

Travis Central Appraisal District



Board of Director's Meeting
June 12, 2023
11:30 a.m.

CONSENT AGENDA

4A

CONSENT AGENDA

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
DR. OSEZUA EHIYAMEN
BLANCA ZAMORA-GARCIA

TCAD - BOARD OF DIRECTORS MINUTES OF THE APRIL 19, 2023 MEETING

1. Call to order

Meeting called to order by James Valadez at 11:35 a.m. on April 19, 2023.

2. Establishment of Quorum

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

Also present were Marya Crigler, Chief Appraiser and Leana Mann, Deputy Chief Appraiser

3. Citizens Communication

Members of the Board heard from: Aaron Kiffe

4. Consent Agenda

- a. APPROVAL OF THE MINUTES OF THE February 17, 2023, MEETING
- b. TAXPAYER LIAISON REPORT
- c. SECTION 25.25B REPORT
- d. ACCOUNTING STATEMENTS
- e. BUDGET LINE-ITEM TRANSFERS
- f. PERSONNEL REPORT

MOTION: To pull 4B, 4D & 4F and approve the remainder of the Consent Agenda
RESULT: **APPROVED [UNANIMOUS]**

MOVER: Debbie Cartwright

SECONDER: Theresa Bastian

AYES: James Valadez, Nicole Conley, Theresa Bastian, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Vivek Kulkarni

ABSENT: Blanca Zamora-Garcia, Dr. Osezua Ehiyamen, Tom Buckle

4B. Taxpayer Liaison Report

Members of the Board heard from Betty Thompson, Taxpayer Liaison.

MOTION: Approve the Taxpayer Liaison Report.

RESULT: **APPROVED [UNANIMOUS]**

MOVER: Theresa Bastian

SECONDER: Vivek Kulkarni

AYES: James Valadez, Nicole Conley, Theresa Bastian, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Vivek Kulkarni

ABSENT: Blanca Zamora-Garcia, Dr. Osezua Ehiyamen, Tom Buckle

4D. Accounting Statements

Members of the board heard from Leana Mann, Deputy Chief Appraiser

MOTION: Approve Accounting Statements

RESULT: **APPROVED [UNANIMOUS]**

MOVER: Nicole Conley

SECONDER: Vivek Kulkarni

AYES: James Valadez, Nicole Conley, Theresa Bastian, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Dr. Osezua Ehiyamen, Vivek Kulkarni

ABSENT: Blanca Zamora-Garcia, Tom Buckle

4F. Personnel Report

Members of the board heard from Marya Crigler, Chief Appraiser

MOTION: Approve Personnel Report

RESULT: **APPROVED [UNANIMOUS]**

MOVER: Debbie Cartwright

SECONDER: Elizabeth Montoya

AYES: James Valadez, Nicole Conley, Theresa Bastian, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Dr. Osezua Ehiyamen, Vivek Kulkarni

ABSENT: Blanca Zamora-Garcia, Tom Buckle

5A. Discussion and possible action on directives and expectations of Board of Directors for newly appointed Taxpayer Liaison Officer

Members of the board heard from Betty Thompson, Taxpayer Liaison Officer

RESULT: DISCUSSED

5B. Discussion and possible action on Annual Review and Adoption of Investment Policy.

Nicole Conley recused herself from any action on item 5B.

Members of the board heard from Leana Mann, Deputy Chief Appraiser

MOTION: Approve the revised Investment Policy and strategy
RESULT: **APPROVED [UNANIMOUS]**
MOVER: Debbie Cartwright **SECONDER:** Vivek Kulkarni

AYES: James Valadez, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Dr. Osezua Ehiyamen, Tom Buckle, Vivek Kulkarni

ABSENT: Nicole Conley

5C. Discussion and possible action on Chief Appraiser Report to include Notices of Appraised Value, Ass Appraisal Report, Annual Report, Taxpayer Outreach Programs, legislative updates.

Members of the board heard from Marya Crigler, Chief Appraiser

RESULT: DISCUSSED

At 12:32 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. 551.071 Discussion on appeals under Section 42.02, Texas Property Tax Code

SEC. 551.074 Discussion on Personnel matters of the Chief Appraiser

SEC. 551.071 Discussion on appeals under Section 42.02, Texas Property Tax Code

MOTION: Begin Board of Directors Executive Session
RESULT: **APPROVED [UNANIMOUS]**
MOVER: Dr. Osezua Ehiyamen **SECONDER:** Theresa Bastian

AYES: James Valadez, Nicole Conley, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Dr. Osezua Ehiyamen, Tom Buckle, Vivek Kulkarni

ABSENT: None

At 3:02 PM, the Board resumed the public session and returned to Item 6D.

5D. Discussion and possible action on Performance Review and compensation for Chief Appraiser.

MOTION: Approve to increase the Chief Appraiser's salary in line with the Social Security COLA to \$270,000.00 effective January 1, 2023. With a lump sum merit base payment of 5%.

RESULT: **APPROVED [UNANIMOUS]**

MOVER: Theresa Bastian

SECONDER: Elizabeth Montoya

AYES: James Valadez, Nicole Conley, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Dr. Osezua Ehiyamen

ABSENT: None

5E. Consultation with TCAD attorney (McCreary, Veselka, Bragg & Allen) regarding board responsibilities and duties.

RESULT: Discussed in Executive Session

5F. Discussion and possible action on litigation and appeals related to pending and anticipated lawsuits.

RESULT: NOT DISCUSSED

5G. 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:

- *The Chief Appraiser will send out a poll survey to prepare for the next two meetings with the Board.*
- *The Board would like the Chief Appraiser to discuss the requirements of Section 6.04 D, E and F (Board Policies)*

5H. Adjournment

MOTION: Adjourn meeting at 3:08 PM

RESULT: **APPROVED [UNANIMOUS]**

MOVER: Blanca Zamora-Garcia

SECONDER: Dr. Osezua Ehiyamen

AYES: James Valadez, Nicole Conley, Theresa Bastian, Blanca Zamora-Garcia, Bruce Elfant, Debbie Cartwright, Elizabeth Montoya, Dr. Osezua Ehiyamen

ABSENT: Tom Buckle, Vivek Kulkarni

Respectfully submitted,

Nicole Conley, Secretary

Approved:

James Valadez, Chairperson

4B

CONSENT AGENDA

| PID | Year | Owner Name | Legal Description | Location | Initial Market Value | Current Market Value |
|--|------|-----------------------------------|---|---|----------------------|----------------------|
| 134221 | 2015 | CROMWELL WILLIAM O III & | LOT 17 BLK B SHINOAK VALLEY SEC III | 4015 WALNUT CLAY DR, TX 78731 | \$590,483 | \$590,483 |
| HOMESITE SHOULD HAVE BEEN UPDATED TO 100%. RECEIVED A COMPLETE TIMELY APPLICATION ON 12/29/2014. | | | | | | |
| 138434 | 2020 | LANSFORD VERNON DOUGLAS & BING WU | UNT 203 BLD A FAR WEST SKYLINE CONDOMINIUMS PLUS 2.384%INT IN COMMON AREA | 3840 FAR WEST BLVD 203, TX 78731 | \$226,285 | \$226,285 |
| Add HS exemption per timely application. | | | | | | |
| 217972 | 2019 | ANDERSON DAVID T & LINDA C | LOT 27-29 BLK 1 HYDE PARK ADDN NO 2 | 4210 AVENUE B, AUSTIN TX 78751 | \$750,601 | \$750,601 |
| 217972 | 2020 | ANDERSON DAVID T & LINDA C | LOT 27-29 BLK 1 HYDE PARK ADDN NO 2 | 4210 AVENUE B, AUSTIN TX 78751 | \$733,800 | \$733,800 |
| 456070 | 2020 | KELLY KATHLEEN | LOT 41 ST ANDREWS | 19 MUIRFIELD GREENS LN, TX 78738 | \$420,159 | \$420,159 |
| Add HS exemption per timely application | | | | | | |
| 696833 | 2022 | EXTREME VENTURES INC | PERSONAL PROPERTY COMMERCIAL INSURANCE 4 LESS | 3909 N INTERSTATE HY 35 B-2, TX 78722 | \$3,428 | \$0 |
| PER 2022 RENDITION AND TRAVIS COUNTY DELINQUENT TAX BILL, BUSINESS CLOSED 6/01/2021. DELETE 2022. CHANGE VALUE TO \$0. 4/25/2023 NAW | | | | | | |
| 896335 | 2022 | BIDERMANS DELI LLC | PERSONAL PROPERTY COMMERCIAL BIDERMANS DELI LLC | 3742 FAR WEST BLVD 101, AUSTIN TX 78731 | \$46,200 | \$0 |
| BUSINESS SOLD TO BIDERMANS DELI AUSTIN LLC ON 08/15/2021 PER T/P EMAIL & BILL OF SALE. INACTIVATE AND VALUE TO 0. JKK 04/24/2023 | | | | | | |
| 975678 | 2022 | CENTENE MANAGEMENT COMPANY LLC | PERSONAL PROPERTY AIRCRAFT N898CC | 4321 EMMA BROWNING, AUSTIN TX | \$20,000,000 | \$17,123 |
| AIRCRAFT APPLIED FOR 21.05 COMMERCIAL ALLOCATION WHICH WAS NOT APPLIED AT THE TIME OF VALUATION. ABB VALUATION = \$20,000,000. N898CC HAD 5 COMMERCIAL DEPARTURES. ALLOCATED VALUE SHOULD BE \$17,123. SEE ALLOCATION WORKSHEET IN CASE PREP / ATTACHED 05/01/23 SNL | | | | | | |

Emailed to TARB 6/9/2023- LHM

4C

CONSENT AGENDA

TRAVIS CENTRAL APPRAISAL DISTRICT

BOARD OFFICERS

JAMES VALADEZ
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THERESA BASTIAN
VICE CHAIRPERSON
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SECRETARY/TREASURER



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VIVEK KULKARNI
ELIZABETH MONTOYA
BLANCA ZAMORA-GARCIA

TO: Travis Central Appraisal District
Board of Directors

FROM: Leana H. Mann
Deputy Chief Appraiser

SUBJECT: January 2023 Unaudited Financial Statements

The unaudited financial statements for January 2023 are attached. Financial highlights for the month are as follows:

- The District's ending fund balance was \$4,116,446. Of that, \$462,720 was nonspendable in the form of prepaid expenditures, \$1,700,700 was held in reserves as committed fund balance, and \$578,620 was unassigned fund balance.
- ***The net change in fund balance for the fiscal year to date is \$426,899.***
- The reserve balances total \$1,700,700. Detail account balances for each reserve account are as follows:

| | <u>Current Balance</u> |
|---|------------------------|
| Reserve for Computer Equipment | \$ 89,594 |
| Reserve for Network Infrastructure | \$ 350,000 |
| Reserve for Technology Enhancements | \$ 154,192 |
| Reserve for Litigation | \$ 956,914 |
| Reserve for Building Repair & Replacement | \$ - |
| Reserve for ARB Operations | \$ - |
| Reserve for Market Data Purchases | \$ 150,000 |
| | <u>\$ 1,700,700</u> |

- ***The District ended the month with a budget surplus of \$326,899.***
- 850 EAL Holding Corp. is considered a blended component unit of the District. This component unit is reported in the financial statements as a Special Revenue Fund on the Governmental Funds Balance Sheet and Statement of Revenue, Expenditures and Changes in Fund Balance.

Travis Central Appraisal District
 Budget to Actual- Governmental Funds
 For the month ended January 31, 2023

| | Budgeted Amounts | | | Actual Amounts | Variance |
|--|-------------------------|----------------------|---------------------|-----------------------|--------------------|
| | Original | Amended | YTD | | Fav (Unfav) |
| REVENUE: | | | | | |
| Appraisal assessments | 22,786,110 | 22,786,110 | 1,898,843 | 2,140,322 | 241,480 |
| Refund of appraisal assessments | - | - | - | - | - |
| Net appraisal assessments | \$ 22,786,110 | \$ 22,786,110 | \$ 1,898,843 | \$ 2,140,322 | \$ 241,480 |
| Investment earnings | 90,000 | 90,000 | 7,500 | 26,669 | 19,169 |
| Charges for services | 7,500 | 7,500 | 625 | 674 | (6,826) |
| Miscellaneous revenue | 85,000 | 85,000 | 7,083 | 13,744 | (71,256) |
| TOTAL REVENUE | \$ 22,968,610 | \$ 22,968,610 | \$ 1,914,051 | \$ 2,181,409 | \$ 182,567 |
| EXPENDITURES: | | | | | |
| Personnel Cost | 11,138,355 | 11,138,355 | 928,196 | 846,695 | 81,502 |
| Benefit Cost | 4,143,506 | 4,143,506 | 345,292 | 184,188 | 161,104 |
| Printing and mailing services | 850,950 | 850,950 | 70,913 | 3,398 | 67,514 |
| Operating supplies | 159,285 | 159,285 | 13,274 | 20,272 | (6,998) |
| Subscriptions and data purchases | 415,426 | 415,426 | 34,619 | 53,787 | (19,169) |
| Training and education | 111,115 | 111,115 | 9,260 | 18,763 | (9,504) |
| Travel expenditures | 10,750 | 10,750 | 896 | 10 | 886 |
| Utilities | 624,147 | 624,147 | 52,012 | 40,111 | 11,901 |
| Legal expenditures | 983,500 | 983,500 | 81,958 | 47,030 | 34,929 |
| Professional services | 1,350,369 | 1,350,369 | 112,531 | 209,362 | (96,831) |
| Insurance | 77,000 | 77,000 | 6,417 | 5,994 | 423 |
| Aerial photography | 442,297 | 442,297 | 36,858 | 216,000 | (179,142) |
| Rentals | 169,370 | 169,370 | 14,114 | 10,267 | 3,847 |
| Building and Equipment maintenance | 405,984 | 405,984 | 33,832 | 23,776 | 10,056 |
| Software maintenance | 515,735 | 515,735 | 42,978 | 55,328 | (12,350) |
| Other services | 373,760 | 373,760 | 31,147 | 16,303 | 14,844 |
| Capital Outlay | 265,723 | 265,723 | 22,144 | - | 22,144 |
| Debt Service- Principal | 358,859 | 358,859 | 29,905 | 3,226 | 26,679 |
| Debt Service- Interest | 389,979 | 389,979 | 32,498 | - | 32,498 |
| TOTAL EXPENDITURES | 22,786,110 | 22,786,110 | 1,898,843 | 1,754,510 | 144,333 |
| EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES | 182,500 | 182,500 | 15,208 | 426,899 | 326,899 |
| OTHER FINANCING SOURCES (USES): | | | | | |
| Transfers In | - | - | - | - | - |
| Transfers out | - | - | - | - | - |
| TOTAL OTHER FINANCING SOURCES (USES) | - | - | - | - | - |
| NET CHANGE IN FUND BALANCE | 182,500 | 182,500 | 15,208 | 426,899 | 326,899 |
| Beginning Fund Balance | 3,689,547 | 3,689,547 | 3,689,547 | 3,689,547 | - |
| Ending Fund Balance | \$ 3,872,047 | \$ 3,872,047 | \$ 3,704,755 | \$ 4,116,446 | \$ 326,899 |

Travis Central Appraisal District

Governmental Fund Balance Sheet

January 31, 2023

| | General Fund | Special Revenue Fund | Total Governmental Funds |
|---|-----------------------------|---------------------------------|---|
| ASSETS | | | |
| Cash and cash equivalents | 2,958,484 | - | 2,958,484 |
| Short-term investments | 4,874,079 | - | 4,874,079 |
| Receivables | 2,312,090 | - | 2,312,090 |
| Prepaid items | 462,720 | - | 462,720 |
| TOTAL ASSETS | <u>\$ 10,607,373</u> | <u>\$ -</u> | <u>\$ 10,607,373</u> |
| LIABILITIES | | | |
| Accounts payable and accrued expenditures | 2,210,283 | - | 2,210,283 |
| Unearned revenue | 4,280,644 | - | 4,280,644 |
| TOTAL LIABILITIES | 6,490,927 | - | 6,490,927 |
| FUND BALANCES | | | |
| Fund balance, committed | 3,075,106 | - | 3,075,106 |
| Fund Balance, restricted | - | - | - |
| Fund balance, nonspendable | 462,720 | - | 462,720 |
| Fund balance, unassigned | 578,620 | - | 578,620 |
| TOTAL FUND BALANCES | <u>4,116,446</u> | <u>-</u> | <u>4,116,446</u> |
| TOTAL LIABILITIES AND FUND BALANCE | <u>\$ 10,607,373</u> | <u>\$ -</u> | <u>\$ 10,607,373</u> |

Travis Central Appraisal District

Statement of Revenues, Expenditures and Changes in Fund Balance

For the month ended January 31, 2023

| | <u>General Fund</u> | <u>Special Revenue Fund</u> | <u>Total Governmental Funds</u> |
|--|---------------------|---------------------------------|---|
| REVENUES | | | |
| Appraisal assessments | \$ 2,140,322 | \$ - | \$ 2,140,322 |
| Refund of appraisal assessments | - | - | - |
| Net appraisal assessments | <u>2,140,322</u> | <u>-</u> | <u>2,140,322</u> |
| Investment earnings | 26,669 | - | 26,669 |
| Charges for services | 674 | - | 674 |
| Miscellaneous revenue | 13,744 | - | 13,744 |
| TOTAL REVENUE | <u>2,181,409</u> | <u>-</u> | <u>2,181,409</u> |
| EXPENDITURES | | | |
| Appraisal services | | | |
| Payroll and related expenditures | 1,030,883 | - | 1,030,883 |
| Data processing | 55,328 | - | 55,328 |
| Transportation | 10 | - | 10 |
| Operating supplies | 20,272 | - | 20,272 |
| Rentals | 10,267 | - | 10,267 |
| Legal and professional | 256,392 | - | 256,392 |
| Utilities and telephone | 40,111 | - | 40,111 |
| Building and equipment maintenance | 23,776 | - | 23,776 |
| Insurance | 5,994 | - | 5,994 |
| Other services | 308,252 | - | 308,252 |
| Capital outlay | - | - | - |
| Debt Service- Principal | 3,226 | - | 3,226 |
| Debt Service- Interest | - | - | - |
| TOTAL EXPENDITURES | <u>1,754,510</u> | <u>-</u> | <u>1,754,510</u> |
| EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES | <u>426,899</u> | <u>-</u> | <u>426,899</u> |
| OTHER FINANCING SOURCES (USES): | | | |
| Transfers in | - | - | - |
| Transfers out | - | - | - |
| TOTAL OTHER FINANCING SOURCES (USES) | <u>-</u> | <u>-</u> | <u>-</u> |
| NET CHANGE IN FUND BALANCE | 426,899 | - | 426,899 |
| FUND BALANCE, beginning of year | <u>3,689,547</u> | <u>-</u> | <u>3,689,547</u> |
| FUND BALANCE, end of year | <u>\$ 4,116,446</u> | <u>\$ -</u> | <u>\$ 4,116,446</u> |

TRAVIS CENTRAL APPRAISAL DISTRICT

BOARD OFFICERS

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THERESA BASTIAN
VICE CHAIRPERSON
NICOLE CONLEY
SECRETARY/TREASURER



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VIVEK KULKARNI
ELIZABETH MONTOYA
BLANCA ZAMORA-GARCIA

TO: Travis Central Appraisal District
Board of Directors

FROM: Leana H. Mann
Deputy Chief Appraiser

SUBJECT: February 2023 Unaudited Financial Statements

The unaudited financial statements for February 2023 are attached. Financial highlights for the month are as follows:

- The District's ending fund balance was \$3,654,755. Of that, \$417,597 was nonspendable in the form of prepaid expenditures, \$1,700,700 was held in reserves as committed fund balance, and \$162,052 was unassigned fund balance.
- ***The net change in fund balance for the fiscal year to date is (\$34,792).***
- The reserve balances total \$1,700,700. Detail account balances for each reserve account are as follows:

| | <u>Current Balance</u> |
|---|------------------------|
| Reserve for Computer Equipment | \$ 89,594 |
| Reserve for Network Infrastructure | \$ 350,000 |
| Reserve for Technology Enhancements | \$ 154,192 |
| Reserve for Litigation | \$ 956,914 |
| Reserve for Building Repair & Replacement | \$ - |
| Reserve for ARB Operations | \$ - |
| Reserve for Market Data Purchases | \$ 150,000 |
| | <u>\$ 1,700,700</u> |

- ***The District ended the month with a budget deficit of \$142,292.***
- 850 EAL Holding Corp. is considered a blended component unit of the District. This component unit is reported in the financial statements as a Special Revenue Fund on the Governmental Funds Balance Sheet and Statement of Revenue, Expenditures and Changes in Fund Balance.

Travis Central Appraisal District
 Budget to Actual- Governmental Funds
 For the month ended February 28, 2023

| | Budgeted Amounts | | | Actual Amounts | Variance |
|--|-------------------------|----------------------|---------------------|-----------------------|---------------------|
| | Original | Amended | YTD | | Fav (Unfav) |
| REVENUE: | | | | | |
| Appraisal assessments | 22,786,110 | 22,786,110 | 3,797,685 | 4,280,644 | 482,959 |
| Refund of appraisal assessments | - | - | - | - | - |
| Net appraisal assessments | \$ 22,786,110 | \$ 22,786,110 | \$ 3,797,685 | \$ 4,280,644 | \$ 482,959 |
| Investment earnings | 90,000 | 90,000 | 15,000 | 54,814 | 39,814 |
| Charges for services | 7,500 | 7,500 | 1,250 | 805 | (6,695) |
| Miscellaneous revenue | 85,000 | 85,000 | 14,167 | 49,349 | (35,651) |
| TOTAL REVENUE | \$ 22,968,610 | \$ 22,968,610 | \$ 3,828,102 | \$ 4,385,613 | \$ 480,428 |
| EXPENDITURES: | | | | | |
| Personnel Cost | 11,138,355 | 11,138,355 | 1,856,393 | 1,671,478 | 184,915 |
| Benefit Cost | 4,143,506 | 4,143,506 | 690,584 | 458,705 | 231,880 |
| Printing and mailing services | 850,950 | 850,950 | 141,825 | 190,738 | (48,913) |
| Operating supplies | 159,285 | 159,285 | 26,548 | 29,607 | (3,059) |
| Subscriptions and data purchases | 415,426 | 415,426 | 69,238 | 95,922 | (26,684) |
| Training and education | 111,115 | 111,115 | 18,519 | 25,047 | (6,528) |
| Travel expenditures | 10,750 | 10,750 | 1,792 | 1,228 | 563 |
| Utilities | 624,147 | 624,147 | 104,025 | 80,732 | 23,293 |
| Legal expenditures | 983,500 | 983,500 | 163,917 | 137,912 | 26,005 |
| Professional services | 1,350,369 | 1,350,369 | 225,062 | 663,962 | (438,901) |
| Insurance | 77,000 | 77,000 | 12,833 | 11,718 | 1,115 |
| Aerial photography | 442,297 | 442,297 | 73,716 | 658,297 | (584,580) |
| Rentals | 169,370 | 169,370 | 28,228 | 20,353 | 7,876 |
| Building and Equipment maintenance | 405,984 | 405,984 | 67,664 | 45,031 | 22,633 |
| Software maintenance | 515,735 | 515,735 | 85,956 | 144,288 | (58,332) |
| Other services | 373,760 | 373,760 | 62,293 | 32,537 | 29,756 |
| Capital Outlay | 265,723 | 265,723 | 44,287 | 152,882 | (108,595) |
| Debt Service- Principal | 358,859 | 358,859 | 59,810 | (30) | 59,840 |
| Debt Service- Interest | 389,979 | 389,979 | 64,997 | - | 64,997 |
| TOTAL EXPENDITURES | 22,786,110 | 22,786,110 | 3,797,685 | 4,420,405 | (622,720) |
| EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES | 182,500 | 182,500 | 30,417 | (34,792) | (142,292) |
| OTHER FINANCING SOURCES (USES): | | | | | |
| Transfers In | - | - | - | - | - |
| Transfers out | - | - | - | - | - |
| TOTAL OTHER FINANCING SOURCES (USES) | - | - | - | - | - |
| NET CHANGE IN FUND BALANCE | 182,500 | 182,500 | 30,417 | (34,792) | (142,292) |
| Beginning Fund Balance | 3,689,547 | 3,689,547 | 3,689,547 | 3,689,547 | - |
| Ending Fund Balance | \$ 3,872,047 | \$ 3,872,047 | \$ 3,719,964 | \$ 3,654,755 | \$ (142,292) |

Travis Central Appraisal District

Governmental Fund Balance Sheet

February 28, 2023

| | General Fund | Special Revenue Fund | Total Governmental Funds |
|---|---------------------|---------------------------------|---|
| ASSETS | | | |
| Cash and cash equivalents | 2,195,089 | - | 2,195,089 |
| Short-term investments | 4,891,345 | - | 4,891,345 |
| Receivables | 384,879 | - | 384,879 |
| Prepaid items | 417,597 | - | 417,597 |
| TOTAL ASSETS | <u>\$ 7,888,910</u> | <u>\$ -</u> | <u>\$ 7,888,910</u> |
| LIABILITIES | | | |
| Accounts payable and accrued expenditures | 2,093,833 | - | 2,093,833 |
| Unearned revenue | 2,140,322 | - | 2,140,322 |
| TOTAL LIABILITIES | 4,234,155 | - | 4,234,155 |
| FUND BALANCES | | | |
| Fund balance, committed | 3,075,106 | - | 3,075,106 |
| Fund Balance, restricted | - | - | - |
| Fund balance, nonspendable | 417,597 | - | 417,597 |
| Fund balance, unassigned | 162,052 | - | 162,052 |
| TOTAL FUND BALANCES | <u>3,654,755</u> | <u>-</u> | <u>3,654,755</u> |
| TOTAL LIABILITIES AND FUND BALANCE | <u>\$ 7,888,910</u> | <u>\$ -</u> | <u>\$ 7,888,910</u> |

Travis Central Appraisal District

Statement of Revenues, Expenditures and Changes in Fund Balance

For the month ended February 28, 2023

| | <u>General Fund</u> | <u>Special Revenue Fund</u> | <u>Total Governmental Funds</u> |
|--|---------------------|---------------------------------|---|
| REVENUES | | | |
| Appraisal assessments | \$ 4,280,644 | \$ - | \$ 4,280,644 |
| Refund of appraisal assessments | - | - | - |
| Net appraisal assessments | <u>4,280,644</u> | <u>-</u> | <u>4,280,644</u> |
| Investment earnings | 54,814 | - | 54,814 |
| Charges for services | 805 | - | 805 |
| Miscellaneous revenue | 49,349 | - | 49,349 |
| TOTAL REVENUE | <u>4,385,613</u> | <u>-</u> | <u>4,385,613</u> |
| EXPENDITURES | | | |
| Appraisal services | | | |
| Payroll and related expenditures | 2,130,182 | - | 2,130,182 |
| Data processing | 144,288 | - | 144,288 |
| Transportation | 1,228 | - | 1,228 |
| Operating supplies | 29,607 | - | 29,607 |
| Rentals | 20,353 | - | 20,353 |
| Legal and professional | 801,874 | - | 801,874 |
| Utilities and telephone | 80,732 | - | 80,732 |
| Building and equipment maintenance | 45,031 | - | 45,031 |
| Insurance | 11,718 | - | 11,718 |
| Other services | 1,002,540 | - | 1,002,540 |
| Capital outlay | 152,882 | - | 152,882 |
| Debt Service- Principal | (30) | - | (30) |
| Debt Service- Interest | - | - | - |
| TOTAL EXPENDITURES | <u>4,420,405</u> | <u>-</u> | <u>4,420,405</u> |
| EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES | <u>(34,792)</u> | <u>-</u> | <u>(34,792)</u> |
| OTHER FINANCING SOURCES (USES): | | | |
| Transfers in | - | - | - |
| Transfers out | - | - | - |
| TOTAL OTHER FINANCING SOURCES (USES) | <u>-</u> | <u>-</u> | <u>-</u> |
| NET CHANGE IN FUND BALANCE | <u>(34,792)</u> | <u>-</u> | <u>(34,792)</u> |
| FUND BALANCE, beginning of year | <u>3,689,547</u> | <u>-</u> | <u>3,689,547</u> |
| FUND BALANCE, end of year | <u>\$ 3,654,755</u> | <u>\$ -</u> | <u>\$ 3,654,755</u> |



MONTHLY INVESTMENT REPORT

Travis Central Appraisal District

MARCH 31, 2023



MEEDER

PUBLIC FUNDS
PATTERSON GROUP



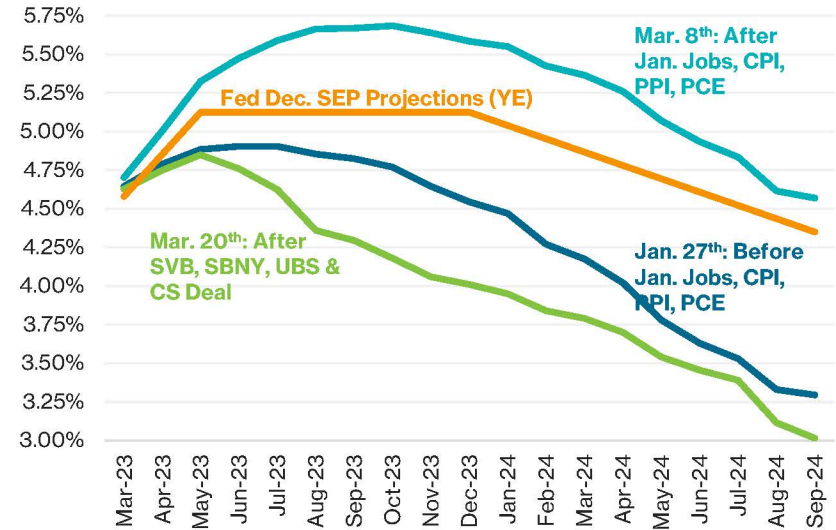
Higher still?

Solid economic data in March was overshadowed by two bank failures and the subsequent repricing of rate hike expectations. The March Federal Open Market Committee (FOMC) meeting saw the committee unanimously raise rates by 0.25%. However, the hike has been interpreted as dovish due to comments from Jerome Powell, conveying concern about tightening credit conditions.

The Employment Situation Summary surprised again to the upside, showing the US economy added 311 thousand jobs in February. The unemployment rate increased from 3.4% to 3.6% as labor force participation increased. Along with a slowdown in wage growth, the report pointed to a strong job market that is showing signs of cooling. The Consumer Price Index (CPI) Report for February showed both headline and core inflation increased during the month by 0.4%, evidencing inflation is not gone yet. The Personal Consumption Index (PCE), the Federal Reserve's preferred inflation measure, painted a slightly softer inflation picture. The PCE index increased by 0.3% during the month and brought the year-over-year rate to 5.0%, down from a 5.3% pace the prior month.

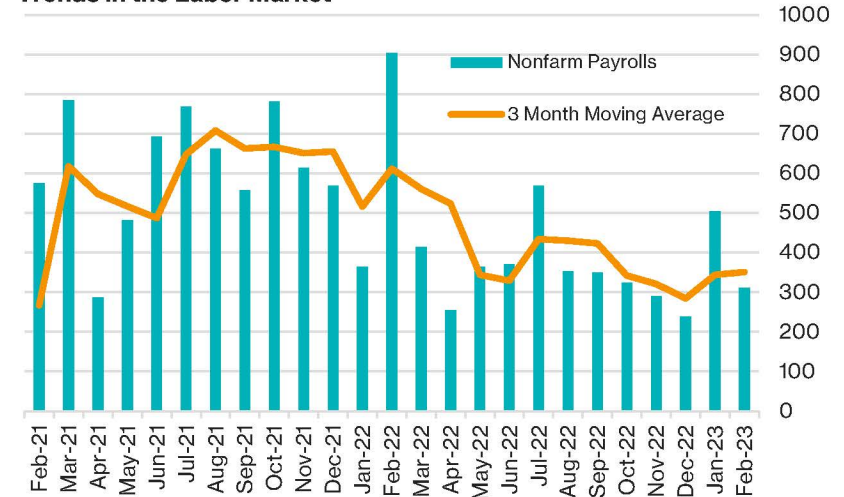
However, the failures of Silicon Valley Bank and Signature Bank, and the subsequent forced acquisition of Credit Suisse by UBS altered market expectations for monetary policy. Before the noted banking issues, on March 8th, markets were pricing in another 1% in rate hikes and a terminal rate of 5.75% in September. In response to the bank turmoil, by March 15th, markets were pricing in rate cuts as early as June. However, as regulators responded to the events, and concerns of a spillover to the real economy abated, by March 31st, markets reversed course to price in a 60% chance of another 0.25% interest rate hike in May.

FED FUNDS EXPECTATIONS



SOURCE: BLOOMBERG

Trends in the Labor Market



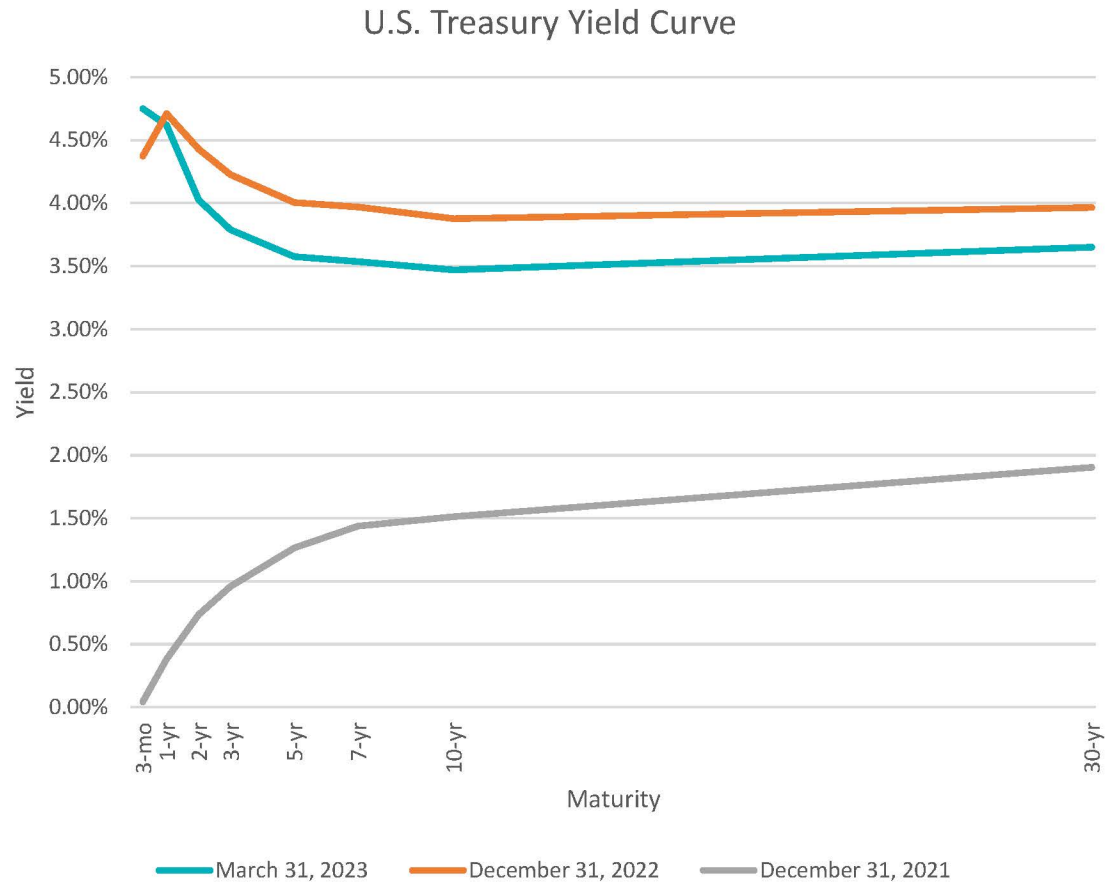
SOURCE: BLOOMBERG

Expectations Drive Rates

Treasury rates were volatile throughout the month as market participants tried to get a handle on the bank failure's implications. During the month, the yield on the 2-year Treasury moved a full 1.00% lower, and the yield on the 5-year Treasury moved 0.61% lower.

Spreads on corporate bonds, commercial paper, municipal bonds, and agency bonds moved wider during the month as a flight to safety saw investors move into treasuries. These moves created opportunities to pick up additional yield on high quality bonds, including agency debt.

Although overall yields are lower than they were a month ago, the opportunity set in fixed income is still positive. Locking in current yields and income levels will benefit portfolios when the yield curve eventually normalizes, and rates fall when this hiking cycle ends.



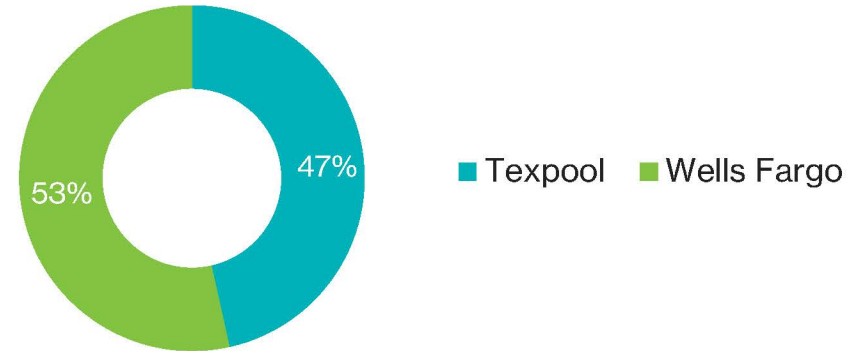
Your Portfolio

As of March 31, 2023

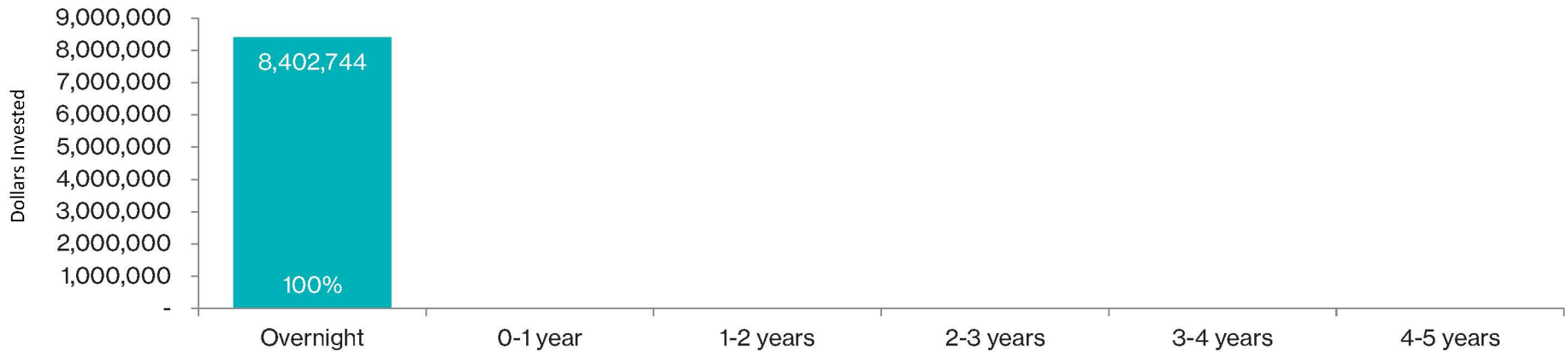
Your Portfolio Statistics

Weighted Average Maturity 1 day
Weighted Average Yield (All Funds) 4.45%

Your Asset Allocation



Your Maturity Distribution



Allocation Percentage Per Year

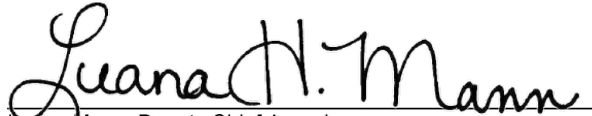
Travis Central Appraisal Dist.
Portfolio Management
Portfolio Summary
March 31, 2023

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 | 3,908,974.01 | 3,908,974.01 | 3,908,974.01 | 46.52 | 1 | 1 | 4.732 |
| Wells Fargo Bank | 4,493,769.60 | 4,493,769.60 | 4,493,769.60 | 53.48 | 1 | 1 | 4.207 |
| Investments | 8,402,743.61 | 8,402,743.61 | 8,402,743.61 | 100.00% | 1 | 1 | 4.451 |

| Total Earnings | March 31 Month Ending | Fiscal Year To Date |
|-----------------------|------------------------------|----------------------------|
| Current Year | 23,882.69 | 78,696.83 |

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.


3/31/2023
 Leana Mann, Deputy Chief Appraiser

Travis Central Appraisal Dist.
Summary by Type
March 31, 2023
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 | 3,908,974.01 | 3,908,974.01 | 46.52 | 4.732 | 1 |
| Wells Fargo Bank | 4 | 4,493,769.60 | 4,493,769.60 | 53.48 | 4.207 | 1 |
| Subtotal | 6 | 8,402,743.61 | 8,402,743.61 | 100.00 | 4.451 | 1 |
| Total and Average | 6 | 8,402,743.61 | 8,402,743.61 | 100.00 | 4.451 | 1 |



**Travis Central Appraisal Dist.
Fund GEN - General Fund
Investments by Fund
March 31, 2023**

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 | 1,415,119.05 | 1,415,119.05 | 1,415,119.05 | 4.611 | 4.547 | 4.610 | 1 |
| 900001A | 10001 | Texpool Prime | 10/01/2019 | 2,493,854.96 | 2,493,854.96 | 2,493,854.96 | 4.801 | 4.734 | 4.800 | 1 |
| Subtotal and Average | | | | 3,908,974.01 | 3,908,974.01 | 3,908,974.01 | | 4.667 | 4.732 | 1 |
| Wells Fargo Bank | | | | | | | | | | |
| 90401 | 10003 | Wells Fargo Analyzed Bus Chkg+ | 10/01/2019 | 295,655.42 | 295,655.42 | 295,655.42 | 0.840 | 0.828 | 0.840 | 1 |
| 88469 | 10004 | Wells Fargo Analyzed Bus Chkg+ | 10/01/2019 | 924.22 | 924.22 | 924.22 | 0.870 | 0.858 | 0.870 | 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 | 4,197,189.96 | 4,197,189.96 | 4,197,189.96 | 4.445 | 4.383 | 4.444 | 1 |
| Subtotal and Average | | | | 4,493,769.60 | 4,493,769.60 | 4,493,769.60 | | 4.149 | 4.207 | 1 |
| Total Investments and Average | | | | 8,402,743.61 | 8,402,743.61 | 8,402,743.61 | | 4.390 | 4.451 | 1 |

Travis Central Appraisal Dist.
Interest Earnings
Sorted by Fund - Fund
March 1, 2023 - March 31, 2023
Yield on Beginning Book Value

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

| CUSIP | Investment # | Fund | Security Type | Ending Par Value | Beginning Book Value | Ending 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 | 1,415,119.05 | 2,407,616.58 | 1,415,119.05 | | 4.611 | 3.669 | 7,502.47 | 0.00 | 7,502.47 |
| 900001A | 10001 | GEN | RRP | 2,493,854.96 | 2,483,728.22 | 2,493,854.96 | | 4.801 | 4.801 | 10,126.74 | 0.00 | 10,126.74 |
| 8477 | 10002 | GEN | RR2 | 4,197,189.96 | 1,985,295.35 | 4,197,189.96 | | 4.445 | 3.584 | 6,043.35 | 0.00 | 6,043.35 |
| 88469 | 10004 | GEN | RR2 | 924.22 | 923.25 | 924.22 | | 0.870 | 1.237 | 0.97 | 0.00 | 0.97 |
| 90401 | 10003 | GEN | RR2 | 295,655.42 | 281,240.36 | 295,655.42 | | 0.840 | 0.876 | 209.16 | 0.00 | 209.16 |
| | | | Subtotal | 8,402,743.61 | 7,158,803.76 | 8,402,743.61 | | | 3.928 | 23,882.69 | 0.00 | 23,882.69 |
| | | | Total | 8,402,743.61 | 7,158,803.76 | 8,402,743.61 | | | 3.928 | 23,882.69 | 0.00 | 23,882.69 |

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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

APRIL 30, 2023



MEEDER

PUBLIC FUNDS
PATTERSON GROUP

Labor Market Moderating?

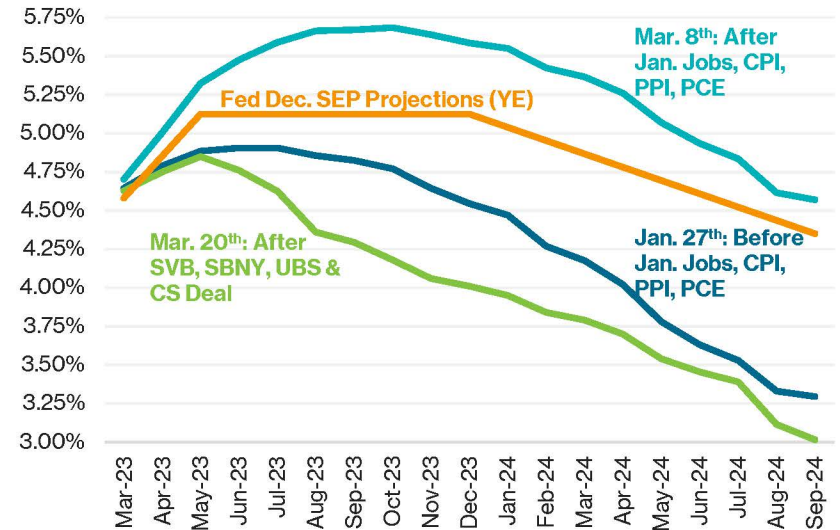
April economic data pointed to a resilient US economy, while bond market volatility declined as consensus formed around the May FOMC meeting. Following earnings releases for the largest banks in the United States, First Republic Bank found itself back in the crosshairs of investors. By the end of the month, the collapse of the bank was imminent, and the FDIC agreed to JP Morgan's bid for the troubled lender.

The April jobs report showed that, while the labor market might be moderating, it is still strong. The US economy added 236 thousand jobs in April, and the unemployment rate declined to 3.5%. Other labor market measures showed moderation as well, as continuing jobless claims increased throughout the month, and are at their highest level since November 2021 at 1.87 million. Job opening data also showed that, while job openings remain robust, they are less abundant than the peak in 2022.

Likewise, the April Consumer Price Index (CPI) report revealed that inflation is not yet a thing of the past. Both headline and core CPI came in line with expectations. Core CPI increased by 0.4% in March, which annualizes to a rate of 4.8%, well above the Federal Reserve's target rate of 2.0%.

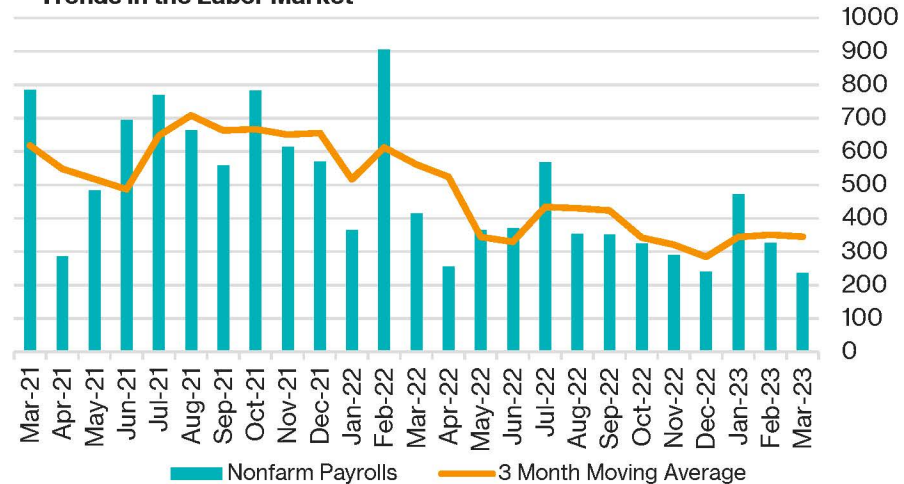
Coming off the volatility the bond market experienced in March, April saw rates settle into a narrower trading range as markets settled in on the view that the May FOMC meeting would see the committee hike rates by 0.25%. At the beginning of April, rates markets were pricing in a 50/50 chance of a 0.25% rate hike in May. By the end of April, the chance of a 0.25% rate hike was up to 85%.

FED FUNDS EXPECTATIONS



SOURCE: BLOOMBERG

Trends in the Labor Market

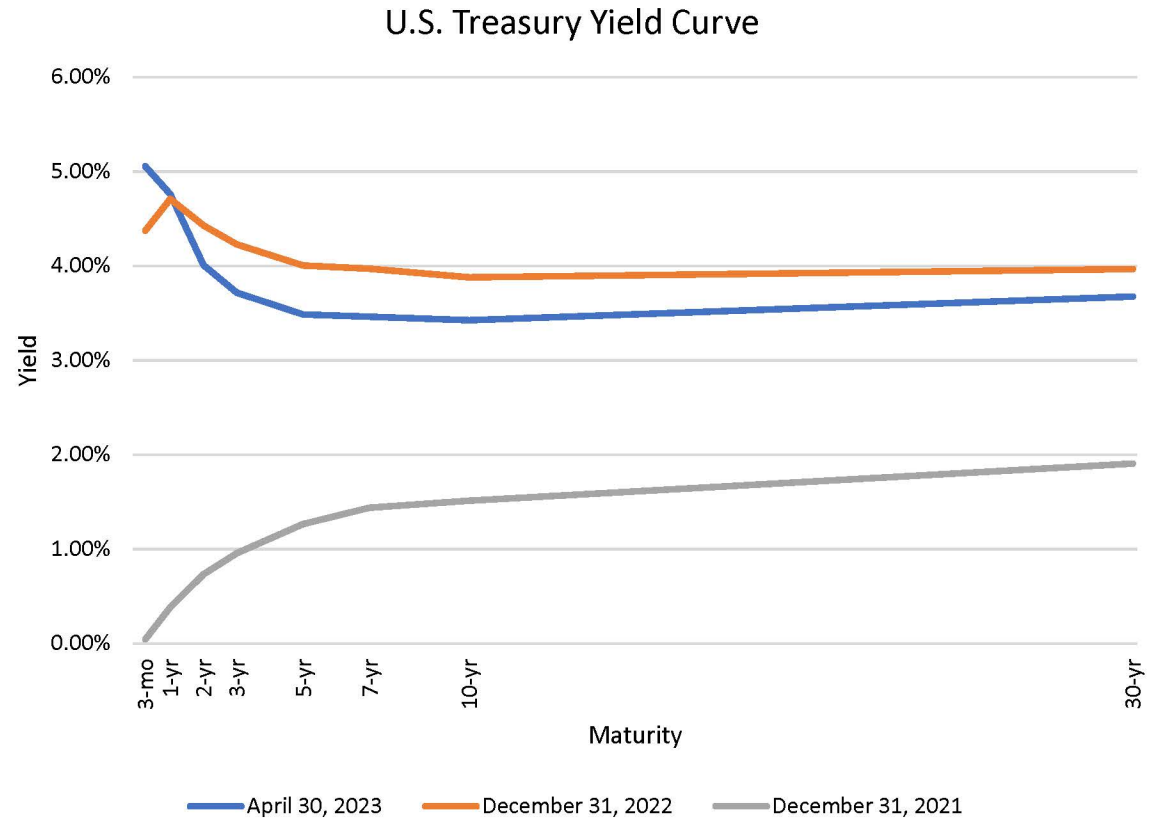


SOURCE: BLOOMBERG

Expectations Drive Rates

Rates markets are still pushing back on the Federal Reserve’s stance that they will hold rates higher for the duration of 2023 and are pricing in 0.75% of cuts by end of January 2024. During the month, treasury rates moved mostly sideways. The yield on the 2 Year Treasury moved 0.04% higher to 4.01%, and the yield on the 5 Year Treasury moved 0.09% lower to 3.48%.

Spreads on corporate bonds, commercial paper, municipal bonds, and agency bonds narrowed some during the month as the flight to quality trade in March came off and investors took advantage of wider spreads. However, spreads are still wider than they were before March, leaving opportunities to pick up incremental yield on high-quality bonds, including agency debt. Locking in current yields and income levels will benefit portfolios when the yield curve eventually normalizes, and rates fall when this hiking cycle ends.



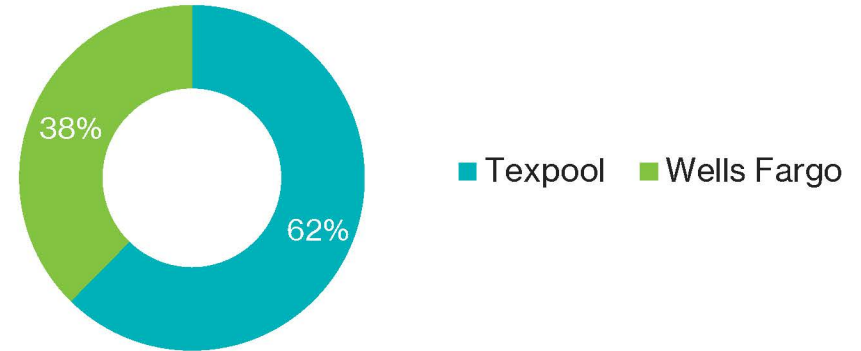
Your Portfolio

As of April 30, 2023

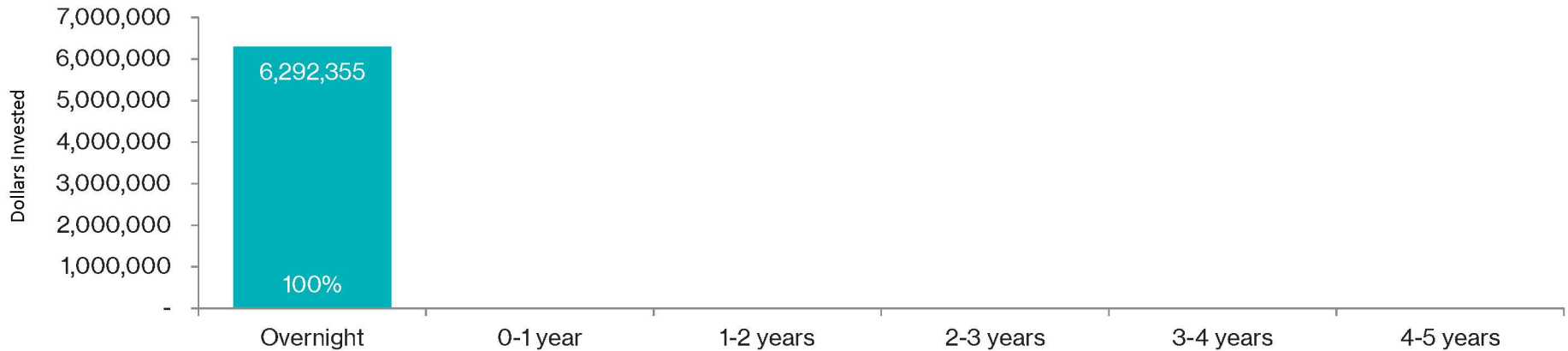
Your Portfolio Statistics

Weighted Average Maturity 1 day
Weighted Average Yield (All Funds) 4.65%

Your Asset Allocation



Your Maturity Distribution



Allocation Percentage Per Year


Travis Central Appraisal Dist.
Portfolio Management
Portfolio Summary
April 30, 2023

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 | 3,924,786.50 | 3,924,786.50 | 3,924,786.50 | 62.37 | 1 | 1 | 4.922 |
| Wells Fargo Bank | 2,367,568.47 | 2,367,568.47 | 2,367,568.47 | 37.63 | 1 | 1 | 4.188 |
| Investments | 6,292,354.97 | 6,292,354.97 | 6,292,354.97 | 100.00% | 1 | 1 | 4.646 |

| Total Earnings | April 30 Month Ending | Fiscal Year To Date |
|-----------------------|------------------------------|----------------------------|
| Current Year | 28,706.78 | 107,403.61 |

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.


 _____ 04/30/2023
 Leana Mann, Deputy Chief Appraiser

**Travis Central Appraisal Dist.
Summary by Type
April 30, 2023
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 | 3,924,786.50 | 3,924,786.50 | 62.37 | 4.922 | 1 |
| Wells Fargo Bank | 4 | 2,367,568.47 | 2,367,568.47 | 37.63 | 4.188 | 1 |
| Subtotal | 6 | 6,292,354.97 | 6,292,354.97 | 100.00 | 4.646 | 1 |
| Total and Average | 6 | 6,292,354.97 | 6,292,354.97 | 100.00 | 4.646 | 1 |



**Travis Central Appraisal Dist.
Fund GEN - General Fund
Investments by Fund
April 30, 2023**

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 | 1,420,700.11 | 1,420,700.11 | 1,420,700.11 | 4.798 | 4.732 | 4.798 | 1 |
| 900001A | 10001 | Texpool Prime | 10/01/2019 | 2,504,086.39 | 2,504,086.39 | 2,504,086.39 | 4.992 | 4.923 | 4.991 | 1 |
| Subtotal and Average | | | | 3,924,786.50 | 3,924,786.50 | 3,924,786.50 | | 4.854 | 4.922 | 1 |
| Wells Fargo Bank | | | | | | | | | | |
| 90401 | 10003 | Wells Fargo Analyzed Bus Chkg+ | 10/01/2019 | 302,488.57 | 302,488.57 | 302,488.57 | 0.920 | 0.907 | 0.920 | 1 |
| 88469 | 10004 | Wells Fargo Analyzed Bus Chkg+ | 10/01/2019 | 925.28 | 925.28 | 925.28 | 0.920 | 0.907 | 0.920 | 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 | 2,064,154.62 | 2,064,154.62 | 2,064,154.62 | 4.669 | 4.604 | 4.668 | 1 |
| Subtotal and Average | | | | 2,367,568.47 | 2,367,568.47 | 2,367,568.47 | | 4.131 | 4.188 | 1 |
| Total Investments and Average | | | | 6,292,354.97 | 6,292,354.97 | 6,292,354.97 | | 4.582 | 4.646 | 1 |

**Travis Central Appraisal Dist.
Interest Earnings
Sorted by Fund - Fund
April 1, 2023 - April 30, 2023
Yield on Beginning Book Value**

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

| CUSIP | Investment # | Fund | Security Type | Ending Par Value | Beginning Book Value | Ending 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 | 1,420,700.11 | 1,415,119.05 | 1,420,700.11 | | 4.798 | 4.798 | 5,581.06 | 0.00 | 5,581.06 | |
| 900001A | 10001 | GEN | RRP | 2,504,086.39 | 2,493,854.96 | 2,504,086.39 | | 4.992 | 4.992 | 10,231.43 | 0.00 | 10,231.43 | |
| 8477 | 10002 | GEN | RR2 | 2,064,154.62 | 4,197,189.96 | 2,064,154.62 | | 4.669 | 3.671 | 12,665.51 | 0.00 | 12,665.51 | |
| 88469 | 10004 | GEN | RR2 | 925.28 | 924.22 | 925.28 | | 0.920 | 1.395 | 1.06 | 0.00 | 1.06 | |
| 90401 | 10003 | GEN | RR2 | 302,488.57 | 295,655.42 | 302,488.57 | | 0.920 | 0.937 | 227.72 | 0.00 | 227.72 | |
| | | | Subtotal | 6,292,354.97 | 8,402,743.61 | 6,292,354.97 | | | | 4.157 | 28,706.78 | 0.00 | 28,706.78 |
| | | | Total | 6,292,354.97 | 8,402,743.61 | 6,292,354.97 | | | | 4.157 | 28,706.78 | 0.00 | 28,706.78 |

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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

Travis Central Appraisal District
Statement of Revenues and Expenditures
01 - ARB
From 1/1/2023 Through 6/9/2023

| | Total Budget Amended | YTD Budget | Actual | Budget Variance | Percent of Total Budget Final |
|--|-------------------------|---------------------|---------------------|---------------------|----------------------------------|
| Expenditures | | | | | |
| Per Diem Expenditures | | | | | |
| Per Diem Payments | 1,071,994.50 | 535,997.28 | 151,710.00 | 384,287.28 | 85.84% |
| Total Per Diem Expenditures | 1,071,994.50 | 535,997.28 | 151,710.00 | 384,287.28 | 85.85% |
| Supplies | | | | | |
| Operating Supplies | 5,000.00 | 2,500.02 | 940.52 | 1,559.50 | 81.18% |
| Total Supplies | 5,000.00 | 2,500.02 | 940.52 | 1,559.50 | 81.19% |
| Services | | | | | |
| Training & Education | 10,000.00 | 4,999.98 | 820.00 | 4,179.98 | 91.80% |
| Attorney & Court Costs | 35,000.00 | 17,500.02 | 6,700.00 | 10,800.02 | 80.85% |
| Total Services | 45,000.00 | 22,500.00 | 7,520.00 | 14,980.00 | 83.29% |
| Total Expenditures | 1,121,994.50 | 560,997.30 | 160,170.52 | 400,826.78 | 85.72% |
| Excess (Deficiency) of Revenues over (Under) Expenditures | <u>(1,121,994.50)</u> | <u>(560,997.30)</u> | <u>(160,170.52)</u> | <u>(400,826.78)</u> | <u>85.72%</u> |

Travis Central Appraisal District
Standard General Ledger
From 5/1/2023 Through 6/30/2023

| <u>Account Code</u> | <u>Account Title</u> | <u>Effective Date</u> | <u>Document Description</u> | <u>Transaction Description</u> | <u>Debit</u> | <u>Credit</u> |
|---------------------|----------------------|-----------------------|---|---|--------------|---------------|
| 40100 | Per Diem Payments | | | Current Balance | | 113,877.50 |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (0 days @ \$170/day) | ARB Per Diem Payments PPE 05.05.23 (0 days @ \$170/day) | 80.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (0 days @ \$190/day) | ARB Per Diem Payments PPE 05.05.23 (0 days @ \$190/day) | 40.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$160/day) | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$160/day) | 400.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$170/day) | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$170/day) | 85.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$180/day) | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$180/day) | 220.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$190/day) | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$190/day) | 135.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$200/day) | ARB Per Diem Payments PPE 05.05.23 (0.5 days @ \$200/day) | 440.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$160/day) | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$160/day) | 1,120.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$170/day) | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$170/day) | 1,010.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$180/day) | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$180/day) | 1,060.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$190/day) | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$190/day) | 1,490.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$200/day) | ARB Per Diem Payments PPE 05.05.23 (1 days @ \$200/day) | 400.00 | |

Travis Central Appraisal District
Standard General Ledger
From 5/1/2023 Through 6/30/2023

| <u>Account Code</u> | <u>Account Title</u> | <u>Effective Date</u> | <u>Document Description</u> | <u>Transaction Description</u> | <u>Debit</u> | <u>Credit</u> |
|---------------------|----------------------|-----------------------|---|---|--------------|---------------|
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$160/day) | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$160/day) | 560.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$170/day) | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$170/day) | 885.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$180/day) | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$180/day) | 270.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$190/day) | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$190/day) | 935.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$200/day) | ARB Per Diem Payments PPE 05.05.23 (1.5 days @ \$200/day) | 600.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (10 days @ \$275/day) | ARB Per Diem Payments PPE 05.05.23 (10 days @ \$275/day) | 2,750.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (2.5 days @ \$190/day) | ARB Per Diem Payments PPE 05.05.23 (2.5 days @ \$190/day) | 475.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (2.5 days @ \$200/day) | ARB Per Diem Payments PPE 05.05.23 (2.5 days @ \$200/day) | 1,000.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (3 days @ \$160/day) | ARB Per Diem Payments PPE 05.05.23 (3 days @ \$160/day) | 480.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (3.5 days @ \$190/day) | ARB Per Diem Payments PPE 05.05.23 (3.5 days @ \$190/day) | 705.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (3.5 days @ \$200/day) | ARB Per Diem Payments PPE 05.05.23 (3.5 days @ \$200/day) | 700.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (5 days @ \$200/day) | ARB Per Diem Payments PPE 05.05.23 (5 days @ \$200/day) | 1,000.00 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (6.5 days @ \$200/day) | ARB Per Diem Payments PPE 05.05.23 (6.5 days @ \$200/day) | 1,300.00 | |

Travis Central Appraisal District
Standard General Ledger
From 5/1/2023 Through 6/30/2023

| <u>Account Code</u> | <u>Account Title</u> | <u>Effective Date</u> | <u>Document Description</u> | <u>Transaction Description</u> | <u>Debit</u> | <u>Credit</u> |
|---------------------|----------------------|-----------------------|---|---|--------------|---------------|
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (8.5 days @ \$225/day) | ARB Per Diem Payments PPE 05.05.23 (8.5 days @ \$225/day) | 1,912.50 | |
| | | 5/5/2023 | ARB Per Diem Payments PPE 05.05.23 (9 days @ \$225/day) | ARB Per Diem Payments PPE 05.05.23 (9 days @ \$225/day) | 2,025.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (0.5 days @ \$160/day) | ARB Per Diem Payments PPE 05.19.23 (0.5 days @ \$160/day) | 80.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (0.5 days @ \$170/day) | ARB Per Diem Payments PPE 05.19.23 (0.5 days @ \$170/day) | 85.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (0.5 days @ \$180/day) | ARB Per Diem Payments PPE 05.19.23 (0.5 days @ \$180/day) | 90.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (1 days @ \$160/day) | ARB Per Diem Payments PPE 05.19.23 (1 days @ \$160/day) | 160.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (1.5 days @ \$200/day) | ARB Per Diem Payments PPE 05.19.23 (1.5 days @ \$200/day) | 300.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (10 days @ \$225/day) | ARB Per Diem Payments PPE 05.19.23 (10 days @ \$225/day) | 2,250.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (3.5 days @ \$275/day) | ARB Per Diem Payments PPE 05.19.23 (3.5 days @ \$275/day) | 962.50 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (6 days @ \$200/day) | ARB Per Diem Payments PPE 05.19.23 (6 days @ \$200/day) | 1,200.00 | |
| | | 5/19/2023 | ARB Per Diem Payments PPE 05.19.23 (6 days @ \$225/day) | ARB Per Diem Payments PPE 05.19.23 (6 days @ \$225/day) | 1,350.00 | |
| | | | | Period Totals | 28,555.00 | 0.00 |
| | | | | Subtotal 5/2023 | 142,432.50 | |

Travis Central Appraisal District
Standard General Ledger
From 5/1/2023 Through 6/30/2023

| <u>Account Code</u> | <u>Account Title</u> | <u>Effective Date</u> | <u>Document Description</u> | <u>Transaction Description</u> | <u>Debit</u> | <u>Credit</u> |
|---------------------|----------------------|-----------------------|---|---|-------------------|---------------|
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$160/day) | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$160/day) | 560.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$170/day) | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$170/day) | 425.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$180/day) | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$180/day) | 360.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$190/day) | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$190/day) | 570.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$200/day) | ARB Per Diem Payments PPE 06.02.23 (0.5 days @ \$200/day) | 500.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (2.5 days @ \$200/day) | ARB Per Diem Payments PPE 06.02.23 (2.5 days @ \$200/day) | 500.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (6 days @ \$225/day) | ARB Per Diem Payments PPE 06.02.23 (6 days @ \$225/day) | 1,350.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (7 days @ \$200/day) | ARB Per Diem Payments PPE 06.02.23 (7 days @ \$200/day) | 1,400.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (7 days @ \$275/day) | ARB Per Diem Payments PPE 06.02.23 (7 days @ \$275/day) | 1,925.00 | |
| | | 6/2/2023 | ARB Per Diem Payments PPE 06.02.23 (7.5 days @ \$225/day) | ARB Per Diem Payments PPE 06.02.23 (7.5 days @ \$225/day) | 1,687.50 | |
| | | | | Period Totals | <u>9,277.50</u> | <u>0.00</u> |
| | | | | Subtotal 6/2023 | <u>151,710.00</u> | |
| | | | | Transaction Total | <u>37,832.50</u> | <u>0.00</u> |
| Balance 40100 | Per Diem Payments | | | | 151,710.00 | |

Travis Central Appraisal District
 Standard General Ledger
 From 5/1/2023 Through 6/30/2023

| <u>Account Code</u> | <u>Account Title</u> | <u>Effective Date</u> | <u>Document Description</u> | <u>Transaction Description</u> | <u>Debit</u> | <u>Credit</u> |
|---------------------|--------------------------------------|-----------------------|-----------------------------|--------------------------------|--------------|---------------|
| 40101 | Salaries | | | Current Balance | 570.00 | |
| 40220 | Operating Supplies | | | Current Balance | 940.52 | |
| 40330 | Education & Training | | | Current Balance | 820.00 | |
| 40510 | Legal & Attorney | | | Current Balance | 6,700.00 | |
| | | | | | <hr/> | <hr/> |
| | Report Opening/Current Balance | | | | 122,908.02 | 0.00 |
| | | | | | <hr/> | <hr/> |
| | Report Transaction Totals | | | | 37,832.50 | 0.00 |
| | | | | | <hr/> | <hr/> |
| | Report Current Balances | | | | 160,740.52 | 0.00 |
| | | | | | <hr/> | <hr/> |
| | Report Difference | | | | 160,740.52 | |
| | | | | | <hr/> <hr/> | <hr/> <hr/> |

**Travis Central Appraisal District
Jurisdiction Past Due Report
As of 6/9/2023**

| Juris. ID | Jurisdiction | Due Date | Invoice No. | Invoice Date | Invoice Description | Amount Due |
|------------------|---|-----------------|--------------------|---------------------|--|-------------------------|
| 1A | Hays Consolidated Independent School District | 10/1/2022 | 7458 | 9/1/2022 | Q4 2022 Jurisdiction Invoices | 326.96 |
| 1A | Hays Consolidated Independent School District | 3/31/2023 | 8145 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 1,275.17 |
| 1L | Bastrop-Travis Counties ESD No. 1 | 3/31/2023 | 8153 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 417.09 |
| 3F | City of Cedar Park | 3/31/2023 | 8180 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 6,063.94 |
| 4M | Pilot Knob MUD No. 3 | 3/31/2023 | 8195 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 5,206.92 |
| 4N | Pilot Knob MUD No. 4 | 3/31/2023 | 8196 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 5.83 |
| 4P | Pilot Knob MUD no. 2 | 3/31/2023 | 8197 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 1,195.07 |
| 4R | Pilot Knob MUD No. 5 | 1/13/2023 | 8060 | 12/14/2022 | Q1 2023 Jurisdiction Invoices | 49.18 |
| 4R | Pilot Knob MUD No. 5 | 3/31/2023 | 8198 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 49.18 |
| 5F | City of Elgin | 3/31/2023 | 8209 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 1,298.40 |
| 7N | Travis Co. MUD No. 19 | 4/8/2023 | 8127 | 3/9/2023 | P&I Invoice- Q4 2022 Payment Made Late | 9.28 |
| 7P | Travis Co. MUD No. 20 | 12/28/2022 | 6258 | 12/28/2022 | Correction to Misapplied Payment- #37 Posted to #7P | 761.26 |
| 8E | Ranch at Cypress Creek MUD No. 1 | 3/31/2023 | 8249 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 501.14 |
| 9N | Southeast Travis County MUD No. 2 | 3/31/2023 | 8264 | 3/1/2023 | Q2 2023 Jurisdiction Invoices | 42.71 |
| Total | | | | | | <u>17,202.13</u> |

4E

CONSENT AGENDA

| Personnel Changes: | | | | |
|---------------------------|---------------|-------------|------------------------------|-------------------|
| Name | Action | Date | Job Title | Division |
| Samantha Leija | Promotion | 04/24/2023 | Sr. BPP Appraiser | BPP |
| Kat Harvey | Promotion | 04/24/2023 | Director of HR & Finance | Admin |
| Susan Foye | New Hire | 04/27/2023 | Deed Clerk | GIS |
| Alexius Zenge | Separation | 04/27/2023 | Appraisal Support Clerk | Appraisal Support |
| Aaron Cristofaro | New Hire | 05/15/2023 | GIS Technician | GIS |
| Denise Perez | New Hire | 05/22/2023 | Appraisal Support Clerk | Appraisal Support |
| Claudia Avila | Separation | 06/01/2023 | Residential Appraiser | Residential |
| Sandra Pick | Retirement | 06/01/2023 | Customer Service Rep | Customer Service |
| Stephen Serpa | New Hire | 06/05/2023 | Residential Appraiser | Residential |
| Jubin Philipose | New Hire | 06/05/2023 | Commercial Appraiser Trainee | Commercial |
| | | | | |

Current Openings:

| Job Posting# | Posting Date | Position | Division | # of Positions |
|---------------------|---------------------|-------------------------|-------------------|-----------------------|
| 202214230 | Jan-2022 | Commercial Appraiser | Commercial | 2 |
| 2023142300 | May-2023 | Commercial Specialist | Commercial | 1 |
| Temp Service | | Appraisal Support Clerk | Appraisal Support | 3 |
| Temp Service | | Customer Service Rep | Customer Service | 4 |

REGULAR AGENDA

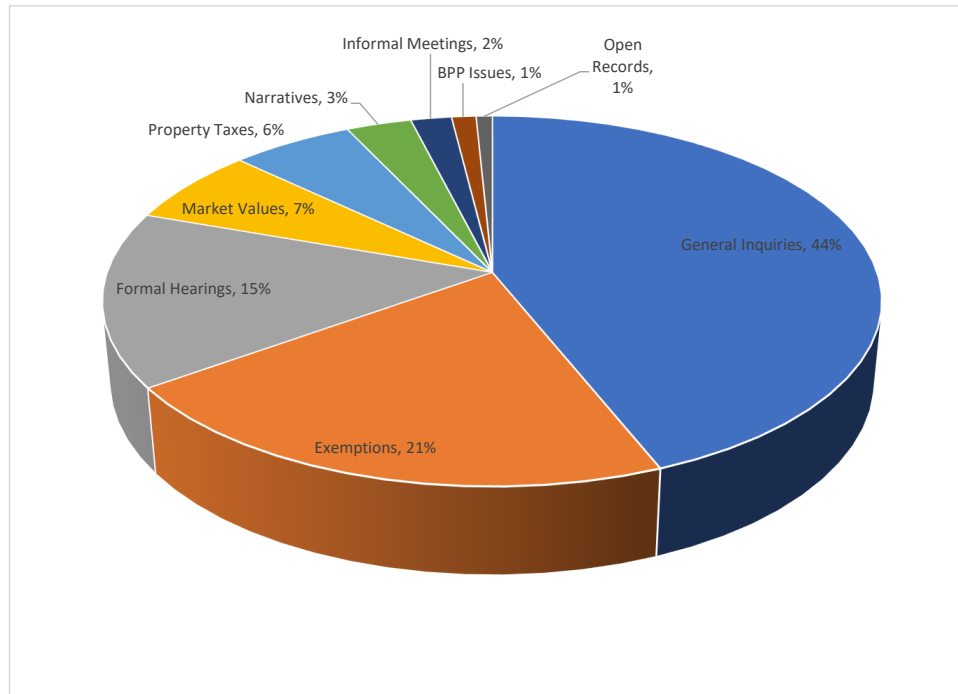
5A

REGULAR AGENDA

2023 Taxpayer Liaison Monthly Report

| Month | General Inquiries | Narratives | Formal Hearings | Informal Meetings | Exemptions | BPP Issues | Open Records | Property Taxes | Market Values | TOTALS |
|---------------|-------------------|------------|-----------------|-------------------|------------|------------|--------------|----------------|---------------|------------|
| January | 5 | 1 | 13 | 0 | 20 | 1 | 0 | 5 | 5 | 50 |
| February | 5 | 0 | 7 | 0 | 2 | 0 | 0 | 2 | 3 | 19 |
| March | 14 | 4 | 5 | 1 | 8 | 2 | 1 | 4 | 4 | 43 |
| April | 36 | 2 | 7 | 2 | 15 | 0 | 1 | 4 | 5 | 72 |
| May | 50 | 1 | 7 | 2 | 8 | 0 | 0 | 0 | 0 | 68 |
| June | 2 | 0 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 3 |
| July | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| August | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| October | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| November | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| December | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| TOTALS | 112 | 8 | 39 | 5 | 54 | 3 | 2 | 15 | 17 | 255 |

2023 Complaints by Category



| Line # | Date | Individual Type | Type of Contact | PID | Zip Code | Entity Involved | Complaint Type | Description | TLO Investigation & Response | Closed (C) Pending (P) Open (O) |
|--------|-----------|-----------------|-----------------|------------------|----------------|-----------------|-------------------|---|---|---------------------------------------|
| 1 | 4/18/2023 | Property Owner | Email | 159417 159421 | 78645 | TCAD | General Inquiries | Requesting to combine contiguous properties into single account. Communicated 3/16 requesting refund for recently granted exemption on newly purchased property. | Provide link to form to combine contiguous homesteaded properties into single account. | C |
| 2 | 4/18/2023 | Property Owner | Email | 213425 | 78722 | ARB | Market Values | Believes during the protest period an agreement was made to set the Market Value equal to the Appraised Value. | 2022 Informal Agreement accepted set the Noticed Market Value to cost after a review of the contract and receipts. The value was not lowered to the Assessed Value. | C |
| 3 | 4/19/2023 | Other | Email | 532874 532876 | 78748 | TCAD | General Inquiries | Request to combine the Tax Bill for two properties in the same office park. | PO cannot just combine the Tax Bill. The properties have to be combined on the CAD Roll. Sent the link to form to combine the two separate PIDs. | C |
| 4 | 4/19/2023 | Other | Phone | 585427 192431 | 78754 78702 | TCAD | Exemptions | Report of potential fraud, two HS exemptions claimed by same PO. | Researched addresses finding similar names for deeded owner(s). Forwarded information to Exemption Section for review and handling. Called and sent follow-up email. | C |
| 5 | 4/19/2023 | Property Owner | Phone | 319515 | 78745 | TCAD | Exemptions | Exemption approval pending late submission of TD. Now their Lender has increased the escrow payment. | Exemption approved for 2022 and 2023 in March 2023. Referred to Tax Office to discuss refund for overpayment of 2022 taxes. Called and sent follow-up email. | C |
| 6 | 4/19/2023 | Property Owner | Phone | 320463 | 78745 | TCAD | Exemptions | Requesting information whether WC Disability qualifies for add'l exemption. | PO has HS exemption and in 2020 added >65 exemption. TPTC allows >65 or Disability. Copied appropriate pages from Comptroller's "Texas Property Tax Exemptions" [pg. 5]. Contact info inaudible, mailed PO. | C |
| 7 | 4/19/2023 | Property Owner | Phone | 587943 | 78748 | TCAD | Exemptions | Lost TD, temp license is not sufficient to complete processing of exemption application. | Obtained license and submitted for approval. Phone call returned. | C |
| 8 | 4/19/2023 | Property Owner | Phone | 175446 | 78645 | ARB | General Inquiries | At 1/1/2022 slab was only portion of home built. Appraised at 100% complete. | Suggested the only open late motion 25.25 (c) protest to correct the rolls be filed with the ARB. | C |
| 9 | 4/19/2023 | Property Owner | Email | 928190 | 78749 | TCAD | General Inquiries | Deed change not recorded. | Two PID numbers with same legal description, owner and mailing address. No deed history on file, requested a filed copy of the deed to make corrections. Also, requested change of mailing address to the buyer's address listed on deed. | C |
| 10 | 4/20/2023 | Property Owner | Phone | 793936 | 78701 | TCAD | General Inquiries | Arbitration Notice from Comptroller. Send evidence where? To be scheduled when? | Provided PO Comptroller's phone and email address for arbitrations. Explained 45 day waiting period is a period to explore settlement with CAD. | C |
| 11 | 4/20/2023 | ARB Officer | Email | | | ARB | General Inquiries | ARB Member Resignation. | Forwarded to LADJ's Office for action. | C |
| 12 | 4/20/2023 | Property Owner | Email | 875484 | 78641 | ARB | General Inquiries | PO has 2020 built home in 2 counties. 2022 improvement added to Travis account. Travis land is 2 foot the width of the lot. Williamson taxed the improvement in 2022. Has filed a 25.25 (c) late motion protest. Would like real estate agent to represent. | Provided link to Appointment of Agent form. | C |

| Line # | Date | Individual Type | Type of Contact | PID | Zip Code | Entity Involved | Complaint Type | Description | TLO Investigation & Response | Closed (C) Pending (P) Open (O) |
|--------|-----------|-----------------|-----------------|--------------------------------------|----------|-----------------|-------------------|---|---|---------------------------------------|
| 13 | 4/20/2023 | Property Owner | Phone | | | TCAD | Exemptions | Rec'd mailing indicating no HS exemption. Mailing said "If this is your homestead and eligible for the exemption, apply". | Returned call and left msg with full detail of the URL and application to submit application on line with reminder a DPS issued ID must accompany the application. | C |
| 14 | 4/20/2023 | Property Owner | Email | 336269 | 78745 | TCAD | Exemptions | 2022 granted exemption was not applied to 2022 taxes. | Exemption granted 2/2022 and applied to tax bill. Affirmed this was the qualifying year to set the HS cap. Sent copy to confirm. | C |
| 15 | 4/20/2023 | Property Owner | Email | 919571 | 78653 | TCAD | General Inquiries | Every year protest the market value and each year the assessed value increases by 10%. Why do I protest? Why do I pay school taxes when I don't have a use? | All matters are provisions under the Texas Property Tax Code. PO qualifying year for the HS exemption was 2020 and every year thereafter the market value increased, but the Appraised Value increase was only 10%. | C |
| 16 | 4/20/2023 | Property Owner | Email | 179976 179977 179980 179981 | 78654 | TCAD | Narratives | Just received my NOV on 4 lots that increased from \$8k to \$79,750. Don't tell me they were undervalued in the past. This has to be a mistake. Please provide guidance if there is any way other than a protest. | The market value of each lot has not been changed since 2012 at a cost of .47 per sq ft. New 2023 value set at \$4.57 per square foot for .4002 acre. | C |
| 17 | 4/20/2023 | Property Owner | Email | 830114 | 78660 | TCAD | General Inquiries | PO is requesting explanation of add'l 2022 billing for taxes due post the approval of his HS for partial year. | This PO purchased in July of 2022. He had a Fort Bend 2022 HS which made his qualifying year for a HS exemption 2023. Seller's HS exemption was ported creating a tax due bill. | C |
| 18 | 4/21/2020 | Agent | Email | 349869 | 78745 | TCAD | General Inquiries | MVE Venture Ltd property subdivided by recorded deed. Unable to find new PID for two tracks done 2019 and 2021. Did the subdivision happen? | Parallel email to CS, pending response. Under review by GIS for update. | P |
| 19 | 4/21/2023 | Property Owner | Email | 859597 | 78641 | TCAD | Informal Meetings | During lengthy meeting with an Appraiser came to an agreement of value. Only now was it realized no change was made to the 2022 Market Value. | The PO had an Informal Meeting on 5/31/2022 and rejected electronically the Agreement of Value on 6/1. A Formal Hearing was scheduled on 8/8 and subsequently dismissed as an FTA. The 2022 Market Value remains as noticed. | |
| 20 | 4/21/2023 | Property Owner | Phone | 716322 | 78753 | TCAD | General Inquiries | Has not rec'd important information. | NOV dated 4/30, when returned call said she didn't need help. | C |
| 21 | 4/21/2023 | Property Owner | Phone | 179859 | 78645 | TCAD | General Inquiries | Market Value lowered by ARB decision in 2022. In 2023 Market Value jumped to prior amount. Do not want to have to protest every year for the same cause. | PO admittedly knows of a lot sold to an out-of-state individual for an astronomical price. This would be a sales comp for her unbuildable lot with a ravine. PO to continue with 2023 Protest. | C |
| 22 | 4/23/2023 | Property Owner | Email | 330444 | 78745 | TCAD | General Inquiries | Single Family Residence utilized as a rental. Why is income approach not used in valuing the property? | Appraisals are done on <i>Highest and Best Use</i> of the property. The property is a single family residence and valued as such. Rental income often does not reflect the actual value. Therefore, the income approach to valuation is not the method used to appraise this rental property. | C |

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|--------|-----------|-----------------|-----------------|--------|----------|-----------------|-------------------|---|--|---------------------------------------|
| 23 | 4/24/2023 | Other | Email | | | TCAD | General Inquiries | To BOD: Reporting a flaw in YoY calculation of appraised value/homestead cap for some PO. | A computer error led to some miscalculations. The issue has been identified and addressed. Properties that received incorrect notices will have their accounts updated and be sent new notices. | C |
| 24 | 4/24/2023 | Property Owner | Email | 717962 | 78660 | TCAD | General Inquiries | PO had Informal Meeting, declined offer, followed by ARB Hearing, value sustained. Appeal process is a hassle. PO expresses desire to accept the Informal Offer. | Once a PO declines a value adjustment proposed through an Informal Meeting with an Appraiser, the ARB has jurisdictional authority to change or not change the Noticed Value of a property. The only appeal options available post an ARB Hearing where a determination was made is to enter into Arbitration. The ARB Hearing may be thought of as an appeal of the Informal Offer and now the next step is to file for Arbitration as an appeal of the ARB decision. There is no option to go backwards in the appeal process. | C |
| 25 | 4/24/2023 | Property Owner | Email | 149375 | 78732 | TCAD | General Inquiries | PO expects to visit with someone prior to his Formal Hearing. Wants confirmation of the process. PO believes his evidence was not given due consideration and would like an opportunity to further discuss the value. | A 2023 efile protest was filed with an Informal Meeting on 4-24. The PO rejected the settlement offer. The next step in the process will be to attend the Formal Hearing when scheduled and present the PO's evidence for further consideration. | C |
| 26 | 4/24/2023 | Property Owner | Email | 860427 | 78746 | ARB | Formal Hearings | Had an ARB Hearing for a 25.25 (d) late motion. The value determined should have been lowered by \$1.5M. Did not meet the requirements of a 25.25 (d) filing, but the ARB agreed the value was overstated. | While the ARB determined that the property value was overstated in 2022, the Texas Property Tax Code does not allow the value to be changed under a 25.25 (d) late motion protest unless it meets the rule of 1/3 over valued for a non-homesteaded property. The value will remain as noticed. | C |
| 27 | 4/24/2023 | Property Owner | Email | 332936 | 78745 | TCAD | General Inquiries | 1/27 email requesting assistance to read the valuation increases associated with portion of property with Homestead Exemption and Rental Home. | Researched non-homesteaded value and reported to PO. | C |
| 28 | 4/24/2023 | Property Owner | Email | 128341 | 78757 | TCAD | Exemptions | When purchasing a HS and >65 exemption were carried on the property. The >65 exemption was moved and a tax increase occurred. Why? | The seller moved both exemptions creating a tax liability for the buyer. If the buyer did not have a HS exemptions somewhere else in TX, the owner may still apply for the 2022 HS to be pro-rated. The first qualifying year of an appraised value cap will be 2023. | C |
| 29 | 4/25/2023 | Other | Email | | | TCAD | Exemptions | General Counsel for State of Texas inquires how to apply for exemption and whether the exemption will be approved for the entire year when purchase will occur in April of 2023. | Upon transfer of the deed the Exempt status will be applied for State-owned property. The Exemption period for 2023 will be pro-rated based upon the date of purchase. Provided email info for CAD In-House Legal Counsel. | C |

