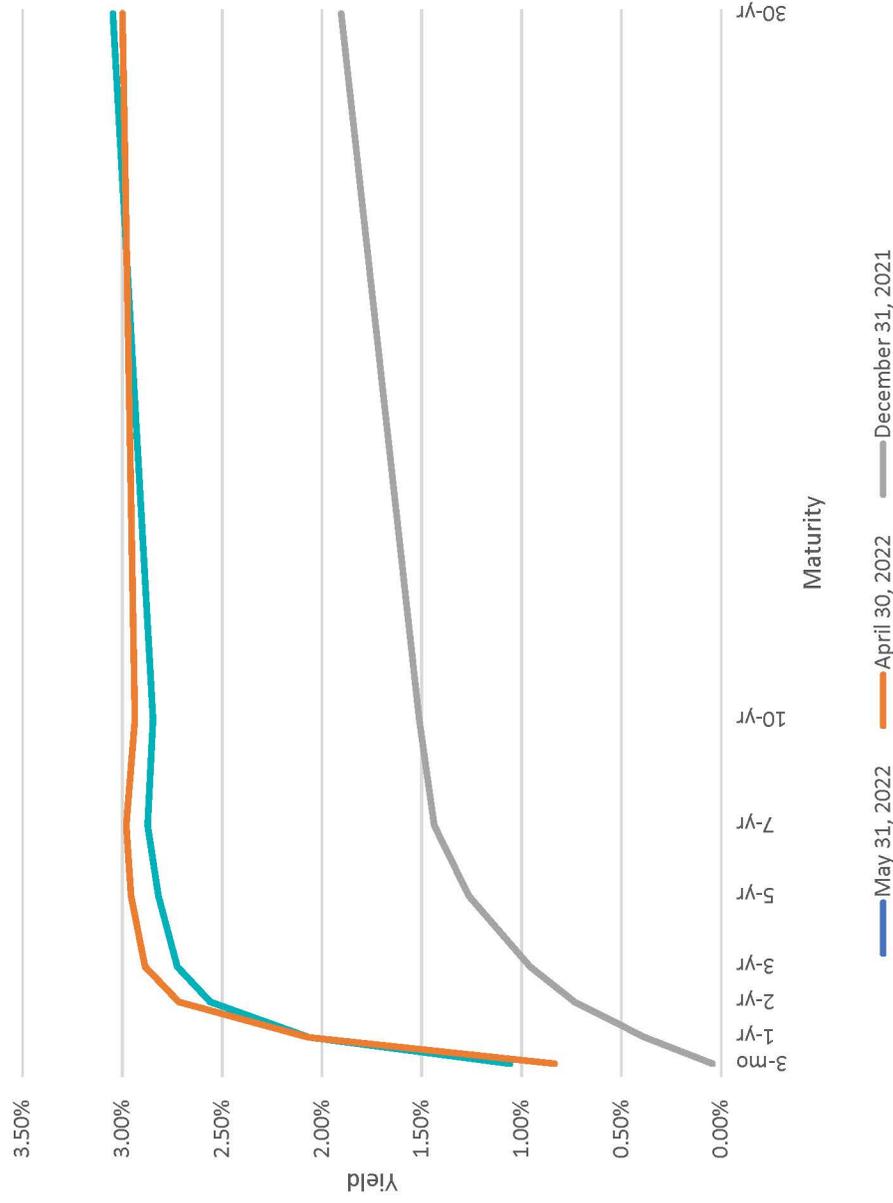
Short End:

- The market had already built in 50bps hikes in both June and July.
- The short end should rise with the hikes flattening the yield curve slightly.
- Most economists consider 2.25% to 2.50% to be the neutral rate for Fed Funds. Going too high may bind the economy.

Long End:

- The Fed's unwinding of the balance sheet in will start in June. \$95B a month in long bonds' supply will keep prices lower than could be expected given a slowing of the economy and rate increases.

U.S. Treasury Yield Curve



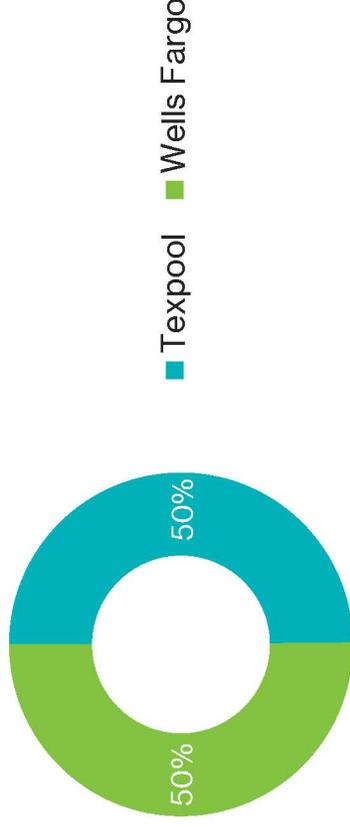
Your Portfolio

As of May 31, 2022

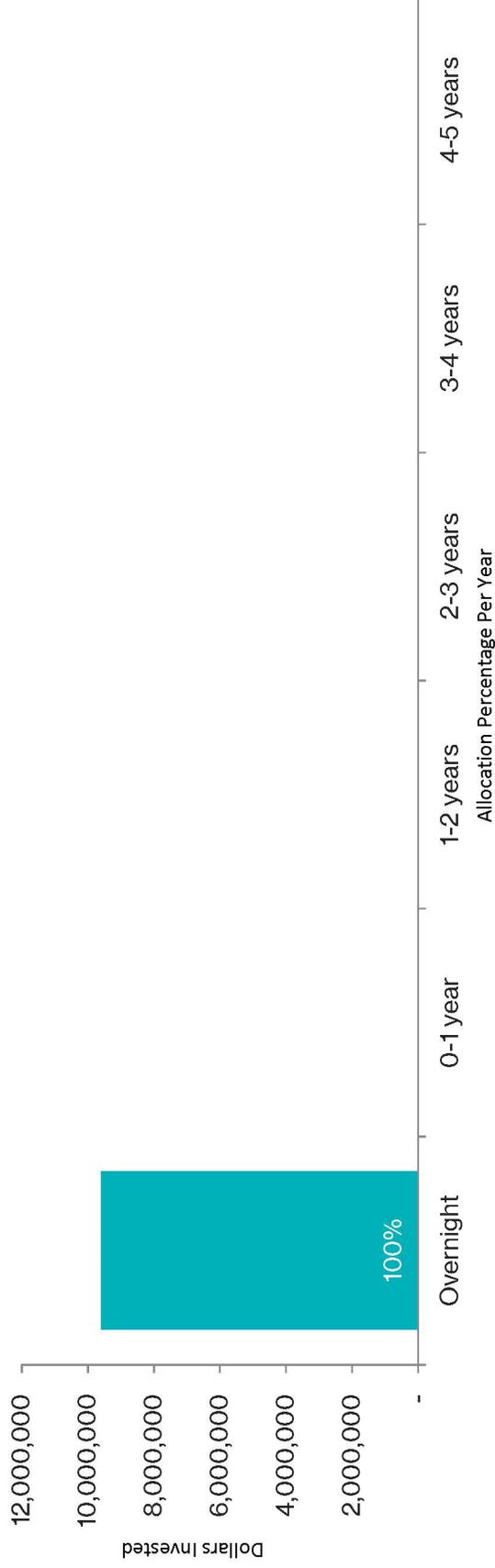
Your Portfolio Statistics

Weighted Average Maturity 1 day
 Weighted Average Yield (All Funds) 0.614%

Your Asset Allocation



Your Maturity Distribution



**Travis Central Appraisal Dist.
Portfolio Management
Portfolio Summary
May 31, 2022**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 365 Equiv.
Texpool/Texpool Prime	4,781,186.11	4,781,186.11	4,781,186.11	49.83	1	1	0.719
Wells Fargo Bank	4,813,425.80	4,813,425.80	4,813,425.80	50.17	1	1	0.510
Investments	9,594,611.91	9,594,611.91	9,594,611.91	100.00%	1	1	0.614

Total Earnings	May 31 Month Ending	Fiscal Year To Date
Current Year	5,293.22	14,322.13

The following reports are submitted in accordance with the Public Funds Investment Act (Texas Gov't Code 2256). The reports also offer supplemental information not required by the Act in order to fully inform the governing body of the Travis Central Appraisal District of the position and activity within the District's portfolio of investment. The reports include a management summary overview, a detailed inventory report for the end of the period, a transaction report, as well as graphic representations of the portfolio to provide full disclosure to the governing body.

Leana Mann, Director of Operations

**Travis Central Appraisal Dist.
Summary by Type
May 31, 2022
Grouped by Fund**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Security Type	Number of Investments	Par Value	Book Value	% of Portfolio	Average YTM 365	Average Days to Maturity
Fund: General Fund						
Texpool/Texpool Prime	2	4,781,186.11	4,781,186.11	49.83	0.719	1
Wells Fargo Bank	4	4,813,425.80	4,813,425.80	50.17	0.510	1
Subtotal	6	9,594,611.91	9,594,611.91	100.00	0.614	1
Total and Average	6	9,594,611.91	9,594,611.91	100.00	0.614	1

**Travis Central Appraisal Dist.
Fund GEN - General Fund
Investments by Fund
May 31, 2022**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

CUSIP	Investment #	Issuer	Purchase Date	Book Value	Par Value	Market Value	Current Rate	YTM 360	YTM 365	Maturity Days To Date	Maturity
Texpool/Texpool Prime											
900001	10000	Texpool	10/01/2019	2,355,222.49	2,355,222.49	2,355,222.49	0.623	0.614	0.622		1
900001A	10001	Texpool Prime	10/01/2019	2,425,963.62	2,425,963.62	2,425,963.62	0.813	0.801	0.812		1
		Subtotal and Average		4,781,186.11	4,781,186.11	4,781,186.11		0.709	0.719		1
Wells Fargo Bank											
90401	10003	Wells Fargo Analyzed Bus Chkg+	10/01/2019	248,301.09	248,301.09	248,301.09	0.160	0.157	0.160		1
88469	10004	Wells Fargo Analyzed Bus Chkg+	10/01/2019	496.94	496.94	496.94	0.160	0.157	0.160		1
88477	10005	Wells Fargo Commercial Chkg PF	10/01/2019	0.00	0.00	0.00					1
8477	10002	Wells Fargo Stagecoach Sweep	10/01/2019	4,564,627.77	4,564,627.77	4,564,627.77	0.529	0.522	0.529		1
		Subtotal and Average		4,813,425.80	4,813,425.80	4,813,425.80		0.503	0.510		1
		Total Investments and Average		9,594,611.91	9,594,611.91	9,594,611.91		0.606	0.614		1

Travis Central Appraisal Dist.
Interest Earnings
Sorted by Fund - Fund
May 1, 2022 - May 31, 2022
Yield on Average Book Value

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

CUSIP	Investment #	Fund	Security Type	Ending Par Value	Beginning Book Value	Average Book Value	Maturity Date	Current Rate	Annualized Yield	Adjusted Interest Earnings		
										Interest Earned	Amortization/ Accretion	Adjusted Interest Earnings
Fund: General Fund												
900001	10000	GEN	RRP	2,355,222.49	2,353,977.40	2,354,017.56		0.623	0.623	1,245.09	0.00	1,245.09
900001A	10001	GEN	RRP	2,425,963.62	2,424,290.74	2,424,344.70		0.813	0.812	1,672.88	0.00	1,672.88
8477	10002	GEN	RR2	4,564,627.77	6,401,497.21	5,307,602.97		0.529	0.519	2,341.44	0.00	2,341.44
90401	10003	GEN	RR2	248,301.09	243,481.78	247,793.95		0.160	0.160	33.68	0.00	33.68
88469	10004	GEN	RR2	496.94	496.81	989.96		0.160	0.155	0.13	0.00	0.13
			Subtotal	9,594,611.91	11,423,743.94	10,334,749.15			0.603	5,293.22	0.00	5,293.22
			Total	9,594,611.91	11,423,743.94	10,334,749.15			0.603	5,293.22	0.00	5,293.22



Disclosures

Meeder Public Funds, Inc., is a registered investment adviser with the Securities and Exchange Commission (SEC) under the Investment Advisers Act of 1940. Registration with the SEC does not imply a certain level of skill or training. The opinions expressed in this presentation are those of Meeder Public Funds, Inc. The material presented has been derived from sources considered to be reliable, but the accuracy and completeness cannot be guaranteed.

Meeder provides monthly statements for its investment management clients to provide information about the investment portfolio. The information should not be used for audit or confirmation purposes. Please review your custodial statements and report any inaccuracies or discrepancies.

Certain information and data have been supplied by unaffiliated third parties. Although Meeder believes the information is reliable, it cannot warrant the accuracy of information offered by third parties. Market value may reflect prices received from pricing vendors when current market quotations are not available. Prices may not reflect firm bids or offers and may differ from the value at which the security can be sold.

Statements may include positions from unmanaged accounts provided for reporting purposes. Unmanaged accounts are managed directly by the client and are not included in the accounts managed by the investment adviser. This information is provided as a client convenience and the investment adviser assumes no responsibility for performance of these accounts or the accuracy of the data reported.

Investing involves risk. Past performance is no guarantee of future results. Debt and fixed income securities are subject to credit and interest rate risk. The investment return and principal value of an investment will fluctuate so that an investors shares, when redeemed, may be worth more or less than their original cost. Current performance may be lower or higher than the performance data quoted.

Investment advisory services are provided through Meeder Public Funds, Inc. Please contact us if you would like to receive a copy of our current ADV disclosure brochure or privacy policy.

**Meeder Public Funds
Patterson Group**

Barton Oaks Plaza II
901 S. MoPac Expy
Suite 195
Austin, Texas
78746
800.817.2442



MONTHLY INVESTMENT REPORT

Travis Central Appraisal District

JUNE 30, 2022



MEEDER

PUBLIC FUNDS
PATTERSON GROUP

The Fight Against Inflation

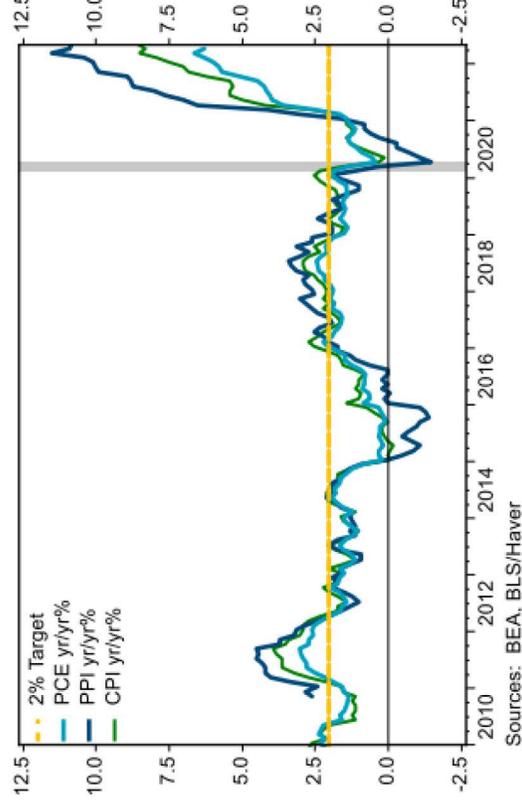
This month inflation is too hot and the Fed is actively fighting it. Current inflation is heavily “supply-side” driven which we have not seen since post WWII as the world recovered from a militarily focused economy. The confluence of too much money in the hands of consumers and a tangled supply chain continues to drive inflation. Higher rates can slow the consumer but the recovery timeline for the world-wide supply chains and its impact on business remains in question.

The government stimulus initiatives, while no doubt enacted with the best intentions, have exacerbated the inflationary pressures now crushing the American consumer. While other countries are also fighting inflation the US is fueled additionally by unprecedented stimulus funds which put so much money in the system. The economy has jumped from \$21.7T before the pandemic to \$24.4T – up 13%. Long-term, plowing money into the system doesn’t create growth, it causes inflation.

Inflation is easily seen at the pumps and the grocery store. Factors driving it are heightened by the Ukraine situation halting grain and energy flows, covid business shut-downs and the re-routing of shipping in China and Europe as well as our inability to re-start traditional energy sources/production.

Raising the short and long end bond rates will be effective but as central banks fight with massive rate increases, the markets have jumped ahead in their expectation of a recession. Now projections of recession abound.

45+ Central Banks are raising rates in the fight against inflation



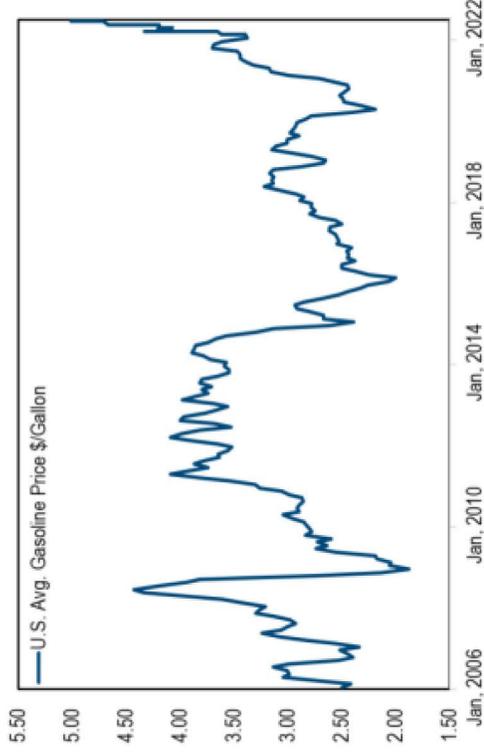
Growth Headwinds

The US economy is driven by the consumers who make up 2/3 of GDP. Growth is fragile partially because of the consumer's current challenges. Uncertainty causes cracks in the economy and fear of the future which then creates consumer caution. Ultimately production of goods slows and inventories build up unsold. There is still plenty of spending however as we see consumer spending up 9.2% even while personal income has risen only 2.6%.

At some point the consumer will stop buying or shift their spending, sometimes out of necessity. Energy costs have risen 80% already in 2022 and with summer driving and then winter warming needs oil is expected to end the year over \$100/barrel.

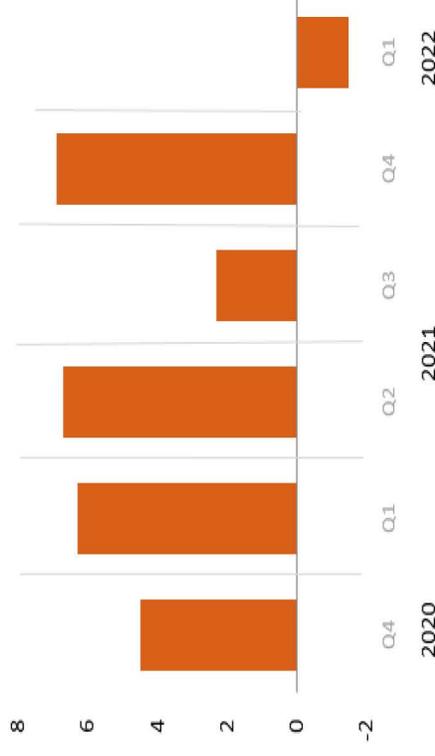
Business must eventually pass on costs. A recent National Association of Business Economics survey found 45% of firms are passing on their production costs and 71% anticipate costs to increase. At some point the consumer will slow because the excess funds dry up and savings are depleted. As we've seen in the past businesses fail from lack of customers or lack of workers to serve those customers. This month's Chicago Fed National Activity index dropped from 0.4 to 0.01, a five-month low.

The ability to hire workers remains a real problem for business and therefore growth. There are currently two job openings for every unemployed person. To attract workers 70% of firms increased wages in the first quarter. Businesses cannot afford to keep raising wages as workers expect but many entities are initiating one-time bonuses or COLAs to help workers battle the high prices. Naturally, that brings us back to the impact of increased funds in the system increasing inflation. It will take time to work out all these factors.



Source: AAA/Department of Energy/ Bloomberg

Real GDP: Percent change from preceding quarter



U.S. Bureau of Economic Analysis

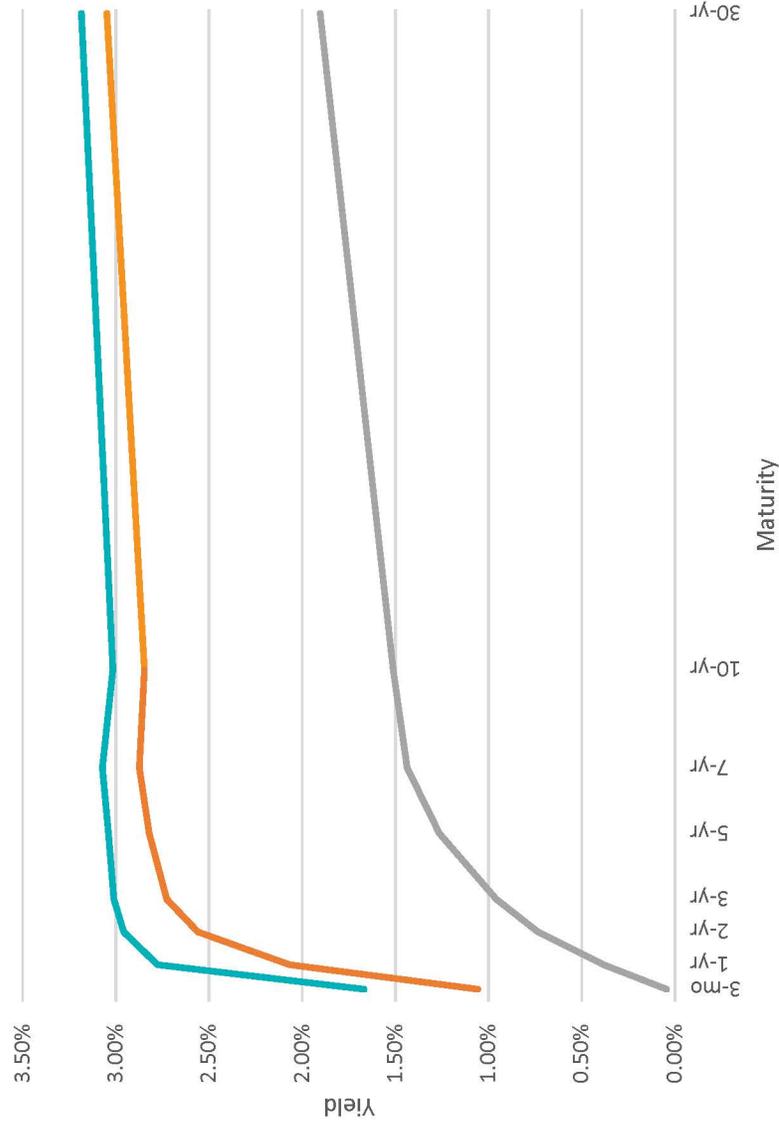
Seasonally adjusted at annual rates

Built in Rate Increases

The Fed raised the overnight rate in June 0.75%. The move was directed at slowing inflation.

The Fed has conceded that raising rates will slow growth. It also reduces access to financing for those that need it, possibly putting at risk the prospect for a *soft landing*.

