

MINUTES BOARD OF DIRECTORS MEETING
BASTROP CENTRAL APPRAISAL DISTRICT
March 26, 2026

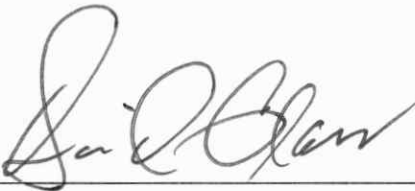
Pursuant to law, the Board of Directors of the Bastrop Central Appraisal District convened a Regular Meeting on Thursday, March 26, 2026, beginning at 3:30 p.m. in the offices of the Bastrop Central Appraisal District, 212 Jackson Street, Bastrop, Texas, with the following members and guests present, constituting a quorum:

David Redd, Chairperson	Jeannie Ralph, Member
David Glass, Secretary	Paul Johnson, Member
Sandra Archer, Member	Ellen Owens, Tax Assessor-Collector
Justin Bezner, Member	Faun Cullens, CEO, Chief Appraiser
Michelle Gaertner, Member	Kirk Swinney, Attorney
John Sabol, Member	

- I. Chairman David Redd called the meeting to order at 3:30 p.m. with a quorum present.
- II. The first item was the pledge of allegiance. Mr. Bezner led prayer.
- III. Next item on the agenda was Public Comment. No public comment made.
- IV. The next item on the agenda was Items for individual consideration and possible action. Mr. Johnson raised a Point of Order on his opinion of the Taxpayer Impact Statement. Mr. Redd asked the advice of counsel, Mr. Swinney who advised the public notice was sufficient to meet requirements for notice. Mr. Redd proceeded with the agenda item on the advice of counsel.
 - a) 2025 Financial Audit – Presented by Yvette Castro, Roloff, Hnatek & Co., LLP. Mrs. Owens motion to accept as presented. Mr. Glass seconded the motion. Mr. Johnson opposed. Motion carried.
 - b) 2026 Amended Budget to Retain 2025 Fund Balance. Mr. Redd tabled until the 2027 Proposed Budget was discussed.
 - c) Next item on the agenda was next Regular Board of Directors' meeting date, time and location – request to move from April 22nd to 29th or 30th. Mr. Glass motioned to move the next Regular Board of Directors meeting to April 30th. Mr. Bezner seconded the motion. Mr. Johnson and Mrs. Gaertner opposed the motion. Motion carried.
- V. The next item on the agenda was the Consent Agenda. Mr. Johnson raised a Point of Order on his opinion of the Taxpayer Impact Statement. Mr. Redd proceeded with the agenda item on the advice of counsel.

- 5b. Consider and act on Financial Reports – 2026 Budget and Transactions was removed from the consent agenda and will be proposed for individual consideration and possible action.
- a) Consider and act on Minutes of the Board of Directors Regular Meeting – January 22, 2026. Mr. Bezner motioned to accept Minutes of the Board of Directors Regular Meeting from January 22, 2026. Mrs. Gaertner seconded the motion. Mr. Johnson opposed the motion. Motion carried.
- VI. The next item on the agenda was consideration and action on Financial Reports – 2026 Budget Transactions. Mr. Johnson raised a Point of Order on his opinion of the Taxpayer Impact Statement. Mr. Redd proceeded with the agenda item on the advice of counsel. Mr. Glass motioned to accept Financial Reports as presented. Mrs. Ralph seconded the motion. Mr. Johnson opposed the motion. Motion carried.
- VII. The next items on the agenda were discussions of Presentations/Reports. No action was needed.
- a) Governor Abbott’s proposed Tax Plan – Justin Bezner, BOD Member. No presentation given. Tabled to next regular meeting.
- b) Chief Appraiser Faun Cullens presented the 2026 BOD Meeting Locations with A/V Support
- c) Chief Appraiser’s 25.25(b) Report – Chief Appraiser Faun Cullens stated there had been no changes to the roll.
- d) Chief Appraiser Faun Cullens presented the Chief Appraiser’s Report – Agenda Summary, Software Conversion Update, Facility Needs Update, Speaking Engagements
- e) Appraisal Review Board Chair Terry Morris presented the Appraisal Review Board Report
- f) Attorney Kirk Sweeny presented the Report on Membership Fees for other Appraisal Organizations
- VIII. The next item on the agenda was Executive Session. Finding no need for the posted executive session, the Chair proceeded with the next agenda item.
- IX. The BOD Members took a recess at 5:10 PM. The meeting resumed at 5:18 PM.
- X. The next item on the agenda was the discussion of Workshop regarding 2027 Proposed Budget with Salary Survey Results. Mr. Johnson raised a Point of Order on his opinion of the Taxpayer Impact Statement. Mr. Redd proceeded with the agenda item on the advice of counsel. The chief appraiser was instructed to prepare a 2027 Proposed Budget with a 3.5% overall budget increase and a 6.5% overall budget increase to be presented to the BOD at their next regular meeting. No action taken on Proposed Budget.

- XI. Tabled 2026 Amended Budget to Retain 2025 Fund Balance from Item IV (b). Mr. Johnson raised a Point of Order on his opinion of the Taxpayer Impact Statement. Mr. Redd proceeded with the agenda item on the advice of counsel. Mrs. Owens moved to retain 2025 fund balance as follows: \$100,000 to Building/Property, \$100,000 to Contract Services, \$155,187 to Contingency, and \$50,000 to PTO Payout. Mr. Sabol seconded the motion. Mr. Johnson opposed. Motion carried.
- XII. The next item on the agenda was Consider and Act on Board Agenda Additions for Future Meetings. No additional agenda items were proposed. No action taken.
- a) Governor Abbott’s proposed Tax Plan – Justin Bezner, BOD Member
 - b) Adopt Preliminary 2027 Budget
 - c) Chief Appraiser Succession Planning
 - d) Adopt 2026 Amended Budget
- XIII. There being no further business, Mr. Glass motioned to Adjourn at 6:27 PM. Mrs. Gaertner seconded the motion. Motion carried.



David Glass, Secretary



David Redd, Chairperson