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| 30 | 4/25/2023 | Property Owner | Email | 138875 | 78731 | TCAD | Market Values | PO purchased in April 2022 and was not made aware of the market value of the home, significantly above the purchase price. This value went undetected until the lender's notification of a significant escrow fund shortage. | The PO was mailed the Tax Bill, their first notice of the CAD's valuation of the property. 2023 HS Application recently approved for current year and pro-rated for 2022, giving a reduction in taxes billed. Having moved to Texas from another state, suggested the PO watch applicable CAD webinars. | C |
| 31 | 4/25/2026 | Property Owner | Email | | | TCAD | General Inquiries | Never protested and would like guidance on the information to present during the process. | Directed the PO to the Comptroller's website to view the video "How to Present Your Case...". | C |
| 32 | 4/25/2023 | Property Owner | Email | 122929 | 78731 | TCAD | General Inquiries | 2022 pending Arbitration Hearing affects on the 2023 valuation done w/out a baseline from prior year. Can the 2023 Protest be delayed? | The 2022 determination from the Arbitration Hearing does not become a base-line for the 2023 valuation. Each year is valued based upon current market factors which does not begin with where last year's value was set. A Formal Hearing may be rescheduled once by the PO w/out questions. Second reschedule requests are at the discretion of the ARB Chair. Scheduling your Arbitration Hearing is under the jurisdiction of the Comptroller's Office. | C |
| 33 | 4/25/2023 | Property Owner | Email | 816786 | 78660 | TCAD | Informal Meetings | Was given consideration to submit add'l evidence to the CAD Appraiser. The Appraiser was unavailable post the initial meeting. | The PO did receive an Settlement Offer post the submission and review of the add'l evidence. The PO accepted the change in value via the portal. | C |
| 34 | 4/25/2023 | Property Owner | Phone | 140089 | 78734 | TCAD | General Inquiries | Would like to understand 2023 taxes. | Reviewed the Tax Office tax estimator function with the PO not yet 65 w/out cap. Has no escrow account and must allocate monthly savings to be applied to property taxes in December. | C |
| 35 | 4/26/2023 | Property Owner | Email | | | TCAD | General Inquiries | Desires explanation of property codes related to R-5 and A-1 and other categories that may exist. | Recommended Appraisal Schedules be obtained through a Public Information Request. | C |
| 36 | 4/27/2023 | Property Owner | Email | 243170 | 78753 | TCAD | Open Records | Owner requests a copy of the 9/7 ARB Hearing. Public Info Request via website is not working. | Tested the website link and found no problem. Forwarded the request via email. ARB Chair responded to PO he was securing a copy of the audio recording. | C |
| 37 | 4/27/2023 | Property Owner | Email | 285194 | 78704 | TCAD | General Inquiries | PO is seeking what defines a "market area". During his last Informal Meeting, he was advised that only sales from his market area are applicable. In 2022 he has no known sales to report. | Suggested the PO view the Comptroller's video "How to Prepare Your Case for an ARB Hearing: A Homeowner's Guide" for evidence preparation to support his opinion of value. | C |
| 38 | 4/28/2023 | Property Owner | Email | 847821 | 78739 | TCAD | General Inquiries | Property description includes more bedrooms and baths than actual which affects the valuation for 2023. | Provided PO a link to the Characteristic Correction Form. While incorrect the property comparables are not selected based on the characteristics of the number of bedrooms or bathrooms. | C |

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| 39 | 4/28/2023 | Property Owner | Email | 974425 | 78703 | TCAD | Market Values | Purchased property in late 2022 not realizing that the seller in 2021 had filed to redesignate the property as Condos with individual accounts. Since the property has been redesignated to an apartment complex as originally thought. Would like to review 2023 value as multi-family rental property. | A new PID has been assigned to the property and the value corresponds to the estimated purchase price for the complex. | C |
| 40 | 4/30/2023 | Property Owner | Email | 169377 | 78645 | TCAD | General Inquiries | Requesting PIN to protest 2022 taxes. | Discovered PO did not actually mean 2022, rather attempting to file an on-line protest for 2023. Directed him to the Notice of Value to find the PIN. | C |
| 41 | 5/1/2023 | Property Owner | Email | various | | TCAD | General Inquiries | Filing a 2023 protests for 23 properties [one Form with Exhibit]. Unsuccessfully tried for three years to file on-line. | Forwarded protests for processing and educated PO re the on-line filing process does not provide filing of a single protest for multiple properties. | C |
| 42 | 5/1/2023 | Property Owner | Email | 584965 | 78653 | TCAD | General Inquiries | Desiring general info related to 2023 Protest. | Recommended PO attend the upcoming webinar, "The 2023 Protest Process". | C |
| 43 | 5/1/2023 | Property Owner | Email | 438055 | 78733 | TCAD | Exemptions | In 2022 the Appraised Value of the property exceeded a 10% increase even though a HS exemption has been in place for the past seven years. | The PO's claim was correct. The Appraised Value was corrected to reinstate the capped 10% increase from 2021 to 2022 and going forward. | C |
| 44 | 5/2/2023 | Property Owner | Email | 939307 | 78723 | TCAD | General Inquiries | Filed an on-line protest unsuccessfully because the Market Value is higher than the purchase price. | Requested PO return to the on-line protest filing. Explained a protest is to provide opinion of value different from the Noticed Market Value. A PO is not accepting the Noticed Market Value when filing the protest. | C |
| 45 | 5/2/2023 | Property Owner | Email | 210212 | | TCAD | General Inquiries | The PO provided to Arbitration Section info related to adjusting the 2023 Market Value, since the 2022 Arbitration Hearing has not been scheduled. | The PO should file a 2023 Protest and submit the info gathered in support of his opinion of value. Not having resolution to his prior year value has not prevented gathering evidence to support lowering the 2023 Market Value. | C |
| 46 | 5/2/2023 | Property Owner | Email | 132102 132103 132105 | 78733 | TCAD | General Inquiries | To BOD: Purchase as one group, four parcels. Closing statement is for one combined purchase with a much lower 2022 Market Value than the three associated PIDs. Is a protest necessary? One of the four lots has resold. GIS is reviewing action on the non-recorded the deed. | Confirmed that a 2023 Protest is the method to challenge the Market Value of the properties. The sold property is in a combined account with another one of the purchased lots. | C |

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| 47 | 5/2/2023 | Property Owner | Email | 483958 | 78747 | TCAD | Exemptions | ARB decision 8/2022 not recorded resulting in incorrect Appraised Value in Qualifying Year and next, 2023. Requesting info related to procedure to request refund for overpayment of taxes billed. | he property record did not reflect the 2022 ARB decision and was updated. The 2023 Appraised Value was recalculated. Referred PO to Tax Office for procedure to request a refund for the overpayment of taxes. | C |
| 48 | 5/3/2023 | Property Owner | Email | 375948 | 78750 | TCAD | General Inquiries | Purchased late 2021. Market Value in 2022 set at purchase price. Why my home value jumped 28% ... with interest rate 3% vs 7% and with the house market trending down about 10%-15% in the Austin area? | 2022 Sale Price of \$665k was significantly below the neighborhood 2022 Equity Value of \$904,943. The 2022 Value Agreement does not set the base-line for future valuation. The 2023 Sales Median in this neighborhood is at \$836,136, lower than your current Market Value of \$850,210. Suggested many of the property specific facts cited in the email are best shared with the Assigned Property Tax Agent for the account. | C |
| 49 | 5/3/2023 | Property Owner | Email | 299520 | 78617 | TCAD | General Inquiries | PO has filed protest and would like to have guidance on what and how to compile information to be presented in defense of a lower Market Value. | Referred PO to the Comptroller's video "How to Prepare Your Evidence..." and provided the Appraisal District's web address to gather equity information. Suggested any maintenance issues, such as cited a malfunctioning septic, should be supported with a cost to cure. | C |
| 50 | 5/3/2020 | Property Owner | Email | 947157 | 78752 | TCAD | Exemptions | Property was appraised w/out structure and the HS exemption pro-rated for 2022. Wants to add structure to 2022, so the tax limitation can begin in that year. | 2022 pro-rated HS exemptions do not set the Qualifying Year, January 1 of the following year. If possible, adding a structure to the property would create a tax liability not considered in attempting to establish the Qualifying Year in a year of pro-rated HS exemption. | C |
| 51 | 5/3/2023 | Property Owner | Email | 528814 | 78660 | TCAD | General Inquiries | Would like an explanation of why the Appraised Value was able to increase 10% when the 2023 Market Value decreased and why the 2023 value limitation amounts have increased. | Explained the tax limitation of 10% for HS properties is established in the TPTC. Annually is the Appraised Value if more than 10% below Market Value, will increase the allowed 10%. The Value Limitation on the Notice of Value added to the Appraised Value equals the Market Values shown in the year over year comparison. The Exemption Amounts will change as some Taxing Units calculate exemptions on a % basis. e.g. Travis Co and Travis Co Healthcare Distr. | C |
| 52 | 5/3/2023 | Agent | Email | 217972 | 78751 | TCAD | Exemptions | Exemption cap from prior years has been mis-stated. | Referred to Exemption Section for review. | P |
| 53 | 5/4/2023 | Agent | Email | 945483 | 78747 | TCAD | General Inquiries | Requesting Deed from 4/2022 be updated, copy appended. | Deed info updated. | C |
| 54 | 5/4/2023 | Property Owner | Email | 261003 | 78758 | ARB | Formal Hearings | Was denied a late motion protests in an October ARB Hearing. Needs help to correct 2017 value due to clerical error and 2022 value for Failure to Send Notice. | The TLO has no jurisdiction over decisions made by the ARB. The remedy available to a PO post an ARB decision is to file for Arbitration. Final Orders were sent for both years, June 2017 and Nov 2022. The period to file Arbitration has expired. | C |

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| 55 | 5/4/2023 | Property Owner | Email | 865101 | 78652 | TCAD | General Inquiries | Protested in prior years and was told evidence of repairs should be included for consideration. Filed for 2022 HS, seeks expert advice of how to lower taxes on their property. | Protesting the Market Value of a property pending repairs requires supporting evidence of the cost to cure. While protesting the Market Value of a property may result in a reduction of taxes due, it is not the reason to protest. Suggested the Comptroller's video "How to Present Your Case...". | C |
| 56 | 5/4/2023 | Property Owner | Email | 190567 | 78653 | TCAD | General Inquiries | Property with Wildlife Exemption has had improvement added to 2023 value. 4 total properties-one HS/>65, one w/ 2 separate improvements and Wildlife Exempt, one fully Wildlife Exempt plus property in ? previously fully Wildlife Exempt now with a non-existent structure suspected to be the garage of the HS. | Find 4 properties, confirmed one with HS/>65, one parcel under Wildlife Exemption with two improvements, one fully Wildlife Exempt and the property in ? with structure added since the 2022 appraisal. Unless the PO does not agree with the market value of each, only the one property with the added structure will require a protest for inclusion of property with multiple appraisal. | C |
| 57 | 5/4/2023 | Property Owner | Email | 818186 | 78654 | TCAD | General Inquiries | Owns 3 contiguous properties not valued in the same neighborhood. Would like to meet with someone to correct. | Ownership verified for 2 of 3. Suggested maybe a deed had not been recorded and that s/b an action item. The lots believed to be in an incorrect neighborhood have been grouped in a development with multiple lots assigned to the same neighborhood. Suggested this request requires Appraisal Staff review not during the protest season. If the Market Value is incorrect for cause other than opinion of the neighborhood assignment, then that would be cause for protest. | C |
| 58 | 5/5/2023 | Property Owner | Email | 513906 | 78641 | TCAD | General Inquiries | Inquires what is the benefit from protesting the Market Value when the Assessed Value remains lower and is the basis for taxation. | The reason to protest the Market Value of a property is if you do not believe that value is a correct reflection of your property's quality of build or condition. Often it will not change the taxable value of a property. | C |
| 59 | 5/5/2023 | Other | Email | various | 78653 | TCAD | General Inquiries | Property Manager requests the mailing address of multiple accounts be updated. | Provided Form and email address to correct the mailing address to correct 13 accounts. | C |
| 60 | 5/5/2023 | Agent | Email | 478569 | 78727 | ARB | Formal Hearings | Complaint re multiple attempts to have 2022 ARB Affidavit Hearing completed. Need hearing asap. | Evidence error, IH offer accepted, resulted in 4/13 dismissal by ARB. Hearing reopened pending scheduling. 2023 valuation is not dependent upon the resolution of 2022 hearing. | C |

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| 61 | 5/5/2023 | Property Owner | Email | 201029 | 78721 | TCAD | General Inquiries | Life events over the past two years [family deaths and related care] prevented attending to property business in 2022. Requesting a 2022 tax refund for overvaluation of Brother's property, a Disabled Veteran, unable to live independently in his home for more than 20 years. 2023 Informal Meeting resulted in reclassification of the property to below average condition. | The County entities involved in the appraisal process and collection of taxes are not granted any leniencies to change the prescribed deadlines within the Code [law] for any reason, good cause related or not. You understand the 25.25 (c) clerical error motion open for filing current and five years prior does not fit all circumstances. The filing of a protest and a reduction in the Noticed Market Value does result in decreased taxes to be paid. The Appraisal District does not have the authority to issue tax refunds. In 2023 the property's condition having been changed to below average, recognizing the deterioration for many years, does not provide you the opportunity sought to re-evaluate previous years past the deadlines to protest the Market Value. | C |
| 62 | 5/6/2023 | Property Owner | Email | 302333 | 78794 | TCAD | Exemptions | Deed change removed 2023 HS cap, owner plus undivided interest to domestic partner. Added an apartment. Turns 65 in 2023, does he qualify for the entire property? | Requested clarification on apartment, rental or homesteaded space. Not utilizing apartment as rental, rather guest quarters. Requested confirmation that the addition of livable space would be added to his Appraised Value. 2023 Market Value confirmed to have new addition and cap verified as corrected. | C |
| 63 | 5/6/2023 | Property Owner | Email | 244392 | 78757 | TCAD | General Inquiries | Would like explanation of info not understood on property record. | Property was remodeled in late 2022 adding to the original house plus the addition of an Accessory Dwelling Unit. The effective year for the new construction is 2022 while the original home remained at the year built, 1958. The new construction value was added to the Appraised Value in 2023. | C |
| 64 | 5/7/2023 | Property Owner | Email | various | | TCAD | General Inquiries | Appointment of Agent for multiple-owned properties. | Forwarded authorization to appropriate CAD section. | C |
| 65 | 5/7/2023 | Property Owner | Email | 439743 | 78759 | TCAD | General Inquiries | When the date of the most recent visit to appraise our property? | Appraiser field visits are less frequently done as technology has advanced the many ways an Appraisal District has to view a property e.g. drone images, ariel pictometry/surveys, google maps. Field checks were performed in 2016 and 2017. A land analysis in 2022 increased the value of the lots in the neighborhood from \$200k to \$500k. | C |
| 66 | 5/7/2023 | Property Owner | Email | 375948 | 78750 | TCAD | General Inquiries | Cannot sell property for \$35k more than paid last summer. Found error in TCAD valuation, unlike Williamson CAD no downward time trending has been done to reflect the change in market. Request error to be corrected by TCAD as opposed to having individual owners protest. | No Response. Continuation of previous email dated 5/3 related to purchase price significantly lower than neighborhood value in 2022. Market Value in 2023 under protest with a slightly lower equity value recommended. | C |
| 67 | 5/8/2023 | Property Owner | Email | 375948 | 78750 | TCAD | General Inquiries | Would like to complain regarding the CAD's appraisal process. | Provided Comptroller's Survey | C |

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| 68 | 5/8/2023 | Property Owner | Email | | | TCAD | General Inquiries | Post Arbitration determination that the property of common condo space had been absorbed by individual owners, no change in CAD record. | PO rec'd a NOV, which later found no property record. He is satisfied in 2023 the property has been removed from the roll. | C |
| 69 | 5/8/2023 | Property Owner | Email | 364892 | 78748 | ARB | Formal Hearings | Still waiting for 2022 Hearing. | The 2022 Protest presented by LOC has not been scheduled. Scheduling will not likely occur until after 2023 certification, late summer. | C |
| 70 | 5/8/2023 | Property Owner | Email | 346049 | 78748 | TCAD | General Inquiries | Need assistance completing Sec 5 on Protest Form. | Sec 5 relates to Type of Hearing Requested: Informal, Single Member Panel. | C |
| 71 | 5/8/2023 | Property Owner | Email | | | TCAD | General Inquiries | To BOD: CAD is in violation of 23.01 by not downward Time Trending in 2023. | TCAD determined your property's market value based on the data available and in accordance with state law. If you disagree with our determination, you may file a protest and submit your information as evidence to make your case. | C |
| 72 | 5/9/2023 | Property Owner | Email | 291157 | 78741 | TCAD | General Inquiries | Had been advised that the CAD would appraise his property. Actually requesting a "Field Check" indicating home is not in livable condition. | Yes, the CAD appraises properties every year as of January 1st. In person "Field Checks" by an Appraiser are done to verify property characteristics, not to provide an Appraisal as someone might expect from a Fee Appraiser. The condition of the home will require documentation for presentation in a protest hearing. "Field Checks" may be requested in the fall. | C |
| 73 | 5/9/2023 | Property Owner | Email | | | TCAD | General Inquiries | Purchased property in April of 2022 which had been valued with a MH. The seller had had the MH removed prior to the purchase date. The 2022 Tax Bill was based upon the valuation of the structure and land. The land was only used for storage of the MH in early of 2022. If the seller removed the MH prior to the sale, he did so with knowledge the 2022 appraisal incl a structure. | The PO admits his purchase incl land and structural items considered to be in salvage shape. 2022 taxes are delinquent preventing the PO from successfully challenging the value in a late motion. The property has had a structure appraised for the previous five years. | C |
| 74 | 5/11/2023 | Property Owner | Email | 102608 | 78704 | TCAD | General Inquiries | Purchased late 2021, did not receive Notice in 2022. Would like to protest the Appraised Value. Neighboring properties taxes are far less. Living in the property. | The home has no HS exemption and the address of record is in IL where the 2022 NOV was mailed. Provided HS Application and Change of Address Form. Neighboring properties being compared have had HS Exemptions for multiple years decreasing their taxable values. Protest period for 2022 has expired, encouraged PO to file now on-line if intending to challenge the 2023 Market Value as noticed. | C |
| 75 | 5/11/2023 | Property Owner | Email | undisclosed Confidential Owner | | TCAD | General Inquiries | Second year in a row not to have rec'd the Notice of Value. Please send it. | Jan inquiry opening a 2022 protest referred to ARB without further action on PO. Wrong PID provided, unable to find PID under business name or individual's name. Identified property and confirmed PO rec'd Notice of Value. | C |
| 76 | 5/11/2023 | Property Owner | Email | 201968 | 78701 | TCAD | General Inquiries | Would like an explanation for lower market valuation of neighbor with exact model match property. | PID provided verified to be at lower market value. Suggested this would be evidence to be presented in 2023 Protest meeting(s). | C |

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| 77 | 5/11/2023 | Property Owner | Email | 356667 | 78669 | TCAD | General Inquiries | PO states has trouble receiving mail. Did receive 2023 NOV and would like to know if non-HVAC space is incl correctly. Would like to understand what papers are req'd to have Disability Exemption. Doesn't understand the taxes. | 2022 Formal Hearing dismissed as FTA. Encouraged PO if filing a protest to do so on-line and watch for email correspondence. Detached shed is listed in the property characteristics. Provided basic info indicating that more was req'd to apply for a Disability Exemption than having a Dr's Statement of inability to work. It is not similar to the application info to receive a Handicap Placard. Competed info with HS on Tax Estimator for PO. PO is computer savvy. | | | C |
| 78 | 5/12/2023 | Property Owner | Email | | | TCAD | General Inquiries | Desires phone discussion related to 41.44 | Mis-quoted section of Code. Desiring better understanding of CAD's ability to increase Market Value post an ARB decision in prior year [Sec 41.43]. Advised the CAD would be presenting supporting evidence during the protest meetings to support the increase in Market Value . | | | C |
| 79 | 5/12/2023 | Property Owner | Email | undisclosed Confidential Owner | | TCAD | General Inquiries | Previously publicly published report incl name and PID used in news story. | Confidential owner election restricts public access of PO name and address. Rpt cited did not include address info. | | | C |
| 80 | 5/14/2023 | Property Owner | Email | 182614 | 78645 | TCAD | General Inquiries | Requesting 2023 PIN to efile. Protest deadline differs from May 15. | Property held in Trust. Provided PO with Cust Svc email address and requested she provided info of relationship to trust. Mailing address is in FL and requested she review. If not correct provided the mailing address correction form. | | | C |
| 81 | 5/14/2023 | Property Owner | Email | 365190 | 78749 | TCAD | General Inquiries | Requesting 2023 PIN to efile. | Notice of Value was dated April 30th, hence the 30 day out deadline. | | | C |
| 82 | 5/15/2023 | Property Owner | Email | 550234 | 78660 | TCAD | General Inquiries | Reduction is 2022 Market Value in April Hearing. Would like assistance to receive refund of taxes paid. | Due 5/15 [day of request], suggested he postal mail his protest. | | | C |
| 83 | 5/15/2023 | Property Owner | Email | 787043 | 78730 | TCAD | General Inquiries | PO would like assistance to review her property value back to 2017. | Referred PO to Tax Office for assistance in requesting refund of overpayment of taxes due. | | | C |
| 84 | 5/15/2023 | Property Owner | Email | 153729 | 78759 | TCAD | General Inquiries | 2023 Appraised value has increased beyond the 10% limitation. Was advised that the value of 2020 pool was the reason. Questions the add of \$819K. | Provided instruction on how to navigate the property record screen on the CAD system, changing the year in the drop-down menu. | | | C |
| 85 | 5/16/2023 | Property Owner | Email | 514006 | 78641 | TCAD | General Inquiries | Late filing request for 41.411, Failure to Send Notice. Requested form. | 2023 Appraised Value was reviewed and corrected. | | | C |
| 86 | 5/16/2023 | Property Owner | Email | 867082 | 78751 | TCAD | General Inquiries | PO has AG Exemption Registration Number from 2020 and has unsuccessfully attempted to get this exemption added to her Tax Bill. | Sent Form to file a late motion, 41.411 and requested it be filed with the ARB. | | | C |
| 87 | 5/16/2023 | Property Owner | Email | 186180 | 78645 | TCAD | Exemptions | | The property has no AG Exemption and no application has been recorded. Sent AG application. | | | C |

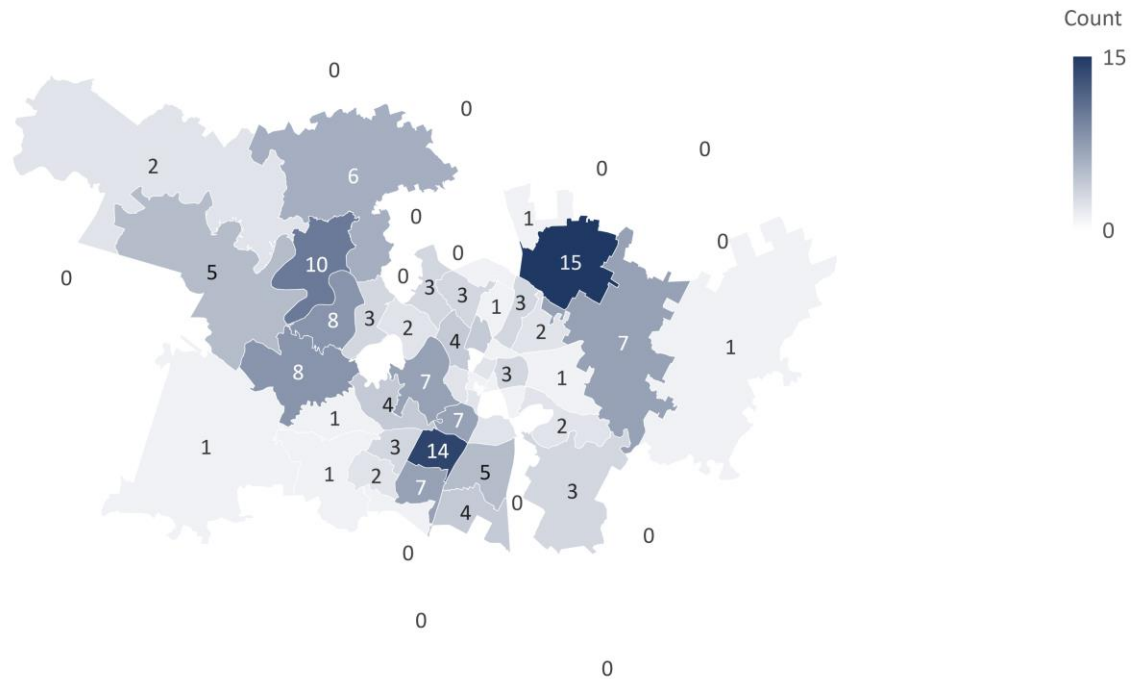
| Line # | Date | Individual Type | Type of Contact | PID | Zip Code | Entity Involved | Complaint Type | Description | TLO Investigation & Response | Closed (C) | Pending (P) | Open (O) |
|--------|-----------|-----------------|-----------------|---------|----------|-----------------|-------------------|---|--|------------|-------------|----------|
| | | | | | | | | | | | | |
| 88 | 5/16/2023 | Property Owner | Email | various | 78747 | TCAD | General Inquiries | PO owns 3 properties valued as residential. Would like to be valued as commercial for the \$1 per sq ft same as nearby properties. Has made same request in prior yrs. | Since as early as 1999 the properties were developed as residential with Homesteaded improvements. The new owner has removed the home structures leaving garages and out buildings previously valued along with the home. Suggested a Fall appointment with an Appraiser is the time to review conversion prior to January 1, 2024. The 2023 valuation is at Highest and Best Use. | | | C |
| 89 | 5/16/2023 | Property Owner | Email | | 78734 | TCAD | Exemptions | PO turned 65 in 2022. Wanted to know why the qualifying year indicated as 2023. | The tax ceiling is the amount you pay in the year that you qualified for the age 65 or older or disabled person exemption. In this case, 2022 not 2023. | | | C |
| 90 | 5/17/2023 | Property Owner | Email | 867444 | 78641 | TCAD | Exemptions | Taxes were paid as billed for property purchased in 2022. Without Notice the CAD raised the value some \$400k after the seller moved her exemptions to a new home. PO's homestead is in Utah. | Add'l taxes billed were due to the seller's action of moving her exemptions. The buyer no longer had the tax advantage of the seller's Appraised Value [tax cap] nor exemptions. The Market Value was not increased was just not the taxable value. Suggested PO view applicable webinars to increase understanding of TPTC. | | | C |
| 91 | 5/17/2023 | Property Owner | Email | 896190 | 78653 | TCAD | Exemptions | Completing HS Application: How many years back can a PO apply? 2020 the year after my purchase? What recorded instrument indicates ownership? Multiple appraisals in 2021 and 2022 were corrected in 2023 and Re-Noticed. | The deed for the purchase of the property has been updated in the CAD system. Current and two years prior are the years a PO may submit application for a HS exemption. | | | C |
| 92 | 5/17/2023 | Property Owner | Email | 966282 | 78617 | TCAD | General Inquiries | | Revised NOV dated more than 30 days ago. Property owner to file a 25.25 (c) Late Motion Correction Motion with the ARB. | | | C |
| 93 | 5/18/2023 | Property Owner | Email | 773415 | 78725 | TCAD | Exemptions | PO seeking explanation of 75% increase in Appraised Value. | Appraised Value from 2022 to 2023 did not exceed the 10% cap. PO is inquiry is related to the Value Limitation Adj. PO has had multiple responses from Cust Svc explaining. | | | C |
| 94 | 5/18/2023 | Property Owner | Email | 773336 | 78621 | TCAD | Narratives | Complimenting the Appraisal staff in listening to a PO to reach a value appropriate to the property. | Forwarded to Residential Director for distribution as appropriate. | | | C |
| 95 | 5/19/2023 | Property Owner | Email | 778711 | 78660 | TCAD | General Inquiries | Why are the comps from CAD's evidence selected from sales in early 2022, a period when sales can't be higher? | If the PO has known sales that would support a lower Market Value those presented in the CAD's evidence, those sales should be included in the PO's evidence. | | | C |
| 96 | 5/19/2023 | Property Owner | Email | various | | TCAD | General Inquiries | PO inquires how to schedule the Informal Meeting. Post Informal Meeting the PO provided feedback that he was denied the opportunity to discuss his properties even though he had prepared evidence. | PO notified of the Informal Meeting date/time scheduled. During the Informal Meeting the PO asked for his appeal to be elevated to a Manager. PO reports the call ended with no review of his evidence and no opportunity to speak to a Residential Manager post his confrontational call with the assigned Appraiser. Does not believe he rec'd due process to just be scheduled for an ARB Hearing. The properties are admittedly rental homes occupied by long-term renters and the PO objective is to keep rents low to help provide affordable housing. | | | C |
| 97 | 5/22/2023 | ARB Officer | Email | | | ARB | General Inquiries | ARB Member Resignation. | ARB Member Resignation set by Member to TDAJ. | | | C |

| Line # | Date | Individual Type | Type of Contact | PID | Zip Code | Entity Involved | Complaint Type | Description | TLO Investigation & Response | Closed (C) Pending (P) Open (O) |
|--------|-----------|-----------------|-----------------|---------|----------|-----------------|-------------------|--|--|---------------------------------------|
| 98 | 5/22/2023 | Property Owner | Email | 930026 | 78738 | ARB | Formal Hearings | PO grated a 25,25(c) motion by ARB, determination property does not exist in form/location. | Final Order indicated late hearing motion granted with no change in value. Hearing audio required to determine the panel's decision. Referred to ARB Chair. | P |
| 99 | 5/22/2023 | Property Owner | Email | 902558 | 78660 | TCAD | General Inquiries | PO indicates due to incorrect mailing address, unknown person has allowed a tax liability to increase to \$30k. | Verified Property Taxes paid annually back to 2018. Incorrect mailing address for only 2018, tax bill return to sender. Lender increased Escrow payment based upon shortage. Escrow payment amounts are set by the Lender and not under the jurisdiction of the Appraisal District. | C |
| 100 | 5/22/2023 | Property Owner | Email | 312020 | 78736 | TCAD | General Inquiries | Missed protest filing deadline. Would like an explanation of increase in value. | 2023 Market Value decreased from prior year. A 10% increase in Appraised Value occurred due to the gap btw Market and Appraised Value. | C |
| 101 | 5/23/2023 | Property Owner | Phone | | | TCAD | General Inquiries | On phone now 30 minutes pending Information Meeting. Would like to accept the Equity Comp Median. | Suggested PO email acceptance to residentialappeals@tcadcentral.org | C |
| 102 | 5/23/2023 | Property Owner | Email | 844365 | 78660 | TCAD | General Inquiries | PO inquires if accepting the Settlement Agreement for a reduction in Market Value will the Appraised Value remain the same. | The PO's Appraised Value is more than 10% below the Noticed Market Value. The proposed change in Market Value has no impact on the 2023 Appraised Value. | C |
| 103 | 5/23/2023 | Property Owner | Email | 844365 | 78660 | TCAD | General Inquiries | Unable to accept Settlement Offer due to system maintenance. | Settlement Offer is active, not rejected or cancelled. Advised PO to attempt acceptance again. Inquiry email at 12:17a.m. | C |
| 104 | 5/23/2023 | Property Owner | Email | | | | General Inquiries | Would like to know if Marshal and Swift cost table differ by geo location. | Inquiry Submitted Residential Director. | P |
| 105 | 5/24/2023 | Other | Email | | | ARB | General Inquiries | Final Order does not reflect value determination made by ARB in recent 25.25 (d) Late Motion Hearing. | ARB responded 25.25 (d) motion denied, therefore no change in the Notice Value will occur. | C |
| 106 | 5/24/2023 | Property Owner | Email | various | 78734 | TCAD | Informal Meetings | Post an Informal Meeting PO makes comment that the CAD Appraiser was unable to resolve matters due to the rules. Suggested he contact the TLO. | PO has had two of three Informal Meetings with an Appraiser without relief to the Noticed Value of the contiguous lots. Land in his area is valued by size not buildable area while terrain adjustments had previous been applied. The sales in 2022 changed how property was valued. Suggested before attending a Formal Hearing his evidence be reviewed for sales in the 2022 time period that support his firm belief that property values in this area have declined. | C |
| 107 | 5/24/2023 | Property Owner | Email | 542160 | 78730 | ARB | Formal Hearings | Would like to appear via telephone conference for scheduled Formal Hearing. | Provided email addresses to indicated ensure property coding for appearance via tele conference. | C |
| 108 | 5/25/2023 | Property Owner | Email | 869689 | 78744 | TCAD | General Inquiries | Redirected multiple times with no resolution to file a 2022 Protest for revaluation based upon sale price in 2021. | PO was informed of the expired deadlines to file a 2022 Protest and admits that as a new homeowner he did not understand the impact of ignoring an overstated value. Also, believed he did not receive a HS Exemption. Tax Bill indicated HS Exemption. Suggested the PO view webinar for New Homeowners. 2021 Sale Price was not the sole consideration for 2022 Market Values. | C |

| Line # | Date | Individual Type | Type of Contact | PID | Zip Code | Entity Involved | Complaint Type | Description | TLO Investigation & Response | Closed (C) Pending (P) Open (O) |
|--------|-----------|-----------------|-----------------|---------|----------|-----------------|-------------------|--|--|---------------------------------------|
| 109 | 5/25/2023 | Property Owner | Email | 111265 | 78746 | ARB | Formal Hearings | Former ARB seeking relief from the requirement that a five member panel be assigned to hear his protest. | All current and those serving five years prior as BOD Members, CAD employees and ARB Members are req'd by policy of the Chief Appraiser and the ARB to present their protest before an extended five member ARB panel. Informal Meetings are not scheduled nor conducted to eliminate any appearance biased and favorable treatment. PO will be scheduled before a Five Member ARB Panel until the fifth anniversary of departure. | C |
| 110 | 5/28/2023 | Property Owner | Email | 541161 | 78735 | ARB | Formal Hearings | Would like to withdraw current protest and file a new protest to discuss revised evidence without consideration of 2021 sales price. | PO advised that the next level of appeal is an ARB Hearing and while still in the timely protest filing period due process is being served under this protest filing. Evidence should be refreshed post discussions in an Informal Meeting, so the appeal before an ARB panel is a new updated presentation. | C |
| 111 | 5/30/2023 | Property Owner | Email | 437563 | 78746 | TCAD | Informal Meetings | PO referred for clarification of CAD evidence presented in Informal Hearing. | PO was presented 10 model match equity comparables, but questioned why neighboring condos [outside market segment] were priced differently. Suggested the emailed facts keeping within her neighborhood would be the fact to be presented in a Formal Hearing. PO rec'd a significant reduction in 2022 from an ARB decision and the Market Value has been appraised equitable to model matches within the complex. PO well understands the Protest process. | C |
| 112 | 5/31/2023 | Property Owner | Email | 910162 | 78738 | TCAD | General Inquiries | PO would like to file 2021 Protest for BPP. Has lost track since filing that year's Rendition. | 2021 Rendition filed. Provided PO with Late Correction Motion Protest Form. 2022 Protest dismissed for FTA. 2023 NOV scheduled to be sent in June with protest deadline 30 days after. | C |
| 113 | 6/1/2023 | Property Owner | Phone | 879312 | 78741 | TCAD | General Inquiries | PO purchased in Oct 2021 and was as a new homeowner was unaware of the protest periods. The Lender has now increased the escrow payments and relief is needed. | PO states he filed a "lost" protest in October of 2022, post the timely filing deadline. Claims he rec'd denial letter. Requested info be sent via email for further review of multiple filings. Second contact made to review the sales period utilized in valuing property at January 1. 2023 Evidence Pckt is available via the portal and directed him to review and schedule his Informal Meeting. | C |
| 114 | 6/2/2023 | Property Owner | Email | 105982 | 78746 | TCAD | Exemptions | PO deeded home in 2020 post divorce. Homesteaded without continuation of Net Appraised Value cap. Requests reimbursement of payment to Tax Agent and overpayment of taxes paid for error. | Homestead was applied post application of spouse. Only available option to protest a value in 2020 is a Late Motion 25.25 (c) Clerical Motion protest. | C |
| 115 | 6/2/2023 | Property Owner | Email | various | | TCAD | General Inquiries | Title Co filed single deed for two properties initially purchased by one owner. One unit was sold, but the tax bill remained combined. Taxes jointly paid but credited to third neighboring property. First two properties show taxes due. | Seeking assistance from CAD re direction to unravel. | P |

Complaints by Zip Code*

*when PID was provided



Powered by Bing
© TomTom

Top Five Zip Codes

78660=15

78745=14

78645=10

78734=8

78738=8

5B

REGULAR AGENDA



Independent Auditor's Report

To the Board of Directors
Travis Central Appraisal District
Austin, Texas

Report on the Audit of the Financial Statements

Opinions

We have audited the financial statements of the governmental activities and each major fund of the Travis Central Appraisal District (the District) as of and for the year ended December 31, 2022, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District, as of December 31, 2022, and the respective changes in financial position thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District, and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Adoption of New Accounting Standard

As discussed in Note 1 and 14 to the financial statements, the District has adopted the provisions of Government Accounting Standards Board (GASB) Statement No. 87, *Leases*, for the year ended December 31, 2022. Accordingly, a restatement has been made to the governmental activities net position as of January 1, 2022, to restate beginning net position. Our opinions are not modified with respect to this matter.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, pension schedules, OPEB schedules, and budgetary comparison information on pages 6 through 27 and 78 through 88 be presented to supplement the basic financial statements. Such information is the responsibility of management and although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

Management is responsible for the other information included in the annual report. The other information comprises the introductory and statistical sections but does not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

The image shows a handwritten signature in cursive script that reads "Eide Bailly LLP". The signature is written in black ink and is positioned above the typed name and date.

Abilene, Texas

June 7, 2023



June 7, 2023

To the Board of Directors of
Travis Central Appraisal District
Austin, Texas

We have audited the financial statements of Travis Central Appraisal District (the District) as of and for the year ended December 31, 2022, and have issued our report thereon dated June 7, 2023. Professional standards require that we advise you of the following matters relating to our audit.

Our Responsibility in Relation to the Financial Statement Audit

As communicated in our letter dated November 9, 2022, our responsibility, as described by professional standards, is to form and express an opinion about whether the financial statements that have been prepared by management with your oversight are presented fairly, in all material respects, in accordance with accounting principles generally accepted in the United States of America. Our audit of the financial statements does not relieve you or management of your respective responsibilities.

Our responsibility, as prescribed by professional standards, is to plan and perform our audit to obtain reasonable, rather than absolute, assurance about whether the financial statements are free of material misstatement. An audit of financial statements includes consideration of internal control over financial reporting as a basis for designing audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control over financial reporting. Accordingly, as part of our audit, we considered the internal control of the District solely for the purpose of determining our audit procedures and not to provide any assurance concerning such internal control.

We are also responsible for communicating significant matters related to the audit that are, in our professional judgment, relevant to your responsibilities in overseeing the financial reporting process. However, we are not required to design procedures for the purpose of identifying other matters to communicate to you.

Planned Scope and Timing of the Audit

We conducted our audit consistent with the planned scope and timing we previously communicated to you.

Compliance with All Ethics Requirements Regarding Independence

The engagement team, others in our firm, as appropriate, our firm, and other firms utilized in the engagement, if applicable, have complied with all relevant ethical requirements regarding independence.

Qualitative Aspects of the Entity's Significant Accounting Practices

Significant Accounting Policies

Management has the responsibility to select and use appropriate accounting policies. The significant accounting policies used by the District are described in Note 1 to the financial statements. As described in Note 1 and 14, the District changed accounting policies related to the accounting of leases to adopt provisions of GASB Statement No. 87, *Leases*. Accordingly, the accounting change has been retrospectively applied to the financial statements beginning January 1, 2022. No matters have come to our attention that would require us, under professional standards, to inform you about (1) the methods used to account for significant unusual transactions and (2) the effect of significant accounting policies in controversial or emerging areas for which there is a lack of authoritative guidance or consensus.

Significant Accounting Estimates

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's current judgments. Those judgments are normally based on knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ markedly from management's current judgments. The most sensitive accounting estimates affecting the financial statements are:

Management's estimate of its net pension asset is based on reports received from the Texas County and District Retirement System (TCDRS). The net pension asset reported by TCERS is based on actuarial valuations that utilize various assumptions including the remaining amortization period, discount rate, expected rates of investment return, salary increases, payroll growth rates and mortality rates. The financial statements of the TCERS plan were audited and received an unmodified opinion. We evaluated the audited financial statements, census data submitted by the District to TCERS and the District's controls over the census submission process that were used to develop the estimate of its net pension asset to determine that the estimate is reasonable in relation to the financial statements taken as a whole.

Management's estimate of its other post-employment benefit liability is based on reports received from management's third-party actuary, Milliman. We evaluated the census data submitted by the District to Milliman and the District's controls over the census submission process that were used to develop the estimate of its other post-employment benefit liability to determine that the estimate is reasonable in relation to the financial statements taken as a whole.

Financial Statement Disclosures

Certain financial statement disclosures involve significant judgment and are particularly sensitive because of their significance to financial statement users. The most sensitive disclosures affecting the District's financial statements relate to the net pension asset, other post-employment benefit liability and fund balance commitments.

Significant Difficulties Encountered during the Audit

We encountered no significant difficulties in dealing with management relating to the performance of the audit.

Uncorrected and Corrected Misstatements

For purposes of this communication, professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that we believe are trivial, and communicate them to the appropriate level of management. Further, professional standards require us to also communicate the effect of uncorrected misstatements related to prior periods on the relevant classes of transactions, account balances or disclosures, and the financial statements as a whole and each applicable opinion unit. Uncorrected misstatements or matters underlying those uncorrected misstatements could potentially cause future-period financial statements to be materially misstated, even though the uncorrected misstatements are immaterial to the financial statements currently under audit. There were no uncorrected or corrected misstatements identified as a result of our audit procedures.

Disagreements with Management

For purposes of this letter, professional standards define a disagreement with management as a matter, whether or not resolved to our satisfaction, concerning a financial accounting, reporting, or auditing matter, which could be significant to the District's financial statements or the auditor's report. No such disagreements arose during the course of the audit.

Circumstances that Affect the Form and Content of the Auditor's Report

For purposes of this letter, professional standards require that we communicate any circumstances that affect the form and content of our auditor's report. As described in Note 1 and 14 to the financial statements, due to the adoption of GASB Statement 87, *Leases*, the District restated opening balances as of January 1, 2022. We have included an emphasis of matter in our report regarding this restatement.

Representations Requested from Management

We have requested certain written representations from management which are included in the management representation letter dated June 7, 2023.

Management's Consultations with Other Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters. Management informed us that, and to our knowledge, there were no consultations with other accountants regarding auditing and accounting matters.

Other Significant Matters, Findings, or Issues

In the normal course of our professional association with the District, we generally discuss a variety of matters, including the application of accounting principles and auditing standards, significant events or transactions that occurred during the year, operating and regulatory conditions affecting the entity, and operational plans and strategies that may affect the risks of material misstatement. None of the matters discussed resulted in a condition to our retention as District's auditors.

Other Information Included in Annual Reports

Pursuant to professional standards, our responsibility as auditors for other information, whether financial or nonfinancial, included in the District's annual reports, does not extend beyond the financial information identified in the audit report, and we are not required to perform any procedures to corroborate such other information.

Additionally, in accordance with such standards, we have read the information and considered whether such information, or the manner of its presentation, was materially inconsistent with its presentation in the financial statements. We noted no inconsistencies.

Our responsibility also includes communicating to you any information which we believe is a material misstatement of fact. Nothing came to our attention that caused us to believe that such information, or its manner of presentation, is materially inconsistent with the information, or manner of its presentation, appearing in the financial statements.

This report is intended solely for the information and use of the Board of Directors, and management of the District and is not intended to be, and should not be, used by anyone other than these specified parties.

A handwritten signature in cursive script that reads "Eide Bailly LLP".

Abilene, Texas

5D

REGULAR AGENDA

| TRAVIS COUNTY | Current Status | Est 7/19 Status |
|----------------------------------|-----------------------|------------------------|
| Grand Total Market Value | \$ 485,368,265,990 | \$ 485,368,265,990 |
| Value required for Certification | \$ 461,099,852,691 | \$ 436,831,439,391 |
| Number Protest Filed | 174,969 | 174,969 |
| Number of Open Protest | 164,810 | 164,810 |
| Value Protested Under Review | \$ 252,357,657,472 | \$ 252,357,657,472 |
| Scheduled | | \$ 93,834,008,901 |
| Pending Scheduling | | |
| Affidavits | | \$ 823,997,074 |
| Joint Motions | | \$ 27,979,609,705 |
| Pending Data Entry | | \$ 27,400,232 |
| Pending Data Entry - ARB review | | \$ 33,267,363 |
| | | |
| | | |
| Value Reduction Adjustment | | |
| Value Protested Remaining | \$ 252,357,657,472 | \$ 129,659,374,197 |
| Value <u>not</u> Under Review | \$ 233,010,608,518 | \$ 355,708,891,793 |
| Value needed | \$ 228,089,244,173 | \$ 81,122,547,598 |
| | | |
| Certification Percentage | 48.01% | 73.29% |

All Protests

Open Protest

| Portfolio | Cnt | BeginMarket |
|-----------------------|--------------------------|-------------------|
| BPP | 2,492 | \$ 2,611,924,437 |
| Comm_Hotels | 301 | \$ 4,789,124,159 |
| Comm_Industrial | 3,023 | \$ 18,118,274,732 |
| Comm_Land | 2,502 | \$ 3,608,623,679 |
| Comm_MultiFamily | 1,819 | \$ 52,572,721,443 |
| Comm_Office | 4,163 | \$ 35,083,472,919 |
| Comm_Retail | 3,147 | \$ 14,024,988,695 |
| Comm_Specialty | 34 | \$ 34,124,793 |
| Residential | 133,970 | \$121,661,304,682 |
| Residential_Ag | 837 | \$ 1,796,719,062 |
| Residential_Inventory | 3,474 | \$ 646,309,770 |
| Residential_Land | 9,335 | \$ 1,475,729,303 |
| 165,097 | \$256,423,317,674 | |

Resolved Informal/Formal

| ProtType | Cnt | BeginMarket |
|--------------|--------------------------|------------------|
| Informal | 8,086 | \$ 7,584,170,717 |
| Topline | - | |
| Formal | 1,855 | \$ 6,678,918,167 |
| 9,941 | \$ 14,263,088,884 | |

Hearing Type Requested

| HearingType | Cnt | BeginMarket |
|---------------------|--------------------------|-------------------|
| Affidavit SUBMITTED | 1,937 | \$ 1,974,736,299 |
| In-Person | 101,228 | \$114,966,275,182 |
| None Selected | 12,084 | \$ 19,198,849,549 |
| Remote | 22,337 | \$ 24,159,474,219 |
| Remote - VIDEO | 27,511 | \$ 96,123,982,425 |
| 165,097 | \$256,423,317,674 | |

DP OV65 Military

| Portfolio | Cnt | BeginMarket |
|-----------------------|-------------------------|------------------|
| BPP | 23 | \$ 1,729,786 |
| Comm_Hotels | 2 | \$ 5,039,909 |
| Comm_Industrial | 22 | \$ 55,506,237 |
| Comm_Land | 14 | \$ 12,142,832 |
| Comm_MultiFamily | 5 | \$ 11,584,664 |
| Comm_Office | 25 | \$ 57,518,932 |
| Comm_Retail | 10 | \$ 14,265,017 |
| Residential | 2,562 | \$ 2,094,847,815 |
| Residential_Ag | 20 | \$ 37,515,938 |
| Residential_Inventory | 2 | \$ 1,138,635 |
| Residential_Land | 233 | \$ 37,774,226 |
| 2,918 | \$ 2,329,063,991 | |

Informals Held

| InformalHeld | Cnt | BeginMarket |
|--------------|---------|-------------------|
| InformalHeld | 37,009 | \$ 63,041,768,219 |
| OffersMade | 117,289 | \$142,728,050,402 |

Agents

Open Protest

| Portfolio | Cnt | BeginMarket |
|-----------------------|--------------------------|-------------------|
| BPP | 1,905 | \$ 2,270,569,044 |
| Comm_Hotels | 278 | \$ 4,324,768,039 |
| Comm_Industrial | 2,778 | \$ 17,202,030,658 |
| Comm_Land | 2,259 | \$ 3,312,791,153 |
| Comm_MultiFamily | 1,720 | \$ 51,118,238,426 |
| Comm_Office | 3,851 | \$ 34,421,155,757 |
| Comm_Retail | 2,953 | \$ 12,616,839,945 |
| Comm_Specialty | 30 | \$ 25,952,617 |
| Residential | 110,817 | \$104,158,318,337 |
| Residential_Ag | 685 | \$ 1,583,304,006 |
| Residential_Inventory | 3,394 | \$ 627,525,973 |
| Residential_Land | 7,713 | \$ 1,144,889,356 |
| 138,383 | \$232,806,383,311 | |

Resolved Informal/Formal

| ProtType | Cnt | BeginMarket |
|--------------|-------------------------|------------------|
| Informal | 1,240 | \$ 1,832,240,112 |
| Topline | - | |
| Formal | 1,854 | \$ 6,678,103,624 |
| 3,094 | \$ 8,510,343,736 | |

Hearing Type Requested

| HearingType | Cnt | BeginMarket |
|---------------------|--------------------------|-------------------|
| Affidavit SUBMITTED | 903 | \$ 935,820,233 |
| In-Person | 92,922 | \$106,669,541,802 |
| None Selected | 9,384 | \$ 16,936,815,866 |
| Remote | 14,239 | \$ 17,677,655,952 |
| Remote - VIDEO | 20,935 | \$ 90,586,549,458 |
| 138,383 | \$232,806,383,311 | |

DP OV65 Military

| Portfolio | Cnt | BeginMarket |
|-----------|-----|-------------|
|-----------|-----|-------------|

Informals Held

| InformalHeld | Cnt | BeginMarket |
|--------------|--------|-------------------|
| InformalHeld | 15,212 | \$ 45,716,367,498 |
| OffersMade | 93,164 | \$124,644,506,879 |

Owners

Open Protest

| Portfolio | Cnt | BeginMarket |
|-----------------------|-------------------------|------------------|
| BPP | 587 | \$ 341,355,393 |
| Comm_Hotels | 23 | \$ 464,356,120 |
| Comm_Industrial | 245 | \$ 916,244,074 |
| Comm_Land | 243 | \$ 295,832,526 |
| Comm_MultiFamily | 99 | \$ 1,454,483,017 |
| Comm_Office | 312 | \$ 662,317,162 |
| Comm_Retail | 194 | \$ 1,408,148,750 |
| Comm_Specialty | 4 | \$ 8,172,176 |
| Residential | 23,153 | \$17,502,986,345 |
| Residential_Ag | 152 | \$ 213,415,056 |
| Residential_Inventory | 80 | \$ 18,783,797 |
| Residential_Land | 1,622 | \$ 330,839,947 |
| 26,714 | \$23,616,934,363 | |

Resolved Informal/Formal

| ProtType | Cnt | BeginMarket |
|--------------|-------------------------|------------------|
| Informal | 6,846 | \$ 5,751,930,605 |
| Topline | - | |
| Formal | 1 | \$ 814,543 |
| 6,847 | \$ 5,752,745,148 | |

Hearing Type Requested

| HearingType | Cnt | BeginMarket |
|---------------------|-------------------------|------------------|
| Affidavit SUBMITTED | 1,034 | \$ 1,038,916,066 |
| In-Person | 8,306 | \$ 8,296,733,380 |
| None Selected | 2,700 | \$ 2,262,033,683 |
| Remote | 8,098 | \$ 6,481,818,267 |
| Remote - VIDEO | 6,576 | \$ 5,537,432,967 |
| 26,714 | \$23,616,934,363 | |

DP OV65 Military

| Portfolio | Cnt | BeginMarket |
|-----------------------|-------------------------|------------------|
| BPP | 23 | \$ 1,729,786 |
| Comm_Hotels | 2 | \$ 5,039,909 |
| Comm_Industrial | 22 | \$ 55,506,237 |
| Comm_Land | 14 | \$ 12,142,832 |
| Comm_MultiFamily | 5 | \$ 11,584,664 |
| Comm_Office | 25 | \$ 57,518,932 |
| Comm_Retail | 10 | \$ 14,265,017 |
| Residential | 2,562 | \$ 2,094,847,815 |
| Residential_Ag | 20 | \$ 37,515,938 |
| Residential_Inventory | 2 | \$ 1,138,635 |
| Residential_Land | 233 | \$ 37,774,226 |
| 2,918 | \$ 2,329,063,991 | |

Informals Held

| InformalHeld | Cnt | BeginMarket |
|--------------|--------|------------------|
| InformalHeld | 21,797 | \$17,325,400,721 |
| OffersMade | 24,125 | \$18,083,543,523 |

Telicon


Marya Crigler

Bill Status Report

06-09-2023 - 11:21:48

 - Action in the date range  - Link to Related Information () - Priority


Priority_Hot Watch

 HB 5 (1) [Hunter, Todd\(R\)](#)
[Schwertner, Charles\(R\)](#) Relating to agreements to create jobs and to generate state and local tax revenue for this state.

General Remarks : Jun 1, 2023 - 08:34
FINAL VERSION: This bill creates a new taxation limitation agreement option for certain qualifying businesses of 50% off or 25% off (depending on where the property is located) of the market value of eligible property (defined) and the taxable value for the ISD M&O rate portion is zero. Applications will be made to the comptroller and the ISD will take action on the application once received from the comptroller and the agreement must be approved by the governor. Effective 1/1/24

Track Name(s): Priority_Hot Watch


Bill History: 05-30-23 G Sent to the Governor

 HB 260 (1) [Murr, Andrew\(R\)](#)
[Perry, Charles\(R\)](#) Relating to the calculation of net to land in the appraisal of open-space land for ad valorem tax purposes.

General Remarks : Jan 6, 2023 - 13:09
Requires chief appraiser to take into consideration wildlife or livestock disease or pest area when calculating net to land.

Track Name(s): Priority_Hot Watch, Appraisal

Bill History: 01-01-24 G Earliest effective date


 HB 446 (1) [Craddick, Tom\(R\)](#)
[Kolkhorst, Lois\(R\)](#) Relating to the terminology used in statute to refer to intellectual disability and certain references to abolished health and human services agencies.

Companions: [SB 332](#) [Kolkhorst, Lois](#) (Identical)
2-15-23 S Introduced and referred to committee on Senate Health and Human Services

General Remarks : Jan 6, 2023 - 13:57
Changes term "mental retardation" to "intellectual disability"

Track Name(s): Priority_Hot Watch, HR & Finance

Bill History: 05-08-23 G Sent to the Governor

 HB 456 (1) [Craddick, Tom\(R\)](#)
[King, Phil \(F\)\(R\)](#) Relating to an exemption from ad valorem taxation of certain royalty interests owned by a charitable organization.

Companions: [SB 834](#) [King, Phil \(F\)](#) (Identical)
3- 1-23 S Introduced and referred to committee on Senate Local Government

General Remarks : Jan 6, 2023 - 14:11
Amends 11.18(a) adding subsection (3) to exempt royalty interest in addition to land and bldgs.

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 05-30-23 G Sent to the Governor

A HB 796 (1) [Button, Angie Chen\(R\)](#) [Bettencourt, Paul\(R\)](#) Relating to the creation and maintenance by an appraisal district of a publicly available Internet database of information regarding protest hearings conducted by the appraisal review board established for the district.

Companions: [HB 3890](#) Button, Angie Chen (Refiled from 87R Session)

General Remarks : May 16, 2023 - 17:22
FINAL VERSION: This bill states that by 1/1/24 each CAD will be required to create an Internet database for public view that contains information regarding each protest hearing conducted by the ARB that includes the name of the Board members that attended the hearing, the date and time of the hearing, the account number and property category, the CAD value, the owners opinion of value, and the ARBs determination of protest and value. The database must be updated by October 1 of each year. A link to the database must be placed on the web page of each CAD of the taxing unit database maintained by the Department of Information Resources. Beginning on January 1, 2025, the database shall include information for protests relating to the most recent tax year and each tax year thereafter until the database includes information for protests relating to the most recent five tax years. Beginning on January 1, 2030, the database shall include information for protests relating to the previous five tax years. Effective 1/1/24

Track Name(s): Priority_Hot Watch, ARB

Bill History: 01-01-24 G Earliest effective date

A HB 1228 (1) [Metcalf, Will\(R\)](#) [Springer, Drew\(R\)](#) Relating to the right of a property owner or the owner's agent to receive on request a copy of the information used to appraise the owner's property for ad valorem tax purposes.

General Remarks : Jun 1, 2023 - 08:36
FINAL VERSION: This bill states that "Communication" (defined) from a "Tax Official" (defined) shall be delivered electronically if the property owner or tax agent elects to exchange communication electronically. A tax official shall establish procedures to allow a property owner to request this option and requirements for delivery are stated and the comptroller will create a form that will remain in effect until rescinded. Tax officials will display the information on the official's website including a 25.19 notice. Communication is effective on delivery by the tax official. Electronic delivery by a taxpayer or tax agent to the tax official is timely if the communication is addressed to the correct delivery system or portal and received by the tax official's server on or before the due date. The comptroller will create guidelines. Tax Officials shall acknowledge the receipt of a communication delivered electronically. Records requested from a CAD or private appraisal firm to be inspected after the appraisal roll is sent to the ARB must be sent electronically at no cost if requested. Board Orders must be sent electronically if requested. Effective 1/1/24

Track Name(s): Priority_Hot Watch, CAD Administration

Bill History: 05-30-23 G Sent to the Governor

A HB 1285 (1) Shine, Hugh(R)
Springer, Drew(R) Relating to the duties of the taxpayer liaison officer of an appraisal district.

General Remarks : May 16, 2023 - 17:23
SUBSTITUTE: This bill states the comptroller will create a taxpayer assistance pamphlet. It also allows the BOD of a CAD to appoint one or more deputy taxpayer liaison officers to assist the taxpayer liaison officer. It adds duties for the TLO. Information requests by taxpayers for limited binding arbitration will be filled by the TLO. The TLO will now receive complaints from property owners requesting resolution to a dispute with the CAD or ARB about a matter that does not involve value. The TLO will send information requested regarding the complaint to the property owner, meet informally with the parties to facilitate resolution, treat the matter as a limited binding arbitration request if appropriate, assist the owner in identifying the appropriate complaint procedures, or recommend a solution route to the chief appraiser, chairman of the ARB, or the owner or agent. TLOs can dismiss the complaint if it involves value and send complaints regarding taxes to the tax office. The TLO has 90 days to respond to the request. TLO decisions cannot be protested. The comptroller will prepare information for the TLO to educate them on their duties and they will be required to take a two hour training course. TLOs will also be required to take the ARB training courses. The TLO will be responsible for posting ARB positions. The CAD will be required to post information about the TLO and the duties of the TLO on their website. The BOD will evaluate the TLO annually. The BOD will not be able to remove an ARB chairman but they can report issues through the TLO to the ADJ who can then remove the ARB chairman and appoint a new chairman. Effective 1/1/24

Track Name(s): Priority_Hot Watch, CAD Administration

Bill History: 01-01-24 G Earliest effective date

A HB 1382 (1) Hernandez, Ana(D)
Bettencourt, Paul(R) Relating to the public sale of real property taken in execution of a judgment.

Companions: SB 2067 Bettencourt, Paul (Identical)
3-21-23 S Introduced and referred to committee on Senate Local Government

General Remarks : Jan 25, 2023 - 12:49
Amends 34.041 Civil Practice to allow commissioners court to authorize the conduct of county public sales of seized property using online bidding and sale. Effective September 1, 2023

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 09-01-23 G Earliest effective date

A HB 1911 (1) Burrows, Dustin(R)
Perry, Charles(R) Relating to the confidentiality of home address information in ad valorem tax appraisal records of a current or former employee or contract staff member of a university health care provider at certain correctional facilities.

General Remarks : May 30, 2023 - 09:32
FINAL VERSION: This bill adds a current or former employee or contract staff member of a university health care provider at a corrections facility operated by the Texas Department of Criminal Justice or the Texas Juvenile Justice Department and a current or former attorney for the Department of Family and Protective Services to the list of individuals that can have their information redacted from the tax rolls. Effective 9/1/23

Track Name(s): Priority_Hot Watch, CAD Administration

Bill History: 05-24-23 G Sent to the Governor

A HB 2121 (1) [Paul, Dennis\(R\)](#) [Springer, Drew\(R\)](#) Relating to the form of a rendition statement or property report used to render property for ad valorem tax purposes.

General Remarks : Jun 1, 2023 - 08:37
FINAL VERSION: This bill states that BPP renditions filed with a good faith estimate of market value not more than \$150,000 do not have to be notarized. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Appraisal

Bill History: 05-30-23 G Sent to the Governor

A HB 2354 (1) [Hefner, Cole\(R\)](#) [Springer, Drew\(R\)](#) Relating to the eligibility of land to continue to be appraised for ad valorem tax purposes as qualified open-space land following a transfer to a surviving spouse or surviving child.

General Remarks : May 16, 2023 - 17:27
SUBSTITUTE: This bill states that for purposes of qualifying for ag, ownership of the land is not considered to have changed if ownership of the land is transferred from the former owner to the surviving spouse of the former owner. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Ag

Bill History: 05-24-23 G Sent to the Governor

A HB 2488 (1) [Geren, Charlie\(R\)](#) [Alvarado, Carol\(D\)](#) Relating to the burden of proof in a trial de novo appeal of the appraised value of property.

Companions: [SB 2167](#) [Alvarado, Carol](#) (Identical)
3-22-23 S Introduced and referred to committee on Senate Local Government

General Remarks : Mar 3, 2023 - 15:26
Amends 42.23, burden of proof for 23.01(e) and 41.43(a-3) is on the chief appraiser in trial de novo appeal. Adds ARB to the party prohibited from increasing value under 23.01(e). Effective September 1, 2023

Track Name(s): Priority_Hot Watch, Litigation

Bill History: 05-30-23 G Sent to the Governor

A HB 3207 (1) [Murr, Andrew\(R\)](#) Relating to the composition of the agricultural advisory board of an appraisal district.

General Remarks : May 16, 2023 - 17:34
This bill removes the requirement that members of the AG

advisory board be residents of the district for at least five years.
Effective 9/1/23

Track Name(s): Priority_Hot Watch, Ag

Bill History: 05-30-23 G Sent to the Governor

A HB 3273 (1) [Thierry, Shawn\(D\)](#) [Bettencourt, Paul\(R\)](#) Relating to public notice of the availability on the Internet of property-tax-related information.

General Remarks : May 16, 2023 - 17:35
FINAL VERSION: This bill states the 25.19 notice must include the notice required by 26.04(e-2) (postcard information). The postcard mailing must be done by September 1. If the CAD and Assessor maintain a website, the postcard mailing is fulfilled by both the CAD and the taxing unit prominently posting on each website the information required for the postcard. Instructions must be placed on the property tax database on how an owner can register to have notifications regarding updates to the property tax database delivered to the owner by email from the CAD. The CAD must post in a newspaper by August 7 a notice regarding the property tax database. If there is no newspaper of general circulation in the county for which the appraisal district is established, the notice shall be posted at the appraisal office for the district. The chief appraiser of each appraisal district that maintains an Internet website shall deliver to a property owner by e-mail notifications regarding updates to the property tax database if the owner registers on the website to receive such notifications in that manner. Hearing notices must include the notice required by Section 26.04(e-2) (postcard notice).
Effective 1/1/24

Track Name(s): Priority_Hot Watch, CAD Administration

Bill History: 05-22-23 G Sent to the Governor

A HB 3440 (1) [Canales, Terry\(D\)](#) [Hinojosa, Chuy\(D\)](#) Relating to the governmental bodies required to post on the Internet agendas for meetings under the open meetings law.

General Remarks : May 16, 2023 - 17:39
This bill states meeting agendas must be posted on the website of the governmental body before an open meeting. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Open Meeting/Records

Bill History: 05-30-23 G Sent to the Governor


A HB 4077 (1) [Noble, Candy\(R\)](#) [Eckhardt, Sarah\(D\)](#) Relating to the procedure for qualifying for an exemption from ad valorem taxation of the residence homestead of an elderly person.

General Remarks : May 30, 2023 - 09:36

OOG ~Not sure what they are trying to solve~. Need to make DPS data easier for CADs to get. What about someone already claiming DP exemption and their right to choose which to get.
FINAL VERSION: This bill states a CAD must automatically apply an over 65 exemption to an account if they have the information on file and may not require the individual to apply for the exemption. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Exemptions


Bill History: 05-24-23 G Sent to the Governor

 HB 4101 (1) [Shine, Hugh\(R\)](#)
[Bettencourt, Paul\(R\)](#) Relating to the matters that may be the subject of limited binding arbitration to compel compliance with procedural requirements related to protests before appraisal review boards.

General Remarks : May 16, 2023 - 17:42
SUBSTITUTE: This bill expands the filing of limited binding arbitration to include compliance with the hearing procedures adopted by the appraisal review board. Effective 1/1/24

Track Name(s): Priority_Hot Watch, ARB


Bill History: 05-22-23 G Sent to the Governor

 HB 4158 (1) [Schofield, Mike\(R\)](#)
[Bettencourt, Paul\(R\)](#) Relating to the determination and reporting of the number of residence homesteads of elderly or disabled persons that are subject to the limitation on the total amount of ad valorem taxes that may be imposed.

General Remarks : May 16, 2023 - 17:43
This bill states the chief appraiser will send a report to the comptroller by September 1 of each year the number of residence homesteads subject to a cap for each ISD within the CAD. Effective 1/1/24

Track Name(s): Priority_Hot Watch, OV65 Ceiling


Bill History: 05-28-23 G Sent to the Governor

 HB 4250 (1) [Lalani, Suleman \(F\)\(D\)](#)
[Miles, Boris\(D\)](#) Relating to the right of the clerk of a court to deduct from the amount of the excess proceeds from an ad valorem tax sale of property the cost of postage for sending to the former owner of the property a notice.

General Remarks : May 16, 2023 - 17:44
This bill states a clerk may deduct from the amount of the excess proceeds of a tax sale the cost of postage for sending to the former owner of the property a notice. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Collections


Bill History: 05-28-23 G Sent to the Governor

 HB 4456 (1) [Harris, Cody\(R\)](#)
[Bettencourt, Paul\(R\)](#) Relating to the calculation of the no-new-revenue maintenance and operations rate for school districts.

General Remarks : Jun 1, 2023 - 08:38
FINAL VERSION: This bill states the calculation sheets for all taxing jurisdictions, including ISDs, for the no-new-revenue and voter approval tax rates will be provided by the comptroller with new calculation procedures for ISDs. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 05-30-23 G Sent to the Governor

 HB 4559 (1) [Darby, Drew\(R\)](#)
[Huffman, Joan\(R\)](#) Relating to the application of statutes that classify political subdivisions according to population.

General Remarks : May 16, 2023 - 17:50
This bill changes population requirements for various sections of the tax code regarding makeup of BODs, exemptions, and requirements for those exemptions to account for increase in population. Effective 9/1/23

Track Name(s): Priority_Hot Watch

Bill History: 05-22-23 G Sent to the Governor

A HB 4645 (1) Flores, Lulu (F)(D)
Zaffirini, Judith(D) Relating to the exemption from ad valorem taxation of certain property used to provide low-income or moderate-income housing.

Companions: SB 2324 Zaffirini, Judith (Identical)
3-22-23 S Introduced and referred to committee on Senate Local Government

General Remarks : May 16, 2023 - 17:51
This bill provides an exemption for an organization that provides housing for low income families for land that they lease under a ground lease. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 05-30-23 G Sent to the Governor

A SB 59 (1) Zaffirini, Judith(D)
King, Tracy(D) Relating to notice of water and wastewater requirements for the foreclosure sale of residential properties by certain political subdivisions.

Companions:
HB 2571 King, Tracy (Identical)
4-28-23 H Laid on the table - subject to call - see SB 59

General Remarks : May 30, 2023 - 09:39
Amends 232.0315 Local Govt Code, expands from just counties to add other political subdivisions located in the county. This bill changes notices of water and wastewater requirements for the foreclosure sale of residential properties by certain political subdivisions. Effective September 1, 2023

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 09-01-23 G Earliest effective date

A SB 62 (1) Zaffirini, Judith(D)
Guillen, Ryan(R) Relating to posting certain documents and information related to certain real property sales on a county's Internet website.

General Remarks : May 30, 2023 - 09:40
FINAL VERSION: This bill states the county assessor-collector for each county shall post on the county's Internet website the date, time, and location of auction sales. They must also post the form a person must use in that county to request a statement regarding delinquent taxes owed for property up for sale except that if the county assessor-collector permits a person to use a form prescribed by the comptroller for that purpose, the county assessor-collector may post a link to the location on the comptroller's Internet website where the form may be viewed instead of posting the form. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 09-01-23 G Earliest effective date

A SB 271 (1) Johnson, Nathan(D) Shaheen, Matt(R) Relating to state agency and local government security incident procedures.

Companions:

HB 712 Shaheen, Matt (Identical)
5- 5-23 H Laid on the table - subject to call - see SB 271

General Remarks : Jan 25, 2023 - 16:10
adds/amends 2054.604 Govt Code to add local governments to the list of those required to comply with 521.053 of Business & Commerce Code related to the notification requirements of a security incident (unauthorized access, exposure modification, destruction of personal , confidential or other information which disclosure is regulated by law). Local Govts would have 48 hours to report to the department and comply with all department rules; and must report closure and recovery from the incident no later than 10 days after recovery. Effective September 1, 2023

Track Name(s): Priority_Hot Watch, CAD Administration

Bill History: 09-01-23 G Earliest effective date

A SB 348 (1) Springer, Drew(R) Meyer, Morgan(R) Relating to the prohibition on posting on the Internet information held by an appraisal district regarding certain residential property.

General Remarks : Jan 25, 2023 - 16:15
25.027(b) expands the ability to display aerial, street level, appraisal card, sketch outline data on CAD website. Effective September 1, 2023

Track Name(s): Priority_Hot Watch, CAD Administration

Bill History: 05-23-23 G Sent to the Governor

A SB 361 (1) Eckhardt, Sarah(D) Shine, Hugh(R) Relating to the eligibility of a person employed by a school district as a teacher to serve on the appraisal review board of an appraisal district.

Companions: HB 2420 Shine, Hugh (Identical)
4-24-23 H Committee action pending House Ways and Means

General Remarks : Apr 10, 2023 - 14:36

TCAD Request Amends 6.412(c), allows teachers to serve on ARBs. Effective September 1, 2023

Track Name(s): Priority_Hot Watch, ARB


Bill History: 05-23-23 G Sent to the Governor

A SB 539 (1) Campbell, Donna(R) Craddick, Tom(R) Relating to the manner in which an individual who has elected to defer collection of a tax, abate a suit to collect a delinquent tax, or abate a sale to foreclose a tax lien.

General Remarks : Jan 25, 2023 - 16:49
Amends 33.03, The collector for a taxing unit shall indicate on each delinquent tax roll for the taxing unit that a delinquent tax included on the roll is deferred or abated under Section 33.06 or 33.065, if applicable. Effective January 1, 2024

Track Name(s): Priority_Hot Watch, Collections

Bill History: 05-23-23 G Sent to the Governor


 SB 617 (1) [Blanco, Cesar\(D\)](#) [Gonzalez, Mary\(D\)](#) Relating to the confidentiality of certain home address information in ad valorem tax appraisal records.

Companions: [HB 96](#) Gonzalez, Mary (Identical)
5-15-23 S Referred to Senate Committee on Senate Border Security

General Remarks : May 30, 2023 - 09:41
FINAL VERSION: This bill adds a customs and border protection officer or border patrol agent of United States Customs and Border Protection or the spouse, surviving spouse, or adult child of a customs and border protection officer or border patrol agent to the list of individuals that can have their information redacted from the tax rolls. Effective 5/19/23

Track Name(s): Priority_Hot Watch, Open Meeting/Records

Bill History: 05-19-23 G Earliest effective date


 SB 719 (1) [Paxton, Angela\(R\)](#) [Thierry, Shawn\(D\)](#) Relating to an exemption from ad valorem taxation of property owned by a charitable organization that provides services related to the placement of a child in a foster or adoptive home.

Companions: [SB 734](#) Paxton, Angela (Refiled from 87R Session)

General Remarks : May 30, 2023 - 09:42
FINAL VERSION: This bill adds providing support or relief to children with disabilities in need of residential care and providing services related to planning for the placement of or placing children in foster or adoptive homes or providing support or relief to women who are or may be pregnant and who are considering placing their unborn children for adoption to the definition of charitable organization for purposes of receiving an exemption. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 05-29-23 G Sent to the Governor

 SB 870 (1) [West, Royce\(D\)](#) [Smithee, John\(R\)](#) Relating to certain Title IV-D cases and other cases with respect to child support or Title IV-D agency services and to practices and procedures for the operation of the Title IV-D agency.

Companions: [HB 2247](#) Smithee, John (Identical)
4-12-23 H Committee action pending House Juvenile Justice and Family Issues

General Remarks : May 16, 2023 - 17:55
FINAL VERSION: This bill adds a current or former employee of the office of the attorney general who is or was assigned to a division of that office the duties of which involve law

enforcement or are performed under Chapter 231, Family Code to the list of individuals that can have their information redacted from the tax rolls. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Open Meeting/Records

Bill History: 09-01-23 G Earliest effective date

A SB 938 (1) [Blanco, Cesar\(D\)](#)
[Moody, Joe\(D\)](#) Relating to the issuance by certain conservation and reclamation districts of bonds for the development and maintenance of recreational facilities.

Companions:

HB 4471 [Moody, Joe](#) (Identical)
4-28-23 H Laid on the table - subject to call - see SB 938

SJR 32 [Blanco, Cesar](#) (Enabling)
11- 7-23 G Election date

General Remarks : May 16, 2023 - 17:55
FINAL VERSION: This bill adds El Paso County to the list of counties that allows water districts within those counties to issue bonds for the development and maintenance of recreational facilities. Effective after constitutional vote.

Track Name(s): Priority_Hot Watch, Filed and Misc

Bill History: 11-07-23 G Earliest effective date

A SB 943 (1) [Kolkhorst, Lois\(R\)](#)
[Hunter, Todd\(R\)](#) Relating to the publication of notices by a governmental entity on the Internet websites of a newspaper and Texas Press Association.

Companions: **HB 2178** [Hunter, Todd](#) (Identical)
4-19-23 H Committee action pending House State Affairs

General Remarks : May 30, 2023 - 09:42
FINAL VERSION: This bill states that A newspaper that publishes a notice shall, at no additional cost to the governmental entity publish the notice on one or more webpages on the newspaper's website if the newspaper maintains a website that is clearly designated for notices; and accessible to the public at no cost. Newspapers will also send the notices to the Texas Press Association (if the Texas Press Association maintains an Internet website as a statewide repository of notices to put on their website. Effective 9/1/23

Track Name(s): Priority_Hot Watch, CAD Administration, Tax Rate & Entities

Bill History: 09-01-23 G Earliest effective date

A SB 1145 (1) [West, Royce\(D\)](#)
[Talarico, James\(D\)](#) Relating to an exemption from ad valorem taxation of real property used to operate a child-care facility.

Companions: **HB 3621** [Talarico, James](#) (Identical)
5- 4-23 H Reported from committee as substituted House Ways and Means
SJR 64 [West, Royce](#) (Enabling)
11- 7-23 G Election date

General Remarks : May 30, 2023 - 09:43
FINAL VERSION: This bill creates a local option exemption for

counties and cities of real property owned or leased, or the portion of a property owned or leased, for operating as a "qualifying child-care facility" (defined). The exemption may not be less than 50%. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 05-29-23 G Effective January 1, 2024 on adoption of SJR 64 on November 7, 2023

 SB 1191 (1) Zaffirini, Judith(D)
Hefner, Cole(R)

Relating to late applications for the appraisal of land for ad valorem tax purposes as qualified open-space land following the death of the owner of the land.

General Remarks : May 16, 2023 - 17:56
FINAL VERSION: This bill states late AG applications will be accepted with no penalty if the land was in AG the prior year, the ownership changed due to the death of an owner, and the application is filed not later than the delinquency date by the surviving spouse or child, the executor or administrator of the estate, or a fiduciary acting on behalf of the surviving spouse or child. Effective 9/1/23 but applies to the 2023 tax year.

Track Name(s): Priority_Hot Watch, Ag

Bill History: 05-23-23 G Earliest effective date

 SB 1340 (1) Zaffirini, Judith(D)
Meyer, Morgan(R)

Relating to the local development agreement database maintained by the comptroller of public accounts.

General Remarks : May 30, 2023 - 09:44
FINAL VERSION: This bill adds an agreement entered into by a local government under chapter 312 of the Tax Code to the definition of "Local development agreement". The current Chapter 380 and 381 database maintained by the comptroller will now be a consolidate searchable data tool renamed the "Local Development" agreement database and adds information to be added to the database. It also states a taxing unit that maintains an Internet website and that executes a tax abatement agreement shall provide on the website a direct link to the location of the agreement information published on the comptroller's Internet website. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 01-01-24 G Earliest effective date

 SB 1367 (1) Creighton, Brandon(R)
Leach, Jeff(R)

Relating to the confidentiality of certain information for full-tie employees of a county courthouse, the Office of Court Administration of the Texas Judicial System.

General Remarks : May 30, 2023 - 09:45
FINAL VERSION: This bill adds a current or former employee whose duties are performed on behalf of the administration of a court, including a court clerk, court coordinator, court administrator, law clerk, or staff attorney and a current or former employee of the Office of Court Administration of the Texas Judicial System and entities administratively attached to the office to the list of individuals that can have their information redacted from the tax roll. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Open Meeting/Records

Bill History: 05-29-23 G Sent to the Governor

A SB 1381 (1) [Eckhardt, Sarah\(D\)](#) [Hefner, Cole\(R\)](#) Relating to the eligibility of the surviving spouse of an elderly person who qualified for a local option exemption from ad valorem taxation by a taxing unit of a portion of the appraised value.

Companions: [HB 3242](#) Hefner, Cole (Identical)
5- 6-23 H Withdrawn from the Local Calendar

General Remarks : Apr 10, 2023 - 14:38

TCAD Request Allows us to auto add OV65 surviving spouse.

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 01-01-24 G Earliest effective date

A SB 1431 (1) [Hinojosa, Chuy\(D\)](#) [Guerra, Bobby\(D\)](#) Relating to the confidentiality of certain information for a current or former administrative law judge for the State Office of Administrative Hearings.

General Remarks : May 16, 2023 - 17:59

This bill adds a current or former administrative law judge for the State Office of Administrative Hearings to the list of individuals that can have their information redacted from the tax rolls. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Open Meeting/Records

Bill History: 05-29-23 G Sent to the Governor

A SB 1439 (1) [Springer, Drew\(R\)](#) [Hefner, Cole\(R\)](#) Relating to the ad valorem taxation of tangible personal property held or used for the production of income by related business entities.

General Remarks : May 30, 2023 - 09:45

FINAL VERSION: This bill clarifies the \$2,500 BPP exemption regarding "related business entities" (defined) and "unified business enterprises" (defined) and this information must be included on a rendition. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 05-23-23 G Sent to the Governor

A SB 1525 (1) [Blanco, Cesar\(D\)](#) [Rose, Toni\(D\)](#) Relating to the confidentiality of certain home address information in property tax appraisal records.

General Remarks : May 16, 2023 - 18:00

This bill adds a current or former attorney for the Department of Family and Protective Services to the list of individuals that can have their information redacted from the tax rolls. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Open Meeting/Records

Bill History: 05-29-23 G Sent to the Governor


A SB 1766 (1) [Creighton, Brandon\(R\)](#) [Paul, Dennis\(R\)](#) Relating to indemnification and duties of real property appraisers under certain governmental contracts.

Companions:

[HB 2584](#) Paul, Dennis (Identical)
5- 8-23 H Laid on the table - subject to call - see SB 1766

Track Name(s): Priority_Hot Watch, CAD Administration, Litigation

Bill History: 09-01-23 G Earliest effective date


 [SB 1801](#) (1) [Springer, Drew\(R\)](#) [Darby, Drew\(R\)](#) Relating to a requirement that each appraisal district periodically confirm that recipients of residence homestead exemptions qualify for those exemptions.

Companions: [HB 2747](#) Darby, Drew (Identical)
5-11-23 H Set on the House Calendar

General Remarks : May 16, 2023 - 18:02
This bill states a CAD must review homestead exemptions every five years to make sure they still qualify. The review can be done in stages. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 09-01-23 G Earliest effective date


 [SB 1916](#) (1) [Parker, Tan \(F\)\(R\)](#) [Shine, Hugh\(R\)](#) Relating to publication of public improvement district service plans and assessments on certain public Internet websites.

Companions: [HB 4232](#) Shine, Hugh (Identical)
4-26-23 H Recommended for Local and Consent Calendar

General Remarks : May 16, 2023 - 18:03
This bill adds information regarding PIDs to this list of jurisdictions that maintain information on the website hosted by the CAD that contains taxing jurisdiction information. Effective 1/1/24

Track Name(s): Priority_Hot Watch, CAD Administration


Bill History: 05-29-23 G Sent to the Governor

 [SB 1998](#) (1) [Bettencourt, Paul\(R\)](#) [Shine, Hugh\(R\)](#) Relating to the calculation of certain ad valorem tax rates.

General Remarks : May 16, 2023 - 18:03
This bill states that tax calculation forms created by the comptroller must include a hyperlink to include documents that evidences accuracy of an entry made to the form. Changes to calculation forms are made for taxing units participating in reinvestment zones. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 05-29-23 G Sent to the Governor

 [SB 1999](#) (1) [Bettencourt, Paul\(R\)](#) [Hefner, Cole\(R\)](#) Relating to the calculation of the unused increment rate of a taxing unit.

General Remarks : May 16, 2023 - 18:03
This bill changes the formula for calculating the unused

increment rate to include the "foregone revenue amount" (defined). Effective 1/1/24

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 05-29-23 G Sent to the Governor

A SB 2091 (1) [West, Royce\(D\)](#) [Sherman, Carl\(D\)](#) Relating to the authority of a taxing unit to sell certain seized or foreclosed property to an owner of an abutting property without conducting a public sale.

Companions: [HB 5139](#) Sherman, Carl (Identical)
3-24-23 H Introduced and referred to committee on House Ways and Means

General Remarks : May 16, 2023 - 18:04
This bill mandates, under certain circumstances, that a taxing unit sell seized property to the owner of abutting property at a private sale. Effective 9/1/23

Track Name(s): Priority_Hot Watch

Bill History: 05-29-23 G Sent to the Governor

A SB 2289 (1) [Huffman, Joan\(R\)](#) [Bonnen, Greg\(R\)](#) Relating to the exemption from ad valorem taxation of certain tangible personal property held by a manufacturer of medical or biomedical products as a finished good or used in manufacturing or processing.

Companions: [HB 4901](#) Bonnen, Greg (Identical)
4-17-23 H Committee action pending House Ways and Means

General Remarks : May 16, 2023 - 18:05
This bill creates an exemption for medical or biomedical property (defined) the person owns or leases that is located in a medical or biomedical manufacturing facility (defined) that the person owns or leases. Effective 1/1/24

Track Name(s): Priority_Hot Watch

Bill History: 01-01-24 G Earliest effective date

A SB 2350 (1) [Bettencourt, Paul\(R\)](#) [Shine, Hugh\(R\)](#) Relating to the voter-approval tax rate used to calculate the unused increment rate of a taxing unit for ad valorem tax purposes.

General Remarks : May 16, 2023 - 18:05
This bill changes the definition of voter approval tax rate to be a taxing unit's voter-approval tax rate in the applicable preceding tax year, as adopted by the taxing unit during the applicable preceding tax year, less the unused increment rate for that preceding tax year. Effective 9/1/23

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 05-29-23 G Sent to the Governor

A SB 2355 (1) [Bettencourt, Paul\(R\)](#) [Noble, Candy\(R\)](#) Relating to the appeal of certain ad valorem tax determinations through binding arbitration.

Companions: [HB 4980](#) Noble, Candy (Identical)

5- 5-23 S Referred to Senate Committee on Senate
Local Government

General Remarks : May 30, 2023 - 09:49
FINAL VERSION: This bill states requests for binding arbitration will be filed with the comptroller and not the CAD. If filed through an electronic system the filing fee will be made through that system. If not filed through an electronic system the filing fee will be made by check or money order made payable to the comptroller or by another form of payment acceptable to the comptroller. CADs will have 10 days to respond to information sent by the comptroller indicating an arbitration has been filed. A of As for arbitration for property tax agents must be kept by the agent to be produced immediately upon request from the property owner, CAD, ARB, the arbitrator, or the comptroller. Property owners may designate an agent to receive a refund of the arbitration deposit. A settlement reached between parties to an arbitration is considered to be the final determination. Effective 1/1/24

Track Name(s): Priority_Hot Watch, Arbitration

Bill History: 01-01-24 G Earliest effective date

A SJR 32 (1) Blanco, Cesar(D)
Moody, Joe(D) Proposing a constitutional amendment relating to the authority of the legislature to permit conservation and reclamation districts in El Paso County to issue bonds supported by ad valorem taxes.

Companions:

HJR 79 Moody, Joe (Identical)
4-25-23 H Laid on the table - subject to call - see SJR 32
SB 938 Blanco, Cesar (Enabling)
11- 7-23 G Earliest effective date

Track Name(s): Priority_Hot Watch, Tax Rate & Entities

Bill History: 11-07-23 G Election date

A SJR 64 (1) West, Royce(D)
Talarico, James(D) Proposing a constitutional amendment authorizing the legislature to exempt from ad valorem taxation real property used to operate a child-care facility.

Companions: **HJR 96** Talarico, James (Identical)
3- 3-23 H Introduced and referred to committee on House Ways and Means
HJR 149 Talarico, James (Identical)
5- 5-23 H Reported favorably from committee on House Ways and Means
SB 1145 West, Royce (Enabling)
5-29-23 G Effective January 1, 2024 on adoption of SJR 64 on November 7, 2023

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 11-07-23 G Election date

A SJR 87 (1) Huffman, Joan(R)
Bonnen, Greg(R) Proposing a constitutional amendment to authorize the legislature to exempt from ad valorem taxation certain tangible personal

property held by a manufacturer of medical or biomedical products.

Companions: [HJR 184](#) Bonnen, Greg (Identical)
4-17-23 H Committee action pending House Ways
and Means

Track Name(s): Priority_Hot Watch, Exemptions

Bill History: 11-07-23 G Election date

Total Bills: 53

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5E

REGULAR AGENDA



Government Finance Officers Association

203 North LaSalle Street, Suite 2700

Chicago, Illinois 60601-1210

312.977.9700 fax: 312.977.4806

5/30/2023

Marya Crigler
Chief Appraiser
Travis Central Appraisal District, Texas

Dear Marya:

We are pleased to notify you that your annual comprehensive financial report for the fiscal year ended December 31, 2021 qualifies for GFOA's Certificate of Achievement for Excellence in Financial Reporting. The Certificate of Achievement is the highest form of recognition in governmental accounting and financial reporting, and its attainment represents a significant accomplishment by a government and its management.

When a Certificate of Achievement is awarded to a government, an Award of Financial Reporting Achievement (AFRA) is also presented to the individual(s) or department designated by the government as primarily responsible for its having earned the Certificate. This award has been sent to the submitter as designated on the application.

We hope that you will arrange for a formal presentation of the Certificate and Award of Financial Reporting Achievement, and give appropriate publicity to this notable achievement. A sample news release is included to assist with this effort.

We hope that your example will encourage other government officials in their efforts to achieve and maintain an appropriate standard of excellence in financial reporting.