U.S. Treasury Yield Curve



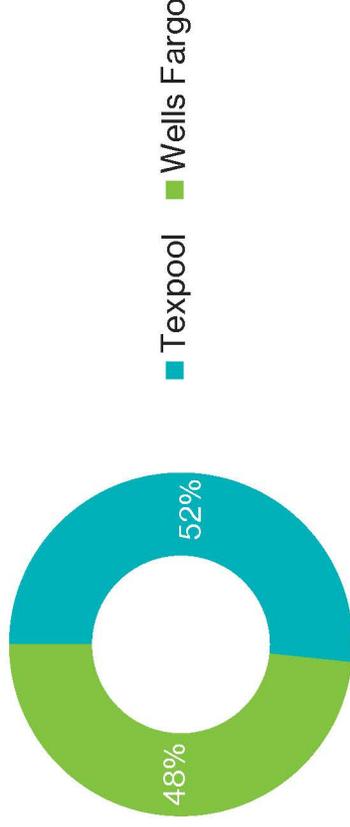
Your Portfolio

As of June 30, 2022

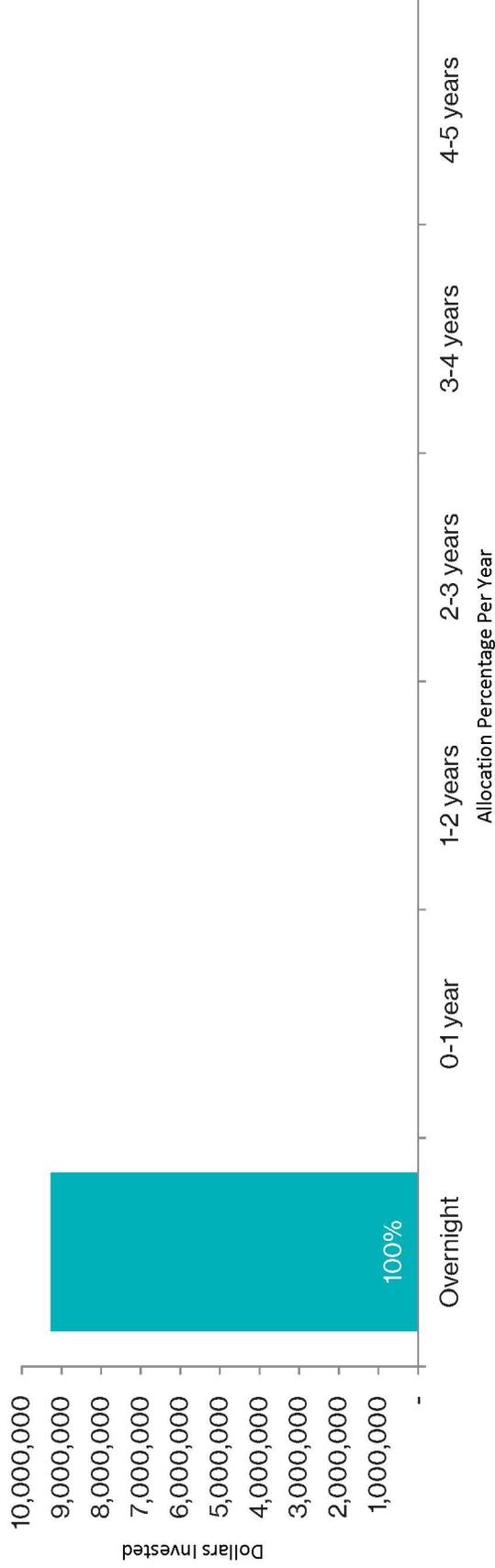
Your Portfolio Statistics

Weighted Average Maturity 1 day
 Weighted Average Yield (All Funds) 0.992%

Your Asset Allocation



Your Maturity Distribution



**Travis Central Appraisal Dist.
Portfolio Management
Portfolio Summary
June 30, 2022**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 365 Equiv.
Texpool/Texpool Prime	4,785,523.27	4,785,523.27	4,785,523.27	51.67	1	1	1.104
Wells Fargo Bank	4,476,410.21	4,476,410.21	4,476,410.21	48.33	1	1	0.873
Investments	9,261,933.48	9,261,933.48	9,261,933.48	100.00%	1	1	0.992

Total Earnings	June 30 Month Ending	Fiscal Year To Date
Current Year	7,011.92	21,334.05

The following reports are submitted in accordance with the Public Funds Investment Act (Texas Gov't Code 2256). The reports also offer supplemental information not required by the Act in order to fully inform the governing body of the Travis Central Appraisal District of the position and activity within the District's portfolio of investment. The reports include a management summary overview, a detailed inventory report for the end of the period, a transaction report, as well as graphic representations of the portfolio to provide full disclosure to the governing body.

Leana Mann, Director of Operations

Travis Central Appraisal Dist.
Summary by Type
June 30, 2022
Grouped by Fund

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Security Type	Number of Investments	Par Value	Book Value	% of Portfolio	Average YTM 365	Average Days to Maturity
Fund: General Fund						
Texpool/Texpool Prime	2	4,785,523.27	4,785,523.27	51.67	1.104	1
Wells Fargo Bank	4	4,476,410.21	4,476,410.21	48.33	0.873	1
Subtotal	6	9,261,933.48	9,261,933.48	100.00	0.992	1
Total and Average	6	9,261,933.48	9,261,933.48	100.00	0.992	1

**Travis Central Appraisal Dist.
Fund GEN - General Fund
Investments by Fund
June 30, 2022**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

CUSIP	Investment #	Issuer	Purchase Date	Book Value	Par Value	Market Value	Current Rate	YTM 360	YTM 365	Maturity Days To Date
Texpool/Texpool Prime										
900001	10000	Texpool	10/01/2019	2,357,160.79	2,357,160.79	2,357,160.79	1.001	0.987	1.001	1
900001A	10001	Texpool Prime	10/01/2019	2,428,362.48	2,428,362.48	2,428,362.48	1.203	1.186	1.203	1
		Subtotal and Average		4,785,523.27	4,785,523.27	4,785,523.27		1.089	1.104	1
Wells Fargo Bank										
90401	10003	Wells Fargo Analyzed Bus Chkg+	10/01/2019	252,752.44	252,752.44	252,752.44	0.230	0.226	0.230	1
88469	10004	Wells Fargo Analyzed Bus Chkg+	10/01/2019	497.11	497.11	497.11	0.230	0.226	0.230	1
88477	10005	Wells Fargo Commercial Chkg PF	10/01/2019	0.00	0.00	0.00				1
8477	10002	Wells Fargo Stagecoach Sweep	10/01/2019	4,223,160.66	4,223,160.66	4,223,160.66	0.911	0.898	0.911	1
		Subtotal and Average		4,476,410.21	4,476,410.21	4,476,410.21		0.861	0.873	1
		Total Investments and Average		9,261,933.48	9,261,933.48	9,261,933.48		0.978	0.992	1

Travis Central Appraisal Dist.
Interest Earnings
Sorted by Fund - Fund
June 1, 2022 - June 30, 2022
Yield on Average Book Value

CUSIP	Investment #	Fund	Security Type	Ending Par Value	Beginning Book Value	Average Book Value	Maturity Date	Current Rate	Annualized Yield	Adjusted Interest Earnings		
										Interest Earned	Amortization/ Accretion	Adjusted Interest Earnings
Fund: General Fund												
900001	10000	GEN	RRP	2,357,160.79	2,355,222.49	2,355,287.10		1.001	1.001	1,938.30	0.00	1,938.30
900001A	10001	GEN	RRP	2,428,362.48	2,425,963.62	2,426,043.58		1.203	1.203	2,398.86	0.00	2,398.86
8477	10002	GEN	RR2	4,223,160.66	4,564,627.77	3,631,630.13		0.911	0.880	2,626.93	0.00	2,626.93
90401	10003	GEN	RR2	252,752.44	248,301.09	252,098.94		0.230	0.230	47.66	0.00	47.66
88469	10004	GEN	RR2	497.11	496.94	862.20		0.230	0.240	0.17	0.00	0.17
			Subtotal	9,261,933.48	9,594,611.91	8,665,921.94			0.984	7,011.92	0.00	7,011.92
			Total	9,261,933.48	9,594,611.91	8,665,921.94			0.984	7,011.92	0.00	7,011.92



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**Meeder Public Funds
Patterson Group**

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Austin, Texas
78746
800.817.2442



MONTHLY INVESTMENT REPORT

Travis Central Appraisal District

JULY 31, 2022



MEEDER

PUBLIC FUNDS
PATTERSON GROUP

The Fight Against Inflation – a Delicate Dance

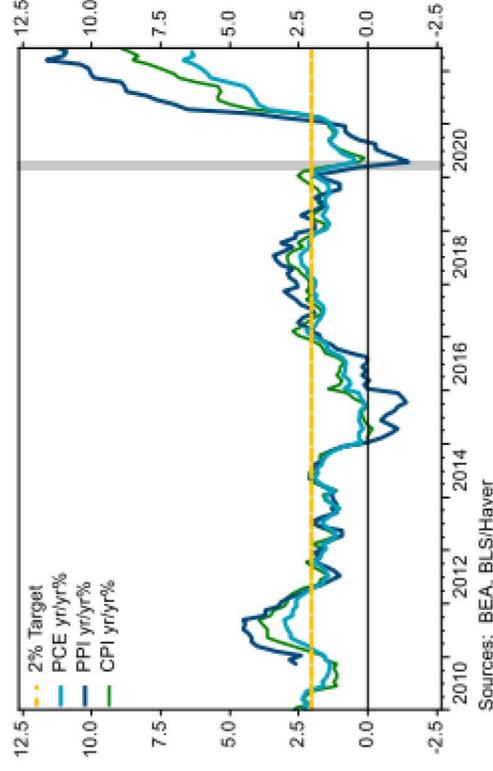
Taming raging inflation is the Federal Reserve's top priority, even if the economy falters in the process, and they proved it with a second consecutive 0.75% increase in the overnight rate at their July meeting.

The possible increased pace of the quantitative tightening impacting the long end of the curve emphasizes the Committee's commitment to tame the fastest inflation in 40 years. Chair Powell focused on inflation and acknowledged a slowing in growth in spending and production but stressed continued labor growth.

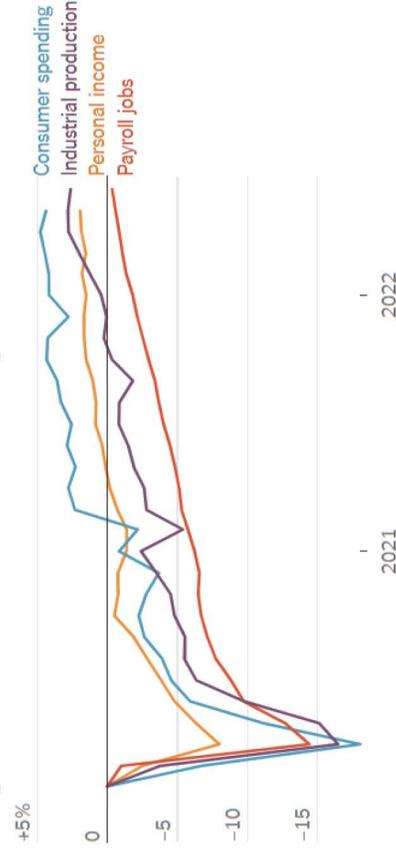
Hiking interest rates in a weak economy isn't the norm, but it's the task facing all central banks currently. Should inflation continue at elevated levels, it is difficult for the Fed to pivot away from its commitment to fight inflation without losing credibility in the markets and more importantly, potentially losing control of inflation expectations. Those expectations are already pointing to a potential recession.

With all eyes on inflation and the goal of reducing price pressures, a slowdown in growth appears to be a forgone conclusion. The question is, will growth slow enough, or has it already slowed enough to meet the technical definition of recession? Only time will tell.

Recessions are not something to avoid or fear they are part of a normal and unavoidable business cycle. At the very least, a recession presents a welcomed alternative to hyperinflation.



Change in select recession indicators since February 2020



Notes: Production and job data are through June. Income and spending are through May and are adjusted for inflation. Income data excludes government transfer payments. All figures are seasonally adjusted. Sources: Commerce Department, Labor Department and Federal Reserve, via FRED. By The New York Times

“May You Live in Interesting Times”

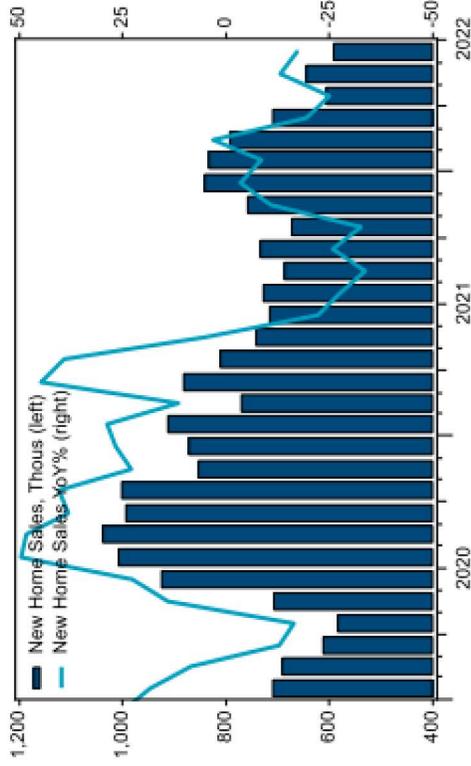
The old Chinese curse certainly echoes true today: these are without question interesting times. Growth and expectations teeter on multiple and changing indicators and events. As a result, confidence fluctuates and is generally fading. This summer has been brutal on companies and consumers alike with inflation, war, heat waves and Covid. The global supply chain problems caused by Covid were in large part the cause of the inflation and central banks have limited weapons to untangle them. They have to push rates up and hope they do not push too much and stop growth.

Russia is one key geo-political culprit regarding oil prices which is the fastest way to derail the consumer. Further atrocities and disruption in Ukraine have stopped agricultural products going to Africa, the Middle East and SW Asia. An agreement for 18M tons of wheat, corn and other crops looked hopeful until Russia bombed the Ukrainian departure port.

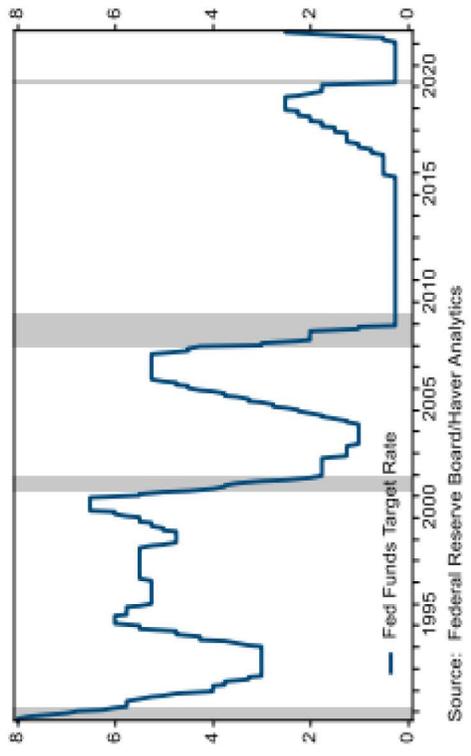
US domestic activity is slowing as the consumers’ purchasing power is eroded and businesses’ ability – and willingness – to invest deteriorates. Retail sales, ISM and personal income are all down. Housing has decreased to a two year low with rising parts and materials costs, higher labor costs and a severe shortage in specialized labor. Increased mortgage rates and housing are playing a major role in the economic outlook.

Business is cautious and trying to plan for demand going forward. Even climate change makes oil/gas companies cautious about boosting production and supplies, thus raising prices.

There are bright spots. Gas prices have declined but are still above \$4 in most of the US and a weaker economy can lower gas prices. And although headline CPI and PPI have spared again some key commodities (like copper) have decreased slightly. There is a growing expectation that inflation has peaked. Only time will tell.



Source: Census Bureau/Haver Analytics



Source: Federal Reserve Board/Haver Analytics

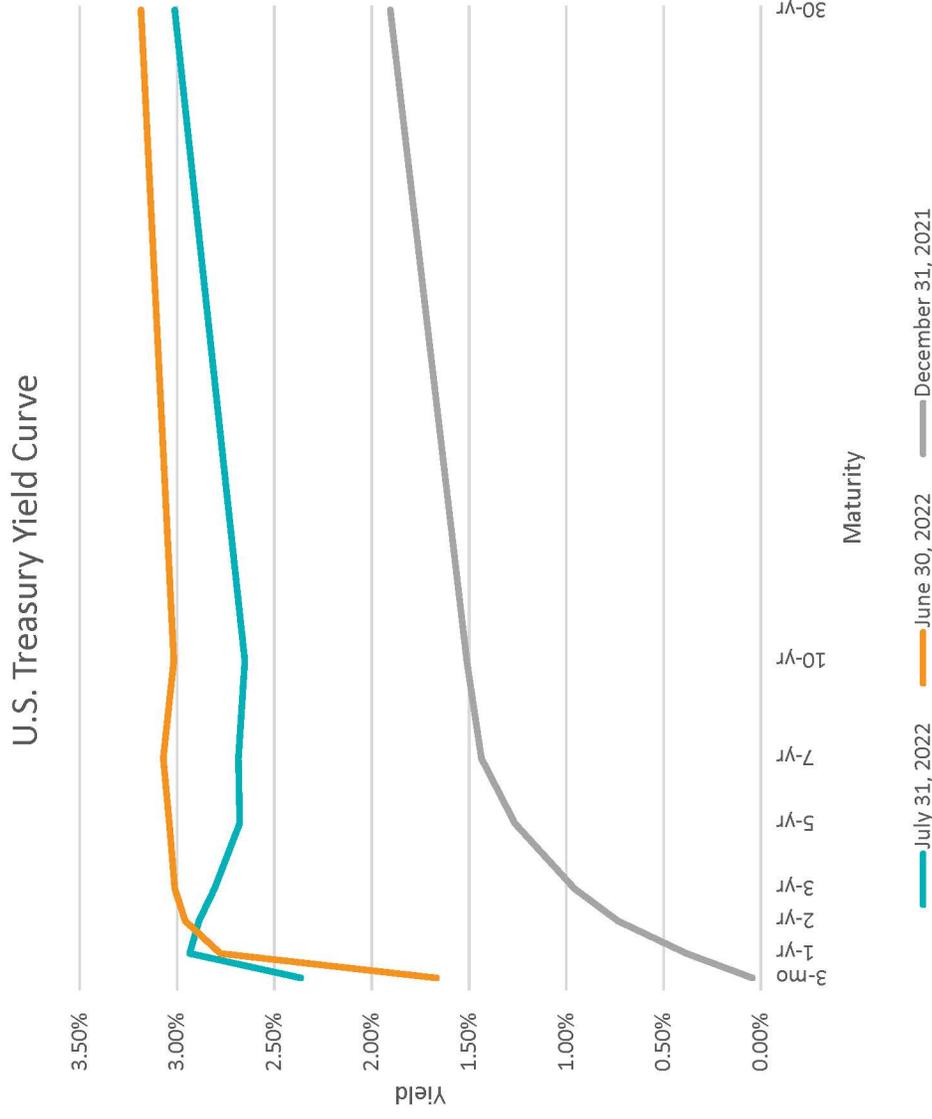
Expectations Drive Rates

The Fed raised the overnight rate in June and again in July by 0.75% each time. The move was directed at slowing inflation.

Their fight against inflation threatens a major slowdown in the economy lowered long rates and flattened the curve signaling fear of a recession.

Increased rates reduce access to financing for those that need it, possibly putting at risk the prospect for a *soft landing*.

Business and consumers already feel a recession coming but a slower economy will slow inflation.



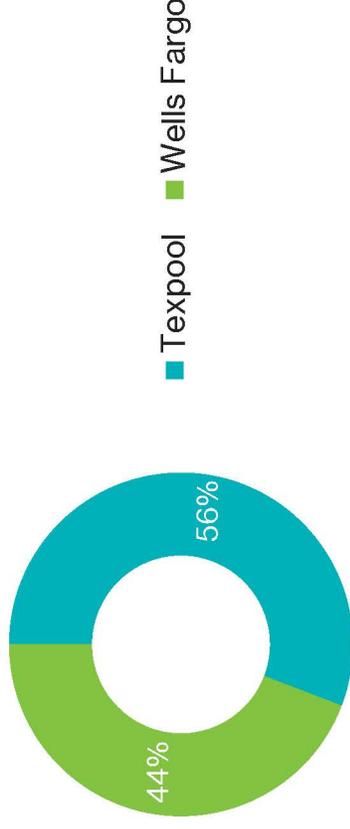
Your Portfolio

As of July 31, 2022

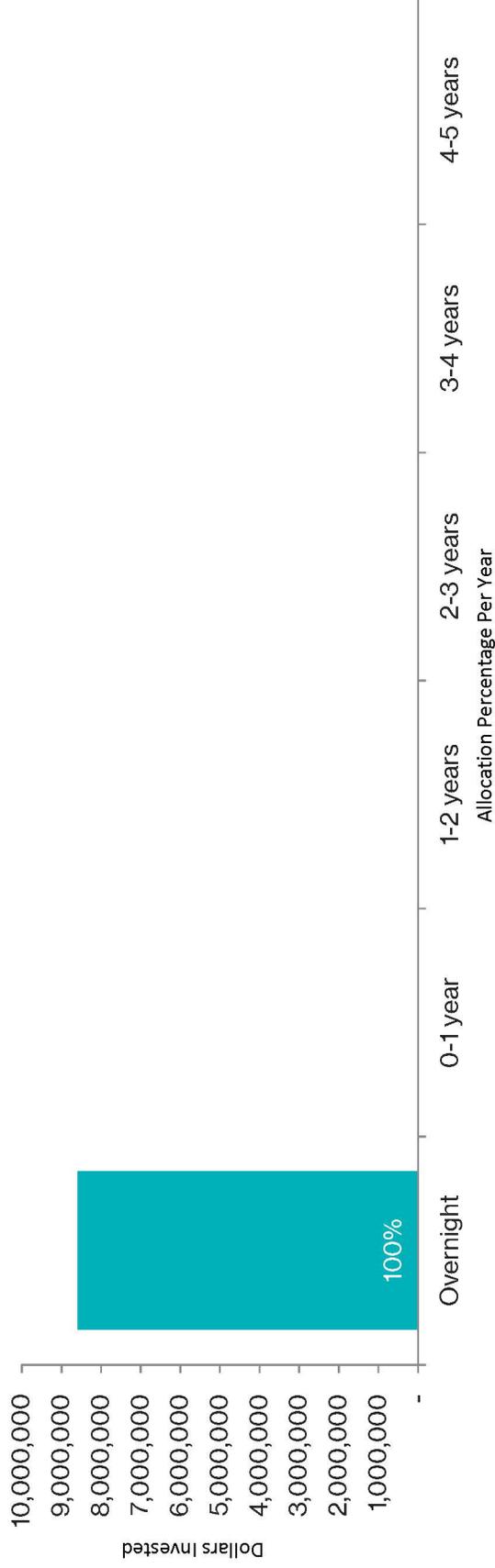
Your Portfolio Statistics

Weighted Average Maturity 1 day
 Weighted Average Yield (All Funds) 1.481%

Your Asset Allocation



Your Maturity Distribution



**Travis Central Appraisal Dist.
Portfolio Management
Portfolio Summary
July 31, 2022**

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM Equiv.
Texpool/Texpool Prime	4,792,016.45	4,792,016.45	4,792,016.45	55.82	1	1	1.598
Wells Fargo Bank	3,792,827.69	3,792,827.69	3,792,827.69	44.18	1	1	1.334
Investments	8,584,844.14	8,584,844.14	8,584,844.14	100.00%	1	1	1.481

Total Earnings	July 31 Month Ending	Fiscal Year To Date
Current Year	10,930.17	32,264.22

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Leana Mann, Director of Operations

Travis Central Appraisal Dist.
Summary by Type
July 31, 2022
Grouped by Fund

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

Security Type	Number of Investments	Par Value	Book Value	% of Portfolio	Average YTM 365	Average Days to Maturity
Fund: General Fund						
Texpool/Texpool Prime	2	4,792,016.45	4,792,016.45	55.82	1.598	1
Wells Fargo Bank	4	3,792,827.69	3,792,827.69	44.18	1.334	1
	Subtotal	8,584,844.14	8,584,844.14	100.00	1.481	1
	Total and Average	8,584,844.14	8,584,844.14	100.00	1.481	1

Travis Central Appraisal Dist.
Fund GEN - General Fund
Investments by Fund
July 31, 2022

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

CUSIP	Investment #	Issuer	Purchase Date	Book Value	Par Value	Market Value	Current Rate	YTM 360	YTM 365	Maturity Days To Date Maturity
Texpool/Texpool Prime										
900001	10000	Texpool	10/01/2019	2,360,204.95	2,360,204.95	2,360,204.95	1.521	1.499	1.520	1
900001A	10001	Texpool Prime	10/01/2019	2,431,811.50	2,431,811.50	2,431,811.50	1.672	1.649	1.672	1
		Subtotal and Average		4,792,016.45	4,792,016.45	4,792,016.45		1.576	1.598	1
Wells Fargo Bank										
90401	10003	Wells Fargo Analyzed Bus Chkg+	10/01/2019	255,416.99	255,416.99	255,416.99	0.400	0.394	0.400	1
88469	10004	Wells Fargo Analyzed Bus Chkg+	10/01/2019	1,397.46	1,397.46	1,397.46	0.400	0.394	0.400	1
88477	10005	Wells Fargo Commercial Chkg PF	10/01/2019	0.00	0.00	0.00				1
8477	10002	Wells Fargo Stagecoach Sweep	10/01/2019	3,536,013.24	3,536,013.24	3,536,013.24	1.401	1.382	1.401	1
		Subtotal and Average		3,792,827.69	3,792,827.69	3,792,827.69		1.315	1.334	1
		Total Investments and Average		8,584,844.14	8,584,844.14	8,584,844.14		1.461	1.481	1

Travis Central Appraisal Dist.
Interest Earnings
Sorted by Fund - Fund
July 1, 2022 - July 31, 2022
Yield on Average Book Value

Patterson & Associates
901 S. MoPac
Suite 195
Austin, TX 78746

CUSIP	Investment #	Fund	Security Type	Ending Par Value	Beginning Book Value	Average Book Value	Maturity Date	Current Rate	Annualized Yield	Adjusted Interest Earnings		
										Interest Earned	Amortization/ Accretion	Adjusted Interest Earnings
Fund: General Fund												
900001	10000	GEN	RRP	2,360,204.95	2,357,160.79	2,357,455.39		1.521	1.520	3,044.16	0.00	3,044.16
900001A	10001	GEN	RRP	2,431,811.50	2,428,362.48	2,428,696.26		1.672	1.672	3,449.02	0.00	3,449.02
8477	10002	GEN	RR2	3,536,013.24	4,223,160.66	4,100,067.42		1.401	1.249	4,350.00	0.00	4,350.00
90401	10003	GEN	RR2	255,416.99	252,752.44	255,007.94		0.400	0.400	86.64	0.00	86.64
88469	10004	GEN	RR2	1,397.46	497.11	1,028.11		0.400	0.401	0.35	0.00	0.35
			Subtotal	8,584,844.14	9,261,933.48	9,142,255.11			1.408	10,930.17	0.00	10,930.17
			Total	8,584,844.14	9,261,933.48	9,142,255.11			1.408	10,930.17	0.00	10,930.17



Disclosures

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**Meeder Public Funds
Patterson Group**

Barton Oaks Plaza II
901 S. MoPac Expy
Suite 195
Austin, Texas
78746
800.817.2442

Travis Central Appraisal District
Statement of Revenues and Expenditures
01 - ARB
Through 08/28/2022

	Budgeted Amount- Total Budget	Total Budget- Amended	Actual	Budget Variance (Over) Under	% of Total Budget Remaining
Expenditures					
Per Diem Expenditures					
Per Diem Payments	1,580,425.00	1,580,425.00	587,392.50	993,032.50	62.83%
Total Per Diem Expenditures	1,580,425.00	1,580,425.00	587,392.50	993,032.50	62.83%
Supplies					
Operating Supplies	5,000.00	5,000.00	2,049.78	2,950.22	59.00%
Books/Publ//Subs/Data Bases	0.00	0.00	53.29	(53.29)	0.00%
Total Supplies	5,000.00	5,000.00	2,103.07	2,896.93	57.94%
Services					
Training & Education	10,000.00	10,000.00	0.00	10,000.00	100.00%
Attorney & Court Costs	35,000.00	35,000.00	14,800.00	20,200.00	57.71%
Total Services	45,000.00	45,000.00	14,800.00	30,200.00	67.11%
Total Expenditures	1,630,425.00	1,630,425.00	604,295.57	1,026,129.43	62.94%
Excess (Deficiency) of Revenues over (Under) Expenditures	(1,630,425.00)	(1,630,425.00)	(604,295.57)	(1,026,129.43)	62.93%

Travis Central Appraisal District

FY 2022 Capital Expenditures

As of August 29, 2022

Date	Asset Description	Amount	Vendor
1/12/2022	Parking Lot Striping	3,988.78	Stripe-It-Up
2/10/2022	ID Badge Printer	1,095.00	Amazon
3/29/2022	Metal Detectors for Entrances/Exits (Qty: 4)	18,580.00	Misc.
6/14/2022	Board of Director's Meeting Room Equipment	27,431.00	Swag-it Productions
6/27/2022	A/C Unit Replacement	3,900.00	Team Services
7/7/2022	Portable A/C Unit- IT Server Room	1,750.00	PrismNet, Ltd.
8/11/2022	Temperature Scanner with Face Recognition Reader	3,086.00	Indoff Commercial Interiors
3/15/2022	Synology Redundant Power Expansion	2,164.99	Newegg
6/30/2022	IP Office Licenses for 3rd Party Endpoints	1,400.90	ConvergeOne, Inc.
Total		63,396.67	

**Travis Central Appraisal District
A/R Past Due Report
AS of 8/29/2022**

Juris ID	Customer Name	Due Date	Invoice Number	Invoice Date	Invoice Description	Total
01	Austin Independent School District	7/16/2022	7304	6/16/2022	Q3 2022 Invoice	1,388,319.86
20	City of Pflugerville	1/9/2022	6901	12/10/2021	Q1 2022 Invoice	6,959.60
20	City of Pflugerville	3/31/2022	7058	3/1/2022	Q2 2022 Invoice	39,246.50
20	City of Pflugerville	7/16/2022	7330	6/16/2022	Q3 2022 Invoice	32,286.90
51	Travis County ESD No. 11	10/1/2021	6805	9/1/2021	Q4 2021 Invoice	0.43
77	Travis County ESD No. 8	4/3/2022	7031	3/4/2022	P&I Charges- 4th Quarter 2021	394.95
77	Travis County ESD No. 8	7/1/2021	6569	6/1/2021	Q3 2021 Invoice	2,625.71
77	Travis County ESD No. 8	10/1/2021	6837	9/1/2021	Q4 2021 Invoice	2,625.71
2J	Travis County Healthcare District	7/16/2022	7341	6/16/2022	Q3 2022 Invoice	231,069.50
5G	Village of Volente	7/16/2022	7385	6/16/2022	Q3 2022 Invoice	207.28
5H	Village of Webberville	7/16/2022	7386	6/16/2022	Q3 2022 Invoice	61.37
6J	West Travis County MUD No. 8	7/16/2022	7398	6/16/2022	Q3 2022 Invoice	1,059.08
8R	Travis County ESD No. 16	10/1/2021	6857	9/1/2021	Q4 2021 Invoice	2,046.95
Total						1,706,903.84

4D

CONSENT AGENDA

Personnel Changes:				
Name	Action	Date	Job Title	Division
Cynthia Martinez	Promotion	06/10/2022	Communications Director	Admin
Alethea Lumpkin	Separation	06/10/2022	Residential Appraiser	Residential
Mark Befeld	New Hire	06/13/2022	GIS Deed Clerk	IT
Emilio Garza	New Hire	06/13/2022	Customer Service Rep	Customer Service
Tunesia Webb	New Hire	06/13/2022	Customer Service Rep	Customer Service
Emilio Garza	Separation	06/15/2022	Customer Service Rep	Customer Service
Tunesia Webb	Separation	06/15/2022	Customer Service Rep	Customer Service
Jerry Carpentier	Separation	06/17/2022	Sr BPP Appraiser	Commercial
Adrianna Easterling	New Hire	06/20/2022	Appraisal Support Clerk	Appraisal Support
Josue Cruces	New Hire	06/27/2022	BPP Appraiser	Commercial
Jana Kovalcik	New Hire	06/27/2022	BPP Appraiser	Commercial
Jana Andrews	New Hire	06/27/2022	Customer Service Rep	Customer Service
Tony Tran	New Hire	06/30/2022	Residential Appraiser	Residential
Jesus Andrade	New Hire	07/05/2022	Residential Appraiser	Residential
Anna Rhoden	New Hire	07/05/2022	Residential Appraiser	Residential
Rolando Chavarria	Separation	07/07/2022	Network Engineer	IT
Yessica Valdez-Vargas	Separation	07/27/2022	Appraisal Support Clerk	Appraisal Support
Liliana Alvarado	Transfer	07/29/2022	Accounting Assistant	Admin
Christina Esser	New Hire	08/01/2022	Appraisal Support Clerk	Appraisal Support
Jana Andrews	Separation	08/02/2022	Customer Service Rep	Customer Service
Juan Garza	New Hire	08/08/2022	Residential Appraiser	Residential
Hortencia Salazar	New Hire	08/08/2022	Customer Service Rep	Customer Service
Griselda Andrade	New Hire	08/15/2022	BPP Appraiser	Commercial
Michael Mills	New Hire	08/22/2022	Commercial Specialist	Commercial
Michael Bonnett	New Hire	08/22/2022	Residential Appraiser	Residential
Esme Castellan	New Hire	08/22/2022	Customer Service Rep	Customer Service
Lindsey Navarro	New Hire	08/22/2022	Commercial Appraiser	Commercial
Robert Hatfield	New Hire	08/22/2022	Network Engineer	IT
Tammy Paul	Transfer	08/29/2022	Exemptions Clerk	Appraisal Support
Camille Kissling	Transfer	08/29/2022	Exemptions Clerk	Appraisal Support
Eva Rodriguez	New Hire	08/29/2022	Exemptions Clerk	Appraisal Support
Lydia Tsaganelia	New Hire	08/29/2022	Commercial Appraiser	Commercial
Claudia Avila	New Hire	08/29/2022	Residential Appraiser	Residential

Current Openings:

Job Posting#	Date Posted	Position	Division	# of Positions
202112145300	Dec-2021	Res Appraiser	Residential Appraisal	4
2022132200	Jan-2022	CSR	Customer Service	3
202214230	Jan-2022	Comm Appraiser	Commercial	1
2022142300	Jun-2022	BPP Appraiser	Commercial	1
2022120100	Jun-2022	Maintenance Asst.	Admin	1
		Admin Asst.	Commercial	1
		Appraisal Support Clerk	Appraisal Support	1

REGULAR AGENDA

5A

REGULAR AGENDA

TCAD 2022 AG ADVISORY BOARD MEMBERS SUMMARY

Existing Members	Pending Reappointment
January 1, 2021 – December 31, 2022	January 1, 2022 – December 31, 2023
Dan Dierschke	Mauri Pottuu
Cliff Kessler	Larry Mellenbruch
Linda Hall	Tim Van Ackeren
Tommy Miertschin	

Mr Dan Dierschke is a fifth generation Texas agricultural producer. He and his wife, Marilyn, have produced beef and hay near Austin, Texas for the last 45 years. He has been involved in many organizations such as Cattlemen’s Beef Board, Texas Beef Council, Texas Farm Bureau, U.S. Meat Export Federation, Technical Subcommittee on Farm and Land Preservation for USDA’s National Resources and Conservation Service, just to name a few. Mr. Dierschke has also served two terms appointed by the governor on the Texas Farm and Ranch Land Preservation Council and as an advisor on the U.S. Trade for animals and animal products. He has been on the TCAD Agricultural Advisory Board since 2000.

Mr. Cliff Kessler farms in eastern Travis County. He is retired from the Travis Central Appraisal District after 25 years of service. He is also involved in the Texas Farm Bureau, Aqua Water Supply Corporation, Emergency Services District 13 and Blackland Prairie Concerned Citizens Association. Before retiring, he had farmed in Travis County for 35 years. He has been on the TCAD Agricultural Advisory Board since 2010.

Ms. Linda Hall, born and raised in Travis County, has been a ranching in Travis County for 45 years. She is also involved in the Texas Farm Bureau and many community activities. She is familiar with farming and ranching practices, economics of agriculture and environmental issues related to land in the area. She has been on the TCAD Agricultural Advisory Board since 2017.

Mr. Larry Mellenbruch lives in eastern Travis County and is a farmer and rancher. He has been in the farming and ranching business for the last 60 years. He is a retired electrical engineer and is a member of the Texas Farm Bureau and the Texas Southwestern Cattle Raisers Association. He is familiar with farming and ranching practices, economics of agricultural and environmental issues related to land in the area.

Tim Van Ackeren
10017 Crumley Ranch Road
Austin, Texas 78738
tvanackeren@ogspipeline.com
512-731-4119

RECEIVED

SEP 02 2021

TCAD

August 31, 2021

Travis Central Appraisal District
Agriculture Appraisal Advisory Board
P.O. Box 149012
Austin, Texas 78714-9012

RE: Biography for Tim Van Ackeren

To Whom It May Concern:

Attached please find my biography for the Agriculture Appraisal Advisory Board.

Do not hesitate to call or email me with any additional questions. Thank you for your consideration.

Sincerely,



TRAVIS CENTRAL APPRAISAL DISTRICT

BOARD OFFICERS
 RICHARD LAVINE
 CHAIRPERSON
 KRISTOFFER N. LANDS
 VICE CHAIRPERSON
 ED KELLER
 SECRETARY/TREASURER



MARYA CRIGLER
 CHIEF APPRAISER

BOARD MEMBERS
 TOM BUCKLE
 BRUCE GRUBE
 BRUCE ELFANT
 ELEANOR POWELL
 RICO REYES
 JAMES VALADEZ
 BLANCA ZAMORA-GARCIA

RECEIVED

SEP 02 2021

TCAD

Agriculture Appraisal Advisory Board

Bio Request for: Tim Van Ackeren

Name:	Tim Van Ackeren	Telephone No:	(512) 773-0194 ext.
Organization:	Energy / Ranching	Email:	tvanackeren@ogs pipeline.com
Address:	10017 Crumley Ranch Rd	City:	Austin
		State/Zip:	TX 1 78738
Education/ Training:	BBA-Economics, Univ. of Nebraska - Lincoln		
Experience:	47 yrs - Energy Industry, 45 yrs Cattle Raising & Feeding Farming - VA Farms, Ltd		
Organizations/ Affiliations:	Director - SW Travis County Groundwater Conservation Distr Director - Hamilton Pool Road Matters - Non Profit		
1) What is your current occupation? If retired what was your primary occupation prior to retirement?			
Owner - OGS Pipeline, LLC, Part owner Van Ackeren Farms, Ltd & Cedar Valley Feeding Co.			
2) How many years have you been in the farming or ranching business?			
45 yrs / Van Ackeren Farms, Ltd (Farming, Cattle Raising)			
3) Are you more active in farming or ranching or both?			
Ranching			
If ranching, what type of livestock do you raise?			
Cattle & Goats			
If farming, what type of crops?			
4) What specialization/skills do you possess that are beneficial to the Agriculture Appraisal Advisory Board?			
Financial background, cattle & goat raising in Western Travis County for 19 yrs.			

Tim Van Ackeren
10017 Crumley Ranch Road
Austin, Texas 78738

AUSTIN TX 787
RIO GRANDE DISTRICT
31 AUG 2021 PM 3 L



Travis Central Appraisal District
Agriculture Appraisal Advisory Board
P.O. Box 149012
Austin, Texas 78714-9012

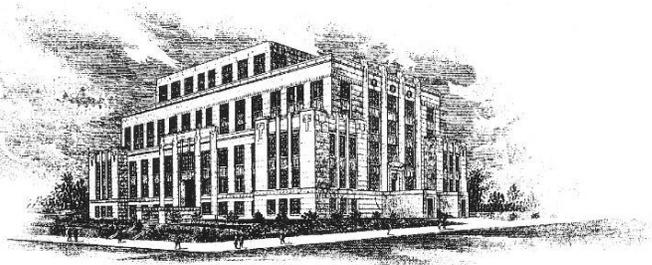
TCAD
RECEIVED
SEP 02 2021

78714-901212



5B

REGULAR AGENDA



Office of the District Judges
HMS Courthouse
Post Office Box 1748
Austin, Texas 78767

July 14, 2022

Dear Mr. Phifer and Mr. Wilbanks,

As you are aware, Tex. Tax. Code. Sec. 6.41 tasks Local Administrative District Judges with the responsibility to appoint and remove members of the Appraisal Review Board ("ARB"). This is a limited role assigned to LADJs, who are not given any guidance or funding from the Legislature with this significant and unsolicited responsibility.

Nevertheless, while the extent of the role of the LADJ is unclear, information has come to my attention that the processes and practices in place at the Travis County ARB – as well as leadership and leadership's relationships with TCAD – may be improperly attempting to influence other ARB members and their decision-making processes.

Due to the nature of these concerns, I am requesting that the County Attorney's Office review this matter under Texas Tax Code sec. 6.43. By copy of this letter, I am asking County Attorney Delia Garza her advice on the next steps.

While some communications are restricted by members of the ARB under the Tax Code, to the extent allowed by law, you may contact me and my office to discuss this matter further through my representatives, Ms. Peg Liedtke and Ms. Lauri Roberts.

Very truly yours,

A handwritten signature in black ink, appearing to read "Ame", written over a horizontal line.

Amy Clark Meachum
Local Administrative District Judge
Travis County, Texas

cc: Ms. Delia Garza, County Attorney
Ms. Sherine Thomas, Assistant County Attorney
Ms. Leana Mann, Deputy Chief of Operations

Travis Taxpayer Liaison Activity Report

Property Owner Interactions

July 2022

Due to COVID-19, there have been no in-person interviews with Property Owners. Contact has been through email and phone calls.

The objective is to work with Property Owners to understand and resolve their issues. The goal is to receive at least one *thank you* per day.

Complaints

	General Inquiries	Narratives	Formal Hearings	Informal Hearings	Exemptions	BPP Issues	Open Records	Tax Issues	Total Complaints
Jan	16	3	26	0	49	5	0	11	91
Feb	16	1	22	0	18	3	0	4	47
March	27	0	5	0	17	6	6	6	40
April	49	1	44	3	46	3	0	4	100
May	52	4	98	58	63	5	0	12	236
June	56	19	139	367	26	18	3	8	561
July	91	11	126	18	20	0	0	2	166
Aug	196	13	137	2	25	4	0	5	173
Sept									0
Oct									0
Nov									0
Dec									0
Total	503	52	597	448	264	44	9	52	1,414
			42%	32%	19%	3%	1%	4%	100%

There are four types of interactions with Property Owners:

- The first is from Property Owners needing help with how to work with the district and/or the ARB.
- The second is from a Property Owner demanding an immediate reversal of a district or ARB action and installation of their desired results.
- The third is from a Property Owner expecting the Liaison Office to be their advocate in challenging district or ARB action.
- The fourth is from an upset Property Owner who is unhappy with their dealing with the district or ARB but want to understand why the district or ARB has denied their desired results.

Narratives listed are complaints from property owners who want to share with the TCAD Board what they consider an unpleasant experience with the district staff and/or the ARB.

Complaint Log

06/01/2022 Larry Richardson PID 315438

Problems trying to connect with TCAD staff for informal hearing scheduling.

06/01/2022 Kristy Sommers PID 459140

Problem with trying to connect for informal hearing

06/01/2022 Peter Le PID 918360

Received text message in morning of scheduled informal that hearing had been cancelled because they had already an informal or no protest had been submitted.

06/06/2022 Venessa Anane PID 364295

Property owner informal cancelled due to property owner already having an informal hearing but prior informal did not happen.

06/06/2022 Clifton Chowning PID 125818

Methodology used to value land inconsistent and unfair.

06/06/2022 Dudley Dobie PID 374515

Problems with informal scheduling process

06/09/2022 Gerald Przada PID 441134

Problems with informal scheduling process

06/13/2022 Lewis Leff PID 188854

Informal hearing scheduling issues

06/15/2022 Nishanth Sharma PID 162907

Trouble with informal hearing call

06/15/2022 Betty Boon PID 135951

Confusing wait time for informal call

06/20/2022 Sandra Cove PID 225864

Informal hearing scheduling problems

06/22/2022 Brenda Reese

PID 324300 / 333236 / 342577 / 511406 / 330722 / 574650

Property Owner had trouble scheduling informal hearings using the informal scheduling system. Requested but denied rescheduling of informal. Also had requested a rescheduling of missed ARB hearings but was denied.

06/22/2022 Matt Williams PID 335670

Informal hearing dropped before hearing

06/23/2022 Ruth Framel PID 944205

Problem with connecting for informal hearing call

06/23/2022 Christopher Cruz PID 241245

Denied informal hearing

06/28/2022 Anita Rodriguez PID 797360

Informal hearing scheduling issue

06/29/2022 Craig Miller PID 513450 / 714260

Informal hearing scheduling issue

06/30/2022 Oliver Aponte PID 51235

Problem with scheduled informal hearing call

06/30/2022 Jan Seen PID 363356

Informal hearing scheduling problems

07/07/2022 Richard Reeves PID 134888

Formal hearing was dismissed as a no show. Property owner wanted formal hearing to be re-opened and given a chance for his protest. ARB would not grant another hearing date.

07/08/2022 David Halpern PID 131432

Frustrated with rescheduling process and ability to challenge 2022 market value.

07/13/2022 Robin Wheeler PID 441019

Problem with long wait times and scheduling

07/15/2022 Sandra Roberts PID 273609

Uploaded evidence not available for ARB hearing

07/15/2022 Amon Burton PID 215891

Scheduling issues

07/18/2022 Sam Gentry PID 509957

Directed to use portal instead of receiving notices by mail as requested.

07/18/2022 Kay Harris PID 338664

Denied wildlife exemption ARB hearing due to filing date issue. Property owner states filing was done on time. District position filing was late.

07/20/2022 Todd Frerichs PID 878422

Trouble with formal hearing rescheduling

07/25/2022 Scott Trimm PID

Information about waterfrontage not available

07/26/2022 Gloria Arroyos PID 307579

Appraiser during informal was rude and condescending. No time to present evidence.

07/28/2022 Lisa Amoroso PID 778354

Inconsistent values awarded for same units in condo project

08/02/2022 Doug Byron PID 132326

Believes his ARB hearing was not conducted professionally

08/02/2022 Dan Hess PID 557244

Unreasonable hold time for ARB hearing

08/03/2022 Todd Frerichs PID 878422

Frustrated with TCAD protest process and poor communications

08/03/2022 Katey Arrington PID 274938

Problem connecting for scheduled ARB hearing

08/04/2022 Marisol Fernandez PID 874855

Not treated fairly during formal hearing. Evidence presented not reviewed.

08/10/2022 Walter Werchan PID 157165

Treated unfairly and disrespectfully during ARB hearing.

08/14/2022 Dimitar Kunev PID 172030

Lack of consideration for disability

08/15/2022 Reza Pouraghabagher PID 286440 / 286441

Wants offer of sufficient recourse or a transparent process to address the intimidation by TCAD staff and the incompetence of ARB

08/19/2022 Lee Hanse PID 476037

Arbitration process not conducted professionally. TCAD appraiser was not present.

08/22/2022 Danielle Fenson PID 234030

ARB hearing dismissed because not owner on January 01

08/22/2022 David Mills PID 130846

Evidence presented by property owner not considered in establishing market value.

08/23/2022 Ben Whiteley PID 315688

During ARB hearing, evidence presented not fairly considered.

08/25/2022 Anthony Dell'Abate 140401

Unprofessional conduct by the ARB

Complaints

06/01/2022 Larry Richardson PID 315438

Sir/Ma'am, I have what I feel is a serious issue. I am 100% disabled. I have filed for an informal protest for my property taxes. I have followed all the instructions perfectly. I have not had this informal meeting. Now I'm being told I can only do a formal protest in person. This will be extremely difficult for me.

Adding to the issue, no one will answer the telephone. I've sent 3 emails, again no one will respond to me emails. What am I to do when not one employee will answer the telephone or return my emails.

I'm asking to file a formal complaint.

Respectfully,
Larry Richardson

06/01/2022 Kristy Sommers PID 459140

I was never called for my over the phone protest today it was scheduled for 4pm
Property ID 459140 Protest#1364205

Thank you for contacting the Travis Central Appraisal District. My name is Sterling. How can I help you today?

Sterling

I apologize for the wait, are you still needing assistance?

Me

an appraiser was supposed to call me at 4pm for my hearing and no one has called me

Sterling

Can I get your address or Property ID number please?

Me

prop id 459140

Me

protest# 1364205

Me

I called the tcad # I finally just got someone but she is not very helpful - will anyone call me since you guys are now closed - which blows my mind since you guys scheduled the appt

Me

I have wasted 2 hours waiting for a call on then on hold to get some help

Sterling

Did you click the "get in line online" button and give your phone number or did you schedule the appointment for 4:00?

Me

I even did the get in online and they told me I didn't have a protest and yes I did and do

Me

so they cancelled me out 4 times - I'm really upset

Sterling

I am not seeing that they have called you yet, you can wait the appraisers are still working. If you do not get a call you will need to contact the Tax payer Liaison and he can get you rescheduled his email is

taxpayerliaison@tcadcentral.org and his number is (512) 834-9317 Ext. 582

Sterling

It seems like we have lost connection, after 3 minutes without a response I will have to close the chat window and move on to the next person in line. if you are still needing assistance you can call our helpline (512) 834-9317 or email us at the address CSinfo@TCADcentral.org. I am sorry for the inconvenience. Thank you for contacting us and have a good day.