Sincerely,

A handwritten signature in black ink that reads "Michele Mark Levine". The signature is written in a cursive, flowing style.

Michele Mark Levine
Director, Technical Services

5F

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

TOM BUCKLE
DEBORAH CARTWRIGHT
OSEZUA EHIYAMEN
BRUCE ELFANT
VIVEK KULKARNI
ELIZABETH MONTOYA
BLANCA ZAMORA-GARCIA

TO: Travis Central Appraisal District
Board of Directors

FROM: Leana H. Mann
Deputy Chief Appraiser

DATE: June 6, 2023

RE: Item No. 5E- Purchase Request for Cubicles for Personal Property Department

The personal property department previously shared office space with the commercial appraisal department. However, due to the increased number of appraisers in the commercial department, we will be moving the personal property appraisal department to a separate area. The attached purchase request is for the cubicles and office furniture for this new area.

This purchase would be made through a state purchasing contract- TIPS. (TIPS contract with AIS Contract#: 200301). We are requesting to make the purchase of cubicles and office furniture for 10 cubicles and 1 office area in the total amount of \$52,378.96.

Sincerely,

A handwritten signature in black ink that reads "Leana H. Mann".

Leana H. Mann, CGFO
Deputy Chief Appraiser
Travis Central Appraisal District



Commercial Interiors

7807 Epping Lane

Austin, TX 78745

512-447-6868

fax 512-447-6062

email: leann.pashina@indoff.com

Proposal for: Travis Central Appraisal District

May 16, 2023

Location: Austin, TX

Contact: Casey Toungate

Phone: 512.834.9317 ext. 449

Email: ctoungate@tcadcentral.org

RE: Workstations, Chairs, office for BPP department - 3rd floor

| Line # | QTY | Description | Sell Each | Extended Total |
|--|-----|--|------------|----------------|
| Refer to Floor plan for layout of stations and office. | | | | |
| 1 | 10 | Workstation, 8x8, 67"high acoustical panels, AO2 system (same as other stations in facility), Standard finishes and fabrics. Each station has: 1 each 48"W curved corner worksurface, 1 each 24x48 surface, 1 each 24x72 worksurface, 1 each box/box/file metal pedestal, 1 each Box/box/file/lateral combination 30"wide unit with top, 1 each closed overhead unit with tasklight. Each station has 4 duplex receptacles and one USB outlet. Panels are powered with exception of 48"W panel along aisles. Includes all hardware and components for system. Total of 3 each power in-feeds from wall. <i>(detailed component list will be provided with final quote and signoff)</i> | \$4,151.33 | \$41,513.30 |
| Office 307: | | | | |
| 2 | 1 | Laminate desk 30x66"W desk shell with full recessed modesty panel on front of desk, with grommet in upper right. | \$308.91 | \$308.91 |
| 3 | 1 | Pedestal unit for desk shell, Box/box/file, locking, 24"deep, laminate | \$389.13 | \$389.13 |
| 4 | 1 | Return laminate worksurface, 24x48 with center grommet | \$142.38 | \$142.38 |
| 5 | 1 | Pedestal unit for return, File/file, locking, 24"deep, laminate | \$379.05 | \$379.05 |
| 6 | 1 | Closed laminate overhead wall mounted cabinet with hinged doors | \$417.90 | \$417.90 |
| 7 | 1 | LED Tasklight with dimmer for overhead cabinet | \$159.18 | \$159.18 |
| 8 | 1 | Tackboard, wall mounted, 48"W 16"H, standard fabric: TBD | \$75.39 | \$75.39 |
| 9 | 1 | Guest chair, Grafton series, black mesh back with upholstered seat: fabric: TBD | \$191.29 | \$191.29 |

| Line # | QTY | Description | Sell Each | Extended Total |
|---|--------------------------|--|-----------|---|
| Total for Office 307: | | | | \$2,063.23 |
| 10 | 11 | Task chairs, mesh back and upholstered seat, priced in standard fabric, color: TBD, height and width adjustable rotational arms, weight balanced synchro-tilt mechanism with multi-position back lock, adjustable lumbar support. Black frame, also available in gray frame. | \$304.88 | \$3,353.68 |
| Pricing is quoted per TIPS contract with AIS Contract #: 200301 | | | | |
| Product Subtotal: | | | | \$46,930.21 |
| Receive, Installation, Delivery Design: Receive product at warehouse. Inspect and deliver to c | | | | \$5,448.75 |
| facility. Install product per floor plan. Includes removal of all debris. | | | | |
| Work to be completed during normal business hours. Includes design, layout and specifications. | | | | |
| Proposal Valid for 30 Days. | Total Investment: | | | \$52,378.96 |
| | | | | <i>Pricing does not include sales tax</i> |
| Customer Approval: | | | | |
| _____ | | | | |
| Date: | | | | |
| _____ | | | | |
| Respectfully submitted by: LeAnn Pashina | | | | |
| <i>Please email approved proposal to LeAnn Pashina, leann.pashina@indoff.com</i> | | | | |

5G

REGULAR AGENDA

Travis Central Appraisal District Board Policies Proposed Revisions

Page 9, Section 16(a)

The address was updated to correspond with the District's move to headquarters on Anderson Lane.

Page 10, Section 16(b)

Two bullet points were updated to reflect the current practice of evaluating the Chief Appraiser.

Appendix A, page 2-3, Section VII

This section was updated to reflect changes the Board has made in handling public comment during meetings and to clarify the parameters for donating time to other speakers.

Appendix A, page 4, Section VIII

This section was updated to refer to the current policy outlined in the staff personnel manual regarding complaints against the Chief Appraiser.

Appendix A, page 5, Section IX

A link to the new online speaker request form was added.

Appendix B, page 2, Qualification Requirements

This section was updated in accordance with requirements set by state law and previous changes made to Section 20 of the Board Policies.

Appendix C, page 1

The item requiring a member of the Board to leave the room was removed.

Appendix D, page 2

The Essential Job Functions were updated to reflect the description used to fill the position in 2023.

**RESOLUTION OF THE
TRAVIS CENTRAL APPRAISAL DISTRICT**

WHEREAS, the Board of Directors (“Board”) of the Travis Central Appraisal District (“District”) desires to update its operating and other written policies to address recent changes in the Texas Tax Code and to consolidate its policies into one format; and

WHEREAS, the Board has reviewed the attached “Policies of the Travis Central Appraisal District” (“2023 Board Policies”) and desires to formally adopt the 2023 Board Policies.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Travis Central Appraisal District Board, that:

Section 1: The Board hereby approves and adopts the 2023 Board Policies attached hereto as **Exhibit A**.

Section 2: The chief appraiser is hereby directed to provide a copy of Appendix A of the 2023 Board Policies (regarding General Policies and Procedures for Public Access) to the Taxpayer Liaison Officer and make it readily available to all members of the public.

Section 3: The 2023 Board Policies attached hereto as **Exhibit A** supersede and replace all prior Board policies and resolutions addressing the same topic, and, to the extent of any conflict between the 2023 Board Policies attached hereto as **Exhibit A** and prior Board policies or resolutions, the 2023 Board Policies attached hereto as **Exhibit A** shall control.

Section 4: It is hereby officially found and determined that the meeting at which this Resolution is passed is open to the public and that public notice of the time, place and purpose of the meeting was given as required by law.

Section 5: This Resolution is effective immediately upon its adoption.

PASSED AND APPROVED on the _____ day of _____, 2023 by the Board of Directors of the Travis Central Appraisal District.

**TRAVIS CENTRAL APPRAISAL
DISTRICT**

By: _____
Printed Name: James Valadez
Title: Chair, Board of Directors

ATTEST:

By: _____
Printed Name: Nicole Conley
Title: Secretary, Board of Directors

EXHIBIT A: 2023 Board Policies



**POLICIES
OF THE
TRAVIS CENTRAL APPRAISAL DISTRICT**

Last Updated _____, 2023

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Appendix A: General Policies for Public Access

Appendix B: Chief Appraiser Job Description

Appendix C: Affidavit on Abstention from Voting

Appendix D: Taxpayer Liaison Officer Job Description

DRAFT

I. INTRODUCTION

1. Creation and Purpose

- The Travis Central Appraisal District (the “District”) is a political subdivision of the State of Texas created pursuant to Title 1 of the Tax Code. The District's primary responsibility is to develop an annual appraisal roll for use by taxing units in imposing ad valorem taxes on property in the District.
- The District's boundaries are the same as the Travis County boundaries.

2. Allocation of Operating Costs

- The costs of District operations are allocated to the various taxing units participating in the District on an annual basis based upon their relative tax levy. For example, a taxing unit which levies five (5) percent of the combined total of taxes levied by all of the participating taxing entities is allocated five (5) percent of the District’s annual operating costs.
- Each taxing unit shall pay its annual allocation in four (4) equal payments. Payments are due before the first day of each calendar quarter and late payments are assessed penalty and interest.

3. Rights of Taxing Units

- A majority of the taxing units entitled to vote in the selection of the District’s Board of Directors (the “Board”) have the authority to veto the appraisal District's budget and any other action of the Board.

4. Definitions

- “ARB” means the Appraisal Review Board
- “Board” means the Board of Directors of the District
- “District” means the Travis Central Appraisal District
- “Tax Code” means the Texas Tax Code

5. Policy Updates

- The Board may amend or revise these policies from time to time as they see fit in their sole discretion and as consistent with state law.

II. DISTRICT BOARD OF DIRECTORS

6. Number

- The District is governed by a Board of ten (10) Directors (including nonvoting members).

7. Eligibility

- To be eligible to serve on the Board, an individual other than the Travis County Tax Assessor-Collector must be a resident of the District and must have resided in the District for at least two (2) years immediately preceding the date of appointment. [Tax Code 6.03(a)]
- An employee of a taxing unit participating in the District is not eligible to serve unless the individual is also a member of the governing body or an elected official of a taxing unit participating in the District. [Tax Code 6.03(a)]
- A person may not be appointed or continue to serve on the Board if related within the second degree of consanguinity (blood) or affinity (marriage) as determined by Chapter 573 of the Government Code to the following persons:
 - An appraiser who appraises property for use in an ARB proceeding; or
 - A person who represents property owners for compensation before the ARB.[Tax Code 6.035(a)(1)]. A Board member who continues to hold office knowing he or she is related in this manner to the above-described persons commits a Class B misdemeanor offense. [Tax Code 6.035(b)]
- Persons who appraise property for compensation for use in property tax proceedings or tax agents who represent owners for compensation are ineligible to serve on the District Board until the expiration of three (3) years after such activity. [Tax Code 6.035(a-1)]
- A person is ineligible to serve on the District Board if he or she owns property on which delinquent property taxes have been owed for more than 60 days after the date the person knew or should have known of the delinquency, unless the delinquent taxes and any penalties and interest are being paid under an installment payment agreement or a suit to collect the delinquent taxes is deferred or abated. [Tax Code 6.035(a)(2)]
- An individual is not eligible to be appointed to or to serve on the Board if an individual has a substantial interest in a business entity that is party to a contract or the individual is a party to a contract with the District. This prohibition also applies to contracts with a taxing unit that participates in the District if the contract relates to the performance of an activity governed by the Tax Code. A District may not enter into a contract with a Board member or with a business entity in which a Board member has a substantial interest. A taxing unit may not enter into a contract relating to the performance of an activity governed by the Tax Code with a Board member in which the taxing unit participates or with a business entity in which a Board member has a substantial interest. An individual has substantial interest in a business entity if:
 - the combined ownership of the Board member and the Board member's spouse is at least 10 percent of the voting stock or shares of the business entity; or
 - the Board member or the Board member's spouse is a partner, limited partner or officer of the business entity.[Tax Code 6.036]

8. District Term of Office

- Members of the District Board serve two (2) year staggered terms beginning on January 1. [Tax Code 6.03(b)] Unless prohibited by other law or by ordinances, rules, regulations

or policies of the appointing taxing entity, Board members may be re-appointed for subsequent terms.

9. Selection

- Members of the Board are selected by the taxing units participating in the District pursuant to resolutions adopted by the taxing units as authorized by Tax Code 6.031 in 1981 and 2013 (Resolution No. 20130002). Members of the Board are selected as follows:
 - The Travis County Commissioners Court selects two (2) representatives to the Board of Directors with one (1) appointee residing in either precinct 2 or 3 and the other appointee residing in either precinct 1 or 4.
 - The City of Austin selects two (2) representatives to the Board of Directors.
 - The Austin Independent School District selects two (2) representatives to the Board of Directors.
 - One (1) appointee is selected by a majority vote of the following eastern jurisdictions: City of Pflugerville, Pflugerville ISD, Manor ISD, City of Manor, Del Valle ISD, Coupland ISD, Village of Creedmoor, City of Mustang Ridge Village of San Leanna Village of Webberville, City of Elgin, Elgin ISD, City of Round Rock, and Round Rock ISD, and any future junior college District with each entity casting one vote.
 - One (1) appointee is selected by a majority vote of the following western jurisdictions: City of West Lake Hills, City of Lakeway, City of Rollingwood, Eanes ISD, City of Lago Vista, Lago Vista ISD, Lake Travis ISD, Dripping Springs ISD, City of Jonestown, Village of Briarcliff, Village of the Hills, Village of Point Venture, Village of Bee Cave, Village of Volente, Marble Falls ISD, City of Cedar Park, Johnson City ISD, Leander ISD and City of Leander with each entity casting one vote.
 - One appointee (1) is selected in the following manner: the City of Austin and the Austin Independent School District will jointly select one representative.
 - The Travis County Tax Assessor/Collector serves as a non-voting member unless appointed by Travis County as one of its voting members.
- The Board may change the number of Directors or method of selecting Directors, or both, as allowed by Tax Code 6.03.

10. Oath of Office and Anti-Bribery Statement

- The Texas Constitution requires each Board member to sign an anti-bribery statement and take an oath of office before beginning a term. The anti-bribery statement and official oath of office are on forms located on the Texas Secretary of State's website.
- No Board member can act until his or her anti-bribery statement is executed and oath of office is administered.

11. Open Government Training and Compliance

- All Board members are required to comply with the open government training requirements set forth in Government Code Sections 551.006 (Open Meetings Act) and

552.012 (Public Information Act).

- On completion of the required training courses, the Board Member shall provide the certificates of course completion to the District's public information officer or the chief appraiser. Additional information on the required training can be found at: <https://texasattorneygeneral.gov/faq/og-open-government-training-information>.
- Open session of the Board's meetings and workshops shall be recorded and the recordings made available to the public under the Texas Public Information Act or on the District's website.

12. Ex Parte Communications

- A Board member commits a Class C misdemeanor offense if the Board member directly or indirectly communicates with the chief appraiser on any matter relating to the appraisal of property by the District. [Tax Code 6.15(a)] However, this type of communication is allowed in:
 - an open meeting of the District Board or another public forum; or
 - a closed meeting of the Board held to consult with its attorney about pending litigation, at which the chief appraiser's presence is necessary for full communication between the Board and its attorney.[Tax Code 6.15(a)(1)-(2), (d)] Also, the foregoing prohibition does not prohibit a Board member from transmitting to the Chief Appraiser without comment a complaint by a property owner or taxing unit about the appraisal of a specific property, provided that the transmission is in writing. [Tax Code 6.15(c-1)]
- A Board member commits a Class A misdemeanor offense if the Board member communicates with a member of the ARB with the intent to influence a decision by the ARB in the ARB member's capacity as a member of the ARB. [Tax Code 6.411(c-1)] However, this provision does not apply to the communications described in Tax Code § 6.411(c) (communication with the Board's legal counsel), or the following communications described in subsection Tax Code 6.411(c-1):
 - 1) during a hearing on a protest or other proceeding before the ARB;
 - 2) that constitute social conversation;
 - 3) that are specifically limited to and involve administrative, clerical, or logistical matters related to the scheduling and operation of hearings, the processing of documents, the issuance of orders, notices, and subpoenas, and the operation, appointment, composition, or attendance at training of the ARB; or
 - 4) that are necessary and appropriate to enable the Board to determine whether to appoint, reappoint, or remove a person as a member or the officer of the ARB.[Tax Code § 6.411(b), (c), (c-1), (d)]

13. Vacancies on the Board

- In the event of a vacancy on the Board, the governing body of the taxing unit or units which appointed the person who vacated the position shall select the replacement. The procedure used is the same as that for the original appointment.

14. Recall

- The governing body of the taxing unit who participated in the appointment of an individual to the Board may initiate the recall of its representative. [Tax Code 6.033]

15. Officers

- The required officers of the Board shall consist of a Chairperson and Secretary who shall be selected by majority vote at the regular January meeting of each year and serve one (1)-year terms. [Tax Code 6.04(a)]
- The Board may also select a Vice-Chairperson to serve in the absence of the Chairperson.
- In the event of a vacancy of office, the vacancy is filled at the first regular meeting following the vacancy.
- Board Officers may be reappointed for successive one (1)-year terms.
- The duties of the Chairperson shall include:
 - presiding at Board meetings;
 - appointing Board committee members;
 - signing all legal instruments requiring Board approval;
 - performing legal duties as required by state statute; and
 - any other functions assigned by the Board.The Chairperson may vote on any matter coming before the Board except as prohibited by statute.
- The duties of the Vice-Chairperson shall include:
 - performing the duties of the Chairperson when the Chairperson is unavailable;
 - any other functions assigned by the Board.
- The duties of the Secretary shall include:
 - presiding at meetings when both the Chairperson and Vice-Chairperson are absent from the meeting; and
 - assist the chief appraiser in meeting statutory notice requirements; and
 - any other functions assigned by the Board.

16. Authority and Functions of the Board

The statutory responsibilities of the Board and additional information regarding the District's implementation of these responsibilities include:

(a) Establish the appraisal District office [Tax Code §6.05(a)]

- The District's office is located at 850 East Anderson Lane, Austin, TX 78752.

(b) Hire a chief appraiser [Tax Code §6.05(c)]

- The Board shall appoint a chief appraiser.
- The Board shall take appropriate action to solicit a number of qualified applicants in the event the position of chief appraiser becomes vacant. Applicant solicitations are to be posted in appropriate media outlets, newspapers, trade journals, etc. Such

applicant solicitations shall include entry requirements as stated in the chief appraiser job description.

- Applicant references shall be requested and contacted.
- The chief appraiser is an officer of the District for purposes of the nepotism laws.
- The District may not employ or contract with the chief appraiser's spouse, parent or stepparent, child or stepchild, or the spouse of any of these.
- The Board may form a subcommittee to assist with the annual evaluation of the chief appraiser. The subcommittee shall report to the full board with any recommendations, including goal setting.
- The chief appraiser job description is attached hereto as **Appendix B** and may be amended from time to time by the Board.

(c) Adopt the District's annual operating budget before Sept. 15 after fulfilling notice requirements and holding a public hearing [Tax Code §6.06(b)]

- The Board shall consider and adopt an annual budget by September 15th of each year.
- The budget may not be adopted until written notice is given to the taxing entities and the Board has conducted a public hearing on the proposed budget.
- The chief appraiser shall prepare the proposed budget and schedule a public meeting to present the preliminary budget before June 15th of each year.
- The budget shall include the following:
 - each proposed employee position with salary range and benefits
 - each proposed capital expenditure
 - an estimate of the budget to be allocated to each taxing unit
 - a list of obligated reserve funds, and
 - other items necessary for District operations including contract payments for services, funds for ARB operations, reimbursement for Board of Director expenses, employee education expenses, legal fees and expenses incurred by the appraisal District and the ARB
- The proposed budget will be sent to all taxing entities for their review.
- Based on changes to the proposed budget as approved by the Board, the chief appraiser shall prepare the final budget and present it for final Board approval as required by statute.
- The Board may amend the budget if necessary, but must deliver a written copy of the proposed amendment to the taxing entities not later than the 30th day before the date the Board acts on it. [Tax Code §6.06(c)].
- More information regarding the Board's annual budget is provided in two separate policies adopted by the Board – the "Finance Policy" and the "Investment Policy." These two policies are reviewed annually and updated as necessary.

(d) Adopt a new budget within 30 days after a budget is disapproved by voting taxing units [Tax Code §6.06(b)];

(e) Comply with statutory requirements for the appraisal review board (ARB) member and auxiliary member selection process [Tax Code §§6.41(b), (d), (d-1), (e), 6.414(a) and 6.42(a)]

- See Chapter IV of this Policy

(f) Notify taxing units of any vacancy on the board and elect by majority vote of members one of the submitted nominees [Tax Code §6.03(l)];

- (g) **Elect from members a Chairperson and Secretary at the first meeting of the calendar year, and, at its option, a Vice-Chairperson [Tax Code §6.04(a)];**
- (h) **Have Board meetings at least once each calendar quarter [Tax Code §6.04(b)];**
The Board of Directors (Board) typically conducts meetings called at the discretion of the Chairperson.
- (i) **Develop and implement policies regarding reasonable access to the Board [Tax Code §6.04(d) and (e)];**
See **Appendix A** regarding public access to the Board.
- (j) **Prepare information describing the Board’s functions and complaint procedures; the information must be made available to the public and the appropriate taxing units [Tax Code §6.04(f)];**
See **Appendix A** regarding public access to the Board.
- (k) **Notify parties to a complaint filed with the board of the status of the complaint unless otherwise provided [Tax Code §6.04(g)];**
See **Appendix A** regarding public access to the Board.
- (l) **Appoint a taxpayer liaison officer [Tax Code §6.052(a)];**
See **Appendix A** regarding public access to the Board.
- (m) **Biennially develop a written plan for the periodic reappraisal of all property in the District’s boundaries, hold a public hearing with the required notice, approve a plan by Sept. 15 of each even-numbered year and distribute copies to participating taxing units and to the Comptroller’s office as required [Tax Code §6.05(i)];**
- The Board shall develop biennially a written plan for the periodic reappraisal of all property within the boundaries of the District according to the requirements of Tax Code 25.18 and shall hold a public hearing to consider the proposed plan.
 - Not later than the 10th day before the date of the hearing, the Secretary of the Board shall deliver to the presiding officer of the governing body of each taxing unit participating in the District a written notice of the date, time, and place for the hearing.
 - Not later than September 15 of each even-numbered year, the Board shall complete its hearings, make any amendments, and by resolution finally approve the plan.
 - Copies of the approved plan shall be distributed to the presiding officer of the governing body of each taxing unit participating in the District and to the comptroller within 60 days of the approval date.
 - The plan shall provide for the following reappraisal activities for all real and personal property in the District at least once every three years:
 - (1) identifying properties to be appraised through physical inspection or by other reliable means of identification, including deeds or other legal documentation, aerial photographs, land-based photographs, surveys, maps, and property sketches;
 - (2) identifying and updating relevant characteristics of each property in the appraisal records;
 - (3) defining market areas in the District;
 - (4) identifying property characteristics that affect property value in

each market area, including:

- (a) the location and market area of property;
 - (b) physical attributes of property, such as size, age, and condition;
 - (c) legal and economic attributes; and
 - (d) easements, covenants, leases, reservations, contracts, declarations, special assessments, ordinances, or legal restrictions;
- (5) developing an appraisal model that reflects the relationship among the property characteristics affecting value in each market area and determines the contribution of individual property characteristics;
 - (6) applying the conclusions reflected in the model to the characteristics of the properties being appraised; and
 - (7) reviewing the appraisal results to determine value.
- (n) Make an agreement with newly formed taxing unit's governing body on an estimated budget allocation for the new taxing unit [Tax Code §6.06(h)];**
 - (o) Have prepared an annual financial audit conducted by an independent certified public accountant and deliver a copy of the audit to each voting taxing unit and make available for inspection at the District office [Tax Code §6.063(a) and (b)];**
 - (p) Designate the District depository at least once every two years [Tax Code §6.09];**
 - (q) Receive taxing units' resolutions disapproving board actions [Tax Code §6.10];**
 - (r) Adhere to requirements regarding purchasing and contracting under Local Government Code Chapter 252 [Tax Code §6.11];**
 - (s) Provide advice and consent to the chief appraiser concerning the appointment of an agricultural appraisal advisory board and determine the number of members on that advisory board [Tax Code §6.12(a)];**
 - (t) Adhere to laws concerning the preservation, microfilming, destruction or other disposition of records [Tax Code §6.13];**
 - (u) Adopt and implement a policy for the temporary replacement of an ARB member who violates ex-parte communication requirements [Tax Code §41.66(g)];**
See Paragraph 38 of this Policy.
 - (v) Provide for the operation of a consolidated central appraisal District by interlocal contract between two or more adjoining central appraisal districts [Tax Code §6.02];**
 - (w) Change the number of directors or method of selecting directors, or both, unless any of the voting taxing units oppose the change [Tax Code §6.031(a)];**
 - (x) Have board meetings at any time at the call of the Chairperson or as provided by Board rule [Tax Code §6.04(b)];**

- (y) **Contract with another central appraisal District or with a taxing unit in the central appraisal District to perform the duties of the District [Tax Code §6.05(b)];**
- (z) **Prescribe, by resolution, specified actions of the chief appraiser relating to District finances or administration that are subject to board approval [Tax Code §6.05(h)];**
- (aa) **Employ a general counsel to the District to serve at the will of the Board [Tax Code §6.05(j)];**
- (bb) **Purchase or lease real property and construct improvements necessary to establish and operate an appraisal District office or branch office [Tax Code §6.051(a)];**
- (cc) **Convey real property owned by the District [Tax Code §6.051(c)];**
- (dd) **Authorize the chief appraiser to disburse District funds [Tax Code §6.06(f)];**
- (ee) **Change the District's method of financing unless any participating taxing unit opposes the change [Tax Code §6.061(a)];**
- (ff) **Contract with the governing body of a taxing unit or county to assess and collect taxes through the Interlocal Cooperation Act [Tax Code §6.24(a) and (b)];**
- (gg) **The Tax Code also provides certain statutory authority to the Board of directors outside of Chapter 6, including authorizing a Board of directors to approve the chief appraiser to contract with private appraisal firms to perform appraisal services under Tax Code Section 25.01(b). On written approval of the Board of directors, a chief appraiser is entitled to appeal certain ARB orders to District court as provided by Tax Code Section 42.02.**

17. Conflicts of Interest and General Ethics

- District Board members are expected to be independent, impartial, and responsible to property owners in the District, not to use the office for personal gain, and comply with state law.
- The District may not enter into a contract with a member of the ARB or with a business entity in which a member of the ARB has a substantial interest. Also, a taxing unit may not enter into a contract with a member of the ARB or with a business entity in which a member of the ARB has a substantial interest. An individual has a substantial interest in a business entity if:
 - (1) the combined ownership of the individual and the individual's spouse is at least 10 percent of the voting stock or shares of the business entity; or
 - (2) the individual or the individual's spouse is a partner, limited partner, or officer of the business entity.

The term "business entity" means a sole proprietorship, partnership, firm, corporation, holding company, joint-stock company, receivership, trust, or other entity recognized by law. [Tax Code 6.413(b), (d), (e)]

- District Board members are also subject to the provisions of Tax Code 6.036 (regarding eligibility), Local Government Code Chapters 171 and 176 (regarding conflicts of interest) and Chapter 39 of the Penal Code (regarding abuse of office). A recusal form

for use under Local Government Code Chapter 171 is attached hereto as **Appendix C**. Forms for use for Chapter 176 purposes are available at https://www.ethics.state.tx.us/filinginfo/conflict_forms.htm.

III. DISTRICT ADMINISTRATION

18. Authority of Individual Board Members

- Individual Board members shall have the authority to speak or act on behalf of the Board only as consistent with a resolution or other specific authority granted to an individual Board member by a majority of the Board members present at a meeting held in compliance with the Open Meetings Act.
- The Board shall not be bound in any way by any statement or action on the part of any individual member except when such statement or action is in pursuance of specific instructions of a majority of the Board members present at a meeting held in compliance with the Open Meetings Act.

19. Board Committees

- The Board may establish committees as needed to assist it in carrying out its responsibilities. A majority vote of the Board members present at a meeting held in compliance with the Open Meetings Act will be required to establish a committee. If the Board approves establishment of a committee, the Chairperson shall appoint individual Board members to serve as committee members.
- The committees may include, but are not limited to, the budget committee and the employee benefits committee.
- A committee member will serve until the committee is dissolved or a successor is named.
- Except as otherwise provided herein, each committee may establish its own written operating procedures, subject to the approval by the Board.
- The committees may act only in advisory capacity to the Board and may not take any action which in any way binds or usurps the power and/or responsibilities of the Board.

20. Chief Appraiser

- The chief appraiser is the chief administrative officer of the District.
- The Board appoints the chief appraiser, who serves at the pleasure of the Board. The Board evaluates the chief appraiser annually.
- The chief appraiser is an officer of the District for purposes of the nepotism law, Chapter 573, Government Code. The District may not employ or contract with the chief appraiser's spouse, parent or stepparent, child or stepchild, or the spouse of any of these. [Tax Code 6.05(g)]
- To be eligible to serve as a chief appraiser, a person must hold one of the following

professional designations:

- Registered Professional Appraiser (RPA) from TDLR;
 - MAI from the Appraisal Institute;
 - Assessment Administration Specialist from the International Association of Assessing Officers (IAAO); -
 - Certified Assessment Evaluator from IAAO; or
 - Residential Evaluation Specialist from IAAO.
-
- A chief appraiser with a professional designation other than an RPA must become certified with TDLR as an RPA within five (5) years of appointment as chief appraiser. [Tax Code 6.05(c)]

 - An individual may not serve as a chief appraiser unless the individual has completed chief appraiser training pursuant to Occupations Code Section 1151.164 and Tax Code Section 5.042. [Tax Code 5.042(a)] However a person may serve in a temporary, provisional or interim capacity as chief appraiser for up to one year without completing the required training. [Tax Code 5.042(b)] Chief appraisers are required to complete at least half of their required continuing education hours in programs devoted to one or more of the topics listed in Occupations Code Section 1151.164(b) and at least two of the hours in ethics specific to maintaining the independence of an appraisal office from political pressure. [Occ. Code 1151.1581]

 - Owing delinquent property taxes disqualifies a person from serving as chief appraiser. [Tax Code 6.035(a)] A person is ineligible for employment as a chief appraiser if he or she owns property on which delinquent property taxes have been owed for more than 60 days after the date the person knew or should have known of the delinquency. [Tax Code 6.035(a)] This disqualification does not apply if the person is paying the delinquent taxes and any penalties and interest under an installment payment agreement or has deferred or abated a suit to collect the delinquent taxes. [Tax Code 6.035(a)] A person is also disqualified from employment as the chief appraiser if the person is related within the second degree by consanguinity or affinity to a person who appraises property for compensation for use in proceedings under the Tax Code or to a person who represents property owners for compensation in such proceedings in the CAD. [Tax Code 6.035(a)] A chief appraiser who remains employed knowing he or she is related to an appraiser or tax representative as prohibited commits a Class B misdemeanor offense. [Tax Code 6.035(a)] A chief appraiser who is not eligible to serve cannot perform any action required by law for chief appraisers, including the preparation, certification or submission of any part of the appraisal roll. [Tax Code 6.05(c)] A chief appraiser must give written notice of eligibility to serve as chief appraiser to the Comptroller's office no later than Jan. 1 each year. [Tax Code 6.05(c)] The Comptroller's office will appoint an eligible person to perform the duties of chief appraiser for a CAD whose chief appraiser is ineligible to serve. [Tax Code 6.0501(a)]

 - In the event a vacancy occurs in the office of the chief appraiser, the deputy chief appraiser shall exercise the responsibilities of the chief appraiser until the Board can meet to designate an interim chief appraiser who shall coordinate the search for a replacement with the Board. In the event of the chief appraiser's retirement or resignation, the Board and the interim chief appraiser shall coordinate the search for a replacement. The Chairperson may appoint members of the Board to serve as a search committee and may retain outside assistance deemed necessary to recruit the best possible candidate.

21. Chief Appraiser Duties and Responsibilities

- The chief appraiser coordinates and implements the goals and objectives established by District Board policy, provisions of the Tax Code, and other applicable laws and rules. The chief appraiser's responsibilities include numerous statutory responsibilities related to the development of appraisal rolls and for the administration of the appraisal office, such as:
 - appraising all taxable property at market value, except as otherwise provided by law;
 - determining eligibility for exemptions;
 - determining eligibility for special appraisal and establishing both a market and special value on qualified property;
 - studying property values and sales to determine prevailing market prices;
 - creating appraisal records – appraisal cards, tax maps, property identification system, lists, forms applications and other items;
 - creating procedures for equitable and uniform taxation of inventory;
 - sending notices of appraised value;
 - determining whether property qualified for agricultural or timber appraisal has undergone a change of use and sending a notice of change of use to the owner;
 - submitting complete appraisal records of all property to the ARB;
 - testifying before the ARB on proposed values or exemptions and other actions taken by the chief appraiser or designating a staff member to do so;
 - contracting, with the approval of the District Board, with private appraisal firms, if appropriate;
 - presenting supplemental records and other items for ARB consideration;
 - correcting records as ordered by the ARB;
 - certifying an appraisal roll and other listings to each taxing unit participating in the District;
 - issuing permits for “going out of business sales” and sending notices of such sale to other entities;
 - appointing an agricultural advisory Board, with the advice and consent of the Board;
 - perform other legal responsibilities or duties assigned by the Board.
- Additionally, the chief appraiser is assigned duties by the Board necessary for conduct of Board duties and implementation of Board policy. The chief appraiser shall:
 - Establish a comprehensive program for conduct of all appraisal activities and keep the Board informed on the progress of appraisal activities.
 - Develop and implement sound administrative procedures for conduct of all District functions.
 - Develop and implement an effective financial management system and provide reports to the Board to allow evaluation of the District's fiscal affairs.
 - Develop and implement an effective internal budget development system and prepare a proposed budget by June 15 of each year.
 - Serve as the District's spokesperson in providing information to news media, taxing units, and the general public on the operations of the appraisal District and provisions of the property tax laws.
 - Prepare the agenda for each Board meeting, attend all meetings, and provide staff recommendations for all appropriate Board actions.
 - In consultation with the District's chief legal counsel, provide recommendations on litigation matters for Board action.
 - Develop and implement a personnel management system for job assignments,

- personnel evaluations, staff hiring, and other personnel related matters.
- Employ and compensate professional, clerical and other personnel as provided by the budget. However, the chief appraiser may not intentionally or knowingly employ any individual related to a member of the District Board within the second degree by affinity or within the third degree by consanguinity, as determined under Chapter 573, Government Code. Such an offense is a misdemeanor punishable by a fine of not less than \$100 or more than \$1,000. [Tax Code 6.05(f)] Also, an individual may not be employed by an appraisal district if the individual is (1) an officer of a taxing unit that participates in the appraisal district or (2) an employee of a taxing unit that participates in the appraisal district. [Tax Code 6.054]

22. Chief Appraiser Compensation

- The chief appraiser is entitled to compensation as provided by the budget adopted by the District Board. [Tax Code 6.05(d)] The chief appraiser's compensation may not be directly or indirectly linked to an increase in the total market, appraised or taxable value of property in the District. [Tax Code 6.05(d)]

23. Chief Appraiser Communications

- The chief appraiser commits a Class C misdemeanor offense if the chief appraiser directly or indirectly communicates with a District Board member on any matter relating to the appraisal of property by the District, except in:
 - (1) an open meeting of the Board of directors or another public forum; or
 - (2) a closed meeting of the Board of directors held to consult with the Board's attorney about pending litigation, at which the chief appraiser's presence is necessary for full communication between the Board and the Board's attorney.

However, the foregoing prohibition does not apply to a routine communication between the chief appraiser and the Travis County Assessor-Collector that relates to the administration of an appraisal roll, including a communication made in connection with the certification, correction, or collection of an account, regardless of whether the Travis County Assessor-Collector was appointed to the District Board or serves as a nonvoting director. [Tax Code 6.15 (b), (c), (d)]

Also, the foregoing prohibition does not prohibit a Board member from transmitting to the Chief Appraiser without comment a complaint by a property owner or taxing unit about the appraisal of a specific property, provided that the transmission is in writing. [Tax Code 6.15 (c-1)]

- The chief appraiser commits a Class B misdemeanor offense if the chief appraiser refers a person, whether gratuitously or for compensation, to another person for the purpose of obtaining an appraisal of property, whether or not the appraisal is for ad valorem tax purposes. [Tax Code 6.035(c)]
- The chief appraiser commits a Class A misdemeanor offense if the chief appraiser communicates with the local administrative District judge regarding the appointment of ARB members. [Tax Code 6.41(i), (k)] However, this prohibition does not apply to
 - (1) a communication between a member of the appraisal review board and the local administrative district judge regarding the member's appointment to the board;
 - (2) a communication between the taxpayer liaison officer for the appraisal district and the local administrative judge in the course of the performance of the officer's clerical duties so long as the officer does not offer an opinion or comment regarding

- the appointment of appraisal review board members;
- (3) a communication between a chief appraiser or another employee or agent of the appraisal district, a member of the appraisal review board for the appraisal district, or a member of the board of directors of the appraisal district and the local administrative district judge regarding information relating to or described by Section 6.41 d-1) (“All applications submitted to the appraisal district or to the appraisal review board from persons seeking appointment as a member of the appraisal review board shall be delivered to the local administrative district judge. The appraisal district may provide the local administrative district judge with information regarding whether any applicant for appointment to or a member of the board owes any delinquent ad valorem taxes to a taxing unit participating in the appraisal district.”), 6.41 (d-5) (“The appraisal district of the county shall provide to the local administrative district judge, or to the appraisal review board commissioners, as the case may be, the number of appraisal review board positions that require appointment and shall provide whatever reasonable assistance is requested by the local administrative district judge or the commissions”), or 6.41(f) (relating to grounds for removal), or Section 411.1296, Government Code (criminal history record information of an ARB applicant);
- (4) a communication between a property tax consultant or a property owner or an agent of the property owner and the taxpayer liaison officer for the appraisal district regarding information relating to or described by Section 6.41(f) (relating to grounds for removal). The taxpayer liaison officer for the appraisal district shall report the contents of the communication relating to or described by Subsection (f) to the local administrative district judge; or
- (5) a communication between a property tax consultant or a property owner or an agent of the property owner and the local administrative judge regarding information relating to or described by Section 6.41 (f).
- A chief appraiser commits a Class A misdemeanor offense if the chief appraiser communicates with a member of the ARB, a member of the District Board, or the local administrative District judge regarding a ranking, scoring, or reporting of the percentage by which the appraisal review board or a panel of the board reduces the appraised value of property. [Tax Code 6.41(j), (k)]
- A chief appraiser commits a Class A misdemeanor offense if the chief appraiser communicates with a member of the ARB with the intent to influence a decision by the ARB in the ARB member’s capacity as a member of the ARB. [Tax Code 6.411(c-1)] This provision does not apply to the communications described in Tax Code § 6.411(c) (communication with the Board’s legal counsel), or the following communications described in subsection Tax Code 6.411(c-1):
 - 1) during a hearing on a protest or other proceeding before the ARB;
 - 2) that constitute social conversation;
 - 3) that are specifically limited to and involve administrative, clerical, or logistical matters related to the scheduling and operation of hearings, the processing of documents, the issuance of orders, notices, and subpoenas, and the operation, appointment, composition, or attendance at training of the ARB; or
 - 4) that are necessary and appropriate to enable the Board to determine whether to appoint, reappoint, or remove a person as a member or the officer of the ARB.
 [Tax Code § 6.411(b), (c), (c-1), (d)]

24. Taxpayer Liaison Officer

- The District Board appoints a Taxpayer Liaison Officer whose duties are described in Sections 6.04(d), (e) and (f) and 6.052 of the Tax Code. A job description for the Taxpayer Liaison Officer is attached hereto as **Appendix D**.
- The Taxpayer Liaison Officer administers public access functions for the District; provides information and materials to the public; resolves disputes that do not involve matters that may be protested under Tax Code Section 41.41; receives, compiles and forwards complaints, comments and suggestions concerning ARB matters to the Texas Comptroller's office; and delivers ARB applications received and provides clerical assistance to the local administrative District judge as part of the ARB selection process. The Taxpayer Liaison Officer serves at the pleasure of the District Board.
- The chief appraiser or any other person who performs legal or appraisal services for the CAD for compensation is not eligible to be the Taxpayer Liaison Officer. The Taxpayer Liaison Officer is entitled to compensation as provided by the budget adopted by the Board of directors.
- The Taxpayer Liaison Officer must administer the public access functions required by Tax Code Sections 6.04(d), (e) and (f) which include allowing the public to speak before the Board of directors; preparing and maintaining a written plan on reasonable access to the Board for those who do not speak English or who have physical, mental or developmental disabilities; and preparing information describing the functions of the Board and the complaint process.
- The Taxpayer Liaison Officer provides information and materials designed to assist property owners in understanding the appraisal process, protest procedures, procedures for filing comments, suggestions or complaints and related matters. The Taxpayer Liaison Officer is required to provide comments and suggestions to the Comptroller's office concerning ARBs.
- The Taxpayer Liaison Officer is also responsible for providing clerical assistance to the local administrative District judge in the selection of ARB members. The Taxpayer Liaison Officer shall deliver to the local administrative District judge any applications to serve on the ARB that are submitted to the Taxpayer Liaison Officer and shall perform other duties as requested by the local administrative District judge. The Taxpayer Liaison Officer may not influence the process for selecting ARB members. [Tax Code § 6.41(d-1); 6.051(f)]

IV. APPRAISAL REVIEW BOARD

25. ARB Duties

- The Appraisal Review Board (ARB) is responsible for the local administrative review of appraisal records and hearing taxpayer protests.
- The Board, by resolution, establishes the number of ARB members and auxiliary ARB members. [Tax Code § 6.41(b)]. The number of ARB members may change from time to time as the Board determines.

26. ARB Member Selection

- The members of the ARB are appointed by the Travis County Administrative District judge under Subchapter D, Chapter 74, Government Code. [Tax Code § 6.41(d-1)]
- In appointing or reappointing ARB members, the administrative District judge may be provided with information described in Tax Code Section 6.41(d-1) (regarding whether an ARB applicant owes any delinquent ad valorem taxes to a taxing unit of the District), (d-5) (the number of ARB positions requiring appointment), or (f) (grounds for removal of an ARB member), or Section 411.1296, Government Code (criminal history record information of an ARB applicant). [Tax Code 6.41(i), (k)]
- The local administrative district judge shall select a chairman and a secretary from among the members of the ARB. The judge is encouraged to select a chairman of the ARB who has a background in law and property appraisal. [Tax Code § 6.42 (a)]
- As allowed by Tax Code § 6.41 (e), the Board by resolution has provided for staggered terms, so that the terms of as close to one-half of the members as possible expire each year. In making the initial or subsequent appointments, the local administrative District Judge or the judge's designee shall designate those ARB who serve terms of one (1) year as needed to comply with the Board's resolution.
- An auxiliary ARB member is appointed in the same manner and for the same term as an ARB member under Tax Code 6.41 and is subject to the same eligibility requirements and restrictions as a Board member under Tax Code 6.41, 6.411, 6.412, and 6.413. [Tax Code § 4.414(b)]

27. ARB Ex Parte Communications

- ARB members commit an offense if the ARB member communicates with the chief appraiser or another employee or a member of the District's Board in violation of Tax Code 41.66(f), which provides that an ARB member may not communicate with another person concerning:
 - the evidence, argument, facts, merits, or any other matters related to an owner's protest, except during the hearing on the protest; or
 - a property that is the subject of the protest, except during a hearing on another protest or other proceeding before the board at which the property is compared to other property or used in a sample of properties.

28. ARB Ethics and Conflicts of Interest

- The District may not enter into a contract with a member of the ARB or with a business entity in which a member of the ARB has a substantial interest. Also, a taxing unit may not enter into a contract with a member of the ARB or with a business entity in which a member of the ARB has a substantial interest. An individual has a substantial interest in a business entity if:
 - the combined ownership of the individual and the individual's spouse is at least 10 percent of the voting stock or shares of the business entity; or
 - the individual or the individual's spouse is a partner, limited partner, or officer of the business entity.

The term "business entity" means a sole proprietorship, partnership, firm, corporation, holding company, joint-stock company, receivership, trust, or other entity recognized by law. [Tax Code 6.413(b), (d), (e)]

29. ARB Clerical Support

- The chief appraiser assigns District staff to provide clerical assistance to the ARB. The law requires the ARB to adopt rules of procedure. The ARB must post its hearing procedures wherever it conducts protest hearings.

30. ARB Budget

- The District budget should separately identify ARB budget expenses in the District's budget to the extent practicable.
- The ARB Chairperson should make every effort to schedule ARB panel hearings and meetings in a manner calculated not to exceed the District budget.

31. ARB Attorney

- The ARB may employ legal counsel of its choice if provided for in District budget, or use the services of the County Attorney if the District budget does not provide for retention of a private ARB attorney. [Tax Code 6.43(a), (e)]
- Except for the County Attorney, an attorney may not serve as legal counsel for the ARB if the attorney or a member of that attorney's law firm has during the year before the date of the ARB's hiring of the attorney represented a property owner who owns property in the District, a taxing unit member of the District, or the District in a matter addressed by Tax Code 1.111 or 25.25, Subtitle F of Title 1 of the Tax Code, or Subchapter Z, Government Code. [Tax Code 6.43(b)]

32. ARB Compensation

- Members of the ARB are entitled to per diem set by the District budget for each day the ARB meets and to reimbursement for actual and necessary expenses incurred in the performance of ARB functions as provided by the District budget. [Tax Code 6.42(c)]
- An auxiliary ARB member is entitled to compensation as provided by the District budget and is not entitled to a per diem or reimbursement of expenses under Tax Code 6.42(c). [Tax Code 6.414(f)]
- Annually, the District Board will adopt a pay scale for ARB members commensurate with their level of experience and period of service.
- Depending on the staffing needed to meet the statutory obligations of the ARB, if one or more ARB members are recused from a hearing for the reasons stated in Tax Code 41.66(g) or have resigned or been removed from office, the ARB chairman shall notify the chief appraiser and taxpayer liaison officer of the temporary or permanent vacancy (as the case may be). The chief appraiser or taxpayer liaison officer shall notify the local administrative District judge of the number of temporary or permanent vacancies needing

to be filled and request that the position(s) be filled from the remaining candidate pool used in the initial appointment of ARB members for that tax year. If the vacancy is permanent, the request to the local administrative District judge shall be for appointment of replacement ARB member(s) for the unexpired term(s) of the recusing, removed, or resigning member. If the vacancy is temporary, the request to the local administrative District judge shall be for a replacement ARB member to serve until the expiration of the temporary vacancy period, which shall not be longer than December 31 of any calendar year. The term of service of any appointee filling a temporary or permanent vacancy shall commence on the first day of his or her service as an ARB member; the past service term of the recusing, removed or resigning ARB member shall not count toward the service term of the replacement ARB member.

DRAFT

Appendix A

Travis Central Appraisal District General Policies & Procedures for Public Access

I. General Information about the District

The Travis Central Appraisal District's (District's) primary function is appraising taxable property for Travis County, cities, school districts and a number of other special taxing units such as fire, water, and hospital districts, which levy property taxes within their jurisdictional boundaries. The District appraises thousands of property parcels annually. The District also administers property tax exemptions and determines taxable situs of property. The chief executive of the District is the chief appraiser.

II. District Board of Directors

The governing body of the District is its Board of Directors (Board) who are elected or appointed by the taxing units served by the District. The Board selects a chief appraiser, the Taxpayer Liaison Officer, and Board general counsel. The Board also adopts the annual District budget and ensures that the District follows policies and procedures, appropriate state laws and regulations. The Board does not appraise property, hear protests, or make decisions affecting appraisal records.

III. Chief Appraiser

The chief appraiser and the chief appraiser's staff appraise property within the District. If you have a concern about the appraisal of property, you should first discuss it with the District's staff. Complaints regarding appraisals that cannot be resolved at the District staff level can be addressed by a written protest to the Appraisal Review Board (ARB).

IV. Appraisal Review Board (ARB)

The Appraisal Review Board (ARB) is a group of citizens appointed by the Travis County Administrative Law Judge that serves as the adjudicative or judicial part of the property tax protest system. The ARB is a separate body from the District and serves a different function. The ARB hears and resolves disputes over appraisal matters based on evidence provided by both the property owner and the District. The ARB's duties and a property owner's right to protest are more thoroughly explained in the pamphlet entitled, "Property Taxpayer Remedies" which is available on the District's website at www.traviscad.org. A copy is also mailed with each owner's Notice of Appraised Value.

V. Taxpayer Liaison Officer

The Taxpayer Liaison Officer handles public access, informational matters and provides clerical assistance to the Travis County Administrative Law Judge. The Taxpayer Liaison Officer also resolves complaints that fall outside the jurisdiction of the ARB. At each regular meeting of the Board, the Taxpayer Liaison Officer reports on the number, nature, and status of resolution on any complaints.

The Taxpayer Liaison Officer also:

- administers the appraisal District's public access functions;
- provides information and materials to the public to assist property owners in understanding the appraisal process, procedures for filing comments, suggestions or complaints, and related matters;
- resolves disputes that do not involve matters that may be protested under Tax Code 41.41 and provides reports to the Board on the status of all complaints;
- receives, compiles, and forwards complaints, comments, and suggestions concerning ARB matters to the Texas Comptroller's Office; and
- delivers ARB applications received and provides clerical assistance to the Travis County Administrative Law Judge as part of the ARB selection process.
- Performs similar duties and responsibilities as assigned.

VI. Who May Address the Board

It is the policy of the Board to provide the public with a reasonable opportunity to address the Board at any public meeting of the Board on any issue or matter within its jurisdiction in accordance with the Texas Open Meetings Act. The Board allows each member of the public who desires to address the Board on an item to do so before the Board's consideration of the item. Generally, the Board's statutory duties and jurisdiction involve:

- Adopting general policies regarding the operation of the District;
- Adopting the District's annual budget;
- Contracting for necessary services and facilities;
- Selecting the chief appraiser, Taxpayer Liaison Officer, and Board General Counsel and assigning responsibilities to the positions.

VII. Procedures for Speaking at a Board Meeting

The procedures for addressing the Board are outlined below:

The public may address the Board during the "Citizen Communication" agenda item, which shall be placed on the agenda before the Consent Agenda and the Regular Agenda. To be eligible to speak during "Citizen Communication," persons must complete a Speaker Registration Form and submit it to the presiding officer before the meeting begins. At the beginning of each regular meeting, the presiding officer will use the Speaker Registration Forms to invite those who wish to speak to come forward to the podium, state their name and the agenda item they wish to address for the record, and make their remarks within the prescribed time limits. If a person wishes to speak about a subject that is not on the agenda but is within the Board's jurisdiction, the speaker may speak for the prescribed time but, in accordance with state law, the Board may not deliberate or take any action regarding the subject other than to provide a statement of fact in response to an inquiry, recite existing policy, or direct that the subject be placed on an agenda for a subsequent meeting. The presiding officer may, but is not required to, invite anyone who did not fill out and submit a Speaker Registration Form before the meeting began to submit a late Speaker Registration Form and address the Board during "Citizen Communication."

Speaker Time Limits:

General Rule

The first ten individuals who sign up to speak before the Board during a meeting’s “Citizen Communication” agenda item will each have three (3) minutes to address the Board. All subsequent individuals will each be allotted one (1) minute to address the Board. The Board’s presiding officer may limit the time for each speaker if comments are repetitive or extend a speaker’s time at their discretion.

Exceptions to these limits include:

Exception for Speakers Needing Translators

Speakers who will be addressing the Board through a translator will have six (6) minutes to address the Board. Citizens may be accompanied by their own translator or request that a translator be provided by the District. Please note, however, that requests for a translator must be made to the District at least seven (7) days in advance of the Board meeting.

Exception for Donating Time

Persons may donate their time to another speaker if (a) the person donating time is present when the speaker begins to address the Board and (b) the person donating time specifies the name of the speaker to whom they are donating their time. Individuals may accrue no more than three (3) minutes of speaking time through a combination of their allotted time and time donated to them.

Exception for Executive Session

Citizen participation is not permitted during Executive Session.

Prohibited Speech

The presiding officer may limit or terminate the speaking time of speakers who use obscene, vulgar, or profane language, or whose speech is prohibited by law. However, the Board will not prohibit criticism of the Board, or any action, omission, policy, procedure, program, or service of the District, unless the criticism is otherwise prohibited by law.

Reasonable time shall be provided during each Board meeting for public comment on District and ARB policies and procedures and a report from the Taxpayer Liaison Officer. [Tax Code 6.04(d)]

VIII. Policies for Reviewing and Responding to Complaints and Certain Grievances

The Board will consider written complaints about the policies and procedures of the District, the ARB, the Board, any specific member thereof, or any other matter within the Board’s lawful jurisdiction. Complaints should specify the name of the individual(s), Board or department involved, dates, nature of the complaint and the complainant’s contact information. *Please note, however, that the Board is prohibited by law from addressing any matter that might involve a challenge, protest, or correction before the ARB. Additionally, the Board has no authority to overrule the chief appraiser or an ARB decision on a value, correction, or a protest.*

Please mail or deliver written complaints and correspondence to:

Taxpayer Liaison Officer
Travis Central Appraisal District
P.O. Box 149012

Austin, TX 78714-9012
taxpayerliaison@tcadcentral.org

At each regularly scheduled meeting, the Taxpayer Liaison Officer shall report to the Board on the nature of complaints and the status of resolution, if there are any.

Board deliberations concerning complaints will comply with provisions of the Texas Open Meetings Act, Chapter 551, Government Code.

Until final disposition of a complaint, the Taxpayer Liaison Officer will notify the complainant at least quarterly on the status of a complaint, unless such a notice would jeopardize an investigation.

The Board shall also hear and make determinations on certain grievances properly filed under Section 13.3 of the Personnel Policy Manual relating to Grievances Against the Chief Appraiser. The provisions of Section 13.3 of the Personnel Policy Manual shall govern those grievance proceedings.

IX. Interpreters/Translators

The Board will provide an interpreter at a Board meeting upon the request of a person who does not speak English or who must communicate by sign language. The request must be in writing, received by the Taxpayer Liaison Officer at least seven (7) days before the meeting at which the interpreter is needed, state the language required to be interpreted, and state that the requestor is unable to provide his or her own interpreter. If written notice is not received by the Taxpayer Liaison Officer at least seven (7) days prior to the meeting, the District will not be able to make the appropriate accommodations.

X. Access by Disabled Persons

The District's offices are wheelchair accessible. Disabled persons who wish to address the Board and need special assistance for entry or access should notify the Taxpayer Liaison Officer in writing at least seven (7) days before the meeting. The District office has van accessible parking spaces available to handicapped persons in its parking lot in front of the building. The main entrance doors have wheelchair assist buttons.

The Board meeting room is also wheelchair accessible. A person who needs additional assistance for entry or access should notify the Taxpayer Liaison Officer in writing at least seven (7) days before the meeting. If notice is not given within seven (7) days the District will attempt to make the appropriate accommodations.

XI. Community Outreach

District personnel are available to speak to your organization and address issues on taxpayer rights, exemption issues, recent changes to property tax laws and other appraisal related issues of interest. A minimum of two (2) weeks advance notice is required. For more information on our community outreach program, please contact the Taxpayer Liaison Officer at (512) 834-9317 or via email at taxpayerliaison@tcadcentral.org . Requests can also be submitted online at traviscad.org/speakerrequest.

XII. Tax Calendar

| | |
|------------------------------|---|
| January 1: | Statutory date for appraisal of all taxable property at 100% of market value. |
| | Statutory date of determining status for approval of regular residential homestead exemption (Property owner must own and occupy as primary residence on this date.) |
| April 15: | Last day for property owners to file renditions. |
| May 31: | Protest deadline for filing a written protest to the Appraisal Review Board is before June 1, or not later than the 30th day after a notice of appraisal has been properly mailed to the property owner at the address of record, whichever is later. |
| July 25: | Date by which the chief appraiser must certify taxable values to the taxing units. |
| October/ November | Tax bills are mailed to property owners by the appropriate tax assessor/collector office. |
| January 31: | Last day to pay previous tax year property taxes at the tax assessor/collectors office without penalty and interest added. |

**TRAVIS CENTRAL APPRAISAL DISTRICT
CONTACT INFORMATION:**

Address:

850 East Anderson Lane, Austin, Texas 78752

Business Hours:

Monday – Friday, 7:45 am - 4:45 pm

Administration

Phone: (512) 834-9317

TDD: (512) 836-3328

Fax: (512) 835-5371

Appraisal Support

(512) 834-2582

ARB

(512) 692-0157

Taxpayer Liaison Officer

(512) 834-9317

taxpayerliaison@tcadcentral.org

Business Personal Property

(512) 834-1565

Commercial Property

(512) 873-1575

Customer Service

(512) 834-8651

GIS/ IT

(512) 834-8732

Residential Property / Land

(512) 873-1529

APPENDIX B



TRAVIS CENTRAL APPRAISAL DISTRICT HUMAN RESOURCE DEPARTMENT

Date: June 2023

Department: Administration

Job Title: Chief Appraiser

Salary: Exempt

ESSENTIAL JOB FUNCTIONS:

The chief appraiser coordinates and implements the goals and objectives established by Board policy, provisions of the Property Tax Code, and other applicable laws and rules. The chief appraiser's responsibilities include numerous statutory responsibilities related to the development of appraisal rolls and for the administration of the appraisal office, such as:

- appraising all taxable property at market value, except as otherwise provided by law;
- determining eligibility for exemptions;
- determining eligibility for special appraisal and establishing both a market and special value on qualified property;
- studying property values and sales to determine prevailing market prices;
- creating appraisal records – appraisal cards, tax maps, property identification system, lists, forms applications and other items;
- creating procedures for equitable and uniform taxation of inventory;
- sending notices of appraised value;
- determining whether property qualified for agricultural or timber appraisal has undergone a change of use and sending a notice of change of use to the owner;
- submitting complete appraisal records of all property to the Appraisal Review Board;
- testifying before the Appraisal Review Board on proposed values or exemptions and other actions taken by the chief appraiser or designating a staff member to do so;
- contracting, with the approval of the Board of Directors, with private appraisal firms, if appropriate;
- presenting supplemental records and other items for Appraisal Review Board consideration;
- correcting records as ordered by the Appraisal Review Board;
- certifying an appraisal roll and other listings to each taxing unit participating in the appraisal District;
- issuing permits for “going out of business sales” and sending notices of such sale to other entities;
- appointing an agricultural advisory Board, with the advice and consent of the Board of Directors;
- perform other legal responsibilities or duties assigned by the Board of Directors.

Additionally, the chief appraiser is assigned duties by the Board of Directors necessary for conduct of Board duties and implementation of Board policy. The chief appraiser shall:

- Establish a comprehensive program for conduct of all appraisal activities and keep the Board informed on the progress of appraisal activities.
- Develop and implement sound administrative procedures for conduct of all District functions.
- Develop and implement an effective financial management system and provide reports to the Board to allow evaluation of the District's fiscal affairs.
- Develop and implement an effective internal budget development system and prepare a proposed budget by June 15 of each year.
- Serve as the District's spokesperson in providing information to news media, taxing units, and the general public on the operations of the appraisal District and provisions of the property tax laws.
- Prepare the agenda for each Board meeting, attend all meetings, and provide staff recommendations for all appropriate Board actions.
- In consultation with the appraisal District legal counsel, provide recommendations on litigation matters for Board action.
- Develop and implement a personnel management system for job assignments, personnel evaluations, staff hiring, and other personnel related matters.
- Employ and compensate professional, clerical and other personnel as provided by the budget.

QUALIFICATION REQUIREMENTS:

- College degree or equivalent experience plus ten years management experience.
- Must hold Registered Professional Appraiser (RPA) designation with the Texas Department of Licensing and Regulation or hold one of the following designations: The Appraisal Institute's MAI or International Association of Assessing Officer's (IAAO) Assessment Administration Specialist (AAS), Certified Assessment Evaluator (CAE) or Residential Evaluation Specialist (RES). Individuals who are not an RPA but who have an MAI, AAS, CAE, or RES designation must obtain an RPA certification within five years of appointment or start.
- Ability to complete chief appraiser training within one year of assuming position.

ESSENTIAL PHYSICAL DEMANDS:

- Sitting, standing, kneeling, bending, reaching, twisting upper body, carrying, pushing and lifting up to 30 lbs in the office.

APPENDIX C

MEETING DATE: _____

AGENDA ITEM: _____

AFFIDAVIT ON ABSTENTION FROM VOTING

STATE OF TEXAS §

COUNTY OF TRAVIS §

I, _____, a member of the [choose one]
_____ Board of Directors of the Travis Central Appraisal District [or]
_____ Appraisal Review Board of the Travis Central Appraisal District
file this affidavit in accordance with the provisions of Chapter 171 of the Texas Local Government Code,
and hereby on oath state the following:

A. Business Entity

Name of Entity: _____

I and/or person(s) related to me* have a substantial interest in a business entity that would be specially affected economically by the matter presently pending before the Board. The nature and extent of the interest is:

_____ Ownership of ten percent (10%) or more of the voting stock or shares of the business entity or ownership of \$15,000 or more of the fair market value of the business entity.

_____ Funds received from the business entity exceed 10 percent of gross income for the previous twelve months.

B. Real Property

_____ I and/or person(s) related to me*, have an interest in real property that has a fair market value of \$2,500 or more, and it is reasonably foreseeable that the action presently pending before the Board will have a special economic effect on the value of the property, distinguishable from the effect on the public.

**For purposes of this affidavit, "person(s)" refers to first degree by consanguinity (parents or child, natural or adoptive), or first degree by affinity (spouse, step child, mother-in-law, father-in-law, daughter-in-law, son-in-law). (In cases of divorce or death, if a child is living, the marriage is considered as continuing, even after divorce or death.)*

As a result of this interest, I will refrain from participating in discussion and voting on the item(s).

Signature of Board Member

Date

BEFORE ME, the undersigned authority, on this day personally appeared _____, who on oath stated that the above facts are within _____ personal knowledge and are true and correct.

SWORN TO AND SUBSCRIBED BEFORE ME on this _____ day of _____.

[seal]

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

APPENDIX D



TRAVIS CENTRAL APPRAISAL DISTRICT HUMAN RESOURCE DEPARTMENT

TAXPAYER LIAISON

Date: June 2023

Department: Board of Directors

Salary: NA -- Contract

ESSENTIAL JOB FUNCTIONS:

- Administers the public access functions required by Tax Code Sections 6.04(d), (e), and (f)
- Resolves disputes involving matters that may not be protested under Section 41.41
- Communicates and coordinates with the Local Administrative Judge as required by the Texas Property Tax Code
- Facilitates communications between the public and the Travis Central Appraisal District
- Provides information regarding the District's responsibilities to property owners and the general public, both orally and in writing
- Provides written and oral activity reports to the TCAD Board of Directors
- Accomplishes tasks as needed and assigned by the Board of Directors or Chief Appraiser
- Serves as the Board's liaison to the Appraisal Review Board on issues related to ARB management

QUALIFICATION REQUIREMENTS:

- Possession of a bachelor's degree from an accredited college or university preferably in Real Estate or Appraisal. Acceptable work experience may be substituted for a college degree
- Working knowledge of the Texas Property Tax Code, real estate appraisal, the policies and procedures of Travis Central Appraisal District and the Travis Appraisal Review Board
- Must demonstrate strong verbal and written communication skills
- Ability to work effectively with others and to work independently
- Must be proficient in using Outlook, Excel, and Microsoft Word
- Must be able to learn and become proficient in the use of the District's CAMA system
- Authorization to work in the US, reliable transportation, valid Texas Driver's License, proof of liability insurance & verified good driving record
- Spanish Bilingual a plus

Essential Physical Demands: Requires sitting, walking, standing, bending, reaching and twisting upper body. Must use hands for data entry. Must be able to hear and speak. Must be able to see and read fine print as well as lift up to 30 pounds.

Environment Factors: Indoor activity with frequent exposure to video display computer terminal. Interface with the public. Moderate stress levels are constant with occasional significant stress. Employee must be able to work extended hours and attend board meetings as necessary.



2022

ANNUAL COMPREHENSIVE FINANCIAL REPORT

Year Ended December 31, 2022

Travis County, Texas

Prepared by
Travis CAD Finance Department



Travis Central Appraisal District

OUR MISSION

The mission of the Travis Central Appraisal District is to provide accurate appraisals of all property in Travis County at one hundred percent market value, equally and uniformly, in a professional, ethical, economical, and courteous manner, working to ensure that each taxpayer pays only their fair share of the property tax burden.

OUR VISION

The Travis Central Appraisal District will act in accordance with the highest principles of professional conduct, ethics, accountability, efficiency, openness, skill, and integrity. We approach our activities with a deep sense of purpose and responsibility.

OUR VALUES

- **Appraise-** fairly, efficiently, and effectively, balancing the needs of both taxpayers and the taxing units by adhering to the Texas Property Tax Code, USPAP, and generally accepted appraisal standards.
- **Educate-** taxpayers of their rights, remedies, and responsibilities.
- **Communicate-** collaboratively with and encourage communication among the taxing units, taxpayer public, and the agency.
- **Service-** provide exceptional customer service that is accessible, responsible and transparent.
- **Performance-** demand integrity, accountability, and high standards from all staff and strive continuously for excellence and efficiency.

Strategic Goals

1. Develop appraisals that reflect market value and ensure fairness and uniformity.
2. Be efficient in business processes and ensure that mission critical tasks are completed in a timely manner with a high level of accuracy.
3. Collect, create, and maintain accurate data.
4. Ensure that the district maintains a highly educated, motivated, and skilled workforce.
5. Provide customer service that is courteous, professional, and accurate.

Travis Central Appraisal District Annual Comprehensive Financial Report Year Ended December 31, 2022

2022 Board of Directors

Mr. James Valadez, Chair
Travis County

Ms. Theresa Bastian, Secretary
City of Austin

Ms. Nicole Conley, Secretary
City of Austin

Mr. Tom Buckle
West Travis County

Ms. Deborah Cartwright
Austin ISD

Ms. Elizabeth Montoya
East Travis County

Mr. Vivek Kulkarni
Travis County

Mr. Felipe Ulloa
Austin ISD/City of Austin

Ms. Blanca Zamora-Garcia
City of Austin

Mr. Bruce Elfant
Travis County Tax Assessor/Collector

Ms. Marya Crigler, RPA
Chief Appraiser

Prepared by the TCAD Finance Department



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INTRODUCTORY SECTION



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

June 7, 2023

Travis County Taxpayers,
Travis CAD Board of Directors, and
Ms. Marya Crigler, Chief appraiser,
Travis Central Appraisal District:

I am pleased to present the Annual Comprehensive Financial Report of the Travis Central Appraisal District (the District) for the fiscal year ended December 31, 2022. Responsibility for both the accuracy of the data and the completeness and fairness of presentation, including all disclosures, rests with the District. To the best of my knowledge and belief, the enclosed data is accurate in all material respects and is reported in a manner designed to fairly present the financial position and results of the operations of the District. All disclosures necessary to enable the reader to gain an understanding of the District's financial activities have been included.

The Annual Financial Report

The District's financial statements have been audited by Eide Bailly, LLP, a firm of certified public accountants. The independent auditor concluded, based upon the audit, that there was a reasonable basis for rendering an unmodified opinion ("clean"), and that the District's financial statements for the fiscal year ended December 31, 2022 are fairly presented in conformity with generally accepted accounting principles (GAAP). Based on financial accountability criteria set forth under generally accepted accounting principles (GAAP) for state and local governments, 850 EAL Holding Corp., a separate legal entity, is reported as a blended component unit of the District and presented as a governmental activity. The independent auditors' report is presented as the first component of the financial section of this report. The firm Eide Bailly, LLP was selected by the District's Board of Directors to perform the fiscal year 2022 financial audit.



Understanding the Local Property Tax Process



Texas local units of government rely heavily on property tax to fund their operations. Statewide, more than 4,000 separate taxing jurisdictions impose a property tax; these include counties, school districts, cities, and special-purpose districts that provide junior colleges, hospitals, water and wastewater utilities, flood control, and emergency services.

In addition to property tax, the Texas Constitution and Legislature empower local governments to impose, levy, and collect other taxes and fees that supplement their operations.

The Texas Constitution sets out five basic rules for property taxes ⁽²⁾:

- Taxation must be equal and uniform. No single property or type of property should pay more than its fair share.
- Generally, all property must be taxed on its current market value—the price it would sell for when both buyer and seller seek the best price and neither is under pressure to buy or sell. The Texas Constitution provides certain exceptions to this rule, such as the use of “productivity values” for agricultural and timber land. This means that the land is taxed based on the value of what it produces, such as crops and livestock, rather than its sale value. This lowers the tax bill for such land.
- Each property in a county must have a single appraised value. This means that the various local governments to which you pay property taxes cannot assign different values to your property; all must use the same value. This is guaranteed by the use of county appraisal districts.
- All property is taxable unless federal or state law exempts it from the tax. These exemptions may exclude all or part of your property value.
- Property owners have a right to reasonable notice of increases in their appraised property value.

Appraisal districts are political subdivisions of the State responsible for appraising property within county boundaries. Taxing entities use those appraised values to set their ad valorem tax rates and levy property taxes. The governing bodies of taxing units, such as school boards, commissioners’ courts, city councils, and special purpose district boards of directors, derive the tax rate by dividing the proposed tax levy by the taxable value of property, as provided by the appraisal district. Taxable value is a property’s appraised



value minus all applicable exemptions, deductions, and limitations. The tax rate is the level of taxation imposed by a taxing unit on taxable property within its boundaries.

The local government's tax assessor applies the tax rate to the taxable value in its jurisdiction to compute the tax due on each property. ⁽¹⁾

There are three main parts to the property tax system in Texas:

- An appraisal district in each county sets the value of property each year. A chief appraiser is the chief administrator and operates the appraisal office.
- A citizen board, called the Appraisal Review Board (ARB), hears any disagreements between a property owner and the appraisal district about a property's value. The members of the Appraisal Review Board are appointed by the local administrative judge.
- Local taxing units—city, county, school and special districts—decide how much money they will spend by adopting a budget. Next, the units set tax rates that will raise the revenue necessary to fund their budgets. The adopted budgets and the tax rates set to fund the budgets determine the total amount of taxes that a person will pay.

The property tax year has four stages: appraising taxable property, protesting the appraised values, adopting the tax rates, and collecting the taxes. The following represents a summary of the process.

1. A large part of each appraisal district's job is to estimate what your property is worth on January 1. What a property is used for on January 1, market conditions at that time, and who owns the property on that date determine whether the property is taxed, its value, and who is responsible for paying the tax. Your appraisal district also processes applications for tax exemptions, agricultural appraisals, and other tax relief.
2. After the May 15 protest deadline, the appraisal review board begins hearing protests from property owners who believe their property values are incorrect or who did not get exemptions or agricultural appraisal. When the ARB finishes its work, the appraisal district gives each taxing unit a list of taxable property.
3. In August or September, the elected officials of each taxing unit adopt tax rates for their operations and debt payments. Several taxing units tax your property. Every property is taxed by the county and the local school district. You also may pay taxes to a city and to special districts such as hospital, junior college, water, fire and others.



4. Tax collection starts around October 1 as tax bills go out. Taxpayers have until January 31 of the following year to pay their taxes. On February 1, penalty and interest charges begin accumulating on most unpaid tax bills. Tax collectors may start legal action to collect unpaid taxes on February 1.

Property Tax Calendar

| | |
|----------------------|--|
| January 1 | Appraisal districts are required to appraise property at its value on this date. |
| January 1 – April 30 | Appraisal districts complete appraisals and process applications for exemptions. |
| April – May | Appraisal districts send notices of appraised value. |
| May 15 | Appraisal review boards begin hearing protests from property owners. |
| July 25 | Appraisal districts certify current appraised values to taxing units. |
| August – September | Local taxing units adopt tax rates. |
| October 1 | Local taxing units begin sending tax bills to property owners. |
| January 31 | Taxes due to local taxing units (or county tax assessor, if acting on their behalf). |
| February 1 | Local taxing units begin charging penalty and interest for unpaid tax bills. |

Role of the Appraisal District

Each Texas county is served by an appraisal district that determines the value of all the county’s taxable property. Generally, a local government that collects property taxes, such as county, cities, and school districts, is a member of the appraisal district. A board of directors appointed by the member governments presides over the appraisal district.

The appraisal district is considered a political subdivision and must follow applicable laws such as the Open Meetings Act and the Public Information Act. Meetings are generally open to the public and information generated by the appraisal district is, in most cases, also available to the public.



The appraisal district board of directors hires a chief appraiser, approves contracts, and sets policies. The chief appraiser is the chief administrator of the appraisal district. The chief appraiser may employ and compensate professional, clerical and other personnel as provided by the appraisal district budget. The chief appraiser's primary duty is to discover, list, review, and appraise all taxable property in the appraisal district using generally accepted appraisal techniques.

Travis Central Appraisal District

The Travis Central Appraisal District was created under the 66th Texas State Legislature in 1979 under the provisions of Senate Bill 621 known as the Property Tax Code. The District is responsible for the appraisal of property subject to ad valorem taxation in Travis County, Texas. The District is governed by a board of nine directors serving two year terms, plus a tenth statutorily designated non-voting member who is the County Tax Assessor-Collector. Travis County appoints two board members, Austin ISD appoints two board members, City of Austin appoints two board members, and Austin ISD and City of Austin appoint one board member jointly. The remaining two board members are appointed by a vote of the eastern and western taxing entities within Travis County.

The District was formed in 1981 and formally began operations in 1982, pursuing its mission to provide accurate appraisal of all property in Travis County at one hundred percent of market value, equally and uniformly, in a professional, ethical, economical and courteous manner, working to ensure that each taxpayer pays only their fair share of the property tax burden. As stipulated under the Texas Property Tax Code, the District serves the citizens and taxpayers of Travis County and the taxing entities which lie within Travis County.

Travis County, established in 1840, is located in south central Texas astride the Balcones Fault, the boundary between the Edwards Plateau to the west and the Blackland Prairies to the east. Its county seat, Austin, is the capital of Texas. Travis County's population continues to grow at a steady pace, increasing an average of 2.7% each year since 2013. The 2022 population of Travis County was estimated to be 1,402,935, an increase of 2.3% over the 2021 estimated population.

Accounting Basis and Controls

Accounting Basis

The District reports its financial activities as a special-purpose government. Special-purpose governments are governmental entities which engage in a single government program.



Like most governments, special-purpose governments present two types of financial statements: (1) government-wide financial statements and (2) fund financial statements.

The government-wide financial statements report information on all of the activities of the District. Governmental activities generally are financed through charges for services and intergovernmental revenues. The statement of activities reflects the revenues and expenses of the District. The government-wide statements are reported using the economic resources measurement focus and the accrual basis of accounting.

The economic resources measurement focus means all assets and liabilities (whether current or non-current) are included on the statement of net position and the operating statements present increases (revenues) and decreases (expenses) in total net position. Under the accrual basis of accounting, revenues are recognized when earned and expenses are recognized at the time the liability is incurred.

The fund financial statements provide information about the District's governmental funds. The emphasis of fund financial statements is directed to specific activities of the District. The District reports the *general fund* as a major governmental fund. It is the District's primary operating fund. This fund is used to account for the acquisition and use of the District's expendable financial resources and the related liabilities. The District also reports the 850 EAL Holding Corp. as a major governmental fund. 850 EAL Holding Corp. is a non-profit entity whose primary purpose supports the District. The measurement focus is based on the determination of changes in financial position rather than upon net income determination. Governmental fund financial statements are reported using the current financial resources measurement focus and are accounted for using the modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recognized when susceptible to accrual; i.e., when they become both measurable and available and expenditures are recorded when the related fund liability is incurred.

Internal Controls

To provide a reasonable basis for making its representations, the District's management team has established a comprehensive internal control framework. This framework is designed to provide reasonable assurance that assets are safeguarded against loss from unauthorized use or disposition, and that accounting transactions are executed in accordance with management's authorization and properly recorded so that the financial statements can be prepared in conformity with generally accepted accounting principles (GAAP). The objective of the internal control framework is to provide reasonable, rather than absolute, assurance that the financial statements are free of any material misstatements. The concept of reasonable assurance recognizes that: (1) the cost of a



control should not exceed the benefits likely to be derived; and (2) the evaluation of costs and benefits requires estimates and judgments by management. The design and operation of internal controls also ensures that all funds are expended in compliance with applicable laws and regulations.

All internal control evaluations occur within the above framework. During the fiscal year ended December 31, 2022, the District reviewed its internal controls. I believe that the District's internal controls adequately safeguard assets and provide reasonable assurance of proper recording of financial transactions.

Management's Discussion and Analysis (MD&A)

The Management's Discussion and Analysis (MD&A) provides financial highlights and interprets the financial reports by analyzing trends and by explaining changes, fluctuations and variances in the financial data. The MD&A is also intended to disclose any known significant events or decisions that affect the financial condition of the District. The MD&A complements, and should be read in conjunction with, this letter of transmittal.

Financial Statement Format

This Annual comprehensive Financial Report is presented according to the reporting model established by GASB Statement No. 34 and related statements. The report is divided into three sections:

1. *Introductory Section*- This section includes the letter of transmittal, organizational chart, and list of principal officials.
2. *Financial Section*- The financial section includes the Independent Auditor's Report, Management's Discussion and Analysis, the Basic Financial Statements, and Required Supplementary Information.
 - a. *Basic Financial Statements*- This section includes government-wide and fund financial statements as well as the notes to the financial statements. The notes are considered essential to the fair presentation and adequate disclosure for this financial report. They include the Summary of Significant Accounting Policies for the District and other necessary disclosures of importance relating to the financial position of the District. The notes are treated as an integral part of the financial statements and should be read in conjunction with them.
 - b. *Required Supplementary Information ("RSI")* - This section includes the budgetary schedule for the fiscal year ended December 31, 2022 and the



accompanying notes, schedule of changes in net pension liability and related ratios for the last ten fiscal years, and the schedule of employer contributions for the last ten fiscal years.

3. *Statistical Section-* Although this section contains substantial financial information, these schedules differ from financial statements in that they present some non-accounting data, cover more than the current fiscal year, and are designed to reflect demographic and economic data, operating information, financial trends, and the fiscal capacity of the District.

Factors Affecting Financial Condition

Market Indicators

Austin continues to take its place among the world's leading cities with cultural vitality and lifestyle asset growth. As one of the U.S fastest-growing economies, the Texas state capital has shown favorable investment returns with its promising economy.

Austin is the second fastest-growing city in the U.S. due to the influx of high-tech companies, venture capital, pro-business government, and population growth. According to CREXI, the metro area is ranked #1 for millennial population growth, with Downtown Austin's population soaring by nearly 80% over the past ten years. The city has become a hub for job creation with a growth rate of 16% from 2016 to 2021, compared to the national average of 1.8%, ranking it the No.1 metro in the U.S. for job creation. Notable key industries in Austin are advanced manufacturing, data management, financial services, life sciences, and space technology.

Known as "The Human Capital," Austin continuously attracts new talent with its innovative and creative community, and a great quality of life coupled with lower business and living costs. Below is Austin, Texas at Glance...

DEMOGRAPHICS

The Austin Region is well recognized as one of the fastest growing in the USA with a vibrant, well-educated, and youthful population.

2.3 MILLION

Regional population

3.2%

Avg. annual labor force growth
(2012-2022)

2.9%

Unemployment rate
(2022)

35.2 YEARS

Median age

32.1%

Population growth
(2011-2021)

50%

Population over 25
with bachelor's degree



BUSINESS

Our tax structure is fair, competitive and designed to make companies feel welcome.

673K Employed in management & professional occupations | **\$4.9B** Invested in startups in 2022 | **30%** of Texas' patents awarded to Austin inventors

MAJOR EMPLOYERS

| | | | |
|-------------------|-------------------|----------------------|-------------|
| Accenture | Dell Technologies | Indeed | Samsung |
| AMD | General Motors | Intel | Tesla |
| Apple | Google | National Instruments | VISA |
| Applied Materials | IBM | NXP Semiconductors | Vrbo |
| Charles Schwab | ICU Medical | Oracle | Whole Foods |

416K STUDENTS

within a 100-mile radius – The University of Texas at Austin, Texas State University, Austin Community College, and more

RANKED 5TH

For concentration of jobs in STEM

TOP RANKED

Tech Talent Scorecard—CBRE
Tech's economic impact—CompTIA
Innovation Geographies—JLL
Startup Ecosystem—Startup Genome
Business R&D—U.S. NSF

[AUSTINCHAMBER.COM/ECONOMIC-DEVELOPMENT](https://austinchamber.com/economic-development)

Where Does Austin Rank?

It's no wonder that Austin is a popular landing spot for corporate headquarters and individuals alike. Austin consistently ranks high across a broad spectrum of studies including:

- No. 1 College City in America for 2023 (*WalletHub, November 2022*)
- No. 1 Most Attractive Place for first-time Homebuyers (*Bankrate, February 2023*)
- No. 1 Best Housing Market for Stability & Growth (*SmartAsset, April 2023*)
- No. 2 Fastest Growing Metropolitan City (*Kenan Institute of Private Enterprise, October 2022*)
- No. 2 Preferred Market for Real Estate Investments- 2nd year in a row (*CBRE, January 2023*)
- No. 2 Most Job Growth since February 2020 (*Austin Chamber of Commerce, January 2023*)
- No. 2 Country's Hottest Job Market (*Wall Street Journal, January 2023*)
- Best State Capital to Live in – 6TH year in a row (*WalletHub, January 2023*)
- No. 7 Best City for Tech Jobs (*Indeed.com, April 2023*)
- No.1 City Best Prepared for "Smart City" Future (*ProptechOS, November 2022*)
- Third Fastest Growing Tech Talent Pool (*LinkedIn, June 2022*)

Economy

Austin's economy ranked No. 1 among the best performing top 50 metros since COVID-19, with a 13.2% increase in job growth.



April 2023 Economic Indicators

Best performing among the top 50 metros (COVID-19)

| | Nonfarm payroll jobs | | Feb. 2020-Feb. 2023 | | Rank |
|--------------------|----------------------|-----------|---------------------|----------------|------|
| | Feb. 2020 | Feb. 2023 | Difference | Percent change | |
| Austin MSA | 1,144,800 | 1,296,200 | 151,400 | 13.2% | 1 |
| Dallas MDiv | 2,728,500 | 3,011,800 | 283,300 | 10.4 | 2 |
| Jacksonville MSA | 731,600 | 801,100 | 69,500 | 9.5 | 3 |
| Raleigh MSA | 654,200 | 712,000 | 57,800 | 8.8 | 4 |
| Nashville MSA | 1,057,900 | 1,147,500 | 89,600 | 8.5 | 5 |
| Tampa MSA | 1,408,500 | 1,524,700 | 116,200 | 8.2 | 6 |
| Salt Lake City MSA | 759,100 | 815,400 | 56,300 | 7.4 | 7 |
| Fort Worth MDiv | 1,107,800 | 1,188,500 | 80,700 | 7.3 | 8 |
| Orlando MSA | 1,347,600 | 1,433,500 | 85,900 | 6.4 | 9 |
| San Antonio MSA | 1,082,600 | 1,151,400 | 68,800 | 6.4 | 10 |

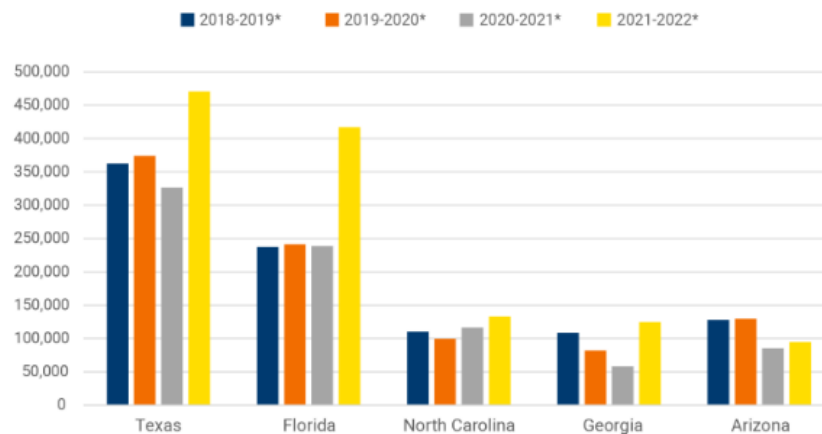
Source: U.S. Bureau of Labor Statistics, CES.

Population Growth

According to the new census data, Texas gained the most population numerically over prior year (*Figure 3*). The Lonestar State also ranked third in having the largest numbers of new immigrants from abroad in 2021-2022, following California and Florida (*Figure 4*).

FIGURE 3

Annual population change for five largest population-gaining states, 2018-19 to 2021-22



*July 1 to July 1 of each year

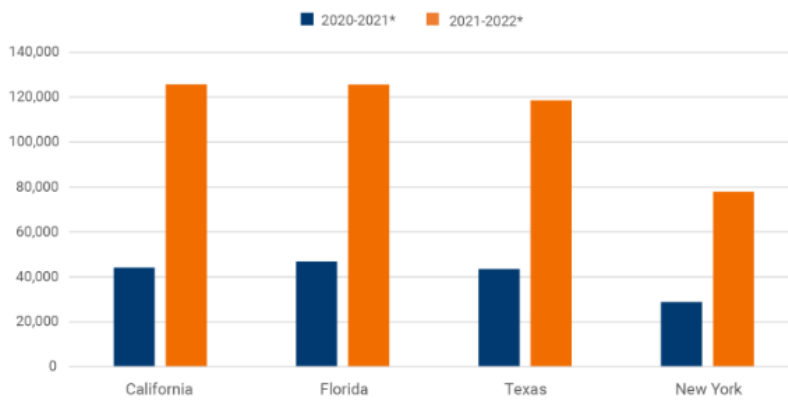
Source: William H. Frey analysis of U.S. Census Bureau evaluation estimates for 2018-20 and 2020-2022 population estimates released

B | Brookings Metro



FIGURE 4

Net immigration for states with highest immigration gains, 2020-21 and 2021-22



*July 1 to July 1 of each year

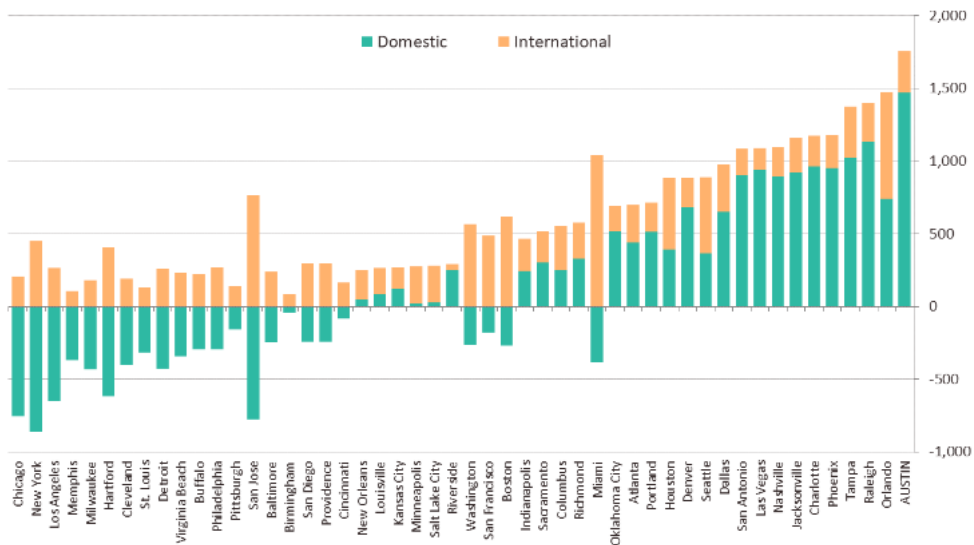
Source: William H. Frey analysis of U.S. Census Bureau population estimates released December 22, 2022



The 2020 Census Bureau estimates show that Austin remains one of the top destinations for migrating talent. Austin ranked first among the 50 largest U.S. metros based on new migration as a percent of total population in 2020.