Save Chat Session

I also sent in pictures of screenshots where I kept trying to get in line with the online option and kept getting told I didn't have a protest - which I certainly do - if they can email and text me then why can't someone just call and say we need to reschedule or say we are running late and will still contact you - I have now lost 2 hours of my day for nothing and I am incredibly upset and angry at your county office

Kristy L Sommers ACS AIRC
Sommers Insurance Agency
2306 Ruby Sunset San Antonio, 78232

06/01/2022 Peter Le PID 918360

Thank you for your time and patience yesterday to hear my issues—which may well be prevalence at TCAD. I summarize my issues from top to bottom lines as follow:

Top line issue: this property was built in 2019 as builder's Sales Office with 1963 sqft. It was appraised by TCAD in 2021 at \$320,000 or \$163/sqft. I purchased it in November 30, 2021 with only 1583 sqft at priced of \$408,000 or

\$258/sqft. That represents 58% increased. In April 2022, TCAD appraised my property at \$518,000 or \$327/sqft which is 100% from 2021. There is no basis whatsoever for that appraised value!

Bottom line resolution: after online protest in early May 2022, it has been reduced to \$468,000 or \$296/sqft which still represents 81% from TCAD 2021. Ask yourself: what were the prices increases in Austin metro, in Pflugerville and in that neighborhood particularly that renders that kind of over-the-top increase? I request that appraised value to be set between \$380,000 (fair market value hadn't it been a seller-market) or at most \$408,000 my purchased value.

Side issues uncovered from this protest processes:

A) Qless and Informal meeting: I got my Information meeting scheduled through TCAD website for 5/23 at 2pm (see screenshot). There might be a mixed up between online and in-person as you could see from middle of the screen. Regardless, I asked to rejoin to no avail. I called in to the district to ask be connected to the appraiser to no avail either. Either Appraiser needed to leave name and extension; or Customer Services should be able to identify who are scheduled for which particular case to connect both parties to in case of a missed call, don't you think of a decent system?

B) Even worse, as you realized yesterday, I had TCAD/Qless rescheduled again for 6/1/22 at 3:15pm. The day before, they sent text message to remind me. But in early morning of 6/1/22, there must be a person to go behind the scene, to cancel the appointment in citing 2 reasons both of them are grossly wrong: (1) there were no protest (yes, there was a protest filed); and (2) already had an informal (no, informal was rescheduled to Wednesday 6/1/22).

C) Now, I have it rescheduled one more on 6/13/22 at 1:30pm. How can you ensure that meeting will not be anything like the first 2 appointments? Otherwise, it may not be too difficult to conclude that either the system was so broken, or there were deliberately attempts to deny property owner the right to have an informal meeting?

But as stated in bottom line resolution, any sound mind could easily see that increasing of 80% to 100% between 2021 to 2022 for my property is grossly ridiculous. Even at sold price which represents 58% increase from TCAD 2021, I strongly believe it was due to severe buyer disadvantages (seller supreme advantages) rather than true market value, condition. My suggested value of \$380,000 already represents 47% increase from 2021. Show me where else in Austin that might have that appreciation?

If you need any other information, please let me know.

Thank you,
-Pete

+1 (469) 649-7957 >

Text Message
Mon, May 16, 7:21 AM

Thanks! Your confirmation code is **C9UCF3G49** and your FlexAppointment is 5/23/22 at 2:00 PM CDT. If you need to cancel, reply with "C".

Sun, May 22, 2:00 PM

Your informal meeting with TCAD is coming up soon on 5/23/22 at 2:00 PM CDT. An appraiser will call you on the phone number provided at your appointment time.

Mon, May 23, 12:37 PM

Android or iOS? Try our QLess app to see your wait in real time, control when you get served & find more places with no lines

Mon, May 23, 1:56 PM

You have reached the front of the line! Please listen to be called for your turn shortly. Thanks for waiting!

You have reached the front of the line! Please listen for your ticket number and window to go to. Need more time? Reply with "M".

Sorry, we still haven't heard back from you, so we had to give your spot to someone else. You have 30 min to rejoin the front of the line - reply with "J".



Sorry, we are currently closed. Please try again later.



Which line would you like to join?

Choices:
Customer_Service,

Text Message

You're welcome | No problem | Ok

A toolbar with various app icons including Cash, Apple, and eBay.

TCAD and its processes are totally broken. They messed up with my...

Dien Nguyen Yesterday
I was away from my Mom while she was healthy...and last seven years...

+1 (469) 649-7957 Yesterday
Thanks! Your informal meeting has been scheduled for 6/13/22 at 1:30...

Dat & Thuy Yesterday
They are "gian, gian" based on their strategies of how much mor...

Don Le Tuesday
Crm up

Hoi Le Sunday
Make sense. As one of my devices shows success. Two other show...

Tuesday 3:15 PM

Your informal meeting with TCAD is coming up soon on 6/1/22 at 3:15 PM CDT. An appraiser will call you on the phone number provided at your appointment time.

Yesterday 8:19 AM

Your informal meeting on 6/1/22 3:15 PM CDT has been rejected because a protest has not been filed or you have already had an informal.

Yesterday 11:10 AM

Thanks! Your informal meeting has been scheduled for 6/13/22 at 1:30 PM CDT. An appraiser will call you on the phone number provided at your appointment time.

Text Message

You're welcome | No problem | Ok

A toolbar with various app icons including Cash, Apple, and eBay.

06/06/2022 Venessa Anane PID 364295

I have sent several emails to customer service regarding protests and scheduling. I have been removed from my meeting because the district thinks I already had one which is not the case. The initial meeting was canceled according to your methods, and I rescheduled one for Friday and I was kicked off an hour before my meeting. This is not right someone needs to fix this and also someone needs to reply back to the emails being sent.

Venessa Anane

06/06/2022 Clifton Chowning PID 125818

Hello,

I have concerns about the ARB meeting based off of the informal meeting that took place on May 26, 2022.

The appraiser that was assigned to my case would not look at or consider the fact that every waterfront property in my neighborhood has not gone up in market value in several years. These properties are owned by the wealthy people in Austin Texas. The value of most all of them are under the value of my home. I find this to not only be an incorrect assessment given by the Travis County Tax Authority but it is offensive. The tax authority is obviously trying to run myself and my neighbors off our land.

He also would not consider the fact that the appraisal on two lots together was valued at \$195,000.00, but all of the single lots were valued at \$300,000.00

The property that abuts our subdivision has numerous 5 and 6 acre tracts that are valued between \$39,000.00 - \$360,000.00.

This is a completely unfair assessment.

The County has also made it possible for homeowners to be represented by companies like ProTax. This is criminal in my opinion. Why should I not be able to represent myself in these matters without having to pay someone 50% of what they save me.

My question for you is shouldn't I just hire an attorney to sue the tax authority now that they have told me that there will be no changes made to the evaluations. They have singled out the older communities in order to force us to sell our homes. This is absolutely criminal behavior in my opinion, and something needs to be done about it.

Clifton Chowning

06/06/2022 Dudley Dobie PID 374515

I have struck out trying to get a PIN for the Actions/Manage Properties function in my TCAD online account Owner Portal. On May 26th, I held for 55 minutes in a telephone attempt to get TCAD's help for this and then gave up. That same day I sent an email to Customer Service at TCAD asking for help, to no avail. Any assistance that you can provide in helping me get a PIN will be most appreciated.

Had I been able to speak with anyone at TCAD, I also would have asked the significance in my TCAD appraisal notice of the term "Market Area CD: M2009." What does this mean? How does TCAD use it in the appraisal process? In appraising my property can or does TCAD use data from other "Market Areas" for purposes of valuing my property?

I greatly appreciate your assistance.

Sincerely,

Dudley Dobie
1 Treemont Drive
Austin, Texas 78746

06/09/2022 Gerald Przada PID 441134

We set up a protest for our homestead property, (441134) and set up an appointment for our informal protest, which was scheduled for June 8, 2022 at 4:15 PM. A few minutes before the scheduled time I received a text that I was in queue and that I would receive a call once it was my turn. I never received the call, and then got a text saying they cancelled it because I had not set up a protest. I have screenshots showing that I set up a protest, and confirmation that I scheduled the informal protest as well.

This is very concerning and I hope you can help get this corrected.

Thank you in advance,

Gerard Przada

06/13/2022 Lewis Leff PID 188854

Hello Mr. Wilbanks -

I was given your email address from an online chat person.

I filed my protest on time and set up online appointments for a couple of residential properties. Then I got texts stating my appointment was rejected because I didn't file on time or I already had an informal. The first time this happened I chatted with someone through the TCAD website and they helped set up appointments again.

A few days ago I got calls one morning from my original appointment time that I had changed so I wasn't available. Then today, right before my actually scheduled appointment time, I got the same text cancelling my appointment.

This is all frustrating and I've taken a lot of time to prepare for these hearings and taken time off work to be available, just to have them cancelled. Why have a system for online appointments if they don't seem to matter? Now I'm in the "get in line" which states a 5 hour wait, instead of being in my appointment.

I don't know what you'll be able to do with all this, but thanks for reading this anyhow.

Lewis

06/15/2022 Nishanth Sharma PID 162907

Hello,

This is regarding property id 162907. I had an informal call scheduled today 6/13 at 1:15 pm but I kept getting dropped from the queue with the following text message. **"You were dropped because a protest has not been filed or you have already had an informal. Please call customer service if this is an error (512) 834-9138."**

I tried multiple times and got dropped every time with the same message. The message I received is not accurate since I did file a protest and also I did not have an informal yet.

I called the number and they asked me to reach out to this email. Could you please help me get my informal meeting please.

Regards

Nishanth dandapanthula

NSAI ENTERPRISE LLC - OMAHA

06/15/2022 Betty Boon PID 135951

Martin,

I was notified that I had an informal hearing today at 9:10 today, Monday June 13th. I followed the instructions and got in line on line at around 8:55. My first text said I had been moved from residential informal to single family residence-Special queue and that there were 15 people ahead of me with an estimated. Wait time of 110 min. My subsequent text said there were 25 people ahead of me with a 98 minute wait time. The next text said there were 24 people ahead of me with a 123 minute wait time. The next text said there were 23 people ahead of me with a 223 minute wait time. The next two texts said there were 23 people ahead of me with a 232 min wait time. Then 21 ahead with 199 minute wait time, then 177 minute wait time, then 3 more texts. My latest text a few minutes ago says there

are 17 people ahead of me with a 300 minute wait time. It is now 4:25. What is going on???????

Thank you,
Elizabeth Boon

06/20/2022 Sandra Cove PID 225864

Hello Mr. Martin Willbanks,

I was told to contact you regarding my issue.

I have more than one property.

Can you please help me schedule an informal hearing?

When I tried scheduling the hearings for the protests, your system only allowed me to schedule one (for 2106 Marquette).

I was unable to schedule an additional hearing for this other property (2103 Columbia Cove).

I received the call for 2106 Marquette, I was hoping that I could discuss both properties on the same call. The person said he was only allowed to do one per call. He told me to call and schedule an appointment for 2103 Columbia Cove.

I had an appointment for 6-13-22 @ 3:15. I waited all afternoon for this call, and nobody called me.

I then spent the rest of this week calling, being placed on hold for 45 minutes at a time. Then the system drops the call.

This morning I was finally able to talk to someone and she said I cannot have an informal hearing anymore.

I have the right to a hearing. Your system doesn't let me book it. When I make an appointment over the phone, nobody calls.

Can you please help me schedule an informal hearing?

Thanks

Have a wonderful day!

Sandra Marchi

06/22/2022 Brenda Reese

PID 324300 / 333236 / 342577 / 511406 / 330722 / 574650

I need your help, please! It has been incredibly difficult to deal with the new online process adopted by the Appraisal District. I have called over 25 times & held for anywhere from 30 minutes to 1.5 hours with the phone never being answered until today. That is how I obtained your email address. I have attached copies of emails I have sent requesting "In-Person Informal Hearings" on May 31,

2022. That email has never been answered. And until I was able to speak with a person today, I was not aware that there were no "In-Person" informal hearings.

I had scheduled an informal for 6/15 on a property & was available from 7:45 am - 9:45 am & then had to leave for a Dr. appointment for my son who has brain cancer. Since I was "unavailable" for my requested informal hearing, I was told today when I had re-scheduled it that I was not entitled to an informal hearing because after waiting for 2 hours after the scheduled time I had to leave.

This new process is very cumbersome & for those of us over 70 years old & not as comfortable with the internet is extremely difficult. From trying to upload information, to being unable to reach anyone by telephone to ask questions or for clarification, to being expected to be available in excess of 2 hours for scheduled appointments, to being denied the opportunity for an informal hearing, the new process is not at all customer friendly. The appraisal district should have been better prepared with customer service representatives when the average property tax increase was anywhere from 50%-100%. To implement a new system without proper customer support when making unprecedented appraisal increases is not only unfair but unethical.

I would like to re-schedule informal hearings for property id 574650 at 8003 Dowling Cove & would like to schedule informal hearings for all of my properties as listed below BUT CANNOT BE AVAILABLE all day on hold. I believe 2 hours is more than a reasonable enough time to be available & since no specific instructions were given to be available ALL DAY prior to the appointment being scheduled & the taxpayer is NOT ALLOWED to change the appointment once scheduled, it is more than difficult to deal with the appraisal district.

I am certain that TCAD has been overwhelmed HOWEVER they should have expected this with the unprecedented increase in values. The existing process is not only difficult but unfair to taxpayers who are trying to navigate a new system with poor or missing instructions. When telephone calls & emails go unanswered, what recourse does a taxpayer have?

I would greatly appreciate your assistance in scheduling informal hearings for my properties as I am entitled to given TCAD's lack of information provided to the public & lack of adequate resources by telephone or email to answer questions.

Warm Regards,
Brenda Reese

06/22/2022 Matt Williams PID 335670

Hi,

I am protesting my appraised property tax. I have filed online and had an informal meeting arranged via phone call. On the day I was to have the meeting, the text/phone system said I was in queue and to wait for a call. Minutes later I received a message saying I had not been heard from and my meeting was over.

I rescheduled the informal meeting for the next available date and the morning of I received a text saying I had already had a meeting and the arrangement for the day was to be cancelled.

After spending nearly 2hrs on hold I finally spoke to representative saying I need to reach out to this address because they were unable to assist.

Please advise on next steps.

Thank you,
Matt Williams

06/23/2022 Christopher Cruz PID 241245

I was Falsely Denied Informal Hearing by TCAD on 6-23-2022 at 1pm

For the record: Being new to the process of protesting a property appraisal I got help from TCAD to properly register for both an informal and formal hearing. I was summarily denied a scheduled Informal Hearing (on 6-23-2022 at 1pm as agreed) with no recourse which was both egregious and unconscionable.

Please see the attached text messaging that occurred on 6-23-2022 that falsely denied me the Informal Hearing:

1st messaging:

"Your informal meeting with TCAD is coming up soon on 6/23/22 at 1:00 PM CDT. An appraiser will call you on the phone number provided at your appointment time."
then,

2nd messaging:

"Your informal meeting on 6/23/22 1:00 PM CDT has been rejected because a protest has not been filed or you have already had an informal."

First, the accusation that "protest has not been filed" is totally false since I timely hand delivered to TCAD'S office a completed and signed Property Owner's Notice of Protest on May 18, 2022 and TCAD in return gave me 2022 Protest Receipt.

Second, the accusation that " (I) have already had an informal (hearing) is also totally false because the first messaging above clearly states my informal hearing was on "...6/23/22 at 1:00 PM CDT" which I showed up by phone (as instructed by

staff at TCAD) close to one hour before 1pm to receive a call from a TCAD appraiser in an Informal Hearing to try to get prepared for an upcoming Formal Hearing

After being denied an Informal Hearing, I called TCAD twice to get help on 6/23/2022, but I was told there was nothing they could do about it, that they were not taking any more appointments for Informal Hearings since they were full and the denial could not be reversed.

As a result, I was falsely denied an Informal Hearing to get help to adequately prepare for a Formal Hearing.

Sincerely,
Christopher S. Cruz

06/23/2022 Ruth Framel PID 944205

Dear Sir or Madam,

This is regarding a need to schedule an informal hearing. We did have one scheduled for 6/21/22. My husband and I were ready and sitting by the phone, but the phone never rang. An hour after the appointment, we did receive a voice mail, which seemed to be on time, saying sorry I missed you...goodbye. This was a cellular fail for sure, as our phone also never registered a missed call or any call from your office. The call seemed to roll straight to VM.

We tried and tried to get in line to no avail. Then I made another appointment for today 6/23/22. We again were planning our day around the phone call. Instead, we received the email below as well as a text message informing us that we have already had a meeting and couldn't schedule another one.

Please help. We are out of town in the mountains, and have cancelled activities two day now to try to have an informal hearing. The phone call listed below is not a working number and I don't know what else to do to schedule this.

I'm certain your office is swamped with calls and appointments, and I appreciate any help you can provide.

Ruth Framel

06/28/2022 Anita Rodriquez PID 797360

I used your online system to schedule my informal hearing and received a confirmation email from your system. It stated I had an appointment for June 28, 2022 1:15pm however I was never contacted by anyone by phone or email. When I inquired about this and reached out to TCAD I was told I did not have an appointment and they could not assist me. I will forward the email onto you and your office to address this matter. Additionally, I believe KVUE/KXAN would love to hear about these issues citizens are having when attempting to utilize

these services provided online by TCAD and they are inefficient to provide the level of service they were designed to provide to citizens like me. This is definitely a newsworthy story and I am sure I am not the only citizen of Travis County this has happened to.

Subsequently, I have not been able to have an informal meeting to protest my property taxes and will continue to reach out to TCAD for assistance and guidance along the way. However, so far this has been a fruitless adventure.

I look forward to hearing from you.

Regards,
Anita M Rodriguez

06/29/2022 Craig Miller PID 513450 / 714260

Here is a copy of the chat thread which includes the property details likely needed for review. Please use this to improve system services.

TCAD Chat

Sterling

Thank you for contacting the Travis Central Appraisal District. My name is Sterling. How can I help you today?

Me

Can you help me again? I have had 2 appts scheduled for today on 2 different properties. These have been in place for a while now. I got reminders for both yesterday. Now, day of, i am told one is canceled for reasons that are not true. The 2pm was said by QLess to be the canceled one. When looking at my properties online at TCAD the 2pm shows still on and the 1pm property has no scheduled informal meeting anymore. Ugh!!

Can you help? I was finishing preparing for the informal meetings this morning and now have to deal with this.

Sterling

Can I get your addresses or Property ID numbers please?

Me

Can you first off clarify which appt is still on and which was cancelled?

Me

Yes

Me

513450 and 714260

Me

QLess informal appt confirmation #s
were HNGQFPDRR and GHQQF7EW6

Me

TCAD calls me correct at appt time?

Sterling

513450 still has an appointment, 714260 does not. You can get in line for that one or you can ask the appraiser if they can have the second informal during your appointment.

Me

Do they call me?

Me

What time is 513450 ?

Sterling

Yes, they will call at the scheduled time, You provided the number when you scheduled. 02:00 PM You can verify it yourself

here: <https://stage.travis.prodigycad.com/property-detail/513450/2022>

Me

Yeah that is not what the QLess text said. It said my 2pm was cancelled. Then gave a telephone number that did not work

Me

I tried "getting in line" and that page is closed or not an option ... as of 30 minutes ago

Me

I could ask the agent when they call at 2pm but the other appt is for an earlier time (1pm) so that would be a mute point at that time

Sterling

Yes, because the deadline is tomorrow the line has been full. Asking is your best option, if you are unable to get the appointment you can get in line for tomorrow.

Me

Any other ideas? Can you look up why the appt was good for a couple of weeks or more and then canceled day of?

Me

This was the text i received: "Your informal meeting on 6/29/22 2:00 PM CDT has been rejected because a protest has not been filed or you have already had an informal."

Sterling

When scheduling you would have had to use 'Multiple' Single family residences, when you scheduled looks like you said single for both so they thought you were over booking.

Me

Ugh

Me

But i entered different property IDs

Me

Why would they program it that way?

Sterling

I do not know, I understand your frustration, but this matter is out of my control, I suggest channeling the issue up to our taxpayer liaison and explaining the situation to him. His name is Martin Wilbanks and you can reach him at (512) 834-9317 (Ext. 382) or email him at taxpayerliaison@tcadcentral.org

Me

Why would it stand for weeks and then kick out day of?

Me

Can you save this thread so that he can see it, to quickly get familiar with the situation instead of repeating all of this?

Me

Or forward it to him or me, and i will follow up with Martin?

Sterling

You can copy and paste it when the chat is over or you can request the transcript here: <https://traviscad.org/publicinformation>

Me

Ok

Sterling

Have a great day and rest of your week.

Craig Miller

06/30/2022 Oliver Aponte PID 51235

Hello Martin Wilbanks,

My name is Oliver Aponte. I had a problem with my Informal Hearing today and got your email to request help.

I got in line through the Online "Get In Line" link, and apparently, the Appraiser called but I never actually got the call. Because the Appraiser said they called, my case got switched to "Informal Held - No Answer".

I didn't have the Informal.

I tried getting in the line again, but the system took me out of line because of the above.

Can you help me get my Informal as I never actually had it?

My property ID is 512435.

Thanks in advance for your help,

Oliver Aponte

06/30/2022 Jan Seen PID 363356

Dear Martin Wilbanks:

I am a retired senior citizen who have lived in Travis County for 38.5 years and have never before filed a tax protest. I have communicated six times with the TCAD Customer Service, by phone or by email, with questions I had regarding presenting evidence to TCAD regarding my current property #363356 and its poor condition. I stated that I would be traveling out of state in June, and would need help from friends or family to submit my evidence. On June 10, 2022, I received an email from Customer Service that said: "Hello, If you have not had an informal hearing online or with one (sic) the TCAD appraisers by June 30th, a formal hearing will be scheduled for you. You have until this scheduled formal hearing date to provide your evidence. Please let us know if you have additional questions."

I sent additional emails. On June 18, I provided additional information, and wrote in part: "I feel like I have seen conflicting information about whether I am already scheduled for an informal conference. On one day the week of June 20-24 I will be traveling all day, driving alone from Kansas back to Pflugerville. Right now, I do not know which day. I ask you to please help me regarding getting this done. I have several photos and some documents to upload in support of my protest. I have not protested previously. Are there written instructions on what evidence will be considered and how to upload it? Where can I read them? Thank you for any assistance you can provide."

I received no response to my June 18 email to Customer Service.

After I returned home, I received "in person" help from family members, Pflugerville Library personnel, and an IT friend in getting my property photos and a written description organized and uploaded to the TCAD portal and submitted on June 27. I then scheduled what I was lead to believe would be my informal hearing. It was scheduled for today, June 30, 2022, at 2:30 p.m. I was preparing for that informal conference when I received a message that my protest had been "rejected" because I had not filed a protest or had already had a hearing. Neither is true. (My protest ID number is 1320278.) I immediately called Travis CAD and eventually got to talk with Tammy. She told me I could contact you.

I want to have an opportunity to present evidence regarding my property, which was completed in 1993. It has not received much maintenance since then, and it could use a tremendous amount of work, both inside and outside. It is not fair to appraise it in "good condition," or to compare it to homes in good condition on larger lots. Even looking at only the outside shows the house needs lots of work. It has never been painted, needs new wooden siding on both sides and back due to rot and mold, needs roof replacement due to hail on April 15, 2021, needs 8 missing window screens replaced in back, has a very rusted and damaged back door, has numerous foggy double pane windows, has one cracked window, has cracks in driveway, the two garage doors are dented and won't lock, the front yard lost two mature ash trees and several shrubs in the February 2021 Arctic freeze, etc.

I need to have an opportunity to present my evidence. I was misled by my June 2022 communications with Customer Service, while using phone numbers and an email address that were provided to me by TCAD. Please help.

Sincerely,

Jannell Diane Senn
1320 Rocky Creek Drive
Pflugerville, TX 78660-2947

07/07/2022 Richard Reeves 134888

I am writing to lodge a complaint regarding TCAD's handling of my protest of their 2022 property appraisal for our home at 2021 Lakeway Blvd, Lakeway, TX. I have managed the process on my own this year and have been VERY frustrated by the practices employed by TCAD to render residential property owners with little ground to stand against them.

I am attaching a spreadsheet that presents a timeline on events from May-current. I was hoping to get a chance to present my case at an ARB hearing, but that appears to be closed to me for now.

Upon receipt of the letter dismissing my case, I went (for the SECOND time) to TCAD offices to meet in-person with anyone in authority to explain their handling of my protest case. I was ASSURED that I would hear from Mr. Craig Phifer (ARB

Chair and signatory on my dismissal letter) within 24-48 hours; that time has passed without any response. Unfortunately, this is not surprising to me as it reflects the consistent pattern of handling by TCAD of my protest from the start.

I am reaching out to my elected officials for their assistance in this matter and will look to any other means of communicating my frustration of TCAD and their handling of my case. My guess is that I am not alone.

I look forward to your timely response this message.

Regards,
Richard Reeves

07/08/2022 David Halpern PID 131432

Good afternoon, Martin.

So that you can locate our file, the property ID is 131432. Linda and I have resided at 5813 Highland Pass, Austin, 78731 since 1991. The area has changed over time, but our house remains very close RR 2222 which has been the primary basis for prior reasonable requests to consider our location relative to other similarly sized and aged homes in the neighborhood. The road noise definitely diminishes the value of the property and the noise only grows with the passage of time and growth out 2222.

I feel as if this year's process was decidedly different, and problem ridden from years past. I contacted Commissioner Shae's office earlier today and spoke with Vara Stanfield who was good enough to provide me information including your name and contact information.

I erred in trying to cc County Commissioner Shae in the email below. I hope to have corrected that error with this email.

Thanks for your time and assistance.

David G. Halpern | Assistant General Counsel
Office of General Counsel

07/13/2022 Robin Wheeler PID 441019

I wanted to write to share some feedback about the property tax protest process.

I recently went through this process for the second year. This year, similar to last year, both my informal and my formal protest hearings were done remotely via phone. This year, however, the wait times for my appointments were ridiculously long.

During both the formal and informal protest calls, I ended up in a live chat session with TCAD customer service, trying to determine what was going on. Most recently, my Formal Protest hearing was scheduled for 11:15am. I called in 5 minutes early, per the instructions. After waiting on hold for 1.5 hours(!), I text-chatted with a customer service representative who told me that I needed to wait for two hours

before I could ask for my appointment to be rescheduled. The panel finally joined the call at the 1 hour, 55 minute mark - the session start time on my hearing was 1:10pm. I work during the day and had blocked time to have this call (not a problem - that was my choice), however, because of the delay and uncertainty about when I would actually have the opportunity to speak to someone, I had to move meetings and miss other important calls.

I recognize that the people working both the formal and informal processes are likely overworked and doing the best that they can. I would like to suggest that somehow the property owners could be notified of their place in the line, what time they can expect the call to be connected, etc. If the connection times for all residents are ~2 hours later than the scheduled appointment, we should be told to expect significant delays up to that amount. Also, it would seem prudent to include the required wait time and process for rescheduling in the messaging to property owners.

The message that played while I was on hold indicated that if I hung up, the hearing would go on without me. It seems unfair to expect that everyone has 2.5 hours (2 hours of wait time + 30 min of hearing) to spend on this process. Had I known that appointment times were placeholders in a queue and not actual appointment times, I may have chosen a different route.

I am hopeful that by next year, things will run more efficiently. Thank you for your time.

Sincerely,
Robin Wheeler

07/15/2022 Sandra Roberts PID 273609

Dear Mr. Valadez and Mr. Wilbanks,
My Property ID:273609 Sandra S. Roberts Life Estate

During my October 2021 appraisal review panel protest I requested a "field check" and District representative Ms. South recorded my phone number and said that I would be contacted. I was never contacted by the district.

On June 16, 2022 I sent two emails to evidence@tcadcentral.org which included my evidence attachments and my Property Owner's Unsworn Declaration for my telephone June 22, 2022 3:15 PM Travis Appraisal Review Panel. District staff confirmed receiving the two emails all attachments and stated that the evidence was uploaded.

After being sworn in I shared that I had submitted evidence for the formal hearing.

District representative Mr. Brian Kawaeoe was unable to view or exhibit the majority of my evidence to the panel members stating that it was due to the

district's new software. Additionally, he made statements to the panel regarding the location of my property that were completely inaccurate. He stated that my house was near the 290/183 area which is approximately 11 miles Southeast of my home and mentioned homes from a previous hearing.

The District is responsible to share/present my evidence to the panel. As well as, provide factual evidence regarding my property during the appeal, they failed.

The District's gross negligence profoundly impacted my ability to present my evidence/arguments and communicate my case to the panel which resulted in harm and damage to my protest.

Travis Appraisal Review Board #27

Panel members

Ms. Dudley, Chair

Ms. Campbell

Ms. Smith

Brian Kawaeoe, Appraisal District Representative

07/15/2022 Amon Burton PID 215891

TCAD Liaison official,

I need your assistance because the TCAD has created a huge problem with the formal hearing THEY scheduled on July 28th in connection with my protest of the appraised value of my property at 4204 Ave G in Austin; then 2 days ago (7/13) I received a notice that they changed the date after I had purchased airline tickets to return to Austin to attend the hearing on July 28th. To change my airline tickets at this late date would cost me over \$500 and create other problems stated in my letter below.

This is unconscionable.

Please read the email I sent two days ago to the Chair of ARB. I have heard nothing back from them. This is unconscionable and I find it impossible to reach anyone at TCAD by phone. Citizens shouldn't be subjected to this arbitrary conduct by government entity officials.

Your assistance will be greatly appreciated. Please respond to my email.

Mr. Craig Phifer, Chairman

Appraisal Review Board

Travis County Appraisal District

Re: IMPORTANT MESSAGE RE SCHEDULING CONFLICT created by TCAD with regard to my ARB Formal Hearing

Property # 215891 Protest # 1289975

Dear Mr. Phifer

I am requesting your help. For some unexplained reason TCAD has created a serious problem and conflict with respect to the scheduled formal ARB hearing on July 28th I have on the above referenced property/protest.

Here are the facts:

-Following filing my protest of the appraised value of this property, I received notice that a formal ABR hearing was scheduled for June 17, 2022.

-On June 8th I hand delivered a letter to TCAD's office requesting that my formal hearing be rescheduled during September because I would be staying in New Mexico this summer. The letter was stamped by a TCAD employee as received on June 8.

-In response to my letter of June 8, I received notice from TCAD by email on June 22, 2022 that my formal ARB hearing is now scheduled on July 28th at 3:45pm. (see attachment below)

-In reliance on TCAD confirmation that my formal hearing is on July 28th, I purchased round trip airline tickets from Albuquerque, NM to Austin costing over \$500 to attend my scheduled formal ABR hearing on July 28th. My return flight ticket is on July 30.

I have explained this background information because this afternoon I received an email from TCAD notifying me that my formal ARB hearing on this protest is scheduled for August 1 at 8:30am. (see attachment below). Hopefully, this was issued in error. But if not, this change is unreasonable and unconscionable under the circumstances because I relied on the formal notice previously sent by TCAD scheduling my ARB hearing on July 28. Moreover, I will not be in Austin on August 1st because my return airline ticket is on July 30.

And in addition to being unable to cancel the airline tickets (and get a refund) I have already paid for to attend the July 28th hearing, my wife has a diagnosed disease and at great effort I have arranged for someone to stay with her during the time I am in Austin to attend the July 28th ARB hearing.

I request that you promptly straighten out this conflict created by TCAD and make whatever arrangement is necessary to ensure that my ABR formal hearing is on July 28th at 3:45pm as I was previously notified in writing by TCAD it would be and that I have relied upon at considerable expense and trouble. Citizens/taxpayers should not be subjected to problems like this.

I would appreciate your prompt attention to this matter.

regards,
Amon Burton

07/18/2022 Sam Gentry PID 509957

My original protest notice was mailed to you on May 20, 2022 along with a letter requesting that comps used by TCAD be sent to me via mail, NOT your website or another means.

Received this and the notice of hearing on 8/8/22 via email, not how I requested. At least this did not ask that I waste time attempting to get the information off your website.

Gretchen Stephens emailed the evidence package to me. However, included in it was the 2022 Land Analysis for W1000. 10806 Lambert is located in W1005. I pointed out this error, but it has not been corrected.

Sam Gentry
521 County Road 420
Spicewood, TX 78669

07/18/2022 Kay Harris PID 338664

Dear Mr. Wilbanks,

On July 12th I was denied my statutory rights for a fair ARB review. I was not allowed to present my case. Had the Travis County Employee allowed me my rights, she would have learned that Travis County made a clerical date error. This information was included in my protest case packet of information (which I had five copies and only one was taken to upload on the TCAD site). Skipping through the 150 pages of my packet uploaded online are the following facts:

April 5th, 2022 - certified letter from Travis County (never received - no postmark proof of mailing) stated had 30 days from date of letter for submission of my 1-D-1W wildlife management evaluation.

May 2, 2022 - Email from kaye.harris@gmail.com to AgInfo@tcadcentral.org with link to 1-D-1W report and request to change incorrect mailing address.

May 4th, 2022 - County receipt dated for 1-D-1W Wildlife Exemption report received (Due May 5th).

May 6th, 2022 - Email from kaye.harris@gmail.com as a follow up email to AgInfo@tcadcentral.org to confirm May 4th 1-D-1W receipt

May 6th, 2022 - Filing of Property Tax Protest Form 50-132 signed and dated May 6th, 2022, received May 8th, 2022, as documented by Travis County (due May 18th).

July 12th, 2022 - Arbitration hearing on Travis County Appraisal- case denied without allowing me to speak more than 20 seconds.

The county was incorrect that the filing deadlines were late. The Travis County Employee dismissed my case based on the wrong dates. This was a clerical error made by the county staff, and I should not be penalized \$1,532,724.00 or a 470%

increase on the value of my property for their clerical mistake, without allowing me to present the facts as required under law.

In summary, the Travis County employee did not allow me to present my evidence. The citizen arbitrators tried to allow me to speak and were interrupted by the Travis County employee spouting rules and codes, in an irritated, terse tone saying, "We don't have time for this, this was late, this case should have never been brought here, case closed. We need to move on."

I also wish to file a complaint on the Travis County Employee as she denied me my rights under law with her inappropriate treatment of the rules and ruling an immediate dismissal of my protest.

Please guide me on the correct steps to file a complaint and have my case reopened.

Thank you for your attention, and I look forward to your insight and instruction.

Sincerely,

Mark Goodin
4810 Spicewood Springs Rd., Ste. 200
Austin, TX 78759

07/20/2022 Todd Frerichs PID 878422

I am reaching out as I am more than frustrated with the manner in which tcad is processing my property tax appeal. Their process is horribly broken. I made an online request on June 9th to reschedule my protest hearing scheduled for July 12 due to a mandatory business trip. I then reached out to the ARB and received a confirmation the reschedule request would be honored. This morning I received notification that I missed my hearing and forfeited my appeal. In addition, on June 29th I made a 14 day request for additional information. That request has gone unanswered. I have spent countless hours over the past two months simply trying to communicate with tcad. Their process seems extremely poor as requests made through their systems are lost or not honored and information requests go ignored. I would like someone to follow up with me. The only other resource I am aware of is the state comptrollers office but I am hopeful that someone involved with tcad can resolve these issues.

Thank you

William Todd Frerichs
Property id 878422

07/25/2022 Scott Trimm PID

Dear Taxpayer Liasson,

I want to file a Complaint to whomever I need to contact. TCAD has taken valuable information from the public for us to be able to protest our Properties fairly. I had mentioned one of them to Leana Mann about but I will mention it again. I own waterfront property on Lake Travis and TCAD has taken away the footage of waterfront each owner owns. Without that information you can not compare what your neighbors and other Waterfront Owners are paying per foot on their property. This makes comparing the price per lineal foot you are getting charged to other waterfront properties. Yes you can request that information per property but that makes it too cumbersome and almost impossible to have that time to do all of that in the time we are given. The information of Waterfront footage has been show online for at least 20 years. Why the needed info was taken off is beyond my comprehension in a year when valuations are at a all time high. I don't think it fair and equitable to not have this information for Waterfront Property owners to fight their property values.

The second complaint is TCAD decided not to show the Value History going back 5 years on most properties. This is also information needed for a taxpayer to review and compare what percentage his property was increased from the previous years evaluation to other properties. I hate to throw out name calling but I would like to talk to the person responsible for this change. I have found it is not on all property but the majority that I have run across when doing my comparisons.

To sum up my complaint I do not think I have a fair opportunity this year to fight\protest my taxes fairly without all this information. I had all this info in years past but don't have it this year. I would like to hear a reply on why I should not feel cheated this year and why I should not have the right to that information.

Sincerely,

B. Scott Trimm

07/26/2022 Gloria Arroyos PID 307579

Around 3:19 pm on June 1,2022, I had a phone informal meeting with John Era concerning my outrageously high taxes.

It was a very quick, awful meeting. John Era spoke extremely fast. I asked him to slow down so I could take notes. He rudely told me he only had 15 minutes to do this call!

In the end, I just had to accept the bs he told me (I didn't get most of it because he spoke so fast it just sounded like jumbo jumbo!) I didn't get much time to ask questions or ask about whatever he was talking about. This employee has an awful attitude. He's rude and condescending. (when I asked him to slow down and repeat what he said, he then spoke in a very s-l-o-w manner! I felt as if he was mocking me). This employee, John Era (is that his real name or is that just the lie he told me???) , needs to be fired. He was AWFUL!

Nothing was settled, discussed, or resolved in this phone call.

Thank you,

Gloria Arroyos

Property ID:307579

Tax year 2022

Case ID:1363556

07/28/2022 Lisa Amoroso PID 778354

Hello Martin, I hope you can help. I also left you a voicemail last night. I went through an informal hearing where the appraiser did not change the value from 532K and then attended the ARB where the value was reduced to 500K on June 27th. I was supposed to get a package in the mail within 20 some days and it was not mailed. I verified with Tcad yesterday in the chat feature, they said it was still not mailed.

My neighbor, unit 3, Prop ID 778356 (identical property) went through an informal hearing and the value was not changed from 532K and then yesterday 2 weeks before his ARB scheduled 8-15, he received a settlement offer of 480K with no other action on his part. He has the same identical evidence as I do as well. The last property that sold in march this year unit 8 for 435,500 and it was not a short sale. In my ARB, the lady representing TCAD said it was possibly a short sale and tainted the entire process.

This is a multi-unit building and we are all comparing what it happening with each of us.

I was not offered a new settlement before my ARB like he was, further he received a lower offer even before his ARB. Last year the same thing occurred where he was offered a lower offer from me during the informal process. He is a young white male and I am wondering why he is getting lower appraisal numbers and an offer outside of your process, while as a female I am being treated differently.

Please advise how I can get help with this inside your organization before I pursue external measures.

Thank you. Lisa Amoroso

08/02/2022 Doug Byron PID 132326

I'd like to visit with you about a couple issues I had:

1. I was not given an opportunity for an informal hearing. I was not notified by mail, email, or phone. I did call in 2-3 times a week during the Informal phase and did not get through.
2. During my hearing, the appraiser for the CAD used unlawfully obtained "sold" data as evidence. I questioned the appraiser and he said that the data was purchased. I can say without a shadow of a doubt that that data is held by the citizens of Texas in a "Right to Privacy" and is NEVER for sale (legally).

During my Formal (today) Mt Davis (moderator/ panelist) denied panelist #3 the adequate time to do his own calculations to create an opinion of value. He stated that "we are already at 20 minutes".

At the end of the hearing, Mr Davis made an arbitrary comment to the other panelists (in my opinion, coercing the others to agree with his value opinion). He stated this was a "Remodeled home". This comment had no basis or evidence and was not accurate. When I questioned this he turned off the recording and denied me the ability to comment.

I do not feel that I had a fair hearing and would like to make a formal complaint against Mr Davis and another opportunity for hearing (informal and formal). Please make this request to the chief appraiser.

Please send me any available forms to make a complaint against the appraisal district and also against Mr Davis. As a tax paying citizen and Disabled Veteran, I am not going to be bullied by the appraisal district, and feel that this is what has occurred.

Thank you in advance for your assistance.

Doug Byron
2413 Bahama Rd
Austin, TX 78733

08/02/2022 Dan Hess PID 557244

ATTN: Greg Abbott, TCAD, TCAD ARB, Taxpayer Liaison

I have been on hold- am still am- for a Travis review board hearing that was supposed to be at 11:18am. And this for a simple procedural mistake that TCAD keeps repeating year after year on PID 557244. I have been holding for over 1.5 hours as of this email. I have to be in another meeting at 2pm away from my office- meaning I need to be driving very soon.

Travis Central Appraisal district- and all districts- should be held accountable for wasting taxpayers time when they schedule a meeting/hearing.

On TCAD's vmail hold music- it states that if the property owner (me) does not immediately reply when a representative comes on the line- the taxpayer forfeits their right to appeal. TCAD should forfeit its funding if it provides this level of lousy service to taxpayers.

You need to be held accountable for the same standards you require of taxpayers.

Sincerely,
NOTCHO CHEESE LLC
C. Dan Hess

08/03/2022 Todd Frerichs PID 878422

Please allow me to express my disbelief at how poorly TCAD manages their communications and taxpayer's requests. Almost every one of my requests for additional information or to reschedule my appeals hearing have been ignored or "lost" in the system. Luckily, I have printed hard copies to prove my requests were made in TCAD's website. I have spent countless hours keeping up with this as I have no faith in TCAD's process. It is very disappointing and needs to be improved.

Sincerely,
William Todd Frerichs

08/03/2022 Katey Arrington PID 274938

Mr. Wilbanks,

I would like to register a complaint about the process I am trying to navigate with the Travis Central Appraisal District. I was given a time and date of a hearing about my property tax without any choice about the time - I made the time work despite it being quite inconvenient. I showed up prepared for the hearing scheduled for 2:15 on Monday early by about 10 minutes. I waited for nearly an hour and then used another line, while remaining on hold, to call to reschedule (as it says to do in your paperwork) and was told I had to wait more than two hours before being able to reschedule. Well, I did that. I ended up staying on hold for approximately 2.5 hrs - no one ever showed up from the TCAD. I hung up and called to reschedule and that office was closed until Wednesday morning. I called first thing this morning and was told they don't reschedule, that I must email your office. It feels a lot like a run around.

You will see below in the attached emails that I have called and emailed to get another time and have not heard back from anyone.

I would like to understand why it is ok to waste my time - or any Travis County citizen's time - by scheduling appointments that you cannot keep. I waited 2.5 hrs at a time of your choice, and never even got the respect of a person showing up to take that appointment. Now I am getting run around trying to reschedule because your people didn't keep their commitment. Any help that you can provide on helping me to understand that, as well as getting rescheduled for a time when a TCAD representative can be present for a hearing would be greatly appreciated.

I look forward to hearing from you soon. Thank you in advance for your help.

Respectfully,
Katey

08/04/2022 Marisol Fernandez PID 874855

Hello Mr. Wilbanks,

My name is Marisol Fernandez and my husband and I are the owners of the house at 6909 Longford Trl, Austin, TX 78754. I was given your contact information to discuss what happened today at my formal hearing, since I believe I was treated unfairly and in a condescending manner by a panel of two men. These are the facts:

I accepted a 1-person panel with Mr. Rahim Torabi, Chair, and Mr. Robert McCarthy was the appraiser. During the hearing, I began presenting my evidence by reading a letter I had sent to the city in May. After the first paragraph, I was interrupted by the chair and asked to tell only three key facts regarding my evidence and was not allowed to finish reading the letter (which listed evidence of other properties around my house that had been given a much lower value by the city). Thus, I proceeded to provide a brief summary with a couple of points for my case.

Then, Mr McCarthy proceeded to talk about his evidence in long detail. He was never interrupted by the chair or asked to give only a couple of points like I was. I replied on a couple of occasions to statements/comments from Mr. McCarthy, to which Mr. Torabi (Chair) asked me to not speak (with a rude tone) and wait until Mr. McCarthy was done speaking. Which I did. I was then asked by Mr. McCarthy to provide him with only three property addresses from the ones I had listed on my evidence letter. When I provided the first one, he stated he was not able to find it. I asked him to refer to another document I had provided which was downloaded from the TCAD Website, listing this address and the appraised value given by the city for said property, which he did not do. Mr. McCarthy refused to look at the evidence documents I had provided through email and on the portal (even though he did have access to them) and said again that he could not find the address on his system. I directly asked him something along the lines of "why won't you look at the evidence documents I provided if they were downloaded from the TCAD website"? and he still refused to look them. Then he suggested that the chairman make a decision based on our different arguments. Mr. Tobar then proceeded to state he agreed to Mr. McCarthy and decided in favor of his proposed value.

It must be said that I had previously submitted all evidence to the portal and on an email sent to the city (as instructed on their letter we got) together with a notarized signed affidavit. The evidence I presented was gathered from the TCAD website itself. Thus, I don't really understand or accept the fact that the appraiser and the chair refused to even look at my evidence and made a rushed decision.

The way both men spoke to me during the meeting felt condescending. All of the evidence I provided is still on the portal for your review. I have requested a copy of the recorded audio from this formal hearing and my husband and I plan to proceed with an appeal to the city. I just wanted to inform you what happened and how I was treated since you are the liaison.

Thank you for your time and your attention to this matter and please feel free to reach me through email or at my cell phone.

Marisol Fernandez

08/10/2022 Walter Werchan PID 157165

You can read some of the emails between me and the Chairman of the TARB below. I am accusing two of my panel members of acting based on racial prejudice rather than the facts. The two members I am complaining about were pushy, uninterested in what I had to say, interrupted me constantly, and did not give me due process. They started by having a real estate guy give his side, then I gave my side, then the real estate guy got to argue with my side and I did not get to argue his. Then, the two members of the panel voted along with the real estate guy while the third member quoted several of my circumstances as warranting a reduction in property value and he reduced the value by over \$350,000 compared to the two members I am complaining about. The two members I am complaining about gave no reason for not considering my extenuating circumstances, instead citing that it appears to be all "deferred maintenance" which by definition lowers the value of the property. My point was it is a 2013 house, not a 2022 house. They were acting like none of the things that needed to be fixed or improved devalued the house in any way. There was so much wrong with the conversation. At the end, they turned off the recording quickly and said goodbye. I told them I want to file a complaint about how they treated me and they told me to get in touch with the Chairman.

I asked for the recording from TCAD and the response is included as an attachment, they claim to have had a technical error with the recording and will not produce it. This is highly irregular. I have asked the Chairman to review the work of the members and discuss it with them including the one gentleman who agreed to reduce my value by 350,000 before the other two board members steam rolled over him and out voted him.

The only reason I can surmise is race. I gave good logical arguments and they saw none of it.

The board members that I am complaining about are David Jones, and Beverly Silas. The board member who dissented is Robert Garrett. TARB protest was 7/15/22 initially scheduled for 1130 but was more like 1pm before I went back.

I would also like to extend my complaint to include the fact that the TARB and TCAD are not maintaining adequate records as required by law. I would also like to

extend my complaint to include the ineptitude of the Chairman, Craig Phifer, who has done absolutely nothing to look into my serious allegation.

Thanks,
Walter Werchan, MD

08/14/2022 Dimitar Kunev PID 172030

Hi Martin,

I went for an ARB hearing yesterday and I have some feedback that I'd like to share with you.

I have a disability that prevents me from being able to read from a screen without special software. I called TCAD before my hearing and I asked them if they can accommodate my disability or I'd have someone else represent me. Over the phone they told me that they will, so I went on Saturday with the evidence on my laptop.

When I got there, the person who was helping property owners check in told me that I cannot use my own laptop or any other personal device inside the hearing room unless I leave the device that I brought into the room with TCAD after the hearing. I was shocked and I told him I have a disability and I can only read from my laptop that has the assisting software on it. I also showed him the copy of ARB hearing policies that didn't say anything like that and showed him the medical statement proving my disability. Nonetheless, he prevented me from bringing my own device inside. So I asked if I can reschedule because TCAD customer service a few days back assured me that it is a reasonable accommodation for my disability and that TCAD will accommodate it. With that assurance I came on Saturday by myself. But he refused a reschedule and told me that if I don't go to the hearing today I will have to accept TCAD's assessed value. I begged him to at least let me have my laptop with but he bullied and coerced me to go inside the room. I even asked if my friend who dropped me at the location could assist me in reading. He refused that too.