Net migration per 10,000 population, 2010-2020

50 largest metros

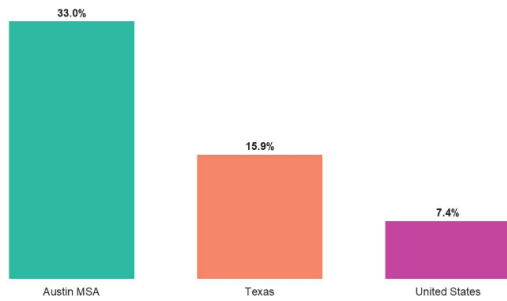


Source: U.S. Census Bureau, [Population Estimates](#).



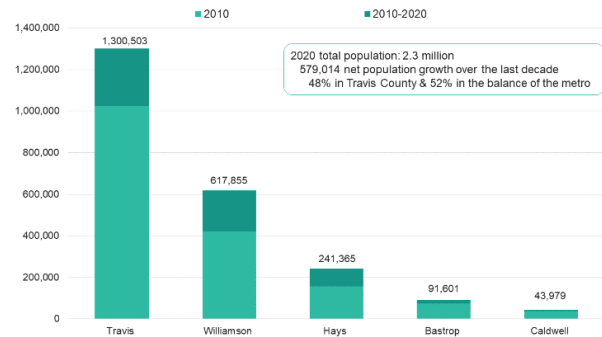
The decade ending 2020 saw a 33% increase in population, and growth was 3% for the year ending July 2020. Furthermore, Travis county saw the largest increase in population among the surrounding Austin MSA

Population growth 2010-2020



Source: U.S. Census Bureau, Decennial Census.

Population by county



Source: U.S. Census Bureau, [Population Estimates](#).

Job Growth

Austin is back to the number one spot for jobs market in the U.S., with marquis announcements of the Tesla Gigafactory and the relocation of the Oracle headquarters leading the charge, Austin is extremely well positioned into the foreseeable future.

April 2023 Economic Indicators

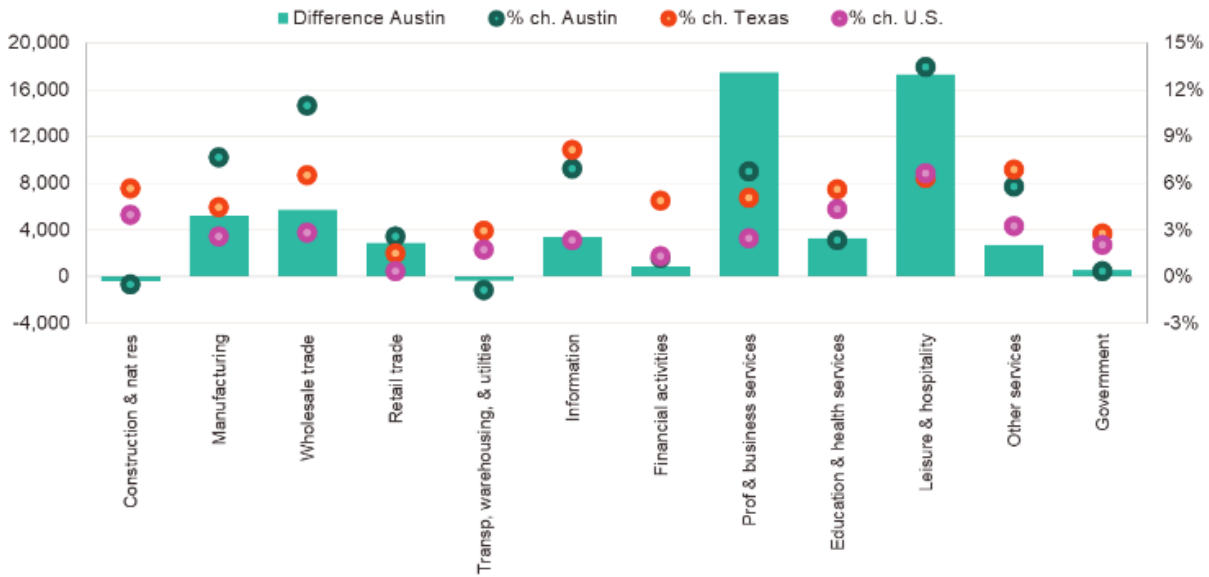
Best performing among the top 50 metros (COVID-19)

| | Nonfarm payroll jobs | | Feb. 2020-Feb. 2023 | | Rank |
|--------------------|----------------------|-----------|---------------------|----------------|------|
| | Feb. 2020 | Feb. 2023 | Difference | Percent change | |
| Austin MSA | 1,144,800 | 1,296,200 | 151,400 | 13.2% | 1 |
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| Jacksonville MSA | 731,600 | 801,100 | 69,500 | 9.5 | 3 |
| Raleigh MSA | 654,200 | 712,000 | 57,800 | 8.8 | 4 |
| Nashville MSA | 1,057,900 | 1,147,500 | 89,600 | 8.5 | 5 |
| Tampa MSA | 1,408,500 | 1,524,700 | 116,200 | 8.2 | 6 |
| Salt Lake City MSA | 759,100 | 815,400 | 56,300 | 7.4 | 7 |
| Fort Worth MDiv | 1,107,800 | 1,188,500 | 80,700 | 7.3 | 8 |
| Orlando MSA | 1,347,600 | 1,433,500 | 85,900 | 6.4 | 9 |
| San Antonio MSA | 1,082,600 | 1,151,400 | 68,800 | 6.4 | 10 |

Source: U.S. Bureau of Labor Statistics, CES.



New/lost jobs by industry: Feb. 2022-Feb. 2023



Source: Texas Workforce, CES.

Property Taxes At Work

Property taxes are local taxes that are assessed locally, collected locally, and used locally. You pay your property taxes to the local tax collector. The tax collector distributes the funds to schools, cities and other local governments. Local governments spend the funds on schools, roads, hospitals, police departments, fire departments and other programs.

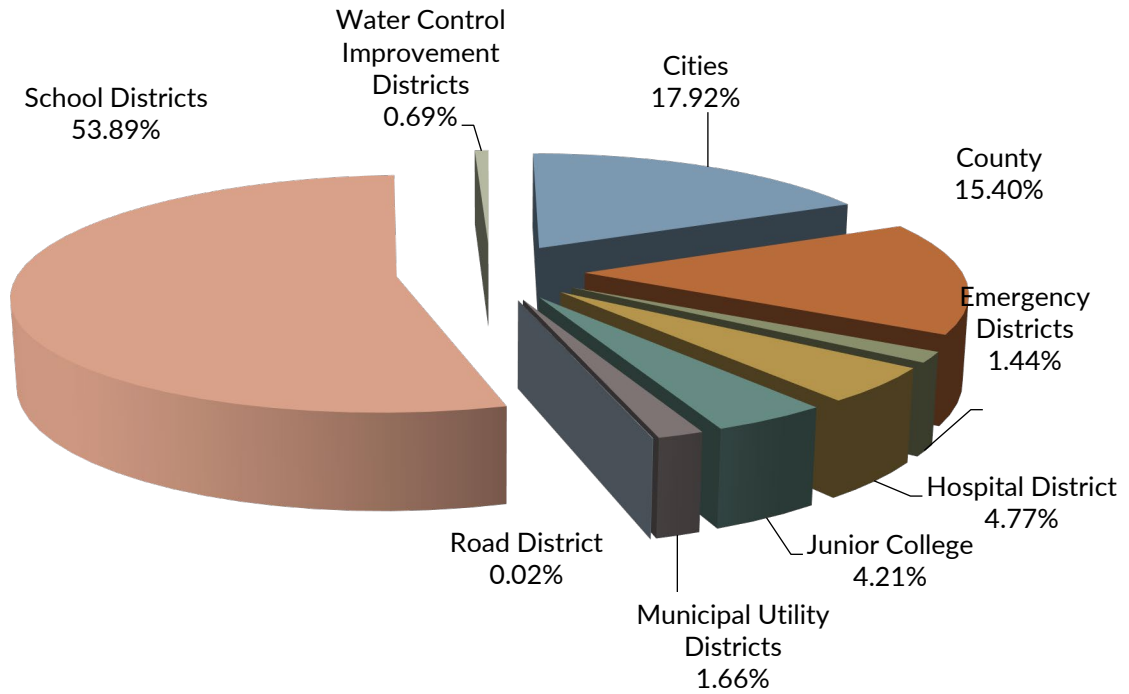


In Travis County, property taxes support 137 local government agencies including 21 cities, 18 emergency districts, the county, the hospital district, the junior college, 62 municipal utility districts, 1 road districts, 15 school districts, and 17 water control improvement districts. For 2022 the projected tax levy for all taxing units in Travis County is \$5,966,208,393.



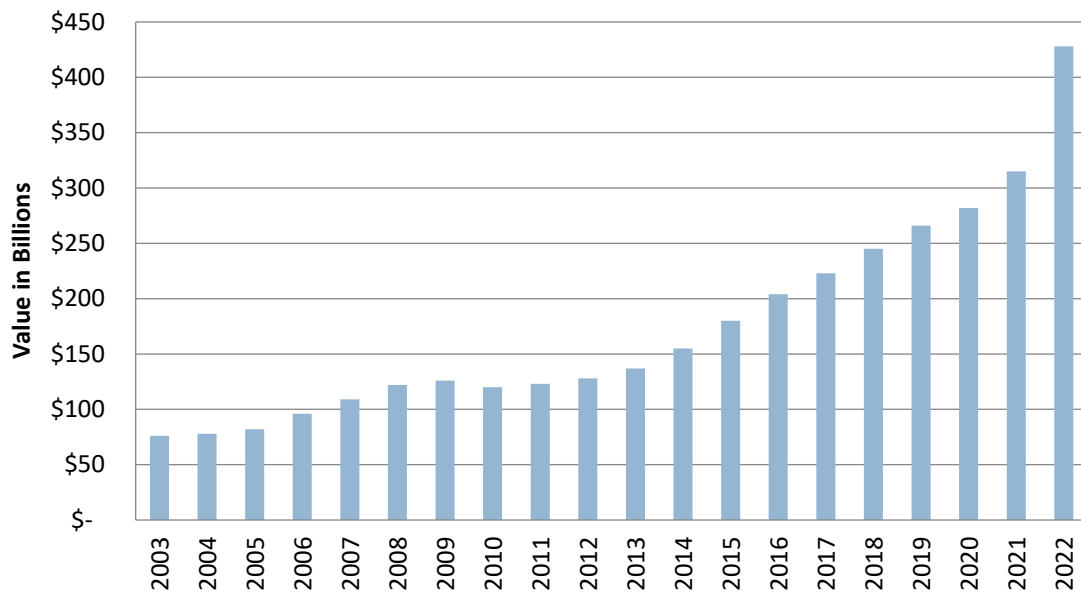
DISTRIBUTION OF PROPERTY TAXES

Budget by Taxing Unit Type



2022 was the twelfth consecutive year of appraisal roll growth. All sectors experienced record growth.

| Year | Total Appraisal Roll | Appraisal Roll in Billions | Change from Prior Year | Percent Change |
|------|----------------------|----------------------------|------------------------|----------------|
| 2003 | \$ 76,468,299,684 | \$ 76 | \$ (3,258,920,727) | -4.09% |
| 2004 | \$ 77,780,497,021 | \$ 78 | \$ 1,312,197,337 | 1.72% |
| 2005 | \$ 82,376,017,030 | \$ 82 | \$ 4,595,520,009 | 5.91% |
| 2006 | \$ 95,938,443,366 | \$ 96 | \$ 13,562,426,336 | 16.46% |
| 2007 | \$ 108,849,163,598 | \$ 109 | \$ 12,910,720,232 | 13.46% |
| 2008 | \$ 121,880,175,682 | \$ 122 | \$ 13,031,012,084 | 11.97% |
| 2009 | \$ 125,920,708,866 | \$ 126 | \$ 4,040,533,184 | 3.32% |
| 2010 | \$ 120,247,416,959 | \$ 120 | \$ (5,673,291,907) | -4.51% |
| 2011 | \$ 123,196,201,548 | \$ 123 | \$ 2,948,784,589 | 2.45% |
| 2012 | \$ 128,176,409,480 | \$ 128 | \$ 4,980,207,932 | 4.04% |
| 2013 | \$ 136,609,794,659 | \$ 137 | \$ 8,433,385,179 | 6.58% |
| 2014 | \$ 154,513,882,900 | \$ 155 | \$ 17,904,088,241 | 13.11% |
| 2015 | \$ 179,776,622,324 | \$ 180 | \$ 25,262,739,424 | 16.35% |
| 2016 | \$ 203,900,582,596 | \$ 204 | \$ 24,123,960,272 | 13.42% |
| 2017 | \$ 223,147,520,227 | \$ 223 | \$ 19,246,937,631 | 9.44% |
| 2018 | \$ 245,338,206,315 | \$ 245 | \$ 22,190,686,088 | 9.94% |
| 2019 | \$ 266,184,989,892 | \$ 266 | \$ 20,846,783,577 | 8.50% |
| 2020 | \$ 281,851,353,216 | \$ 282 | \$ 15,666,363,324 | 5.89% |
| 2021 | \$ 314,594,449,350 | \$ 315 | \$ 32,743,096,134 | 11.62% |
| 2022 | \$ 428,452,895,722 | \$ 428 | \$ 113,858,446,372 | 36.19% |



Awards

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the Travis Central Appraisal District for its annual comprehensive financial report for the fiscal year ended December 31, 2021. This was the eleventh consecutive year that the District has achieved this prestigious award. In order to be awarded a Certificate of Achievement, a government must publish an easily readable and efficiently organized annual comprehensive financial report. This report must satisfy both generally accepted accounting principles and applicable legal requirements. A certificate of Achievement is valid for a period of one year only. We believe that our current annual comprehensive financial report continues to meet the Certificate of Achievement Program's requirements and will submit it to the GFOA to determine its eligibility for another certificate.

The Government Finance Officers Association of the United States and Canada (GFOA) presented a Distinguished Budget Presentation Award to the Travis Central Appraisal District, Texas for its annual budget for the fiscal year beginning January 1, 2023. This was the eleventh consecutive year that the District achieved this prestigious award. In order to receive this award, a governmental unit must publish a budget document that meets program criteria as a policy document, as an operations guide, as a financial plan, and as a communications device. This award is valid for a period of one year only.

The Government Finance Officers Association of the United States and Canada (GFOA) presented an Award for Outstanding Achievement in Popular Annual Financial Reporting to the Travis Central Appraisal District for its Popular Annual Financial Report (PAFR) for the fiscal year ended December 31, 2021. This was the sixth consecutive year that the District achieved this prestigious award. The Award for Outstanding Achievement in Popular Annual Financial Reporting is a prestigious national award recognizing conformance with the highest standards for preparation of state and local government popular reports. In order to receive an Award for Outstanding Achievement in Popular Annual Financial Reporting, a government must publish a PAFR whose contents conform to program standards of creativity, presentation, understandability, and reader appeal. An Award for Outstanding Achievement in Popular Annual Financial Reporting is valid for a period of one year only.

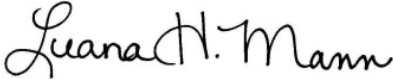
The Government Finance Officers Association of the United States and Canada (GFOA) presented the Travis Central Appraisal District with the Triple Crown award, which recognizes governments who receive all three GFOA awards (the Certificate of Achievement for Excellence in Financial Reporting Award, Distinguished Budget Presentation Award, and the Popular Annual Financial Reporting award for the fiscal year ending 2020).



Acknowledgements

The preparation of this report could not have been accomplished without the dedicated services of the management team of the Travis Central Appraisal District. I would like to express my appreciation to all who assisted in this effort. An acknowledgment to the Commercial Appraisal Director, Desiree Palencia, for preparing the market analysis commentary for the Annual Comprehensive Financial Report. I would also like to acknowledge the professional and timely manner in which our auditors, Eide Bailly, LLP conducted the audit. Finally, I would like to acknowledge the Chief Appraiser, Marya Crigler, and the District’s Board of Directors, who have supported the finance department in our goal of excellence in financial management and reporting.

Respectfully submitted,



Leana H. Mann, CGFO
Deputy Chief Appraiser
Travis Central Appraisal District



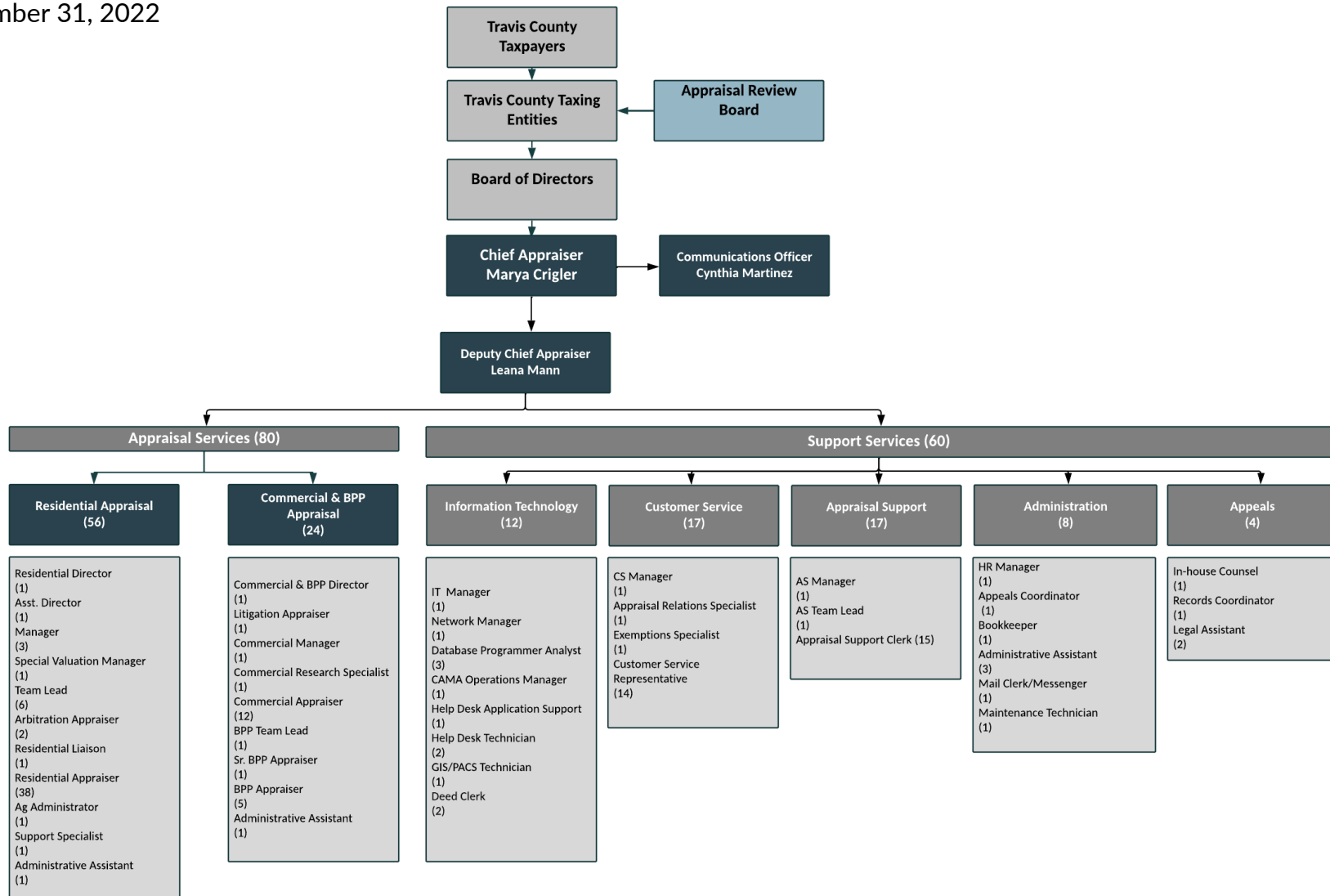
BOARD OF DIRECTORS

| CURRENT BOARD MEMBERS | |
|---|---|
| James Valadez, Chairperson Travis County Term Expires 2024 | Theresa Bastian, Vice Chairperson Austin ISD Term Expires 2023 |
| Nicole Conley, Secretary City of Austin Term Expires 2024 | Tom Buckle West Travis County Term Expires 2024 |
| Deborah Cartwright Austin ISD Term Expires 2024 | Osezua Ehiyamen City of Austin/Austin ISD Term Expires 2024 |
| Elizabeth Montoya East Travis County Term Expires 2023 | Vivek Kulkarni Travis County Term Expires 2023 |
| Blanca Zamora Garcia City of Austin Term Expires 2023 | Bruce Elfant Travis County Assessor Collector |
| CHIEF APPRAISER | |
| Marya Crigler Appointed: December 2011 | |



ORGANIZATIONAL CHART

December 31, 2022



KEY DISTRICT PERSONNEL

December 31, 2022

| | |
|--|--------------------|
| Chief Appraiser | Marya Crigler |
| Deputy Chief Appraiser | Leana Mann |
| In-house Counsel | Dustin Banks |
| Communications Director | Cynthia Martinez |
| Human Resource Director | Kat Harvey |
| Director Residential Appraisal | Russell Ledbetter |
| Assistant Director Residential Appraisal | Zachary Dye |
| Director Commercial Appraisal | Desiree Palencia |
| Assistant Director Commercial Appraisal | Dustin Harshbarger |
| Director Personal Property Appraisal | Nancy Wiatrek |
| Manager Customer Service | Catie Lee |
| Manager Appraisal Support | Tanya Deleon |



CERTIFICATE OF ACHIEVEMENT FOR EXCELLENCE IN FINANCIAL REPORTING

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the Travis Central Appraisal District for its annual comprehensive financial report for the fiscal year ended December 31, 2021. This was the eleventh consecutive year that the District has achieved this prestigious award. In order to be awarded a Certificate of Achievement, a government must publish an easily readable and efficiently organized annual comprehensive financial report. This report must satisfy both generally accepted accounting principles and applicable legal requirements.

A certificate of Achievement is valid for a period of one year only. We believe that our current annual comprehensive financial report continues to meet the Certificate of Achievement Program's requirements and we are submitting it to the GFOA to determine its eligibility for another certificate.



Government Finance Officers Association

Certificate of Achievement for Excellence in Financial Reporting

Presented to

Travis Central Appraisal District Texas

For its Annual Comprehensive
Financial Report
For the Fiscal Year Ended

December 31, 2021



FINANCIAL SECTION



INDEPENDENT AUDITOR'S REPORT





Independent Auditor's Report

To the Board of Directors
Travis Central Appraisal District
Austin, Texas

Report on the Audit of the Financial Statements

Opinions

We have audited the financial statements of the governmental activities and each major fund of the Travis Central Appraisal District (the District) as of and for the year ended December 31, 2022, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District, as of December 31, 2022, and the respective changes in financial position thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District, and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Adoption of New Accounting Standard

As discussed in Note 1 and 14 to the financial statements, the District has adopted the provisions of Government Accounting Standards Board (GASB) Statement No. 87, *Leases*, for the year ended December 31, 2022. Accordingly, a restatement has been made to the governmental activities net position as of January 1, 2022, to restate beginning net position. Our opinions are not modified with respect to this matter.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, pension schedules, OPEB schedules, and budgetary comparison information on pages 6 through 27 and 78 through 88 be presented to supplement the basic financial statements. Such information is the responsibility of management and although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information

Management is responsible for the other information included in the annual report. The other information comprises the introductory and statistical sections but does not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

The image shows a handwritten signature in cursive script that reads "Eide Bailly LLP". The signature is written in black ink and is positioned above the typed name and date.

Abilene, Texas

June 7, 2023

MANAGEMENT'S DISCUSSION AND ANALYSIS



As management of the Travis Central Appraisal District (the District), we offer the readers of the District’s financial statements this overview and analysis of the financial activities for the fiscal year ended December 31, 2022. This discussion and analysis should be read in conjunction with the accompanying letter of transmittal, the basic financial statements, and the notes to those financial statements. For more detailed information on any of the topics contained in this discussion and analysis, please refer to the Notes to the Basic Financial Statements presented in the latter part of the financial section of this annual comprehensive financial report.

Financial Highlights

- Governmental Activities-** The District’s assets and deferred outflows of resources exceeded its liabilities and deferred inflows of resources by \$12,302,973 at the end of fiscal year 2022. Net position consisted of net investment in capital assets in the amount of \$13,294,382 (108.1%), restricted net position in the amount of \$5,172,716 (42.0%), and unrestricted net position in the amount of \$(6,164,125) (-50.1%). The result of current fiscal year operations caused total net position to increase by \$3,333,196 from the prior fiscal year.
- Governmental Funds-** As of December 31, 2022, the District’s governmental funds showed an ending fund balance of \$3,689,547, a decrease of \$2,453,970 from the prior fiscal year. Of the total ending fund balance, \$1,377,694 (37.3%) was available for funding future operational needs (unassigned fund balance), \$611,153 (16.6%) was nonspendable in the form of prepaid items, and \$1,700,700 (46.1%) was committed to future needs in the form of reserves.

| | |
|-----------------------------|--------------------------------|
| Committed- reserves | \$ 1,700,700 |
| Nonspendable- prepaid items | 611,153 |
| Unassigned | <u>1,377,694</u> |
| Total fund balance | <u><u>\$ 3,689,547</u></u> |



Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the District's basic financial statements. The basic financial statements are comprised of the following three components: (1) government-wide financial statements, (2) fund financial statements and (3) notes to the basic financial statements. This financial report also contains other supplementary information in addition to the basic financial statements.

Government-wide Financial Statements: The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business. These statements provide information, both long-term and short-term, about the District's overall financial condition. The government-wide financial statements can be found on pages 28-30 of this report.

Statement of Net Position- The statement of net position reports all of the District's assets and deferred outflows of resources and liabilities and deferred inflows of resources, both current and noncurrent, with the difference between the two reported as net position. Net position is one way to measure the District's financial health. Over time, increases or decreases in the District's net position may serve as an indicator of whether its financial health is improving or deteriorating, respectively. In the statement of net position, the assets, liabilities and net position are separately displayed for governmental activities and business-type activities. Activities of the District as a whole include only governmental activities. The District has no business-type activities.

Statement of Activities- The statement of activities presents information showing how the District's net position changed during the fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods (e.g., uncollected assessments and earned but unused compensated absences).

Fund Financial Statements: The fund financial statements provide more detailed information about the District's most significant funds, not the District as a whole. Like many other local and state governments, the District utilizes fund accounting. A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.



There are three types of funds that government entities utilize, depending on their specific needs and requirements: (1) governmental funds, (2) proprietary funds and (3) fiduciary funds. The fund financial statements can be found on pages 31-35 of this report.

Governmental Funds: Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows or spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements. Because the focus of government funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the District's near-term financial decisions. Both the governmental funds balance sheet and the government funds statement of revenues, expenditures and changes in fund balance provide reconciliations to facilitate this comparison. A fund column is presented for the District's General Fund, a governmental fund. A separate fund column is also presented for the District's one and only component unit, 850 EAL Holding Corp. This organization is presented as a blended component unit of the District.

Proprietary Funds: Proprietary funds are used to account for a government's ongoing organizational activities that are similar to those often found in the private sector. The District had no proprietary funds during fiscal year 2022.

Fiduciary Funds: Fiduciary funds are used to account for resources held for the benefit of parties outside the government. Fiduciary funds are not reflected in the government-wide financial statements because the resources of those funds are not available to support a government's own programs. The District had no fiduciary funds during fiscal year 2022.

Figure 1 on the following page summarizes the major features of the District's financial statements.



Figure 1

| Major Features of Government-wide and Fund Financial Statements | | |
|--|--|---|
| | Government-wide Statements | Governmental Funds Financial Statements |
| Scope | Entire District government (except fiduciary funds) and any component units. | The activities of the District that are not proprietary or fiduciary in nature. |
| Required Financial Statements | Statement of Net Position Statement of Activities | Balance Sheet Statement of Revenues, Expenditures and Changes in Fund Balance |
| Accounting Basis | Accrual basis of accounting | Modified accrual basis of accounting |
| Measurement Focus | Economic resources measurement focus | Current financial resources measurement focus |
| Types of asset/liability information | All assets and liabilities, both financial and capital and both short-term and long-term | Only assets expected to be used up and liabilities that come due during the fiscal year or soon thereafter; no capital assets included |
| Types of inflow/outflow information | All revenues and expenses during the year, regardless of when cash is received or paid | Revenues for which cash is received during or soon after the end of the year; expenditures when goods or services have been received and payment is due during the current fiscal year or sooner. |

Notes to the Basic Financial Statements: The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the basic financial statements can be found on pages 36-75 of this report.

Supplementary Schedules: The budgetary comparison schedule is presented as part of the Required Supplementary Information (RSI). The schedule of changes in net pension liability and related ratios for the last ten fiscal years, schedule of changes in net OPEB liability and related ratios for the last ten fiscal years, as well as the schedule of employer contributions for the last ten fiscal years are also presented as part of the Required Supplementary Information (RSI).



These schedules and the accompanying notes to the supplementary schedules can be found on pages 76-86 of this report.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

Net Position: As stated previously, net position can be a good indication of the financial health of a governmental entity. At the end of fiscal year 2022, the District's assets and deferred outflows of resources, which totaled \$37,109,858, exceeded liabilities and deferred inflows of resources, which totaled \$24,806,885 by \$12,302,973. This difference is known as net position. The District's net position increased by \$3,333,196 from fiscal year 2021 to 2022, an increase of 37.2%.

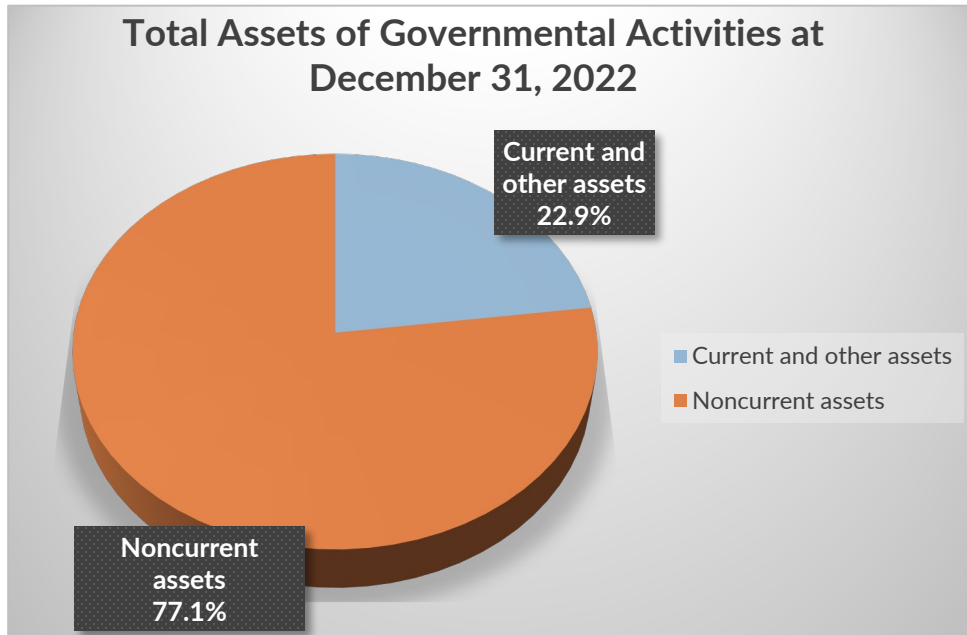
Statement of Net Position

Table A-1

| | 2022 | 2021 | Increase (Decrease) | Total Percentage Change 2021- 2020 | Percent of Total |
|---|----------------------|---------------------|------------------------|--|------------------|
| ASSETS: | | | | | |
| Current and other assets | \$ 7,552,273 | \$ 10,615,838 | \$ (3,063,565) | -28.9% | 22.9% |
| Noncurrent assets | 25,409,941 | 22,837,660 | 2,572,281 | 11.3% | 77.1% |
| Total assets | 32,962,214 | 31,427,411 | (491,284) | -1.6% | 88.8% |
| DEFERRED OUTFLOWS OF RESOURCES | 4,147,644 | 3,021,189 | 1,126,455 | 100.0% | 11.2% |
| TOTAL ASSETS & DEFERRED OUTFLOWS | 37,109,858 | 34,448,600 | 2,661,258 | 7.7% | 100.0% |
| LIABILITIES: | | | | | |
| Current and other liabilities | 5,659,418 | 5,543,843 | 115,575 | 2.1% | 36.5% |
| Noncurrent liabilities | 9,850,366 | 17,474,791 | (7,624,425) | -43.6% | 63.5% |
| Total liabilities | 15,509,784 | 23,018,634 | (7,508,850) | -32.6% | 62.5% |
| DEFERRED INFLOWS OF RESOURCES | 9,297,101 | 2,460,189 | 6,836,912 | 277.9% | 37.5% |
| TOTAL LIABILITIES & DEFERRED INFLOWS | 24,806,885 | 25,478,823 | (671,938) | -2.6% | 100.0% |
| TOTAL NET POSITION | 12,302,973 | 8,969,777 | 3,333,196 | 37.2% | 100.0% |
| NET POSITION BY CATEGORY: | | | | | |
| Net investment in capital assets | 13,294,382 | 10,384,035 | 2,910,347 | 28.0% | 108.1% |
| Restricted | 5,172,716 | - | 5,172,716 | 0.0% | 42.0% |
| Unrestricted | (6,164,125) | (1,414,258) | (4,749,867) | 335.9% | -50.1% |
| Total net position | \$ 12,302,973 | \$ 8,969,777 | \$ 3,333,196 | 37.2% | 100.0% |

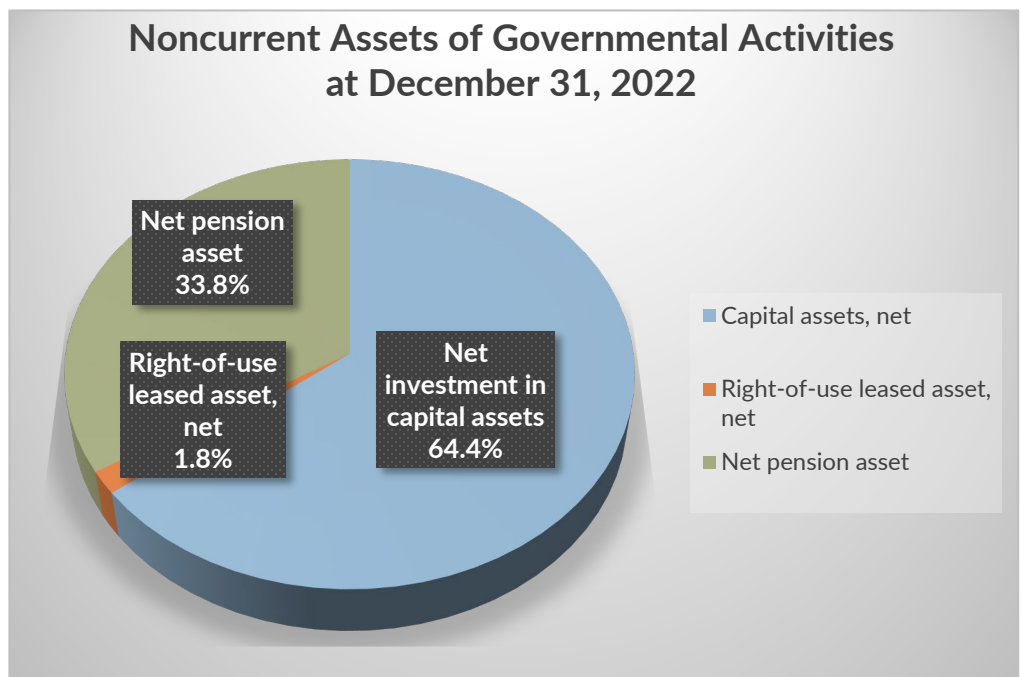


For fiscal year 2022, 108.1% of net position was net investment in capital assets (\$13,294,382), 42.0% was restricted (\$5,172,716), and -50.1% of net position was unrestricted (-\$6,164,125). Unrestricted net position may be used to meet the District's ongoing financial obligations and responsibilities, whereas net investment in capital assets are not liquid and are not as easily converted to cash or cash equivalents.



The District's current and other assets (cash, investments, receivables from jurisdictions, prepaid and other assets, etc.) totaled \$7,552,273, which represents 22.9% of total assets (\$32,962,214). Current and other assets decreased from 2021 to 2022 by 28.9% (\$3,063,565).

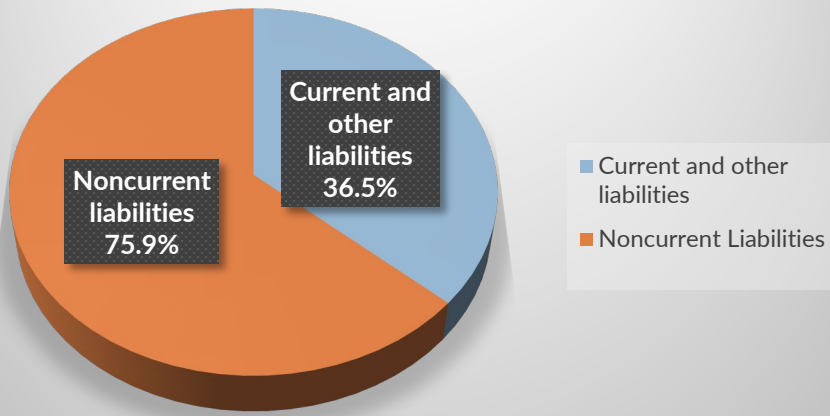
Noncurrent assets, which includes capital assets (lands, building and equipment), net of related debt, right-of-use leased assets, net of accumulated amortization, and net pension asset, net of related debt, represented 77.1% of total assets (\$25,409,941). Capital assets decreased from 2021 to 2022 by 16.3% (\$3,190,514).



This was in large part due to the sale of the District's office building located at 8314 Cross Park Drive and the adjacent vacant lot located at 2304 Forbes Lane.



Total Liabilities of Governmental Activities at December 31, 2022



The District’s net pension asset increased from \$1,264,797 in 2021 to \$8,589,538 in 2022. Current and other liabilities (accounts payable, accrued expenses, unearned revenue, and the portion of long-term liabilities due within one year) totaled \$5,659,418, representing 36.5% of total liabilities (\$15,509,784). Current and other liabilities increased by 2.1% (\$115,575) from 2021 to 2022. Long-term

liabilities (notes payable, net pension liability, lease liability, net other post-employment benefit liability, and employee leave obligations) totaled \$9,850,366, representing 63.5% of total liabilities. Long-term liabilities decreased from 2021 to 2022 by 43.6% (\$7,624,425). This change was related to payments made on the District’s long-term note payable using the funds from the sale of the District’s 8314 Cross Park Drive and 2304 Forbes Lane properties.



Change in Net Position: The District's net position increased from 2021 to 2022 by 37.2% (\$3,333,196). This increase was substantially due to the large payment on the note payable outlined above.

Change in Net Position

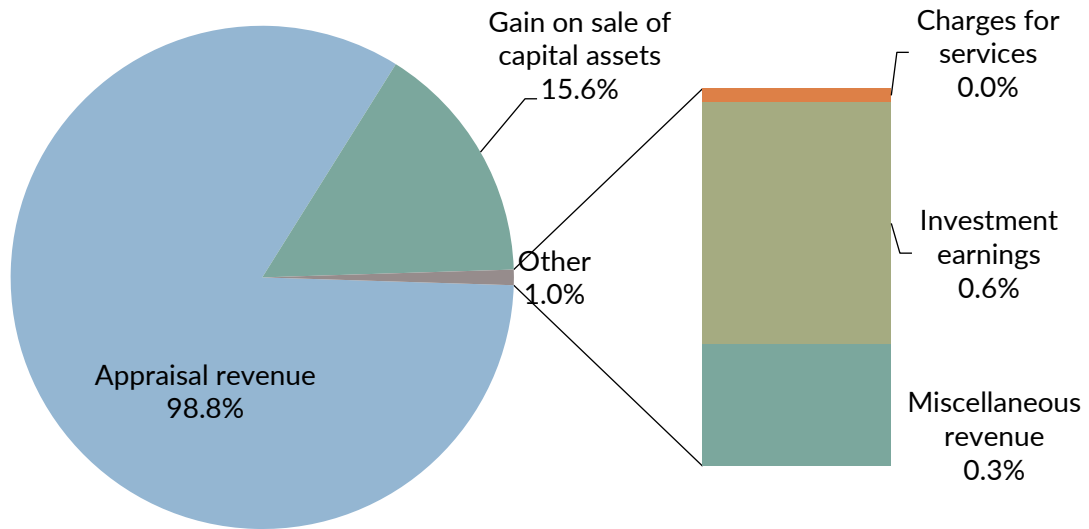
Table A-2

| | 2022 | 2021 | Increase (Decrease) | Total Percentage Change 2021- 2022 | Percent of Total |
|---------------------------------------|----------------------|---------------------|------------------------|---|---------------------|
| PROGRAM REVENUES: | | | | | |
| Charges for services | \$ 9,162 | \$ 4,437 | \$ 4,725 | 106.5% | 0.0% |
| GENERAL REVENUES: | | | | | |
| Appraisal assessments | 22,786,110 | 20,193,893 | 2,592,217 | 12.8% | 87.6% |
| Less credits to jurisdictions | (1,082,402) | - | (1,082,402) | 0.0% | -4.2% |
| Investment earnings | 165,944 | 3,382 | 162,562 | 4806.7% | 0.6% |
| Miscellaneous | 83,112 | 142,043 | (58,931) | -41.5% | 0.3% |
| Gain on sale of capital assets | 4,058,669 | - | 4,058,669 | 100.0% | 15.6% |
| Total revenues | 26,020,595 | 20,343,755 | 5,676,840 | 27.9% | 100.0% |
| EXPENSES: | | | | | |
| Payroll and related expenses | 12,132,981 | 11,876,460 | 256,521 | 2.2% | 53.5% |
| Data processing | 582,739 | 587,718 | (4,979) | -0.8% | 2.6% |
| Transportation | 19,479 | 9,397 | 10,082 | 107.3% | 0.1% |
| Operating supplies | 203,946 | 149,682 | 54,264 | 36.3% | 0.9% |
| Rentals | 132,980 | 135,309 | (2,329) | -1.7% | 0.6% |
| Legal and professional | 4,512,122 | 2,896,398 | 1,615,724 | 55.8% | 19.9% |
| Utilities and telephone | 625,058 | 626,312 | (1,254) | -0.2% | 2.8% |
| Building and equipment maintenance | 356,787 | 298,408 | 58,379 | 19.6% | 1.6% |
| Insurance | 73,030 | 60,584 | 12,446 | 20.5% | 0.3% |
| Other services | 2,305,289 | 1,830,322 | 474,967 | 25.9% | 10.2% |
| Interest | 358,310 | 403,828 | (45,518) | -11.3% | 1.6% |
| Depreciation expense | 1,287,167 | 1,276,980 | 10,187 | 0.8% | 5.7% |
| Amortization expense | 97,511 | - | 97,511 | 100.0% | 0.4% |
| Total expenses | 22,687,399 | 20,151,398 | 2,536,001 | 12.6% | 100.0% |
| Change in net position | 3,333,196 | 192,377 | 3,140,819 | 1632.6% | 27.1% |
| Net position, beginning | 8,969,777 | 8,777,400 | 192,377 | 100.0% | 72.9% |
| Net Position, ending | \$ 12,302,973 | \$ 8,969,777 | \$ 3,333,196 | 37.2% | 100.0% |



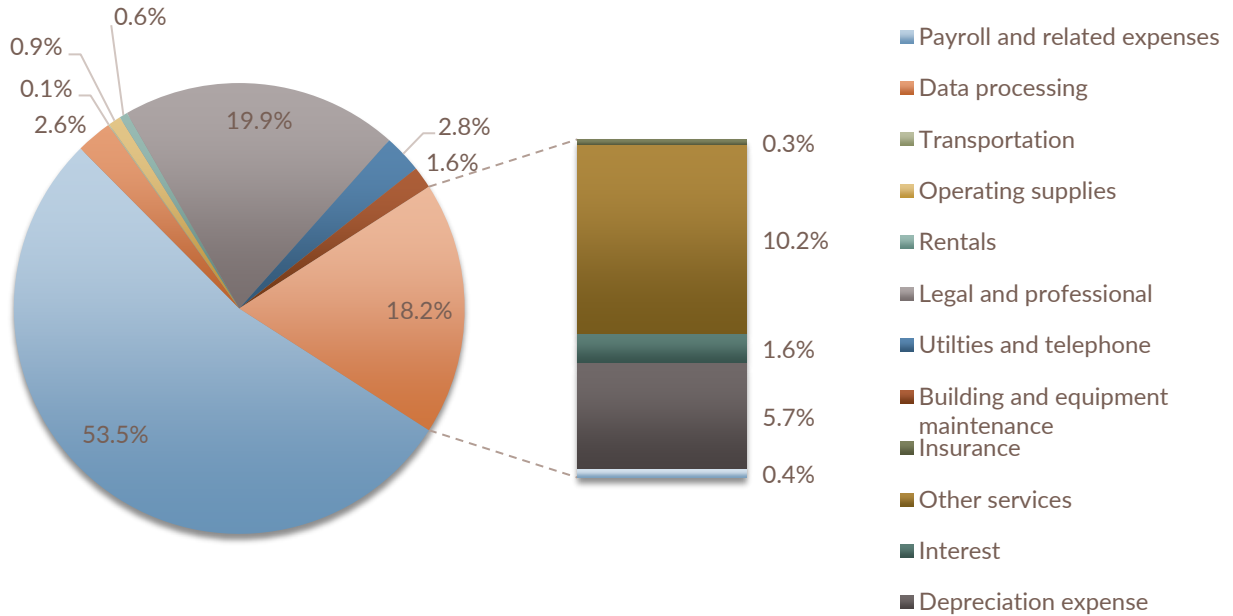
The District's total revenue increased from 2021 to 2022 by 27.9% (\$5,676,840). Appraisal revenue, generated by the taxing entities of Travis County for appraisal district services as outlined by the Texas Property Tax Code, increased 12.8% (\$2,592,217). Other revenue sources totaled \$258,218, a 72.3% increase from the 2021 total of \$149,862. During 2022, interest rates steadily increased from the historic lows experienced in 2020 and 2021. The increase in interest rates contributed to the increase in investment revenues, an increase of \$162,562 from 2021 to 2022. The district also recognized a gain on the sale of capital assets, totaling \$4,058,669, substantially from the sale of the office located at 8314 Cross Park Drive and 2304 Forbes Lane.

Revenues of Governmental Activities- by Source Fiscal Year 2022



Total expenses for fiscal year 2022 totaled \$22,687,399. Total expenses increased from 2021 to 2022 by 12.6% (\$2,536,001).

Expenses of Governmental Activities- by Source Fiscal Year 2022



Payroll and related expenses, (such as salary, Medicare and retirement contributions, health, dental, life and disability insurance) contribute to the majority of the District’s total expenses (53.5%). These expenses totaled \$12,132,981 in 2022. The payroll and related expenses increased 2.2% (\$256,521) from 2021 to 2022.

| | 2022 | 2021 | Increase (Decrease) | Total Percentage Change |
|---------------------------------|---------------------|---------------------|---------------------|-------------------------|
| Total revenues | \$26,020,595 | \$20,343,775 | \$ 5,676,820 | 27.9% |
| Less: Total expenses | (22,687,399) | (20,151,398) | (2,536,001) | 12.6% |
| Change in net position | 3,333,196 | 192,377 | 3,140,819 | 1632.6% |
| Net position, beginning of year | 8,969,777 | 8,777,400 | 192,377 | 2.2% |
| Net position, end of year | <u>\$12,302,973</u> | <u>\$ 8,969,777</u> | <u>\$ 3,333,196</u> | <u>37.2%</u> |



CAPITAL ASSETS AND DEBT ADMINISTRATION

Capital Assets: The District's net capital assets for its governmental activities at the end of fiscal year 2022 totaled \$16,820,403 (net of accumulated depreciation and amortization). The net capital assets includes land, building and improvements, furniture and equipment, and right-of-use leased assets.

Net capital assets decreased from the prior fiscal year by \$2,726,373 (42.1%). This decrease is due to the sale of the property located at 8314 Cross Park Drive and 2304 Forbes Lane in September 2022. Table A-4 on the following page provides a summary of net capital assets by type for the current and prior fiscal years.

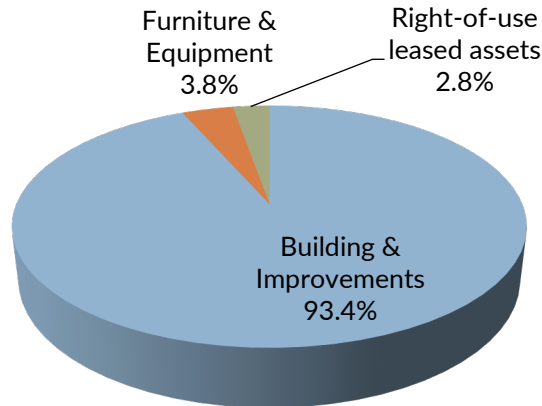
Capital Assets Net of Accumulated Depreciation

Table A-4

| | Balance | Balance | Increase (Decrease) | |
|----------------------------------|----------------------|----------------------|-----------------------|---------------|
| | December 31, 2022 | December 31, 2021 | Amount | % |
| Land | \$ - | \$ 1,107,653 | \$ (1,107,653) | -100.0% |
| Building and improvements | 17,722,800 | 21,036,747 | (3,313,947) | -15.8% |
| Less: accumulated depreciation | (2,010,056) | (3,543,116) | 1,533,060 | -43.3% |
| buildings and improvements, net | 15,712,744 | 17,493,631 | (1,780,887) | -10.2% |
| Furniture and equipment | 3,929,444 | 5,999,090 | (2,069,646) | -34.5% |
| Less: accumulated depreciation | (3,285,926) | (5,053,598) | 1,767,672 | -35.0% |
| furniture and equipment, net | 643,518 | 945,492 | (301,974) | -31.9% |
| Right-of-use lease assets | 561,652 | - | 561,652 | 100.0% |
| Less: accumulated amortization | (97,511) | - | (97,511) | 100.0% |
| Right-to-use leased assets, net | 464,141 | - | 464,141 | 100.0% |
| Net capital assets | <u>\$ 16,820,403</u> | <u>\$ 19,546,776</u> | <u>\$ (2,726,373)</u> | <u>-42.1%</u> |
| Related debt | <u>(3,526,021)</u> | <u>(9,162,741)</u> | <u>5,636,720</u> | <u>-61.5%</u> |
| Governmental activities | | | | |
| Net investment in capital assets | <u>\$ 13,294,382</u> | <u>\$ 10,384,035</u> | <u>\$ 2,910,347</u> | <u>28.0%</u> |



Capital Assets, Net of Accumulated Depreciation at December 31, 2022



Major Capital Asset Additions during fiscal year 2022:

| <u>Asset Type ID</u> | <u>Description</u> | <u>Cost</u> |
|----------------------|--|-------------------|
| OE | ID Badge Printer | \$ 1,095 |
| NE | Synology- Redundant Power Expansion | 2,165 |
| MS | Metal Detector | 4,645 |
| MS | Metal Detector | 4,645 |
| MS | Metal Detector | 4,645 |
| MS | Metal Detector | 4,645 |
| B | Parking Lot Restriping- 850 EAL | 3,989 |
| OE | High Speed/Capacity Document Scanner- Xerox W130 | 5,850 |
| OE | Swagit- Board Meeting Production Equipment | 27,431 |
| B | WSHP Replacement- 1st Floor, Elevators | 3,900 |
| B | Portable A/C Unit for IT Server Room | 1,750 |
| OE | Temperature Reader with Face Scan Recognition | 3,086 |
| F | Modesty Panels for Board Room Tables | 1,872 |
| B | Fencing around Cooling Towers- 850 EAL | 8,840 |
| B | Production Equipment for Board Room | 156,179 |
| B | Additional Electrical Circuits- Customer Service | 4,200 |
| Total | | \$ 238,937 |



Capital asset disposals during fiscal year 2022 include:

| Description | Amount |
|---|---------------------|
| TCAD Office Building- 8314 Cross Park Drive | \$ 3,956,794 |
| Land- 8314 Cross Park | 805,117 |
| Land- 2304 Forbes Lane | 302,535 |
| IT Equipment- Dell SAN Storage System | 844,754 |
| IT Equipment- Printers & Copiers | 72,446 |
| IT Equipment- Servers | 81,124 |
| IT Equipment- Software & Licensing | 444,197 |
| IT Equipment- Computer/Laptops | 10,399 |
| IT Equipment- Hardware | 170,651 |
| IT Equipment- Miscellaneous | 42,165 |
| Total | \$ 6,730,182 |

The District disposed of four major capital assets in 2022. The District sold the previous office location and adjacent vacant lot, located at 8314 Cross Park Drive in September 2022. The District also disposed of the Dell SAN Storage System that was used at the prior office location at the time the building was sold as it had become obsolete. Additional information pertaining to the District's capital assets can be found in Note 5 of the accompanying Notes to the Basic Financial Statements.

Long-Term Assets: Total long-term assets increased by \$7,324,741 (579.1%). The District's only long-term asset is the net pension asset for the TCDRS pension plan. Additional information on the District's long-term assets can be found in Note 6 of the accompanying Notes to the Basic Financial Statements.

Long-term Assets at December 31, 2022

Table A-5

| | Balance | Balance | Increase (Decrease) | |
|-------------------------------|----------------------|----------------------|---------------------|--------|
| | December 31, 2022 | December 31, 2021 | Amount | % |
| Net pension asset | \$ 8,589,538 | \$ 1,264,797 | \$ 7,324,741 | 579.1% |
| Total governmental activities | \$ 8,589,538 | \$ 1,264,797 | \$ 7,324,741 | 579.1% |



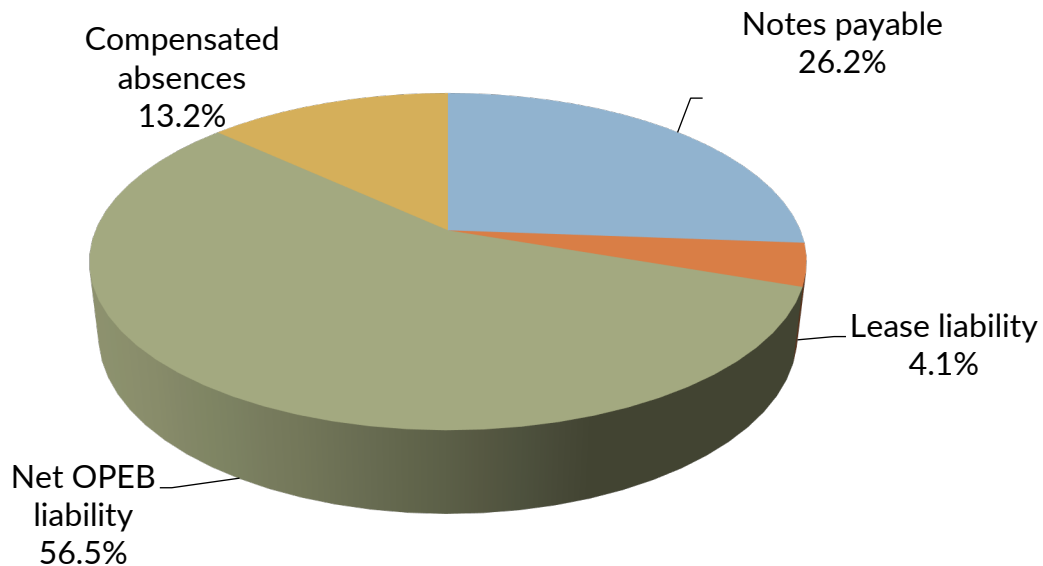
Long-Term Liabilities: Total long-term liabilities decreased by \$7,439,044 (39.0%). The decrease in long-term liabilities was due to the payment made on the Note Payable using the funds from the sale of 8314 Cross Park Drive and 2304 Forbes Lane. Additional information on the District's long-term liabilities can be found in Note 7 of the accompanying Notes to the Basic Financial Statements.

Long-term Liabilities at December 31, 2022

Table A-5

| | Balance | Balance | Increase (Decrease) | |
|--------------------------------------|----------------------|----------------------|-----------------------|---------------|
| | December 31, 2022 | December 31, 2021 | Amount | % |
| Notes payable | \$ 3,049,189 | \$ 9,162,741 | \$ (6,113,552) | -66.7% |
| Lease Liability | 476,832 | 561,652 | \$ (84,820) | -15.1% |
| Net OPEB liability | 6,579,080 | 8,114,948 | (1,535,868) | -18.9% |
| Compensated absences | 1,530,843 | 1,235,647 | 295,196 | 23.9% |
| Total governmental activities | \$ 11,635,944 | \$ 19,074,988 | \$ (7,439,044) | -39.0% |

Long-term Liabilities at December 31, 2022



FINANCIAL ANALYSIS OF THE DISTRICT'S FUNDS

Governmental Funds: As noted earlier, the District uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The focus of the District's governmental funds is to provide information on near-term inflows and outflows and balances of spendable resources. Such information is useful in assessing the District's financing requirements. Fund balance, which is the difference between a fund's assets and liabilities, is divided into the following five categories:

- ***Nonspendable***- Not in spendable form, or legally or contractually required to remain intact
- ***Restricted***- subject to externally enforceable legal restrictions
- ***Committed***- Use is constrained by specific limitations that the Board of Directors imposes upon itself
- ***Assigned***- Intended to be used by the government for specific purposes, as established by internal management
- ***Unassigned***- Residual amounts in the General Fund that are available for any purpose (may serve as a useful measure of a government's net resources available for funding future operational needs)

The District's governmental funds are comprised of the General Fund- the District's main operating fund and a special revenue fund dedicated to the 850 EAL Holding Corp, which is reported as a blended component unit. At the end of fiscal year 2022, the District's total governmental funds reported an ending fund balance of \$3,689,547, a decrease of \$2,453,970, or 39.9%. \$611,153 (16.6%) was nonspendable in the form of prepaid items. \$1,700,700 (46.1%) was committed in the form of reserves for future expenditures. \$1,377,694 (37.3%) was unassigned and available for future operational needs.

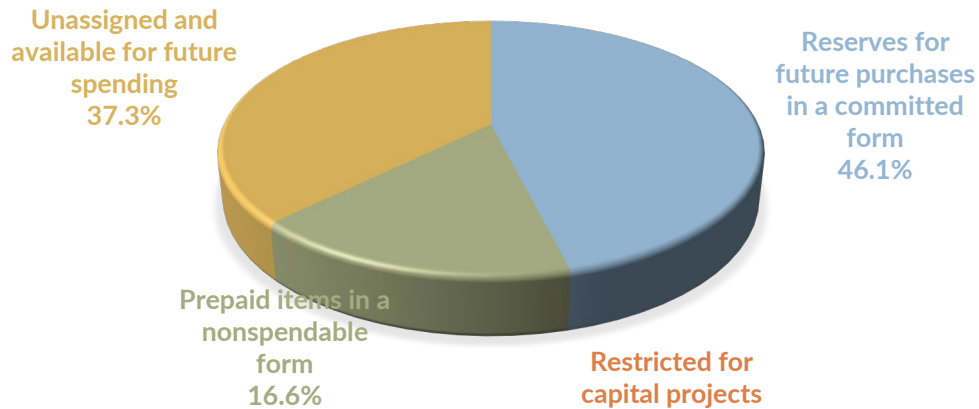
Fund Balance

Table A-6

| | 2022 | 2021 | Increase (Decrease) | Total Percentage Change 2021-2022 | Percent of Total |
|-----------------------------|---------------------|---------------------|------------------------|--|---------------------|
| Committed- reserves | \$1,700,700 | \$3,075,106 | \$ (1,374,406) | -44.7% | 46.1% |
| Restricted | - | - | - | 0.0% | 0.0% |
| Nonspendable- prepaid items | 611,153 | 463,960 | 147,193 | 31.7% | 16.6% |
| Unassigned | 1,377,694 | 2,604,451 | (1,226,757) | -47.1% | 37.3% |
| Total fund balance | <u>\$ 3,689,547</u> | <u>\$ 6,143,517</u> | <u>\$ (2,453,970)</u> | <u>-39.9%</u> | <u>100.0%</u> |



FUND BALANCE CLASSIFICATIONS AT DECEMBER 31, 2022



The District operates within two governmental funds, the General Fund and one special revenue fund. The General Fund is the chief operating fund of the District. The 850 EAL Holding Corp. is a special revenue fund and blended component unit of the District. Its primary function is to support the District's financial obligations related to the purchase of its office building located at 850 EAL Holding Corp. This special revenue fund was created in May 2019.

Expenditures for the General Fund totaled \$23,950,777 during fiscal year 2022. This represents an increase of 30.4% (\$5,588,104) in total expenditures over the 2021 total of \$18,362,673.

| | 2022 Expenditures | 2021 Expenditures | \$ Change | % Change |
|------------------------------------|-----------------------------|-----------------------------|----------------------------|---------------------|
| Payroll and related expenses | \$ 14,987,936 | \$ 11,504,602 | \$ 3,483,334 | 30.3% |
| Data processing | 582,739 | 587,718 | (4,979) | -0.8% |
| Transportation | 19,479 | 9,397 | 10,082 | 107.3% |
| Operating supplies | 203,946 | 149,682 | 54,264 | 36.3% |
| Rentals | 132,980 | 135,309 | (2,329) | -1.7% |
| Legal and professional | 4,512,122 | 2,896,398 | 1,615,724 | 55.8% |
| Utilities and telephone | 625,058 | 626,312 | (1,254) | -0.2% |
| Building and equipment maintenance | 356,787 | 298,408 | 58,379 | 19.6% |
| Insurance | 73,030 | 60,584 | 12,446 | 20.5% |
| Other services | 2,217,763 | 1,830,322 | 387,441 | 21.2% |
| Capital Outlay | 238,937 | 263,941 | (25,004) | -9.5% |
| Total Expenditures | <u>\$ 23,950,777</u> | <u>\$ 18,362,673</u> | <u>\$ 5,588,104</u> | <u>30.4%</u> |



Expenditures for the 850 EAL Holding Corp. totaled \$6,666,070 for the year ended December 31, 2022. These expenditures were related to the principal and interest payments on the District's note payable for the office building purchase and renovations. The District made a large payment using the funds from the sale of 8314 Cross Park Drive and 2304 Forbes Lane.

| 850 EAL Holding Corp. Expenditures by Category | | | | |
|---|---------------------|---------------------|---------------------|-----------------|
| Table A-8 | | | | |
| | 2022 | 2021 | | |
| | Expenditures | Expenditures | \$ Change | % Change |
| Capital outlay | \$ - | \$ - | \$ - | 0.0% |
| Debt service- principal | 6,113,552 | 343,770 | 5,769,782 | 1678.4% |
| Debt service- interest | 380,172 | 405,068 | (24,896) | -6.1% |
| Other services | 172,346 | - | 172,346 | 100.0% |
| Total Expenditures | \$ 6,666,070 | \$ 748,838 | \$ 5,917,232 | 790.2% |

General Fund Budgetary Highlights:

Table A-9 below summarizes the change from the original budget to the final budget, as well as the variance between the final budget and the actual amounts for fiscal year 2022.

| General Fund Budgetary Comparison | | | | | |
|--|-------------------------|----------------------------|----------------------|-----------------------|---|
| Table A-9 | | | | | |
| | 2022 | | | Actual Amounts | Variance With Final Budget Positive (Negative) |
| | Budgeted Amounts | | Final | | |
| | Original | Increase (Decrease) | | | |
| Appraisal services | | | | | |
| Payroll and related expenses | \$ 15,281,861 | | 15,281,861 | \$ 14,987,936 | \$ 293,925 |
| Data processing | 515,735 | | 515,735 | 582,739 | (67,004) |
| Transportation | 10,750 | | 10,750 | 19,479 | (8,729) |
| Operating supplies | 1,010,235 | | 1,010,235 | 203,946 | 806,289 |
| Rentals | 169,370 | | 169,370 | 132,980 | 36,390 |
| Legal and professional | 2,333,869 | 1,500,000 | 3,833,869 | 4,512,122 | (678,253) |
| Utilities and telephone | 624,147 | | 624,147 | 625,058 | (911) |
| Building and equipment maintenance | 405,984 | | 405,984 | 356,787 | 49,197 |
| Insurance | 77,000 | | 77,000 | 73,030 | 3,970 |
| Other services | 1,342,598 | | 1,342,598 | 2,217,763 | (875,165) |
| Capital outlay | 265,723 | 24,406 | 290,129 | 238,937 | 51,192 |
| Debt service- principal | - | | - | - | - |
| Debt service- interest | - | | - | - | - |
| Total Expenditures | \$ 22,037,272 | \$ 1,524,406 | \$ 23,561,678 | \$ 23,950,777 | \$ (389,099) |



The District's Board of Directors approved the use of committed fund balances (reserve for litigation and reserve for computer equipment) during 2022. The Board of Directors approved the use of \$1,500,000 from the reserve for litigation and \$24,406 from the reserve for computer equipment. The transfers did not increase the amount due from any of the taxing jurisdictions; it simply redistributed the budgeted funds.

Table A-10 below summarizes the change from the original budget to final budget (if any), as well as the variance between the final budget and actual amounts for fiscal year 2022 for the 850 EAL Holding Corp., a blended component unit of the District.

850 EAL Holding Corp. Budgetary Comparison

Table A-10

| | 2022 | | | Actual Amounts | Variance With Final Budget Positive (Negative) |
|---------------------------|-------------------|------------------------|-------------------|---------------------|--|
| | Budgeted Amounts | | Final | | |
| | Original | Increase (Decrease) | | | |
| Other Services | \$ - | \$ - | \$ - | \$ 172,346 | \$ (172,346) |
| Debt service- principal | 358,859 | - | 358,859 | 6,113,552 | (5,754,693) |
| Debt service- interest | 389,979 | - | 389,979 | 380,172 | 9,807 |
| Total Expenditures | \$ 748,838 | \$ - | \$ 748,838 | \$ 6,666,070 | \$ (5,917,232) |

Next Year's Budget

The fiscal year 2023 General Fund adopted budget totals \$22,786,110, a 12.8% increase over the fiscal year 2021 adopted budget.

| | FY 2023 Adopted Budget | FY 2022 Adopted Budget | \$ Change | % Change |
|--------------|---------------------------|---------------------------|--------------|----------|
| General Fund | \$ 25,683,866 | \$ 22,786,110 | \$ 2,897,756 | 12.72% |

The revenue budget for fiscal year 2022 is \$25,683,866. Since the District uses a balanced budget policy, budgeted assessments to the taxing units must equal budgeted expenditures. Budgeted assessments to the taxing units and budgeted expenditures both total \$25,683,866.

Table A-11 and the corresponding chart show the total budgeted revenues by source for the fiscal year 2023 budget and the previous five years' budget history.

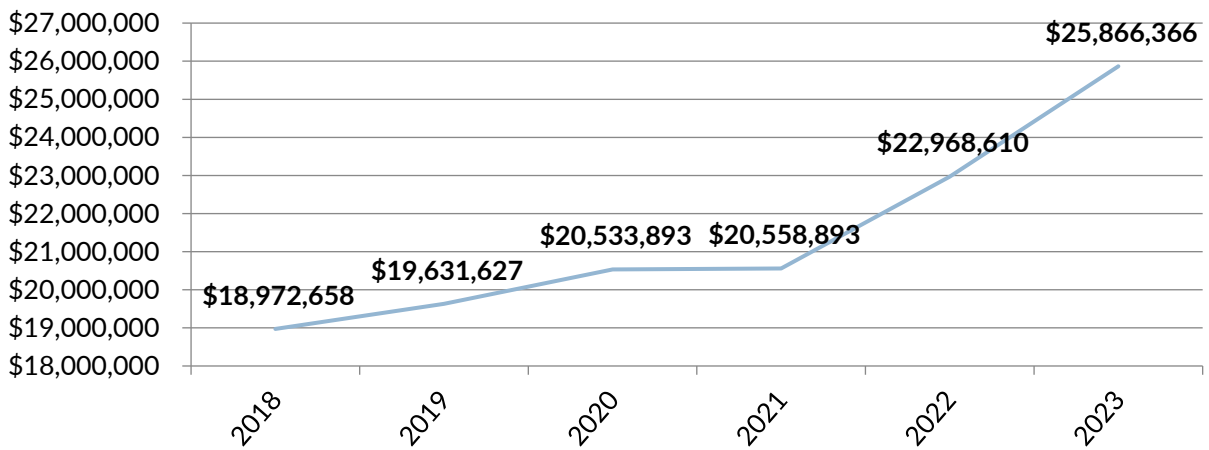


Revenue Budget History 2018-2023

Table A-11

| | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 |
|--|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| Budgeted revenues: | | | | | | |
| Appraisal assessments | \$18,827,658 | \$19,486,627 | \$20,193,893 | \$20,193,893 | \$22,786,110 | \$25,683,866 |
| Other miscellaneous revenue | 145,000 | 145,000 | 340,000 | 365,000 | 182,500 | 182,500 |
| Total budgeted revenues | \$18,972,658 | \$19,631,627 | \$20,533,893 | \$20,558,893 | \$22,968,610 | \$25,866,366 |
| Percentage increase over previous year | 4.17% | 3.47% | 4.60% | 0.12% | 11.72% | 12.62% |

Budgeted Revenues



While the District operates as a special purpose government, with only one governmental function, expenditures are broken down by natural expenditure category. The District has 17 different expenditure categories that it budgets for annually. A comparison of the 2022 and 2023 budget by natural expenditure category is provided on the following page.

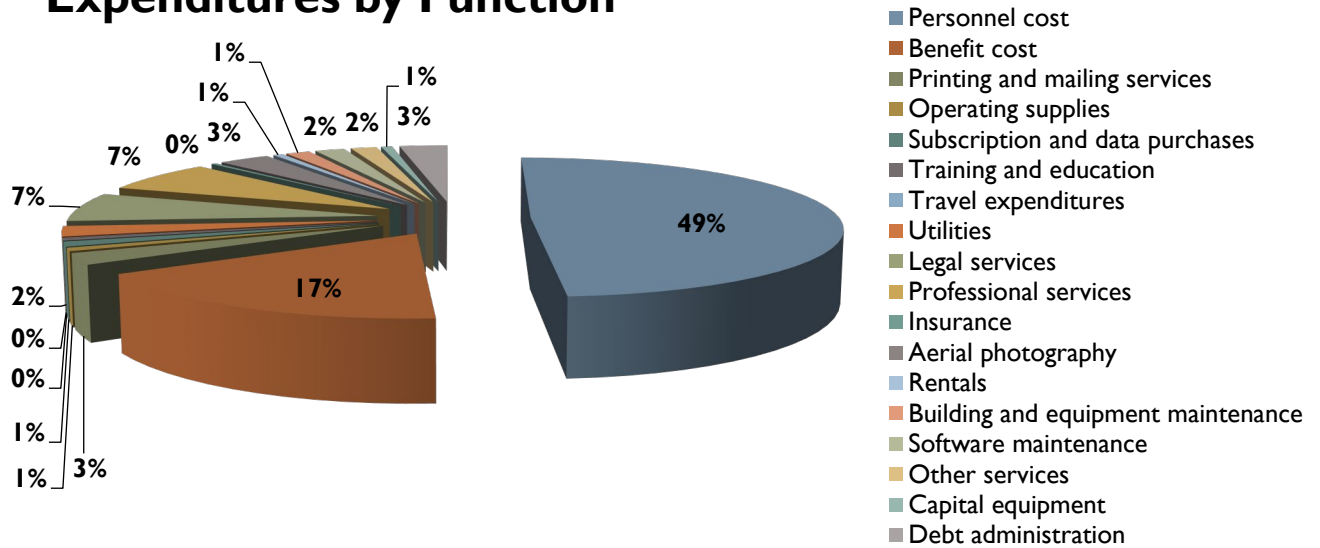


Expenditures by Category

Table A-12

| | 2023 Budget | 2022 Budget | \$ Change | % Change |
|------------------------------------|----------------------|----------------------|---------------------|---------------|
| Expenditures by Category: | | | | |
| Personnel cost | \$ 12,561,356 | \$ 11,138,355 | \$ 1,423,001 | 12.78% |
| Benefit cost | 4,493,676 | 4,143,506 | 350,170 | 8.45% |
| Printing and mailing services | 665,819 | 850,950 | (185,131) | -21.76% |
| Operating supplies | 195,500 | 159,285 | 36,215 | 22.74% |
| Subscription and data purchases | 286,560 | 415,426 | (128,866) | -31.02% |
| Training and education | 120,790 | 111,115 | 9,675 | 8.71% |
| Travel expenditures | 16,950 | 10,750 | 6,200 | 57.67% |
| Utilities | 607,797 | 624,147 | (16,350) | -2.62% |
| Legal services | 1,715,000 | 983,500 | 731,500 | 74.38% |
| Professional services | 1,821,189 | 1,350,369 | 470,820 | 34.87% |
| Insurance | 74,000 | 77,000 | (3,000) | -3.90% |
| Aerial photography | 802,297 | 442,297 | 360,000 | 81.39% |
| Rentals | 150,870 | 169,370 | (18,500) | -10.92% |
| Building and equipment maintenance | 379,418 | 405,984 | (26,566) | -6.54% |
| Software maintenance | 462,100 | 515,735 | (53,635) | -10.40% |
| Other services | 407,775 | 373,760 | 34,015 | 9.10% |
| Capital equipment | 173,931 | 265,723 | (91,792) | -34.54% |
| Debt administration | 748,838 | 748,838 | - | -0.05% |
| Total Expenditures | \$ 25,683,866 | \$ 22,786,110 | \$ 2,897,756 | 12.72% |

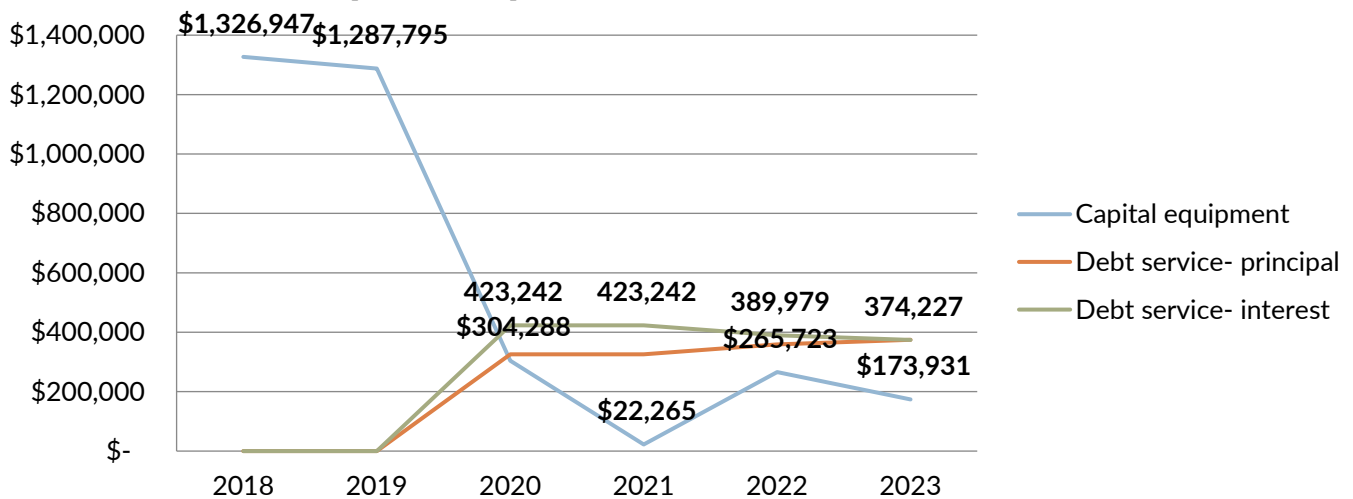
Expenditures by Function



The table and graph below outline the capital expenditures and debt function for the fiscal year 2023 and the previous five fiscal years' budget histories.

| Capital Expenditures FY 2018-2023 | | | | | | |
|--|---------------------|---------------------|---------------------|-------------------|---------------------|-------------------|
| Table A-13 | | | | | | |
| | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 |
| Capital Expenditures: | | | | | | |
| Capital equipment | \$ 1,326,947 | \$ 1,287,795 | \$ 304,288 | \$ 22,265 | \$ 265,723 | \$ 173,931 |
| Debt service- principal | - | - | 325,952 | 325,952 | 358,859 | 374,611 |
| Debt service- interest | - | - | 423,242 | 423,242 | 389,979 | 374,227 |
| Total capital expenditures | \$ 1,326,947 | \$ 1,287,795 | \$ 1,053,482 | \$ 771,459 | \$ 1,014,561 | \$ 922,769 |

Capital Expenditures FY 2018-2023



REQUESTS FOR INFORMATION

This financial report is designed to provide the citizens of Travis County, the participating taxing units, and other interested parties with a general overview of the District's finances and to show the District's accountability for the money it receives. If you have any questions about this report, or need additional financial information, please direct your requests to:

Travis Central Appraisal District
 Attn: Finance Department
 P.O. Box 149012
 Austin, Texas 78714-9012
 Ph: (512) 834-9317
 Email: Lmann@tcadcentral.org



GOVERNMENT-WIDE FINANCIAL STATEMENTS



TRAVIS CENTRAL APPRAISAL DISTRICT
Statement Of Net Position
December 31, 2022

| | <u>Governmental Activities</u> |
|--|------------------------------------|
| ASSETS | |
| Current assets: | |
| Cash and cash equivalents | \$ 1,721,292 |
| Short-term investments | 4,855,997 |
| Receivables | 363,831 |
| Prepaid expenses and other assets | 611,153 |
| Noncurrent assets: | |
| Net pension asset | 8,589,538 |
| Capital assets | |
| Depreciable capital assets, net | 16,356,262 |
| Right-of-use leased assets, net | 464,141 |
| TOTAL ASSETS | <u>32,962,214</u> |
| DEFERRED OUTFLOWS OF RESOURCES | |
| Deferred outflows of resoucrs | 4,147,644 |
| TOTAL DEFERRED OUTFLOWS OF RESOURCES | <u>4,147,644</u> |
| LIABILITIES | |
| Current liabilities: | |
| Accounts payable and accrued expenses | 2,054,255 |
| Unearned revenue | 1,808,471 |
| Accrued interest payable | 11,114 |
| Notes payable due within one year | 627,211 |
| Lease liability, due within one year | 90,834 |
| Employees' compensable leave , due within one year | 1,067,533 |
| Noncurrent liabilities: | |
| Notes payable | 2,421,978 |
| Net other postemployment benefit liability | 6,579,080 |
| Lease liability | 385,998 |
| Employees' compensable leave | 463,310 |
| TOTAL LIABILITIES | <u>15,509,784</u> |
| DEFERRED INFLOWS OF RESOURCES | |
| Deferred inflows of resoucrs | 9,297,101 |
| TOTAL DEFERRED INFLOWS OF RESOURCES | <u>9,297,101</u> |
| NET POSITION | |
| Investment in capital assets | 13,294,382 |
| Restricted for pension | 5,172,716 |
| Unrestricted | (6,164,125) |
| TOTAL NET POSITION | <u>\$ 12,302,973</u> |



TRAVIS CENTRAL APPRAISAL DISTRICT
Statement of Activities
For the year ended December 31, 2022

| Functions/Programs | Expenses | Program Revenues | Net (Expense) Revenue and Change in Net Position |
|--------------------------------------|----------------------|----------------------|--|
| | | Charges for Services | Primary Governmental Activities |
| Primary Government | | | |
| Governmental Activities | | | |
| Appraisal services: | | | |
| Payroll and related expenses | \$ 12,132,981 | \$ - | \$ (12,132,981) |
| Data processing | 582,739 | 9,162 | (573,577) |
| Transportation | 19,479 | - | (19,479) |
| Operating supplies | 203,946 | - | (203,946) |
| Rentals | 132,980 | - | (132,980) |
| Legal and professional | 4,512,122 | - | (4,512,122) |
| Utilities and telephone | 625,058 | - | (625,058) |
| Building and equipment maintenance | 356,787 | - | (356,787) |
| Insurance | 73,030 | - | (73,030) |
| Other services | 2,305,289 | - | (2,305,289) |
| Interest expense | 358,310 | - | (358,310) |
| Depreciation expense | 1,287,167 | - | (1,287,167) |
| Amortization Expense | 97,511 | - | (97,511) |
| Total Governmental Activities | 22,687,399 | 9,162 | (22,678,237) |
| Total Primary Government | \$ 22,687,399 | \$ 9,162 | \$ (22,678,237) |
| General Revenues: | | | |
| Assessments | | | 22,786,110 |
| Refund of appraisal assessments | | | (1,082,402) |
| Investment income | | | 165,944 |
| Miscellaneous revenue | | | 83,112 |
| Gain on sale of capital asset | | | 4,058,669 |
| Total General Revenues | | | 26,011,433 |
| Change in Net Position | | | 3,333,196 |
| Beginning Net Position | | | 8,969,777 |
| Ending Net Position | | | \$ 12,302,973 |



FUND FINANCIAL STATEMENTS



TRAVIS CENTRAL APPRAISAL DISTRICT
 Governmental Funds Balance Sheet
 December 31, 2022

| | <u>General Fund</u> | <u>Special Revenue Fund</u> | <u>Total Governmental Funds</u> |
|---|---------------------------|-------------------------------------|---|
| ASSETS | | | |
| Cash and cash equivalents | \$1,721,292 | \$ - | \$1,721,292 |
| Short-term investments | 4,855,997 | - | 4,855,997 |
| Receivables | 363,831 | - | 363,831 |
| Prepaid items | <u>611,153</u> | <u>-</u> | <u>611,153</u> |
| TOTAL ASSETS | <u><u>\$7,552,273</u></u> | <u><u>\$ -</u></u> | <u><u>\$7,552,273</u></u> |
| LIABILITIES | | | |
| Accounts payable and accrued expenditures | 2,054,255 | - | 2,054,255 |
| Unearned revenue | <u>1,808,471</u> | <u>-</u> | <u>1,808,471</u> |
| TOTAL LIABILITIES | 3,862,726 | - | 3,862,726 |
| FUND BALANCES | | | |
| Fund balance, committed | 1,700,700 | - | 1,700,700 |
| Fund balance, nonspendable | 611,153 | - | 611,153 |
| Fund balance, unassigned | <u>1,377,694</u> | <u>-</u> | <u>1,377,694</u> |
| TOTAL FUND BALANCES | <u><u>3,689,547</u></u> | <u><u>-</u></u> | <u><u>3,689,547</u></u> |
| TOTAL LIABILITIES AND FUND BALANCE | <u><u>\$7,552,273</u></u> | <u><u>\$ -</u></u> | <u><u>\$7,552,273</u></u> |



TRAVIS CENTRAL APPRAISAL DISTRICT
Reconciliation of the Governmental Fund Balance Sheet to the Statement of Net Position
December 31, 2022

| | December 31, 2022 |
|--|------------------------------|
| Total fund balance- governmental fund | \$ 3,689,547 |
| Amounts reported for governmental activities in the Statement of Net Position are different because: | |
| Long-term assets are not current financial resources and are not reported in the fund financial statements. | |
| Net pension asset | 8,589,538 |
| Capital assets used in governmental activities are not current financial resources and therefore, are not reported in the governmental fund balance sheet. | |
| Governmental capital assets | 21,652,244 |
| Right-of-use lease assets | 561,652 |
| Less: Accumulated depreciation | (5,295,982) |
| Less: Accumulated amortization | (97,511) |
| | 16,820,403 |
| Deferred outflows of resources for pension and OPEB related items were reported in the Statement of Net Position. | 4,147,644 |
| Long-term liabilities are not payable in the current period and are not reported in the fund financial statements: | |
| Compensated absences | (1,530,843) |
| Interest payable | (11,114) |
| Notes payable | (3,049,189) |
| Lease liability | (476,832) |
| Other postemployment benefit liability | (6,579,080) |
| | (11,647,059) |
| Deferred inflows of resources for pension and OPEB related items were reported in the Statement of Net Position. | (9,297,101) |
| Net position of governmental activities | \$ 12,302,973 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Statement of Revenues, Expenditures and Changes in Fund Balance
For the year ended December 31, 2022

| | <u>General Fund</u> | <u>Special Revenue Fund</u> | <u>Total Governmental Funds</u> |
|--|-------------------------|-------------------------------------|---|
| REVENUES | | | |
| Appraisal assessments | \$22,786,110 | \$ - | \$ 22,786,110 |
| Refund of appraisal assessments | (1,082,402) | - | (1,082,402) |
| Net appraisal assessments | 21,703,708 | - | 21,703,708 |
| Investment earnings | 165,944 | - | 165,944 |
| Charges for services | 9,162 | - | 9,162 |
| Miscellaneous revenue | 83,112 | - | 83,112 |
| TOTAL REVENUE | 21,961,926 | - | 21,961,926 |
| EXPENDITURES | | | |
| Appraisal services | | | |
| Payroll and related expenditures | 14,987,936 | - | 14,987,936 |
| Data processing | 582,739 | - | 582,739 |
| Transportation | 19,479 | - | 19,479 |
| Operating supplies | 203,946 | - | 203,946 |
| Rentals | 132,980 | - | 132,980 |
| Legal and professional | 4,512,122 | - | 4,512,122 |
| Utilities and telephone | 625,058 | - | 625,058 |
| Building and equipment maintenance | 356,787 | - | 356,787 |
| Insurance | 73,030 | - | 73,030 |
| Other services | 2,217,763 | 172,346 | 2,390,109 |
| Capital outlay | 238,937 | - | 238,937 |
| Debt Service- Principal | - | 6,113,552 | 6,113,552 |
| Debt Service- Interest | - | 380,172 | 380,172 |
| TOTAL EXPENDITURES | 23,950,777 | 6,666,070 | 30,616,847 |
| EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES | (1,988,851) | (6,666,070) | (8,654,921) |
| OTHER FINANCING SOURCES (USES): | | | |
| Sales of real property | 6,200,951 | - | 6,200,951 |
| Transfers in | - | 6,666,070 | 6,666,070 |
| Transfers out | (6,666,070) | - | (6,666,070) |
| TOTAL OTHER FINANCING SOURCES (USES) | (465,119) | 6,666,070 | 6,200,951 |
| NET CHANGE IN FUND BALANCE | (2,453,970) | - | (2,453,970) |
| FUND BALANCE, beginning of year | 6,143,517 | - | 6,143,517 |
| FUND BALANCE, end of year | \$ 3,689,547 | \$ - | \$ 3,689,547 |



TRAVIS CENTRAL APPRAISAL DISTRICT

Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balance of the Governmental Funds to the Statement of Activities

For the year ended December 31, 2022

| | <u>December 31,</u> <u>2022</u> |
|---|------------------------------------|
| Net change in fund balance- governmental fund | \$ (2,453,970) |
| Amounts reported for governmental activities in the statement of activities are different because: | |
| Current year capital outlays are expenditures in the fund financial statements but are shown as increases in capital assets in the government-wide financial statements. Total additions for the current year which were removed from fund balance totaled \$238,937. | 238,937 |
| Current year capital asset disposals are reported as miscellaneous revenue in the fund financial statements but are shown as a decrease in capital assets in the government-wide financial statements. Total disposals for the current year which were added to fund balance totaled \$2,142,282. | (2,142,284) |
| Depreciation and amortization expense on capital assets is reported in the statement of activities but does not require the use of current financial resources. Therefore, depreciation and amortization expense are not reported as expenditures in the governmental fund. | |
| Depreciation expense | (1,287,167) |
| Amortization expense | <u>(97,511)</u> |
| | (1,384,678) |
| Current year changes in accrued interest payable do not require the use of current financial resources; therefore, are not reported as expenditures in governmental funds. | 21,864 |
| Some increases and inflows in the statement of activities do not require the use of current financial resources, and therefore, are not reported as increases or inflows in the governmental funds. | |
| Pensions | 3,378,102 |
| Other postemployment benefits | <u>(227,951)</u> |
| | 3,150,151 |
| The repayment of the principal of long-term debt consumes the current financial resources of governmental funds and does not have an effect on net position. | 6,113,552 |
| The repayment of capital leases payable is an expenditure in the governmental fund, but the repayment reduces long-term liabilities in the statement of net position and is not an expense on the statement of activities. | 84,820 |
| Current year changes in long-term liabilities for employees' compensable leave do not require the use of current financial resources and, therefore, are not reported as expenditures in the governmental fund. | (295,196) |
| Change in net position of governmental activities | <u><u>\$ 3,333,196</u></u> |



NOTES TO THE BASIC FINANCIAL STATEMENTS



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Note 1. Summary of Significant Accounting Policies

General

Travis Central Appraisal District (the District) was created by the 66th Texas State Legislature in 1979 under the provisions of Senate Bill 621 known as the Property Tax Code. The District is responsible for the appraisal of property subject to ad valorem taxation in Travis County, Texas. The District was formed in 1981 and began operations in 1982. The District is governed by a board of nine directors serving two year terms, plus a tenth statutorily designated non-voting member who is the county tax assessor-collector. Travis County appoints two board members, Austin ISD appoints two board members, City of Austin appoints two board members, and Austin ISD and City of Austin appoint one board member together. The remaining two board members are appointed by a vote of the eastern and western taxing entities within Travis County.