He then told me that he'd print out my presentation and all evidence if I enter my credit cards in a machine. I did that but he did not print 70% of the evidence that I asked him to and I had no way of knowing what he printed and what he did not until I went inside.

Inside, once the hearing started they had a screen up with my evidence in but I was unable to read from it at all. So I didn't know what they were saying, I also realized that there were pages missing from the evidence that were not printed by the person at front. For example, I had a settlement statement from my house purchase last year that had two parts and ARB asked me for both parts but only

one part was printed by the person at front. So ARB said that without the entire printed copy they are unable to make any conclusions.

During the entire hearing the TCAD appraiser not even for once turned his video on so I had no way of knowing if the person who claimed TCAD appraiser was actually that person or anybody else impersonating him. Also I did not know during the hearing process if he was surfing the web accessing information beyond what he already presented or texting the ARB panel members colluding, or anything else. If we, as disabled home owners, can come to the TCAD office for the formal hearing, shouldn't the TCAD appraiser do the same?? Even 5 members of the ARB panel were there.

During the hearing ARB let the TCAD appraiser present new evidence even after evidence presenting had ended and did not let me question the evidence or respond to it in any way.

The entire process was extremely harrassing, discriminatory and biased by the get go. I read the ARB hearing policies and guidelines over and over again. It clearly states that homeowners can take personal devices inside the room and not leave the entire device with the TCAD in the room before exiting. The TCAD person at the front refused that right and discriminated against my disability and violated my rights as a disabled person. He continuously bullied me in front of my friend and even did not print all the pages of evidence I asked for even if I was paying for it. I came 30 mins before my hearing time and I had a 1 hr 7 mins wait on top of that so there was ample time to print all the evidence.

He threatened me that he would mark me absent and have to pay \$500 to go to arbitration. I had a medical event last year due to which I lost my ability to walk and see and I cannot do a lot of things without assistance. So I felt extremely harrassed and bullied when he refused to give me assistance.

I have to pay \$500 if I go to arbitration but I feel that the hearing was not fair so I am asking if I will get another chance for an arbitration. I lost my job due to disability and paying \$500 for arbitration is not possible. I am reaching out to you to get a fair chance where I can:

1. Present all my evidence and not just part of it
2. Have a chance to read from my laptop because I am unable to read from the TCAD screen without assistive software.
3. Have an appraiser who has the integrity to turn his video on.

I don't have any complaint against the ARB panel but what TCAD employees did was very unfair and frankly - humiliating. I also requested the TCAD appraiser to

adjust and correct some of my home facts like sq ft and wrong items (one part of my protest), he mentioned that he would update those but he did not.

Again I am reaching out to you so that you can help me bring this feedback to the chief appraiser and give me a fair shot at presenting my case. I would be happy to share more information if she would like to get in touch with me.

Thanks,
Dimitar Kunev

08/15/2022 Reza Pouraghabagher PID 286440 / 286441

Thank you for your response. Please file the below complaint to the TCAD Board of Directors and ARB.

This complaint is regarding my formal property tax protest for property IDs 286441 and 286440 on 8/10/22. During the protest, the TCAD staff (Michelle Ross) was unprofessional stating that she would request a field examination because she had done some research that indicated we had been remodeling the home since there was a portable container in the driveway satellite imagery. She started her testimony by asking me if we had remodeled the property and when I responded that I did not think so, and that I had never been asked that question, she proceeded to tell the appraisal review board that she still thinks I had remodeled the property, implying that I was lying, and intentionally casting doubt on my protest, thereby having the consequence of causing the members to not trust the information, and more importantly distracting and confusing the protest, I am very concerned that she may be using this strategy with other austin residents, causing them to experience unfair tax protests by sewing doubt with provoking questions that are not her's to ask and push (the formal tax protest is not a forum for threatening a field investigation, or an inquiry of the tax protester, but rather a public unbiased forum for the tax payer to present evidence that justifies reasons for taking exception to proposed increases in property tax for Travis County. Also, she offered other opinions outside of her expertise, stating that it would not cost \$30K to subdivide a property or redraw a property line, when she is not certified to provide that opinion, especially given that she is wrong, and that is in fact what I have paid when subdividing an adjacent lot in 2017.

Additionally, the ARB chief's conduct was unfair and incompetent, because he would not allow further clarification of the fact that the structure is actually located on 6203 Richardson (vs. 6201 Richardson Ln), even though I had provided a copy of the siurvey that identified the encroachment of the structure onto the neighboring property (6201 Richardson). His impatience and incompetence had trhe consequence of impacting my protest negatively and also had a negative impact on the subsequent protest for the neighboring parcel which TCAD staff member, Michelle Ross used intimidation and threats to try and sway the other ARB

members and myself to not protest the fact that there is an encroachment of a homesteaded structure across the separate parcels, thereby creating a condition that is unequal when compared to other comps that TCAD is using as a basis for market valuation. While the blue lines that TCAD has in the system when viewing parcels online do not portray the encroachment properly the survey that was provided does; however, since the chief ARB member could not read a survey properly, the evidence was not properly considered. Additionally, a second ARB member is elderly and could not hear or view evidence or testimony properly and she basically just defaulted to the other ARB member's opinions. She should not be allowed to participate as an ARB review member ever again for anyone because of this behavior. Basically two of the three board members displayed incompetence during the meeting (one because she could not hear or see property and the other because he was not patient enough as the chief ARB member to allow proper clarification of the evidence which was a simple survey that he should have been able to understand.

Regards

Reza Pouraghabagher

08/19/2022 Lee Hanse PID 476037

Mr. Wilbanks, thank you for calling me back yesterday - To refresh your memory I'm Lee Hanse and trustee for the above properties and discussed with you the problems we have had with TCAD's unwillingness to hear or accept our evidence highlighting the major differences in our property relative to the "comps" TCAD chooses to use to value our property. We are very frustrated with TCAD inappropriately comparing our properties to blatantly different properties and yet constantly represent they are "fair and equitable" comparisons without considering our evidence to the contrary. They continue to use custom main-body waterfront homes, that are decades newer, built with modern construction techniques and materials, that aren't in the flood plain and have never flooded.

The below and attached evidence will focus on Property ID 476037-Texas 5L Ranch LLC to describe and highlight my concerns but we have had similar issues with TCAD for all 3 properties listed above.

- **Waterfront vs. not** - 476037 sits on a creek that feeds the back of a cove on Lake Travis. Water can backup into the creek during floods or when Lake Travis is above "full" (681msl per LCRA) but 476037 has no waterfrontage compared to both the 10yr and 15yr average of lake Travis - see property survey with elevation and LCRA 15yr average of Lake Travis as evidence - LCRA tracks the level of the lake every hour of every day - our property is dry compared to the latest 15yrs of data - survey and LCRA data are attached and were provided as evidence in the hearings - yet all of TCAD comps used to value our property are main-

body waterfront custom built homes that always have water frontage, lake access and lake views - we have none. Simply put, anyone looking to buy a waterfront home, and willing to pay "waterfront value" wants to have access to water making all of the TCAD comps dramatically different than our property.

- **Floodplain vs. not** - Our home was originally built in 1957 and sits at an elevation that is ~ 18 feet in the LCRA floodplain. Our house has flooded and is built to be washed out after floods and has to carry very expensive flood insurance to clean-up after floods. All the TCAD comps were built out of the LCRA floodplain, have never flooded and wont flood, and don't have the cost of insurance or will never have to deal with the nuisance of clean-up after the home is flooded.
- **Home construction/materials** - 476037 has no insulation in the walls, interior walls are not sheetrock but exterior CDX siding or cinder block, concrete mortar tile, etc. because it has flooded and will flood again and needs to be washed out. All the TCAD comps used were built decades later, custom built homes with all the modern materials (wall studs with insulation, sheetrock, etc.) - not at all like comparisons. Pictures were provided as evidence plus appraisal has many pictures of our property and the properties that it was compared to.
- **Actual onsite appraisal by a licensed appraiser vs. TCAD computer comparison from their office.** We ultimately paid (\$5,800) for a licensed appraiser (MAI designation is the highest appraisal designation offered by the state of Texas) to appraise Property 476037 in an attempt to highlight what we had been trying to get TCAD to recognize, and submitted such as evidence in the 2021 arbitration hearing and to TCAD for 2022's review board hearing. 2021's protest/arbitration was delayed until April-2022 and we received TCAD's 2022's valuation increase (300%) within days of the 2021's arbitration. Even though Travis county's reps for both 2021 and 2022 stated they are not licensed appraisers, and had never visited our property or the comps they used to compare our property, the appraisal we paid for and submitted as evidence was ignored.

I have attached the following evidence to this email so you have it although it plus much more/other evidence was provided to TCAD for both 2021 arbitration (which was held in April-2022) and 2022 hearings:

- My written argument (notes for presenting case 4-26-2022) which I read into the record during the arbitration hearing that summarizes how misleading the TCAD comps were. TCAD didn't even bother to show up to the arbitration, yet the arbitrator simply just settled on a value that was exactly in the middle of what TCAD had argued in spite of the fact that

the TCAD value was based on property comparisons that were in no way "similarly situated" to our property for the above reasons.

- Arbitration recording April 26, 2022- It was clear to us that the arbitrator (Glenn Newton) had already made up his mind before the arbitration even started - TCAD was not present, he was on his phone the entire time we made our case, TCAD didn't present any evidence in opposition to our evidence/appraisal and he was simply going through the motions to get paid. Attached is a recording of the arbitration.
- Property survey and LCRA historic lake Travis elevation 10yr average and 15yr average - property is dry but being compared to custom main-body waterfront homes that never have or ever will flood
- An actual true appraisal (26pages) done by an MAI designated appraiser (Blake Stouffer - Stouffer and Associates) - Appraised value \$390,000. TCAD reps stated they would not appraisers.
- My summary evidence for the arbitration that highlighted several errors in the TCAD system.
- Notes for the In-Person 2022 protest (7-16-2022) and all my evidence to refute the ~300% increase in TCAD's valuation just weeks from the arbitration settlement.

I hope you can help us as we are extremely frustrated with the process and find it troubling that we have to file a lawsuit to try and be heard and property be fairly compared - If we do have to go the lawsuit route it will be with a jury of our peers as the arbitration process is clearly not a fair process for the property owner as evidenced by our experience this past April. I look forward to hearing from you and welcome anyone from the county to call me to discuss.

Thanks,
Lee Hanse

08/22/2022 Danielle Fenson PID 234030

Hi there -

I presented my evidence at my ARB hearing last Thursday at approx. 11:18am for a split property of which I was the owner for Unit 2 starting on May 12th, 2022.

I was explicitly given permission at the beginning of my hearing that I could protest, but at the close of the hearing was then told that my protest was dismissed because I was not the owner of the property as of January 1st.

While I understand the record in the system may not be updated until the next calendar year, it does not state anywhere that the new owner cannot legally protest. I provided the deed transfer to prove ownership in my evidence on my portal as well.

Per this guidance on the Texas comptroller's website, I'm not clear on why this hearing was dismissed.

comptroller.texas.gov

agricultural use.

Is agricultural activity still taking place on your land? If you have taken only part of the land out of agricultural use, you may need to show which parts still qualify. If you are letting land lie fallow, show that the time it has been out of agricultural use is not excessive or

Copy

Look Up

Translate



- **The appraisal records show an incorrect owner.**

Provide records of deeds or deed transfers to prove ownership.

If you acquired the property after Jan. 1, you may protest its value before the protest deadline. The law recognizes both the old and new owners as having an interest in the property's taxes.

- **Your property is being taxed by the wrong taxing units.**

An error of this sort often is simply a clerical error. For example, the appraisal records may show your property as located in one school



Is there someone who could walk me through the decision making here?

And is it possible to get a copy of the recorded hearing so I can understand if there was something I missed or where this can be escalated?

Thanks in advance for your help.

Best,
Danielle

08/22/2022 David Mills PID 130846

Hello,

This is my first time owning a home and I am very disappointed with my experience with TCAD at this point. I am reaching out to complain and express my frustration with my TCAD protest experience. At my formal hearing the board voted unanimously to go with the numbers I provided for my property valuations. The numbers are summarized in the below email that I sent to TCAD customer support

and the number below are reflected in the evidence that I presented at my recorded hearing. Needless to say, I felt as if the process in place had worked the way it was supposed to, and justice had been served. However, whoever entered the new values into the TCAD system, made all of the adjustment to value occur in the improvements and kept the land value very well above the fair market value.

I feel like I'm being dragged through the mud with this process and that the appraisers with TCAD have not acted in good faith. In the long run, it is my understanding that it would likely generate more tax revenue for the land to be valued higher, so it feels as if the adjustment to the valuation was intentional and not a clerical error. Please assist me with the next step in this process so that the numbers match what was presented and approved at my official hearing. I just want to be treated fairly and feel like there are checks and balances in place to stop citizens like me from being taken advantage of by what from my experience has been a process that seeks to profit from the exploitation of uninformed citizens.

Regards,

David

08/23/2022 Ben Whiteley PID 315688

I would like to file a complaint for my tax appraisal hearing today (8/23/2022). I believe the panel made multiple errors in my hearing. For one, the board neglected to inform me about the process and the offer. Secondly, my evidence was not allowed to be presented as in previous years. I have completely objective evidence that was completely dismissed from the hearing. The board also neglected to ask a number of questions that I feel should have been asked prior to the hearing. I have sat in on a number of other hearings and the info and transparency was way off base. I would like a new hearing and or I would like to file a complaint. I have requested the audio file and will be doing an open records request if needed.

Thanks,

Ben Whiteley

Property ID: 315688 Property Address: 4909 Sylvandale Dr, Austin, TX 78745

08/25/2022 Anthony Dell'Abate 140401

Anthony Dell'Abate

408 Seawind Lakeway, Texas 78734

August 25 2022

Mr. Wilbanks,

Yesterday on August 24, 2022 I went to what I thought was a meeting with TCAD's appraiser instead it an appearance with the civilian review board. The waiting, to my amazement, was short. They led me in to kiosk that had Plexiglas

barriers around the board and me and they were wearing mask. I asked if I should wear a mask and they said it was optional. They went to start the meeting and called me by somebody else's name. I was led to the wrong kiosk.

Then I was led to station #5 which was the correct place I was supposed to be. Knowing how much anger there is about the steep raise in taxes I said jokingly "Yawl applied for this job" and the two on either side of the chairmen chuckle and the chairman glared at me and said something which I don't remember. I said the same thing at the first station and they all laughed. I was just trying to lighten the mood as it seemed pretty heavy in the room. There was no Plexiglas or mask which I found odd. I would have thought there would be some consistency. No big deal. Mr. Harr said let's get started and I ask if I was allowed give an opening statement. He said no and in an annoyed voice he said I will give my evidence and the appraiser's his. I then asked where the appraiser was and he said on the phone in front of you. I said don't I get to see a real person giving evidence and I answered "This is my first objection." He should be here live so I could asked questions and look him in the eye. Mr. Harr said that is the way we are doing it and that's it. Already I was confronted with a confrontational and aggressive board.

They swore me in and started the meeting. There was some talking going on and said I can't hear the appraiser and could I have my info. No answer. It took them a few tries to get the phone to work but it still had an echo which made it hard to hear what he was saying. The black man, who was very cordial, came up to my station to fix it. They referred me to the screen to see my info but all I saw was my face in a small box. I never saw the appraiser's face and could barely hear him. They fiddled with the screen and couldn't get that to work so they relented and gave me back my info to refer to. Then they finally got the screen to work but the writing was too small and fuzzy to read even with my glasses on. I was thinking is this a joke. The equipment was ancient and even they were having a hard time getting it to work. Now the black man, sorry I don't know his name, was standing behind me the whole time. I asked where he was and they said turn around. These are intimidation tactic's 101. I don't like anybody standing behind at such a close distance especially during a hearing or any meeting. Plus because of my brain injury I react to external stimuli and it causes me to fall. Now I am upset and rattled. They had no right to make me feel that way and I'm starting to stutter. Mr.Harr smirked as this was happening.

The appraiser gives evidence on the first property and said that his algorithm came up with such and such. I attempted to ask him a question and was told I would get my chance after he was done. He said he couldn't get any direct comps on the property and average out the neighborhood or something like that. The phone went silent and they were still talking. The phone broke again. This is another reason he should been there in person. Now it's my turn and asked if he had any comps and said he didn't but my house was an A+. I asked if he had seen my house or my

street and he answered no. I then asked about the algorithm and he couldn't explain how it worked. I asked if this was the same algorithm that had failed your agency 10 years back and he said no it was new. How do I contest no comps and no explanation of how it works? He had nothing left to say and the man behind me reach over my shoulder, startled me, to turn the phone to mute. Why, I don't know why. At this point I made my second objection. I think that is when Mr. Harr said "Don't threaten me. I'll end this meeting right now" I said that wasn't threatening him or arguing with him I was making my objections clear. He got up out his chair and started coming at me in a very aggressive manner yelling all the time until he was leaning over my desk telling me to be quiet or he would end the meeting so I did. It was at this time that I noticed two police officers, one to the right and one to the left, about 20 feet away with their hands on their holsters. When I saw this I said "You think I'm going to get physical I can barely standup." At this point I started shaking was really upset and threatened by Mr. Harr the police and the man standing behind me. I composed myself and we went through the rest of the properties. The appraiser had it all wrong on the condition of the properties. I still do not agree with the valuation especially the land. 1006 Porpoise went from \$97,000 to \$236,250 in one year? I should have brought a realtor from the area with me. I won't make that mistake again. We were done and I said I have one more statement to make. You were threatening me and you owe me an apology and don't appreciate being talk down to like I'm a teenager. He smirked and said half heartily I apologize and I said I accept but this is not the end of it.

I am obviously handicapped and the police followed me to the door. One more thing I forgot he was smirking whenever I said I was ill and sorry for the stuttering. When I asked him to see his superior he said I have none I'm the boss. We can debate anything about the properties but there is no excuse for the abuse, intimidation, yelling, shabby equipment or inability to answer my questions. I'm very angry and Putin would be proud of how this was handled. Next time I will record the whole encounter as they turning it on and off to serve their objectives and I object to that too!!!

In conclusion I was a commercial and residential realtor since 1993. My license is on hold because of my injuries. I just got my driver's license back and plan to reactivate my Real Estate license again. I have fought my taxes and clients taxes many, many times and have never had any anger or intimidation given to me or me to them. Although we had disagreements it was always handled professionally. Mr. Harr needs to be fired. I hope to hear from you in the future about how you are going to handle this. Thank you for your time. If don't hear back I will consider my alternatives. That is not a threat Mr. Wilbanks and thank you for your time. I know you're busy with a very angry public. These are strange times.

Anthony Dell'Abate

Addendum to TLO Report

**September 1, 2022 Taxpayer Liaison Report Response
PID PO Nature of Complaint**

*complaints related to ARB operations & procedures are referred to the ARB.

TCAD Investigation & Response*

Property owner filed electronically and was given an e-offer. PO rejected the offer. PO did not have an informal meeting. PO was scheduled for an ARB hearing, to be conducted remotely, and a scheduling letter was sent out. Property owner withdrew protest on 6/1/2022 (same day as contacting the Taxpayer Liaison).

PO filed electronically and was given an e-offer. PO rejected the offer. Informal schedule for 6/1/2022 at 4pm. PO entered incorrect PID when getting in line online. ARB hearing held on 8/22.

Customer service helped PO reschedule informal several times. Informal was held on 5/23. Attempts to have another informal meeting after 5/23 were denied. ARB hearing held on 8/11.

PO filed protest electronically. PO tried to schedule multiple informal meetings using the same PID. PO had an informal meeting on 5/16. TCAD cancelled appointments after that date. PO accepted offer after informal. No action taken.

PO was able to connect with customer service. Pin sent via mail on June 14.

PO made an appointment for 6/7 and was called but did not answer. Appraiser conducted informal review without her. Subsequent informal requests were rejected.

PO was called for informal on 6/10 and did not answer. Appraiser conducted informal meeting without PO. PO accepted a settlement offer.

PO is represented by a tax agent. Informal was held on 6/21. ARB hearing held on 8/16.

PO had a two hour wait time between signing up for an informal meeting and reaching the front of the queue so an appraiser could call. Informal meeting held.

PO made appointments on 5/31 and 6/13 but failed to answer when called. Appraiser conducted informal review without PO. Appointment request for 6/24 was rejected.

PO signed up for informal meetings, was called, but did not answer. Informal meetings proceeded without PO.

PO had informal meeting scheduled for 6/17 but did not answer the phone when called. Appraiser proceeded with informal review. Subsequent requests were cancelled.

PO was called for appointment on 6/23 and did not answer. Informal meeting occurred without him.

PO was called for appointment on 6/21 and did not answer. Informal meeting occurred without her. Subsequent requests were rejected.

Informal held on 6/28

Informal held on 6/29. PO received and accepted offer the same day.

PO was called for informal appointment on 6/30 and did not answer. Informal meeting occurred without him.

PO requested electronic notifications and was emailed on 5/20 with a reminder to schedule an informal meeting. PO scheduled for informal on 6/30. TCAD rejected the request for unknown reasons. PO failed to appear for ARB hearing. TLO did not inform TCAD of issues with informal scheduling.

No action taken.

315438	Larry Richardson	Not able to have an informal hearing, no response from customer service
459140	Kristy Sommers	Never received phone call for informal hearing
918360	Peter Le	Upset over market value, informal text messages were confusing, customer service unable to help, rejected from informal line
364295 125848	Venessa Anane Clifton Chowning	Informal meeting cancelled disagree with market value doesn't have owner PIN, can't connect with customer service
374515	Dudley Dobie	
441134	Gerald Przada	Informal meeting cancelled
188854	Lewis Leff	Informal meeting cancelled, missed phone call for one appointment
162907	Nishanth Sharma	Informal meeting cancelled
135951	Betty Boon	Informal meeting wait times long
225864 324300 / 333236 / 342577 / 511406 / 330722 / 574650	Sandra Cove Brenda Reese	Informal meeting cancelled unable to reach CS, unable to have inperson informal, needed to reschedule informal
335670	Matt Williams	Never received phone call for informal hearing, informal meeting cancelled
241245	Christopher Cruz	informal meeting cancelled
944205	Ruth Framel	missed informal meeting call but received voicemail, informal meeting cancelled
797360	Anita Rodriguez	never received phone call for informal, told was never had an appointment
513450/714260	Craig Miller	513450 appointment, 714260 appointment cancelled
512435	Oliver Aponte	never received phone call for informal, additional appointments cancelled
363356 134888 131432	Jan Senn Richard Reeves David Halpern	lack of help from customer service, informal meeting cancelled related to ARB procedures disagree with market value

PID	PO	Nature of Complaint	TCAD Investigation & Response*
441019	Robin Wheeler	ARB wait time	PO submitted 150+ pages of evidence spread out over 8 pdfs. TCAD appraiser asked for her patience as he tried to locate each document she was referring to, however the PO kept getting impatient.
273609	Sandra Roberts	TCAD didn't share evidence during ARB hearing	PO was sent invitation for informal meeting via mail on May 19. PO has a portal account and was also sent an email for an informal meeting on May 13. PO accepted electronic offer. No ARB hearing held.
215891	Amon Burton	related to ARB rescheduling	---
509957	Sam Gentry	Upset that notice of hearing was sent via email	---
338664	Kay Harris	related to ARB procedures	No action taken.
878422	Todd Frerichs	related to ARB rescheduling	No action taken.
307579	Scott Trimm	information on waterfront footage and value history no longer available to POs on website	TCAD scheduled PO for informal and sent letter on 6/1. PO appears to have called customer service instead of getting in line online. Appraiser proceeded with informal without PO.
778354	Gloria Arroyos	informal meeting did not resolve protest	---
	Lisa Amoroso	disagree with market value	---
	Doug Byron	unable to get through to customer service for informal, CAD used illegal sales data during ARB hearing, ARB hearing run poorly	---
132326	Dan Hess	ARB wait time	---
557244	Todd Frerichs	related to ARB rescheduling	---
878422	Katey Arrington	ARB wait time	---
274938	Marisol Fernandez	related to ARB procedures	---
874855	Walter Werchan	related to ARB procedures	---
157165		ARB hearing procedures not accessible, TCAD unable to display submitted evidence, TCAD refusing to make updates promised during ARB hearing	Footage of PO's checkin and ARB hearing contradict the PO's allegations.
172030	Dimitar Kunev		---
286440/286441	Reza Pouraghabagher	related to ARB procedures	---
476037	Lee Hanse	disagree with market value	No action taken.
234030	Danielle Fenson	related to ARB procedures	---
130846	David Mills	TCAD failed to updated values based on ARB decision	PO had ARB hearing on 8/15. Property values updated once ARB documentation was processed.
315688	Ben Whiteley	related to ARB procedures	---
140401	Anthony Dell'Abate	related to ARB procedures	---

5G

REGULAR AGENDA

TRAVIS CENTRAL APPRAISAL DISTRICT

BOARD OFFICERS

JAMES VALADEZ
CHAIRPERSON
THERESA BASTIAN
VICE CHAIRPERSON
NICOLE CONLEY
SECRETARY/TREASURER



MARYA CRIGLER
CHIEF APPRAISER

BOARD MEMBERS

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BRUCE ELFANT
VIVEK KULKARNI
ELIZABETH MONTOYA
FELIPE ULLOA
BLANCA ZAMORA-GARCIA

TO: Travis Central Appraisal District
Board of Directors

FROM: Leana H. Mann
Deputy Chief Appraiser

DATE: August 29, 2022

RE: Item No. 5G- Purchase Request for Cyclomedia Street Level Imagery

Cyclomedia provides a patented technology that creates spherical 360° panoramic images. Cyclomedia has vehicles with a specialty camera mounted on the vehicle that drives selected streets within the County (as outlined by the CAD). The spherical panoramic images, known as GeoCycloramas, are taken approximately every 16.4 ft. The specialty cameras also capture LiDAR data which allows the software to pinpoint an exact location of an object, providing multiple viewing perspectives of all objects in the image. Cyclomedia's images can also be integrated into our CAMA system and our ESRI GIS system.