The Texas Property Tax Code, Section 6.063(a) requires an annual audit by an independent certified public accountant. These financial statements have been prepared in accordance with generally accepted accounting principles (GAAP) for local governments as prescribed by the Governmental Accounting Standards Board (GASB).

Reporting Entity

For financial reporting purposes, management has considered all potential component units. Component units are defined as "...legally separate organizations for which the elected officials of the primary government are financially accountable. In addition, component units can be other organizations for which the nature and significance of their relationship with a primary government are such that exclusion would cause the reporting entity's financial statements to be misleading." Because of the closeness of the relationship to the primary government, some component units should be blended, as though they are part of the primary government. The decision to include a potential component unit in the reporting entity was made by applying the criteria set forth in U.S. Generally Accepted Accounting Principles. The criteria used are as follows:

Financial Accountability

The primary government is deemed to be financially accountable if it appoints a voting majority of the organization's governing body and (1) it is able to impose its will on that organization or (2) there is a potential for the organization to provide specific financial benefits to, or impose significant financial burdens on, the primary government. Additionally, the primary government may be financially accountable if an organization is fiscally dependent on the primary government regardless of whether the organization has a separately elected governing board, a governing board appointed by a higher level of government or a jointly appointed board. The 850 EAL Holding Corporation was determined to be reported as a blended component unit of the District based upon the criteria above. The District has no discretely presented component units.



Note 1. Summary Of Significant Accounting Policies- Continued

Basis of Presentation

In accordance with required reporting standards, the District reports its financial activities as a special-purpose government. Special-purpose governments are governmental entities which engage in a single governmental program or function.

The government-wide financial statements report information on all the activities of the District. Governmental activities generally are financed through charges for services and intergovernmental revenues. The statement of activities reflects the revenues and expenses of the District. The fund financial statements provide information about the District's governmental fund. The emphasis of fund financial statements is directed to specific activities of the District.

The District reports the *general fund* as a major governmental fund. It is the District's primary operating fund. This fund is used to account for the acquisition and use of the District's expendable financial resources and the related liabilities. The measurement focus is based on the determination of changes in financial position rather than upon net income determination. 850 EAL Holding Corp., a special revenue fund, is also presented as a major governmental fund.

Blended Component Unit

850 EAL Holding Corp., a non-profit corporation, was created in May of 2019. The primary purpose of this non-profit holding corporation is to help facilitate the purchase and renovation of the District's new office building, located at 850 E. Anderson Lane. The District's Board of Directors maintains its ability to impose its will on the organization. The 850 EAL Holding Corp. Board of Directors consist of the Chairman, Vice Chairman and Secretary of the District's Board of Directors. A copy of the separately issued financial statements for the 850 EAL Holding Corp. can be obtained by request at the District's offices.

Measurement Focus/Basis of Accounting

Measurement focus refers to what is being measured; basis of accounting refers to when revenues and expenditures are recognized in the accounts and reported in the financial statements. Basis of accounting relates to the timing of the measurement made, regardless of the measurement focus applied. The government-wide statements are reported using the economic resources measurement focus and the accrual basis of accounting. The economic resources measurement focus means all assets and liabilities (whether current or non-current) are included on the statement of net position and the operating statements present increases (revenues) and decreases (expenses) in total net position. Under the accrual basis of accounting, revenues are recognized when earned. Expenses are recognized at the time the liability is incurred.



Note 1. Summary Of Significant Accounting Policies- Continued

Measurement Focus/Basis of Accounting (Cont.)

The Statement of Net Position reports all current and non-current assets (including capital assets), deferred outflows, current and non-current liabilities, and deferred inflows. The Statement of Activities reports program revenues and expenses by function. Program revenues include charges for services. General revenues include items such as appraisal revenue that is not restricted to a specific program.

Governmental fund financial statements are reported using the current financial resources measurement focus and are accounted for using the modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recognized when susceptible to accrual; i.e., when they become both measurable and available. "Measurable" means the amount of the transaction can be determined and "available" means collectible within the current period or soon enough thereafter (sixty days) to be used to pay liabilities of the current period.

Expenditures are recorded when the related fund liability is incurred. However, debt service expenditures, as well as expenditures related to long-term liabilities are recorded only when payment is due. Assessments and sales of public information materials are recognized under the susceptible to accrual concept. Interest income is recorded as earned, since it is measurable and available.

Budgetary Control

Annual budgets are legally adopted for the District's General Fund. The Texas Property Tax Code, Section 6.06 requires that the Chief Appraiser present a proposed budget no later than June 15th of the preceding year to the District's Board of Directors and each taxing unit participating in the District. The final budget shall be adopted no later than September 15th of the preceding year.

Beginning in March, the budget goals and guidelines are established by the Chief Appraiser and the Board of Directors. Each department is requested to submit budgets based on goals established for the budget year. The budget includes proposed expenditures and the means of financing them. Public hearings are held for citizen comments. The Board of Directors approves the final budget through passage of a resolution and establishes the annual assessment due from taxing jurisdictions.

The District prepares its fund budget on a GAAP basis. The Chief Appraiser is authorized to transfer amounts between departments within the General Fund; however, revisions that alter total General Fund expenditures must be approved by the Board of Directors and the taxing jurisdictions. The Board of Directors must notify the presiding officer of each taxing unit not later than 30 days before the Board of Directors approves or disapproves the amendment. Unexpended appropriations lapse at year-end.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements

Investments

Investments of the District are stated at fair value, with the exception of investments in local government investment pools. The carrying value of investments in local government investment pools is determined by the valuation policy of the local government investment pool. The District is authorized to invest in certificates of deposit at the District's depository bank, obligations of the United States of America, no-load money market mutual funds with an average stated maturity of 90 days or less, investment pools and certain other investments which meet the conditions of the State of Texas Public Funds Investment Act.

Prepaid Items

Prepaid balances are for payments made by the District in the current year to provide services in the subsequent fiscal year. The District uses the consumption method with regards to the treatment of prepaid items. When using the consumption method, the District recognizes the prepayment as an expenditure proportionately over the periods that service is provided.

Capital Assets

Capital assets, which include land, building and improvements, and furniture and equipment, are reported in the government-wide financial statements. All capital assets are valued at historical cost or estimated historical cost if actual historical cost is not available. Donated assets are valued at their acquisition value on the date donated. Repairs and maintenance are recorded as expenses as incurred. Improvements that extend the useful life of a capital asset or increase their value are capitalized in the government-wide statement of net position and expended in the governmental fund.

Capitalized assets have a useful life of more than one year and original cost of \$1,000 or more. Depreciation has been calculated on each class of depreciable property using the straight-line method. Estimated useful lives are as follows:

| | Capitalization Policy | Depreciation Method | Estimated Useful Life |
|---------------------------|--------------------------|------------------------|--------------------------|
| Building and improvements | \$1,000 | Straight-line | 3-50 years |
| Furniture and equipment | \$1,000 | Straight-line | 3-15 years |

The District considers land to be inexhaustible; therefore, these assets are reported as nondepreciable.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

Right-to-Use Leased Assets

Right-to-use leased assets are recognized at the lease commencement date and represent the District's right-to-use an underlying asset for the lease term. Right-to-use leased assets are measured at the initial value of the lease liability plus any payments made to the lessor before commencement of the lease term, less any lease incentives received from the lessor at or before the commencement of the lease term, plus any initial direct costs necessary to place the lease asset into service. Right-to-use leased assets are amortized over the shorter of the lease term or useful life of the underlying asset using the straight-line method. The amortization period for the District's right-to-use leased asset is six years.

Deferred Outflows (Inflows)of Resources

Deferred outflows of resources represent a consumption of net assets that applies to future periods and is not recognized as an outflow of resources (expense/expenditure) until then. Deferred outflows have a positive effect on net position, similar to assets. This year the District recorded pension contributions after the measurement date and changes in plan assumptions as deferred outflows of resources.

Deferred inflows of resources represent an acquisition of net assets that applies to future periods and is not recognized as an inflow of resources (revenue) until that time. Deferred inflows have a negative effect on net position, similar to liabilities. This year the District records the difference between actual and projected experience, changes in plan assumptions, and difference between projected and actual earnings on pension plan investments as a deferred inflow of resources.

Lease Liability

Lease liabilities represent the District's obligation to make lease payments arising from the lease. Lease liabilities are recognized at the lease commencement date based on the present value of future lease payments expected to be made during the lease term. The present value of lease payments are discounted based on a borrowing rate estimated by the District. The borrowing rate of 5% was used in the lease liability calculation.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

Compensated Absences

All full-time regular employees accrue vacation and sick leave at a minimum of 8 hours per month. The accrual schedule is outlined below.

| <u>Employment Service</u> | <u>Accrual per Month</u> | |
|--------------------------------|--------------------------|-------------|
| | <u>Vacation</u> | <u>Sick</u> |
| Less than 5 years | 8 hours | 8 hours |
| 5 years but less than 10 years | 9 hours | 8 hours |
| 10 years but less than 15 | 10 hours | 8 hours |
| 15 years but less than 20 | 11 hours | 8 hours |
| 20 years or more | 12 hours | 8 hours |

All full-time regular employees are granted vacation and sick leave benefits in varying amounts. In the event of termination, an employee is entitled to receive accumulated vacation pay and vested accumulated sick pay in a lump sum cash payment. Accumulated vacation pay and vested sick pay for all full-time employees are recorded in the government-wide statement of net position. Accumulated vacation leave payouts are paid at 100% for employees who separate in good standing, after six months of employment. Accumulated sick leave payouts are calculated at 50% on the first 500 hours and 75% for 501-1,000 hours, and 100% for hours above 1,000. The General Fund has been used in prior years to liquidate long-term liabilities. The District plans to continue this practice.

Pensions

For purposes of measuring the net pension asset (liability), deferred outflows of resources and deferred inflows of resources related to pensions, and pension expense, information about the fiduciary net position of the Texas County and District Retirement System (TCDRS) and additions to/deductions from TCERS's fiduciary net position have been determined on the same basis as they are reported for TCERS. For this purpose, benefit payments are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

Other Postemployment Benefits (OPEB)

The District provides certain health care benefits for its retired employees as more fully described in note 10. On December 31, 2022, the District's total OPEB liability for these retiree benefits was \$6,579,080. The District funds the costs of these benefits on a pay-as-you-go basis.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

Transactions Between Funds

Transactions between funds that would be accounted for as revenues, expenditures or expenses if they involved organizations external to the District are accounted for as revenues and expenditures in the funds involved. In the fund financial statements, transactions that constitute reimbursements of a fund for expenditures initially made from it, which are properly applicable to another fund, are recorded as expenditures in the reimbursing fund and a reduction of the expenditure in the fund that is reimbursed. Interfund activity within the primary government's governmental activities has been eliminated in the government-wide financial statements.

Net Position

Net position represents the difference between the total of assets and deferred outflows of resources and the total of liabilities and deferred inflows of resources. The net investment in capital assets component of net position consists of capital assets, net of accumulated depreciation, and right-of-use leased assets, net of accumulated amortization, reduced by the outstanding balances of any borrowing used for the acquisition, construction or improvement of those assets, and adding back unspent proceeds. Net position is reported as restricted when there are limitations imposed on its use either through the enabling legislation or through external restrictions imposed by creditors, grantors, or laws and/or regulations of other governments. When both restricted and unrestricted resources are available, it is the District's policy to use restricted resources first, then unrestricted resources as needed.

Fund Balance Classification

Fund balance for the governmental fund is reported in classifications which are outlined in GASB Statement No. 54, *Fund Balance Reporting and Governmental Fund Type Definitions* (GASB 54). These classifications demonstrate the extent to which the District is bound by specific purposes for which funds can be spent. The governmental fund classifications are as follows:

Non-spendable- includes amounts that cannot be spent because they are either not in spendable form, or, for legal or contractual reasons, must be kept intact. This classification includes the District's prepaid items.

Restricted- includes fund balance amounts that are constrained for specific purposes which are imposed by providers, such as creditors, or amounts restricted due to constitutional provisions or enabling legislation. This classification includes retirement of long-term debt, construction programs, and other federal and state grants.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

Fund Balance Classification (Cont.)

Committed- includes fund balance amounts that are constrained for specific purposes that are internally imposed by the District through formal action in an open meeting of the highest level of decision making authority. Committed fund balance is reported pursuant to resolution passed by the Board of Directors.

Assigned- includes fund balance amounts that are self-imposed by the District to be used for a particular purpose. Fund balance can be assigned by the Board of Directors or Chief Appraiser pursuant to the District’s fund balance policy.

Unassigned- includes residual positive fund balance within the General Fund which has not been classified within the other above mentioned fund balance categories.

The constraints placed on the fund balances of the General fund are below.

| | <u>General Fund</u> |
|-------------------------------------|----------------------------|
| Nonspendable | |
| Prepaid items | \$ 611,153 |
| Total nonspendable | <u>611,153</u> |
| Committed | |
| Reserve for computer equipment | 89,594 |
| Reserve for network infrastructure | 350,000 |
| Reserve for technology enhancements | 154,192 |
| Reserve for litigation | 956,914 |
| Reserve for market data purchases | <u>150,000</u> |
| Total committed | <u>1,700,700</u> |
| Unassigned | <u>1,377,694</u> |
| Total Fund Balance | <u><u>\$ 3,689,547</u></u> |

When both restricted and unrestricted fund balances are available for use, it is the District’s policy to use restricted fund balance first, then unrestricted fund balance.

Furthermore, committed fund balances are reduced first followed by assigned amounts and then unassigned amounts when expenditures are incurred for purposes for which amounts in any of those fund balance classifications are available.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

Assessments

If the District accumulates unreserved and undesignated excess funds, the Board of Directors shall refund the excess to the taxing entities. In addition, state law requires the District to refund any assessment revenue in excess of expenditures. For the fiscal year ending December 31, 2022, the District refunded excess funds to the taxing entities in the amount of \$1,082,402. The refunded surplus funds were from the District's 2021 fiscal year when budgeted assessments to the taxing entities exceeded expenditures.

Use of Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reports amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

Implementation of GASB Statement No. 87

As of January 1, 2022, the District adopted GASB Statement No. 87, *Leases*. The implementation of this standard establishes a single model for lease accounting based on the foundational principle that leases are financing of the right to use an underlying asset. The standard requires recognition of certain lease assets and liabilities for leases that previously were classified as operating leases and recognized as inflows of resources or outflows of resources based on the payment provisions of the contract. Additional disclosures required by this standard are included in Note 7 and 8.

New Accounting Pronouncements

GASB Statement No. 89: Accounting for Interest Cost Incurred Before the End of a Construction Period- Statement 89 was issued in June 2018. This Statement requires that interest cost incurred before the end of a construction period be recognized as an expense in the period in which the cost is incurred for financial statements prepared using the economic resources measurement focus. As a result, interest cost incurred before the end of a construction period will not be included in the historical cost of a capital asset reported in a business-type activity or enterprise fund. This statement becomes effective for the District in fiscal year 2022. The implementation had no significant effect on the District's financial statements.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

New Accounting Pronouncements- Cont.

GASB Statement No. 91: Conduit Debt Obligations- Statement 91 was issued in May 2019. The primary objectives of this Statement are to provide a single method of reporting conduit debt obligations by issuers and eliminate diversity in practice associated with (1) commitments extended by issuers, (2) arrangements associated with conduit debt obligations, and (3) related note disclosures. This Statement achieves those objectives by clarifying the existing definition of a conduit debt obligation; establishing that a conduit debt obligation is not a liability of the issuer; establishing standards for accounting and financial reporting of additional commitments and voluntary commitments extended by issuers and arrangements associated with conduit debt obligations; and improving required note disclosures. This standard becomes effective for the District in fiscal year 2023. The District has not yet determined the impact of this statement.

GASB Statement No. 92: Omnibus 2020- Statement 92 was issued in January 2020. The objectives of this Statement are to enhance comparability in accounting and financial reporting and to improve the consistency of authoritative literature by addressing practice issues that have been identified during implementation and application of certain GASB Statements. This standard becomes effective for the District in fiscal year 2022. The implementation had no significant effect on the District's financial statements.

GASB Statement No. 93: Replacement of Interbank Offered Rates.- Statement 93 was issued in March 2020. The objective of this Statement is to address those and other accounting and financial reporting implications that result from the replacement of an IBOR. This standard became effective for the District in fiscal year 2021. The implementation had no significant effect on the District's financial statements.

GASB Statement No. 94: Public-Private and Public-Public Partnerships and Availability Payment Arrangements- Statement 94 was issued in March 2020. The primary objective of this Statement is to improve financial reporting by addressing issues related to public-private and public-public partnership arrangements (PPPs). As used in this Statement, a PPP is an arrangement in which a government (the transferor) contracts with an operator (a governmental or nongovernmental entity) to provide public services by conveying control of the right to operate or use a nonfinancial asset, such as infrastructure or other capital asset (the underlying PPP asset), for a period of time in an exchange or exchange-like transaction. This standard becomes effective for the District in fiscal year 2023. The District has not yet determined the impact of this statement.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

New Accounting Pronouncements- Cont.

GASB Statement No. 95: Postponement of Effective Dates of Certain Authoritative Guidance- Statement 95 was issued in May 2020. The primary objective of this Statement is to provide temporary relief to governments and other stakeholders in light of the COVID-19 pandemic. That objective is accomplished by postponing the effective dates of certain provisions in Statements and Implementation Guides that first became effective or are scheduled to become effective for periods beginning after June 15, 2018, and later. This standard became effective for the District in fiscal year 2020. The implementation had no significant effect on the District's financial statements.

GASB Statement No. 96: Subscription-Based Information Technology Arrangements- Statement 96 was issued in May 2020. This Statement provides guidance on the accounting and financial reporting for subscription-based information technology arrangements (SBITAs) for government end users (governments). This Statement (1) defines a SBITA; (2) establishes that a SBITA results in a right-to-use subscription asset— an intangible asset—and a corresponding subscription liability; (3) provides the capitalization criteria for outlays other than subscription payments, including implementation costs of a SBITA; and (4) requires note disclosures regarding a SBITA. To the extent relevant, the standards for SBITAs are based on the standards established in Statement No. 87, Leases, as amended. This standard becomes effective for the District in fiscal year 2023. The District has not yet determined the impact of this statement.

GASB Statement No. 97: Certain Component Unit Criteria, and Accounting and Financial Reporting for Internal Revenue Code Section 457 Deferred Compensation Plans- Statement 97 was issued in June 2020. The primary objectives of this Statement are to (1) increase consistency and comparability related to the reporting of fiduciary component units in circumstances in which a potential component unit does not have a governing board and the primary government performs the duties that a governing board typically would perform; (2) mitigate costs associated with the reporting of certain defined contribution pension plans, defined contribution other postemployment benefit (OPEB) plans, and employee benefit plans other than pension plans or OPEB plans (other employee benefit plans) as fiduciary component units in fiduciary fund financial statements; and (3) enhance the relevance, consistency, and comparability of the accounting and financial reporting for Internal Revenue Code (IRC) Section 457 deferred compensation plans (Section 457 plans) that meet the definition of a pension plan and for benefits provided through those plans. This standard becomes effective for the District in fiscal year 2022. The implementation had no significant effect on the District's financial statements.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

New Accounting Pronouncements- Cont.

GASB Statement No. 98: The Annual Comprehensive Financial Report- Statement 98 was issued in October 2021. This Statement establishes the term “annual comprehensive financial report” and its acronym “ACFR”. That new term and acronym replace instances of “comprehensive annual financial report” and its acronym in generally accepted accounting principles for state and local governments. This Statement was developed in response to concerns raised by stakeholders that the common pronunciation of the acronym for “comprehensive annual financial report” sounds like a profoundly objectionable racial slur. This Statement’s introduction of the new term is founded on a commitment to promoting inclusiveness. This standard becomes effective for fiscal years ending after December 15, 2021. The implementation had no significant effect on the District’s financial statements.

GASB Statement No. 99: Omnibus 2022- Statement 99 was issued in April 2022. The objectives of this Statement are to enhance comparability in accounting and financial reporting and to improve consistency of authoritative literature by addressing (1) practice issues that have been identified during implementation and application of certain GASB Statements and (2) accounting and financial reporting for financial guarantees. The practice issues addressed by this Statement include the classification and reporting of derivative instruments within the scope of Statement No. 53, Accounting and Financial Reporting for Derivative Instruments, that do not meet the definition of either an investment derivative instrument or a hedging derivative instrument.

Clarification of provisions in Statement No. 87, Leases, as amended, related to the determination of the lease term, classification of a lease as a short-term lease, recognition and measurement of a lease liability and a lease asset, and identification of lease incentives- Clarification of provisions in Statement No. 94, Public-Private and Public-Public Partnerships and Availability Payment Arrangements, related to (a) the determination of the public-private and public partnership (PPP) term and (b) recognition and measurement of installment payments and the transfer of the underlying PPP asset. Clarification of provisions in Statement No. 96, Subscription-Based Information Technology Arrangements, related to the subscription-based information technology arrangement (SBITA) term, classification of a SBITA as a short-term SBITA, and recognition and measurement of a subscription liability.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

New Accounting Pronouncements- Cont.

Extension of the period during which the London Interbank Offered Rate (LIBOR) is considered an appropriate benchmark interest rate for the qualitative evaluation of the effectiveness of an interest rate swap that hedges the interest rate risk of taxable debt. Accounting for the distribution of benefits as part of the Supplemental Nutrition Assistance Program (SNAP). Disclosures related to nonmonetary transactions. Pledges of future revenues when resources are not received by the pledging government. Clarification of provisions in Statement No. 34, Basic Financial Statements-and Management's Discussion and Analysis-for State and Local Governments, as amended, related to the focus of the government-wide financial statements. Terminology updates related to certain provisions of Statement No. 63, Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position. Terminology used in Statement 53 to refer to resource flows statements.

The requirements of Statement 99 that are related to extension of the use of LIBOR, accounting for SNAP distributions, disclosures of nonmonetary transactions, pledges of future revenues by pledging governments, clarification of certain provisions in Statement 34, as amended, and terminology updates related to Statement 53 and Statement 63 are effective upon issuance. The requirements related to leases, PPPs, and SBITAs are effective for fiscal years beginning after June 15, 2022, and all reporting periods thereafter. The requirements related to financial guarantees and the classification and reporting of derivative instruments within the scope of Statement 53 are effective for fiscal years beginning after June 15, 2023, and all reporting periods thereafter. The District has not yet determined the impact of this statement.

GASB issued Statement No. 100, Accounting Changes and Error Corrections- Statement 100 was issued in June 2022 and is an amendment of GASB Statement No. 62. The primary objective of this Statement is to enhance accounting and financial reporting requirements for accounting changes and error corrections to provide more understandable, reliable, relevant, consistent, and comparable information for making decisions or assessing accountability. The requirements of this Statement are effective for accounting changes and error corrections made in fiscal years beginning after June 15, 2023, and all reporting periods thereafter. Earlier application is encouraged. The effects of this change on the District's financial statements have not yet been determined.



Note 1. Summary Of Significant Accounting Policies- Continued

Financial Statement Elements (Cont.)

New Accounting Pronouncements- Cont.

GASB issued Statement No. 101, Compensated Absences- Statement 101 was issued in June 2022. The objective of this Statement is to better meet the information needs of financial statement users by updating the recognition and measurement guidance for compensated absences. That objective is achieved by aligning the recognition and measurement guidance under a unified model and by amending certain previously required disclosures. The requirements of this Statement are effective for fiscal years beginning after December 15, 2023, and all reporting periods thereafter. Earlier application is encouraged. The effects of this change on the District's financial statements have not yet been determined.

Note 2. Deposits and Investments

The bank balances of the District's deposits and investments at December 31, 2022, are as follows:

| | General Fund | Special Revenue Fund | Total Governmental Funds |
|-----------------------|---------------------|----------------------------|--------------------------------|
| Cash | \$ 1,721,292 | \$ - | \$ 1,721,292 |
| State Pool (Tex Pool) | <u>4,855,997</u> | <u>-</u> | <u>4,855,997</u> |
| | <u>\$ 6,577,289</u> | <u>\$ -</u> | <u>\$ 6,577,289</u> |

Deposits

The District's funds are required to be deposited and invested under the terms of a depository contract. The District's agent bank approves pledged securities as collateral for bank deposits that exceed amounts covered by the Federal Deposit Insurance Corporation ("FDIC") insurance coverage.

Custodial Credit Risk- Deposits. In the case of deposits, this is the risk that, in the event of the failure of a depository financial institution, a government will not be able to recover its deposits or will not be able to recover collateral securities that are in the possession of an outside party. At December 31, 2022, the District's cash deposits were fully covered by the FDIC insurance or by investments pledged as collateral. Therefore, the District was not exposed to custodial credit risk for its deposits.



Note 2. Deposits and Investments- Continued

Investments

Chapter 2256 of the Texas Government Code (the Public Funds Investment Act) authorizes the District to invest in funds under a written investment policy (the "Investment Policy") that emphasizes safety of principal, liquidity, yield, investment diversification, maturity, and the quality and capability of investment personnel. The Investment Policy defines what constitutes the legal list of investments allowed under the policy, which excludes certain investment instruments allowed under Chapter 2256 of the Texas Government Code.

The District's deposits and investments are invested pursuant to the Investment Policy, which is approved annually by the District's Board of Directors. The Investment Policy includes a list of authorized investments, maximum allowable stated maturity, and the maximum weighted average maturity allowed for pooled funds. The Investment Policy also includes an investment strategy statement. The Investment Officer submits an investment report each quarter to the District's Board of Directors. The report details the investment position of the District and the compliance of the investment portfolio as it relates to the Investment Policy.

The District is authorized to invest in the following investments:

- Obligations, including letters of credit, of the United States or its agencies and instrumentalities;
- Direct obligations of the State of Texas or its agencies and instrumentalities;
- Other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of, this state or the United States or their respective agencies and instrumentalities, including obligations that are fully guaranteed or insured by the Federal Deposit Insurance Corporation (FDIC) or by the explicit full faith and credit of the United States;
- Joint investment pools of political subdivisions in the State of Texas which invest in instruments and follow practices allowed by current law. A pool must be continuously rated no lower than AAA or at an equivalent rating by at least one nationally recognized rating service;
- Certificates of Deposits issued by a depository institution that has its main office or branch office in Texas. Such Certificates of Deposits are:
 - Guaranteed or insured by the FDIC or the National Credit Union Share Insurance Fund or their successors; or
 - Secured by collateral obligations.
 - Or such depository institution contractually agrees to place the funds in federally insured depository institutions in accordance with the conditions prescribed in Section 2256.010(b) of the Local Government Code.
- AAA-rated money market mutual funds, if the mutual fund:
 - Is registered with and regulated by the Securities and Exchange Commission;
 - Includes in its investment objectives the maintenance of a stable net asset value of one dollar for each share.



Note 2. Deposits and Investments- Continued

Investments (Cont.)

- A1/P1 commercial paper not to exceed 180 days to stated maturity;
- FDIC insured, brokered certificate of deposit securities from a bank in any US state, delivered versus payment to the District's safekeeping agent, not to exceed 12 months to maturity. Before purchase, the investment officer must verify the FDIC status of the bank on www.fdic.gov to assure that the bank is FDIC insured.
- FDIC insured or collateralized interest bearing accounts in any bank in Texas;
- Share certificates of credit unions in Texas which are insured by the National Credit Union Share Insurance Fund.

During 2022, the District invested only in the TexPool Government Investment Pools and Wells Fargo investment sweep account.

Custodial Credit Risk- For an investment, this is the risk that, in the event of the failure of the counterparty, the government will not be able to recover the value of its investments or collateral securities that are in possession of an outside party.

Credit Risk. This is the risk that an issuer of an investment will be unable to fulfill its obligations. The rating of securities by nationally recognized rating agencies is designed to give an indication of credit risk. The District's investment policy limits investments in pooled investment funds to those rated not less than "AAA" or an equivalent rating by at least one nationally recognized rating service.

As of December 31, 2022, the District's investment in TexPool was rated "AAAm" by Standard & Poor's, and therefore, meets the requirements of the District's investment policy. As of December 31, 2022, the District's investments in the Wells Fargo Investment Sweep account were all invested in money market mutual funds that are designed specifically for governmental entities and meet all requirements of the Public Funds Investment Act. Accordingly, the District was not exposed to significant credit risk.

TexPool was established as a trust company with the Treasurer of the State of Texas as the trustee, segregated from all other trustees, investments, and activities of the trust company. Under the TexPool Participation Agreement, administrative and investment services to TexPool are provided by Federated Investors, Inc. through an agreement with the State of Texas Comptroller of Public Accounts. The State Comptroller is the sole officer, director, and shareholder of the Texas Treasury Safekeeping Trust Company authorized to operate TexPool. The State comptroller of Public Accounts exercises oversight responsibility over TexPool. Oversight includes the ability to significantly influence operations, designation of management, and accountability for fiscal matters. Additionally, the State Comptroller has established an advisory board composed of both participants in TexPool and other persons who do not have a business relationship with TexPool. The advisory board members review the investment policy and management fee structure. Finally, Standard & Poor's rate TexPool "AAAm".



Note 2. Deposits and Investments- Continued

Investments (Cont.)

As a requirement to maintain the rating, weekly portfolio information must be submitted to Standard & Poor's, as well as to the office of the Comptroller of Public Accounts for review. TexPool is also subject to annual review by an independent auditor consistent with the Public Funds Investment Act.

TexPool has adopted the provisions of GASB Statement No. 79 and meets the requirements of that standard to measure its investments at amortized cost. In order to meet the criteria to be recorded at amortized cost, the investment pool must transact at a stable net asset value per share and maintain certain maturity, quality, liquidity, and diversification requirements within TexPool. Accordingly, the fair value of the position in TexPool is the same as the value of the TexPool shares. TexPool transacts at a net asset value of \$1.00 per share and has weighted average maturities of 60 days or less and weighted average lives of 120 days or less. Investments held are highly rated by nationally recognized statistical rating organization, have no more than five percent of portfolio with one issuer (excluding U.S. government securities), and can meet reasonably foreseeable redemptions. TexPool has a redemption notice period of one day and may redeem daily. TexPool's authority may only impose restrictions on redemptions in the event of a general suspension of trading on major securities markets, general banking moratorium, or national state of emergency that affects TexPool's liquidity.

Note 3. Receivables

Receivables in the General Fund are 1.0% receivables from the taxing jurisdictions, 4.3% receivables from employees for elected benefits, and 94.7% receivables from other sources.

| | Balance | Percentage of Total Receivables |
|-------------------------------|-------------------|---------------------------------------|
| Receivable from jurisdictions | \$ 3,549 | 1.0% |
| Receivable from employees | 15,662 | 4.3% |
| Receivable from other sources | 344,619 | 94.7% |
| | <u>\$ 363,831</u> | <u>100.0%</u> |



Note 4. Interfund Transactions

Although interfund activity within the District is eliminated in the government-wide financial statements, it remains intact in the fund financial statements. Interfund transfers from the General Fund to 850 EAL Holding Corp. were made to fund the payments due on the note payable for the building purchase and renovation.

Interfund transfers for the year ended December 31, 2022, were:

| | <u>Transfers In</u> |
|----------------------|----------------------|
| | 850 EAL |
| <u>Transfers Out</u> | <u>Holding Corp.</u> |
| General Fund | \$ 6,666,070 |
| Total | <u>\$ 6,666,070</u> |



Note 5. Capital Assets

| | (Restated) Balance December 31, 2021 | Additions | Retirements | Balance December 31, 2022 |
|---|---|-----------------------|-----------------------|---------------------------------|
| Capital assets not being depreciated | | | | |
| Land | \$ 1,107,653 | \$ - | \$ (1,107,653) | \$ - |
| Total capital assets not being depreciated | <u>1,107,653</u> | <u>-</u> | <u>(1,107,653)</u> | <u>-</u> |
| Building and improvements | 21,036,747 | 178,858 | (3,492,805) | 17,722,800 |
| Furniture and equipment | 5,999,090 | 60,079 | (2,129,725) | 3,929,444 |
| Total capital assets being depreciated | <u>27,035,837</u> | <u>238,937</u> | <u>(5,622,530)</u> | <u>21,652,244</u> |
| Building and improvements | 3,543,116 | 984,387 | (2,517,447) | 2,010,056 |
| Furniture and equipment | 5,053,598 | 302,780 | (2,070,452) | 3,285,926 |
| Total accumulated depreciation | <u>8,596,714</u> | <u>1,287,167</u> | <u>(4,587,899)</u> | <u>5,295,982</u> |
| Total capital assets being depreciated, net | <u>18,439,123</u> | <u>(1,048,230)</u> | <u>(1,034,631)</u> | <u>16,356,262</u> |
| Right-of-use leased asset being amortized | | | | |
| Right-to-use leased equipment | 561,652 | - | - | 561,652 |
| Total right-to-use assets being amortized | <u>561,652</u> | <u>-</u> | <u>-</u> | <u>561,652</u> |
| Accumulated amortization on right-to-use leased equipment | - | 97,511 | - | 97,511 |
| Total accumulated amortization | <u>-</u> | <u>97,511</u> | <u>-</u> | <u>97,511</u> |
| Net right-to-use leased assets | <u>561,652</u> | <u>(97,511)</u> | <u>-</u> | <u>464,141</u> |
| Governmental activities capital assets, net | <u>\$ 20,108,428</u> | <u>\$ (1,145,741)</u> | <u>\$ (2,142,284)</u> | <u>\$ 16,820,403</u> |



Note 6. Long-Term Assets

The following is a summary of long-term asset transactions of the District for the year ended December 31, 2022:

| | Balance December 31, 2021 | Increase | Decrease | Balance December 31, 2022 | Due Within One Year |
|----------------------------------|---------------------------------|---------------|----------------|---------------------------------|---------------------------|
| Net pension asset (liability) | \$ 1,264,797 | \$ 12,248,761 | \$ (4,924,020) | \$ 8,589,538 | \$ - |
| Total governmental activities | \$ 1,264,797 | \$ 12,248,761 | \$ (4,924,020) | \$ 8,589,538 | \$ - |

Note 7. Long-Term Liabilities

Payments on long-term notes payable for governmental activities will be made from the 850 EAL Holding Corp. and the General Fund. Compensated absences that pertain to governmental activities will be liquidated by the General Fund. Other liabilities that pertain to governmental activities will be liquidated by the General Fund. The following is a summary of long-term debt transactions of the District for the year ended December 31, 2022:

| | Balance December 31, 2021 | Increase | Decrease | Balance December 31, 2022 | Due Within One Year |
|----------------------------------|---------------------------------|------------|----------------|---------------------------------|---------------------------|
| Notes payable | \$ 9,162,741 | - | \$ (6,113,552) | \$ 3,049,189 | \$ 627,211 |
| Lease payable, equipment | 561,652 | | (84,820) | 476,832 | 90,834 |
| Net OPEB liability, | 8,114,948 | - | (1,535,868) | 6,579,080 | - |
| Compensated absences | 1,235,647 | 785,895 | (490,699) | 1,530,843 | 1,067,533 |
| Total governmental activities | \$ 19,074,988 | \$ 785,895 | \$ (8,224,939) | \$ 11,635,944 | \$ 1,785,578 |

Lease Payable

Payment requirements for the District's lease is as follows:

| Year Ending Dec. 31 | Principal | Interest | Total |
|---------------------------|------------|-----------|------------|
| 2023 | \$ 90,834 | \$ 21,623 | \$ 112,457 |
| 2024 | 96,854 | 16,974 | 113,828 |
| 2025 | 103,034 | 11,921 | 114,955 |
| 2026 | 109,490 | 6,604 | 116,094 |
| 2027 | 76,620 | 1,284 | 77,904 |
| Total | \$ 476,832 | \$ 58,406 | \$ 535,238 |



Note 7. Long-Term Liabilities- Continued

Notes Payable

On June 7, 2019, the 850 EAL Holding Corp. entered into a loan agreement with Governmental Capital Corporation for the financing and renovations to the office building located at 850 E. Anderson Lane. The total note payable was for \$10,000,000 at an interest rate of 4.313%. Payments are to be made in quarterly installments in the amount of \$187,209.48 for 20 years. The first payment was made on September 1, 2019. Future payments for this note payable as of December 31, 2022 are as follows:

| Year Ending Dec. 31 | Principal | Interest | Total |
|---------------------------|---------------------|-------------------|---------------------|
| 2023 | \$ 627,211 | \$ 121,627 | \$ 748,838 |
| 2024 | 654,742 | 94,096 | 748,838 |
| 2025 | 683,482 | 65,356 | 748,838 |
| 2026 | 713,483 | 35,355 | 748,838 |
| 2027 | <u>370,271</u> | <u>6,038</u> | <u>376,309</u> |
| Total | <u>\$ 3,049,189</u> | <u>\$ 322,472</u> | <u>\$ 3,371,661</u> |

Note 8. Leases

The District entered an agreement to lease printers for District-wide use beginning September 2021. Under the terms of the lease, the District pays a monthly fee of \$9,250. At December 31, 2022, the District has recognized a right-to-use asset of \$561,652 and a lease liability of \$476,832. During the fiscal year, the District recorded \$97,511 in amortization expense and \$26,006 in interest expense for the right to use the printers. The District used an implicit interest rate of 5.0%. The printing equipment discount rate was based on the borrowing rate obtained in 2019 on the District's note payable plus an nominal increase based on current market conditions. The rate was then adjusted for the specific terms of the lease.



Note 9. Defined Benefit Pension Plan

Plan Description

The District's defined benefit pension plan, through the Texas County and District Retirement System (TCDRS), provides pensions for all full- and part-time non-temporary employees of the District. TCDRS is an agent multiple-employer defined benefit pension plan (agent pension plan). The Board of Trustees of TCDRS is responsible for the administration of the statewide agent multiple-employer public employee retirement system consisting of approximately 818 nontraditional defined benefit pension plans. The TCDRS Act grants the authority to establish and amend the benefit terms to each participating District's governing board within the options available in the TCDRS Act. The plan provisions are adopted by the governing body of the District, within the options available in the Texas state statutes governing TCDRS (TCDRS Act).

TCDRS in the aggregate issues an annual comprehensive financial report on a calendar year basis. The annual report is available upon written request from TCDRS Board of Trustees at Barton Oaks Plaza IV, 901 S. Mopac Expressway, Suite 500, Austin, TX 78746 and on their website at www.tcdrs.org.

Benefits Provided

TCDRS provides retirement, disability, and survivor benefits. TCDRS is a unique, savings-based plan. Members save for their retirement over the length of their careers. At retirement, benefits are based on a member's final savings balance and employer matching. For the District's plan, 7% of each employee's pay is deposited into his or her TCDRS account. By law, employee accounts earn 7% interest on beginning of year balances annually. At retirement, the account is matched at an employer set percentage and is then converted to an annuity. Currently, the District's elected match is 250%. Employees with 10 years of service are eligible to retire at age 60. Any employee may retire when their years of service and age equal 75. This is known as the rule of 75. Employees may retire at any age after 30 years of service. An employee who leaves the District may withdraw his or her contributions, plus any accumulated interest.



Note 9. Defined Benefit Pension Plan- Continued

Employees Covered by Benefit Terms

At December 31, 2021, the following employees were covered by the benefit terms:

| Members: | Dec. 31, 2020 | Dec. 31, 2021 |
|---|------------------|------------------|
| Inactive employees entitled to but not yet receiving benefits | 130 | 138 |
| Number of active employees | 109 | 107 |
| Average monthly salary | \$ 5,198 | \$ 5,478 |
| Average age | 43.77 | 43.37 |
| Average length of service in years | 7.94 | 8.10 |
| | | |
| Inactive employees (or their beneficiaries) receiving benefits: | | |
| Number of benefit recipients | 84 | 90 |
| Average monthly benefit | \$ 2,373 | \$ 2,578 |

Contributions

The District has elected the annually determined contribution rate (ADCR) plan provisions of the TCDRS Act. Under the TCDRS Act, the District has the option of selecting the plan benefits to provide in the future, while at the same time considering the level of the employer contribution rate required to adequately finance the plan. The plan is funded by monthly contributions from both employee members and the employer based on the covered payroll of employee members. The contribution rate of the employer is actuarially determined annually on a calendar year basis using the entry age actuarial cost method. The actuarially determined required contribution rate for fiscal year 2022 was 11.90%. The contribution rate payable by the employee is the rate of 7.0% as adopted by the governing body of the District. The employee contribution rate and the employer contribution rate may be changed by the governing body of the District within the options available in the TCDRS Act.

Actuarial Assumptions

TCDRS engaged Milliman, Inc. to complete the GASB 68 valuation on behalf of their participating employers. Milliman’s actuary valuation provides an estimate of the plan’s financial condition as of a single date.

| | Beginning Date | Ending Date |
|------------------------|-------------------|-------------------|
| Valuation date | December 31, 2020 | December 31, 2021 |
| Measurement date | December 31, 2020 | December 31, 2021 |
| Employer's fiscal year | January 1, 2022 | December 31, 2022 |



Note 9. Defined Benefit Pension Plan- Continued

Actuarial Assumptions (Cont.)

The total pension liability in the December 31, 2021 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Mortality rate assumptions for service retirees were based until 2014 on the RP-2000 Combined Mortality Table with the projection scale AA. Mortality rate assumptions since 2014 are outlined on the following page:

| | |
|--|--|
| Depositing members | 135% of Pub-2010 General Employees amount-Weighted Mortality Table for males and 120% Pub-2010 General Employees Amount-Weighted Mortality Table for females, both projected with 100% of the MP-2021 Ultimate scale after 2010. |
| Service retirees, beneficiaries and non-depositing members | 135% of Pub-2010 General Retirees Amount-Weighted Mortality Table for males and 120% Pub-2010 General Retirees Amount-Weighted Mortality Table for females, both projected with 100% of the MP-2021 Ultimate scale after 2010. |
| Disabled retirees | 160% of Pub-2010 General Disabled Retirees Amount- Weighted Mortality Table for males and 125% Pub-2010 General Disabled Retirees Amount- Weighted Mortality Table for females, both projected with 100% of the MP-2021 Ultimate scale after 2010. |

The annual salary increase rates assumed for individual members vary by length of service and by entry-age group. The annual rates consist of a general wage inflation component of 3.00% (made up of 2.5% inflation and 0.5% productivity increase assumptions) and a merit, promotion and longevity component that on average approximates 1.7% per year for a career employee. The payroll growth assumption is for the aggregate covered payroll of an employer.

| | |
|---|------|
| Growth in membership | 0.0% |
| Payroll growth for funding calculations | 2.0% |

New employees are assumed to replace any terminated employees and have similar entry ages. Members who become disabled are eligible to commence benefit payments regardless of age. Rates of disability are in a custom table based on TCDRS experience.

The probability of disablement from all other causes is applicable for members who are vested but not eligible for service retirement. Before a member is vested, only the work-related disability provisions are applicable.

For current retirees, beneficiary information is supplied by TCDRS. For purposes of calculating the Survivor Benefit for current depositing and non-depositing members, male members are assumed to have a female beneficiary who are three years younger. Female members are assumed to have a male beneficiary who is three years older.

Deferred members are assumed to retire (100% probability) at the later of: (a) age 60 or (b) the earliest retirement eligibility. For all eligible members ages 75 and older, retirement is assumed to occur immediately.



Note 9. Defined Benefit Pension Plan- Continued

Actuarial Assumptions (Cont.)

The rate of assumed future termination from active participation in the plan for reasons other than death, disability or retirement vary by length of service, entry-age group (age at hire) and sex. No termination after eligibility for retirement is assumed.

Members who terminate may either elect to leave their account with TCDRS or withdraw their funds. The probability that a member elects a withdrawal varies by length of service and vesting schedule. For non-depositing members who are not vested, 100% are assumed to elect withdrawal.

Net Pension Liability

The District's net pension liability was measured as of December 31, 2021, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of that date.

| | <u>December 31, 2020</u> | <u>December 31, 2021</u> |
|--|------------------------------|------------------------------|
| Net Pension Liability/ (Asset) | | |
| Total pension liability | \$48,950,225 | \$50,750,785 |
| Fiduciary net position | 50,215,022 | 59,340,323 |
| Net pension liability/(asset) | (1,264,797) | (8,589,538) |
| Fiduciary net position as a % of total pension liability | 102.6% | 116.9% |
| Pensionable covered payroll ⁽¹⁾ | 6,926,874 | 7,440,033 |
| Net pension liability as a % of covered payroll | -18.3% | -115.5% |

Note: Rounding differences may exist above.

⁽¹⁾ Payroll is calculated based on contribution as reported to TCDRS.

Long-term Expected Rate of Return

The long-term expected rate of return on pension plan investments was determined by adding expected inflation to expected long-term real returns and reflecting expected volatility and correlation. The capital market assumptions and information shown below are provided by TCDRS' investment consultant, Cliffwater LLC. The numbers shown are based on January 2022 information for a 10-year time horizon. Note that the valuation assumptions for long-term expected return is re-assessed at a minimum of every four years and is set based on a long-term time horizon. The TCDRS Board of Trustees adopted the current assumption at their March 2021 meeting.



Note 9. Defined Benefit Pension Plan- Continued

Long-term Expected Rate of Return (Cont.)

The assumed long-term investment returns of 7.5% is net after investment and administrative expenses. It is assumed returns will equal the nominal annual rate of 7.5% for calculating the actuarial accrued liability and the normal cost contribution rate for the retirement plan of each participating employer.

| | |
|-----------------------------|------|
| Real rate of return | 5.0% |
| Inflation | 2.5% |
| Long-term investment return | 7.5% |

| Asset Class | Benchmark | Target Allocation ⁽¹⁾ | Geometric Real Rate of Return ⁽²⁾ |
|---|---|----------------------------------|--|
| U.S. Equities | Dow Jones U.S. Total Stock Market Index | 11.50% | 3.80% |
| Global Equities | MSCI World (net) Index | 2.50% | 4.10% |
| International Equities- Developed Markets | MSCI World Ex USA (net) Index | 5.00% | 3.80% |
| International Equities- Emerging Markets | MSCI Emerging Markets (net) Index | 6.00% | 4.30% |
| Investment Grade Bonds | Bloomberg Barclays U.S. Aggregate Bond Index | 3.00% | -0.85% |
| Strategic Credit | FTSE High-Yield Cash Pay Capped Index | 9.00% | 1.77% |
| Direct Lending | S&P/LSTA Leveraged Loan Index | 16.00% | 6.25% |
| Distressed Debt | Cambridge Associates Distressed Securities Index ⁽³⁾ | 4.00% | 4.50% |
| REIT Equities | 67% FTSE NAREIT All Equity REITs Index + 33% S&P Global REIT (net) Index | 2.00% | 3.10% |
| Master Limited Partnerships | Alerian MLP Index | 2.00% | 3.85% |
| Private Real Estate Partnerships | Cambridge Associates Real Estate Index ⁽⁴⁾ | 6.00% | 5.10% |
| Private Equity | Cambridge Associates Global Private Equity & Venture Capital Index ⁽⁵⁾ | 25.00% | 6.80% |
| Hedge Funds | Hedge Fund Research, Inc. (HFRI) Fund of Funds Composite Index | 6.00% | 1.55% |
| Cash Equivalents | 90-Day U.S. Treasury | 2.00% | -1.05% |
| Total | | 100.00% | |

(1) Target asset allocation adopted at the March 2022 TCDRS Board meeting.

(2) Geometric real rates of return equal the expected return for the asset class minus the assumed inflation rate of 2.6%, per Cliffwater's 2022 capital market assumptions.

(3) Includes vintage years 2005- present of Quarter Pooled Horizon IRRs.

(4) Includes vintage years 2007- present of Quarter Pooled Horizon IRRs.

(5) Includes vintage years 2006- present of Quarter Pooled Horizon IRRs.



Note 9. Defined Benefit Pension Plan- Continued

Discount Rate

The discount rate used to measure the total pension liability was 7.60%. This rate reflects the long-term assumed rate of return on assets for funding purposes of 7.50%, net of all expenses, increased by 0.10% to be gross of administrative expenses. TCDRS used an alternative method to determine the sufficiency of the fiduciary net position in all future years. The method reflects the funding requirements under the employer's funding policy and the legal requirements under the TCDRS Act.

1. TCDRS has a funding policy where the Unfunded Actuarial Accrued Liability (UAAL) shall be amortized as a level percent of pay over 20-year closed layered periods.
2. Under the TCDRS Act, the employer is legally required to make the contribution specified in the funding policy.
3. The District's assets are projected to exceed its accrued liabilities in 20 years or less. When this point is reached, the employer is still required to contribute at least the normal cost.
4. An increased cost due to the adoption of a COLA is required to be funded over a period of 15 years, if applicable.

Based on the above, the projected fiduciary net position is determined to be sufficient compared to projected benefit payments. Based on the expected level of cash flows and investment returns to the system, the fiduciary net position as a percentage of total pension liability is projected to increase from its current level in future years.

Sensitivity Analysis

The following presents the net pension liability of the District, calculated using the discount rate of 7.60%, as well as what the net pension liability would be if it were calculated using a discount rate that is 1 percentage point lower (6.60%) or 1 percentage point higher (8.60%) than the current rate.

| | <u>1% Decrease (6.60%)</u> | <u>Current Discount Rate (7.60%)</u> | <u>1% Increase (8.60%)</u> |
|-------------------------------|--------------------------------|--|--------------------------------|
| Total pension liability | \$56,900,754 | \$50,750,785 | \$45,556,205 |
| Fiduciary net position | <u>59,340,323</u> | <u>59,340,323</u> | <u>59,340,323</u> |
| Net Pension liability/(asset) | (\$2,439,569) | (\$8,589,538) | (\$13,784,118) |

Pension Plan Fiduciary Net Position. Detailed information about the pension plan's fiduciary net position is available in the separately issued TCDRS financial report.



Note 9. Defined Benefit Pension Plan- Continued

Changes in the Net Pension (Asset)/Liability

| | Increase (Decrease) | | |
|--|-----------------------------------|---------------------------------------|---|
| | Total Pension Liability (a) | Plan Fiduciary Net Position (b) | Net Pension Liability (Asset) (a) - (b) |
| Balances as of December 31, 2020 | \$ 48,950,225 | \$ 50,215,022 | \$ (1,264,797) |
| Changes for the year: | | | |
| Service cost | 1,155,996 | - | 1,155,996 |
| Interest on total pension liability ⁽¹⁾ | 3,703,008 | - | 3,703,008 |
| Effect of plan changes ⁽²⁾ | - | - | - |
| Effect of economic/demographic gains or losses | (104,533) | - | (104,533) |
| Effect of assumptions changes or | (137,489) | - | (137,489) |
| Refund of contributions | (130,068) | (130,068) | - |
| Benefit payments | (2,686,355) | (2,686,355) | - |
| Administrative expense | - | (32,104) | 32,104 |
| Member contributions | - | 520,802 | (520,802) |
| Net investment income | - | 10,840,142 | (10,840,142) |
| Employer contributions | - | 645,795 | (645,795) |
| Other changes ⁽³⁾ | - | (32,912) | 32,912 |
| Net changes | <u>1,800,559</u> | <u>9,125,300</u> | <u>(7,324,741)</u> |
| Balances as of December 31, 2021 | <u>\$ 50,750,784</u> | <u>\$ 59,340,322</u> | <u>\$ (8,589,538)</u> |

(1) Reflects the change in the liability due to the time value of money. TCDRS does not charge fees or interest.

(2) No plan changes valued.

(3) Relates to allocation of system-wide items.



Note 9. Defined Benefit Pension Plan- Continued

Pension Expense (Income)

Total pension expense recognized by the District for the fiscal year ended December 31, 2022 was (\$888,821).

| Pension Expense/ (Income) | January 1 to December 31, 2021 |
|--|--------------------------------------|
| Service cost | \$1,155,996 |
| Interest on total pension liability ⁽¹⁾ | 3,703,008 |
| Effect of plan changes | - |
| Administrative expenses | 32,104 |
| Member contributions | (520,802) |
| Expected investment return, net of investment expenses | (3,752,371) |
| Recognition of deferred inflows/outflows of resources | |
| Recognition of economic/demographic gains or losses | (160,318) |
| Recognition of assumption changes or inputs | 571,866 |
| Recognition of investment gains or losses | (1,951,216) |
| Other ⁽²⁾ | 32,912 |
| Pension expense/(income) | (\$888,821) |

Reflects the change in the liability due to the time value of money. TCDRS does not charge fees or interest.

⁽²⁾ Relates to allocation of system-wide items.

Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions

At December 31, 2022, the District reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

| | Deferred Inflows of Resources | Deferred Outflows of Resources |
|--|-------------------------------------|--------------------------------------|
| Differences between expected and actual experience | \$ 202,568 | \$ - |
| Changes of assumptions | 91,659 | 1,235,393 |
| Net difference between projected and actual earnings on Contributions made subsequent to measurement date ⁽¹⁾ | 6,853,033 | - |
| | N/A | 2,495,045 |
| Total | \$ 7,147,260 | \$ 3,730,438 |

⁽¹⁾ Any eligible employer contribution made subsequent to the measurement date through the employer's fiscal year end.



Note 9. Defined Benefit Pension Plan- Continued

Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions- Continued

The \$2,495,045 reported as deferred outflows of resources related to contributions made subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year ended December 31, 2023. Other amounts reported as deferred outflows or resources and deferred inflows of resources will be recognized as pension expense as follows:

| Year ended December 31: | |
|---------------------------|----------------------|
| 2023 | (1,038,554) |
| 2024 | (1,820,328) |
| 2025 | (1,635,430) |
| 2026 | (1,417,555) |
| Thereafter ⁽¹⁾ | - |
| Total | <u>\$(5,911,867)</u> |

- ⁽¹⁾ Total remaining balance to be recognized in future years, if any. Note that additional future deferred inflows and outflows of resources may impact these numbers.

Payable to the Pension Plan

At December 31, 2022, the District reported a payable of \$193,419 for the outstanding amount of contributions to the pension plan for December 2022 contributions, paid January 15, 2023.

Note 10 . Other Retirement Plans

Defined Contribution Plan

The District has established a defined contribution plan for all full-time employees through Corebridge Financial, previously Variable Annuity Life Insurance Company (VALIC), a third party administrator. This plan is provided in addition to the District's defined benefit plan offered by TCDRS as discussed Note 9. A defined contribution plan provides pension benefits in return for services rendered, provides an individual account for each participant, and specifies how contributions to the individual's account are to be determined instead of specifying the amount of benefits the individual is to receive upon retirement. Under a defined contribution plan, the benefits participants receive depend solely on the amount contributed to the participant's account and the returns earned on investments of those contributions. This defined contribution plan is considered a single employer OPEB plan (i.e. the plan assets nor plan obligations are pooled with other participating plans).



Note 10. Other Retirement Plans- Continued

Defined Contribution Plan (Cont.)

The District contributes an amount not less than 5% of the employee's gross salary each year. The amount to be contributed each year is determined by the Chief Appraiser and the District's Board of Directors through the budgeting process. In 2022, the District contributed 5% of the employee's gross salary. An employee must be employed on December 31 of the year to be eligible to receive the District's contribution to their account. The District's contributions for each employee (and interest allocated to the employee's account) vest on a graded scale, with the funds being fully vested after five years of continuous service.

| YEARS OF SERVICE | VESTING |
|------------------|---------|
| 1 | 20% |
| 2 | 40% |
| 3 | 60% |
| 4 | 80% |
| 5 OR MORE | 100% |

District contributions for, and interest forfeited by, employees who leave employment before five years of services are used to reduce the District's required contribution. The District's covered payroll in fiscal year 2022 was \$7,934,323. The District contributed a total of \$396,712 on December 29, 2021.

Deferred Compensation Plan

The employees of the District may contribute a portion of their compensation under the District sponsored Deferred Compensation plan created in accordance with Internal Revenue Code Section 457. Under this plan, participants may elect a pre-tax or post-tax (roth) contribution. Distributions may be made only at termination, retirement, or death. Since the assets held under this plan are not the District's property and are not subject to the District's control, they have been excluded from the financial statements.

Note 11. Other Post-Employment Benefits

Retired employees may be eligible under certain circumstances to elect continued coverage for Other Post-Employment Benefits (OPEB), including medical and prescription drug benefits. The District currently subsidizes the premium for these benefits. In order to be eligible for the subsidy, one must be a District retiree or qualify for retirement through TCDRS and leave their funds in TCDRS after separation. The OPEB plan is a single-employer post-employment benefit plan and there are currently no assets accumulated in a GASB-compliant Trust.



Note 11. Other Post-Employment Benefits- Continued

The District’s Board of Directors is under no legal obligation to pay or otherwise subsidize retiree premiums and approves OPEB on a year-to-year basis. The plan is funded on a pay-as-you-go basis. Retirees who are eligible for Medicare have the option to enroll in the District’s Retiree Medicare Advantage Plan. For the year ended December 31, 2022, the District paid 80% of the premium for retirees enrolled on the Medicare Advantage Plan with a minimum of 10 years of service at TCAD.

Retirees who are not yet eligible for Medicare may be eligible to stay on the District’s health insurance plan. The District subsidizes the premium based on years of service at TCAD.

| <u>Years of Service</u> | |
|-------------------------|------|
| 1-10 | 0% |
| 11-19 | 50% |
| 20+ | 100% |

On December 31, 2022, the following employees were covered by the benefit terms:

| <u>Members:</u> | <u>Dec. 31, 2022</u> |
|-------------------|--------------------------|
| Actives | 88 |
| Terminated Vested | 25 |
| Retirees | 25 |

The District’s total OPEB liability of \$6,579,080 was measured as of December 31, 2022 and was determined by an actuarial valuation as of January 1, 2022. The actuarial valuation was conducted by Milliman, Inc.

| <u>OPEB Liability/ (Asset)</u> | <u>December 31, 2021</u> | <u>December 31, 2022</u> |
|--|--------------------------|--------------------------|
| Total OPEB Liability | \$ 8,114,948 | \$ 6,579,080 |
| Covered Payroll | 7,441,355 | 8,642,669 |
| Total OPEB Liability as a % of covered payroll | 109.05% | 76.12% |

The total OPEB liability was determined by an actuarial valuation as of the valuation date, calculated based on the discount rate and actuarial assumptions below, and was then projected forward to the measurement date. There have been no significant changes between the valuation date and the fiscal year end.

| | |
|--------------------------------------|-------------------|
| Valuation date | January 1, 2022 |
| Measurement date | December 31, 2022 |
| Actuarial cost method | Entry age normal |
| Inflation | 2.30% |
| Salary increases including inflation | 3.00% |



Note 11. Other Post-Employment Benefits- Continued

| | |
|---|--------------------|
| | <u>2022</u> |
| Discount rate | 3.72% |
| 20 Year Tax-Exempt Municipal Bond Yield | 3.72% |

The discount rate was based on the Bond Buyer General Obligations 20-Bond Municipal Index.

Mortality rates used in the January 1, 2022, actuarial valuation were based on the following:

| | |
|-----------------------|--|
| Pre-retirement | PUB-2010 General Retirees Amount-Weighted Table with Mortality Improvement Scale MP-2021 on a generational basis with healthy annuitant rates after benefit commencement. |
| Post-retirement | PUB-2010 General Retirees Amount-Weighted Table with Mortality Improvement Scale MP-2021 on a generational basis with healthy annuitant rates after benefit commencement. |
| Disability retirement | PUB-2010 Disabled Retirees Amount-Weighted Table with Mortality Improvement Scale MP-2021 on a generational basis with healthy annuitant rates after benefit commencement. |

Sensitivity Analysis- Discount Rate

The following presents the total OPEB liability of the Travis Central Appraisal District, calculated using the discount rate of 3.72%, as well as what the Travis Central Appraisal District's total OPEB liability would be if it were calculated using a discount rate that is 1 percentage point lower (2.72%) or 1 percentage point higher (4.72%) than the current rate.

| | <u>1% Decrease (2.72%)</u> | <u>Current Discount Rate (3.72%)</u> | <u>1% Increase (4.72%)</u> |
|----------------------|------------------------------------|--|--------------------------------|
| Total OPEB Liability | \$7,718,611 | \$ 6,579,081 | \$5,664,595 |

The following presents the total OPEB liability of the Travis Central Appraisal District, calculated using the current healthcare cost trend rates as well as what the Travis Central Appraisal District's total OPEB liability would be if it were calculated using trend rates that are 1 percentage point lower or 1 percentage point higher than the current trend rates.

| | <u>1% Decrease</u> | <u>Current Trend Rate</u> | <u>1% Increase</u> |
|----------------------|------------------------|-------------------------------|--------------------|
| Total OPEB Liability | \$5,449,978 | \$ 6,579,081 | \$8,037,817 |



Note 11. Other Post-Employment Benefits- Continued

Changes in the Total OPEB Liability

| | <u>Increase (Decrease) Total OPEB Liability</u> |
|--|---|
| Total OPEB Liability, beginning | \$8,114,948 |
| Changes for the year: | |
| Service cost | 440,568 |
| Interest on total pension liability | 174,937 |
| Effect of plan changes | - |
| Effect of economic/demographic gains or losses | - |
| Effect of assumptions changes or inputs | - |
| Claims cost | - |
| Trend rates | - |
| Mortality table | - |
| Discount rate | (2,023,857) |
| Benefit payments | <u>(127,516)</u> |
| Net changes | <u>(1,535,868)</u> |
| Total OPEB Liability, ending | <u>\$6,579,081</u> |
| OPEB Expense | |

The District recognized OPEB expense of \$355,466 for the year ended December 31, 2022.

| | <u>January 1 to December 31, 2022</u> |
|---|---|
| OPEB Expense/ (Income) | |
| Service cost | \$ 440,568 |
| Interest on total pension liability | 174,937 |
| Effect of plan changes | - |
| Recognition of deferred inflows/outflows of resources | |
| Recognition of economic/demographic gains or losses | (6,195) |
| Recognition of assumption changes or inputs | <u>(253,844)</u> |
| OPEB Expense | <u>\$ 355,466</u> |



Note 11. Other Post-Employment Benefits- Continued

Medical Cost Trends

The monthly per capita medical and pharmacy costs are summarized below:

| Monthly Medical Claims Costs at Sample Ages | | |
|--|---------|---------|
| Age | Retiree | |
| | Male | Female |
| 45 | \$1,013 | \$1,474 |
| 50 | \$1,106 | \$1,371 |
| 55 | \$1,201 | \$1,289 |
| 60 | \$1,372 | \$1,374 |
| 64 | \$1,651 | \$1,518 |
| 65 | \$212 | \$205 |
| 70 | \$217 | \$210 |
| 75 | \$226 | \$214 |
| 80 | \$233 | \$219 |
| 85 | \$239 | \$224 |
| 90+ | \$244 | \$227 |

The trend assumptions for medical and pharmacy costs and retiree premiums are summarized below:

| Year | Pre-65 Trend | Post-65 Trend |
|-------------|--------------|---------------|
| 2021 | 10.60% | 19.00% |
| 2022 | 5.50 | 5.10 |
| 2023 | 5.30 | 5.10 |
| 2024 | 5.00 | 5.10 |
| 2025 | 4.90 | 5.00 |
| 2026 | 4.80 | 4.90 |
| 2027 | 4.70 | 4.80 |
| 2028 | 4.60 | 4.60 |
| 2029 | 4.50 | 4.50 |
| 2030 – 2033 | 4.40 | 4.40 |
| 2034 – 2036 | 4.40 | 4.50 |
| - | - | |
| 2074+ | 3.70 | 3.70 |



Note 11. Other Post-Employment Benefits- Continued

Deferred Outflows of Resources and Deferred Inflows of Resources Related to OPEB

At December 31, 2022, the District reported deferred outflows of resources and deferred inflows of resources related to OPEB from the following sources:

| | <u>Deferred Inflows of Resources</u> | <u>Deferred Outflows of Resources</u> |
|--|--|---|
| Differences between expected and actual experience | \$ 32,215 | \$ - |
| Changes of assumptions | <u>2,117,626</u> | <u>417,206</u> |
| Total | <u>\$ 2,149,841</u> | <u>\$ 417,206</u> |

Other amounts reported as deferred outflows or resources and deferred inflows of resources will be recognized as pension expense as follows:

| Year ended December 31: | |
|--------------------------------|----------------------|
| 2023 | \$ (260,039) |
| 2024 | (260,039) |
| 2025 | (260,039) |
| 2026 | (260,039) |
| 2027 | (339,508) |
| Thereafter ⁽¹⁾ | <u>(352,971)</u> |
| Total | <u>\$(1,732,635)</u> |

⁽¹⁾ Total remaining balance to be recognized in future years, if any. Note that additional future deferred inflows and outflows of resources may impact these numbers.



Additional Disclosures

Under GASB 75, the calculation of the liability for OPEB benefits is based on the terms of the plan in effect at the time of each valuation and on the pattern of sharing of costs between the employer and plan members, regardless of whether or not a legally enforceable obligation to pay future benefits exists. Information and amounts presented in the District's Annual comprehensive Financial Report related to OPEB expenses, liabilities, note disclosures, and supplementary information are only intended to achieve compliance with the requirements of generally accepted accounting principles and do not constitute nor imply that the District has made a commitment or is legally obligated to provide OPEB benefits in future periods.

Note 12. Commitments and Contingencies

The District and Appraisal Review Board are defendants in a number of property owner appeals pursuant to Chapter 42 of the State Tax Code. Such legal proceedings allege that the appraised values placed on taxpayers' properties are excessive. The potential liability to the District in each of these appeals is for recovery of attorney's fees and court costs. The District believes that any ultimate liability on these appeals will not materially affect its financial position. No provision for any liability that might result from these appeals has been recorded in the basic financial statements.

The District is also subject to refunding any excess fund balance to the various taxing jurisdictions. The refunding takes place in the subsequent year and offsets the payments required by the jurisdictions. The District's assessment revenue did not exceed total expenditures for the 2022 fiscal year. A refund will not be issued to the taxing entities during the 2023 fiscal year.

The District has committed future fiscal year funds to the contracted vendors listed below. Each company has contracted with the District to provide professional services during future fiscal years.

| Contracting Vendor | Future Periods Covered Under Contract | Future Amounts Committed Under Contract |
|-------------------------|---------------------------------------|---|
| BIS Consulting | January 1, 2023- January 31, 2023 | \$ 13,000 |
| Capitol Appraisal Group | January 1, 2023 - December 31, 2024 | \$ 282,500 |
| Cyclomedia | January 1, 2023- December 31, 2028 | \$ 2,160,000 |
| Eagleview | January 1, 2023 - December 31, 2024 | \$ 641,557 |
| True Prodigy | Until Terminated | \$719,199 per year |



Note 13. Risk Management

Third party insurance is currently maintained to cover significant claims or losses such as property loss, business interruption, general liability, workers' compensation, and employee fidelity bond. At December 31, 2022, the District was participating in an intergovernmental shared-risk self-insurance pool, the Texas Municipal League Intergovernmental Risk Pool (TMLIRP). TMLIRP carries stop-loss insurance with private insurers and maintains substantial reserves in order to buffer possible claims and losses.

The District had no significant reductions in insurance coverage for the year ended December 31, 2022. Settlement amounts have neither exceeded insurance coverage for the year ended December 31, 2022 nor the preceding three years.

Under its agreement with the Texas Municipal League Intergovernmental Risk Pool, buildings, structures, and contents insurance is maintained on a "replacement cost" basis with specified coverage limits (utilizing established real and personal property values), a \$5,000 deductible, and coverage extensions for newly acquired property, valuable papers and records, loss of revenue, extra expense and rents and other identified purposes.

The District's coverage with TMLIRP provides general liability coverage up to \$1,000,000 per occurrence with a \$5,000 deductible. The District carries a \$100,000 employee fidelity bond with a \$1,000 deductible. In addition to the aforementioned coverage, the District maintains third party group medical, dental, long-term disability, term life insurance, and long-term care insurance for its active employees.

The District had three taxing entities whose revenue individually represented 10% or more of the District's total revenue, or whose accounts receivable balance individually represented 10% or more of the District's total accounts received. They are as follows:

| <u>Taxing Jurisdiction</u> | <u>Percent of Total Revenue</u> | <u>Total Revenue</u> |
|--------------------------------|---|--------------------------|
| Austin ISD | 30.20% | \$6,881,747 |
| City of Austin | 17.54% | \$3,996,465 |
| Travis County | 15.84% | \$3,610,267 |

The Texas Property Tax Code, Section 6.06 mandates that the taxing jurisdictions within a county pay a portion of the appraisal district's budget based on the total levy of each jurisdiction; therefore, the District has no related significant risk.



Note 14. Adoption of New Standard

As of January 1, 2022, the District adopted GASB Statement No. 87, *Leases*. The implementation of this standard establishes a single model for lease accounting based on the foundational principle that leases are financing of the right to use an underlying asset. The Statement requires recognition of certain lease assets and liabilities for leases that previously were classified as operating leases and recognized as inflows of resources or outflows of resources based on the payment provisions of the contract. See additional disclosures required by this standard in Note 8.

| | |
|---|---------------------|
| Net position- January 1, 2022, as previously reported | \$ 8,969,777 |
| Add right-to-use leased assets, net of amortization under GASB Statement No. 87 as of January 1, 2022 | 561,652 |
| Add lease liability, net of amortization under GASB Statement No. 87 at January 1, 2022 | <u>(561,652)</u> |
| Net position at January 1, 2022 | <u>\$ 8,969,777</u> |



REQUIRED SUPPLEMENTARY INFORMATION



TRAVIS CENTRAL APPRAISAL DISTRICT

Statement Of Revenues, Expenditures, And Changes in Fund Balances- Budget to Actual General Fund

Year Ended December 31, 2022

| | Budgeted Amounts | | Actual Amounts | Variance With Final Budget Positive (Negative) |
|---|---------------------|---------------------|---------------------|--|
| | Original | Amended | | |
| REVENUES | | | | |
| Assessments | \$ 22,786,110 | \$ 22,786,110 | \$ 22,786,110 | \$ - |
| Refunds of appraisal assessments | - | - | (1,082,402) | (1,082,402) |
| Net appraisal assessments | 22,786,110 | 22,786,110 | 21,703,708 | (1,082,402) |
| Investment earnings | 90,000 | 90,000 | 165,944 | 75,944 |
| Charges for services | 7,500 | 7,500 | 9,162 | 1,662 |
| Miscellaneous revenue | 85,000 | 85,000 | 83,112 | (1,888) |
| Total revenue | 22,968,610 | 22,968,610 | 21,961,926 | (1,006,684) |
| EXPENDITURES | | | | |
| Appraisal Services | | | | |
| Payroll and related expenses | 15,281,861 | 15,281,861 | 14,987,936 | 293,925 |
| Data processing | 515,735 | 515,735 | 582,739 | (67,004) |
| Transportation | 10,750 | 10,750 | 19,479 | (8,729) |
| Operating Supplies | 1,010,235 | 1,010,235 | 203,946 | 806,289 |
| Rentals | 169,370 | 169,370 | 132,980 | 36,390 |
| Legal and professional | 2,333,869 | 3,833,869 | 4,512,122 | (678,253) |
| Utilities and telephone | 624,147 | 624,147 | 625,058 | (911) |
| Building and equipment maintenance | 405,984 | 405,984 | 356,787 | 49,197 |
| Insurance | 77,000 | 77,000 | 73,030 | 3,970 |
| Other services | 1,342,598 | 1,342,598 | 2,217,763 | (875,165) |
| Capital Outlay | 265,723 | 290,129 | 238,937 | 51,192 |
| Debt service- principal | - | - | - | - |
| Debt service- interest | - | - | - | - |
| Total expenditures | 22,037,272 | 23,561,678 | 23,950,777 | (389,099) |
| EXCESS (DEFICIENCY) OF REVENUES | 931,338 | (593,068) | (1,988,851) | (1,395,783) |
| OTHER FINANCING SOURCES (USES): | | | | |
| Sale of real property | - | - | 6,200,951 | 6,200,951 |
| Transfers in | - | - | - | - |
| Transfers out | - | - | (6,666,070) | (6,666,070) |
| TOTAL OTHER FINANCING | - | - | (465,119) | (465,119) |
| NET CHANGE IN FUND BALANCE | 931,338 | (593,068) | (2,453,970) | (1,860,902) |
| FUND BALANCES, beginning of year | 6,143,517 | 6,143,517 | 6,143,517 | - |
| FUND BALANCES, end of year | \$ 7,074,855 | \$ 5,550,449 | \$ 3,689,547 | \$ (1,860,902) |

See Required Supplementary Information- Notes to Schedule of Revenues, Expenditures, and Changes in Fund Balance- Budget to Actual



TRAVIS CENTRAL APPRAISAL DISTRICT

Statement Of Revenues, Expenditures, And Changes in Fund Balances- Budget to Actual 850 EAL Holding Corp. (Major Special Revenue Fund)
 Year Ended December 31, 2022

| | <u>Budgeted Amounts</u> | | <u>Actual Amounts</u> | <u>Variance With Final Budget Positive (Negative)</u> |
|--|-------------------------|---------------------|-----------------------|---|
| | <u>Original</u> | <u>Amended</u> | | |
| REVENUES | | | | |
| Assessments | \$ - | \$ - | \$ - | \$ - |
| Refunds of appraisal | - | - | - | - |
| Net appraisal assessments | - | - | - | - |
| Investment earnings | - | - | - | - |
| Charges for services | - | - | - | - |
| Miscellaneous revenue | - | - | - | - |
| Total revenue | - | - | - | - |
| EXPENDITURES | | | | |
| Appraisal Services | | | | |
| Payroll and related expenses | - | - | - | - |
| Data processing | - | - | - | - |
| Transportation | - | - | - | - |
| Operating Supplies | - | - | - | - |
| Rentals | - | - | - | - |
| Legal and professional | - | - | - | - |
| Utilities and telephone | - | - | - | - |
| Building and equipment maintenance | - | - | - | - |
| Insurance | - | - | - | - |
| Other services | - | - | 172,346 | (172,346) |
| Capital Outlay | - | - | - | - |
| Debt service- principal | 358,859 | 358,859 | 6,113,552 | (5,754,693) |
| Debt service- interest | 389,979 | 389,979 | 380,172 | 9,807 |
| Total expenditures | 748,838 | 748,838 | 6,666,070 | (5,917,232) |
| EXCESS (DEFICIENCY) OF REVENUES OVER EXPENDITURES | (748,838) | (748,838) | (6,666,070) | (5,917,232) |
| OTHER FINANCING SOURCES (USES): | | | | |
| Sale of real property | - | - | - | - |
| Transfers in | - | - | 6,666,070 | 6,666,070 |
| Transfers out | - | - | - | - |
| TOTAL OTHER FINANCING | - | - | 6,666,070 | 6,666,070 |
| NET CHANGE IN FUND BALANCE | (748,838) | (748,838) | - | 748,838 |
| FUND BALANCES, beginning of year | - | - | - | - |
| FUND BALANCES, end of year | <u>\$ (748,838)</u> | <u>\$ (748,838)</u> | <u>\$ -</u> | <u>\$ 748,838</u> |

See Required Supplementary Information- Notes to Schedule of Revenues, Expenditures, and Changes in Fund Balance- Budget to Actual





TRAVIS CENTRAL APPRAISAL DISTRICT
Schedule of Changes in Net Pension Liability and Related Ratios
Last Ten Fiscal Years (Unaudited)

| | Year Ended December 31 | | |
|---|-------------------------------|-----------------------|-----------------------|
| | 2021 | 2020 | 2019 |
| Total pension liability | | | |
| Service cost | \$ 1,155,996 | \$ 1,000,635 | \$ 1,061,047 |
| Interest on total pension liability | 3,703,008 | 3,585,038 | 3,419,390 |
| Effect of plan changes | - | - | - |
| Effect of assumption changes or inputs | (137,489) | 2,470,785 | - |
| Effect of economic/demographic (gains) or losses | (104,533) | (183,824) | (163,865) |
| Benefit payments, including refunds of employee contributions | (2,816,423) | (2,317,886) | (2,108,416) |
| Net change in total pension liability | 1,800,559 | 4,554,748 | 2,208,156 |
| Total pension liability—beginning | 48,950,226 | 44,395,477 | 42,187,322 |
| Total pension liability—ending (a) | \$ 50,750,785 | \$ 48,950,226 | \$ 44,395,477 |
| Fiduciary Net Position | | | |
| Employer contributions | \$ 645,795 | \$ 623,419 | \$ 1,267,625 |
| Member contributions | 520,802 | 484,881 | 492,965 |
| Investment income, net of investment expenses | 10,840,142 | 4,819,196 | 6,638,680 |
| Benefit payments, including refunds of employee contributions | (2,816,423) | (2,317,886) | (2,108,416) |
| Administrative expense | (32,104) | (36,743) | (35,567) |
| Other | (32,912) | (31,168) | (5,354) |
| Net change in plan fiduciary net position | 9,125,300 | 3,541,699 | 6,249,933 |
| Plan fiduciary net position—beginning | 50,215,022 | 46,673,323 | 40,423,390 |
| Plan fiduciary net position—ending (b) | \$ 59,340,323 | \$ 50,215,022 | \$ 46,673,323 |
| County's net pension liability—ending (a) - (b) | \$ (8,589,538) | \$ (1,264,797) | \$ (2,277,846) |
| Fiduciary net position as a % of total pension liability | 116.92% | 102.58% | 105.13% |
| Pensionable covered payroll | \$ 7,440,033 | \$ 6,926,874 | \$ 7,042,361 |
| Net pension liability as a % of covered payroll | -115.45% | -18.26% | -32.34% |

Notes to Schedule: This schedule is presented to illustrate the requirement to show information for 10 years. However, recalculations of prior years are not required, and if prior years are not reported in accordance with the standards of GASB 67/68, they should not be shown here. Therefore, we have shown only years for which the new GASB statements have been implemented.



Year Ended December 31

| 2018 | 2017 | 2016 | 2015 | 2014 | 2013 | 2012 |
|----------------------|-----------------------|----------------------|----------------------|----------------------|------|------|
| \$ 1,068,956 | \$ 1,035,937 | \$ 1,106,017 | \$ 915,763 | \$ 943,683 | NA | NA |
| 3,245,514 | 3,070,540 | 2,853,801 | 2,653,404 | 2,494,541 | NA | NA |
| - | - | - | (185,075) | - | NA | NA |
| - | 201,932 | - | 375,095 | - | NA | NA |
| (154,208) | (424,938) | (201,743) | 181,351 | (229,332) | NA | NA |
| <u>(1,906,998)</u> | <u>(1,611,370)</u> | <u>(1,541,959)</u> | <u>(1,394,140)</u> | <u>(1,262,607)</u> | NA | NA |
| 2,253,264 | 2,272,101 | 2,216,116 | 2,546,397 | 1,946,285 | NA | NA |
| <u>39,934,058</u> | <u>37,661,958</u> | <u>35,445,842</u> | <u>32,899,444</u> | <u>30,953,159</u> | NA | NA |
| <u>\$ 42,187,322</u> | <u>\$ 39,934,058</u> | <u>\$ 37,661,958</u> | <u>\$ 35,445,842</u> | <u>\$ 32,899,444</u> | NA | NA |
| | | | | | | |
| \$ 1,295,861 | \$ 1,532,648 | \$ 1,207,300 | \$ 2,237,182 | \$ 2,136,607 | NA | NA |
| 503,946 | 479,363 | 469,506 | 474,491 | 438,056 | NA | NA |
| (771,229) | 5,222,195 | 2,450,741 | (438,601) | 1,932,837 | NA | NA |
| | | | | | | |
| (1,906,998) | (1,611,370) | (1,541,959) | (1,394,140) | (1,262,607) | NA | NA |
| (32,468) | (27,488) | (26,619) | (23,481) | (23,479) | NA | NA |
| 958 | 5,110 | 230,754 | 51,627 | 56,563 | NA | NA |
| (909,930) | 5,600,457 | 2,789,723 | 907,078 | 3,277,976 | NA | NA |
| <u>41,333,320</u> | <u>35,732,863</u> | <u>32,943,140</u> | <u>32,036,061</u> | <u>28,758,085</u> | NA | NA |
| <u>\$ 40,423,390</u> | <u>\$ 41,333,320</u> | <u>\$ 35,732,863</u> | <u>\$ 32,943,140</u> | <u>\$ 32,036,061</u> | NA | NA |
| | | | | | | |
| <u>\$ 1,763,932</u> | <u>\$ (1,399,262)</u> | <u>\$ 1,929,095</u> | <u>\$ 2,502,702</u> | <u>\$ 863,383</u> | NA | NA |
| | | | | | | |
| 95.82% | 103.50% | 94.88% | 92.94% | 97.38% | NA | NA |
| | | | | | | |
| \$ 7,199,228 | \$ 6,848,043 | \$ 6,707,224 | \$ 6,778,445 | \$ 6,257,940 | NA | NA |
| | | | | | | |
| 24.50% | -20.43% | 28.76% | 36.92% | 13.80% | NA | NA |



TRAVIS CENTRAL APPRAISAL DISTRICT
Schedule of Employer Contributions
 Last Ten Fiscal Years (Unaudited)

| Year ended December 31 | Actuarially Determined Contribution | Actual Employer Contribution | Contribution Deficiency (Excess) | Pensionable Covered Payroll ⁽¹⁾ | Actual Contribution as a % of Covered Payroll |
|-------------------------------|--|-------------------------------------|---|---|--|
| 2012 | \$ 972,717 | \$ 972,717 | - | \$ 6,269,280 | 15.5% |
| 2013 | 1,017,939 | 2,350,752 | (1,332,812) | 6,346,255 | 37.0% |
| 2014 | 939,943 | 2,136,607 | (1,196,664) | 6,257,940 | 34.1% |
| 2015 | 857,473 | 2,237,182 | (1,379,709) | 6,778,445 | 33.0% |
| 2016 | 770,660 | 1,207,300 | (436,640) | 6,707,224 | 18.0% |
| 2017 | 803,275 | 1,532,648 | (729,372) | 6,847,929 | 22.4% |
| 2018 | 814,233 | 1,295,861 | (481,628) | 7,199,228 | 18.0% |
| 2019 | 623,953 | 1,267,625 | (643,672) | 7,042,361 | 18.0% |
| 2020 | 616,492 | 623,419 | (6,927) | 6,926,874 | 9.0% |
| 2021 | 645,795 | 645,795 | - | 7,440,033 | 8.7% |
| 2022 | 1,045,045 | 2,495,045 | (1,450,000) | 8,781,892 | 11.9% |

⁽¹⁾ Payroll is calculated based on contributions as reported to TCDRS.





TRAVIS CENTRAL APPRAISAL DISTRICT
Schedule of Changes in Total OPEB Liability and Related Ratio
Last Ten Fiscal Years (Unaudited)

| | Year Ended December 31 | | | |
|---|------------------------|---------------------|---------------------|---------------------|
| | 2022 | 2021 | 2020 | 2019 |
| TOTAL OPEB LIABILITY | | | | |
| Service cost | \$ 440,568 | \$ 440,568 | \$ 371,319 | \$ 360,504 |
| Interest on total OPEB liability | 174,937 | 181,409 | 200,130 | 186,708 |
| Effect of plan changes | - | - | - | - |
| Effect of economic/demographic gains or losses | - | (44,605) | - | - |
| Effect of assumptions changes or inputs | (2,023,857) | (519,036) | 715,211 | - |
| Benefit payments | (127,516) | (119,085) | (86,678) | (49,931) |
| Net changes | <u>(1,535,868)</u> | <u>(60,749)</u> | <u>1,199,982</u> | <u>497,281</u> |
| Total OPEB Liability, beginning | <u>\$ 8,114,948</u> | <u>\$ 8,175,697</u> | <u>\$ 6,975,715</u> | <u>\$ 6,478,434</u> |
| Total OPEB Liability, ending | <u>\$ 6,579,080</u> | <u>\$ 8,114,948</u> | <u>\$ 8,175,697</u> | <u>\$ 6,975,715</u> |
| Covered employee payroll | 8,642,669 | 7,441,355 | 6,923,308 | 5,887,054 |
| Total OPEB Liability as a % of covered-employee payroll | 76.12% | 109.05% | 118.09% | 118.49% |

Notes to Schedule: This schedule is presented to illustrate the requirement to show information for 10 years. However, recalculations of prior years are not required, and if prior years are not reported in accordance with the current GASB standard, they should not be reported. There are no assets accumulated in a trust that meets the criteria of GASB codification P22.101 or P52.101 to pay related benefits for the pension/OPEB plan.



| Year Ended December 31 | | | | | |
|------------------------|------|------|------|------|------|
| 2018 | 2017 | 2016 | 2015 | 2014 | 2013 |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |
| NA | NA | NA | NA | NA | NA |



TRAVIS CENTRAL APPRAISAL DISTRICT

Notes to the Required Supplementary Information

Budgetary Data

The Board of Directors adopts an appropriated budget on a basis consistent with GAAP for the General Fund. At minimum, the District is required to present the original and final amended budgets for revenues and expenditures compared to actual revenues and expenditures for the General Fund. The District uses the following procedures in establishing the budget reflected in the basic financial statements:

1. Prior to June 15, the Board of Directors is presented with a proposed budget for the fiscal year beginning on the following January 1. The budget includes proposed expenditures and the means of financing them. The budget also serves as a basis for determining the annual assessments due from the taxing jurisdictions.
2. Public hearings are conducted to obtain citizen's comments.
3. Prior to September 15, an annual budget is legally adopted for the General Fund. The budget is adopted on a basis consistent with accounting principles generally accepted in the United States of America.
4. The Chief Appraiser is authorized to transfer amounts between departments within the General Fund; however, revisions that alter total General Fund expenditures must be approved by the Board of Directors and the taxing jurisdictions. The fund level is the legal level of budgetary control. Appropriations lapse at year-end.
5. Budgeted amounts presented in the budgetary comparison schedule are as originally adopted by the Board of Directors on August 30, 2021. No supplementary appropriations have been enacted.



Notes to the Required Supplementary Information- Continued

Schedule of Changes in Net Pension Liability and Related Ratios

Valuation date: Actuarially determined contribution rates are calculated as of December 31, two years prior to the end of the fiscal year in which contributions are reported.

Methods and assumptions used to determine contribution rates:

| | |
|---|--|
| Actuarial cost method | Entry age normal |
| Amortization method | Level percentage of payroll, closed |
| Remaining amortization period | 17.9 years (based on contribution rate calculated in 12/31/2021 valuation) |
| Asset valuation method | 5-year smoothed fair value |
| Inflation | 2.50% |
| Salary increases | Varies by age and service. 4.7% average over career including inflation. |
| Investment rate of return | 7.50%, net of administrative and investment expenses, including inflation |
| Retirement age | Members who are eligible for service retirement are assumed to commence receiving benefit payments based on age. The average age at service retirement for recent retirees is 61. |
| Mortality | 135% of the RP-2010 General Retirees Table for males and 120% of the RP-2010 General Retirees Table for females, both projected with 100% of the MP-2021 Ultimate scale after 2010. |
| Changes in Assumptions and Methods Reflected in the Schedule of Employer Contributions ⁽¹⁾ | 2015: New Inflation, mortality and other assumptions were reflected. 2017: New mortality assumptions were reflected 2019: New inflation, mortality and other assumptions were reflected. |
| Changes in Plan Provisions Reflected in the Schedule of Employer Contributions ⁽¹⁾ | 2015: No changes in plan provisions were reflected in the Schedule 2016: Employer contributions reflect that the current service matching rate was increased to 250% 2017: New annuity purchase rates were reflected for benefits earned after 2017. 2018: No changes in plan provisions were reflected in the Schedule 2019: No changes in plan provisions were reflected in the Schedule 2020: No changes in plan provisions were reflected in the Schedule 2021: No changes in plan provisions were reflected in the Schedule |

⁽¹⁾ Only changes that affect the benefit amount and that are effective 2015 and later are shown in the Notes to the Schedule.



Notes to the Required Supplementary Information- Continued

Schedule of Changes in Total OPEB Liability and Related Ratios

| | |
|-------------------|--|
| Valuation date: | Valuation date is January 1, 2021. |
| Measurement date: | Measurement date is December 31, 2022. |
| Reporting date: | Reporting date is December 31, 2022. |

Methods and assumptions used to determine contribution rates:

| | |
|--------------------------|--|
| Actuarial cost method | Entry age normal |
| Inflation | 2.30% |
| Salary increases | 3.00% |
| Participation Assumption | <p>Current Active Employees: 80% of employees who elect coverage while in active employment and who are eligible for retiree medical benefits are assumed to elect continued medical coverage in retirement.</p> <p>Current Deferred Vested Participants: 80% of current terminated vested former employees are assumed to elect medical coverage when they turn age 65. They are assumed to enroll in the Medicare Advantage Plan. This group is closed to participants who terminated prior to December 31, 2019.</p> |
| Mortality | <p>Pre-retirement: PUB-2010 General Retirees Amount-Weighted Table with Mortality Improvement Scale MP-2021 on a generational basis with healthy annuitant rates after benefit commencement.</p> <p>Post-retirement: PUB-2010 General Retirees Amount-Weighted Table with Mortality Improvement Scale MP-2021 on a generational basis with healthy annuitant rates after benefit commencement.</p> <p>Disability retirement: PUB-2010 Disabled Retirees Amount-Weighted Table with Mortality Improvement Scale MP-2021 on a generational basis with healthy annuitant rates after benefit commencement.</p> |



STATISTICAL SECTION



TRAVIS CENTRAL APPRAISAL DISTRICT

Introduction to the Statistical Section

(Unaudited)

This section of the Travis Central Appraisal District's Annual comprehensive Financial Report presents detailed information as a context for understanding what the information in the financial statements, note disclosures, and required supplementary information, says about the District's overall financial health.

Travis Central Appraisal District Financial Trends

Table 1 through 4 present multi-year financial data encompassing the District's net position, General Fund balances, and revenues and expenditures. In reviewing this, it should be noted that the District is statutorily prohibited from incurring bonded indebtedness.

| | |
|---------|---|
| Table 1 | Net Position by Component Last Ten Fiscal Years |
| Table 2 | Change in Net Position Last Ten Fiscal Years |
| Table 3 | Fund Balance- Governmental Fund Last Ten Fiscal Years |
| Table 4 | Change in Fund Balance- Governmental Fund Last Ten Fiscal Years |

Travis Central Appraisal District Revenue Trends

Table 5 through 7 present the annual assessments, or funds paid, pursuant to the Texas Property Tax Code, by the various taxing entities in Travis County to fund the District's annual budget.

| | |
|---------|--|
| Table 5 | Assessments to Taxing Entities Last Ten Fiscal Years |
| Table 6 | Assessments Collected from Taxing Entities Last Ten Fiscal Years |
| Table 7 | Principal Property Taxpayers for 2013 and 2022 |

Travis Central Appraisal District Taxing Entity Trends

Tables 8 through 10 provide multi-year financial data regarding property tax levies, property tax rates, and appraised values for each of the taxing entities the District services.

| | |
|----------|--|
| Table 8 | Property Tax Levies by Taxing Entity Last Ten Fiscal Years |
| Table 9 | Tax Rates by Taxing Entity Last Ten Fiscal Years |
| Table 10 | Market Value by Taxing Entity Last Ten Fiscal Years |



Demographic and Economic Information

Tables 11 and 12 identify changes which have occurred over time in Travis County including county-wide population, per capita income, and other trends.

| | |
|----------|---|
| Table 11 | Demographic and Economic Statistics Last Ten Fiscal Years |
| Table 12 | Principal Employers for 2013 and 2022 |

Travis Central Appraisal District Operating Information

Table 13 through 15 contain information about the District's staffing, workload, and capital assets.

| | |
|----------|--|
| Table 13 | Budgeted Full-Time Equivalent Appraisal District Employees by Function/Program Last Ten Fiscal Years |
| Table 14 | Actual Full-Time Equivalent Appraisal District Employees by Function/Program Last Ten Fiscal Years |
| Table 15 | Operating Indicators by Function/Program Last Ten Fiscal Years |

Travis Central Appraisal District Debt Information

Table 16 provides information about the District's outstanding debt.

| | |
|----------|--|
| Table 16 | Outstanding Debt by Type Last Ten Fiscal Years |
|----------|--|



FINANCIAL TRENDS





TRAVIS CENTRAL APPRAISAL DISTRICT
Net Position by Component
 Last Ten Fiscal Years
 (Accrual Basis of Accounting- Unaudited)

| | <u>2013</u> | <u>2014</u> | <u>2015</u> | <u>2016</u> |
|---|---------------------------|---------------------------|----------------------------|----------------------------|
| Governmental Activities | | | | |
| Net investment in capital assets | \$5,290,153 | \$3,863,065 | \$ 3,890,995 | \$ 4,198,586 |
| Restricted | | | | |
| Unrestricted | <u>2,005,592</u> | <u>5,685,923</u> | <u>6,940,385</u> | <u>8,505,792</u> |
| Total Governmental Activities Net Position | <u>7,295,745</u> | <u>9,548,988</u> | <u>10,831,380</u> | <u>12,704,378</u> |
| Total Primary Government Net Position | <u>\$7,295,745</u> | <u>\$9,548,988</u> | <u>\$10,831,380</u> | <u>\$12,704,378</u> |

SOURCE: Annual Comprehensive Financial Report 2013-2022



TABLE 1

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| \$ 3,966,782 | \$ 3,629,947 | \$ 4,400,301 | \$11,053,303 | \$10,384,035 | \$13,294,382 |
| | | \$ 1,477,431 | | | \$ 5,172,716 |
| <u>10,471,157</u> | <u>6,356,711</u> | <u>3,399,230</u> | <u>(2,275,903)</u> | <u>(1,414,258)</u> | <u>(6,164,125)</u> |
| <u>14,437,939</u> | <u>9,986,658</u> | <u>9,276,962</u> | <u>8,777,400</u> | <u>8,969,777</u> | <u>12,302,973</u> |
| <u>\$14,437,939</u> | <u>\$ 9,986,658</u> | <u>\$ 9,276,962</u> | <u>\$ 8,777,400</u> | <u>\$ 8,969,777</u> | <u>\$12,302,973</u> |



TRAVIS CENTRAL APPRAISAL DISTRICT
Change in Net Position
 Last Ten Fiscal Years
 (Accrual Basis of Accounting- Unaudited)

| | <u>2013</u> | <u>2014</u> | <u>2015</u> | <u>2016</u> |
|---|---------------------|---------------------|---------------------|---------------------|
| Expenses | | | | |
| Governmental Activities | | | | |
| Appraisal services | \$11,693,736 | \$12,032,932 | \$13,048,016 | \$15,741,400 |
| Interest on long-term debt | 11,116 | - | - | - |
| Total Governmental Activities Expenses | <u>11,704,852</u> | <u>12,032,932</u> | <u>13,048,016</u> | <u>15,741,400</u> |
| Total Primary Government Expenses | <u>11,704,852</u> | <u>12,032,932</u> | <u>13,048,016</u> | <u>15,741,400</u> |
| Program Revenues | | | | |
| Governmental Activities | | | | |
| Fees, fines, and charges for services | 13,468,605 | 14,283,508 | 17,245,865 | 17,598,826 |
| Total Governmental Activities Program Revenues | <u>13,468,605</u> | <u>14,283,508</u> | <u>17,245,865</u> | <u>17,598,826</u> |
| Total Primary Government Program Revenues | <u>13,468,605</u> | <u>14,283,508</u> | <u>17,245,865</u> | <u>17,598,826</u> |
| Net Revenue (Expense) | 1,763,753 | 2,250,576 | 4,197,849 | 1,857,426 |
| Interest income | 5,231 | 2,667 | 4,993 | 15,572 |
| Change in net position | 1,768,984 | 2,253,243 | 4,202,842 | 1,872,998 |
| Net position- beginning of year | 5,526,761 | 7,295,745 | 9,548,988 | 10,831,380 |
| Net position restatement | - | - | (2,920,450) | - |
| Adjusted net position, beginning of year | 5,526,761 | 7,295,745 | 6,628,538 | 10,831,380 |
| Net position- end of year | <u>\$ 7,295,745</u> | <u>\$ 9,548,988</u> | <u>\$10,831,380</u> | <u>\$12,704,378</u> |

SOURCE: Annual Comprehensive Financial Report 2013-2022



TABLE 2

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| \$16,151,994 | \$17,052,753 | \$20,279,111 | \$20,474,989 | \$19,747,570 | \$22,319,927 |
| - | - | 250,191 | 413,792 | 403,828 | 358,310 |
| <u>16,151,994</u> | <u>17,052,753</u> | <u>20,529,302</u> | <u>20,888,781</u> | <u>20,151,398</u> | <u>22,678,237</u> |
| <u>16,151,994</u> | <u>17,052,753</u> | <u>20,529,302</u> | <u>20,888,781</u> | <u>20,151,398</u> | <u>22,678,237</u> |
| 17,791,989 | 18,827,658 | 19,486,627 | 20,291,346 | 20,340,393 | 25,845,489 |
| <u>17,791,989</u> | <u>18,827,658</u> | <u>19,486,627</u> | <u>20,291,346</u> | <u>20,340,393</u> | <u>25,845,489</u> |
| <u>17,791,989</u> | <u>18,827,658</u> | <u>19,486,627</u> | <u>20,291,346</u> | <u>20,340,393</u> | <u>25,845,489</u> |
| 1,639,995 | 1,774,905 | (1,042,675) | (597,435) | 188,995 | 3,167,252 |
| <u>93,566</u> | <u>252,248</u> | <u>332,979</u> | <u>97,873</u> | <u>3,382</u> | <u>165,944</u> |
| 1,733,561 | 2,027,153 | (709,696) | (499,562) | 192,377 | 3,333,196 |
| 12,704,378 | 14,437,939 | 9,986,658 | 9,276,962 | 8,777,400 | 8,969,777 |
| - | (6,478,434) | - | - | - | - |
| <u>12,704,378</u> | <u>7,959,505</u> | <u>9,986,658</u> | <u>9,276,962</u> | <u>8,777,400</u> | <u>8,969,777</u> |
| <u>\$14,437,939</u> | <u>\$ 9,986,658</u> | <u>\$ 9,276,962</u> | <u>\$ 8,777,400</u> | <u>\$ 8,969,777</u> | <u>\$12,302,973</u> |



TRAVIS CENTRAL APPRAISAL DISTRICT
Fund Balance- Governmental Funds
 Last Ten Fiscal Years
 (Modified Accrual Basis of Accounting- Unaudited)

| | <u>2013</u> | <u>2014</u> | <u>2015</u> | <u>2016</u> |
|-------------------------------------|-------------------------------|-------------------------------|-------------------------------|-------------------------------|
| Governmental Funds | | | | |
| Nonspendable | \$ 377,866 | \$ 311,360 | \$1,243,778 | \$ 893,474 |
| Restricted | - | - | - | - |
| Committed | - | 1,250,000 | 3,419,849 | 3,164,814 |
| Assigned | - | - | - | - |
| Unassigned | <u>2,302,068</u> | <u>1,935,393</u> | <u>1,478,066</u> | <u>3,516,402</u> |
| Total Governmental Funds | <u><u>\$2,679,934</u></u> | <u><u>\$3,496,753</u></u> | <u><u>\$6,141,693</u></u> | <u><u>\$7,574,690</u></u> |

SOURCE: Annual Comprehensive Financial Report 2013-2022



TABLE 3

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|---------------------------|----------------------------|----------------------------|---------------------------|---------------------------|---------------------------|
| \$ 751,287 | \$ 667,721 | \$ 541,218 | \$ 626,330 | \$ 463,960 | \$ 611,153 |
| - | - | 1,477,431 | - | - | - |
| 4,164,814 | 6,228,423 | 6,070,049 | 3,611,106 | 3,075,106 | 1,700,700 |
| - | - | - | - | - | - |
| <u>4,947,830</u> | <u>4,751,356</u> | <u>4,582,374</u> | <u>673,817</u> | <u>2,604,451</u> | <u>1,377,694</u> |
| <u><u>\$9,863,931</u></u> | <u><u>\$11,647,500</u></u> | <u><u>\$12,671,072</u></u> | <u><u>\$4,911,253</u></u> | <u><u>\$6,143,517</u></u> | <u><u>\$3,689,547</u></u> |



TRAVIS CENTRAL APPRAISAL DISTRICT
Change in Fund Balance- Governmental Funds
 Last Ten Fiscal Years
 (Modified Accrual Basis of Accounting- Unaudited)

| | 2013 | 2014 | 2015 | 2016 |
|---|--------------------------|--------------------------|----------------------------|----------------------------|
| Revenues | | | | |
| Assessments | \$13,375,023 | \$14,246,848 | \$17,149,799 | \$17,492,994 |
| Less: Refunds | - | (89,434) | (26,908) | - |
| | <u>13,375,023</u> | <u>14,157,414</u> | <u>17,122,891</u> | <u>17,492,994</u> |
| Investment earnings | 5,231 | 2,667 | 4,993 | 15,572 |
| Charges for services | 23,673 | 24,444 | 31,707 | 28,886 |
| Miscellaneous income | <u>69,909</u> | <u>101,650</u> | <u>89,267</u> | <u>76,946</u> |
| Total Revenue | 13,473,836 | 14,286,175 | 17,248,858 | 17,614,398 |
| Expenditures | | | | |
| Appraisal Services | | | | |
| Payroll and related expenses | 10,553,042 | 10,283,671 | 10,735,612 | 9,833,785 |
| Data processing | 354,679 | 552,623 | 617,689 | 1,332,497 |
| Transportation | 11,843 | 17,566 | 11,031 | 22,351 |
| Operating supplies | 180,563 | 90,473 | 189,457 | 585,281 |
| Rentals | 44,724 | 57,161 | 59,672 | 64,227 |
| Legal & professional | 363,566 | 895,228 | 988,761 | 1,256,519 |
| Utilities and telephone | 174,140 | 178,163 | 188,981 | 199,302 |
| Building and equipment maintenance | 98,024 | 159,497 | 152,316 | 192,145 |
| Insurance | | | | |
| Other services | 716,010 | 857,625 | 1,092,679 | 1,753,409 |
| Debt Service | | | | |
| Principal | 23,588 | - | - | - |
| Interest | 11,116 | - | - | - |
| Capital outlay | <u>370,516</u> | <u>377,349</u> | <u>569,720</u> | <u>941,885</u> |
| Total Expenditures | 12,901,811 | 13,469,356 | 14,605,918 | 16,181,401 |
| Excess (Deficiency) of Revenues Over (Under) Expenditures | 572,025 | 816,819 | 2,642,940 | 1,432,997 |
| Other Financing Sources (Uses) | - | - | 2,000 | - |
| Net Change in Fund Balance | <u>\$ 572,025</u> | <u>\$ 816,819</u> | <u>\$ 2,644,940</u> | <u>\$ 1,432,997</u> |
| Ratio of Debt Service Expenditures to total noncapital expenditures | 0.28% | 0.00% | 0.00% | 0.00% |

SOURCE: Annual Comprehensive Financial Report 2013-2022



TABLE 4

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|---------------------------|---------------------|---------------------|-----------------------|---------------------|-----------------------------|
| \$18,103,517 (311,528) | \$18,827,658 - | \$19,486,627 - | \$20,193,893 - | \$20,193,913 - | \$22,786,110 (1,082,402) |
| 17,791,989 | 18,827,658 | 19,486,627 | 20,193,893 | 20,193,913 | 21,703,708 |
| 93,566 | 252,248 | 332,979 | 97,873 | 3,382 | 165,944 |
| 30,583 | 30,611 | 15,710 | 6,876 | 4,437 | 9,162 |
| 87,590 | 75,852 | 104,398 | 90,577 | 142,043 | 83,112 |
| 18,003,728 | 19,186,369 | 19,939,714 | 20,389,219 | 20,343,775 | 21,961,926 |
| 11,146,348 | 11,253,473 | 12,257,122 | 11,245,917 | 11,504,602 | 14,987,936 |
| 1,206,626 | 551,025 | 511,294 | 596,998 | 587,718 | 582,739 |
| 53,916 | 51,919 | 32,332 | 26,052 | 9,397 | 19,479 |
| 169,475 | 192,446 | 285,192 | 415,952 | 149,682 | 203,946 |
| 65,424 | 143,982 | 487,706 | 144,046 | 135,309 | 132,980 |
| 1,310,221 | 2,339,462 | 2,726,782 | 3,888,938 | 2,896,398 | 4,512,122 |
| 212,177 | 223,916 | 354,890 | 575,710 | 626,312 | 625,058 |
| 139,863 | 235,734 | 364,224 | 361,966 | 298,408 | 356,787 |
| | | 28,551 | 70,093 | 60,584 | 73,030 |
| 910,437 | 1,660,001 | 1,878,183 | 1,590,251 | 1,830,322 | 2,390,109 |
| - | - | 159,600 | 333,889 | 343,770 | 6,113,552 |
| - | - | 214,819 | 414,949 | 405,068 | 380,172 |
| 500,000 | 425,422 | 9,615,447 | 8,484,277 | 263,941 | 238,937 |
| 15,714,487 | 17,077,380 | 28,916,142 | 28,149,038 | 19,111,511 | 30,616,847 |
| 2,289,241 | 2,108,989 | (8,976,428) | (7,759,819) | 1,232,264 | (8,654,921) |
| - | - | 10,000,000 | - | - | 6,200,951 |
| <u>\$ 2,289,241</u> | <u>\$ 2,108,989</u> | <u>\$ 1,023,572</u> | <u>\$ (7,759,819)</u> | <u>\$ 1,232,264</u> | <u>\$ (2,453,970)</u> |
| 0.00% | 0.00% | 1.94% | 3.81% | 3.97% | 21.38% |



REVENUE TRENDS





TRAVIS CENTRAL APPRAISAL DISTRICT
Assessments to Taxing Entities
Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|----------|------------------------------|--------------|--------------|--------------|--------------|
| 01 | AUSTIN ISD | 4,041,606.39 | 4,279,407.36 | 5,233,855.96 | 5,483,736.15 |
| 02 | CITY OF AUSTIN | 2,073,084.99 | 2,169,601.96 | 2,558,155.56 | 2,557,717.25 |
| 03 | TRAVIS COUNTY | 2,633,598.34 | 2,720,660.04 | 3,107,303.11 | 3,032,475.98 |
| 05 | CITY OF MANOR | 9,976.65 | 10,725.48 | 13,265.13 | 14,807.88 |
| 06 | DEL VALLE ISD | 241,494.99 | 263,267.72 | 312,056.63 | 336,257.57 |
| 07 | LAKE TRAVIS ISD | 475,740.66 | 501,785.36 | 615,605.40 | 649,335.79 |
| 08 | EANES ISD | 606,527.95 | 633,684.64 | 770,149.82 | 788,284.83 |
| 09 | CITY OF WEST LAKE HILLS | 3,580.76 | 3,741.80 | 4,591.73 | 5,066.92 |
| 10 | TRAVIS CO WCID NO 10 | 3,723.76 | 4,106.44 | 5,017.61 | 5,195.57 |
| 11 | CITY OF ROLLINGWOOD | 5,232.42 | 5,917.40 | 6,887.48 | 7,217.61 |
| 12 | VILLAGE OF SAN LEANNA | 549.70 | 563.28 | 680.82 | 695.34 |
| 16 | LAGO VISTA ISD | 84,122.63 | 80,034.96 | 92,832.92 | 88,503.04 |
| 17 | TRAVIS CO WCID NO 17 | 12,397.71 | 12,437.80 | 15,144.69 | 15,756.66 |
| 18 | TRAVIS CO WCID NO 18 | 5,026.41 | 4,965.68 | 2,747.27 | 2,824.53 |
| 19 | PFLUGERVILLE ISD | 582,770.11 | 609,531.52 | 760,621.52 | 784,595.75 |
| 20 | CITY OF PFLUGERVILLE | 88,434.03 | 88,492.20 | 104,058.29 | 110,579.82 |
| 21 | CITY OF LAKEWAY | 24,561.29 | 25,283.36 | 30,160.51 | 31,447.03 |
| 22 | COUPLAND ISD | 187.83 | 181.88 | 216.71 | 202.24 |
| 23 | TRAVIS CO WCID POINT VENTURE | 3,228.78 | 3,178.88 | 3,588.56 | 5,593.91 |
| 25 | HURST CREEK MUD | 8,155.65 | 7,833.44 | 8,761.41 | 8,529.48 |
| 26 | LAKEWAY MUD | 10,036.07 | 9,828.36 | 10,844.26 | 9,000.72 |
| 27 | LOST CREEK MUD | 4,237.40 | 4,140.36 | 3,477.64 | 3,463.70 |
| 32 | WELLS BRANCH MUD | 17,317.01 | 17,774.56 | 20,333.32 | 19,857.53 |
| 33 | SHADY HOLLOW MUD | 639.24 | 632.92 | 758.03 | 766.00 |
| 34 | MANOR ISD | 255,197.85 | 244,205.92 | 359,985.05 | 312,248.28 |
| 35 | TRAVIS CO WCID NO 19 | 2,333.39 | 2,316.72 | 2,566.16 | 2,521.50 |
| 37 | TRAVIS CO WCID NO 20 | 5,437.66 | 4,148.22 | 4,455.07 | 4,159.89 |
| 38 | DRIPPING SPRINGS ISD | 782.33 | 804.28 | 942.09 | 834.64 |
| 39 | TRAVIS CO ESD NO 9 | 23,308.15 | 22,983.16 | 25,828.48 | 26,227.50 |
| 40 | CITY OF CREEDMOOR | 805.34 | 860.80 | 917.88 | 907.17 |
| 41 | TRAVIS CO ESD NO 1 | 11,118.82 | 10,734.88 | 12,374.12 | 12,108.20 |
| 49 | CITY OF LAGO VISTA | 19,765.54 | 19,941.24 | 23,512.28 | 23,641.92 |
| 50 | CITY OF JONESTOWN | 11,526.20 | 11,011.10 | 12,203.81 | 11,850.08 |
| 51 | TRAVIS CO ESD NO 11 | 3,661.68 | 3,860.88 | 4,340.61 | 4,498.98 |
| 52 | TRAVIS CO ESD NO 6 | 47,948.02 | 50,410.24 | 62,047.64 | 65,803.75 |
| 55 | VILLAGE OF BRIARCLIFF | 1,156.74 | 1,221.44 | 2,096.55 | 2,100.20 |
| 56 | TRAVIS CO ESD NO 5 | 4,526.54 | 4,518.48 | 5,730.38 | 5,023.60 |
| 57 | TRAVIS CO ESD NO 4 | 7,255.95 | 7,277.28 | 8,720.16 | 8,297.10 |
| 58 | TRAVIS CO ESD NO 10 | 6,823.63 | 7,026.72 | 8,508.31 | 8,689.28 |
| 59 | RIVER PLACE MUD | 7,692.98 | 7,752.16 | 8,843.83 | 6,587.39 |
| 61 | CITY OF MUSTANG RIDGE | 1,029.06 | 1,100.48 | 1,412.38 | 1,385.07 |
| 68 | AUSTIN COMM COLL DIST | 442,411.33 | 462,549.48 | 566,567.45 | 645,862.60 |
| 69 | LEANDER ISD | 459,991.96 | 486,629.00 | 599,913.21 | 614,235.21 |
| 70 | TRAVIS CO MUD NO 2 | 5,481.04 | 5,712.92 | 6,879.66 | 7,437.23 |
| 71 | TRAVIS CO ESD NO 14 | 3,877.35 | 3,878.96 | 4,581.03 | 2,254.68 |
| 72 | TRAVIS CO ESD NO 12 | 5,398.29 | 5,768.96 | 7,093.11 | 7,448.53 |
| 73 | ONION CREEK METRO PARK DIST | - | - | - | - |
| 77 | TRAVIS CO ESD NO 8 | 7,550.91 | 7,662.00 | 8,870.90 | 9,028.27 |
| 78 | NW TR CO RD DIST 3 GLDN TRI | 2,934.35 | 2,913.76 | - | - |
| 83 | CITY OF BEE CAVE | 984.02 | 1,070.84 | 1,363.80 | 1,624.98 |
| 84 | NORTHTOWN MUD | 16,552.69 | 19,187.20 | 21,512.28 | 22,160.44 |



TABLE 5

(1 of 4)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|--------------|--------------|--------------|--------------|--------------|--------------|
| 5,851,085.66 | 6,166,708.47 | 6,434,518.25 | 6,473,404.36 | 6,196,162.54 | 6,881,746.81 |
| 2,615,588.75 | 2,763,288.02 | 2,846,278.29 | 3,031,981.86 | 3,568,149.34 | 3,996,464.86 |
| 2,955,444.66 | 2,973,311.85 | 2,986,658.63 | 3,297,784.40 | 3,244,754.54 | 3,610,266.77 |
| 18,723.18 | 22,052.58 | 27,077.70 | 34,147.00 | 33,820.60 | 40,687.29 |
| 332,263.64 | 354,187.39 | 384,833.37 | 413,269.67 | 402,911.12 | 490,340.65 |
| 675,961.37 | 702,343.77 | 743,922.57 | 735,863.31 | 697,241.87 | 776,302.72 |
| 817,087.04 | 813,465.98 | 818,474.83 | 793,171.29 | 743,409.04 | 824,236.49 |
| 5,239.34 | 6,107.74 | 6,729.22 | 6,982.56 | 7,471.65 | 8,695.09 |
| 12,453.95 | 17,760.90 | 17,104.90 | 16,910.38 | 15,782.65 | 16,979.84 |
| 8,034.73 | 8,730.43 | 8,844.46 | 9,326.02 | 10,351.93 | 11,117.24 |
| 694.89 | 675.31 | 733.76 | 762.99 | 716.73 | 860.88 |
| 88,448.80 | 89,043.47 | 95,208.91 | 96,631.94 | 91,204.45 | 113,450.49 |
| 16,600.98 | 17,085.78 | 17,611.46 | 18,030.78 | 16,974.34 | 18,951.54 |
| 2,897.73 | 2,741.33 | 2,632.32 | 2,561.22 | 2,434.10 | 2,775.99 |
| 829,177.47 | 889,314.80 | 959,436.38 | 987,846.19 | 961,595.05 | 1,138,855.82 |
| 117,661.57 | 125,248.84 | 124,443.90 | 135,100.32 | 129,842.38 | 156,985.98 |
| 30,820.49 | 34,998.43 | 34,362.54 | 35,660.91 | 34,154.66 | 37,812.92 |
| 221.03 | 215.80 | 218.80 | 198.50 | 226.88 | 294.57 |
| 5,550.58 | 5,855.69 | 6,215.21 | 6,639.83 | 7,369.80 | 9,474.73 |
| 7,823.68 | 7,343.82 | 7,110.89 | 7,075.76 | 6,659.25 | 7,386.66 |
| 7,870.88 | 7,397.55 | 6,819.17 | 6,265.72 | 5,611.64 | 5,281.22 |
| - | - | - | - | - | - |
| 20,564.94 | 20,774.24 | 21,526.77 | 21,873.07 | 19,778.95 | 20,766.82 |
| 612.92 | 792.59 | 331.92 | 1,939.52 | 1,808.34 | 1,941.27 |
| 349,443.89 | 348,361.20 | 361,507.44 | 367,372.80 | 360,743.74 | 415,197.52 |
| 2,389.12 | 2,416.63 | 2,447.97 | 2,537.08 | 2,330.11 | 2,620.41 |
| 4,233.49 | 4,185.35 | 4,087.18 | 4,012.49 | 3,657.71 | 3,965.41 |
| 811.24 | 782.01 | 739.37 | 729.11 | 705.82 | 789.22 |
| 24,504.29 | 25,564.63 | 26,820.98 | 27,497.02 | 27,190.87 | 32,071.37 |
| 1,005.36 | 930.05 | 899.53 | 1,028.45 | 974.49 | 1,242.95 |
| 12,011.78 | 12,077.74 | 12,813.19 | 13,627.01 | 13,304.50 | 16,561.54 |
| 23,979.84 | 24,710.08 | 26,845.19 | 29,571.68 | 29,512.76 | 33,536.15 |
| 11,640.52 | 11,739.33 | 14,370.91 | 3,100.32 | 11,669.98 | 13,819.52 |
| 4,638.75 | 5,178.22 | 5,604.70 | 6,933.92 | 6,964.19 | 10,171.03 |
| 68,194.51 | 70,204.62 | 69,529.25 | 71,672.75 | 68,326.70 | 81,082.75 |
| 2,116.23 | 1,964.80 | 1,951.22 | 1,987.19 | 1,851.93 | 2,046.06 |
| 5,728.58 | 5,979.41 | 6,225.09 | 6,808.92 | 6,918.29 | 8,571.11 |
| 9,346.61 | 9,589.18 | 9,911.80 | 10,457.62 | 9,945.02 | 10,088.71 |
| 8,794.73 | 8,979.53 | 9,139.63 | 9,598.53 | 9,224.84 | 10,865.73 |
| 5,961.96 | 2,146.41 | - | - | - | - |
| 1,398.36 | 1,448.22 | 1,484.29 | 1,759.07 | 1,681.72 | 2,055.15 |
| 697,720.93 | 722,494.77 | 785,460.68 | 831,805.81 | 817,912.07 | 941,494.55 |
| 634,294.20 | 644,818.42 | 659,876.79 | 649,258.37 | 613,783.61 | 688,247.19 |
| 7,625.70 | 8,023.54 | 8,157.02 | 9,089.67 | 9,114.08 | 12,667.90 |
| 2,233.29 | 2,401.71 | 2,464.73 | 2,537.70 | 2,382.02 | 2,801.47 |
| 7,958.82 | 26,732.84 | 9,808.38 | 11,221.17 | 11,465.49 | 14,751.75 |
| 14.38 | 51.51 | 292.27 | 490.62 | 744.47 | 1,390.58 |
| 9,251.98 | 9,429.62 | 10,487.05 | 10,878.13 | 10,502.84 | 12,559.58 |
| - | - | - | - | - | - |
| 1,777.91 | 1,808.40 | 2,001.11 | 2,042.71 | 1,967.12 | 2,206.31 |
| 22,810.23 | 23,448.03 | 21,750.31 | 21,832.61 | 20,445.19 | 24,232.43 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Assessments to Taxing Entities
Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|----------|--------------------------------------|------------|------------|------------|------------|
| 10E | TRAVIS CO ESD NO 17 | - | - | - | - |
| 10F | TRAVIS CO MUD NO 26 | - | - | - | - |
| 1A | HAYS CONSOLIDATED ISD | 579.17 | 600.96 | 735.18 | 645.94 |
| 1B | TRAVIS CO ESD NO 7 | - | - | - | - |
| 1C | TRAVIS CO ESD NO 3 | 10,629.36 | 10,644.52 | 12,185.41 | 12,539.60 |
| 1D | TRAVIS CO MUD NO 5 | 3,283.69 | 3,530.00 | 4,892.32 | 5,603.18 |
| 1F | TANGLEWD FOREST LTD DIST | 2,554.73 | 2,444.88 | 2,880.04 | 2,892.57 |
| 1H | COTTONWD CREEK MUD NO 1 | 2,377.29 | 2,475.88 | 2,532.17 | 3,036.50 |
| 1J | CYPRESS RANCH WCID NO 1 | 2,182.73 | 2,873.92 | 4,326.68 | 5,413.40 |
| 1K | BELVEDERE MUD | 1,681.23 | 2,057.48 | 2,938.00 | 3,519.28 |
| 1L | BASTROP-TRAVIS COUNTIES ESD NO 1 | 459.84 | 495.00 | 649.57 | 670.23 |
| 2A | ELGIN ISD | 12,582.34 | 12,840.32 | 16,032.91 | 16,129.07 |
| 2D | TRAVIS CO MUD NO 6 | 3,535.59 | 3,682.76 | 4,228.96 | 4,163.55 |
| 2F | CITY OF ROUND ROCK | 5,438.43 | 5,785.08 | 7,028.24 | 7,768.54 |
| 2G | WMSN CO WSID DIST 3 | 1,994.17 | 1,934.88 | 2,335.93 | 2,212.92 |
| 2H | NE TRAVIS CO UTILITY DIST | 7,215.95 | 7,842.36 | 10,007.09 | 10,449.30 |
| 2J | TRAVIS COUNTY HEALTHCARE DISTRICT | 416,081.10 | 710,287.76 | 861,381.36 | 857,215.35 |
| 2K | PRESIDENTIAL GLEN MUD | 169.94 | 367.28 | 691.12 | 1,038.89 |
| 2L | TRAVIS CO MUD NO 16 | 2,074.04 | 3,083.16 | 5,254.57 | 6,878.45 |
| 2N | NORTH AUSTIN MUD NO 1 | 1,430.86 | 1,328.56 | 1,563.15 | 1,516.70 |
| 2R | TRAVIS CO MUD NO 23 | - | - | - | - |
| 3A | MARBLE FALLS ISD | 31,470.31 | 30,596.88 | 33,554.12 | 32,553.66 |
| 3C | TRAVIS CO WCID 17 STEINER RANCH (DA) | 41,861.74 | 39,650.52 | 46,327.31 | 41,297.23 |
| 3D | TRAVIS CO MUD NO 7 | 79.88 | 78.84 | 87.56 | 240.07 |
| 3F | CITY OF CEDAR PARK | 7,880.50 | 8,171.40 | 9,563.53 | 21,787.87 |
| 3G | TRAVIS CO MUD NO 14 | 3,197.17 | 3,267.80 | 3,925.59 | 4,000.22 |
| 3M | WILLIAMSON/TRAVIS MUD NO 1 | 2,953.77 | 2,804.08 | 2,989.54 | 2,818.78 |
| 3N | TRAVIS CO MUD NO 18 | - | 53.76 | 237.93 | 1,429.86 |
| 3R | TRAVIS CO MUD NO 24 | - | - | - | - |
| 4A | JOHNSON CITY ISD | 576.92 | 651.96 | 650.25 | 601.01 |
| 4D | TRAVIS CO MUD NO 8 | 2,265.44 | 2,377.80 | 2,856.29 | 2,925.18 |
| 4F | TRAVIS CO MUD NO 10 | 3,814.07 | 3,479.68 | 4,350.21 | 4,213.86 |
| 4H | TRAVIS CO WCID 17 FLINTROCK (DA) | 5,544.88 | 5,423.00 | 6,618.00 | 6,713.78 |
| 4J | TRAVIS CO MUD NO 11 | 5,267.27 | 6,330.80 | 8,812.33 | 9,684.69 |
| 4K | TRAVIS CO MUD NO 12 | 335.01 | 569.26 | 1,356.41 | 3,292.77 |
| 4L | TRAVIS CO MUD NO 13 | 685.09 | 1,096.44 | 1,858.30 | 2,641.79 |
| 4M | PILOT KNOB MUD NO 3 | - | - | 150.44 | 344.70 |
| 4P | PILOT KNOB MUD NO 2 | - | - | - | - |
| 4R | PILOT KNOB MUD NO 5 | - | - | - | - |
| 5A | ROUND ROCK ISD | 374,993.11 | 378,109.52 | 469,358.01 | 467,605.80 |
| 5D | TRAVIS CO MUD NO 9 | 155.66 | 153.20 | 174.63 | 156.80 |
| 5E | SENNA HILLS MUD | 6,199.93 | 6,524.64 | 7,831.83 | 7,936.72 |
| 5F | CITY OF ELGIN | 1,543.68 | 1,402.98 | 1,703.26 | 1,828.98 |
| 5G | VILLAGE OF VOLENTE | 990.49 | 1,042.24 | 1,209.47 | 946.40 |
| 5H | VILLAGE OF WEBBERVILLE | 250.53 | 246.80 | 310.87 | 312.84 |



TABLE 5
(2 of 4)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|------------|------------|------------|------------|------------|--------------|
| - | - | - | - | - | 9,623.12 |
| - | - | - | - | - | 6.89 |
| 859.88 | 691.91 | 646.17 | 784.23 | 841.12 | 1,307.90 |
| - | 11,889.12 | 11,864.22 | 12,080.15 | 11,818.23 | 14,653.18 |
| 14,350.28 | 14,613.36 | 14,212.53 | 12,120.14 | 11,471.40 | 11,139.22 |
| 7,040.41 | 7,214.17 | 7,387.05 | 7,620.06 | 7,663.58 | 9,363.40 |
| 2,977.34 | 3,353.83 | 3,516.02 | 3,720.56 | 3,435.93 | 3,933.66 |
| 3,838.44 | 4,716.72 | 6,395.89 | 7,686.76 | 8,258.76 | 11,016.59 |
| 6,080.34 | 6,170.89 | 6,682.65 | 6,872.55 | 6,255.00 | 7,343.95 |
| 3,506.82 | 3,408.04 | 3,153.93 | 2,862.08 | 2,533.92 | 2,844.04 |
| 753.53 | 830.57 | 865.67 | 880.92 | 831.54 | 1,095.72 |
| 17,470.96 | 18,137.17 | 19,831.78 | 20,119.70 | 18,810.08 | 27,818.68 |
| 3,780.71 | 3,564.05 | 3,463.03 | 3,001.67 | 2,696.94 | 2,840.34 |
| 8,040.81 | 8,255.13 | 8,425.65 | 9,659.32 | 9,882.27 | 9,750.61 |
| 2,223.20 | 2,361.84 | 2,491.85 | 2,712.67 | 2,673.11 | 3,187.61 |
| 10,028.79 | 9,088.50 | 8,088.68 | 8,215.54 | 7,371.27 | 8,248.23 |
| 851,558.84 | 865,495.72 | 887,072.23 | 942,465.81 | 955,764.88 | 1,129,195.55 |
| 1,011.01 | 1,405.69 | 1,982.09 | 2,832.22 | 2,990.69 | 3,713.13 |
| 7,509.95 | 8,264.58 | 8,869.41 | 8,980.77 | 8,412.56 | 9,095.59 |
| 1,450.47 | 1,426.52 | 1,457.56 | 1,546.70 | 1,456.85 | 1,630.57 |
| - | 2.24 | 74.16 | 1,212.90 | 3,364.64 | 4,929.86 |
| 31,920.27 | 30,610.52 | 31,990.24 | 30,057.53 | 28,270.93 | 32,358.94 |
| 33,314.12 | 32,890.55 | 31,645.94 | 30,935.40 | 28,285.57 | 29,638.74 |
| 73.74 | 69.95 | 66.41 | 64.46 | 59.01 | 63.39 |
| 22,100.93 | 21,618.83 | 20,856.72 | 21,183.15 | 19,861.37 | 22,470.41 |
| 4,108.73 | 4,225.13 | 4,068.76 | 4,261.64 | 4,025.65 | 5,316.04 |
| 2,660.10 | 2,522.65 | 2,351.10 | 2,294.24 | 1,896.70 | 2,095.72 |
| 2,638.66 | 4,307.66 | 6,038.68 | 7,740.45 | 7,432.82 | 8,797.98 |
| - | 5.88 | 6.94 | 6.75 | 17.56 | 31.32 |
| 583.79 | 538.17 | 516.16 | 566.14 | 576.28 | 574.30 |
| 3,130.29 | 3,613.17 | 3,587.08 | 4,428.62 | 3,717.30 | 4,374.02 |
| 3,981.96 | 3,600.28 | 3,436.45 | 3,488.85 | 3,268.26 | 4,355.05 |
| 6,347.82 | 5,717.31 | 5,381.92 | 5,311.29 | 5,071.85 | 5,785.98 |
| 9,073.99 | 8,168.93 | 8,038.08 | 7,552.71 | 6,871.85 | 6,980.40 |
| 3,883.40 | 4,458.46 | 5,285.80 | 6,866.67 | 7,670.67 | 10,056.48 |
| 3,239.70 | 4,839.86 | 5,842.00 | 6,941.17 | 7,545.50 | 9,961.08 |
| 652.58 | 2,428.84 | 3,666.59 | 4,785.60 | 6,330.68 | 12,696.23 |
| - | 104.41 | 86.58 | 122.49 | 450.90 | 2,101.95 |
| | | | | 20.20 | 69.27 |
| 487,937.49 | 494,646.81 | 509,958.90 | 502,765.87 | 474,087.92 | 506,139.57 |
| 148.70 | 143.93 | 140.65 | 138.67 | 126.97 | 131.94 |
| 7,719.40 | 7,698.49 | 7,263.82 | 6,377.20 | 5,633.64 | 6,051.04 |
| 2,382.45 | 2,535.55 | 2,617.47 | 2,736.61 | 2,599.74 | 3,171.80 |
| 970.98 | 993.77 | 900.59 | 962.21 | 911.99 | 1,024.63 |
| 355.63 | 370.76 | 355.14 | 344.73 | 327.72 | 315.74 |



TRAVIS CENTRAL APPRAISAL DISTRICT

Assessments to Taxing Entities

Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|----------|-----------------------------------|-----------|-----------|-----------|-----------|
| 5J | KELLY LANE WCID NO 1 | 2,576.08 | 3,089.92 | 4,188.61 | 5,313.46 |
| 5K | KELLY LANE WCID NO 2 | 70.92 | 117.44 | 400.58 | 1,228.49 |
| 5L | LAZY NINE MUD NO 1A | - | - | - | - |
| 5M | LAZY NINE MUD NO 1B | 38.91 | 1,385.44 | 4,015.49 | 7,615.70 |
| 6E | LAKE POINTE MUD NO 3 (DA) | 2,520.73 | 2,657.44 | 3,085.58 | 3,113.40 |
| 6F | CITY OF LEANDER | 8,907.04 | 11,538.68 | 16,682.17 | 19,973.87 |
| 6G | TRAVIS CO MUD NO 15 | 3,207.21 | 3,882.00 | 5,298.63 | 6,159.33 |
| 6H | WEST TRAVIS CO MUD NO 6 | 5,245.04 | 6,119.52 | 7,585.70 | 9,151.84 |
| 6J | WEST TRAVIS CO MUD NO 8 | 4,825.96 | 5,317.40 | 5,235.77 | 4,569.22 |
| 6L | TRAVIS CO MUD NO 17 | - | 10.32 | 302.39 | 1,021.40 |
| 6M | TRAVIS CO MUD NO 21 | - | - | 25.97 | 563.40 |
| 6P | LOST CREEK LIMITED DISTRICT | - | - | - | - |
| 6R | TRAVIS CO ESD NO 15 | - | - | - | - |
| 6T | ALTESSA MUD | - | - | - | - |
| 7A | MOORES CROSSING MUD | 3,482.22 | 3,431.80 | 4,386.91 | 4,872.45 |
| 7D | LAKE POINTE MUD NO 5 (DA) | 2,638.67 | 2,720.60 | 3,234.02 | 3,198.83 |
| 7E | VILLAGE OF THE HILLS | 458.40 | 439.64 | 527.65 | 526.14 |
| 7F | VILLAGE OF POINT VENTURE | 774.56 | 855.24 | 1,003.55 | 997.24 |
| 7G | WILBARGER CRK MUD NO 1 | 675.74 | 984.04 | 1,213.80 | 1,310.33 |
| 7H | WILBARGER CRK MUD NO 2 | 178.34 | 174.56 | 200.13 | 318.65 |
| 7J | LAKESIDE MUD NO 3 | 2,586.49 | 3,146.72 | 4,627.25 | 5,330.64 |
| 7K | SUNFIELD MUD NO 1 | 0.27 | 0.28 | 0.30 | 11.18 |
| 7N | TRAVIS CO MUD NO 19 | - | - | - | - |
| 7P | TRAVIS CO MUD NO 20 | - | - | - | - |
| 7R | TRAVIS CO MUD NO 22 | - | - | - | - |
| 7T | LAKESIDE MUD NO 5 | - | - | - | - |
| 8C | TRAVIS CO MUD NO 3 | 13,713.30 | 13,756.28 | 15,670.13 | 14,963.53 |
| 8E | RNCH @ CYPRSS CRK MUD 1 | 2,159.63 | 1,856.96 | 1,931.85 | 1,649.89 |
| 8G | WMSN-TR CO WCID NO 1D | - | - | - | - |
| 8H | BELLA VISTA MUD | 2,556.74 | 2,597.48 | 3,077.37 | - |
| 8I | WMSN-TR CO WCID NO 1F | 1,956.71 | 2,177.00 | 2,849.29 | - |
| 8J | WMSN-TR CO WCID NO 1G | 6,569.19 | 6,349.28 | 7,642.57 | - |
| 8K | TRAVIS CO ESD NO 13 | 253.65 | 256.04 | 308.06 | 299.66 |
| 8L | TRAVIS CO BEE CAVE ROAD DIST NO 1 | 5,763.05 | 5,731.48 | 6,404.49 | 5,890.16 |
| 8N | ANDERSON MILL LIMITED DISTRICT | 49.91 | 53.12 | 62.83 | 60.07 |
| 8P | RIVER PLACE LIMITED DISTRICT | - | - | - | - |
| 8R | TRAVIS CO ESD NO 16 | - | - | - | - |
| 9B | TRAVIS CO ESD NO 2 | 31,244.42 | 32,442.00 | 39,893.16 | 41,605.81 |



TABLE 5
(3 of 4)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-----------|-----------|-----------|-----------|-----------|-----------|
| 6,587.75 | 7,441.17 | 7,593.61 | 7,771.61 | 7,284.36 | 8,055.35 |
| 2,445.41 | 4,272.52 | 6,514.96 | 6,637.50 | 6,371.72 | 6,935.13 |
| - | 18.59 | 805.39 | 799.47 | 817.63 | 900.14 |
| 9,011.71 | 10,986.95 | 13,256.31 | 16,347.45 | 17,991.63 | 23,714.94 |
| 3,068.05 | 2,863.93 | 1,888.47 | 1,947.42 | 1,864.42 | 2,065.54 |
| 22,334.57 | 24,506.67 | 27,141.72 | 31,513.83 | 33,757.88 | 39,282.61 |
| 6,992.43 | 9,149.90 | 9,443.36 | 9,886.21 | 9,165.17 | 10,064.27 |
| 10,555.24 | 11,046.41 | 9,088.90 | 9,426.98 | 9,037.93 | 10,254.18 |
| 4,937.61 | 4,828.35 | 5,143.74 | 4,888.18 | 5,082.79 | 5,326.06 |
| 2,236.95 | 2,798.17 | 3,401.93 | 4,431.65 | 5,560.91 | 9,501.85 |
| 1,483.92 | 2,126.34 | 3,574.85 | 5,312.58 | 6,527.08 | 8,744.59 |
| 2,447.01 | 2,293.71 | 2,077.51 | 2,034.71 | 1,920.16 | 2,089.24 |
| - | 5,294.42 | 5,698.28 | 7,028.72 | 6,962.38 | 10,170.27 |
| - | - | - | - | - | 0.16 |
| 5,360.61 | 5,752.13 | 6,064.21 | 6,202.89 | 5,812.67 | 7,090.18 |
| 3,088.12 | 3,088.60 | 2,756.30 | 2,805.79 | 2,622.00 | 2,896.31 |
| 1,236.63 | 1,239.62 | 2,040.69 | 2,039.75 | 1,871.35 | 2,219.18 |
| 1,021.31 | 1,097.16 | 1,171.60 | 1,209.70 | 1,163.78 | 1,357.93 |
| 1,345.81 | 1,382.23 | 1,489.70 | 2,318.00 | 4,045.12 | 5,655.01 |
| 353.67 | 335.65 | 319.18 | 307.17 | 281.63 | 307.15 |
| 6,418.08 | 7,117.75 | 7,755.07 | 7,879.77 | 7,384.37 | 8,595.64 |
| 7.28 | 4.68 | 8.16 | 6.64 | 2.53 | 2.72 |
| - | - | - | 33.94 | 130.59 | 640.99 |
| - | - | 45.72 | 139.72 | 465.74 | 1,274.92 |
| - | - | 96.25 | 106.67 | 809.05 | 2,315.89 |
| - | - | - | - | - | 6.41 |
| 15,043.00 | 15,283.37 | 14,871.63 | 14,649.05 | 13,404.53 | 15,175.00 |
| 1,634.56 | 1,622.26 | 1,505.83 | 1,653.02 | 1,522.47 | 1,796.95 |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| 298.68 | 300.15 | 354.33 | 363.94 | 371.89 | 381.21 |
| 5,516.84 | 4,372.76 | 4,138.95 | 5,553.57 | 4,937.52 | 3,552.46 |
| 63.34 | 67.56 | 68.41 | 70.60 | 65.59 | 83.00 |
| - | - | - | 2,198.71 | 2,159.51 | 2,547.56 |
| - | - | - | - | 8,187.83 | 9,786.36 |
| 46,545.70 | 49,441.79 | 53,378.55 | 57,487.11 | 55,906.35 | 61,115.87 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Assessments to Taxing Entities
 Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|-----------------|-------------------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| 9C | TRAVIS CO MUD NO 4 | 2,199.33 | 2,443.28 | 3,006.33 | 4,471.81 |
| 9D | LAKESIDE WCID NO 1 | 5,092.70 | 4,909.76 | 5,598.88 | 5,712.68 |
| 9G | LAKESIDE WCID NO 2A | 9.13 | 8.04 | 8.79 | 73.09 |
| 9H | LAKESIDE WCID NO 2B | 3,370.44 | 3,537.04 | 4,613.43 | 5,174.94 |
| 9I | LAKESIDE WCID NO 2C | 3,118.64 | 3,556.36 | 4,697.91 | 5,451.38 |
| 9J | LAKESIDE WCID NO 2D | 2,635.25 | 3,439.84 | 5,123.23 | 6,526.32 |
| 9L | TRAVIS CO WCID 17 SERENE HILLS (DA) | 25.83 | 232.08 | 926.98 | 1,963.56 |
| 9M | SOUTHEAST TRAVIS COUNTY MUD NO 1 | - | - | - | 1.26 |
| 9N | SOUTHEAST TRAVIS COUNTY MUD NO 2 | - | - | - | - |
| | TOTAL | \$ 13,375,023.00 | \$ 14,246,848.00 | \$ 17,149,799.00 | \$ 17,492,994.00 |

SOURCE: Travis Central Appraisal District- Internal Management Reports



TABLE 5
(4 of 4)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| 4,644.25 | 4,242.47 | 2,580.91 | 3,857.37 | 4,989.87 | 4,288.67 |
| 5,368.80 | 5,431.19 | 5,268.38 | 5,280.32 | 4,806.47 | 5,397.04 |
| 515.34 | 1,184.22 | 2,035.35 | 2,995.38 | 4,040.71 | 7,353.31 |
| 5,563.31 | 5,957.64 | 5,904.48 | 6,056.31 | 5,569.94 | 6,202.34 |
| 6,499.98 | 7,881.73 | 8,955.49 | 10,207.45 | 10,874.49 | 14,074.85 |
| 7,169.25 | 7,856.46 | 8,200.38 | 8,777.69 | 8,750.27 | 10,346.85 |
| 3,299.17 | 4,455.78 | 5,545.21 | 6,498.34 | 6,924.64 | 8,783.24 |
| 1.13 | 1.08 | 86.80 | 578.83 | 1,033.65 | 1,663.92 |
| - | 3.59 | 3.47 | 3.41 | 89.32 | 81.81 |
| \$ 18,103,517.00 | \$ 18,827,657.99 | \$ 19,486,627.00 | \$ 20,193,893.00 | \$ 20,193,913.20 | \$ 22,786,110.00 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Assessments Collected from Taxing Entities
 Last Ten Fiscal Years

| Fiscal Year Ended Dec. 31 | Total Assessments to Taxing Entities | Amount Collected | Surplus Credit/ Refund- Reduction of Liability | Amount Not Collected | Percent of Assessment |
|---------------------------|--------------------------------------|------------------|--|----------------------|-----------------------|
| 2013 | 13,375,023 | 13,375,023 | - | - | 100.00% |
| 2014 | 14,246,848 | 14,157,414 | 89,434 | - | 100.00% |
| 2015 | 17,149,799 | 17,122,872 | 26,927 | - | 100.00% |
| 2016 | 17,492,994 | 17,492,994 | - | - | 100.00% |
| 2017 | 18,103,517 | 17,791,989 | 311,528 | - | 100.00% |
| 2018 | 18,827,658 | 18,827,658 | - | - | 100.00% |
| 2019 | 19,486,627 | 19,486,627 | - | - | 100.00% |
| 2020 | 20,193,893 | 20,193,893 | - | - | 100.00% |
| 2021 | 20,193,913 | 20,193,913 | - | - | 100.00% |
| 2022 | 22,786,110 | 21,703,708 | (1,082,402) | - | 90.50% |

SOURCE: Travis Central Appraisal District- Internal Management Reports





TRAVIS CENTRAL APPRAISAL DISTRICT
Principal Property Taxpayers
For 2013 and 2022

2022

| Taxpayer | Type of Business | Taxable Assessed Value | Rank | Percentage of Total County Taxable Value ⁽¹⁾ |
|--|---------------------|-------------------------|------|---|
| CSHV Properties | Property Management | \$ 1,267,090,899 | 1 | 0.54% |
| Samsung Austin Semiconductor | Electronics | 1,032,489,340 | 2 | 0.44% |
| Cousins Properties | Property Management | 737,821,194 | 3 | 0.31% |
| Columbia / St. David's Healthcare System, LP | Health Care | 544,791,632 | 4 | 0.23% |
| Oracle America Inc. | Electronics | 518,389,475 | 5 | 0.22% |
| Apple, Inc. | Electronics | 431,273,000 | 6 | 0.18% |
| Icon IPC TX Property Owner | Property Management | 416,428,173 | 7 | 0.18% |
| GW Block 23 Office LLC | Property Management | 370,000,000 | 8 | 0.16% |
| Finley Company | Property Management | 365,393,239 | 9 | 0.16% |
| BBP Alphabet MF Riata LP | Property Management | 348,000,000 | 10 | 0.15% |
| Thomas Properties Group, Inc. | Property Management | | | |
| Freescale Semiconductor, Inc. | Electronics | | | |
| IBM Corporation | Electronics | | | |
| Brandywine Acquisition Partners LP | Property Management | | | |
| Dell, Inc. | Electronics | | | |
| Shopping Center at Gateway, LP | Property Management | | | |
| HEB Grocery Company LP | Supermarket | | | |
| Southwestern Bell Telephone Co. | Telephone Utility | | | |
| | | <u>\$ 6,031,676,952</u> | | <u>2.57%</u> |

SOURCES: Travis Central Appraisal District Certified Totals Reports

- (1) Based on Net Taxable Value of \$235,068,847,825 from the Travis Central Appraisal District's 2022 certified property values as of October 1, 2022.
- (2) Based on Net Taxable Value of \$100,657,777,296 from the Travis Central Appraisal District's 2013 certified property values as of October 1, 2013.



TABLE 7

2013

| Taxable Assessed Value | Rank | Percentage of Total County Net Taxable Value ⁽²⁾ |
|-------------------------|------|---|
| \$ - | | |
| 2,931,700,345 | 1 | 2.91% |
| - | | |
| 476,514,921 | 3 | 0.47% |
| - | | |
| - | | |
| - | | |
| - | | |
| - | | |
| 815,137,425 | 2 | 0.81% |
| 266,811,229 | 4 | 0.27% |
| 242,656,839 | 5 | 0.24% |
| 224,838,494 | 6 | 0.22% |
| 220,063,620 | 7 | 0.22% |
| 206,168,052 | 8 | 0.21% |
| 203,336,284 | 9 | 0.20% |
| 193,486,288 | 10 | 0.19% |
| <u>\$ 5,780,713,497</u> | | <u>5.74%</u> |



Taxing Entity Trends





TRAVIS CENTRAL APPRAISAL DISTRICT
Property Tax Levies by Taxing Entity
Last Ten Fiscal Years

| JurisID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|---------|--------------------------------------|----------------|----------------|------------------|------------------|
| 01 | AUSTIN ISD | 841,662,048.12 | 926,243,429.75 | 1,040,452,486.09 | 1,186,203,137.67 |
| 02 | CITY OF AUSTIN | 426,495,459.01 | 452,488,235.35 | 485,488,733.72 | 531,159,051.07 |
| 03 | TRAVIS COUNTY | 535,998,531.30 | 550,287,784.28 | 574,094,159.15 | 600,533,943.09 |
| 05 | CITY OF MANOR | 2,118,619.04 | 2,351,667.06 | 2,798,705.30 | 3,806,734.54 |
| 06 | DEL VALLE ISD | 52,321,766.70 | 54,587,554.72 | 63,775,482.81 | 68,425,669.57 |
| 07 | LAKE TRAVIS ISD | 99,231,245.97 | 109,343,195.32 | 123,655,988.04 | 137,576,072.01 |
| 08 | EANES ISD | 124,430,351.11 | 136,025,701.00 | 149,371,990.39 | 165,531,574.33 |
| 09 | CITY OF WEST LAKE HILLS | 734,942.43 | 810,689.14 | 958,513.88 | 1,060,339.74 |
| 10 | TRAVIS CO WCID NO 10 | 806,532.71 | 885,475.70 | 983,429.46 | 2,522,278.98 |
| 11 | CITY OF ROLLINGWOOD | 1,159,700.88 | 1,221,729.58 | 1,366,515.18 | 1,626,628.63 |
| 12 | VILLAGE OF SAN LEANNA | 111,353.73 | 120,652.63 | 131,524.34 | 140,718.81 |
| 16 | LAGO VISTA ISD | 15,935,470.93 | 16,620,178.87 | 16,979,251.91 | 18,155,573.65 |
| 17 | TRAVIS CO WCID NO 17 | 2,447,245.62 | 2,682,586.31 | 2,982,463.82 | 3,369,959.57 |
| 18 | TRAVIS CO WCID NO 18 | 977,614.98 | 486,932.10 | 534,076.18 | 587,912.77 |
| 19 | PFLUGERVILLE ISD | 119,815,211.94 | 134,357,692.49 | 149,219,698.98 | 168,639,101.85 |
| 1A | HAYS CONSOLIDATED ISD | 117,431.28 | 129,471.83 | 122,506.73 | 179,527.83 |
| 1B | TRAVIS CO ESD NO 7 | - | - | - | - |
| 1C | TRAVIS CO ESD NO 3 | 2,090,687.75 | 2,154,530.39 | 2,371,154.75 | 2,910,975.11 |
| 1D | TRAVIS CO MUD NO 5 | 693,399.03 | 916,145.19 | 1,059,532.47 | 1,438,750.40 |
| 1F | TANGLEWD FOREST LTD DIST | 480,825.23 | 508,438.49 | 547,688.73 | 603,183.48 |
| 1G | TRAVIS CO BCCP | - | - | - | - |
| 1H | COTTONWD CREEK MUD NO 1 | 485,862.51 | 447,296.10 | 573,762.45 | 776,065.79 |
| 1J | CYPRESS RANCH WCID NO 1 | 563,215.62 | 763,004.11 | 1,023,041.78 | 1,233,833.36 |
| 1K | BELVEDERE MUD | 405,420.03 | 519,754.81 | 666,139.41 | 709,909.29 |
| 1L | BASTROP-TRAVIS COUNTIES ESD NO 1 | 97,384.95 | 114,791.16 | 127,260.24 | 152,855.31 |
| 20 | CITY OF PFLUGERVILLE | 17,393,496.84 | 18,369,865.54 | 20,928,300.20 | 23,847,810.78 |
| 21 | CITY OF LAKEWAY | 4,995,541.66 | 5,342,155.85 | 5,955,206.25 | 6,242,945.13 |
| 22 | COUPLAND ISD | 35,971.34 | 38,165.31 | 38,867.11 | 45,185.15 |
| 23 | TRAVIS CO WCID POINT VENTURE | 631,699.27 | 634,773.79 | 1,058,349.33 | 1,127,913.51 |
| 25 | HURST CREEK MUD | 1,541,841.05 | 1,549,865.05 | 1,618,642.18 | 1,586,543.68 |
| 26 | LAKEWAY MUD | 1,934,495.37 | 1,917,059.31 | 1,702,969.02 | 1,598,889.23 |
| 27 | LOST CREEK MUD | 811,634.67 | 612,910.02 | 654,276.57 | - |
| 2A | ELGIN ISD | 2,532,213.17 | 2,838,407.23 | 3,113,377.26 | 3,556,507.12 |
| 2C | DOWNTOWN PUB IMP DIST | - | - | - | - |
| 2D | TRAVIS CO MUD NO 6 | 723,639.65 | 746,749.14 | 781,654.25 | 763,793.52 |
| 2F | CITY OF ROUND ROCK | 1,135,196.55 | 1,240,474.52 | 1,467,732.34 | 1,623,371.24 |
| 2G | WMSN CO WSID DIST 3 | 398,941.87 | 411,623.76 | 417,901.49 | 445,672.22 |
| 2H | NE TRAVIS CO UTILITY DIST | 1,536,680.27 | 1,762,485.83 | 1,974,943.14 | 2,032,356.46 |
| 2J | TRAVIS COUNTY HEALTHCARE DISTRICT | 139,901,990.02 | 152,544,414.43 | 162,284,039.04 | 173,033,301.05 |
| 2K | PRESIDENTIAL GLEN MUD | 73,391.52 | 121,952.19 | 196,844.67 | 204,781.13 |
| 2L | TRAVIS CO MUD NO 16 | 602,694.12 | 922,698.32 | 1,304,224.81 | 1,520,688.63 |
| 2N | NORTH AUSTIN MUD NO 1 | 260,810.61 | 275,638.23 | 286,634.88 | 293,342.67 |
| 2R | TRAVIS CO MUD NO 23 | - | - | - | - |
| 32 | WELLS BRANCH MUD | 3,523,352.21 | 3,588,417.37 | 3,763,050.38 | 4,178,439.12 |
| 33 | SHADY HOLLOW MUD | 123,909.30 | 133,546.42 | 144,633.10 | 123,998.39 |
| 34 | MANOR ISD | 69,536,851.14 | 63,633,541.88 | 59,250,207.57 | 71,265,635.03 |
| 35 | TRAVIS CO WCID NO 19 | 454,094.21 | 451,968.06 | 477,027.60 | 484,543.10 |
| 37 | TRAVIS CO WCID NO 20 | 814,146.00 | 786,435.54 | 785,953.34 | 856,823.35 |
| 38 | DRIPPING SPRINGS ISD | 157,954.01 | 165,912.16 | 160,208.01 | 163,889.28 |
| 39 | TRAVIS CO ESD NO 9 | 4,514,843.42 | 4,560,766.32 | 4,961,940.02 | 4,962,459.78 |
| 3A | MARBLE FALLS ISD | 6,071,429.30 | 6,004,457.43 | 6,200,470.49 | 6,539,101.01 |
| 3C | TRAVIS CO WCID 17 STEINER RANCH (DA) | 7,764,424.05 | 8,175,167.32 | 7,803,895.67 | 6,744,715.70 |
| 3D | TRAVIS CO MUD NO 7 | 15,401.12 | 15,420.10 | 45,346.98 | 1,378.57 |
| 3F | CITY OF CEDAR PARK | 1,602,548.60 | 1,693,793.67 | 4,102,572.44 | 4,510,446.55 |
| 3G | TRAVIS CO MUD NO 14 | 642,545.02 | 694,086.65 | 756,512.34 | 831,698.92 |
| 3M | WILLIAMSON/TRAVIS MUD NO 1 | 549,053.62 | 527,404.68 | 532,651.23 | 537,913.22 |
| 3N | TRAVIS CO MUD NO 18 | - | 41,902.04 | 270,000.74 | 535,432.79 |
| 3R | TRAVIS CO MUD NO 24 | - | - | - | - |



TABLE 8
(1 of 3)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|------------------|------------------|------------------|------------------|------------------|------------------|
| 1,311,518,838.22 | 1,450,163,335.56 | 1,503,539,657.51 | 1,569,603,198.10 | 1,628,968,249.64 | 1,793,664,451.19 |
| 588,942,374.12 | 641,472,346.02 | 704,220,640.93 | 903,876,784.51 | 947,121,090.12 | 952,448,194.77 |
| 634,332,256.61 | 673,110,021.14 | 765,957,038.60 | 821,947,582.45 | 856,282,474.36 | 915,912,697.77 |
| 4,700,188.02 | 6,102,558.73 | 7,931,123.04 | 8,567,549.21 | 9,620,960.81 | 13,285,535.00 |
| 76,287,693.76 | 86,730,717.74 | 95,987,722.99 | 102,065,752.79 | 116,974,137.18 | 153,526,482.49 |
| 150,540,704.92 | 167,659,417.40 | 170,914,653.87 | 176,626,038.55 | 184,481,537.81 | 222,013,686.35 |
| 173,601,359.34 | 184,461,419.58 | 184,225,243.76 | 188,321,746.50 | 194,694,832.92 | 213,806,703.54 |
| 1,312,653.96 | 1,516,578.69 | 1,621,798.20 | 1,892,745.13 | 2,050,867.30 | 4,636,862.18 |
| 3,801,292.20 | 3,854,968.46 | 3,927,673.98 | 3,998,084.73 | 4,007,949.92 | 4,136,271.77 |
| 1,863,711.07 | 1,993,294.81 | 2,166,099.47 | 2,622,385.72 | 2,628,987.99 | 2,614,097.35 |
| 144,557.80 | 165,370.16 | 177,215.50 | 181,565.51 | 203,189.89 | 239,163.66 |
| 19,086,094.99 | 21,457,435.27 | 22,444,133.41 | 23,103,656.53 | 27,008,012.87 | 41,624,130.44 |
| 3,649,004.48 | 3,969,131.87 | 4,187,904.54 | 4,299,926.08 | 4,481,606.53 | 5,148,523.66 |
| 584,654.81 | 593,250.55 | 594,878.68 | 616,614.66 | 657,556.98 | 738,489.31 |
| 189,807,443.33 | 216,230,227.27 | 229,441,240.36 | 243,592,405.79 | 269,491,863.46 | 309,175,277.94 |
| 147,285.59 | 145,628.74 | 182,147.68 | 213,076.25 | 350,604.16 | 1,195,475.76 |
| 2,542,973.72 | 2,673,864.13 | 2,805,785.32 | 2,993,828.33 | 3,473,036.71 | 4,559,345.74 |
| 3,120,704.47 | 3,203,108.04 | 2,815,074.59 | 2,905,974.16 | 2,684,562.22 | 2,210,687.27 |
| 1,544,860.11 | 1,664,834.60 | 1,769,865.92 | 1,941,365.40 | 2,208,561.92 | 2,513,555.33 |
| 708,340.94 | 792,412.55 | 864,151.83 | 870,400.75 | 929,893.60 | 1,060,001.89 |
| - | - | - | - | - | - |
| 1,004,646.37 | 1,441,454.51 | 1,785,359.13 | 2,092,136.76 | 2,599,611.40 | 3,483,677.50 |
| 1,312,055.87 | 1,506,082.31 | 1,596,247.33 | 1,584,539.05 | 1,730,413.64 | 2,230,200.39 |
| 726,401.17 | 710,807.86 | 664,758.82 | 641,900.75 | 672,023.30 | 706,426.98 |
| 176,886.75 | 195,096.99 | 204,607.24 | 210,649.13 | 259,714.43 | 385,998.20 |
| 26,724,378.63 | 28,046,188.04 | 31,378,958.15 | 32,892,114.84 | 37,107,296.49 | 47,539,567.46 |
| 7,487,117.95 | 7,744,357.97 | 8,282,751.43 | 8,652,174.98 | 8,975,936.45 | 9,194,464.55 |
| 45,938.25 | 49,310.75 | 46,105.27 | 57,472.82 | 86,347.30 | 90,136.37 |
| 1,248,074.87 | 1,400,734.63 | 1,542,194.93 | 1,866,943.28 | 2,240,162.02 | 2,947,232.34 |
| 1,564,988.32 | 1,602,596.47 | 1,643,444.36 | 1,686,944.96 | 1,747,516.44 | 1,851,506.78 |
| 1,578,100.21 | 1,536,850.90 | 1,455,303.14 | 1,421,560.56 | 1,246,168.16 | 1,147,012.97 |
| - | - | - | - | - | - |
| 3,869,873.09 | 4,469,530.01 | 4,673,085.62 | 4,765,034.12 | 6,686,309.47 | 10,095,277.16 |
| - | - | - | - | - | - |
| 758,674.47 | 780,469.86 | 697,180.24 | 683,197.78 | 668,799.31 | 785,505.20 |
| 1,805,635.34 | 1,898,906.20 | 2,243,514.36 | 2,503,411.44 | 2,296,169.83 | 2,226,050.48 |
| 493,587.03 | 561,592.55 | 630,054.85 | 677,161.21 | 751,407.47 | 733,815.39 |
| 1,936,713.91 | 1,822,962.35 | 1,908,174.73 | 1,867,316.51 | 1,945,196.00 | 2,157,473.60 |
| 184,647,263.75 | 199,921,477.54 | 218,901,005.74 | 242,110,340.22 | 267,823,368.26 | 283,930,974.68 |
| 299,564.32 | 446,708.75 | 657,822.61 | 757,612.27 | 875,700.87 | 1,157,346.64 |
| 1,759,638.76 | 1,998,917.71 | 2,085,910.80 | 2,131,098.81 | 2,141,924.52 | 2,304,030.73 |
| 303,814.98 | 328,492.52 | 359,243.80 | 369,054.90 | 384,855.71 | 411,158.00 |
| 488.45 | 16,713.78 | 281,712.65 | 852,341.67 | 1,163,600.32 | 1,352,664.09 |
| 4,432,889.79 | 4,851,533.01 | 5,080,330.58 | 5,010,232.93 | 4,905,709.10 | 4,947,792.87 |
| 168,818.44 | 74,805.71 | 450,481.20 | 458,095.64 | 457,920.68 | 492,532.50 |
| 74,579,477.99 | 81,474,158.15 | 85,327,524.38 | 91,382,852.33 | 99,242,571.83 | 137,463,577.62 |
| 524,893.56 | 551,705.10 | 589,273.38 | 590,271.34 | 617,275.04 | 601,616.51 |
| 892,756.67 | 921,136.82 | 931,956.61 | 926,584.02 | 934,535.73 | 965,322.37 |
| 182,704.55 | 166,634.15 | 169,346.37 | 178,800.57 | 192,625.52 | 202,828.19 |
| 5,463,107.09 | 6,044,702.09 | 6,386,571.26 | 6,888,055.39 | 7,571,326.94 | 8,008,695.57 |
| 6,548,585.63 | 7,209,708.49 | 6,981,285.59 | 7,161,688.36 | 7,821,268.41 | 10,734,444.56 |
| 7,007,316.70 | 7,132,112.10 | 7,185,183.33 | 7,165,396.64 | 6,985,005.92 | 6,201,902.12 |
| 14,890.07 | 14,966.17 | 14,971.67 | 14,949.27 | 14,926.29 | 14,885.18 |
| 4,642,119.00 | 4,700,523.85 | 4,920,086.46 | 5,031,350.24 | 5,306,847.02 | 5,639,361.19 |
| 899,897.57 | 916,985.55 | 989,827.13 | 1,019,790.36 | 1,257,664.41 | 1,574,977.22 |
| 537,077.30 | 529,873.22 | 532,868.55 | 480,478.11 | 493,676.92 | 548,439.85 |
| 938,755.19 | 1,360,951.13 | 1,797,827.88 | 1,882,908.04 | 2,072,018.99 | 2,423,444.91 |
| 1,335.75 | 1,563.01 | 1,568.37 | 4,447.10 | 7,374.52 | 7,371.11 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Property Tax Levies by Taxing Entity
Last Ten Fiscal Years

| JurisID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|---------|----------------------------------|---------------|----------------|----------------|----------------|
| 40 | CITY OF CREEDMOOR | 169,498.57 | 162,006.29 | 171,796.64 | 186,137.36 |
| 41 | TRAVIS CO ESD NO 1 | 2,129,925.23 | 2,204,871.43 | 2,297,759.87 | 2,453,892.91 |
| 49 | CITY OF LAGO VISTA | 3,949,837.86 | 4,213,753.56 | 4,485,807.16 | 4,881,870.69 |
| 4A | JOHNSON CITY ISD | 128,587.47 | 114,582.17 | 113,653.85 | 117,567.00 |
| 4D | TRAVIS CO MUD NO 8 | 474,801.88 | 503,021.37 | 553,051.63 | 613,433.77 |
| 4F | TRAVIS CO MUD NO 10 | 694,510.58 | 776,021.66 | 802,550.49 | 869,532.89 |
| 4H | TRAVIS CO WCID 17 FLINTROCK (DA) | 1,064,797.18 | 1,168,209.60 | 1,269,662.59 | 1,286,442.67 |
| 4J | TRAVIS CO MUD NO 11 | 1,254,641.12 | 1,568,586.06 | 1,853,430.82 | 1,846,393.79 |
| 4K | TRAVIS CO MUD NO 12 | 121,850.75 | 248,729.68 | 638,791.71 | 787,559.67 |
| 4L | TRAVIS CO MUD NO 13 | 224,801.29 | 337,643.81 | 513,955.56 | 654,520.38 |
| 4M | PILOT KNOB MUD NO 3 | - | 26,529.45 | 65,111.94 | 130,198.65 |
| 4P | PILOT KNOB MUD NO 2 | - | - | - | - |
| 4R | PILOT KNOB MUD NO 5 | - | - | - | - |
| 50 | CITY OF JONESTOWN | 2,202,804.31 | 2,185,772.35 | 2,262,962.03 | 2,371,375.42 |
| 51 | TRAVIS CO ESD NO 11 | 764,173.24 | 774,698.28 | 855,129.31 | 952,810.89 |
| 52 | TRAVIS CO ESD NO 6 | 9,924,722.43 | 10,980,545.08 | 12,465,245.90 | 13,837,211.07 |
| 55 | VILLAGE OF BRIARCLIFF | 241,408.91 | 373,827.41 | 397,167.30 | 428,759.46 |
| 56 | TRAVIS CO ESD NO 5 | 886,684.35 | 1,012,516.81 | 949,735.03 | 1,159,713.48 |
| 57 | TRAVIS CO ESD NO 4 | 1,428,127.06 | 1,543,299.64 | 1,568,038.06 | 1,905,250.24 |
| 58 | TRAVIS CO ESD NO 10 | 1,381,163.85 | 1,503,269.88 | 1,645,218.46 | 1,782,295.97 |
| 59 | RIVER PLACE MUD | 1,521,386.88 | 1,569,598.19 | 1,245,291.64 | 1,206,239.32 |
| 5A | ROUND ROCK ISD | 74,094,795.76 | 82,775,941.64 | 88,691,895.38 | 98,787,676.72 |
| 5D | TRAVIS CO MUD NO 9 | 29,935.91 | 30,754.96 | 29,618.53 | 30,041.92 |
| 5E | SENNA HILLS MUD | 1,278,628.33 | 1,379,607.64 | 1,508,068.09 | 1,561,698.14 |
| 5F | CITY OF ELGIN | 276,633.57 | 299,313.49 | 344,964.94 | 485,619.99 |
| 5G | VILLAGE OF VOLENTE | 204,552.47 | 214,673.51 | 179,030.88 | 197,156.18 |
| 5H | VILLAGE OF WEBBERVILLE | 49,839.90 | 244,243.89 | 59,144.98 | 75,524.60 |
| 5J | KELLY LANE WCID NO 1 | 608,589.86 | 738,446.19 | 1,002,415.68 | 1,331,714.92 |
| 5K | KELLY LANE WCID NO 2 | 22,949.15 | 71,002.31 | 232,896.98 | 495,198.69 |
| 5L | LAZY NINE MUD NO 1A | - | - | - | - |
| 5M | LAZY NINE MUD NO 1B | 284,301.66 | 709,591.49 | 1,439,789.08 | 1,822,375.39 |
| 61 | CITY OF MUSTANG RIDGE | 216,609.14 | 249,541.59 | 262,012.90 | 282,952.66 |
| 68 | AUSTIN COMM COLL DIST | 90,990,300.64 | 100,702,143.25 | 122,202,315.42 | 141,613,982.85 |
| 69 | LEANDER ISD | 95,477,869.50 | 106,090,934.10 | 116,428,380.23 | 128,490,991.54 |
| 6E | LAKE POINTE MUD NO 3 (DA) | 520,757.29 | 543,633.78 | 588,043.38 | 619,972.43 |
| 6F | CITY OF LEANDER | 2,269,057.00 | 2,944,480.27 | 3,772,444.05 | 4,534,601.54 |
| 6G | TRAVIS CO MUD NO 15 | 762,398.57 | 935,763.14 | 1,164,935.61 | 1,418,943.99 |
| 6H | WEST TRAVIS CO MUD NO 6 | 1,219,629.06 | 1,356,281.27 | 1,730,322.41 | 2,150,600.25 |
| 6J | WEST TRAVIS CO MUD NO 8 | 967,745.15 | 926,011.32 | 930,193.71 | 997,361.58 |
| 6L | TRAVIS CO MUD NO 17 | 2,014.10 | 53,254.72 | 192,935.60 | 454,175.13 |
| 6M | TRAVIS CO MUD NO 21 | 5,707.08 | 4,573.17 | 105,773.37 | 304,803.29 |
| 6P | LOST CREEK LIMITED DISTRICT | - | - | - | 496,122.60 |
| 6R | TRAVIS CO ESD NO 15 | - | - | - | - |
| 6T | ALTESSA MUD | - | - | - | - |
| 70 | TRAVIS CO MUD NO 2 | 1,120,427.84 | 1,216,107.78 | 1,404,492.98 | 1,542,506.19 |
| 71 | TRAVIS CO ESD NO 14 | 765,246.98 | 812,230.17 | 427,220.47 | 458,380.79 |
| 72 | TRAVIS CO ESD NO 12 | 1,180,620.43 | 1,258,118.22 | 1,412,629.26 | 1,651,352.08 |
| 73 | ONION CREEK METRO PARK DIST | - | - | - | 4,100.36 |
| 77 | TRAVIS CO ESD NO 8 | 1,515,470.12 | 1,581,795.34 | 1,709,640.57 | 1,888,394.97 |
| 78 | NW TR CO RD DIST 3 GLDN | 569,786.86 | - | - | - |
| 7A | MOORES CROSSING MUD | 683,213.92 | 777,055.88 | 920,553.58 | 1,084,616.98 |
| 7D | LAKE POINTE MUD NO 5 (DA) | 533,231.55 | 570,243.06 | 604,389.28 | 624,086.17 |
| 7E | VILLAGE OF THE HILLS | 86,384.44 | 93,357.53 | 240,519.27 | 250,922.50 |
| 7F | VILLAGE OF POINT VENTURE | 169,888.59 | 177,501.14 | 188,668.34 | 207,516.97 |
| 7G | WILBARGER CRK MUD NO 1 | 192,667.36 | 214,649.35 | 247,699.49 | 272,607.16 |
| 7H | WILBARGER CRK MUD NO 2 | 34,103.93 | 35,245.56 | 60,189.92 | 71,448.70 |
| 7J | LAKESIDE MUD NO 3 | 615,235.81 | 816,233.60 | 1,011,271.57 | 1,298,106.31 |
| 7K | SUNFIELD MUD NO 1 | 54.60 | 1,857.37 | 2,111.44 | 1,470.90 |
| 7N | TRAVIS CO MUD NO 19 | - | - | - | - |



TABLE 8
(2 of 3)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|----------------|----------------|----------------|----------------|----------------|----------------|
| 198,870.89 | 202,727.90 | 238,872.35 | 246,862.03 | 297,862.32 | 713,560.03 |
| 2,578,368.57 | 2,887,736.21 | 3,165,065.11 | 3,370,335.02 | 3,926,267.44 | 5,818,063.47 |
| 5,283,156.08 | 6,050,157.88 | 6,868,440.18 | 7,476,131.59 | 7,976,780.46 | 9,052,575.14 |
| 114,867.03 | 116,327.46 | 131,493.49 | 145,984.71 | 135,497.05 | 246,793.54 |
| 768,900.93 | 808,428.02 | 1,028,609.07 | 941,679.80 | 969,420.06 | 1,238,683.44 |
| 774,822.54 | 774,480.93 | 810,334.84 | 827,926.50 | 1,030,453.00 | 1,394,632.51 |
| 1,217,424.21 | 1,212,934.72 | 1,233,622.85 | 1,284,817.40 | 1,371,288.04 | 1,610,993.58 |
| 1,741,367.60 | 1,811,558.27 | 1,754,224.45 | 1,740,800.18 | 1,651,047.33 | 1,709,602.50 |
| 972,327.30 | 1,191,270.93 | 1,594,881.10 | 1,943,160.61 | 2,370,257.22 | 2,633,012.33 |
| 1,038,971.78 | 1,316,623.60 | 1,612,185.00 | 1,911,453.00 | 2,367,912.87 | 2,791,092.55 |
| 509,913.16 | 826,346.12 | 1,111,523.10 | 1,603,710.09 | 3,012,188.60 | 4,785,890.50 |
| 22,225.44 | 19,513.55 | 28,449.56 | 114,223.23 | 504,573.77 | 1,101,274.98 |
| - | - | - | 16,586.85 | 19,444.75 | 45,810.65 |
| 2,510,632.59 | 3,238,803.11 | 2,865,178.70 | 2,956,279.49 | 3,290,427.37 | 3,975,428.82 |
| 1,097,589.72 | 1,263,143.75 | 1,610,500.94 | 1,764,187.28 | 2,432,440.42 | 3,224,207.46 |
| 14,988,972.86 | 15,669,954.39 | 16,647,010.33 | 17,308,741.81 | 19,174,044.98 | 20,322,879.23 |
| 418,947.52 | 439,750.64 | 461,551.94 | 469,136.77 | 482,799.84 | 385,498.09 |
| 1,274,654.20 | 1,402,962.36 | 1,581,466.88 | 1,752,565.81 | 2,028,534.21 | 2,618,977.96 |
| 2,045,470.86 | 2,233,844.53 | 2,428,929.78 | 2,519,306.86 | 2,391,343.11 | 2,459,549.21 |
| 1,914,545.03 | 2,059,818.70 | 2,229,395.01 | 2,336,868.55 | 2,567,688.75 | 3,063,909.42 |
| 457,930.64 | - | - | - | - | - |
| 105,751,989.07 | 114,930,526.62 | 116,774,478.60 | 120,096,105.52 | 120,106,519.69 | 128,915,171.87 |
| 30,638.88 | 31,698.57 | 32,207.17 | 32,164.61 | 31,066.26 | 33,317.99 |
| 1,640,147.28 | 1,637,061.84 | 1,481,194.94 | 1,427,132.53 | 1,425,070.01 | 1,418,813.49 |
| 540,389.71 | 589,904.12 | 635,616.60 | 658,574.01 | 748,186.39 | 1,202,351.03 |
| 211,943.05 | 202,968.13 | 223,486.12 | 231,027.58 | 242,454.53 | 254,528.16 |
| 81,992.13 | 80,039.76 | 80,067.96 | 83,019.84 | 76,446.93 | 77,016.72 |
| 1,584,920.58 | 1,711,386.99 | 1,805,067.21 | 1,845,298.26 | 1,901,607.02 | 1,612,230.01 |
| 910,126.61 | 1,468,291.07 | 1,541,653.19 | 1,614,106.87 | 1,633,924.78 | 1,509,538.69 |
| 3,987.13 | 181,513.56 | 185,687.14 | 207,123.77 | 212,258.68 | 453,495.44 |
| 2,347,174.02 | 2,987,602.39 | 3,796,926.42 | 4,557,701.95 | 5,643,517.54 | 8,105,071.50 |
| 308,398.50 | 334,518.28 | 408,568.98 | 426,019.70 | 492,423.09 | 519,884.77 |
| 154,046,209.70 | 177,021,065.48 | 193,198,657.29 | 207,192,365.37 | 223,054,313.45 | 250,737,492.12 |
| 137,728,569.96 | 148,717,840.41 | 150,799,433.88 | 155,484,164.20 | 162,577,587.54 | 185,117,518.29 |
| 611,109.45 | 425,608.26 | 452,315.20 | 472,301.22 | 486,756.72 | 530,583.51 |
| 5,240,763.41 | 6,116,986.47 | 7,319,532.70 | 8,551,660.65 | 9,281,427.08 | 10,888,670.84 |
| 1,950,457.61 | 2,128,269.17 | 2,296,212.61 | 2,321,751.14 | 2,373,038.74 | 2,609,026.51 |
| 2,357,118.30 | 2,048,385.44 | 2,189,548.97 | 2,289,518.32 | 2,420,218.69 | 2,523,066.20 |
| 1,027,804.05 | 1,159,256.73 | 1,135,347.89 | 1,287,590.22 | 1,269,532.16 | 1,326,766.71 |
| 595,633.73 | 766,699.75 | 1,029,312.96 | 1,408,709.09 | 2,241,636.10 | 3,361,738.77 |
| 461,830.32 | 805,672.67 | 1,233,921.54 | 1,653,463.11 | 2,063,366.75 | 2,636,637.43 |
| 490,764.40 | 468,213.28 | 472,590.26 | 486,420.37 | 492,303.26 | 523,949.49 |
| - | 1,284,233.15 | 1,632,519.94 | 1,763,728.33 | 2,432,395.93 | 3,223,400.01 |
| - | - | - | - | 38.04 | 37.32 |
| 1,710,987.11 | 1,838,627.47 | 2,111,205.42 | 2,308,810.04 | 2,990,867.28 | 3,708,623.34 |
| 514,563.30 | 555,480.47 | 589,416.52 | 603,421.53 | 662,319.17 | 820,787.28 |
| 1,828,750.63 | 2,210,564.92 | 2,606,275.76 | 2,904,475.87 | 3,504,559.69 | 4,910,894.32 |
| 10,699.13 | 65,870.58 | 113,954.11 | 188,591.95 | 329,404.46 | - |
| 2,014,465.00 | 2,363,487.82 | 2,526,598.56 | 2,660,615.01 | 2,985,719.16 | 3,355,913.37 |
| - | - | - | - | - | - |
| 1,226,287.84 | 1,366,705.06 | 1,440,709.78 | 1,472,485.03 | 1,674,185.74 | 1,909,668.26 |
| 658,523.24 | 621,192.60 | 651,684.21 | 664,213.67 | 682,781.65 | 723,359.47 |
| 264,118.60 | 459,913.59 | 473,760.51 | 474,057.20 | 523,710.44 | 623,762.87 |
| 234,071.46 | 264,045.69 | 280,969.96 | 294,813.62 | 321,366.37 | 368,876.69 |
| 294,381.49 | 335,736.17 | 538,387.86 | 1,024,723.31 | 1,333,418.64 | 1,635,026.79 |
| 71,448.70 | 71,933.20 | 71,344.46 | 71,344.46 | 72,322.31 | 126,543.08 |
| 1,516,400.41 | 1,747,775.63 | 1,830,187.29 | 1,870,634.08 | 2,027,724.35 | 2,255,952.66 |
| 995.98 | 1,838.27 | 1,541.90 | 640.02 | 640.04 | 1,748.09 |
| - | - | 7,882.39 | 33,082.60 | 152,338.13 | 373,321.50 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Property Tax Levies by Taxing Entity
Last Ten Fiscal Years

| JurisID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|----------------|-------------------------------------|----------------------------|----------------------------|----------------------------|----------------------------|
| 7P | TRAVIS CO MUD NO 20 | - | - | - | - |
| 7R | TRAVIS CO MUD NO 22 | - | - | - | - |
| 7T | LAKESIDE MUD NO 5 | - | - | - | - |
| 83 | CITY OF BEE CAVE | 210,474.52 | 241,424.60 | 309,582.89 | 360,657.62 |
| 84 | NORTHTOWN MUD | 3,757,272.80 | 3,794,451.61 | 4,195,228.76 | 4,700,182.07 |
| 8C | TRAVIS CO MUD NO 3 | 2,699,478.07 | 2,761,529.95 | 2,830,145.13 | 3,045,119.63 |
| 8E | RNCH @ CYPRSS CRK MUD 1 | 363,725.81 | 340,578.56 | 311,651.65 | 330,302.91 |
| 8G | WMSN-TR CO WCID NO 1D | - | - | - | - |
| 8H | BELLA VISTA MUD | 508,575.37 | 542,134.00 | - | - |
| 8I | WMSN-TR CO WCID NO 1F | 426,863.77 | 499,828.75 | - | - |
| 8J | WMSN-TR CO WCID NO 1G | 1,252,650.28 | 1,358,633.88 | - | - |
| 8K | TRAVIS CO ESD NO 13 | 50,348.45 | 54,577.57 | 58,290.25 | 60,701.07 |
| 8L | TRAVIS CO BEE CAVE ROAD DIST NO | 1,127,851.36 | 1,133,077.61 | 1,114,617.62 | 1,116,651.07 |
| 8N | ANDERSON MILL LIMITED DISTRICT | 10,392.09 | 11,145.16 | 11,349.39 | 12,796.68 |
| 8P | RIVER PLACE LIMITED DISTRICT | - | - | - | - |
| 8R | TRAVIS CO ESD NO 16 | - | - | - | - |
| 9B | TRAVIS CO ESD NO 2 | 6,376,070.71 | 7,042,263.58 | 7,878,722.84 | 9,451,640.71 |
| 9C | TRAVIS CO MUD NO 4 | 477,393.83 | 529,445.88 | 844,692.73 | 962,875.34 |
| 9D | LAKESIDE WCID NO 1 | 960,357.52 | 987,382.69 | 1,080,011.04 | 1,085,852.09 |
| 9G | LAKESIDE WCID NO 2A | 1,574.29 | 1,547.71 | 13,806.01 | 119,983.02 |
| 9H | LAKESIDE WCID NO 2B | 693,164.80 | 813,367.47 | 975,398.01 | 1,125,791.27 |
| 9I | LAKESIDE WCID NO 2C | 699,374.25 | 828,420.72 | 1,030,175.75 | 1,317,097.78 |
| 9J | LAKESIDE WCID NO 2D | 672,520.97 | 903,053.12 | 1,233,143.01 | 1,452,596.80 |
| 9L | TRAVIS CO WCID 17 SERENE HILLS (DA) | 45,345.01 | 163,251.41 | 372,248.45 | 670,759.64 |
| 9M | SOUTHEAST TRAVIS COUNTY MUD NO 1 | - | - | 237.12 | 228.42 |
| 9N | SOUTHEAST TRAVIS COUNTY MUD NO 2 | - | - | - | - |
| 10E | TRAVIS CO ESD NO 17 | | | | |
| 4N | PILOT KNOB MUD NO 4 | | | | |
| 73 | ONION CREEK METRO PARK DIST | | | | |
| 10F | TRAVIS CO MUD NO 26 | | | | |
| TOTAL | | \$ 2,825,106,914.28 | \$ 3,034,967,178.26 | \$ 3,317,830,766.29 | \$ 3,675,794,839.42 |