This type of detailed imagery will allow the district to conduct more in-depth desktop appraisals and assist appraisal staff in making class and condition determinations with better accuracy. The cost of the images is determined by the number of miles traveled. The district has estimated approximately 9,000 miles to be captured in each drive. Cyclomedia is proposing a six-year contract which will contain 3 separate image captures. Below is the proposed price, per budget year.

The proposed price outlined below is the maximum amount and will not be exceeded during the year without additional board of directors' approval.

<u>Budget Year</u>		<u>Total Cost</u>
2023	\$	360,000.00
2024	\$	360,000.00
2025	\$	360,000.00
2026	\$	360,000.00
2027	\$	360,000.00
2028	\$	360,000.00
		<u>\$ 2,160,000.00</u>

Respectfully submitted,

A handwritten signature in cursive script that reads "Leana H. Mann".

Leana H. Mann, CGFO
Deputy Chief Appraiser

Travis Central Appraisal District

Statement of Work, 8-26-22



Matt Thomas
Sales Manager-Southwest
©2022 Cyclomedia
Technology, Inc.

Statement of Work

This statement of work details services to be performed and products to be delivered by **Cyclomedia Technology, Inc.** to the **Travis Central Appraisal District** (the "Client"), pricing and payment terms, and the designated project areas with respect to the defined deliverables.

1. Deliverables/Professional Services:

1.1. Professional Services:

360° GeoCycloramas™ will be captured for approximately **9,000** total miles which will include LiDAR capture and processing, that will be generated from the shapefiles provided by the Client.

- Prices include cloud-based storage and access for the duration of the license term.
- All standard license terms and agreements apply. See attached Schedule B.
- As long as Client continues to be an active customer (i.e. has a current license to Cyclomedia Imagery), no additional fees will be charged for storing historical data.
- Privacy Filter Option – face and vehicle license plate blurring
- Elevation Visualization Tool – generated from the LiDAR point cloud, allows users to rapidly visualize change in elevations and make measurements within the solution (i.e. water issues, slopes, crowns, pot-holes, etc.).
- Esri integrations and customer support
- Two days of web-based training with a Cyclomedia Solution Engineer
- The Client's access to and use of the Professional Services is subject to the Client accepting and agreeing to the Cyclomedia End User Terms and Service Schedule attached as Schedule B.

1.2. Software:

Unlimited logins for County staff to access GeoCycloramas using Street Smart web applications for the duration of the license term. Staff with licenses for the appropriate Esri™ products can also access GeoCycloramas using, Street Smart for ArcGIS Pro and the Street Smart Widget for ArcGIS Web AppBuilder.

2. Fee Schedule:

Prices valid 45 days from date of Statement of Work.

Products and Services	
9,000 miles of 3D Geocyclorama Imagery* with LIDAR, Privacy Filter (faces & license plates blurred) and Elevation Visualization. Captured three times over six years. ESRI ArcGIS integrations and customer support, two days of web-based Training with a Cyclomedia Solution Engineer included.	\$720,000 per drive
Annual Totals	
2023 – Year 1 of 3 Capture	\$360,000
2024	\$360,000
2025 – Year 2 of 3 Capture	\$360,000
2026	\$360,000
2027 – Year 3 of 3 Capture	\$360,000
2028	\$360,000

* A Mobilization fee of 30% (**\$216,000.00**) of the initial capture will be invoiced on January 1, 2023 and due within 10 days. The remainder of the first-year payment of the project license fee (**\$144,000.00**) will be invoiced when imagery is published and accessible to the county & cities. See Section 10 for full breakout of invoicing schedule. Any mileage delivered over the contracted amount will be invoiced @ **\$80.00** per mile.

NOTE: Client required to download LiDAR point cloud data within 60 days of availability if Client does not choose to buy 3D GeoCycloramas with LiDAR Point Cloud Integration and Hosting. A premium fee will be charged for Cyclomedia to host the LiDAR Point Cloud Data over the license term.

2.1. Optional Products/Services:

<p>2.2.1 Asset Extraction Services:</p> <p>2.2.2 Customer Support: Service Portal, Troubleshooting</p> <p>2.2.3 Training: Up to two hours of web-based training is included with the license agreement.</p>	<p>Available Upon Request</p> <p>No Additional Charge</p>
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3. Corporate Information:

Firm Name	Cyclomedia Technology, Inc.
Business Address	8215 Greenway Blvd Suite 300 Middleton, WI 53562
General Contact Information	Info-us@Cyclomedia.com (510) 900-5142
Point of Contact	Matt Thomas, Sales Manager E: mthomas@cyclomedia.com T: 832-724-8696

3.1. Cyclomedia Technology, Inc. Project Team

Frank Pauli, Chief Executive Office	fpauli@cyclomedia.com	(510) 900-5142
Matt Thomas-Sales Manager	Mthomas@cyclomedia.com	(832) 724-8696
Kory Ainsworth, PSM II; Operations Mgr	kainsworth@Cyclomedia.com	(608) 921-9172
Ben Levine, Solution Engineer	Blevine@cyclomedia.com	(832) 943-9985

3.2. Cyclomedia Content

Our patented technology creates a GeoCyclorama™ which is a spherical 360° panoramic image. More than just pictures, GeoCycloramas provide an immediate and comprehensive overview of the geography. GeoCycloramas are recorded every five (5) meters (approximately 16.4 ft.); providing multiple viewing perspectives of all objects.

3.3. Software:

3.3.1 Street Smart™:

This interactive web viewer built on HTML5 technology provides cloud access to GeoCycloramas and tools.

- Use Street Smart on the desktop or tablet
- Conduct searches with address, postal code or coordinates
- Integrate with your own applications and work processes using the Street Smart API
- Where historical GeoCycloramas exist, "time travel" to see previous dates
- Save GeoCyclorama views as images

3.3.2 Street Smart Widget for Web AppBuilder for ArcGIS:

Bring GeoCyclorama display into applications created using Web AppBuilder with the Street Smart widget.

- Add recording point layer to web map used in the application
- View GeoCycloramas
- Where historical GeoCycloramas exist, "time travel" to see previous dates
- Save GeoCyclorama views as images
- Edit feature layers in the web map with the measurement tool or enable ad hoc measuring

3.3.3 Street Smart for ArcGIS Desktop:

Visualization, measurement and overlay tools within ArcMap or ArcGIS Pro allow you to fully leverage the power of GeoCycloramas within your existing ArcGIS environment.

- Open GeoCycloramas from a recording point layer added to the map
- View one or multiple GeoCycloramas
- Measure on GeoCycloramas
- Use the native editing capabilities of ArcGIS to collect features in 2D or 3D
- Save GeoCyclorama views as images

3.3.4 Hosting:

- Street Smart Cloud – Secure, scalable hosting service managed by Cyclomedia is included with the Project. Cyclomedia processes and stores GeoCycloramas in the Microsoft Azure Cloud.
- Street Smart Administrator – The named administrator can view the settings and statistics for the customer account in the Street Smart account tool. New accounts, restrictions and permissions are managed by Cyclomedia.
- If you prefer to host the data on premise, Street Smart Server is available for an additional fee.
- For active customers with multiple data collections, the two most current GeoCyclorama collections are stored as high-definition 100-megapixel images. Unless prior arrangement is made, older years are resampled to 11 megapixels.

3.3.5 Developer Tools:

Street Smart APIs are industry standard Javascript APIs. Documentation, code examples and support is available through our website. Professional services may be purchased for application development assistance for \$1,750.00 per day plus travel expenses.

3.4. Acquisition

Cyclomedia's solution will provide the Client with high resolution, 100-megapixel images captured every 5-meters with high accuracy. Multiple images will be available in which to view, analyze, and measure assets.

In order to determine the proper coverage, Cyclomedia will refer to the Shapefiles provided by the Client that delineate the area to be driven in one or multiple passes. The Cyclomedia vehicle is equipped with a tracking device. This enables Cyclomedia managers to login and track the location of the driver.

Images will not be collected during rainstorms, dust storms, with snow cover, at night or during any other environmental factors that will obscure the image quality and detail. It is Cyclomedia's standard operating procedure that imagery is only collected when the sun angle is at least 12° above the horizon and with minimal moisture in the environment.

4. Production

During the image production phase, Cyclomedia will ensure that the imagery is of high quality and meets internal quality control standards for imagery including, at a minimum, images will be free of digital artifacts, excessive shadows, radiometric and tonal imbalance, glare, extreme contrast, smearing, warping or distortion of features, ghosting, voids, and artificial colorations.

The raw position measurements from the GPS/IMU sensors in the vehicle, plus the reference data from a network of permanent GNSS reference stations, are processed into an accurate position and orientation for each 360° image. Our patent portfolio enables Cyclomedia alone to construct geometrically correct 360° images from a moving vehicle, creating distortion-free street level imagery. Our unmatched location fidelity (+/- 10 cm and less than 4-inch absolute accuracy) allows our imagery to become a valuable GIS asset.

The five images captured by our camera unit at each recording point are prepared for editing including adjustment for white balance, chromatic aberration, de-mosaicking (color filter array interpolation), color artifacts reduction and tone mapping and then combined into a 360° view. Several different image operations are performed on the 360° image soon after, including local contrast enhancement, sharpening and adaptive histogram enhancements.

The LiDAR data is processed to produce a depth surface for Cyclomedia's MeasureSmart technology. MeasureSmart is enhanced measuring technology that relies on the depth surface rather than calculating location based on pixel locations in multiple GeoCycloramas. MeasureSmart makes measuring quicker and easier.

As soon as these steps are done, quality reports are automatically generated. These reports are used in the manual controls to approve a series of images. Images may be rejected after the automated reporting or after visual inspection. Examples of problems that are caught by the quality control process are over or underexposure, wide class differences between the front and rear camera, or high inaccuracy in the position. In addition, systematic series of images are randomly checked for visible defects, such as dirt or water on the lenses or low sun angle glare. Quality control requires that images in urban areas are visually inspected every tenth image and

those in outlying areas are inspected every tenth image. In addition, the team will also check whether the recordings completely cover the project area.

This completeness check is done based on the recording locations compared with the Client's map or Open Street Map data stored by default in Street Smart. Images that have been rejected or areas that are missing will be redone in the rework process.

5. Schedule and Delivery

This Project covers the capture of approximately 9,000 miles. Cyclomedia will plan, drive, process, and perform quality control on the imagery commencing as soon as practical following the signing of the license agreement.

A driver can be expected to collect approximately 40 linear miles of data per day. This collection timeframe factors in a slower drive time in densely populated areas. At this rate, collection of this project will require an estimated three months missed days. Cyclomedia will make images accessible approximately six weeks after the start of image collection.

6. Quality Control

The recording of 3D Cycloramas takes place systematically and on a large scale. However, we do not lose sight of the details and we strive for the maximum coverage in each recording area. The recording area is agreed upon with the customer before capture and will define the locations where images will be recorded. On roadways divided by a median, the images are recorded in both directions. We photograph all paved public roads. Private properties and Risk areas are excluded from capturing. Prior to delivery, we check the dataset for its completeness and quality and return to recapture any missing 3D Cycloramas, if necessary.

During capture, parts of the project area can be non-accessible because of construction, etc. Further, 3D Cycloramas can be rejected during the internal quality check. If more than three 3D Cycloramas in a row are missing and redrives are necessary, these streets will be captured again. Cyclomedia will only return for recapturing if more than 2% of the agreed project area is missing or doesn't meet the quality criteria.

6.1. Data Collection

Resolution: Cyclorama/360°image = 14400 x 7200 pixels (100 MP)

Field of View:

- Horizontal (HFOV): 360°
- Vertical (VFOV): 180° (in which part of the photography vehicle is visible and the lowest 30° is monochrome)

Spatial pixel size:

- Cyclorama: 0.025° (= 0.44 cm <0.17 in> at 10 m <33 ft> from the capture location)

Positioning quality:

- The average standard deviation of the position is 10 cm (4 in), while the orientation deviation is 0.1° (excluding in long tunnels, forested areas and urban canyons).

Metric Quality:

- Geometrically correct: The accuracy of the spatial angle between 2 pixels is 0.025° for HD-Cyclorama's, and 0.075° for standard resolution.
- Precise measurements of objects: X, Y and Z measurements have an average absolute standard deviation of 10 cm (4 in), excluding in long tunnels, forested areas and urban canyons.
- Precise measurements of distances: Measurement of heights, lengths or widths have a relative standard deviation of approximately 2 cm (0.4 in)

6.2. Data Extraction

Detection distance of objects:

- Objects > 25cm x 25 cm: up to 10 meters from the car
- Objects > 50cm x 50 cm: up to 30 meters from the car
- Both only when the object is visible in at least 1 image.
- Objects beyond 30 meters do not have a quality specification

Positional accuracy (absolute):

- The average standard deviation of all the measured points is 10 cm or 6" inches (1- σ) in all directions, except in long tunnels, woody areas, occluded areas and urban canyons where the positional accuracy is not specified.

Standard completeness/correctness of delivery:

- Goal is 95% of all the specified objects that are visible on the GeoCyclorama, and within distance spec. from the Cyclorama recording locations, are inventoried. Of the objects detected, 95% are expected to be accurately extracted and attributed.
- In tunnels, the objects are only inventoried if there is enough light to take photographs. Also, the positional accuracy will decrease inside tunnels.
- Quality control is done via a statistical process where the number of checks depends on the size of the dataset, based on the AQL method. 100% QA is not performed.

6.3. Conforming Data Quality

Cyclomedia will evaluate a random sample of data and if the quality is within the specifications, the data set is deemed accepted. Any correction of detected errors is at the sole option of Cyclomedia and does not change the acceptance of the entire data set. If the client does not provide written documentation of quality outside of specification within 15 days of delivery to the client, that data is deemed acceptance. Cyclomedia has 15 days from the receipt of any such documentation to respond, including if considered necessary by Cyclomedia, a plan to address the issues documented.

6.4. Cyclomedia Product Specifications:

Cyclomedia product offers and solutions are summarized in the above sections. Product specifications that define the details for Client deliverables are listed below and available as separate PDF documents upon request.

- Street Smart
- 3D GeoCyclorama
- LiDAR Point Cloud
- Blurring Process
- Data Analytics Standards by Vertical
- Cutouts for Tax Assessment

6.5. Other

Unless specified elsewhere, hosting of delivered data in a GIS environment is not included or is provided at additional cost. If tax cutouts are included in the scope, there are additional requirements from the client to provide acceptable data to Cyclomedia to perform the project.

7. Training

Up to two (2) hours of web-based training is included with the license agreement. On-site training is also included as part of this project and will need to be scheduled with between a

Cyclomedia Solution Engineer and the Travis Central Appraisal District. Please contact Cyclomedia for additional web-based training pricing. A technician is available to answer questions via email or phone for the duration of the license term.

8. Technical Support

Technical support services, via phone or email, are available via the Cyclomedia Service Desk contact form for all support cases is on our website at: <http://www.cyclomedia.com/us/support/contact-service-desk>. Typical response/resolution time for tech support inquiries is within 24 hours of initial contact.

9. Project Management

Cyclomedia will designate a Project Manager (“Cyclomedia PM”) for this project who will be the main point of contact for all communication with the Client. The Cyclomedia PM will lead its project team and ensure the project progresses with minimal interruption to the proposed schedule.

10. Invoicing

Cyclomedia Technology Inc. will invoice as follows:

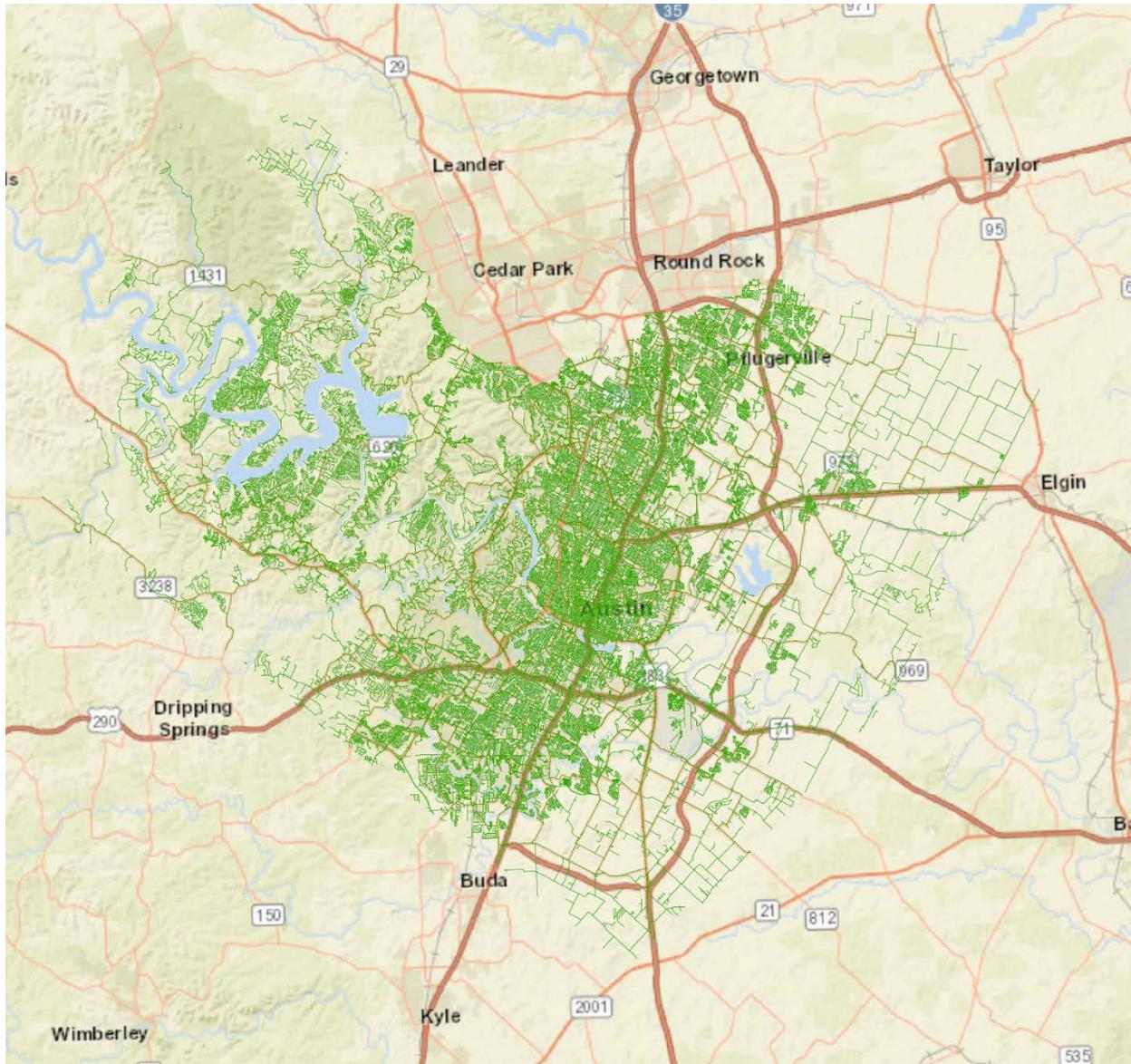
Date	Mobilization/Product	Total Invoice
January 1, 2023	Mobilization Fee (30%) of year 1 capture	\$216,000
Delivery of imagery	20% of year 1 capture	\$144,000
January 1, 2024	50% of year 1 capture	\$360,000
January 1, 2025	Mobilization Fee (30%) of year 1 capture	\$216,000
Delivery of imagery	20% of year 1 capture	\$144,000
January 1, 2026	50% of year 1 capture	\$360,000
January 1, 2027	Mobilization Fee (30%) of year 1 capture	\$216,000
Delivery of imagery	20% of year 1 capture	\$144,000
January 1, 2028	50% of year 1 capture	\$360,000
	Total Contract:	\$2,160,000

11. Final Delivery Report

The Final Delivery Report provides the Client with a summary of the overall miles driven, areas collected and positional accuracy of the recording points. Each GeoCyclorama has associated metadata with information on the date and time it was captured, the accuracy of the recording point, the spatial reference system, and camera system information. The accuracy of each recording point is reported to the Client geographically in a heat map as Figure 1 below demonstrates.

Figure 1. Green shows high positional accuracy, red is poor positional accuracy due to minimal GPS/IMU signal under urban canyons and dense vegetation.

Travis County Appraisal District Collection / AOI Map



SCHEDULE "B"

This License Agreement ("**Agreement**") is made and entered into as of this 5th Day of [September], 2022 ("**Effective Date**") by and between Cyclomedia Technology, Inc. ("**Cyclomedia**"), a Delaware corporation with its principal place of business at 8215 Greenway Blvd, Suite 300, Middleton, WI 53562 (USA), and Travis Central Appraisal District ("**Customer**"), a Local Government Entity with its principal place of business at P.O. Box 149012 Austin, TX 78714-9012.

GENERAL TERMS AND CONDITIONS OF CYCLOMEDIA TECHNOLOGY, INC.

PLEASE READ THESE TERMS AND CONDITIONS CAREFULLY. THEY MATERIALLY AFFECT THE PARTIES' OBLIGATIONS. CYCLOMEDIA TECHNOLOGY, INC. WILL ACCEPT ORDERS AND DO BUSINESS ONLY ON THE TERMS AND CONDITIONS BELOW.

1. **ENTIRE AGREEMENT.** These terms and conditions ("**Terms**"), together with the Service Schedules and Order Form(s), contain all of the terms and conditions of the agreement between Cyclomedia and Customer for the services to be sold or provided to Customer, to the exclusion of any other statements and agreements, and to the exclusion of any terms and conditions incorporated in Customer's order or other documents of Customer. Cyclomedia's acceptance of Customer's order is expressly conditioned on Customer's acceptance of these Terms, and Customer, upon placing an order, accepts these Terms in their entirety without modification. If any of these Terms conflict with any of the terms of any Service Schedule or Order Form, the terms of the Service Schedule will control with respect to the covered Services and the Order Form will take precedence and control solely with respect to the Services covered by that Order Form.

2. **DEFINITIONS.** In addition to terms defined in these Terms, the following terms will have the following meanings.

2.1 "**Authorized Users**" means those individuals authorized by Customer to access the Cyclomedia Offerings, as permitted by the applicable Service Schedule, and who have been supplied user identifications and passwords.

2.2 "**Cyclomedia Data**" means the data collected by the Cyclomedia Offerings, including statistics relating to how often data is captured, transferred, stored, copied, manipulated, or downloaded, performance metrics relating to Cyclomedia Offerings, Image Material, Information Products and configuration settings.

2.3 "**Cyclomedia Offerings**" means the Services as defined in the applicable Service Schedule.

2.4 "**Cyclomedia Property**" means the Cyclomedia Offerings, Documentation, Image Material, Information Products, Cyclomedia Data, Cyclomedia's Marks (including without limitation "Cyclomedia"), Cyclomedia's Confidential Information, all Documentation or data provided by Cyclomedia to Customer under these Terms, and all corresponding intellectual property rights.