TABLE 8
(3 of 3)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|
| - | 10,303.07 | 32,451.19 | 117,982.40 | 302,794.87 | 712,611.30 |
| - | 21,692.64 | 24,774.53 | 204,950.58 | 554,148.76 | 1,633,648.16 |
| - | - | - | - | 1,510.32 | 17,142.42 |
| 386,177.92 | 450,994.63 | 474,447.52 | 498,281.20 | 524,260.60 | 598,592.96 |
| 5,000,906.39 | 4,901,914.78 | 5,070,932.29 | 5,179,187.29 | 5,714,708.92 | 6,752,929.64 |
| 3,262,147.09 | 3,351,651.66 | 3,402,449.20 | 3,395,682.39 | 3,578,471.51 | 4,039,218.93 |
| 345,814.68 | 339,373.01 | 383,937.97 | 385,676.87 | 423,532.24 | 466,141.51 |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| 63,923.05 | 79,856.24 | 84,530.39 | 94,208.85 | 93,149.40 | 302,655.20 |
| 931,122.04 | 932,805.00 | 1,289,896.26 | 1,250,788.21 | 837,140.77 | 948,676.08 |
| 14,459.51 | 15,418.14 | 16,398.92 | 16,614.67 | 19,721.14 | 28,802.17 |
| - | - | 510,681.48 | 547,053.79 | 601,184.74 | 637,810.59 |
| - | - | - | 2,074,169.17 | 2,329,337.55 | 2,658,557.40 |
| 10,554,925.83 | 12,030,038.58 | 13,352,193.14 | 14,162,387.16 | 14,462,989.62 | 16,404,409.60 |
| 906,681.52 | 581,664.28 | 895,929.01 | 1,264,051.88 | 1,583,662.60 | 1,626,976.38 |
| 1,160,228.56 | 1,187,346.36 | 1,226,428.70 | 1,217,592.53 | 1,272,092.37 | 1,300,073.56 |
| 252,626.26 | 458,711.67 | 695,718.44 | 1,023,606.78 | 1,739,099.86 | 2,773,759.19 |
| 1,270,870.81 | 1,330,705.03 | 1,406,664.25 | 1,410,997.32 | 1,461,817.43 | 1,619,008.16 |
| 1,691,895.64 | 2,018,317.08 | 2,370,825.16 | 2,754,763.54 | 3,330,695.86 | 3,945,173.84 |
| 1,674,183.83 | 1,848,137.27 | 2,038,742.52 | 2,216,647.57 | 2,438,931.84 | 3,064,723.46 |
| 954,735.91 | 1,249,734.77 | 1,509,330.98 | 1,754,173.00 | 2,069,629.61 | 2,596,496.82 |
| 230.30 | 19,561.99 | 134,442.48 | 261,847.70 | 397,455.60 | 667,757.50 |
| 763.79 | 782.61 | 791.29 | 22,627.82 | 19,264.11 | 39,783.84 |
| | | | | 3,169,224.85 | 1,558,904.53 |
| | | | | | 5,427.76 |
| | | | | | 404,364.22 |
| | | | | | 8,600.77 |
| \$ 4,009,484,773.11 | \$ 4,391,746,837.05 | \$ 4,692,462,154.84 | \$ 5,115,505,490.90 | \$ 5,400,995,788.08 | \$ 5,951,048,417.93 |



TRAVIS CENTRAL APPRAISAL DISTRICT

Tax Rates by Taxing Entity

Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|----------|-----------------------------------|--------|--------|--------|--------|
| 01 | AUSTIN ISD | 1.2420 | 1.2220 | 1.2020 | 1.1920 |
| 02 | CITY OF AUSTIN | 0.5027 | 0.4809 | 0.4589 | 0.4418 |
| 03 | TRAVIS COUNTY | 0.4946 | 0.4563 | 0.4169 | 0.3838 |
| 05 | CITY OF MANOR | 0.8095 | 0.7118 | 0.7118 | 0.7738 |
| 06 | DEL VALLE ISD | 1.4700 | 1.4700 | 1.5300 | 1.5200 |
| 07 | LAKE TRAVIS ISD | 1.4075 | 1.4075 | 1.4075 | 1.4075 |
| 08 | EANES ISD | 1.2125 | 1.2125 | 1.2125 | 1.2125 |
| 09 | CITY OF WEST LAKE HILLS | 0.0534 | 0.0534 | 0.0572 | 0.0572 |
| 10 | TRAVIS CO WCID NO 10 | 0.0297 | 0.0295 | 0.0294 | 0.0667 |
| 11 | CITY OF ROLLINGWOOD | 0.2264 | 0.2066 | 0.2021 | 0.2002 |
| 12 | VILLAGE OF SAN LEANNA | 0.2498 | 0.2498 | 0.2498 | 0.2498 |
| 16 | LAGO VISTA ISD | 1.3200 | 1.3200 | 1.3200 | 1.3200 |
| 17 | TRAVIS CO WCID NO 17 | 0.0575 | 0.0575 | 0.0585 | 0.0599 |
| 18 | TRAVIS CO WCID NO 18 | 0.2113 | 0.0950 | 0.0952 | 0.0939 |
| 19 | PFLUGERVILLE ISD | 1.5400 | 1.5400 | 1.5400 | 1.5400 |
| 1A | HAYS CONSOLIDATED ISD | 1.4613 | 1.5377 | 1.5377 | 1.5377 |
| 1B | TRAVIS CO ESD NO 7 | - | - | - | - |
| 1C | TRAVIS CO ESD NO 3 | 0.0964 | 0.0908 | 0.0900 | 0.1000 |
| 1D | TRAVIS CO MUD NO 5 | 0.8120 | 0.7693 | 0.7428 | 0.6975 |
| 1F | TANGLEWD FOREST LTD DIST | 0.1930 | 0.1830 | 0.1788 | 0.1754 |
| 1H | COTTONWD CREEK MUD NO 1 | 1.0900 | 0.9500 | 0.9170 | 0.9170 |
| 1J | CYPRESS RANCH WCID NO 1 | 0.9000 | 0.9000 | 0.9000 | 0.9000 |
| 1K | BELVEDERE MUD | 0.4500 | 0.4500 | 0.4250 | 0.3895 |
| 1L | BASTROP-TRAVIS COUNTIES ESD NO 1 | 0.0944 | 0.0996 | 0.0933 | 0.0947 |
| 20 | CITY OF PFLUGERVILLE | 0.5736 | 0.5336 | 0.5405 | 0.5399 |
| 21 | CITY OF LAKEWAY | 0.1748 | 0.1700 | 0.1700 | 0.1612 |
| 22 | COUPLAND ISD | 1.0401 | 1.0401 | 1.0401 | 1.0401 |
| 23 | TRAVIS CO WCID POINT VENTURE | 0.3991 | 0.3991 | 0.6253 | 0.6253 |
| 25 | HURST CREEK MUD | 0.3950 | 0.3710 | 0.3632 | 0.3421 |
| 26 | LAKEWAY MUD | 0.1963 | 0.1836 | 0.1536 | 0.1360 |
| 27 | LOST CREEK MUD | 0.1150 | 0.0800 | 0.0760 | - |
| 2A | ELGIN ISD | 1.5400 | 1.5400 | 1.5400 | 1.5400 |
| 2D | TRAVIS CO MUD NO 6 | 0.4710 | 0.4600 | 0.4600 | 0.4600 |
| 2F | CITY OF ROUND ROCK | 0.4195 | 0.4147 | 0.4147 | 0.4250 |
| 2G | WMSN CO WSID DIST 3 | 0.8150 | 0.8082 | 0.7306 | 0.7230 |
| 2H | NE TRAVIS CO UTILITY DIST | 0.8993 | 0.8760 | 0.8610 | 0.7800 |
| 2J | TRAVIS COUNTY HEALTHCARE DISTRICT | 0.1290 | 0.1264 | 0.1178 | 0.1105 |
| 2K | PRESIDENTIAL GLEN MUD | 0.5019 | 0.5019 | 0.5019 | 0.3000 |
| 2L | TRAVIS CO MUD NO 16 | 0.9500 | 0.9500 | 0.9500 | 0.9500 |
| 2N | NORTH AUSTIN MUD NO 1 | 0.3450 | 0.3399 | 0.3170 | 0.2890 |
| 2R | TRAVIS CO MUD NO 23 | - | - | - | - |
| 32 | WELLS BRANCH MUD | 0.4600 | 0.4300 | 0.3900 | 0.3873 |
| 33 | SHADY HOLLOW MUD | 0.0500 | 0.0493 | 0.0489 | 0.0380 |
| 34 | MANOR ISD | 1.5150 | 1.5150 | 1.5150 | 1.5150 |



TABLE 9
(1 of 4)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-------------|-------------|-------------|-------------|-------------|-------------|
| 1.1920 | 1.1920 | 1.1220 | 1.1027 | 1.0617 | 0.9966 |
| 0.4448 | 0.4403 | 0.4431 | 0.5335 | 0.5410 | 0.4627 |
| 0.3690 | 0.3542 | 0.3693 | 0.3744 | 0.3574 | 0.3182 |
| 0.7722 | 0.7522 | 0.8161 | 0.8161 | 0.7827 | 0.7470 |
| 1.4600 | 1.3900 | 1.3100 | 1.2570 | 1.2020 | 1.1846 |
| 1.4075 | 1.4075 | 1.3375 | 1.3239 | 1.2301 | 1.2121 |
| 1.2000 | 1.2000 | 1.1300 | 1.1164 | 1.0608 | 1.0046 |
| 0.0650 | 0.0700 | 0.0700 | 0.0786 | 0.0786 | 0.1504 |
| 0.0946 | 0.0900 | 0.0860 | 0.0840 | 0.0773 | 0.0675 |
| 0.2089 | 0.2054 | 0.2088 | 0.2369 | 0.2193 | 0.1796 |
| 0.2498 | 0.2498 | 0.2498 | 0.2498 | 0.2498 | 0.2498 |
| 1.3200 | 1.3200 | 1.2500 | 1.2036 | 1.2020 | 1.1846 |
| 0.0599 | 0.0599 | 0.0599 | 0.0599 | 0.0568 | 0.0543 |
| 0.0855 | 0.0788 | 0.0750 | 0.0750 | 0.0713 | 0.0658 |
| 1.5400 | 1.5200 | 1.4500 | 1.4223 | 1.3880 | 1.2646 |
| 1.5377 | 1.5377 | 1.5377 | 1.5377 | 1.3597 | 1.3423 |
| 0.0979 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.0784 |
| 0.1000 | 0.0975 | 0.0800 | 0.0790 | 0.0650 | 0.0450 |
| 0.6030 | 0.5900 | 0.5800 | 0.5790 | 0.5375 | 0.4915 |
| 0.1900 | 0.1886 | 0.1900 | 0.1896 | 0.1865 | 0.1715 |
| 0.8500 | 0.8500 | 0.8500 | 0.8500 | 0.8330 | 0.7735 |
| 0.9000 | 0.9000 | 0.9000 | 0.9000 | 0.8870 | 0.8870 |
| 0.3700 | 0.3500 | 0.3200 | 0.2950 | 0.2650 | 0.2225 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.0970 | 0.0970 |
| 0.5399 | 0.4976 | 0.4976 | 0.4863 | 0.4863 | 0.4813 |
| 0.1741 | 0.1645 | 0.1645 | 0.1645 | 0.1545 | 0.1290 |
| 1.0401 | 1.0401 | 0.9700 | 1.1540 | 1.0059 | 0.9497 |
| 0.6247 | 0.6259 | 0.6409 | 0.7409 | 0.7409 | 0.7000 |
| 0.3200 | 0.3147 | 0.3147 | 0.3200 | 0.3022 | 0.2707 |
| 0.1258 | 0.1158 | 0.1058 | 0.1030 | 0.0822 | 0.0631 |
| - | - | - | - | - | - |
| 1.5400 | 1.5400 | 1.5183 | 1.4607 | 1.4285 | 1.4111 |
| 0.4848 | 0.4646 | 0.4646 | 0.4646 | 0.4900 | 0.4545 |
| 0.4300 | 0.4200 | 0.4390 | 0.4390 | 0.3970 | 0.3420 |
| 0.7230 | 0.7230 | 0.7465 | 0.7465 | 0.6990 | 0.6420 |
| 0.6800 | 0.6000 | 0.5780 | 0.5500 | 0.5210 | 0.4620 |
| 0.1074 | 0.1052 | 0.1056 | 0.1103 | 0.1118 | 0.0987 |
| 0.2976 | 0.3000 | 0.3000 | 0.3000 | 0.3000 | 0.2760 |
| 0.9500 | 0.9500 | 0.9400 | 0.9300 | 0.8725 | 0.7712 |
| 0.2880 | 0.2830 | 0.2830 | 0.2817 | 0.2625 | 0.2355 |
| 0.4101 | 0.4101 | 0.4101 | 0.4101 | 0.4000 | 0.2780 |
| 0.3795 | 0.3730 | 0.3730 | 0.3700 | 0.3350 | 0.2829 |
| 0.0477 | 0.0200 | 0.1100 | 0.1100 | 0.1000 | 0.0928 |
| 1.5150 | 1.5150 | 1.4700 | 1.4427 | 1.3520 | 1.3520 |



TRAVIS CENTRAL APPRAISAL DISTRICT

Tax Rates by Taxing Entity

Last Ten Fiscal Years

| <u>Juris ID</u> | <u>Jurisdiction Name</u> | <u>2013</u> | <u>2014</u> | <u>2015</u> | <u>2016</u> |
|-----------------|--------------------------------------|-------------|-------------|-------------|-------------|
| 35 | TRAVIS CO WCID NO 19 | 0.2600 | 0.2600 | 0.2400 | 0.2250 |
| 37 | TRAVIS CO WCID NO 20 | 0.2400 | 0.2300 | 0.2072 | 0.2055 |
| 38 | DRIPPING SPRINGS ISD | 1.4900 | 1.5200 | 1.5200 | 1.5200 |
| 39 | TRAVIS CO ESD NO 9 | 0.0808 | 0.0751 | 0.0742 | 0.0730 |
| 3A | MARBLE FALLS ISD | 1.2800 | 1.2800 | 1.2800 | 1.2800 |
| 3C | TRAVIS CO WCID 17 STEINER RANCH (DA) | 0.4498 | 0.4285 | 0.3751 | 0.3000 |
| 3D | TRAVIS CO MUD NO 7 | 0.9089 | 0.9089 | 0.9089 | 0.9089 |
| 3F | CITY OF CEDAR PARK | 0.4925 | 0.4850 | 0.4795 | 0.4700 |
| 3G | TRAVIS CO MUD NO 14 | 0.9900 | 0.9400 | 0.9050 | 0.9050 |
| 3M | WILLIAMSON/TRAVIS MUD NO 1 | 0.6150 | 0.5400 | 0.5100 | 0.4662 |
| 3N | TRAVIS CO MUD NO 18 | - | 0.7500 | 0.7500 | 0.7500 |
| 3R | TRAVIS CO MUD NO 24 | - | - | - | - |
| 40 | CITY OF CREEDMOOR | 0.3873 | 0.3873 | 0.3800 | 0.3800 |
| 41 | TRAVIS CO ESD NO 1 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 49 | CITY OF LAGO VISTA | 0.6500 | 0.6500 | 0.6500 | 0.6500 |
| 4A | JOHNSON CITY ISD | 1.1600 | 1.1482 | 1.1458 | 1.1409 |
| 4D | TRAVIS CO MUD NO 8 | 0.7213 | 0.7213 | 0.7145 | 0.7145 |
| 4F | TRAVIS CO MUD NO 10 | 0.7270 | 0.7800 | 0.7800 | 0.7500 |
| 4H | TRAVIS CO WCID 17 FLINTROCK (DA) | 0.4656 | 0.4526 | 0.4505 | 0.4320 |
| 4J | TRAVIS CO MUD NO 11 | 0.7725 | 0.7725 | 0.7375 | 0.6925 |
| 4K | TRAVIS CO MUD NO 12 | 0.7725 | 0.7725 | 0.7725 | 0.7725 |
| 4L | TRAVIS CO MUD NO 13 | 0.7725 | 0.7725 | 0.7725 | 0.7725 |
| 4M | PILOT KNOB MUD NO 3 | - | 0.9500 | 0.9500 | 0.9500 |
| 4P | PILOT KNOB MUD NO 2 | - | - | - | - |
| 4R | PILOT KNOB MUD NO 5 | - | - | - | - |
| 50 | CITY OF JONESTOWN | 0.5750 | 0.5656 | 0.5656 | 0.5656 |
| 51 | TRAVIS CO ESD NO 11 | 0.1000 | 0.0981 | 0.1000 | 0.1000 |
| 52 | TRAVIS CO ESD NO 6 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 55 | VILLAGE OF BRIARCLIFF | 0.1175 | 0.1605 | 0.1605 | 0.1605 |
| 56 | TRAVIS CO ESD NO 5 | 0.0978 | 0.1000 | 0.0918 | 0.1000 |
| 57 | TRAVIS CO ESD NO 4 | 0.0999 | 0.1000 | 0.0914 | 0.1000 |
| 58 | TRAVIS CO ESD NO 10 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 59 | RIVER PLACE MUD | 0.3350 | 0.3129 | 0.2313 | 0.2070 |
| 5A | ROUND ROCK ISD | 1.3674 | 1.3375 | 1.3325 | 1.3325 |
| 5D | TRAVIS CO MUD NO 9 | 0.8756 | 0.8756 | 0.8595 | 0.8435 |
| 5E | SENNA HILLS MUD | 0.5490 | 0.5411 | 0.5411 | 0.5411 |
| 5F | CITY OF ELGIN | 0.7539 | 0.7501 | 0.6569 | 0.6569 |
| 5G | VILLAGE OF VOLENTE | 0.1300 | 0.1300 | 0.1000 | 0.1065 |
| 5H | VILLAGE OF WEBBERVILLE | 0.2774 | 0.2774 | 0.3051 | 0.3402 |



TABLE 9
(2 of 4)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-------------|-------------|-------------|-------------|-------------|-------------|
| 0.2307 | 0.2575 | 0.2575 | 0.2575 | 0.2456 | 0.2049 |
| 0.2000 | 0.2000 | 0.1875 | 0.1800 | 0.1620 | 0.1425 |
| 1.5200 | 1.5200 | 1.5200 | 1.5200 | 1.3103 | 1.2929 |
| 0.0755 | 0.0781 | 0.0781 | 0.0814 | 0.0807 | 0.0726 |
| 1.2786 | 1.2686 | 1.1986 | 1.1850 | 1.1148 | 1.0732 |
| 0.2987 | 0.2949 | 0.2889 | 0.2889 | 0.2565 | 0.1887 |
| 0.9089 | 0.9089 | 0.9089 | 0.9089 | 0.9089 | 0.9089 |
| 0.4575 | 0.4490 | 0.4470 | 0.4470 | 0.4320 | 0.3900 |
| 0.8781 | 0.8100 | 0.8100 | 0.8100 | 0.8010 | 0.7540 |
| 0.4316 | 0.4079 | 0.3850 | 0.3479 | 0.3291 | 0.3018 |
| 0.7500 | 0.7500 | 0.7500 | 0.7500 | 0.7500 | 0.7500 |
| 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.9500 |
| 0.3800 | 0.3800 | 0.3160 | 0.3122 | 0.2753 | 0.5010 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 0.6500 | 0.6500 | 0.6500 | 0.6475 | 0.6070 | 0.4283 |
| 1.1339 | 1.1339 | 1.1339 | 1.1339 | 1.0659 | 1.0485 |
| 0.7145 | 0.7145 | 0.6800 | 0.6300 | 0.6000 | 0.5335 |
| 0.7200 | 0.7600 | 0.7600 | 0.7600 | 0.7500 | 0.6700 |
| 0.3996 | 0.3720 | 0.3422 | 0.3422 | 0.3422 | 0.3422 |
| 0.6102 | 0.5675 | 0.5275 | 0.4975 | 0.4385 | 0.3645 |
| 0.7725 | 0.7725 | 0.7725 | 0.7725 | 0.6950 | 0.5595 |
| 0.7725 | 0.7725 | 0.7725 | 0.7725 | 0.6950 | 0.4950 |
| 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.8752 |
| 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.7672 |
| - | - | - | 0.9500 | 0.9500 | 0.9500 |
| 0.5656 | 0.5656 | 0.5656 | 0.5656 | 0.5188 | 0.4190 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.0949 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.0867 |
| 0.1474 | 0.1365 | 0.1319 | 0.1300 | 0.1180 | 0.0738 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 0.1000 | 0.1000 | 0.1000 | 0.0997 | 0.0800 | 0.0600 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 0.0750 | - | - | - | - | - |
| 1.3048 | 1.3048 | 1.2348 | 1.2212 | 1.1336 | 1.0626 |
| 0.8275 | 0.8275 | 0.8275 | 0.8275 | 0.7760 | 0.7970 |
| 0.5411 | 0.5176 | 0.4651 | 0.4500 | 0.4125 | 0.3550 |
| 0.6569 | 0.6569 | 0.6569 | 0.6569 | 0.5900 | 0.5447 |
| 0.1085 | 0.0900 | 0.0900 | 0.0900 | 0.0864 | 0.0700 |
| 0.3742 | 0.3365 | 0.3073 | 0.3044 | 0.2185 | 0.1715 |



TRAVIS CENTRAL APPRAISAL DISTRICT

Tax Rates by Taxing Entity

Last Ten Fiscal Years

| <u>Juris ID</u> | <u>Jurisdiction Name</u> | <u>2013</u> | <u>2014</u> | <u>2015</u> | <u>2016</u> |
|-----------------|-----------------------------|-------------|-------------|-------------|-------------|
| 5J | KELLY LANE WCID NO 1 | 0.9500 | 0.9500 | 0.9500 | 0.9500 |
| 5K | KELLY LANE WCID NO 2 | 0.9500 | 0.9500 | 0.9500 | 0.9500 |
| 5L | LAZY NINE MUD NO 1A | - | - | - | - |
| 5M | LAZY NINE MUD NO 1B | 1.0100 | 1.0100 | 1.0100 | 1.0100 |
| 61 | CITY OF MUSTANG RIDGE | 0.4188 | 0.4998 | 0.4950 | 0.4792 |
| 68 | AUSTIN COMM COLL DIST | 0.0949 | 0.0942 | 0.1005 | 0.1020 |
| 69 | LEANDER ISD | 1.5119 | 1.5119 | 1.5119 | 1.5119 |
| 6E | LAKE POINTE MUD NO 3 (DA) | 0.2720 | 0.2720 | 0.2820 | 0.2820 |
| 6F | CITY OF LEANDER | 0.6679 | 0.6529 | 0.6329 | 0.5990 |
| 6G | TRAVIS CO MUD NO 15 | 0.3325 | 0.3325 | 0.3325 | 0.3325 |
| 6H | WEST TRAVIS CO MUD NO 6 | 0.4500 | 0.4500 | 0.4500 | 0.4500 |
| 6J | WEST TRAVIS CO MUD NO 8 | 0.8400 | 0.7300 | 0.6110 | 0.5510 |
| 6L | TRAVIS CO MUD NO 17 | 0.9500 | 0.9500 | 0.9500 | 0.9500 |
| 6M | TRAVIS CO MUD NO 21 | 0.3125 | 0.3125 | 0.3125 | 0.3125 |
| 6P | LOST CREEK LIMITED DISTRICT | - | - | - | 0.0525 |
| 6R | TRAVIS CO ESD NO 15 | - | - | - | - |
| 6T | ALTESSA MUD | - | - | - | - |
| 70 | TRAVIS CO MUD NO 2 | 0.9800 | 0.9745 | 0.9585 | 0.9300 |
| 71 | TRAVIS CO ESD NO 14 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 72 | TRAVIS CO ESD NO 12 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 73 | ONION CREEK METRO PARK DIST | - | - | - | 0.2000 |
| 77 | TRAVIS CO ESD NO 8 | 0.0998 | 0.0998 | 0.0998 | 0.0998 |
| 7A | MOORES CROSSING MUD | 0.9900 | 0.9580 | 0.9324 | 0.9070 |
| 7D | LAKE POINTE MUD NO 5 (DA) | 0.2600 | 0.2600 | 0.2600 | 0.2600 |
| 7E | VILLAGE OF THE HILLS | 0.0248 | 0.0249 | 0.0600 | 0.0600 |
| 7F | VILLAGE OF POINT VENTURE | 0.1050 | 0.1095 | 0.1095 | 0.1131 |
| 7G | WILBARGER CRK MUD NO 1 | 0.9484 | 0.9250 | 0.9080 | 0.8895 |
| 7H | WILBARGER CRK MUD NO 2 | 0.9500 | 0.9500 | 0.9500 | 0.9500 |
| 7J | LAKESIDE MUD NO 3 | 0.9000 | 0.8775 | 0.8470 | 0.8400 |
| 7K | SUNFIELD MUD NO 1 | 0.9000 | 0.9000 | 0.9000 | 0.9000 |
| 7N | TRAVIS CO MUD NO 19 | - | - | - | - |
| 7P | TRAVIS CO MUD NO 20 | - | - | - | - |
| 7R | TRAVIS CO MUD NO 22 | - | - | - | - |
| 7T | LAKESIDE MUD NO 5 | - | - | - | - |
| 83 | CITY OF BEE CAVE | 0.0200 | 0.0200 | 0.0200 | 0.0200 |
| 84 | NORTHTOWN MUD | 0.7500 | 0.7360 | 0.7220 | 0.7075 |
| 8C | TRAVIS CO MUD NO 3 | 0.5000 | 0.4841 | 0.4825 | 0.4815 |
| 8E | RNCH @ CYPRSS CRK MUD 1 | 0.5128 | 0.4330 | 0.3650 | 0.3565 |
| 8G | WMSN-TR CO WCID NO 1D | - | - | - | - |
| 8H | BELLA VISTA MUD | 0.5042 | 0.4990 | - | - |
| 8I | WMSN-TR CO WCID NO 1F | 0.9000 | 0.9000 | - | - |



TABLE 9
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| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-------------|-------------|-------------|-------------|-------------|-------------|
| 0.9500 | 0.8418 | 0.7650 | 0.7475 | 0.6803 | 0.4870 |
| 0.9500 | 0.9500 | 0.8500 | 0.8100 | 0.7155 | 0.5460 |
| 1.0000 | 1.0000 | 1.0000 | 1.0000 | 1.0000 | 1.0000 |
| 1.0100 | 1.0100 | 1.0100 | 1.0100 | 0.9850 | 0.9850 |
| 0.4998 | 0.4998 | 0.4692 | 0.4735 | 0.3882 | 0.3112 |
| 0.1008 | 0.1048 | 0.1049 | 0.1058 | 0.1048 | 0.0987 |
| 1.5119 | 1.5100 | 1.4375 | 1.4184 | 1.3370 | 1.2746 |
| 0.2550 | 0.1700 | 0.1700 | 0.1729 | 0.1617 | 0.1508 |
| 0.5779 | 0.5519 | 0.5419 | 0.5369 | 0.4797 | 0.4323 |
| 0.4075 | 0.4075 | 0.4075 | 0.4075 | 0.3800 | 0.3462 |
| 0.4500 | 0.3500 | 0.3500 | 0.3500 | 0.3215 | 0.2663 |
| 0.5210 | 0.5210 | 0.5210 | 0.5210 | 0.5044 | 0.4834 |
| 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.9370 | 0.8425 |
| 0.3125 | 0.3275 | 0.3450 | 0.3650 | 0.3650 | 0.3650 |
| 0.0489 | 0.0450 | 0.0425 | 0.0428 | 0.0408 | 0.0375 |
| - | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.0949 |
| - | - | - | - | 0.8300 | 0.8300 |
| 0.9173 | 0.8770 | 0.8900 | 0.8900 | 0.8820 | 0.8280 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 0.2000 | 0.2000 | 0.2000 | 0.2000 | 0.2000 | - |
| 0.0998 | 0.1000 | 0.1000 | 0.1000 | 0.0970 | 0.0790 |
| 0.8558 | 0.8275 | 0.7980 | 0.7980 | 0.7980 | 0.7175 |
| 0.2565 | 0.2300 | 0.2260 | 0.2289 | 0.2117 | 0.1958 |
| 0.0600 | 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 0.1216 | 0.1230 | 0.1220 | 0.1224 | 0.1110 | 0.0909 |
| 0.8780 | 0.8780 | 0.8780 | 0.8780 | 0.8555 | 0.8100 |
| 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.9500 | 0.9500 |
| 0.8400 | 0.8400 | 0.8400 | 0.8400 | 0.7940 | 0.7125 |
| 0.9000 | 0.9000 | 0.9000 | 0.9000 | 0.9000 | 0.9000 |
| - | - | 0.3650 | 0.3650 | 0.3950 | 0.3950 |
| - | 0.3650 | 0.3650 | 0.3650 | 0.3950 | 0.3950 |
| - | 0.8500 | 0.8500 | 0.8500 | 0.8500 | 0.8500 |
| - | - | - | - | 0.9700 | 0.9700 |
| 0.0200 | 0.0200 | 0.0200 | 0.0200 | 0.0200 | 0.0200 |
| 0.7075 | 0.6300 | 0.6250 | 0.6250 | 0.6150 | 0.5725 |
| 0.4815 | 0.4752 | 0.4695 | 0.4695 | 0.4505 | 0.4305 |
| 0.3525 | 0.3425 | 0.3535 | 0.3513 | 0.3513 | 0.3215 |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| - | - | - | - | - | - |



TRAVIS CENTRAL APPRAISAL DISTRICT

Tax Rates by Taxing Entity

Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|-----------------|-------------------------------------|-------------|-------------|-------------|-------------|
| 8J | WMSN-TR CO WCID NO 1G | 0.5401 | 0.5368 | - | - |
| 8K | TRAVIS CO ESD NO 13 | 0.1000 | 0.1000 | 0.1000 | 0.1000 |
| 8L | TRAVIS CO BEE CAVE ROAD DIST NO 1 | 0.6285 | 0.5706 | 0.3215 | 0.2599 |
| 8N | ANDERSON MILL LIMITED DISTRICT | 0.1367 | 0.1300 | 0.1260 | 0.1234 |
| 8P | RIVER PLACE LIMITED DISTRICT | - | - | - | - |
| 8R | TRAVIS CO ESD NO 16 | - | - | - | - |
| 9B | TRAVIS CO ESD NO 2 | 0.1000 | 0.0982 | 0.0958 | 0.1000 |
| 9C | TRAVIS CO MUD NO 4 | 0.7296 | 0.7296 | 0.7296 | 0.7296 |
| 9D | LAKESIDE WCID NO 1 | 0.8500 | 0.8000 | 0.8000 | 0.7500 |
| 9G | LAKESIDE WCID NO 2A | 0.9700 | 0.9700 | 0.9700 | 0.9700 |
| 9H | LAKESIDE WCID NO 2B | 0.9700 | 0.9700 | 0.9700 | 0.9700 |
| 9I | LAKESIDE WCID NO 2C | 0.9700 | 0.9700 | 0.9700 | 0.9700 |
| 9J | LAKESIDE WCID NO 2D | 0.9700 | 0.9700 | 0.9700 | 0.9700 |
| 9L | TRAVIS CO WCID 17 SERENE HILLS (DA) | 0.6500 | 0.6500 | 0.6500 | 0.6250 |
| 9M | SOUTHEAST TRAVIS COUNTY MUD NO 1 | - | - | 0.9800 | 0.9800 |
| 9N | SOUTHEAST TRAVIS COUNTY MUD NO 2 | - | - | - | - |
| 10E | TRAVIS CO ESD NO 17 | - | - | - | - |

SOURCE: Travis Central Appraisal District- Internal Management Reports



TABLE 9
(4 of 4)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-------------|-------------|-------------|-------------|-------------|-------------|
| - | - | - | - | - | - |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.0500 | 0.1000 |
| 0.2106 | 0.1962 | 0.2817 | 0.2731 | 0.1973 | 0.2122 |
| 0.1171 | 0.1171 | 0.1177 | 0.1175 | 0.1101 | 0.1300 |
| - | 0.0750 | 0.0775 | 0.0800 | 0.0786 | 0.0716 |
| - | - | - | 0.0900 | 0.0880 | 0.0740 |
| 0.1000 | 0.1000 | 0.1000 | 0.1000 | 0.0900 | 0.0800 |
| 0.7296 | 0.7296 | 0.7296 | 0.7296 | 0.7296 | 0.7200 |
| 0.7500 | 0.7500 | 0.7500 | 0.7500 | 0.7035 | 0.6000 |
| 0.9700 | 0.9700 | 0.9700 | 0.9700 | 0.9700 | 0.9700 |
| 0.9700 | 0.9700 | 0.9700 | 0.9700 | 0.9075 | 0.8300 |
| 0.9700 | 0.9700 | 0.9700 | 0.9700 | 0.9280 | 0.8640 |
| 0.9700 | 0.9700 | 0.9700 | 0.9700 | 0.9055 | 0.8658 |
| 0.6250 | 0.6250 | 0.6250 | 0.6250 | 0.6250 | 0.5829 |
| 0.9800 | 0.9800 | 0.9800 | 0.9800 | 0.9800 | 0.8944 |
| 0.9800 | 0.9800 | 0.9800 | 0.9800 | 0.9800 | 0.9980 |
| - | - | - | - | 0.0450 | 0.0245 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Market Value by Taxing Entity
Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|----------|--------------------------------------|-----------------|-----------------|-----------------|-----------------|
| 01 | AUSTIN ISD | 81,504,720,642 | 93,062,515,899 | 109,908,305,144 | 127,361,841,366 |
| 02 | CITY OF AUSTIN | 97,646,767,652 | 111,303,793,195 | 130,735,102,519 | 150,763,833,494 |
| 03 | TRAVIS COUNTY | 138,071,076,198 | 156,022,463,923 | 181,370,015,863 | 206,750,431,701 |
| 05 | CITY OF MANOR | 328,598,217 | 399,215,611 | 487,231,204 | 632,690,174 |
| 06 | DEL VALLE ISD | 5,013,756,640 | 5,433,190,462 | 6,359,269,678 | 6,633,354,861 |
| 07 | LAKE TRAVIS ISD | 9,051,561,929 | 10,024,532,896 | 11,474,922,824 | 12,848,393,709 |
| 08 | EANES ISD | 11,398,745,780 | 12,762,683,366 | 14,334,736,507 | 16,044,882,884 |
| 09 | CITY OF WEST LAKE HILLS | 1,451,711,427 | 1,658,942,154 | 1,847,062,556 | 2,093,957,840 |
| 10 | TRAVIS CO WCID NO 10 | 2,833,194,230 | 3,248,621,525 | 3,631,610,240 | 4,154,065,848 |
| 11 | CITY OF ROLLINGWOOD | 534,007,939 | 635,514,111 | 751,922,900 | 863,488,242 |
| 12 | VILLAGE OF SAN LEANNA | 47,824,994 | 53,131,699 | 57,040,208 | 60,150,442 |
| 16 | LAGO VISTA ISD | 1,518,894,000 | 1,601,683,097 | 1,668,730,243 | 1,836,758,423 |
| 17 | TRAVIS CO WCID NO 17 | 4,884,559,887 | 5,383,697,463 | 5,843,464,285 | 6,463,794,347 |
| 18 | TRAVIS CO WCID NO 18 | 481,597,453 | 558,736,598 | 602,177,607 | 694,129,686 |
| 19 | PFLUGERVILLE ISD | 9,490,712,638 | 10,652,950,824 | 12,401,245,852 | 14,164,650,875 |
| 1A | HAYS CONSOLIDATED ISD | 25,823,552 | 26,579,372 | 28,919,030 | 29,261,396 |
| 1B | TRAVIS CO ESD NO 7 | - | - | - | - |
| 1C | TRAVIS CO ESD NO 3 | 2,319,280,227 | 2,556,047,413 | 3,027,216,432 | 3,241,828,975 |
| 1D | TRAVIS CO MUD NO 5 | 88,017,645 | 129,821,886 | 148,223,291 | 210,691,255 |
| 1F | TANGLEWD FOREST LTD DIST | 273,818,845 | 309,505,775 | 340,703,490 | 393,650,187 |
| 1H | COTTONWD CREEK MUD NO 1 | 45,192,403 | 51,184,135 | 84,547,023 | 109,174,969 |
| 1J | CYPRESS RANCH WCID NO 1 | 65,166,349 | 87,051,431 | 116,785,299 | 140,843,752 |
| 1K | BELVEDERE MUD | 93,275,660 | 117,060,687 | 158,477,700 | 183,058,582 |
| 1L | BASTROP-TRAVIS COUNTIES ESD NO 1 | 156,012,413 | 174,211,565 | 219,125,016 | 257,954,559 |
| 20 | CITY OF PFLUGERVILLE | 3,567,226,357 | 4,147,585,436 | 4,678,891,584 | 5,314,134,233 |
| 21 | CITY OF LAKEWAY | 3,012,639,291 | 3,311,516,127 | 3,681,755,006 | 4,073,370,884 |
| 22 | COUPLAND ISD | 11,237,792 | 11,670,424 | 16,495,645 | 17,176,194 |
| 23 | TRAVIS CO WCID POINT VENTURE | 159,678,791 | 160,490,792 | 170,939,482 | 182,263,997 |
| 25 | HURST CREEK MUD | 491,158,092 | 529,863,082 | 561,360,545 | 587,689,584 |
| 26 | LAKEWAY MUD | 1,010,548,322 | 1,073,562,707 | 1,135,581,348 | 1,207,143,323 |
| 27 | LOST CREEK MUD | 716,576,773 | 776,355,753 | 917,553,059 | 2,617,159 |
| 2A | ELGIN ISD | 340,000,329 | 367,911,438 | 451,521,152 | 515,258,254 |
| 2D | TRAVIS CO MUD NO 6 | 158,852,351 | 175,946,997 | 175,439,252 | 166,787,884 |
| 2F | CITY OF ROUND ROCK | 386,175,918 | 397,452,463 | 403,659,437 | 444,872,484 |
| 2G | WMSN CO WSID DIST 3 | 51,929,511 | 54,191,905 | 61,149,462 | 68,628,186 |
| 2H | NE TRAVIS CO UTILITY DIST | 173,542,513 | 209,820,571 | 235,610,358 | 268,700,684 |
| 2J | TRAVIS COUNTY HEALTHCARE DISTRICT | 138,060,732,978 | 156,019,467,668 | 181,367,471,467 | 206,747,122,744 |
| 2K | PRESIDENTIAL GLEN MUD | 14,835,466 | 25,690,283 | 43,158,191 | 78,538,960 |
| 2L | TRAVIS CO MUD NO 16 | 65,708,302 | 101,002,280 | 139,902,542 | 162,795,842 |
| 2N | NORTH AUSTIN MUD NO 1 | 76,217,014 | 81,742,888 | 91,593,382 | 103,728,080 |
| 2R | TRAVIS CO MUD NO 23 | - | - | - | - |
| 32 | WELLS BRANCH MUD | 909,109,492 | 1,004,470,285 | 1,145,501,626 | 1,302,637,084 |
| 33 | SHADY HOLLOW MUD | 250,249,366 | 282,489,092 | 307,318,745 | 346,696,148 |
| 34 | MANOR ISD | 5,591,713,473 | 6,201,164,903 | 6,983,944,157 | 7,492,705,869 |
| 35 | TRAVIS CO WCID NO 19 | 176,477,228 | 174,706,098 | 226,691,223 | 229,002,083 |
| 37 | TRAVIS CO WCID NO 20 | 345,223,876 | 348,368,359 | 404,441,341 | 451,938,451 |
| 38 | DRIPPING SPRINGS ISD | 50,559,110 | 62,317,265 | 77,997,739 | 78,204,842 |
| 39 | TRAVIS CO ESD NO 9 | 5,832,729,773 | 6,517,566,869 | 7,276,227,354 | 7,453,324,110 |
| 3A | MARBLE FALLS ISD | 724,896,853 | 720,451,127 | 747,252,676 | 795,576,542 |
| 3C | TRAVIS CO WCID 17 STEINER RANCH (DA) | 1,851,252,538 | 2,052,228,566 | 2,226,330,435 | 2,389,505,346 |
| 3D | TRAVIS CO MUD NO 7 | 1,694,479 | 1,696,567 | 4,989,216 | 151,674 |
| 3F | CITY OF CEDAR PARK | 357,368,833 | 380,443,421 | 905,000,986 | 1,011,976,339 |
| 3G | TRAVIS CO MUD NO 14 | 72,131,382 | 85,567,111 | 100,002,321 | 114,715,219 |
| 3M | WILLIAMSON/TRAVIS MUD NO 1 | 90,541,290 | 100,031,687 | 106,042,220 | 120,312,265 |
| 3N | TRAVIS CO MUD NO 18 | - | 7,935,968 | 38,360,422 | 72,242,732 |
| 3R | TRAVIS CO MUD NO 24 | - | - | - | - |
| 40 | CITY OF CREEDMOOR | 60,418,730 | 61,657,509 | 64,567,758 | 66,467,326 |



TABLE 10

(1 of 3)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|
| 139,934,729,821 | 153,285,908,753 | 167,939,746,878 | 177,348,338,445 | 194,329,388,082 | 250,934,044,104 |
| 164,926,811,430 | 181,463,421,154 | 197,532,841,210 | 209,618,511,514 | 229,464,704,168 | 295,953,348,795 |
| 225,117,062,160 | 247,786,958,003 | 268,798,161,469 | 282,832,710,705 | 315,990,091,832 | 428,066,930,389 |
| 753,055,093 | 981,434,730 | 1,153,653,601 | 1,227,073,679 | 1,426,813,158 | 2,355,982,298 |
| 7,547,761,230 | 8,609,650,611 | 9,869,966,541 | 10,655,544,006 | 12,835,509,320 | 18,074,248,771 |
| 13,982,649,503 | 15,756,524,517 | 16,726,605,529 | 17,332,363,550 | 20,137,055,181 | 30,057,632,779 |
| 16,819,541,753 | 18,061,913,807 | 18,968,098,588 | 19,235,404,947 | 21,967,856,985 | 30,895,292,250 |
| 2,253,652,206 | 2,487,751,633 | 2,628,693,162 | 2,642,124,239 | 3,007,227,892 | 4,245,244,378 |
| 4,362,958,582 | 4,759,931,073 | 5,067,818,135 | 5,119,359,921 | 5,867,073,276 | 8,299,004,476 |
| 934,882,916 | 1,019,217,464 | 1,080,204,648 | 1,137,543,961 | 1,285,052,766 | 2,015,819,349 |
| 62,161,594 | 77,546,324 | 77,656,282 | 78,222,330 | 91,437,199 | 139,259,409 |
| 1,930,652,780 | 2,222,713,132 | 2,390,541,502 | 2,514,481,032 | 2,971,282,374 | 5,612,705,687 |
| 6,984,560,281 | 7,632,990,757 | 8,005,120,557 | 8,184,169,319 | 9,341,193,061 | 13,871,002,565 |
| 762,830,067 | 842,821,306 | 873,518,775 | 888,021,608 | 1,036,632,300 | 1,567,286,278 |
| 15,660,255,230 | 18,447,656,084 | 19,774,619,524 | 21,190,303,192 | 24,229,094,813 | 34,978,732,722 |
| 29,561,443 | 29,583,765 | 31,657,883 | 31,080,966 | 43,754,951 | 141,531,538 |
| 3,082,544,275 | 3,164,141,322 | 3,268,182,080 | 3,412,099,648 | 4,115,614,287 | 8,659,080,730 |
| 3,433,817,410 | 3,650,678,198 | 3,874,055,364 | 3,982,927,271 | 4,751,272,022 | 6,908,158,516 |
| 260,466,896 | 288,240,831 | 309,103,474 | 337,818,642 | 428,478,823 | 612,863,012 |
| 425,349,056 | 472,792,296 | 508,217,702 | 508,651,889 | 565,234,156 | 776,341,179 |
| 141,594,692 | 195,804,522 | 234,447,709 | 268,134,024 | 339,657,727 | 573,832,704 |
| 148,907,052 | 170,015,081 | 179,215,427 | 179,063,428 | 201,296,644 | 342,993,274 |
| 196,870,335 | 203,523,026 | 208,431,155 | 217,631,356 | 272,700,755 | 422,415,487 |
| 273,497,773 | 288,746,254 | 294,971,925 | 295,674,845 | 354,893,869 | 571,206,811 |
| 5,910,893,471 | 6,750,973,991 | 7,459,818,166 | 8,009,539,080 | 9,079,779,838 | 13,506,336,229 |
| 4,525,138,857 | 4,988,014,856 | 5,325,087,054 | 5,541,925,586 | 6,322,491,565 | 9,504,451,393 |
| 17,320,574 | 17,489,432 | 17,439,910 | 17,734,398 | 21,989,759 | 32,577,647 |
| 201,708,395 | 227,267,612 | 243,928,740 | 253,703,780 | 319,916,631 | 547,860,438 |
| 619,402,898 | 642,537,160 | 666,266,761 | 673,754,625 | 776,620,541 | 1,199,652,666 |
| 1,292,905,577 | 1,368,507,516 | 1,416,655,999 | 1,410,946,796 | 1,639,005,218 | 2,403,969,374 |
| 3,237,937 | - | 1,263,744 | 35,199 | - | - |
| 536,777,213 | 567,724,270 | 593,665,436 | 600,106,325 | 770,702,056 | 1,242,538,125 |
| 156,601,488 | 171,480,925 | 150,171,870 | 147,652,402 | 137,264,516 | 237,258,133 |
| 516,379,565 | 557,474,173 | 618,683,244 | 696,002,074 | 704,975,445 | 806,476,400 |
| 71,819,281 | 79,476,966 | 86,559,257 | 92,912,323 | 109,889,328 | 133,590,329 |
| 293,235,046 | 312,127,701 | 340,027,995 | 350,346,552 | 391,235,210 | 645,877,993 |
| 225,115,947,630 | 247,781,460,144 | 268,793,263,829 | 282,825,929,740 | 315,984,441,544 | 428,058,878,391 |
| 105,921,257 | 153,348,608 | 225,518,126 | 259,417,690 | 300,458,286 | 530,924,675 |
| 188,069,177 | 216,252,832 | 225,883,277 | 232,845,430 | 255,609,002 | 456,488,733 |
| 106,400,068 | 124,150,176 | 133,737,470 | 133,152,387 | 164,148,563 | 230,395,554 |
| 9,361,762 | 9,406,645 | 72,980,561 | 214,658,319 | 302,648,131 | 628,856,377 |
| 1,414,511,903 | 1,519,824,637 | 1,586,763,702 | 1,549,372,994 | 1,727,083,963 | 2,351,260,830 |
| 370,562,768 | 379,800,273 | 423,126,042 | 421,651,573 | 485,303,301 | 743,487,548 |
| 7,652,348,950 | 8,030,776,979 | 8,403,693,979 | 8,907,876,941 | 10,239,878,854 | 14,728,336,795 |
| 230,696,362 | 215,072,039 | 231,541,246 | 230,244,652 | 262,997,813 | 384,806,113 |
| 464,136,325 | 473,456,200 | 537,518,741 | 537,153,492 | 654,672,831 | 990,388,378 |
| 78,607,793 | 78,933,135 | 79,129,088 | 79,652,330 | 127,854,149 | 231,788,911 |
| 7,795,853,486 | 8,442,929,248 | 8,868,926,302 | 8,954,732,660 | 10,532,085,165 | 15,228,256,759 |
| 793,187,496 | 915,292,515 | 929,806,305 | 941,300,837 | 1,157,897,434 | 1,877,674,618 |
| 2,476,429,051 | 2,550,403,412 | 2,622,510,202 | 2,613,302,941 | 2,979,618,152 | 4,915,160,017 |
| 1,638,252 | 1,646,625 | 1,647,230 | 1,644,765 | 1,642,237 | 1,637,714 |
| 1,091,131,237 | 1,145,888,587 | 1,208,070,079 | 1,222,719,683 | 1,401,360,496 | 2,207,871,459 |
| 126,733,149 | 135,714,669 | 135,440,889 | 135,882,384 | 162,012,313 | 258,810,953 |
| 127,161,683 | 132,289,694 | 141,222,161 | 140,732,624 | 157,109,437 | 251,276,648 |
| 125,630,956 | 182,490,968 | 241,853,727 | 252,818,936 | 290,741,758 | 424,466,238 |
| 6,541,689 | 7,038,701 | 7,034,552 | 7,034,552 | 8,424,039 | 8,455,019 |
| 70,928,233 | 72,593,408 | 111,798,734 | 113,285,820 | 160,756,873 | 226,670,667 |



TRAVIS CENTRAL APPRAISAL DISTRICT

Market Value by Taxing Entity

Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|----------|----------------------------------|-----------------|-----------------|-----------------|-----------------|
| 41 | TRAVIS CO ESD NO 1 | 2,547,480,135 | 2,632,364,251 | 2,741,936,605 | 2,931,547,291 |
| 49 | CITY OF LAGO VISTA | 718,066,066 | 778,992,562 | 832,357,854 | 910,922,390 |
| 4A | JOHNSON CITY ISD | 39,310,899 | 43,758,754 | 53,457,140 | 52,997,551 |
| 4D | TRAVIS CO MUD NO 8 | 66,959,608 | 75,568,330 | 82,433,663 | 86,567,768 |
| 4F | TRAVIS CO MUD NO 10 | 102,349,479 | 106,012,076 | 109,700,126 | 122,553,060 |
| 4H | TRAVIS CO WCID 17 FLINTROCK (DA) | 230,746,213 | 262,729,642 | 285,165,096 | 300,752,444 |
| 4J | TRAVIS CO MUD NO 11 | 163,793,805 | 206,087,893 | 254,276,520 | 271,242,311 |
| 4K | TRAVIS CO MUD NO 12 | 15,804,578 | 32,229,042 | 83,318,959 | 102,539,273 |
| 4L | TRAVIS CO MUD NO 13 | 32,171,247 | 46,779,410 | 69,957,116 | 88,190,315 |
| 4M | PILOT KNOB MUD NO 3 | - | 2,792,574 | 6,853,888 | 13,833,008 |
| 4P | PILOT KNOB MUD NO 2 | - | - | 2,333,348 | 2,139,142 |
| 4R | PILOT KNOB MUD NO 5 | - | - | 1,720,389 | 1,681,660 |
| 50 | CITY OF JONESTOWN | 416,068,235 | 427,471,779 | 441,385,248 | 470,048,172 |
| 51 | TRAVIS CO ESD NO 11 | 1,116,451,714 | 1,186,529,168 | 1,284,621,885 | 1,360,725,749 |
| 52 | TRAVIS CO ESD NO 6 | 10,640,490,940 | 11,850,902,932 | 13,484,649,825 | 14,966,471,896 |
| 55 | VILLAGE OF BRIARCLIFF | 210,184,931 | 245,279,336 | 256,258,193 | 274,218,510 |
| 56 | TRAVIS CO ESD NO 5 | 986,728,550 | 1,137,816,600 | 1,164,042,055 | 1,318,453,862 |
| 57 | TRAVIS CO ESD NO 4 | 1,589,557,627 | 1,748,194,003 | 1,969,587,608 | 2,257,791,532 |
| 58 | TRAVIS CO ESD NO 10 | 1,501,151,776 | 1,664,903,365 | 1,800,759,353 | 1,973,714,220 |
| 59 | RIVER PLACE MUD | 504,132,740 | 573,811,480 | 615,784,273 | 666,805,761 |
| 5A | ROUND ROCK ISD | 5,900,012,726 | 6,850,831,127 | 7,731,348,855 | 8,769,760,049 |
| 5D | TRAVIS CO MUD NO 9 | 3,418,902 | 3,512,444 | 3,948,203 | 3,903,341 |
| 5E | SENNA HILLS MUD | 234,915,154 | 263,022,901 | 281,982,833 | 289,889,484 |
| 5F | CITY OF ELGIN | 60,211,303 | 65,783,401 | 95,127,341 | 129,526,963 |
| 5G | VILLAGE OF VOLENTE | 172,486,148 | 180,958,963 | 196,777,518 | 199,273,027 |
| 5H | VILLAGE OF WEBBERVILLE | 21,320,375 | 51,521,942 | 23,019,002 | 29,169,643 |
| 5J | KELLY LANE WCID NO 1 | 64,269,467 | 78,581,607 | 110,029,194 | 145,256,121 |
| 5K | KELLY LANE WCID NO 2 | 2,415,700 | 7,473,927 | 24,674,134 | 53,342,384 |
| 5L | LAZY NINE MUD NO 1A | 2,131,289 | 1,836,476 | 4,031,775 | 11,845,693 |
| 5M | LAZY NINE MUD NO 1B | 28,562,362 | 70,664,369 | 144,678,878 | 182,725,111 |
| 61 | CITY OF MUSTANG RIDGE | 73,085,857 | 71,821,589 | 75,548,393 | 83,605,618 |
| 68 | AUSTIN COMM COLL DIST | 112,829,812,836 | 127,880,017,041 | 149,465,835,989 | 171,507,661,328 |
| 69 | LEANDER ISD | 7,409,025,504 | 8,200,240,864 | 9,132,786,914 | 10,062,466,848 |
| 6E | LAKE POINTE MUD NO 3 (DA) | 197,981,726 | 206,583,012 | 223,058,279 | 235,352,351 |
| 6F | CITY OF LEANDER | 365,400,245 | 472,401,546 | 628,698,635 | 789,058,897 |
| 6G | TRAVIS CO MUD NO 15 | 233,942,851 | 291,973,197 | 363,481,557 | 443,445,733 |
| 6H | WEST TRAVIS CO MUD NO 6 | 273,608,993 | 313,648,741 | 412,473,114 | 498,205,425 |
| 6J | WEST TRAVIS CO MUD NO 8 | 115,301,613 | 127,354,461 | 152,341,622 | 181,145,283 |
| 6L | TRAVIS CO MUD NO 17 | 4,250,975 | 7,407,957 | 22,112,157 | 47,837,508 |
| 6M | TRAVIS CO MUD NO 21 | 3,318,625 | 2,956,270 | 37,410,026 | 100,977,064 |
| 6P | LOST CREEK LIMITED DISTRICT | - | - | - | 975,544,681 |
| 6R | TRAVIS CO ESD NO 15 | - | - | - | - |
| 6T | ALTESSA MUD | - | - | - | - |
| 70 | TRAVIS CO MUD NO 2 | 116,510,755 | 127,708,911 | 155,570,741 | 175,798,443 |
| 71 | TRAVIS CO ESD NO 14 | 901,682,064 | 956,588,806 | 568,111,479 | 597,335,953 |
| 72 | TRAVIS CO ESD NO 12 | 1,611,474,480 | 1,672,952,520 | 1,991,469,013 | 2,406,538,702 |
| 73 | ONION CREEK METRO PARK DIST | - | - | 2,705,828 | 4,311,359 |
| 77 | TRAVIS CO ESD NO 8 | 1,784,724,904 | 1,879,368,985 | 2,046,194,624 | 2,292,818,900 |
| 7A | MOORES CROSSING MUD | 76,133,483 | 94,816,542 | 122,526,420 | 137,311,468 |
| 7D | LAKE POINTE MUD NO 5 (DA) | 209,770,760 | 225,717,417 | 237,545,386 | 244,295,100 |
| 7E | VILLAGE OF THE HILLS | 442,845,211 | 481,550,244 | 509,680,093 | 530,360,576 |
| 7F | VILLAGE OF POINT VENTURE | 163,207,623 | 163,558,058 | 173,995,809 | 185,376,512 |
| 7G | WILBARGER CRK MUD NO 1 | 20,611,885 | 23,670,690 | 40,963,075 | 44,692,258 |
| 7H | WILBARGER CRK MUD NO 2 | 3,589,887 | 3,710,059 | 6,335,781 | 7,520,916 |
| 7J | LAKESIDE MUD NO 3 | 69,579,638 | 94,781,928 | 124,169,749 | 158,026,524 |
| 7K | SUNFIELD MUD NO 1 | 153,222 | 353,732 | 382,127 | 311,082 |
| 7N | TRAVIS CO MUD NO 19 | - | - | - | - |
| 7P | TRAVIS CO MUD NO 20 | - | - | - | - |
| 7R | TRAVIS CO MUD NO 22 | - | - | - | - |
| 7T | LAKESIDE MUD NO 5 | - | - | - | - |



TABLE 10

(2 of 3)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|
| 3,068,222,707 | 3,503,837,159 | 3,759,337,501 | 3,905,855,590 | 4,821,569,799 | 8,662,953,850 |
| 977,970,007 | 1,124,153,977 | 1,261,554,274 | 1,358,404,633 | 1,554,352,060 | 3,045,094,136 |
| 52,677,108 | 52,890,321 | 65,310,008 | 65,516,260 | 83,409,469 | 153,137,759 |
| 107,789,425 | 113,145,987 | 151,266,040 | 159,377,780 | 172,539,406 | 285,484,264 |
| 117,017,475 | 112,064,941 | 117,613,461 | 120,057,029 | 155,064,916 | 269,383,445 |
| 307,393,394 | 329,733,572 | 368,455,124 | 377,899,095 | 411,091,850 | 637,338,119 |
| 288,504,859 | 324,065,450 | 337,393,311 | 355,132,434 | 397,947,172 | 664,065,957 |
| 126,404,495 | 156,862,075 | 210,900,056 | 256,329,562 | 352,840,755 | 655,597,016 |
| 134,792,122 | 171,214,309 | 209,511,445 | 249,412,399 | 350,703,006 | 693,278,806 |
| 55,006,861 | 89,442,376 | 120,513,790 | 172,538,841 | 329,031,800 | 676,067,890 |
| 2,339,520 | 2,054,058 | 2,994,690 | 12,023,498 | 54,522,402 | 161,553,009 |
| 1,248,430 | 1,241,248 | 2,094,718 | 1,750,984 | 2,051,816 | 4,951,900 |
| 501,069,929 | 674,059,700 | 596,878,763 | 616,568,414 | 781,176,168 | 1,362,769,535 |
| 1,556,374,970 | 1,683,912,086 | 2,138,478,412 | 2,296,306,751 | 3,236,962,921 | 4,831,577,494 |
| 16,114,328,317 | 16,958,218,135 | 17,906,187,925 | 18,496,334,359 | 21,367,023,555 | 31,987,263,937 |
| 290,341,628 | 336,472,264 | 364,296,586 | 368,152,432 | 434,503,102 | 672,260,683 |
| 1,421,916,802 | 1,563,123,127 | 1,751,940,336 | 1,906,922,360 | 2,273,781,393 | 3,581,226,611 |
| 2,390,227,905 | 2,636,615,808 | 2,828,254,246 | 2,888,536,577 | 3,591,264,548 | 6,344,645,681 |
| 2,129,165,992 | 2,282,774,588 | 2,468,460,793 | 2,540,797,953 | 2,882,945,287 | 4,409,302,538 |
| 683,797,562 | - | - | - | - | - |
| 9,471,761,839 | 10,171,493,651 | 10,828,080,016 | 11,279,137,182 | 12,416,807,659 | 16,635,492,831 |
| 3,989,922 | 3,830,643 | 3,892,105 | 3,886,962 | 4,239,352 | 5,244,079 |
| 305,033,140 | 318,089,426 | 319,793,379 | 317,739,322 | 352,014,769 | 617,388,329 |
| 136,499,906 | 146,797,944 | 155,661,678 | 157,998,644 | 188,961,967 | 322,505,344 |
| 210,547,382 | 257,883,622 | 272,609,571 | 275,451,665 | 312,427,459 | 515,761,301 |
| 28,186,989 | 29,620,541 | 31,659,022 | 32,689,671 | 51,413,704 | 68,881,222 |
| 170,720,374 | 207,664,538 | 244,443,302 | 257,097,556 | 296,465,037 | 467,198,536 |
| 96,330,479 | 156,842,936 | 185,690,360 | 205,274,917 | 239,961,074 | 381,235,752 |
| 10,552,146 | 23,382,718 | 24,904,713 | 27,043,583 | 28,007,154 | 52,516,612 |
| 234,543,246 | 302,376,564 | 382,213,272 | 459,195,314 | 602,336,751 | 1,055,778,407 |
| 85,729,001 | 89,760,731 | 121,890,828 | 123,585,346 | 196,075,432 | 278,645,520 |
| 187,240,940,583 | 205,435,217,952 | 223,464,706,562 | 236,619,433,962 | 262,225,598,503 | 346,729,462,309 |
| 10,695,721,187 | 11,578,033,666 | 12,244,604,712 | 12,656,080,067 | 14,709,564,592 | 22,573,507,472 |
| 262,773,289 | 270,626,329 | 289,127,482 | 295,059,412 | 344,482,402 | 497,199,506 |
| 944,506,419 | 1,159,756,013 | 1,415,432,888 | 1,651,079,947 | 2,097,371,669 | 3,555,574,169 |
| 497,636,271 | 566,788,800 | 641,504,524 | 649,999,843 | 742,646,201 | 1,148,481,955 |
| 527,873,564 | 592,948,538 | 632,009,066 | 658,953,341 | 775,893,773 | 1,160,163,308 |
| 197,411,368 | 222,642,308 | 218,053,387 | 250,070,498 | 258,451,092 | 287,019,994 |
| 63,863,360 | 82,681,040 | 111,087,380 | 151,087,814 | 246,077,151 | 487,908,628 |
| 152,936,023 | 252,990,398 | 365,482,050 | 462,282,707 | 601,494,359 | 981,684,912 |
| 1,046,603,143 | 1,068,272,348 | 1,144,650,262 | 1,154,659,625 | 1,248,749,960 | 1,944,238,419 |
| - | 1,709,606,648 | 2,165,589,837 | 2,301,347,618 | 3,243,623,445 | 4,842,755,525 |
| - | - | - | - | 108,453 | 175,858 |
| 193,722,502 | 217,057,067 | 247,128,072 | 272,129,223 | 357,200,352 | 588,077,016 |
| 661,920,728 | 733,859,726 | 759,393,965 | 763,043,328 | 865,527,142 | 1,213,047,011 |
| 2,580,365,275 | 2,910,195,292 | 3,366,260,395 | 3,608,601,371 | 4,385,010,709 | 6,991,383,876 |
| 7,637,360 | 36,514,238 | 83,424,231 | 134,327,151 | 218,961,795 | 364,353,028 |
| 2,426,142,585 | 2,898,359,687 | 3,053,325,798 | 3,137,336,464 | 3,802,115,254 | 6,203,511,883 |
| 162,765,268 | 187,781,309 | 197,152,509 | 200,460,016 | 241,211,331 | 360,266,682 |
| 264,065,741 | 276,437,083 | 301,884,288 | 302,083,791 | 359,473,691 | 490,380,423 |
| 558,606,311 | 580,350,960 | 604,645,592 | 605,759,434 | 705,541,923 | 1,117,004,515 |
| 204,801,660 | 230,456,092 | 246,955,755 | 256,799,789 | 323,122,049 | 554,617,405 |
| 50,563,341 | 55,338,547 | 79,498,627 | 135,825,540 | 176,988,326 | 261,755,911 |
| 7,520,916 | 7,571,916 | 7,509,943 | 7,509,943 | 7,612,875 | 13,320,324 |
| 185,137,987 | 212,945,091 | 224,534,695 | 229,536,231 | 275,877,696 | 460,383,430 |
| 258,299 | 409,847 | 238,963 | 134,529 | 134,536 | 640,068 |
| - | 5,319,793 | 5,489,701 | 13,006,159 | 43,539,946 | 109,388,292 |
| - | 6,129,068 | 11,451,419 | 34,766,558 | 81,069,718 | 202,554,809 |
| - | 12,008,904 | 11,541,631 | 28,292,521 | 77,851,340 | 230,264,340 |
| - | - | - | - | 13,470,538 | 13,878,757 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Market Value by Taxing Entity
Last Ten Fiscal Years

| Juris ID | Jurisdiction Name | 2013 | 2014 | 2015 | 2016 |
|---------------|-------------------------------------|---------------------------|---------------------------|---------------------------|-----------------------------|
| 83 | CITY OF BEE CAVE | 1,193,126,220 | 1,386,198,389 | 1,787,167,949 | 2,119,921,634 |
| 84 | NORTHTOWN MUD | 554,510,355 | 581,307,552 | 692,389,402 | 817,433,745 |
| 8C | TRAVIS CO MUD NO 3 | 550,239,681 | 578,011,308 | 682,548,388 | 717,840,405 |
| 8E | RNCH @ CYPRSS CRK MUD 1 | 71,782,256 | 81,567,889 | 87,241,305 | 94,363,146 |
| 8G | WMSN-TR CO WCID NO 1D | - | 21,821 | - | - |
| 8H | BELLA VISTA MUD | 101,793,113 | 112,275,522 | - | 14,074 |
| 8I | WMSN-TR CO WCID NO 1F | 48,875,082 | 57,451,605 | - | - |
| 8J | WMSN-TR CO WCID NO 1G | 233,805,141 | 257,778,399 | - | 88,196 |
| 8K | TRAVIS CO ESD NO 13 | 129,961,874 | 133,606,148 | 164,238,446 | 181,774,331 |
| 8L | TRAVIS CO BEE CAVE ROAD DIST NO 1 | 179,513,675 | 198,639,682 | 351,754,077 | 438,340,537 |
| 8N | ANDERSON MILL LIMITED DISTRICT | 9,080,310 | 10,703,214 | 10,960,348 | 13,753,672 |
| 8P | RIVER PLACE LIMITED DISTRICT | - | - | - | - |
| 8R | TRAVIS CO ESD NO 16 | - | - | - | - |
| 9B | TRAVIS CO ESD NO 2 | 7,183,421,453 | 8,240,198,025 | 9,692,352,961 | 11,098,791,402 |
| 9C | TRAVIS CO MUD NO 4 | 65,439,269 | 72,570,096 | 115,778,271 | 131,976,546 |
| 9D | LAKESIDE WCID NO 1 | 113,815,314 | 125,392,319 | 139,109,181 | 147,508,439 |
| 9G | LAKESIDE WCID NO 2A | 830,724 | 1,304,340 | 7,305,217 | 18,037,322 |
| 9H | LAKESIDE WCID NO 2B | 71,910,727 | 85,311,956 | 102,993,459 | 119,534,118 |
| 9I | LAKESIDE WCID NO 2C | 85,580,136 | 98,107,743 | 120,929,033 | 150,352,548 |
| 9J | LAKESIDE WCID NO 2D | 71,599,374 | 97,024,220 | 134,156,575 | 156,582,420 |
| 9L | TRAVIS CO WCID 17 SERENE HILLS (DA) | 12,689,909 | 31,204,688 | 67,683,212 | 118,897,886 |
| 9M | SOUTHEAST TRAVIS COUNTY MUD NO 1 | 907,249 | 901,051 | 901,051 | 901,051 |
| 9N | SOUTHEAST TRAVIS COUNTY MUD NO 2 | 2,523,156 | 2,523,156 | 2,523,156 | 2,523,156 |
| 10E | TRAVIS CO ESD NO 17 | 2,523,156 | 2,523,156 | - | - |
| TOTALS | | \$ 696,896,876,223 | \$ 787,780,715,931 | \$ 915,153,230,761 | \$ 1,043,825,692,977 |



TABLE 10
(3 of 3)

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|-----------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|-----------------------------|
| 2,262,909,246 | 2,651,667,914 | 2,786,078,761 | 2,918,897,959 | 3,169,987,326 | 4,103,430,185 |
| 841,497,860 | 1,194,775,187 | 1,032,265,994 | 1,045,380,556 | 1,207,764,306 | 1,748,915,820 |
| 760,663,680 | 786,198,459 | 797,382,243 | 791,448,523 | 923,042,339 | 1,280,566,542 |
| 99,323,598 | 100,115,914 | 111,575,362 | 111,154,003 | 125,599,693 | 212,939,150 |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| - | - | - | - | - | - |
| 183,341,473 | 191,660,639 | 207,084,080 | 212,415,963 | 311,742,434 | 527,206,181 |
| 450,822,524 | 484,146,688 | 466,582,714 | 466,935,734 | 433,680,095 | 457,520,818 |
| 16,389,622 | 17,105,945 | 17,385,978 | 17,335,343 | 24,759,003 | 31,977,873 |
| - | - | 741,682,517 | 764,749,970 | 921,861,835 | 1,351,804,807 |
| - | - | - | 2,800,993,834 | 3,373,829,836 | 5,435,026,029 |
| 12,209,785,964 | 14,082,809,960 | 15,283,082,476 | 16,141,628,882 | 18,580,177,858 | 27,290,746,281 |
| 124,274,541 | 79,727,619 | 122,800,996 | 173,256,225 | 217,063,519 | 225,995,941 |
| 157,990,961 | 161,861,366 | 166,546,175 | 165,828,254 | 192,218,471 | 304,600,310 |
| 31,494,443 | 50,640,755 | 74,133,319 | 111,074,804 | 194,347,668 | 382,830,277 |
| 133,882,328 | 138,782,884 | 147,702,082 | 147,790,428 | 172,545,737 | 271,199,701 |
| 189,083,396 | 222,844,630 | 261,854,392 | 304,914,816 | 399,973,434 | 660,271,423 |
| 180,322,939 | 196,628,959 | 217,366,146 | 235,930,511 | 285,829,311 | 477,135,146 |
| 165,929,972 | 213,703,234 | 256,451,769 | 298,034,115 | 355,327,074 | 574,149,032 |
| 901,051 | 2,527,944 | 14,551,986 | 27,936,680 | 41,320,558 | 85,034,944 |
| 2,523,156 | 2,523,156 | 2,523,156 | 2,308,961 | 1,965,726 | 3,986,357 |
| - | - | - | - | 7,787,134,411 | 7,578,016,329 |
| \$ 1,140,348,786,973 | \$ 1,255,863,453,148 | \$ 1,363,528,577,143 | \$ 1,439,412,023,963 | \$ 1,617,774,363,327 | \$ 2,196,956,392,159 |



Demographic and Economic Statistics



TRAVIS CENTRAL APPRAISAL DISTRICT
Demographic and Economic Statistics
 Last Ten Fiscal Years

| Fiscal Year | Travis County Population ⁽¹⁾ | Travis County Personal Income (In Thousands) ⁽²⁾ | Travis County Per Capita Personal Income ⁽²⁾ | Single Family Home Sales in the Austin Area ⁽³⁾ | Average Home Price in the Austin Area ⁽³⁾ | Travis County Un-employment Rate ⁽⁴⁾ |
|--------------------|--|--|--|---|---|--|
| 2013 | 1,108,403 | 62,035,754 | 55,969 | 29,351 | 282,950 | 5.1% |
| 2014 | 1,141,655 | 67,435,632 | 59,092 | 29,630 | 302,006 | 4.1% |
| 2015 | 1,173,051 | 69,980,633 | 59,657 | 28,435 | 322,690 | 3.3% |
| 2016 | 1,209,415 | 72,371,556 | 59,840 | 34,946 | 341,578 | 3.4% |
| 2017 | 1,242,674 | 80,100,053 | 64,458 | 33,269 | 364,019 | 2.9% |
| 2018 | 1,273,741 | 87,388,665 | 68,608 | 34,864 | 377,536 | 2.9% |
| 2019 | 1,304,311 | 93,065,302 | 71,352 | 35,980 | 388,088 | 2.6% |
| 2020 | 1,334,310 | 95,888,612 | 71,864 | 38,334 | 418,011 | 6.1% |
| 2021 | 1,372,063 | 106,640,894 | 77,723 | 42,172 | 537,666 | 3.5% |
| 2022 | 1,402,935 | Data not available | | 36,762 | 623,377 | 2.8% |

- Sources:**
- (1) City of Austin Demographer (2020) as of July 2020.
 - (2) Bureau of Economic Analysis, Department of Commerce
 - (3) Texas A&M University, Real Estate Research Center
 - (4) Texas Workforce Commission

Notes: Prior years may have been updated by the source.



TRAVIS CENTRAL APPRAISAL DISTRICT

Principal Employers

For 2013 and 2022

2022

| Employer ⁽¹⁾ | Product or Service | Employees | Rank | Percentage of Total County Employment ^(a) |
|---|---------------------|----------------|------|--|
| State of Texas ⁽²⁾ | Government | 58,614 | 1 | 6.92% |
| The University of Texas/Austin ⁽³⁾ | Education, Research | 29,270 | 2 | 3.45% |
| HEB Grocery Co. | Retail | 20,749 | 3 | 2.45% |
| City of Austin ⁽⁴⁾ | Government | 16,261 | 4 | 1.92% |
| Dell, Inc. | Electronics | 13,000 | 5 | 1.53% |
| Federal Government ⁽²⁾ | Government | 12,278 | 6 | 1.45% |
| Ascension Texas | Health Services | 12,086 | 7 | 1.43% |
| Amazon.com, LLC | Retail | 11,000 | 8 | 1.30% |
| St. David's Healthcare | Health Services | 10,854 | 9 | 1.28% |
| Austin Independent School District ⁽⁵⁾ | Education | 9,991 | 10 | 1.18% |
| Wal-Mart Stores, Inc. | Retail | - | | |
| IBM Corporation | Electronics | - | | |
| | | <u>199,595</u> | | <u>25.94%</u> |

- SOURCES:**
- (1) Unless noted, data is from the Austin Business Journal
 - (2) Texas Workforce Commission
 - (3) The University of Texas/Austin
 - (4) City of Austin
 - (5) Austin Independent School District

- NOTES:**
- (a) Based on total Travis County employment, including nonresidents, of 847,396 Texas Workforce Commission
 - (b) Based on total Travis County employment of 634,732 Texas Workforce Commission



TABLE 12

2013

| Employees | Rank | Percentage of Total County Employment ^(b) |
|----------------|------|--|
| 38,399 | 1 | 6.05% |
| 25,414 | 2 | 4.00% |
| 11,277 | 7 | 1.78% |
| 13,622 | 4 | 2.15% |
| 14,000 | 3 | 2.21% |
| 10,121 | 8 | 159.00% |
| 12,609 | 5 | 1.99% |
| - | - | |
| 7,950 | 9 | 125.00% |
| 12,059 | 6 | 1.90% |
| - | - | |
| 6,000 | 10 | 0.94% |
| <u>151,451</u> | | <u>26.59%</u> |



OPERATING INFORMATION





TRAVIS CENTRAL APPRAISAL DISTRICT
Budgeted Full-time Equivalent Employees by Function/Program
 Last Ten Fiscal Years

| <u>Function/Program</u> | <u>2013</u> | <u>2014</u> | <u>2015</u> | <u>2016</u> |
|-----------------------------------|-------------|-------------|-------------|-------------|
| Appraisal | 80 | 81 | 89 | 89 |
| Information Systems | 33 | 32 | 29 | 29 |
| Administration/General Operations | <u>15</u> | <u>14.5</u> | <u>14</u> | <u>14</u> |
| Total | 128 | 128 | 132 | 132 |

SOURCE: Travis Central Appraisal District 2013 through 2022 Adopted Budgets
NOTES: A full-time employee is equivalent to approximately 2,080 hours per year



TABLE 13

| <u>2017</u> | <u>2018</u> | <u>2019</u> | <u>2020</u> | <u>2021</u> | <u>2022</u> |
|-------------|-------------|-------------|-------------|-------------|-------------|
| 89 | 81.5 | 82.5 | 83.5 | 83.5 | 80 |
| 29 | 29.5 | 31.5 | 31.5 | 29.5 | 31 |
| <u>14</u> | <u>12</u> | <u>11</u> | <u>14</u> | <u>16</u> | <u>32</u> |
| 132 | 123 | 125 | 129 | 129 | 143 |



TRAVIS CENTRAL APPRAISAL DISTRICT

Actual Full-time Equivalent Employees by Function/Program

Last Ten Fiscal Years

| <u>Function/Program</u> | <u>2013</u> | <u>2014</u> | <u>2015</u> | <u>2016</u> |
|-----------------------------------|-------------|-------------|-------------|-------------|
| Appraisal | 76 | 70 | 88 | 61 |
| Information Systems | 25 | 25 | 27 | 32 |
| Administration/General Operations | 12 | 12 | 12 | 9 |
| Total | 113 | 107 | 127 | 102 |

SOURCE: Travis Central Appraisal District 2013 through 2022 payroll reports

NOTES: A full-time employee is equivalent to approximately 2,080 hours per year
This schedule excludes any vacant positions



TABLE 14

| <u>2017</u> | <u>2018</u> | <u>2019</u> | <u>2020</u> | <u>2021</u> | <u>2022</u> |
|-------------|-------------|-------------|-------------|-------------|-------------|
| 76 | 72.5 | 81 | 80 | 73 | 93 |
| 22 | 24.5 | 29 | 22 | 22 | 29 |
| <u>9</u> | <u>9</u> | <u>13</u> | <u>12</u> | <u>13</u> | <u>16</u> |
| 107 | 106 | 123 | 114 | 108 | 138 |



TRAVIS CENTRAL APPRAISAL DISTRICT
Operating Indicators by Function/Program
Last Ten Fiscal Years

| Function/Program | 2013 | 2014 | 2015 | 2016 |
|--------------------------------------|--------------------|--------------------|--------------------|--------------------|
| Appraisal | | | | |
| Real property accounts | 360,750 | 365,563 | 370,513 | 380,837 |
| Business personal property | 42,475 | 42,216 | 43,061 | 43,265 |
| Total property count | 403,225 | 407,779 | 413,574 | 424,102 |
| Total Appraisal Roll | \$ 136,609,794,659 | \$ 154,513,882,900 | \$ 179,776,622,324 | \$ 203,900,582,596 |
| Change from Prior Year | 6.58% | 13.11% | 16.35% | 13.42% |
| Permits processed | 21,135 | 23,985 | 24,274 | 23,615 |
| New subdivisions added | 225 | 276 | 306 | 282 |
| New lots added | 2,536 | 4,297 | 6,470 | 6,283 |
| New condos added | 424 | 444 | 603 | 544 |
| New condo units added | 1,198 | 980 | 2,664 | 2,382 |
| New construction | 5,197 | 6,110 | 7,503 | 7,404 |
| Field inspections completed | 75,753 | 89,905 | 100,980 | 124,909 |
| Deed transactions processed | 31,833 | 30,885 | 32,125 | 22,565 |
| Sales transactions processed | 15,281 | 12,159 | 16,575 | 17,470 |
| Exemptions processed | 14,154 | 19,611 | 19,548 | 22,565 |
| Renditions processed | 26,615 | 25,651 | 26,889 | 26,722 |
| Notices of appraised value mailed | 391,497 | 395,956 | 404,922 | 412,268 |
| Support Services | | | | |
| Homestead | 202,600 | 205,281 | 205,776 | 210,285 |
| Over age 65 | 46,200 | 48,899 | 50,682 | 53,457 |
| Disabled Vet | 6,909 | 7,182 | 7,136 | 7,365 |
| Disabled Persons | 3,730 | 3,872 | 3,916 | 3,909 |
| Freeport inventory | 344 | 386 | 343 | 324 |
| Charitable/non-profit | 12,270 | 12,879 | 12,474 | 12,733 |
| Solar/wind power | 1,017 | 1,666 | 1,875 | 2,258 |
| Abatements | 14 | 18 | 18 | 4 |
| Low Income Housing | | 66 | 70 | 69 |
| Community Land Trust | | 6 | 8 | 1 |
| Historical site | 506 | 548 | 543 | 521 |
| Pollution control | 72 | 77 | 75 | 140 |
| Average Market Value of HS Property | N/A | 315,801 | 349,962 | 380,231 |
| Average HS Exemption Amount | N/A | 75,525 | 87,097 | 95,164 |
| Average Taxable Value of HS Property | N/A | 240,276 | 262,865 | 285,067 |



TABLE 15

| 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|--------------------|--------------------|--------------------|--------------------|--------------------|--------------------|
| 388,005 | 396,129 | 405,423 | 413,957 | 421,144 | 429,538 |
| 43,325 | 43,668 | 43,704 | 43,353 | 41,978 | 42,738 |
| 431,330 | 439,797 | 449,127 | 457,310 | 463,122 | 472,276 |
| | | | | | |
| \$ 223,147,520,227 | \$ 245,338,206,315 | \$ 266,184,989,892 | \$ 281,851,353,216 | \$ 314,594,449,350 | \$ 428,452,895,722 |
| 9.44% | 20.32% | 8.50% | 5.89% | 11.62% | 36.19% |
| | | | | | |
| 25,383 | 28,193 | 29,276 | 30,823 | 18,445 | 18,175 |
| 318 | 317 | 270 | 266 | 269 | 302 |
| 5,881 | 5,344 | 10,130 | 7,214 | 5,662 | 6,874 |
| 872 | 1,325 | 1,357 | 908 | 985 | 393 |
| 2,253 | 3,808 | 3,826 | 3,127 | 3,319 | 2,768 |
| 7,817 | 8,065 | 9,516 | 9,051 | 10,386 | 10,001 |
| 149,829 | 170,128 | 206,592 | 227,564 | 435,072 | 55,735 |
| 20,928 | 20,471 | 21,678 | 20,081 | 23,966 | 42,737 |
| 19,181 | 18,725 | 19,265 | 8,518 | 17,105 | 16,157 |
| 22,565 | 22,429 | 22,623 | 24,831 | 28,674 | 42,151 |
| 26,540 | 26,272 | 25,586 | 23,687 | 23,895 | 25,385 |
| | | | | | |
| 418,339 | 426,432 | 341,382 | 185,659 | 450,797 | 325,567 |
| | | | | | |
| 215,509 | 218,470 | 221,638 | 227,488 | 224,865 | 248,969 |
| 56,236 | 58,764 | 61,357 | 63,025 | 64,992 | 69,001 |
| 7,629 | 7,944 | 8,417 | 8,481 | 8,669 | 9,474 |
| 3,931 | 3,945 | 3,939 | 3,830 | 3,725 | 3,798 |
| 239 | 267 | 261 | 235 | 239 | 273 |
| 12,817 | 12,783 | 13,213 | 13,158 | 11,550 | 11,526 |
| 2,570 | 3,102 | 4,007 | 4,133 | 5,342 | 6,581 |
| 4 | 2 | - | - | - | - |
| 76 | 85 | 72 | 76 | 72 | 91 |
| 1 | 2 | 1 | 1 | 1 | 59 |
| 541 | 499 | 550 | 539 | 574 | 545 |
| 142 | 139 | 144 | 142 | 143 | 146 |
| | | | | | |
| 402,715 | 432,310 | 452,650 | 452,462 | 527,378 | 793,331 |
| 97,003 | 105,090 | 105,627 | 96,886 | 141,242 | 113,157 |
| | | | | | |
| 305,712 | 327,220 | 347,023 | 355,573 | 386,136 | 432,998 |



DEBT INFORMATION



TRAVIS CENTRAL APPRAISAL DISTRICT
Outstanding Debt by Type
 Last Ten Fiscal Years

| Fiscal Year | Governmental Activities | Total Primary Government |
|-------------|-------------------------|--------------------------|
| 2013 | \$ - | \$ - |
| 2014 | - | - |
| 2015 | - | - |
| 2016 | - | - |
| 2017 | - | - |
| 2018 | - | - |
| 2019 | 9,840,400 | 9,840,400 |
| 2020 | 9,506,511 | 9,506,511 |
| 2021 | 9,162,741 | 9,162,741 |
| 2022 | 3,526,021 | 3,526,021 |

SOURCE: Annual Comprehensive Financial Report 2013-2022





2024

FISCAL YEAR 2024 PROPOSED BUDGET

Travis County, Texas

Prepared by
Travis CAD Finance Department



Travis Central Appraisal District

OUR MISSION

The mission of the Travis Central Appraisal District is to provide accurate appraisals of all property in Travis County at one hundred percent market value, equally and uniformly, in a professional, ethical, economical, and courteous manner, working to ensure that each taxpayer pays only their fair share of the property tax burden.