2.5 "**Customer Data**" means all data or information provided or submitted by Customer.

2.6 "**Customer Property**" means Customer Data, Customer's Marks, and Customer's Confidential Information and all corresponding intellectual property rights.

2.7 "**Documentation**" means the technical, user and reference manuals, notes, instructions and summaries, technical release notes, specifications and any other supporting documentation related to the Cyclomedia Offerings, in digital or printed form.

2.8 **"Image Material"** means the photographs taken from land, air, or water and digital seamless 360-degree photographs taken at street-level ("(Geo)Cycloramas") related to the Cyclomedia Offerings, in digital or printed form, including the associated metadata, and offered for use with the Software.

2.9 **"Information Products"** means the data, datasets and/or object information and/or change detection data related to the Cyclomedia Offerings in any form, including but not limited to 3D data and data regarding traffic signs, road markings and light poles.

2.10 **"Marks"** means any trademarks, service marks and logos, whether registered or unregistered.

2.11 **"Order Form"** means the form signed by Customer that specifies the Services Customer is purchasing, in the form contained in Exhibit A.

2.12 **"Service(s)"** means the provision of Software, Image Material, Information Products, hosting and maintenance and professional services as described in a Service Schedule and specified in an Order Form.

2.13 **"Software"** means the object code version of the Cyclomedia software, whether such software is accessed remotely over the Internet or is provided on media to Customer for use on computing devices under the control of Customer.

2.14 **"Subscription Term"** means the term during which Services are made available to Customer over the Internet, as defined in an Order Form.

2.15 **"Third Party Technology"** means the object code version of software or other technology that is licensed by Cyclomedia or Customer from third parties, whether such software or technology is accessed remotely over the Internet or is provided on media for use on computing devices under the control of Cyclomedia or Customer, as applicable.

3. **RESPONSIBILITIES.**

3.1 Cyclomedia Responsibilities. Cyclomedia will perform the Services as described in the applicable Service Schedule, beginning on the date identified in each applicable Order Form.

3.2 Customer Responsibilities. Customer (i) will provide or upload sufficient Customer Data, in a suitable format, for Cyclomedia to provide the Services; (ii) will have suitable computing devices to be able to access the Cyclomedia Offerings; (iii) will not use the Cyclomedia Offerings for any inherently dangerous application or for an illegal activity; (iv) is solely responsible for backing up all Customer Data; (v) promptly will report to Cyclomedia any unauthorized use of the Cyclomedia Offerings; and (vi) will comply with all Customer requirements and use guidelines contained in the applicable Service Schedule ("**Use Guidelines**"). Customer shall allow each Authorized User access to the Services on a maximum of three computing devices.

3.3 User Names, Passwords and Compliance. Customer is responsible for keeping its user name(s) and password(s) confidential and secure, and limiting access to the Cyclomedia Offerings to its Authorized Users. Customer is solely responsible and liable for any activity that occurs under its account, including without limitation all actions of Authorized Users. Customer will notify Cyclomedia in writing within 3 days of Customer's discovery of any unauthorized use. CUSTOMER HAS SOLE RESPONSIBILITY FOR (I) ENSURING ITS OWN COMPLIANCE WITH ALL APPLICABLE LAWS OR REGULATIONS, AND (II) THE ACCURACY, QUALITY, INTEGRITY, LEGALITY, RELIABILITY, AND APPROPRIATENESS OF ALL CUSTOMER DATA AND ACTIVITIES.

3.4 Cyclomedia Data Collection. The Cyclomedia Offerings may collect certain non-personally identifiable information that resides on Customer's computer system or is generated by Customer's use of the Cyclomedia Offerings, including, without limitation to, statistics relating to how often data is captured, transferred, stored, copied, manipulated, or downloaded, performance metrics relating to the Cyclomedia Offerings, and configuration settings. This information may be used by Cyclomedia without restriction.

3.5 Subcontractors; Third Party Technology. Cyclomedia shall have the right to use or subcontract with third parties to provide the Cyclomedia Offerings; provided, however, that Cyclomedia is not released from responsibility for its obligations under these Terms. Cyclomedia shall have the right to use any Third-Party Technology in the Cyclomedia Offerings, and such Third-Party Technology incorporated in the Cyclomedia Offerings may be subject to the terms and conditions of the third party.

3.6 Delivery. Any delivery dates set forth in the applicable Order Forms are estimates only and Cyclomedia reserves the right to readjust delivery dates without liability; provided, however, that Cyclomedia shall use commercially reasonable efforts to provide or deliver all Cyclomedia Offerings on or before any applicable delivery dates. Cyclomedia may provide or deliver any Cyclomedia Offerings in whole or in installments.

3.7 Change Orders. If either party wishes to change the scope or performance of the Cyclomedia Offerings, it will submit details of the requested change to the other in writing. Cyclomedia will, within a reasonable time after such request, provide a written estimate to Customer of (a) the likely time required to implement the change; (b) any necessary variations to the fees and other charges for the Cyclomedia Offerings arising from the change; (c) the likely effect of the change on the Cyclomedia Offerings; and (d) any other impact the change might have on the performance of these Terms. Promptly after receipt of the written estimate, the parties will negotiate and agree in writing on the terms of such change (a "**Change Order**"). Neither party will be bound by any Change Order unless it is signed in accordance with Section 15.

4. **FEES AND PAYMENT.**

4.1 Payment. Cyclomedia will invoice Customer for all payments, fees, and other costs due. All fees and costs are due in U.S. dollars and due and payable within thirty (30) days from the date of the invoice, unless the parties otherwise agree in writing. If Customer reasonably and in good faith disputes any invoice, Customer will notify Cyclomedia in writing of its objection within 10 days from the date of Customer's receipt of the invoice, provide a detailed description of the reasons for the objection, and pay the portion of the invoice that is not in dispute. Any undisputed amounts not paid within the period set forth in the applicable Order Form will bear interest at a rate equal to the lower of [1.5%] per month or the maximum rate of interest under applicable law. All costs incurred for collection and bank charges will be paid by Customer. Customer will be billed all applicable taxes in addition to the fees outlined in applicable Order Form. Customer shall have no right to set off against amounts which may become payable to Customer under these Terms. Cyclomedia will apply all payments first to any unpaid costs and fees, then to any accrued and unpaid interest, and the balance to payments due under any invoices in inverse order of their dates.

4.2 Suspension of Services. If Customer's account is 10 days or more overdue (except with respect to charges then under reasonable and good faith dispute), or if at any time Cyclomedia believes in good faith that the prospect of payment is impaired, in addition to any of its other rights or remedies, Cyclomedia reserves the right to immediately suspend Services and Customer access to the Cyclomedia Offerings, without liability, until Customer pays all overdue amounts in full or in Cyclomedia's sole judgment provides adequate assurance of Customer's

ability to fulfill its payment obligations, either then due or thereafter arising. Suspension will not relieve Customer of its obligation to pay the total fees owed.

5. **TERM; TERMINATION; CHANGES.**

5.1 Term. These Terms continue until termination of the later of the last Subscription Term or completion of the Services provided under an Order Form (the "**Term**").

5.2 Termination for Cause. A party may terminate these Terms or any Order Form for cause: (i) 30 days following written notice to the other party of a material breach, provided such breach remains uncured; or (ii) if the other party becomes the subject of a petition in bankruptcy or any other proceeding relating to insolvency, receivership, liquidation or assignment for the benefit of creditors. In addition, Cyclomedia may terminate these Terms or any Order Form immediately upon a violation of the applicable Use Guidelines.

5.3 Effect of Termination. ~~Upon termination of these Terms or an Order Form, the parties will return or destroy any Confidential Information disclosed under these Terms.~~ Termination will not relieve Customer of the obligation to pay any fees accrued or payable to Cyclomedia prior to the effective date of termination. Cyclomedia will not refund any pre-paid Subscription fees unless Customer terminates for cause, in which case Cyclomedia will refund pre-paid fees for the remainder of a Subscription Term. The provisions of these Terms that should by their nature survive termination of these Terms will survive any termination.

5.4 Regulatory and Legal Changes. If changes in applicable law, regulation, rule or order materially affect delivery of the Services, the parties will negotiate appropriate changes to these Terms. If the parties cannot reach agreement within 30 days after Cyclomedia's notice requesting renegotiation: (a) Cyclomedia may, on a prospective basis after such 30 day period, pass any increased costs on to Customer; and (b) if Cyclomedia does so, Customer may terminate the affected Service on notice to Cyclomedia delivered within 30 days.

6. **OWNERSHIP AND GRANT OF RIGHTS.**

6.1 Cyclomedia Property. Title to and ownership of all intellectual property rights relating to the Cyclomedia Property will at all times remain with Cyclomedia, including all adaptations, modifications, derivative works, additions or extensions, whether made by Cyclomedia, Customer, or a third party.

6.2 Customer Data. As between Cyclomedia and Customer, all Customer Data is owned by Customer. Customer grants Cyclomedia a limited, non-exclusive right to use, access, duplicate, sublicense, and modify the Customer Data solely to perform its responsibilities under these Terms.

6.3 Grant of Rights. During each Subscription Term, Cyclomedia grants to Customer limited, non-exclusive, non-transferable, non-sub-licensable rights to access and use the Cyclomedia Offerings identified in the applicable Order Form. Each Service Schedule will specify any additional license rights granted to Customer. All other rights are reserved by Cyclomedia.

7. **CONFIDENTIAL INFORMATION.**

7.1 Definition of Confidential and Proprietary Information. "**Confidential Information**" means trade secret other non-public information of or concerning a party or its business, suppliers, customers, products, or services, disclosed by a Party ("**Disclosing Party**") to the other Party ("**Receiving Party**"). Without limitation, the Cyclomedia Offerings and Cyclomedia Data are Cyclomedia Confidential Information and Customer Data are Customer Confidential

Information. Information will not be considered to be Confidential Information to the extent that it (i) is already known to Receiving Party on a non-confidential basis when first obtained from Disclosing Party, (ii) is or becomes publicly known through no wrongful act of Receiving Party, (iii) is rightfully received by Receiving Party from a third party without restriction, or (iv) was independently developed by Receiving Party without use of any Confidential Information of Disclosing Party. Neither party will use or disclose any Confidential Information of the other party except as permitted by these Terms. Confidential Information of Disclosing Party will be maintained under secure conditions by Receiving Party using reasonable security measures and, in any event, not less than the same security measures used by Receiving Party for the protection of its own Confidential Information.

7.2 Compelled Disclosure. If Receiving Party is compelled by law to disclose Confidential Information of Disclosing Party, it will, if possible, provide Disclosing Party with prior notice of the compelled disclosure and reasonable assistance, at Disclosing Party's cost, if Disclosing Party wishes to contest the disclosure.

7.3 Remedies. If Receiving Party discloses or uses (or threatens to disclose or use) any Confidential Information of Disclosing Party in breach of this Section, Disclosing Party will have the right, in addition to any other remedies available to it, to seek injunctive relief to enjoin such acts, it being specifically acknowledged by the parties that any other available remedies are inadequate.

8. LIMITED WARRANTY.

8.1 Cyclomedia Offerings. Cyclomedia warrants the Cyclomedia Offerings will operate in substantial conformity with the applicable Service Schedule and Documentation provided by Cyclomedia to Customer. In the event of any breach of the warranty in this Section, which must be reported in writing by Customer within five (5) business days after Customer discovers or reasonably should have discovered such breach, Customer's sole and exclusive remedy, and Cyclomedia's sole obligation, will be for Cyclomedia to correct the reported nonconformity within a commercially reasonable period, as may be further described in the applicable Service Schedule. The media on which Software is delivered is warranted for thirty (30) days following delivery.

8.2 Limitations. Cyclomedia does not make any warranty and is not responsible in any way for Third Party Technology or for loss of Customer Data. Customer acknowledges that communications and transactions conducted on-line may not be absolutely secure, that there may be system or Internet failure that limits Customer's accessibility to the Cyclomedia Offerings, and that on-line services are not guaranteed to be error-free. By using the Cyclomedia Offerings, Customer accepts all responsibility and risk associated with the use of the Cyclomedia Offerings and the Internet generally.

8.3 Disclaimer of All Other Warranties. THE EXPRESS WARRANTIES IN THESE TERMS ARE IN LIEU OF, AND CYCLOMEDIA DISCLAIMS, ALL OTHER WARRANTIES, CONDITIONS, OR REPRESENTATIONS (EXPRESS OR IMPLIED, ORAL OR WRITTEN), RELATED TO THESE TERMS, WHETHER ARISING BY LAW, CUSTOM OR USAGE IN THE TRADE, COURSE OF DEALING, OR OTHERWISE, INCLUDING, BUT NOT LIMITED TO, IMPLIED WARRANTIES OF NON-INFRINGEMENT, MERCHANTABILITY, AND FITNESS OR SUITABILITY FOR ANY PURPOSE (WHETHER OR NOT CYCLOMEDIA OR A THIRD PARTY SOFTWARE SUPPLIER IS AWARE OF ANY SUCH PURPOSE). CYCLOMEDIA MAKES NO REPRESENTATION OR WARRANTY THAT CUSTOMER'S USE OF THE CYCLOMEDIA OFFERINGS, OR ANY SERVICE OR THE CYCLOMEDIA SITE, WILL BE IN COMPLIANCE WITH ANY LAW OR REGULATION.

9. **LIMITATION OF LIABILITY.**

9.1 Direct Damages. IN NO EVENT WILL EITHER PARTY BE LIABLE TO THE OTHER PARTY FOR ANY SPECIAL, INDIRECT, INCIDENTAL, PUNITIVE, OR CONSEQUENTIAL LOSSES OR DAMAGES (INCLUDING, WITHOUT LIMITATION, LOSS OF REVENUE OR PROFITS, FAILURE TO REALIZE SAVINGS OR OTHER BENEFITS) RELATED TO THESE TERMS, EVEN IF THE PARTY HAS BEEN ADVISED OF THE POSSIBILITY. TO THE EXTENT PERMITTED BY APPLICABLE LAW, AND EXCEPT FOR LIABILITY ARISING FROM GROSS NEGLIGENCE, OR WILLFUL MISCONDUCT, THE TOTAL CUMULATIVE LIABILITY OF CYCLOMEDIA FOR ANY BREACH OF THESE TERMS WILL NOT EXCEED THE AMOUNTS PAID OR PAYABLE BY CUSTOMER UNDER THESE TERMS.

9.2 Limitation of Action. Except for actions for nonpayment or liability arising from Section 10, no claim, suit, action or proceeding relating to these Terms may be brought by either party more than 2 years after the cause of action has accrued.

10. **CUSTOMER REPRESENTATIONS AND WARRANTIES.**

10.1 Regulations. Customer represents and warrants that it is currently complying and will continue to comply with all requirements of laws and regulations applicable to Customer's use of the Cyclomedia Offerings, and all other applicable federal, state and local laws, regulations and guidelines, including but not limited to those relating to export control, anti-corruption, and anti-terrorism ("**Regulations**").

10.2 Reliance. In connection with the performance of the Services, the parties agree that Cyclomedia may rely upon the Customer Property. Customer represents and warrants that the Customer Property is complete and accurate. If any error results from incorrect Customer Property supplied by Customer, Customer shall be responsible for discovering and reporting such error, payment of any and all fees and expenses incurred by Cyclomedia due to such error, payment for any additional Services to be performed by Cyclomedia due to such error, and supplying the Customer Property necessary to correct such error by reprocessing at the earliest possible time.

11. **INDEMNIFICATION.**

11.1 Indemnification by Cyclomedia. Cyclomedia will indemnify, defend, and hold harmless Customer, its directors, officers, employees, and agents, against any Action against Customer solely to the extent that the Action is based on a claim that any Software infringes any United States copyright or misappropriates any trade secret. Cyclomedia will pay costs and damages finally awarded against Customer in any such Action, or those costs and damages agreed to in a monetary settlement of an Action. If the Software becomes, or in Cyclomedia's opinion is likely to become, the subject of an infringement or misappropriation claim, Cyclomedia may, at its option and expense, either: (i) procure for Customer the right to continue using the Software as part of the Cyclomedia Offerings, or (ii) replace or modify the Software so that it becomes non-infringing (provided any such replacement or modification does not materially degrade the Software's functionality as described in the then-current Documentation). Notwithstanding the foregoing, Cyclomedia will have no obligation with respect to any Third Party Technology or Customer Property or an infringement or misappropriation claim if the Software is being misused, used in violation of these Terms or any Regulations, used in nonconformance with the Documentation, or has been modified by Customer or any third party. Cyclomedia's obligations under this Section will constitute its sole and exclusive obligations and Customer's sole and exclusive remedy in the event that any claim or action is brought against Customer alleging that the Cyclomedia Offerings infringe, misappropriate, or otherwise violate the rights of any third party.

11.2 Notification and Cooperation. The obligations under this Section are conditioned on (a) the indemnified party notifying the indemnifying party promptly in writing of the commencement of any Action, (b) the indemnified party giving the indemnifying party sole control of the defense and any related settlement negotiations, and (c) the indemnified party cooperating with the indemnifying party in the defense.

12. **NON-SOLICITATION.** During the Term and for a period of 6 months following the termination or expiration of these Terms, Customer agrees not to solicit, nor attempt to solicit, the services of any employee or sub-contractor of Cyclomedia who provides services to Customer during the Term without prior written consent. Customer will not be in violation this Section if an employee or subcontractor of Cyclomedia responds to a public advertisement of an open position and is subsequently hired. Violation of this provision will entitle Cyclomedia to assert liquidated damages against Customer equal to fifty percent (50%) of the solicited person's annual compensation and all reasonable legal fees incurred by Cyclomedia in enforcing its rights under this Section.

13. **CHOICE OF LAW; DISPUTE RESOLUTION.** These Terms will be interpreted and construed in accordance with the laws of the State of Texas and the United States, excluding conflict of laws provisions. All disputes relating to these Terms will be subject to the exclusive jurisdiction of state and federal courts in Texas, and the parties will submit to the personal and exclusive jurisdiction and venue of these courts; provided, however, that the foregoing does not prohibit Cyclomedia from instituting an action in any court of competent jurisdiction to obtain injunctive relief to protect or enforce its intellectual property rights.

14. **RELATIONSHIP OF THE PARTIES.** The parties are independent contractors, and neither party has any power or authority, nor will it represent that it has any power or authority, to bind the other party or to assume or create any obligation or responsibility, express or implied, on behalf of the other party, or in the other party's name.

15. **GENERAL. Assignment.** These Terms binds the parties' representatives, successors, and assigns, except that neither party may assign these Terms without the prior written consent of the other party unless it is: (a) to an affiliate of the party; or (b) to a purchaser of all or substantially all of the business or assets of the party, whether by merger or otherwise, and written notice is provided within 30 days to the other party. **Notices.** Any written notice required to be given to a party will be given by personal delivery to that party, or mailed by registered or certified mail, return receipt requested, postage prepaid, to that party at that party's address on the Order Form. **Force Majeure.** Except for the obligation to make payments, neither party will be liable for delays or breaches in its performance under these Terms due to causes beyond its reasonable control. **Modifications; Severability; Waiver.** Any modification of these Terms will be effective only if in writing and signed by both parties. Any provision of these Terms that is held to be invalid, illegal or unenforceable will be severed from these Terms, and the remaining provisions will remain in full force and effect. No failure or delay by either party to exercise any right or remedy will be construed as a current or future waiver of such remedy or right. **Counterparts.** These Terms may be executed in any number of counterparts, each of which will be deemed an original, and all of which taken together will constitute one and the same instrument. Facsimile signatures, or other electronic signatures, are binding and have the same effect as a handwritten signature.

In Witness Whereof, the parties have executed this Agreement.

Cyclomedia Technology, Inc.	Travis Central Appraisal District
By:	By:
Print Name: Frank Pauli	Print Name:
Title: CEO	Title:
Date:	Date:

DRAFT



SERVICE SCHEDULE

Street Smart Cloud - Software as a Service ("SaaS")

This Service Schedule applies in addition to the General Terms and Conditions ("**Terms**") to the provision of Street Smart Cloud, a secure, scalable service that includes the hosting and provision of Image Material, Information Products and Software.

1. **Definitions.** In addition to terms defined in the Terms, the following terms will have the following meanings:

1.1 "**Cyclomedia Site**" means the website provided by Cyclomedia to Customer so it may access Street Smart, Information Products and Image Material on a remote basis.

1.2 "**Subscription Fee**" means the annual fee for a Street Smart Cloud Subscription.

1.3 "**Subscription Start Date**" means the date that the Order Form is submitted or is otherwise identified on the Order Form.

1.4 "**Subscription Term**" means the period defined in the applicable Order Form.

1.5 "**System**" means the computers, servers and related equipment used by or on behalf of Cyclomedia to provide access to the Services.

2. Cyclomedia Responsibilities. Cyclomedia will provide access to the Cyclomedia Site as of the Subscription Start Date, respond to Service incidents, and host and maintain the Cyclomedia Site and Customer Data as set forth in this Schedule and the Terms. Cyclomedia will make reasonable efforts to make the Cyclomedia Site available to the Customer twenty-four hours a day, seven days a week.

3. Customer Responsibilities. Customer (i) will upload sufficient Customer Data, in a suitable format, for Cyclomedia to provide the Services; (ii) will have suitable computing devices to access the Cyclomedia Offerings; (iii) is solely responsible for providing adequate security of Customer's internal systems, Customer Data and for all third-party fees associated with provision of the Services; and (iv) will comply with all third party acceptable use policies related to Third Party Technology used to view the Image Material.

4. Use Guidelines. Customer will use the Services solely for its internal business purposes and will not: (i) license, sublicense, sell, resell, rent, lease, transfer, assign, distribute, time share or otherwise commercially exploit the Services; (ii) attempt in any way to circumvent or otherwise interfere with any security precautions, procedural controls, or other measures relating to the Cyclomedia Offerings; (iii) attempt to reverse engineer or decompile any component or element of the Cyclomedia Offerings, (iv) transfer to third parties or permit third parties to use Customer's user name and password or Cyclomedia Property, (v) use the System or the Services for any acts that are contrary to any applicable Regulations, or (vi) copy any Documentation other than is necessary for the purposes permitted under these Terms and for backup purposes, provided that Customer shall not remove any of Cyclomedia's Marks when copying such Documentation. Cyclomedia may immediately suspend all access to the Cyclomedia Site and disable all Authorized User logins in the event Cyclomedia reasonably suspects a misuse of the Services.

5. Management of Services. Cyclomedia is at all times entitled to make changes in the log-in procedure. Cyclomedia will notify Customer about such changes as soon as possible. Without prior notice being required, Cyclomedia is entitled to discontinue the operation of the System and/or the Services temporarily or to restrict use to the extent this is reasonably necessary for maintenance purposes or for necessary adjustments to or improvements in the System and/or Services without the Customer or an Authorized User being entitled to claim any compensation from Cyclomedia.

6. Payment. Customer shall pay the agreed-upon Subscription Fee in advance. Cyclomedia may change its fees from time to time; provided, however, that Cyclomedia shall provide 30 days written notice of any change in fees. In the event that Cyclomedia shall increase its fees pursuant to this Section, Customer shall have the right to terminate its current Order Form effective the date of such change in fees. Customer's obligation to payment of fees remains in full force and effect during any periods when the Services are inoperable.

7. Suspension of Service. Cyclomedia has the right to suspend, terminate, or otherwise restrict the Customer's use of the Services or the Software if such use (a) results in a failure or delay of any network or system of Cyclomedia or a third party, (b) is in violation of the Use Guidelines, or (c) if necessary or desirable for maintenance or improvement purposes. Cyclomedia is not liable for any Action arising from the suspension, termination, or restriction of the Services or access to the Services pursuant to this Section.

~~8. Effect of Termination. Customer has (30) days after the effective date of termination of this Agreement, or after the termination of an Order Form, to return or destroy any Confidential Information of Cyclomedia. Further, if Customer terminates the Service before the end of the Subscription Term, Customer will not be entitled to any refund of prepaid fees and any fees by owed by Customer are immediately due and payable.~~

~~9-8.~~ Warranty. Cyclomedia warrants that the Cyclomedia Offerings will operate in substantial conformity with the Documentation. Cyclomedia does not guarantee that Customer's access to or use of the Cyclomedia Offerings will be uninterrupted or error-free.