OUR VISION

The Travis Central Appraisal District will act in accordance with the highest principles of professional conduct, ethics, accountability, efficiency, openness, skill, and integrity. We approach our activities with a deep sense of purpose and responsibility.

OUR VALUES

- **Appraise-** fairly, efficiently, and effectively, balancing the needs of both taxpayers and the taxing units by adhering to the Texas Property Tax Code, USPAP, and generally accepted appraisal standards.
- **Educate-** taxpayers of their rights, remedies, and responsibilities.
- **Communicate-** collaboratively with and encourage communication among the taxing units, taxpayer public, and the agency.
- **Service-** provide exceptional customer service that is accessible, responsible and transparent.
- **Performance-** demand integrity, accountability, and high standards from all staff and strive continuously for excellence and efficiency.

Strategic Goals

1. Develop appraisals that reflect market value and ensure fairness and uniformity.
2. Be efficient in business processes and ensure that mission critical tasks are completed in a timely manner with a high level of accuracy.
3. Collect, create, and maintain accurate data.
4. Ensure that the district maintains a highly educated, motivated, and skilled workforce.
5. Provide customer service that is courteous, professional, and accurate.

Travis Central Appraisal District

Fiscal Year 2024 Proposed Budget

Board of Directors

Mr. James Valadez, Chair
Travis County

Ms. Theresa Bastian, Secretary
City of Austin

Ms. Nicole Conley, Secretary
City of Austin

Mr. Tom Buckle
West Travis County

Ms. Deborah Cartwright
Austin ISD

Ms. Elizabeth Montoya
East Travis County

Mr. Vivek Kulkarni
Travis County

Dr. Osezue Ehiyamen
Austin ISD/City of Austin

Ms. Blanca Zamora-Garcia
City of Austin

Mr. Bruce Elfant
Travis County Tax Assessor/Collector

Ms. Marya Crigler, RPA
Chief Appraiser

Prepared by the TCAD Finance Department



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INTRODUCTORY SECTION



TRAVIS CENTRAL APPRAISAL DISTRICT

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



MARYA CRIGLER
CHIEF APPRAISER

June 12, 2023

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

Travis County Taxpayers,
Travis CAD Board of Directors, and
Ms. Marya Crigler, Chief appraiser,
Travis Central Appraisal District:

I am pleased to present the proposed budget for the Travis Central Appraisal District (TCAD) for the fiscal year 2024. TCAD continues to grapple with costly unfunded mandates from the Legislature and an increasing workload as Travis County continues to grow rapidly. The fiscal year 2024 proposed budget totals \$28,144,049, a 9.58% increase over the 2023 adopted budget. The proposed and five previous years' budget history compare as follows:

| Year | Budget Amount | Percentage Increase |
|------|---------------|---------------------|
| 2019 | \$ 19,486,627 | 3.50% |
| 2020 | \$ 20,193,893 | 3.63% |
| 2021 | \$ 20,193,893 | 0.00% |
| 2022 | \$ 22,786,110 | 12.84% |
| 2023 | \$ 25,683,866 | 12.72% |
| 2024 | \$ 28,144,049 | 9.58% |

The 2023 legislative session saw a record number of property tax bills filed. While the Senate and House seemed to end the session at an impasse, a special session has been called by the Governor. The District expects that additional property tax bills will be filed. The cost of these unfunded mandates contribute to \$531,285 of the increase in the 2024 proposed budget (2.07% of total increase). The remaining 7.51% increase in the 2024 proposed budget is due to inflationary costs in the majority of the District's contracts.

The 2024 proposed budget also includes three additional staff positions- one administrative assistance for the personal property appraisal department, one communications support specialist in the administration department, and one senior help desk technician in the information technology department- bringing the total positions in the 2024 proposed budget to 156 FTEs.

As of the most recent Comptroller's Operations Survey (2021), Travis CAD had the third highest market value in the state. A helpful statistic for weighing appraisal district performance is made by comparing the appraisal district budget to total market value. This measures appraisal and operating efficiencies based on how much it costs to produce a market value appraisal roll. Travis CAD has the lowest budget as a percent of total market value compared to other similar metro CADs.



| Budget as a % of Market Value | | | |
|--------------------------------------|--------------------------|--------------------|--------------------------------------|
| | 2021 Market Value | 2021 Budget | Budget as a % of Market Value |
| Travis | \$ 315,990,091,967 | \$ 20,193,893 | 0.0064% |
| Dallas | \$ 392,081,791,320 | \$ 29,324,671 | 0.0075% |
| Bexar | \$ 223,492,689,102 | \$ 18,841,892 | 0.0084% |
| Tarrant | \$ 283,950,896,520 | \$ 25,592,687 | 0.0090% |
| Williamson | \$ 107,217,726,230 | \$ 9,875,300 | 0.0092% |
| Denton | \$ 147,700,034,813 | \$ 14,232,348 | 0.0096% |
| Collin | \$ 201,389,430,431 | \$ 23,520,500 | 0.0117% |
| Harris | \$ 686,565,982,270 | \$ 93,018,564 | 0.0135% |
| Montgomery | \$ 87,000,200,575 | \$ 11,956,326 | 0.0137% |
| Fort Bend | \$ 110,229,498,839 | \$ 15,652,973 | 0.0142% |

Compared to the other metro CADs, Travis CAD has the second lowest budget as a percent of total levy, further demonstrating that Travis CAD continues to operate in an efficient manner.

| Budget as a % of Total Levy | | | |
|------------------------------------|------------------------|--------------------|------------------------------------|
| | 2021 Total Levy | 2021 Budget | Budget as a % of Total Levy |
| Dallas | \$ 7,962,320,070 | \$ 29,324,671 | 0.3683% |
| Travis | \$ 5,400,995,788 | \$ 20,193,893 | 0.3739% |
| Bexar | \$ 4,517,505,887 | \$ 18,841,892 | 0.4171% |
| Tarrant | \$ 5,392,291,159 | \$ 25,592,687 | 0.4746% |
| Williamson | \$ 1,859,475,203 | \$ 9,875,300 | 0.5311% |
| Denton | \$ 2,534,548,568 | \$ 14,232,348 | 0.5615% |
| Montgomery | \$ 1,830,144,166 | \$ 11,956,326 | 0.6533% |
| Collin | \$ 3,414,949,434 | \$ 23,520,500 | 0.6888% |
| Harris | \$ 12,814,950,514 | \$ 93,018,564 | 0.7259% |
| Fort Bend | \$ 2,131,303,448 | \$ 15,652,973 | 0.7344% |



The Local Economy

Market Indicators

Austin continues to take its place among the world's leading cities with cultural vitality and lifestyle asset growth. As one of the U.S fastest-growing economies, the Texas state capital has shown favorable investment returns with its promising economy.

Austin is the second fastest-growing city in the U.S. due to the influx of high-tech companies, venture capital, pro-business government, and population growth. According to CREXI, the metro area is ranked #1 for millennial population growth, with Downtown Austin's population soaring by nearly 80% over the past ten years. The city has become a hub for job creation with a growth rate of 16% from 2016 to 2021, compared to the national average of 1.8%, ranking it the No.1 metro in the U.S. for job creation. Notable key industries in Austin are advanced manufacturing, data management, financial services, life sciences, and space technology.

Known as "The Human Capital," Austin continuously attracts new talent with its innovative and creative community, and a great quality of life coupled with lower business and living costs. Below is Austin, Texas at Glance...

DEMOGRAPHICS

The Austin Region is well recognized as one of the fastest growing in the USA with a vibrant, well-educated, and youthful population.

2.3 MILLION

Regional population

3.2%

Avg. annual labor force growth
(2012-2022)

2.9%

Unemployment rate
(2022)

35.2 YEARS

Median age

32.1%

Population growth
(2011-2021)

50%

Population over 25
with bachelor's degree

BUSINESS

Our tax structure is fair, competitive and designed to make companies feel welcome.

673K Employed in management
& professional occupations

\$4.9B Invested in
startups in 2022

30% of Texas' patents awarded
to Austin inventors

MAJOR EMPLOYERS

Accenture
AMD
Apple
Applied Materials
Charles Schwab

Dell Technologies
General Motors
Google
IBM
ICU Medical

Indeed
Intel
National Instruments
NXP Semiconductors
Oracle

Samsung
Tesla
VISA
Vrbo
Whole Foods

416K STUDENTS

within a 100-mile radius – The
University of Texas at Austin,
Texas State University, Austin
Community College, and more

RANKED 5TH

For concentration of jobs in STEM

TOP RANKED

Tech Talent Scorecard—CBRE
Tech's economic impact—CompTIA
Innovation Geographies—JLL
Startup Ecosystem—Startup Genome
Business R&D—U.S. NSF

[AUSTINCHAMBER.COM/ECONOMIC-DEVELOPMENT](https://austinchamber.com/economic-development)



Where Does Austin Rank?

It's no wonder that Austin is a popular landing spot for corporate headquarters and individuals alike. Austin consistently ranks high across a broad spectrum of studies including:

- No. 1 College City in America for 2023 (*WalletHub, November 2022*)
- No. 1 Most Attractive Place for first-time Homebuyers (*Bankrate, February 2023*)
- No. 1 Best Housing Market for Stability & Growth (*SmartAsset, April 2023*)
- No. 2 Fastest Growing Metropolitan City (*Kenan Institute of Private Enterprise, October 2022*)
- No. 2 Preferred Market for Real Estate Investments- 2nd year in a row (*CBRE, January 2023*)
- No. 2 Most Job Growth since February 2020 (*Austin Chamber of Commerce, January 2023*)
- No. 2 Country's Hottest Job Market (*Wall Street Journal, January 2023*)
- Best State Capital to Live in – 6TH year in a row (*WalletHub, January 2023*)
- No. 7 Best City for Tech Jobs (*Indeed.com, April 2023*)
- No.1 City Best Prepared for “Smart City” Future (*ProptechOS, November 2022*)
- Third Fastest Growing Tech Talent Pool (*LinkedIn, June 2022*)

Economy

Austin's economy ranked No. 1 among the best performing top 50 metros since COVID-19, with a 13.2% increase in job growth.

| April 2023 Economic Indicators | | | | | |
|--|----------------------|-----------|---------------------|----------------|------|
| Best performing among the top 50 metros (COVID-19) | | | | | |
| | Nonfarm payroll jobs | | Feb. 2020-Feb. 2023 | | Rank |
| | Feb. 2020 | Feb. 2023 | Difference | Percent change | |
| Austin MSA | 1,144,800 | 1,296,200 | 151,400 | 13.2% | 1 |
| Dallas MDiv | 2,728,500 | 3,011,800 | 283,300 | 10.4 | 2 |
| Jacksonville MSA | 731,600 | 801,100 | 69,500 | 9.5 | 3 |
| Raleigh MSA | 654,200 | 712,000 | 57,800 | 8.8 | 4 |
| Nashville MSA | 1,057,900 | 1,147,500 | 89,600 | 8.5 | 5 |
| Tampa MSA | 1,408,500 | 1,524,700 | 116,200 | 8.2 | 6 |
| Salt Lake City MSA | 759,100 | 815,400 | 56,300 | 7.4 | 7 |
| Fort Worth MDiv | 1,107,800 | 1,188,500 | 80,700 | 7.3 | 8 |
| Orlando MSA | 1,347,600 | 1,433,500 | 85,900 | 6.4 | 9 |
| San Antonio MSA | 1,082,600 | 1,151,400 | 68,800 | 6.4 | 10 |

Source: U.S. Bureau of Labor Statistics, CES.

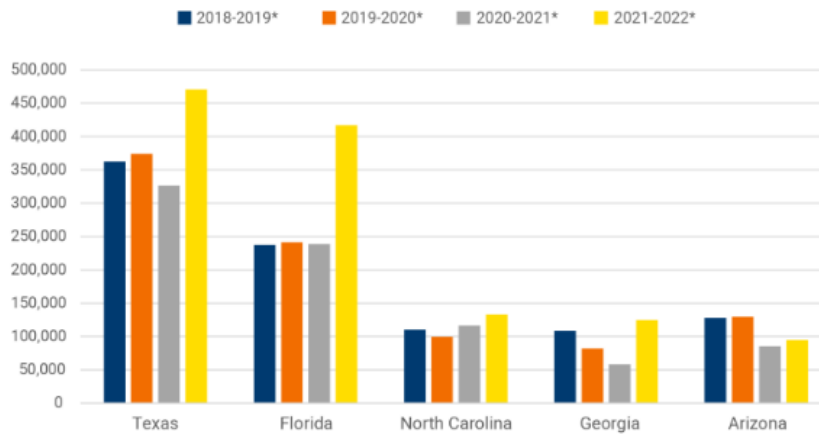


Population Growth

According to the new census data, Texas gained the most population numerically over prior year (Figure 3). The Lonestar State also ranked third in having the largest numbers of new immigrants from abroad in 2021-2022, following California and Florida (Figure 4).

FIGURE 3

Annual population change for five largest population-gaining states, 2018-19 to 2021-22



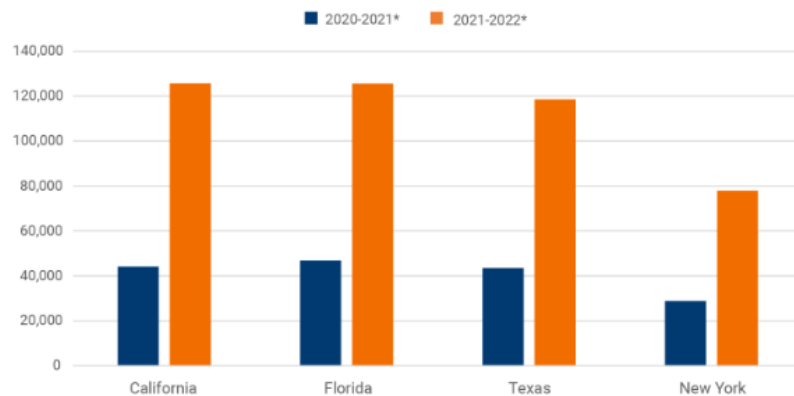
*July 1 to July 1 of each year

Source: William H. Frey analysis of U.S. Census Bureau evaluation estimates for 2018-20 and 2020-2022 population estimates released

B | Brookings Metro

FIGURE 4

Net immigration for states with highest immigration gains, 2020-21 and 2021-22



*July 1 to July 1 of each year

Source: William H. Frey analysis of U.S. Census Bureau population estimates released December 22, 2022

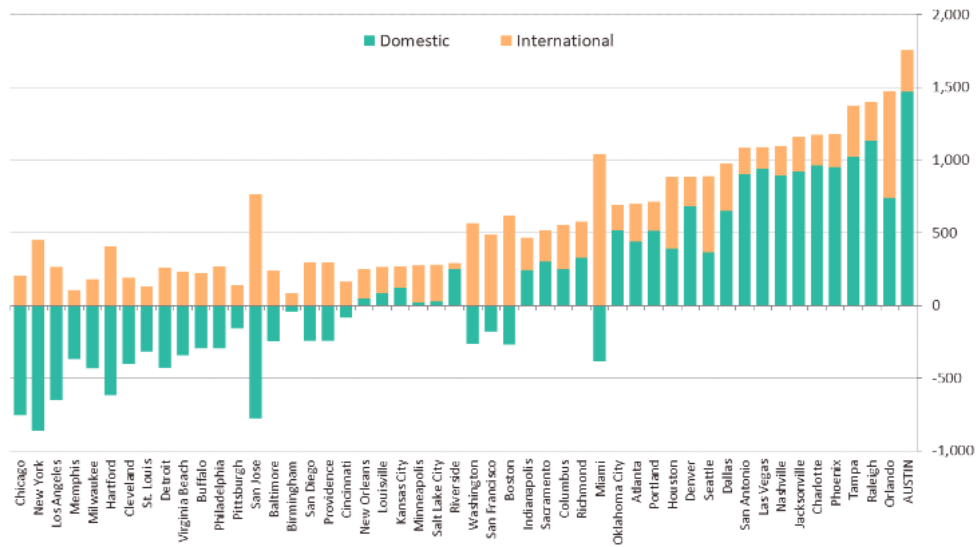
B | Brookings Metro



The 2020 Census Bureau estimates show that Austin remains one of the top destinations for migrating talent. Austin ranked first among the 50 largest U.S. metros based on new migration as a percent of total population in 2020.

Net migration per 10,000 population, 2010-2020

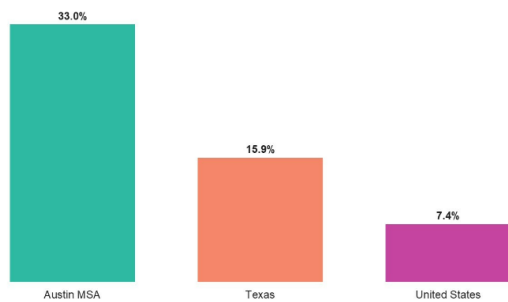
50 largest metros



Source: U.S. Census Bureau, [Population Estimates](#).

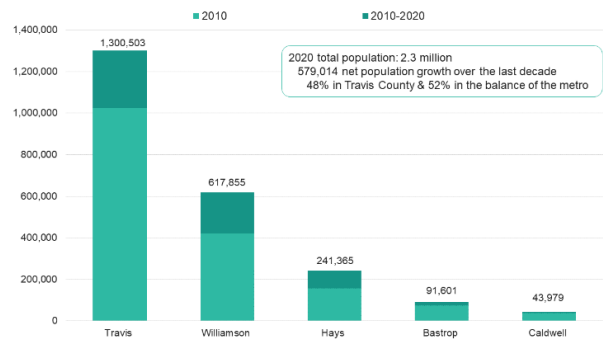
The decade ending 2020 saw a 33% increase in population, and growth was 3% for the year ending July 2020. Furthermore, Travis county saw the largest increase in population among the surrounding Austin MSA

Population growth 2010-2020



Source: U.S. Census Bureau, Decennial Census.

Population by county



Source: U.S. Census Bureau, [Population Estimates](#).

Job Growth

Austin is back to the number one spot for jobs market in the U.S., with marquis announcements of the Tesla Gigafactory and the relocation of the Oracle headquarters leading the charge, Austin is extremely well positioned into the foreseeable future.



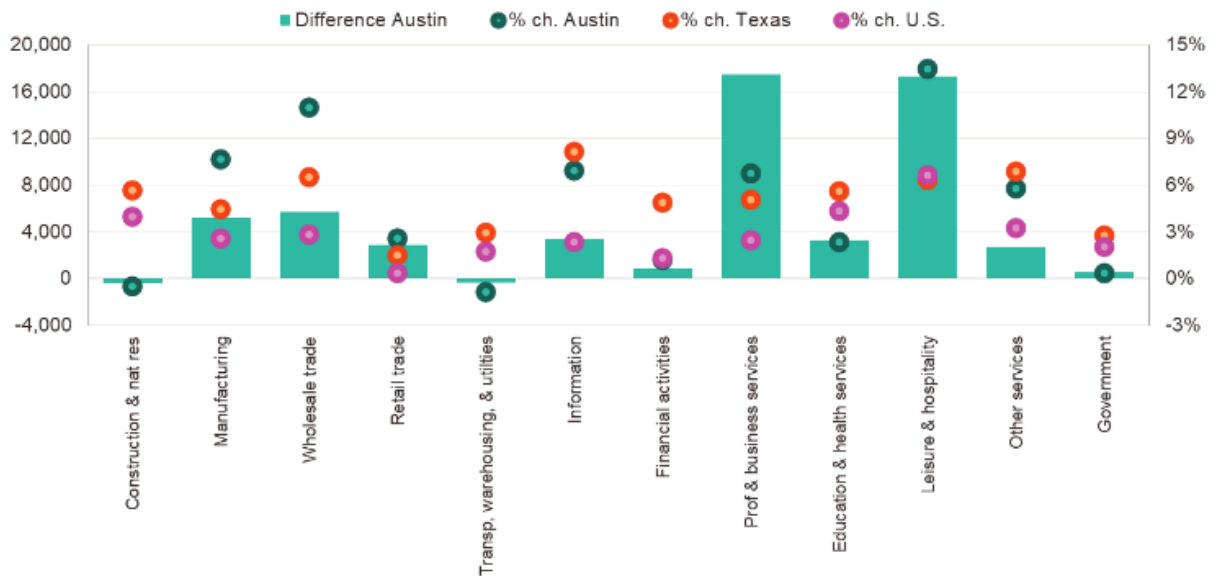
April 2023 Economic Indicators

Best performing among the top 50 metros (COVID-19)

| | Nonfarm payroll jobs | | Feb. 2020-Feb. 2023 | | Rank |
|--------------------|----------------------|-----------|---------------------|----------------|------|
| | Feb. 2020 | Feb. 2023 | Difference | Percent change | |
| Austin MSA | 1,144,800 | 1,296,200 | 151,400 | 13.2% | 1 |
| Dallas MDiv | 2,728,500 | 3,011,800 | 283,300 | 10.4 | 2 |
| Jacksonville MSA | 731,600 | 801,100 | 69,500 | 9.5 | 3 |
| Raleigh MSA | 654,200 | 712,000 | 57,800 | 8.8 | 4 |
| Nashville MSA | 1,057,900 | 1,147,500 | 89,600 | 8.5 | 5 |
| Tampa MSA | 1,408,500 | 1,524,700 | 116,200 | 8.2 | 6 |
| Salt Lake City MSA | 759,100 | 815,400 | 56,300 | 7.4 | 7 |
| Fort Worth MDiv | 1,107,800 | 1,188,500 | 80,700 | 7.3 | 8 |
| Orlando MSA | 1,347,600 | 1,433,500 | 85,900 | 6.4 | 9 |
| San Antonio MSA | 1,082,600 | 1,151,400 | 68,800 | 6.4 | 10 |

Source: U.S. Bureau of Labor Statistics, CES.

New/lost jobs by industry: Feb. 2022-Feb. 2023



Source: Texas Workforce, CES.

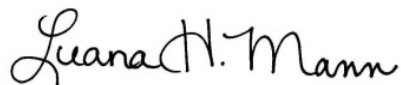


Acknowledgements

The preparation of the proposed budget could not have been accomplished without the dedication of the management team of the Travis Central Appraisal District. I would like to express my appreciation to all who assisted in this effort. An acknowledgment to Desiree Palencia, Director of Commercial Appraisal for preparing the market analysis provided in the introductory section of this budget. Finally, I would like to acknowledge the Chief Appraiser, Marya Crigler, and the Board of Directors of the Travis Central Appraisal District, who have supported the finance staff in our goal of excellence in budgeting, financial management, and reporting.

Should you have any questions about the District's 2024 proposed budget or the budgeting process, I can be reached by phone at (512)834-9317 Ext. 405 or by email at Lmann@tcadcentral.org.

Respectfully submitted,

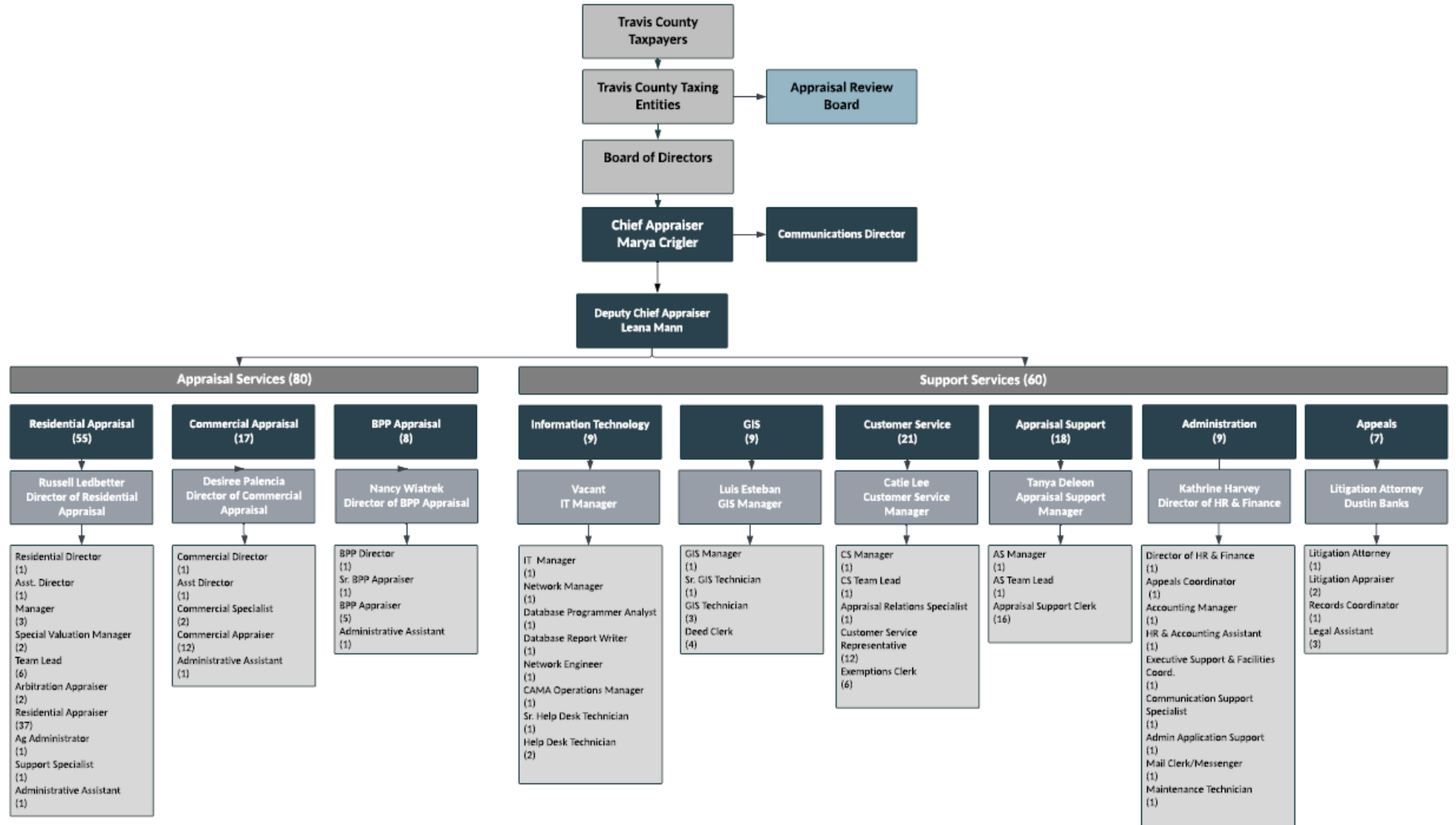


Leana H. Mann, CGFO
Deputy Chief Appraiser
Travis Central Appraisal District



ORGANIZATIONAL CHART

Fiscal Year 2024 Proposed



KEY DISTRICT PERSONNEL

| Name | Division | Title |
|--------------------|-------------------|--|
| Marya Crigler | Administration | Chief Appraiser |
| Leana Mann | Administration | Deputy Chief Appraiser |
| Cynthia Martinez | Administration | Communications Director |
| Kat Harvey | Administration | Director of HR & Finance |
| Dawn Fields | Administration | Accounting Manager |
| Dusty Banks | Appeals | In-house Counsel |
| Tanya DeLeon | Appraisal Support | Manager Appraisal Support |
| Desiree Palencia | Commercial | Director Commercial Appraisal |
| Dustin Harshbarger | Commercial | Assistant Director Commercial Appraisal |
| Nancy Wiatrek | BPP | Director of BPP Appraisal |
| Catie Lee | Customer Support | Manager Customer Service |
| Luis Esteban | GIS | Manager GIS |
| Russell Ledbetter | Residential | Director Residential Appraisal |
| Zach Dye | Residential | Assistant Director Residential Appraisal |
| Gretchen Stevens | Residential | Residential Appraisal Manager |
| Jazmin Gonzalez | Residential | Residential Appraisal Manager |
| Emiliano Nino | Residential | Residential Appraisal Manager |
| Tami Stone | Residential | Special Valuation Manager |
| Daniel Mazziotti | Residential | Special Valuation Manager |



AWARDS

Distinguished Budget Presentation Award

The Government Finance Officers Association of the United States and Canada (GFOA) presented a Distinguished Budget Presentation Award to the Travis Central Appraisal District, Texas for its annual budget for fiscal year beginning January 1, 2023. This is the eleventh consecutive year that the district has been awarded this prestigious award. In order to receive this award, a governmental unit must publish a budget document that meets program criteria as a policy document, as an operations guide, as a financial plan, and as a communications device.

This award is valid for a period of one year only. We believe that our fiscal year 2024 budget will continue to conform to program requirements, and once adopted, we will submit it to the GFOA to determine its eligibility for another award.



GOVERNMENT FINANCE OFFICERS ASSOCIATION

*Distinguished
Budget Presentation
Award*

PRESENTED TO

**Travis Central Appraisal District
Texas**

For the Fiscal Year Beginning

January 01, 2023

Christopher P. Morrell

Executive Director



Certificate of Achievement for Excellence in Financial Reporting

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the Travis Central Appraisal District for its annual comprehensive financial report for the fiscal year ended December 31, 2021. This was the eleventh consecutive year that the District has achieved this prestigious award. In order to be awarded a Certificate of Achievement, a government must publish an easily readable and efficiently organized annual comprehensive financial report. This report must satisfy both generally accepted accounting principles and applicable legal requirements.

A certificate of Achievement is valid for a period of one year only. We believe that our current annual comprehensive financial report continues to meet the Certificate of Achievement Program's requirements and we are submitting it to the GFOA to determine its eligibility for another certificate.



Government Finance Officers Association

Certificate of Achievement for Excellence in Financial Reporting

Presented to

Travis Central Appraisal District Texas

For its Annual Comprehensive
Financial Report
For the Fiscal Year Ended

December 31, 2021



BUDGET OVERVIEW



Understanding the Local Property Tax Process



Texas local units of government rely heavily on property tax to fund their operations. Statewide, more than 4,000 separate taxing jurisdictions impose a property tax; these include counties, school districts, cities, and special-purpose districts that provide junior colleges, hospitals, water and wastewater utilities, flood control, and emergency services.

In addition to property tax, the Texas Constitution and Legislature empower local governments to impose, levy, and collect other taxes and fees that supplement their operations.

The Texas Constitution sets out five basic rules for property taxes ⁽²⁾:

- Taxation must be equal and uniform. No single property or type of property should pay more than its fair share.
- Generally, all property must be taxed on its current market value—the price it would sell for when both buyer and seller seek the best price and neither is under pressure to buy or sell. The Texas Constitution provides certain exceptions to this rule, such as the use of “productivity values” for agricultural and timber land. This means that the land is taxed based on the value of what it produces, such as crops and livestock, rather than its sale value. This lowers the tax bill for such land.
- Each property in a county must have a single appraised value. This means that the various local governments to which you pay property taxes cannot assign different values to your property; all must use the same value. This is guaranteed by the use of county appraisal districts.
- All property is taxable unless federal or state law exempts it from the tax. These exemptions may exclude all or part of your property value.
- Property owners have a right to reasonable notice of increases in their appraised property value.

Appraisal districts are political subdivisions of the State responsible for appraising property within county boundaries. Taxing entities use those appraised values to set their ad valorem tax rates and levy property taxes. The governing bodies of taxing units, such as school boards, commissioners’ courts, city councils, and special purpose district boards of directors, derive the tax rate by dividing the proposed tax levy by the taxable value of property, as provided by the appraisal district. Taxable value is a property’s appraised value minus all applicable exemptions, deductions, and limitations. The tax rate is the level of taxation imposed by a taxing unit on taxable property within its boundaries.



The local government's tax assessor applies the tax rate to the taxable value in its jurisdiction to compute the tax due on each property. ⁽¹⁾

There are three main parts to the property tax system in Texas:

- An appraisal district in each county sets the value of property each year. A chief appraiser is the chief administrator and operates the appraisal office.
- A citizen board, called the Appraisal Review Board (ARB), hears any disagreements between a property owner and the appraisal district about a property's value. The members of the Appraisal Review Board are appointed by the local administrative judge.
- Local taxing units—city, county, school and special districts—decide how much money they will spend by adopting a budget. Next, the units set tax rates that will raise the revenue necessary to fund their budgets. The adopted budgets and the tax rates set to fund the budgets determine the total amount of taxes that a person will pay.

The property tax year has four stages: appraising taxable property, protesting the appraised values, adopting the tax rates, and collecting the taxes. The following represents a summary of the process.

1. A large part of each appraisal district's job is to estimate what your property is worth on January 1. What a property is used for on January 1, market conditions at that time, and who owns the property on that date determine whether the property is taxed, its value, and who is responsible for paying the tax. Your appraisal district also processes applications for tax exemptions, agricultural appraisals, and other tax relief.
2. After the May 15 protest deadline, the appraisal review board begins hearing protests from property owners who believe their property values are incorrect or who did not get exemptions or agricultural appraisal. When the ARB finishes its work, the appraisal district gives each taxing unit a list of taxable property.
3. In August or September, the elected officials of each taxing unit adopt tax rates for their operations and debt payments. Several taxing units tax your property. Every property is taxed by the county and the local school district. You also may pay taxes to a city and to special districts such as hospital, junior college, water, fire and others.
4. Tax collection starts around October 1 as tax bills go out. Taxpayers have until January 31 of the following year to pay their taxes. On February 1, penalty and interest charges begin accumulating on most unpaid tax bills. Tax collectors may start legal action to collect unpaid taxes on February 1.



1 Texas Comptroller of Public Accounts Biennial Property Tax Report-Tax Years 2018 and 2019, Issued December 2020

2 Texas Comptroller of Public Account - Texas Property Tax System

Property Tax Calendar

| | |
|----------------------|--|
| January 1 | Appraisal districts are required to appraise property at its value on this date. |
| January 1 – April 30 | Appraisal districts complete appraisals and process applications for exemptions. |
| April – May | Appraisal districts send notices of appraised value. |
| May 15 | Appraisal review boards begin hearing protests from property owners. |
| July 25 | Appraisal districts certify current appraised values to taxing units. |
| August – September | Local taxing units adopt tax rates. |
| October 1 | Local taxing units begin sending tax bills to property owners. |
| January 31 | Taxes due to local taxing units (or county tax assessor, if acting on their behalf). |
| February 1 | Local taxing units begin charging penalty and interest for unpaid tax bills. |

Role of the Appraisal District

Each Texas county is served by an appraisal district that determines the value of all the county's taxable property. Generally, a local government that collects property taxes, such as county, cities, and school districts, is a member of the appraisal district. A board of directors appointed by the member governments presides over the appraisal district.

The appraisal district is considered a political subdivision and must follow applicable laws such as the Open Meetings Act and the Public Information Act. Meetings are generally open to the public and information generated by the appraisal district is, in most cases, also available to the public.

The appraisal district board of directors hires a chief appraiser, approves contracts, and sets policies. The chief appraiser is the chief administrator of the appraisal district. The chief appraiser may employ and compensate professional, clerical and other personnel as provided by the appraisal district budget. The chief appraiser's primary duty is to discover, list, review, and appraise all taxable property in the appraisal district using generally accepted appraisal techniques.



Travis Central Appraisal District

The Travis Central Appraisal District was created under the 66th Texas State Legislature in 1979 under the provisions of Senate Bill 621 known as the Property Tax Code. The District is responsible for the appraisal of property subject to ad valorem taxation in Travis County, Texas. The District is governed by a board of nine directors serving two year terms, plus a tenth statutorily designated non-voting member who is the County Tax Assessor-Collector. Travis County appoints two board members, Austin ISD appoints two board members, City of Austin appoints two board members, and Austin ISD and City of Austin appoint one board member jointly. The remaining two board members are appointed by a vote of the eastern and western taxing entities within Travis County.

The District was formed in 1981 and formally began operations in 1982, pursuing its mission to provide accurate appraisal of all property in Travis County at one hundred percent of market value, equally and uniformly, in a professional, ethical, economical and courteous manner, working to ensure that each taxpayer pays only their fair share of the property tax burden. As stipulated under the Texas Property Tax Code, the District serves the citizens and taxpayers of Travis County and the taxing entities which lie within Travis County.

Travis County, established in 1840, is located in south central Texas astride the Balcones Fault, the boundary between the Edwards Plateau to the west and the Blackland Prairies to the east. Its county seat, Austin, is the capital of Texas. Travis County's population continues to grow at a steady pace, increasing an average of 2.7% each year since 2013. The 2022 population of Travis County was estimated to be 1,402,935, an increase of 2.3% over the 2021 estimated population.



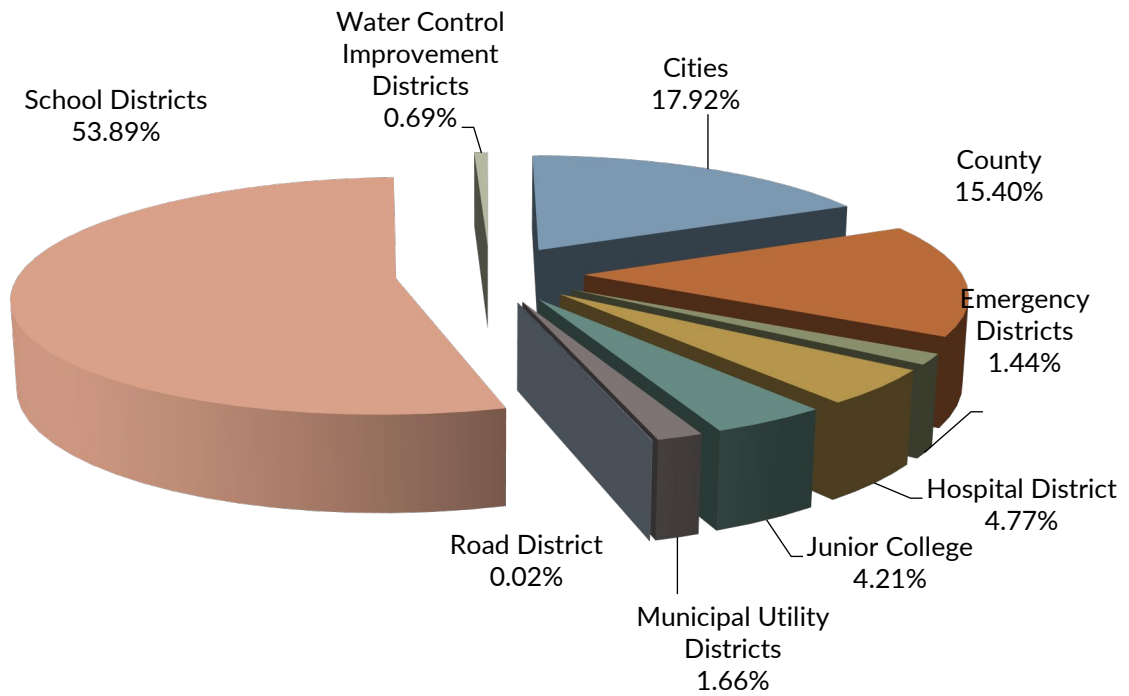
Property Taxes at Work

Property taxes are local taxes that are assessed locally, collected locally, and used locally. You pay your property taxes to the local tax collector. The tax collector distributes the funds to schools, cities, and other local governments. Local governments spend the funds on schools, roads, hospitals, police departments, fire departments and other programs.



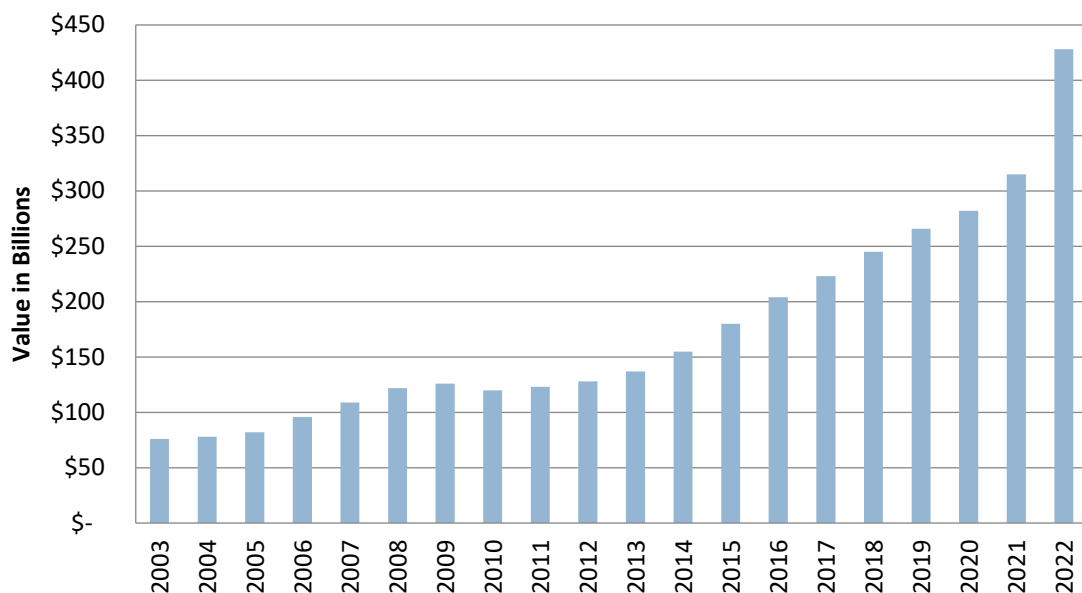
In Travis County, property taxes support 137 local government agencies including 21 cities, 18 emergency districts, the county, the hospital district, the junior college, 62 municipal utility districts, 1 road districts, 15 school districts, and 17 water control improvement districts. For 2022 the projected tax levy for all taxing units in Travis County is \$5,966,208,393.

Budget by Taxing Unit Type



2022 was the twelfth consecutive year of appraisal roll growth. All sectors experienced record growth.

| Year | Total Appraisal Roll | Appraisal Roll in Billions | Change from Prior Year | Percent Change |
|------|----------------------|----------------------------|------------------------|----------------|
| 2003 | \$ 76,468,299,684 | \$ 76 | \$ (3,258,920,727) | -4.09% |
| 2004 | \$ 77,780,497,021 | \$ 78 | \$ 1,312,197,337 | 1.72% |
| 2005 | \$ 82,376,017,030 | \$ 82 | \$ 4,595,520,009 | 5.91% |
| 2006 | \$ 95,938,443,366 | \$ 96 | \$ 13,562,426,336 | 16.46% |
| 2007 | \$ 108,849,163,598 | \$ 109 | \$ 12,910,720,232 | 13.46% |
| 2008 | \$ 121,880,175,682 | \$ 122 | \$ 13,031,012,084 | 11.97% |
| 2009 | \$ 125,920,708,866 | \$ 126 | \$ 4,040,533,184 | 3.32% |
| 2010 | \$ 120,247,416,959 | \$ 120 | \$ (5,673,291,907) | -4.51% |
| 2011 | \$ 123,196,201,548 | \$ 123 | \$ 2,948,784,589 | 2.45% |
| 2012 | \$ 128,176,409,480 | \$ 128 | \$ 4,980,207,932 | 4.04% |
| 2013 | \$ 136,609,794,659 | \$ 137 | \$ 8,433,385,179 | 6.58% |
| 2014 | \$ 154,513,882,900 | \$ 155 | \$ 17,904,088,241 | 13.11% |
| 2015 | \$ 179,776,622,324 | \$ 180 | \$ 25,262,739,424 | 16.35% |
| 2016 | \$ 203,900,582,596 | \$ 204 | \$ 24,123,960,272 | 13.42% |
| 2017 | \$ 223,147,520,227 | \$ 223 | \$ 19,246,937,631 | 9.44% |
| 2018 | \$ 245,338,206,315 | \$ 245 | \$ 22,190,686,088 | 9.94% |
| 2019 | \$ 266,184,989,892 | \$ 266 | \$ 20,846,783,577 | 8.50% |
| 2020 | \$ 281,851,353,216 | \$ 282 | \$ 15,666,363,324 | 5.89% |
| 2021 | \$ 314,594,449,350 | \$ 315 | \$ 32,743,096,134 | 11.62% |
| 2022 | \$ 428,452,895,722 | \$ 428 | \$ 113,858,446,372 | 36.19% |



Accounting Basis and Controls

Accounting Basis

The District reports its financial activities as a special-purpose government. Special-purpose governments are governmental entities which engage in a single government program. Like most governments, special-purpose governments present two types of financial statements: (1) government-wide financial statements and (2) fund financial statements.

The government-wide financial statements report information on all of the activities of the District. Governmental activities generally are financed through charges for services and intergovernmental revenues. The statement of activities reflects the revenues and expenses of the District. The government-wide statements are reported using the economic resources measurement focus and the accrual basis of accounting.

The economic resources measurement focus means all assets and liabilities (whether current or non-current) are included on the statement of net position and the operating statements present increases (revenues) and decreases (expenses) in total net position. Under the accrual basis of accounting, revenues are recognized when earned and expenses are recognized at the time the liability is incurred.

The fund financial statements provide information about the District's governmental funds. The emphasis of fund financial statements is directed to specific activities of the District. The District reports the *general fund* as a major governmental fund. It is the District's primary operating fund. This fund is used to account for the acquisition and use of the District's expendable financial resources and the related liabilities. The District also reports the 850 EAL Holding Corp. as a major governmental fund. 850 EAL Holding Corp. is a non-profit entity whose primary purpose supports the District. The measurement focus is based on the determination of changes in financial position rather than upon net income determination. Governmental fund financial statements are reported using the current financial resources measurement focus and are accounted for using the modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recognized when susceptible to accrual; i.e., when they become both measurable and available and expenditures are recorded when the related fund liability is incurred.

Internal Controls

To provide a reasonable basis for making its representations, the District's management team has established a comprehensive internal control framework. This framework is designed to provide reasonable assurance that assets are safeguarded against loss from unauthorized use or disposition, and that accounting transactions are executed in accordance with management's authorization and properly recorded so that the financial statements can be prepared in



conformity with generally accepted accounting principles (GAAP). The objective of the internal control framework is to provide reasonable, rather than absolute, assurance that the financial statements are free of any material misstatements. The concept of reasonable assurance recognizes that: (1) the cost of a control should not exceed the benefits likely to be derived; and (2) the evaluation of costs and benefits requires estimates and judgments by management. The design and operation of internal controls also ensures that all funds are expended in compliance with applicable laws and regulations.

All internal control evaluations occur within the above framework. I believe that the District's internal controls adequately safeguard assets and provide reasonable assurance of proper recording of financial transactions.

Financial Policies & Procedures

The Travis Central Appraisal District (the district) financial policies compiled below encompass the basic framework for the overall financial management of the district. These policies assist the Board of Directors and management with decision-making and provide guidelines for evaluating both the current and long-range financial activities. They are reviewed annually in conjunction with the budgetary process to verify continued applicability and benefit to the district.

The primary objectives of the policies are to provide accountability for cost-effective stewardship of taxpayers' funds through fairly presented financial statements supported by full disclosures.

Revenue Policy

1. **Revenue Recognition-** Revenues shall be recorded on the modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recognized when susceptible to accrual, i.e., when they become both measurable and available.
2. **Daily Deposits-** In accordance with this finance policy, the district shall require weekly deposits of receipts only when the monies on hand amount to at least \$1,000. Any funds not immediately deposited shall be appropriately safeguarded in a locked file cabinet in the Finance Department.
3. **Monitoring Revenue-** District finance staff shall monitor revenues as billed and collected and shall report to the Board of Directors no less than quarterly on any past due or uncollectible amounts.
4. **Authority-** The HR & Accounting Director shall be responsible for designing, implementing, monitoring, and amending as necessary, accounting procedures, including internal controls, for the billing, recording, and reporting of all revenues of the district in compliance with Generally Accepted Accounting Principles (GAAP) and applicable state laws. Any changes to revenue procedures shall be reported to the Board of Directors at their next regularly scheduled meeting.



Cash Disbursement Policy

1. **Centralized Purchasing-** The District will operate under a centralized purchasing concept.
2. **Payments-** Local governments and state agencies are required to pay all bills owed within 30 calendar days. The district adheres to this requirement. Any deviations from this requirement are reported to the Chief Appraiser.
3. **Monitoring-** District finance staff shall monitor cash disbursements and report to the Board of Directors at each regularly scheduled meeting all capital asset purchases and any purchases over \$50,000. Specific purchasing limitations are outlined in the cash disbursements section of this finance policy.
4. **Authority-** The HR & Accounting Director shall be responsible for designing, implementing, monitoring, and amending as necessary, accounting procedures including internal controls, for the requisitioning, purchasing and cash disbursement functions of the district in compliance with Generally Accepted Accounting Principles (GAAP) and applicable state laws. Any change to cash disbursement procedures shall be reported to the Board of Directors at their next regularly scheduled meeting.

Operating Budget Policy

1. **Planning:** The District will prepare a five-year operating budget projection annually, which will include projections of expenditures for the next five years.
2. **Performance Measures:** The District will integrate performance measures and productivity indicators into its budgetary process whenever feasible.
3. **Periodic Reporting:** The Deputy Chief Appraiser shall present budget-to-actual financial reports to the Board of Directors at each board meeting.
4. **Balanced Budget:** The District shall submit a balanced budget wherein budgeted expenditures shall equal budgeted jurisdiction appraisal revenues.



Asset Management and Capital Improvement Policy

1. **Planning for Operational and Maintenance Costs:** The District shall utilize an equipment replacement schedule to plan major operational and maintenance asset acquisitions on a systematic, comprehensive, and entity-wide basis.
2. **Asset Condition:** The District will maintain all assets at a level adequate to comply with all regulatory requirements and to minimize future replacement and maintenance costs.
3. **Planning:** The District will annually update a five-year capital improvement program, identifying and describing each capital project along with the estimated cost.
4. **Capitalization:** The District will capitalize all asset cost which are \$1,000 or more and whose useful life is more than one year.
5. **Reporting:** The District will provide reports of expenditures by project to the Board of Directors no less than quarterly.

Cash Management and Investment Policy

1. **Written Policy:** The District's investment policy must be written and in compliance with all applicable state and local laws. The policy must be reviewed on an annual basis by the Board of Directors and approved through a resolution.
2. **Objectives:** The primary objectives of investment activities, in priority order, shall be preservation of principal, liquidity, and yield.
3. **Periodic Reporting:** The District shall provide monthly investment reports to the Board of Directors.
4. **Treasury Services:** The District shall prepare a Request for Proposal (RFP) for banking services every 2 years, with the option to renew the contract for an additional 2 years.

Accounting Policy

1. **Authority for Accounting Procedures:** The District will establish and maintain the accounting system according to Generally Accepted Accounting Principles (GAAP) and all applicable state and local laws.
2. **Annual Audit:** An annual audit will be performed by an independent public accounting firm, which will issue an official opinion on the annual financial statements, and a management letter indicating any suggestions for improvement or areas of concern.
3. **Transparency:** Full disclosure will be provided in the financial statements.
4. **Financial Report:** The District shall prepare an annual comprehensive financial report (ACFR) upon completion of the financial audit, which will be submitted to the Government Finance Officers' Association (GFOA) for the Certificate of Achievement for Excellence in Financial Reporting award.



Accounting Reserves Policy

1. **Source of Resources:** There shall be deposited, into specific general fund reserve funds, contributions from the general fund in amounts determined by the District Board of Directors.
2. **Operation of Fund:** The budget submission for each year shall include a recommendation for a general fund contribution to established general fund reserve funds. Prior to the end of each fiscal year, the district will prepare a report of any estimated surplus funds. If the Board of Directors decides to do so, a budget amendment will be prepared and approved by the Board of Directors. This budget amendment may allocate any general fund surplus funds to specific general fund reserve funds.
3. **Fund Manager:** The HR & Accounting Director shall administer all general fund reserve funds within the financial management system and shall serve as the reserve fund manager.
4. **Reporting:** A report of available reserve fund balances shall be presented to the Board of Directors quarterly at a regularly scheduled board meeting. Per GASB No. 54, all established reserves for the district will be treated as a committed fund balance and will be transfer to the designated fund through approval by the District's Board of Directors.

Budget Process & Procedures

The district is provided strict guidelines on the budgeting process in the Texas Property Tax Code. This information can be found in Chapter 6.06 of the Texas Property Tax Code and in the appendix of this report. An overview of the budgeting process is provided below.

The district begins its annual budgeting process in February. The district prepares an annual budget for the General Fund only. Discussions are held with the Chief Appraiser, the Deputy Chief Appraiser, and the department directors to discuss what the department's budget needs are for the upcoming fiscal year. Once this information is gathered, the Deputy Chief Appraiser prepares the proposed budget based on the Chief Appraiser's directives.

In May, the District may hold a budget workshop with the Board of Directors, the Chief Appraiser, and the Deputy Chief Appraiser where the budget is looked at in-depth. The district must send the proposed budget to the presiding officer of each taxing unit before June 15th.

During this budget workshop, the board of directors makes suggestions along with any taxing units that come to the meeting to discuss the proposed budget. The district then takes the budget and revises it to include the changes made at the meeting.



The district must hold a public hearing to adopt the proposed budget no later than September 15th. The district must send a notice of the public hearing to the presiding officer of each taxing unit no later than 10 days before the board of director's meeting where the budget will be adopted. The secretary of the board must also post the notice of the public hearing in the county newspaper. The district posts this information in the Austin American Statesman. The budget must be adopted before September 15th.

Once the General Fund budget is adopted, the taxing units have 30 days to file a resolution with the Board of Director's secretary to disapprove the budget if they deem necessary. If governing bodies of a majority of the taxing units entitled to vote on the appointment of board members adopt resolutions disapproving the budget and file them with the secretary of the board within 30 days after its adoption, the budget does not take effect, and the board shall adopt a new budget within 30 days of the disapproval.

All budget amendments must be presented to the taxing units 30 days prior to the meeting where the board is set to approve the amendment. A budget amendment changes the final amount due from the taxing unit. The district can make line-item transfers without notifying the taxing units. The Chief Appraiser has the authority to approve or disapprove any line-item transfers. All line-item transfers are then presented to the board for approval. Budget line-item transfers do not change the final amount of the budget, but simply move budgeted funds from one natural expenditure category to another. Budget line-item transfers do not require any additional funds from the taxing units and they do not change the amount of any surplus credited to the jurisdictions at year end.



Budget Calendar

| JANUARY 2023 | | | | | | |
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| 29 | 30 | 31 | | | | |

DATE SUBJECT

1/1/2023 Beginning of 2023 fiscal year

DATE SUBJECT

2/6/2023 Budget discussion with Chief Appraiser on 2024 budget
 2/13/2023 Meet with division directors

| FEBRUARY 2023 | | | | | | |
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| MARCH 2023 | | | | | | |
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DATE SUBJECT

3/1/2023 Mail 2nd quarter invoices to taxing entities
 3/13/2023 Budget requests due from department directors
 3/31/2023 First budget draft due to Chief Appraiser

DATE SUBJECT

4/28/2023 Second budget draft due to Chief Appraiser

| APRIL 2023 | | | | | | |
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| MAY 2023 | | | | | | |
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| 28 | 29 | 30 | 31 | | | |

DATE SUBJECT

5/12/2023 Final budget draft due to Chief Appraiser
 5/24/2023 Budget work shop with Board of Directors

DATE SUBJECT

6/1/2023 Mail 3rd quarter invoices to taxing entities
 6/12/2023 Present proposed budget to Board of Directors
 6/14/2023 Last day to present proposed budget to Board of Directors
 6/14/2023 Submit proposed budget to presiding officers

| JUNE 2023 | | | | | | |
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| JULY 2023 | | | | | | |
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| 30 | 31 | | | | | |

DATE SUBJECT

DATE SUBJECT

8/14/2023 Public hearing notice mailed to all taxing entities
 8/21/2023 Required budget notice ran in local newspapers
 8/21/2023 Public hearing notice mailed to all taxing entities

| AUGUST 2023 | | | | | | |
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| SEPTEMBER 2023 | | | | | | |
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DATE SUBJECT

9/1/2023 4th quarter invoices mailed to taxing entities
 9/12/2023 Board of Directors adopts 2024 budget
 9/15/2023 Final day to adopt 2024 budget
 9/30/2023 Submit budget to GFOA
 9/30/2023 Tax rates are adopted by all taxing units

DATE SUBJECT

10/23/2023 Mail out final calculation of budget liabilities to taxing entities
 10/31/2023 End of year line item transfers presented at Board of Directors meeting
 10/31/2023 Mail out budget amendment notification to taxing entities

| OCTOBER 2023 | | | | | | |
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| NOVEMBER 2023 | | | | | | |
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DATE SUBJECT

DATE SUBJECT

12/1/2023 1st quarter 2023 invoices mailed to taxing entities
 12/12/2023 Budget amendments presented to Board of Directors
 12/31/2023 2023 fiscal year-end
 1/1/2024 2024 budget takes effect

| DECEMBER 2023 | | | | | | |
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| 31 | | | | | | |



Strategic Planning

The Travis Central Appraisal District (The District) established a Strategic Plan, referred to as a Three-Year Plan, to outline the activities and operations of the district from year to year in anticipation of future projects, funds and resources, technology, legislative changes, and capital improvements.

This Strategic Plan will be reviewed each year to monitor the completion of the tasks outlined and to add another year to the ongoing plan. This will help the district to prepare for the future in an effort to anticipate changes within the appraisal environment. Management staff personnel will be responsible for the development of this plan and will ensure its viability in the tasks that the district is charged.

The Strategic Plan will address five major issues:

- 1) Future Projects
- 2) Funds and Resources
- 3) Technology
- 4) Legislative Changes
- 5) Capital Improvements

The Strategic Plan will become a tool for the final development of the District's Annual Management Plan.



This strategic plan addresses the following key strengths, weaknesses, threats, and opportunities for the Travis Central Appraisal District. The SWOT analysis began by conducting an inventory of internal strengths and weaknesses within the appraisal district. The strategic team noted the external opportunities and threats that may affect the organization, based on the economic market and the overall environment. The primary purpose of the SWOT analysis is to identify and assign each significant factor, positive and negative, to one of the four categories, allowing the strategic team to take an objective look at the appraisal district operations. The SWOT analysis is a useful tool in developing and confirming goals, objectives, strategy.

Strengths:

- Strong management team
- Strong support from sixty-one taxing entities served by the district
- Strong base for recruitment of qualified staff
- Very focused management/staff
- Experienced and proven management and supportive Board of Directors

Weaknesses:

- Uncertain economic conditions affecting property valuations
- Economic climate of the cities, school districts, county, and special districts
- Retention of qualified staff personnel

Opportunities:

- Technology advancement can streamline business operations
- Increased efficiencies will result in stronger credibility and support

Threats:

- New technology advancements may become too costly
- Economic slowdown could reduce proper funding
- Economic situation could upturn, and resources could be limited



| Strategic Goal | Planning Goal | Objective | Outcome Measure | Strategy | Output Measure | Efficiency Measure | Responsible Department |
|--|---|---|--|--|--|---|--|
| Develop appraisals that reflect market value and ensure fairness and uniformity. | Make better utilization of ratio studies when developing market appraisals. | Analyze ratio study statistics by neighborhood and school district weekly during valuation and equalization phases, and guarantee that sales ratio median levels and weighted mean are between 97 and 102 and COD are between 5 and 15. | Median sales ratio Weighted mean sales ratio COD | Maintain an ongoing program of audit and verification activities in support of improved appraisal levels | Number of sales qualified Number of neighborhood profiles Number of school district's reviewed | Number of property protests Number of value reductions | Residential Appraisal |
| | Improve accuracy and reduce value changes to 5% or less. | Create evidence packets to be used at both informal and formal level that support District values. Train staff to make clear and concise arguments at the ARB to defend the District's values. | Reduction in value changes at informal and formal by 50% from 11% average to 5% or less. | Staff training on defending appraisal values and standards of evidence | Percent value change | Number of property protests Number of value reductions | Residential Appraisal |
| | Improve quality and consistency of land values of lake front property | Correctly identify all lake front property to include lake cove and lake views and consistently apply appropriate land unit prices and modifiers. | Reduction in value formal challenges of land equity on lake front property. | In conjunction with field inspections, utilize aerial photography to identify lake front, lake cove and lake view properties. Utilize GIS mapping and analysis to ensure consistent land values. | Uniformity in COD measures of specific ratio studies | Number of land values updated Number of property protests based on equity | Residential Appraisal |
| | Update cost tables of main area and details. | Create a program to regularly update cost tables based on nationally recognized publications adjusted for local economic conditions. | Timely and accurate cost tables | Staff training on use of national publications used to develop cost approach appraisals. Create benchmark properties and test developed cost schedules against researched local cost information. Test land value assignments through allocation by abstraction against researched land values. Create specific procedure manual to document steps taken to update and test cost tables. | Accuracy of cost approach appraisals compared to researched local development costs. Lower market segment adjustments | Number of cost tables updated Number of benchmark properties tested | Residential Appraisal Commercial Appraisal |
| | Software enhancements | Work cooperatively with CAMA vendor to enhance the software to provide greater appraisal and analysis capabilities. | Increased functionality in the modules | Schedule and hold regular meetings with the True Prodigy leaders to focus on the TCAD needs, and enhancements required to complete appraisal tasks and meet legislative requirements. | Co-development commitments from metro clients and True Automation and group consensus on enhancement priorities | Number of development projects approved Number of software requirement documents written and approved Number of enhancements included in each release | Information Technology Information Technology All Department Directors |



| Strategic Goal | Planning Goal | Objective | Outcome Measure | Strategy | Output Measure | Efficiency Measure | Responsible Department |
|--|---|--|--|--|--|---|---|
| Be efficient in business processes and ensure that mission critical tasks are completed in a timely manner with a high level of accuracy. | Complete the top three mission critical tasks ahead of schedule. | Ensure that mission critical tasks of notices, certification and PTAD studies are completed at minimum one to two weeks prior to statutory deadline. | Percent of accounts noticed at each run date | Improve Compliance by establishing formal plans, timelines, benchmarks, and monitoring programs to ensure that deadlines are met. Increase individual accountability | Completion date of mission critical tasks | Number of notices mailed at each run date | All Departments |
| | Complete protest as soon as possible after certification. | Ensure that all protests are completed as soon as possible after certification to shift the annual calendar of events and provide more time to appraisal staff to perform discovery and valuation tasks. Increased time to perform discovery and valuation should result in higher accuracy in the appraisal roll and fewer property protests. | Earlier start to discovery and valuation cycles | Select a target date of completion and communicate the date and objective with staff, ARB and agents. Maintain consistency in scheduling of protests hearings to ensure that protests are completed by the target date | Date of completion and percent of open protest | Number of informal hearings held per day Number formal hearings per day | Commercial Appraisal Residential Appraisal |
| | Complete fieldwork and eliminate field work overlap with valuation cycle | Ensure that all field inspections have been completed and that the data entry of the field cards has been completed by February 1 | Timely start to valuation cycle | Develop a documented work plan to identify the scope of field work to be completed, evaluate field inspection productivity tasks times and develop a field work plan that recognizes the man hours available for the project. Work plan should include refresher training for appraisers to ensure that work in completed in an accurate manner as well as communicating to the appraisers work productivity expectations. Completion benchmarks should be established to evaluate progress. Regular meetings to ensure progress. Accountability consequences for failing to meet expectations and deadlines. Explore technological solutions such as Austin Energy data and field devices to increase efficiency in the field | Timely start to valuation cycle | Number of field inspections per day | Appraisal Divisions |
| | Complete valuation cycle and reduce the number of properties in NOAV runs after April 1st | Ensure that properties are valued and notices are sent in the first NOAV run to be completed between April 1 and April 15 | Fewer than 5% of properties noticed in subsequent NOAV runs | Develop a documented work plan of valuation tasks to be completed. Work plan should include research and confirmation of sales data, review of neighborhood designations, assign senior staff to lead valuation teams and include refresher training for appraisers to ensure that work in completed in an accurate manner as well as communicating to the appraisers work productivity expectations. Completion benchmarks should be established to evaluate progress. Regular meetings to ensure progress. Accountability consequences for failing to meet expectations and deadlines. | Percent of properties noticed with each NOAV run | Number of neighborhood profiles completed each week | Commercial Appraisal Residential Appraisal |
| | Complete homestead exemption processing within 30 days of receipt of application | Lack of taxpayer compliance with homestead documentation requirements has become an obstacle to timely processing of the exemptions. Provide more information and alerts to taxpayers to ensure that the appropriate documents are include with the application when first submitted so that staff may process applications upon receipt | Fewer than 5% of exemptions processed after 30 days of receipt | Create additional insert to be included with homestead application reminding taxpayers of the new documentation requirements. Create an online application system to make the application process faster for taxpayers to submit, and for TCAD to process. Add additional information on website reminding taxpayers of additional requirements and create online video detailing requirements. | Percent of exemption applications processed on first receipt | Number of additional documentation on letters mailed to taxpayers Number of exemption applications processed | Customer Service |



| Strategic Goal | Planning Goal | Objective | Outcome Measure | Strategy | Output Measure | Efficiency Measure | Responsible Department |
|--|----------------------------|--|---|---|--|---|---|
| Collect, create and maintain accurate data. | Field work quality control | Ensure that consistent procedures are followed by all staff and that careful review and consideration is given to each tax parcel appraised | Percent of field card returned for corrections Percent of accounts requesting 25.25(c) or (d) corrections Accuracy of sales ratio studies | Improve quality of data collection by updating procedure manuals' and training staff in procedures, performing quality assurance checks on returned field work, using GIS and other tools for data validation and holding staff accountable for errors discovered | Number of field cards processed Number of errors identified | Average time to process field work | Commercial Appraisal Residential Appraisal |
| | Neighborhood cleanup | Ensure that neighborhoods are appropriately defined and identified and address population and sample size issues caused by over stratification | Reduction in the number of neighborhoods and increased performance in sales ratio studies | Develop procedures for the definition of neighborhoods and ensure consistent application of the procedures. Procedures should identify characteristics to be considered in the creation of neighborhoods and establish population minimums. Existing neighborhoods of insufficient population size should be combined where practicable. Procedures should also define a plan for annual review of neighborhoods | Number of neighborhoods with insufficient population and sample size | Number of neighborhoods reviewed | Residential Appraisal |
| | Property classification | Ensure that property classifications are uniform and consistent, and that procedures are followed by all staff and that careful review and consideration is given to each tax parcel appraised | Percent of field card returned for corrections Percent of accounts requesting 25.25(c) or (d) corrections Accuracy of sales ratio studies | Review existing property classification guides to determine applicability in current mass appraisal models and modify classification guide as necessary in context with model and cost tables developed. Create detailed standards manuals for the classification of property. Conduct annual training with appraisers and utilize aerial photography and GIS for data validation and to ensure consistent application of standards and procedures. Develop work plan for quality | Percentage of properties incorrectly classified | Number of properties classified Number of properties corrected by manager | Commercial Appraisal Residential Appraisal |
| | Sketch Verification | Ensure that improvement size based on property sketches matched actual building footprint | Increased accuracy and consistency in property sketches and area calculations | Utilize aerial photography and GIS to overlay existing improvement sketches on top of current orthophotography to identify improvements where the sketch dimensions are incorrect or where property additions have been missed | Percentage of properties with size corrections | Number of sketches pinned to map Number of changes or inspections identified | Residential Appraisal Appraisal Support |



Ensure that the District maintains a highly educated, motivated and skilled workforce.

| Strategic Goal | Planning Goal | Objective | Outcome Measure | Strategy | Output Measure | Efficiency Measure | Responsible Department |
|--|---------------------------------|--|---|--|---|--|---------------------------------------|
| Ensure that the District maintains a highly educated, motivated and skilled workforce. | Increase training opportunities | Ensure that district staff receives sufficient training in their mission critical duty skills to include customer service, exemption administration, programming and technology, record maintenance, mapping, and basic and advance training in appraisal theory and practice. In addition to attaining Registered Professional Appraiser certification appraisal staff should be encouraged to attain IAAO and Appraisal Institute certifications | Increased number of appraisal staff with RPA, IAAO, AI certifications | Increase training budget for external courses and provide more internal training opportunities | Percentage of employees attaining certifications | Number of classes attended Number of internal training sessions offered Number of certifications awarded | All Departments |
| | Management training | Provide management training program to increase effectiveness and efficiency of managers | Increased ability of managers to create functional teams, manage projects, meet deadlines, and handle employee relations | Provide internal training on the following topics: Systems thinking, project management, delegating, teamwork, motivating staff, effective feedback, documenting discipline, and dealing with conflict | | Number of internal training sessions offered Number of projects completed Number of employee coaching's | All Management |
| | Cross departmental training | Create a knowledgeable workforce that can assist each other and taxpayers without "governmental shuffle" by providing cross departmental training so that staff may answer basic questions and, if not able to answer, will be able to re-direct questions to the appropriate resource | Increased knowledge and understanding by staff of all phases of appraisal cycle, responsibilities, and district procedures and policies | Provide opportunities for related departments to cross train staff to create a greater understanding amongst staff of the full requirements of the appraisal district and how each division plays a role. | Decreased the number of tasks and taxpayers transferred between departments | | All Departments |
| | Employee retention | Ensure that the district is able to retain long term employees that have developed a lot of institutional knowledge and skills | Increased average length of employments and increase percentage of skilled workers retiring from the district | Review employee salaries and benefit packages to ensure that the district can remain competitive in the market. Benefits would include retirement packages, health insurance, and sick and vacation time. Review employee reward and recognition programs such as service awards and district sponsored morale events. Explore non-monetary rewards such as flexible work schedule and telecommuting | Tenure of employees leaving district service | | All Departments |
| | Successful planning | The population of the senior management is aging and several division directors in key positions are currently, or soon will be, eligible for retirement. Efforts first must be made to retain these employees as long as possible; however, the decision to retire is a personal choice and should be respected and treated with dignity. Regardless of retirement status institutional knowledge from key employees needs to be documented and transferred to the next generation of leaders | A well informed and trained staff ready to assume leadership responsibilities | Directors and managers should document annual work plans which include tasks and deadlines that may not be included in departments general procedure manuals. Directors should identify staff with leadership potential and offer mentoring and training opportunities that will allow these staff members to become prepared to assume leadership responsibilities in the future | Documented work plans | | All Departments |
| | Technology and facilities | Provide employees an appropriate work environment with adequate equipment and space to work efficiently | | Create an equipment replacement schedule to ensure employees are given current technology and are able to work efficiently as possible. This schedule includes servers, SAN, network equipment, workstation, and peripheral equipment and software replacement. | Documented work plans | Number of PCs replaced | Information Technology Administration |



| Strategic Goal | Planning Goal | Objective | Outcome Measure | Strategy | Output Measure | Efficiency Measure | Responsible Department |
|--|--|--|---|--|---|------------------------------|------------------------|
| Provide customer service that is courteous, professional and accurate. | Emphasize customer service | Providing excellent customer service should be a recognized goal of every employee in the district | Percentage of surveyed customers expressing overall satisfaction with services received | Improve services delivered to our internal and external clients through employee training. Annual and mandatory training for all staff in customer service shall be conducted. Employees will be informed of expectations and phone calls, meetings and protest hearings will be audited by managers | Number of customer complaints and compliments received | Number of customers assisted | All employees |
| | Measure customer service feedback | Attain highest rating possible from those we serve as evidence by feedback provided through interviews, surveys, cards, letters or any other measuring device used in the agency | Percentage of surveyed customers expressing overall satisfaction with services received | Customer service cards will be placed at the reception desk in each departments and customers will be encouraged to complete the surveys. The cards will be designed to measure the type of assistance (phone, online, at office), who the customer interacted with (customer service representative, appraiser...) and the level of satisfaction with the staff members courtesy, professionalism, knowledge, communication | Number of customers surveyed Number of customers served | | All employees |
| | Provide additional online resources to taxpayers | Provide information and resources to taxpayers that will be educational and convenient | Percentage of surveyed customers expressing overall satisfaction with services received | Improve services delivered to our internal and external clients through the districts website, to include; better mapping and property search functionality, ability to file renditions, homesteads and fiduciary online, providing notices of appraised value, improved online protests including rescheduling capabilities, and a series of informational videos covering topics such as homestead applications, mass appraisal procedures, field inspections, and property protests | Percentage of customers getting information from website rather than phone call of office visit | | Information Technology |

Revenue Budget

The revenue budget for fiscal year 2024 totals \$28,353,049. Since the District uses a balance budget policy, budgeted assessments to the taxing units must equal budgeted expenditures. Budgeted assessments to the taxing units and budgeted expenditures both total \$28,144,049. The additional \$209,000 in the revenue budget is for miscellaneous income. This is income that the district is allowed to keep from year to year for charges for services, investment income, and other miscellaneous income items.

If the District has a surplus of appraisal revenues over expenditures from the preceding year's budget, the district must reduce the current budget allocation to each taxing unit proportionately for the year that the surplus is from. This is shown as a refund of appraisal assessments and is a contra revenue account, which consequently reduces budgeted revenues required by the taxing units for that fiscal year. For fiscal year 2023, the district does not expect to have any surplus funds credited back to the taxing units.

The district has seen an increase in the creation of Public Improvement Districts over the past two to three years. A public improvement district, or PID, is a defined geographical area

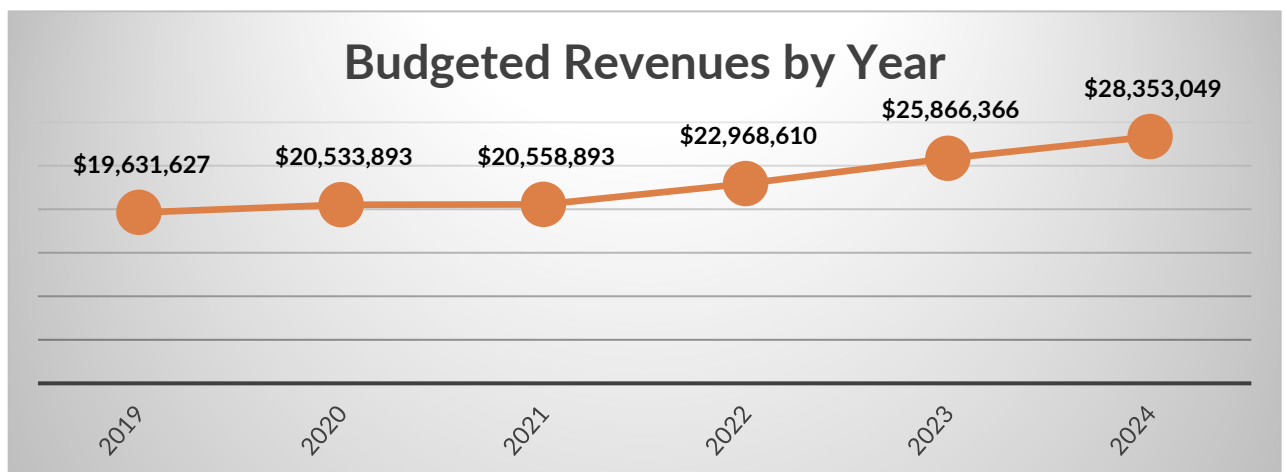


established to provide specific types of improvements or maintenance within the area which are financed by assessments to the property owners within the area.

Public improvement districts have become a valuable financing strategy for municipalities in recent years. As previously stated, appraisal district budgets are funded by the taxing entities within the appraisal district boundaries based on their proportionate share of the tax levy. Public improvement districts do not have a levy and therefore do not contribute to the district’s annual budget. However, appraisal districts are continuing to provide appraisal services and reporting for these public improvement districts. Travis CAD implemented a funding strategy similar to the Travis Co. Tax Office where public improvement districts will be assessed an annual fee based on the parcel count within the public improvement district. For fiscal year 2024, TCAD determined this rate to be \$2.27 per parcel. Additionally, new public improvement districts will be assessed a fee of \$1,000 as a setup fee to assist with the cost of setting up the public improvement district in the district’s CAMA system. As list of public improvement districts and their estimated 2024 fee can be found in the Revenue Budget section of this document.

The table and graph below show the total budgeted revenues by source for fiscal year 2024 budget and the previous five years’ budget history.

| Revenue Budget History FY 2019-2024 | | | | | | |
|--|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
| | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 |
| | Adopted | Adopted | Adopted | Adopted | Adopted | Proposed |
| Budgeted revenues: | | | | | | |
| Appraisal assessments | \$ 19,486,627 | \$ 20,193,893 | \$ 20,193,893 | \$ 22,786,110 | \$ 25,683,866 | \$ 28,144,049 |
| Other revenue | 145,000 | 340,000 | 365,000 | 182,500 | 182,500 | 209,000 |
| Total budgeted revenues | \$ 19,631,627 | \$ 20,533,893 | \$ 20,558,893 | \$ 22,968,610 | \$ 25,866,366 | \$ 28,353,049 |
| Increase in Budgeted Revenues | 3.47% | 4.60% | 0.12% | 11.72% | 12.62% | 9.61% |



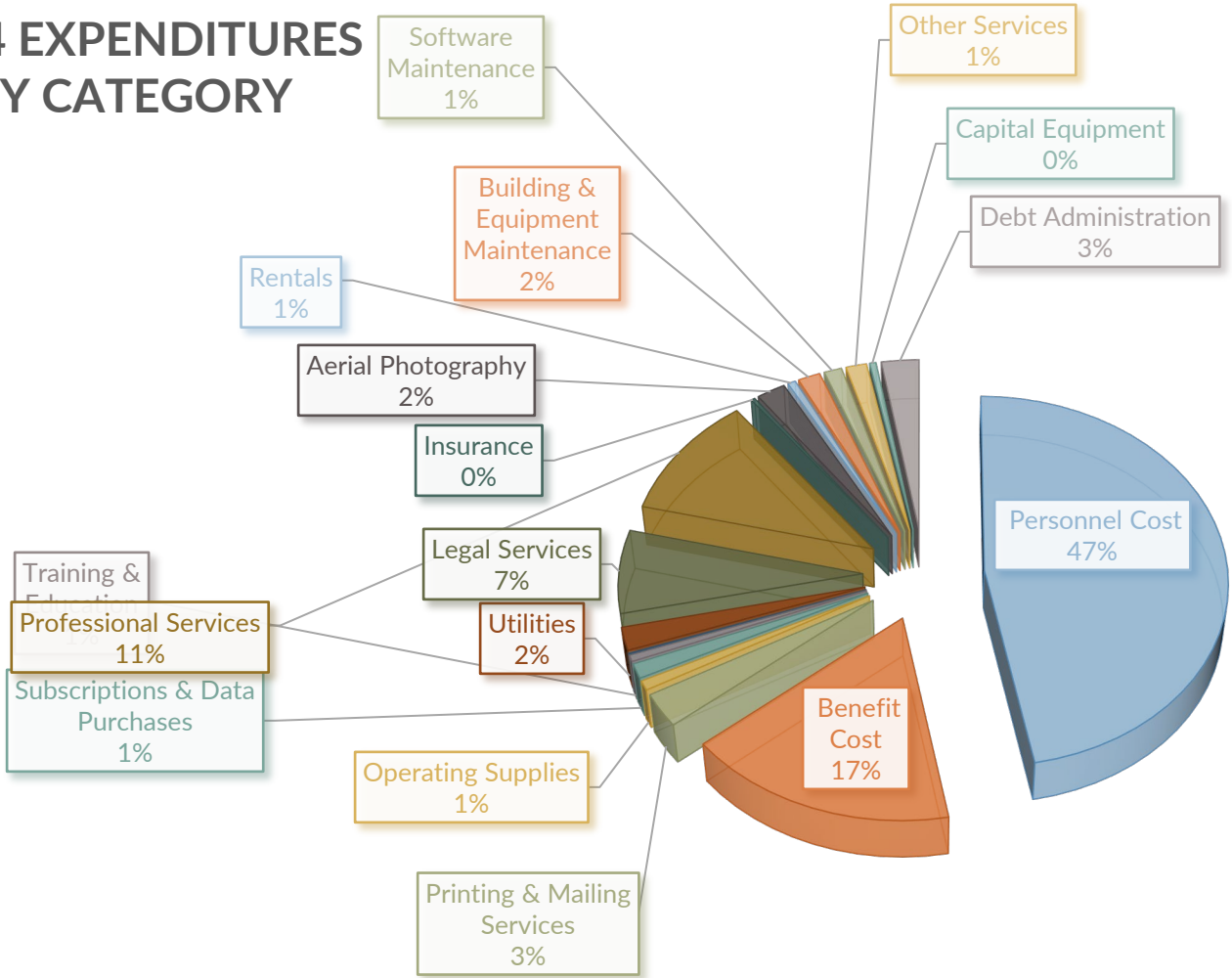
Overview of Significant Budget Items

Expenditures are broken down by natural expenditure category. The district has 18 different categories that it budgets for annually. A comparison of the 2024 proposed and 2023 adopted budget by category is provided on the following page.

| Expenditures by Category FY 2024 v. FY 2023 | | | | | | |
|--|----------------------|----------------------|---------------------|-----------------|----------------------|----------------------|
| | 2024 Proposed | 2023 Adopted | \$ Change | % Change | 2022 Adopted | 2022 Actual |
| Expenditures by Function: | | | | | | |
| Personnel Cost | 13,259,308 | 12,561,356 | 697,952 | 5.56% | 11,138,355 | \$ 9,982,388 |
| Benefit Cost | 4,757,697 | 4,493,676 | 264,021 | 5.88% | 4,143,506 | \$ 4,920,896 |
| Printing & Mailing Services | 809,700 | 665,819 | 143,881 | 21.61% | 850,950 | \$ 677,416 |
| Operating Supplies | 226,800 | 195,500 | 31,300 | 16.01% | 159,285 | \$ 203,946 |
| Purchases | 352,310 | 286,560 | 65,750 | 22.94% | 415,426 | \$ 281,560 |
| Training & Education | 151,790 | 120,790 | 31,000 | 25.66% | 111,115 | \$ 86,269 |
| Travel Expenditures | 26,450 | 16,950 | 9,500 | 56.05% | 10,750 | \$ 19,479 |
| Utilities | 555,860 | 607,797 | (51,937) | -8.55% | 624,147 | \$ 625,058 |
| Legal Services | 2,042,500 | 1,715,000 | 327,500 | 19.10% | 983,500 | \$ 2,083,062 |
| Professional Services | 3,071,786 | 1,821,189 | 1,250,597 | 68.67% | 1,350,369 | \$ 2,429,060 |
| Insurance | 79,000 | 74,000 | 5,000 | 6.76% | 77,000 | \$ 73,030 |
| Aerial Photography | 579,260 | 802,297 | (223,037) | -27.80% | 442,297 | \$ 531,018 |
| Rentals | 153,320 | 150,870 | 2,450 | 1.62% | 169,370 | \$ 131,165 |
| Building & Equipment Maintenance | 444,290 | 379,418 | 64,872 | 17.10% | 405,984 | \$ 356,787 |
| Software Maintenance | 350,467 | 462,100 | (111,633) | -24.16% | 515,735 | \$ 582,739 |
| Other Services | 411,697 | 407,775 | 3,922 | 0.96% | 373,760 | \$ 349,617 |
| Capital Equipment | 122,976 | 173,931 | (50,955) | -29.30% | 265,723 | \$ 238,937 |
| Debt Administration | 748,838 | 748,838 | - | 0.00% | 748,838 | \$ 380,172 |
| Total Expenditures | \$ 28,144,049 | \$ 25,683,866 | \$ 2,460,183 | 9.58% | \$ 22,786,110 | \$ 23,952,599 |



2024 EXPENDITURES BY CATEGORY



Capital Expenditures

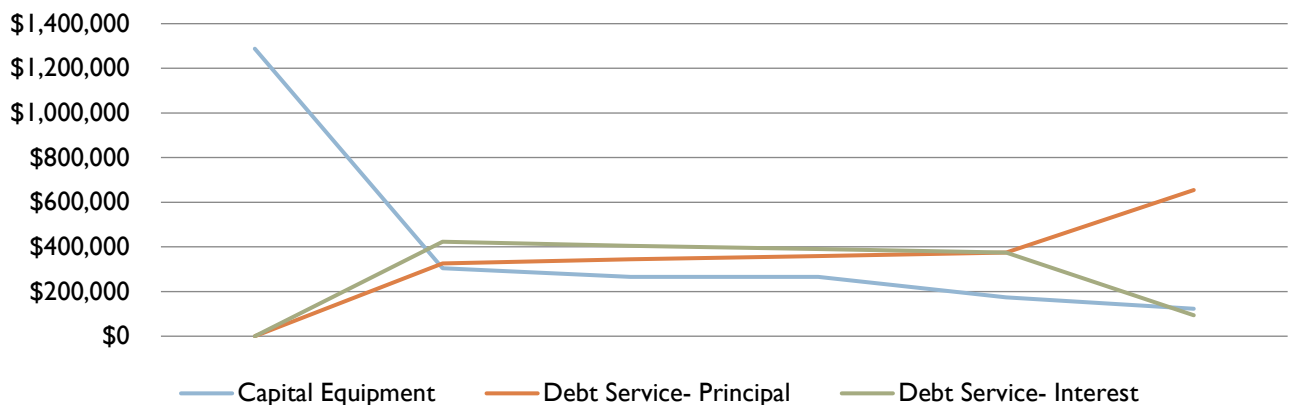
Three general ledger accounts combine to make the capital expenditures category and debt administration categories: (1) capital equipment, (2) debt service- principal, and (3) debt service-interest. Capital equipment is any fixed asset whose cost is over the capitalization threshold and has a useful life greater than one year. The district has established a capitalization threshold of \$1,000 or more. Under the modified accrual basis of accounting, capital equipment is expensed in the period in which it is purchased. When preparing government-wide financial statements, adjusting entries are made to account for the depreciation of capital equipment, since the government-wide statements use the full accrual basis of accounting.

Debt service principal and interest are treated similarly to the capital equipment account. Under the modified accrual basis of accounting, all debts should be expensed in the period that they are incurred. However, debt is typically a long-term liability and must be adjusted when converting to the government-wide statements, which use the full-accrual basis of accounting.

The table and graph below outline the capital expenditures & debt category for the fiscal year 2024 and the previous five fiscal years' budget histories.

| Capital Expenditures & Debt Administration FY 2019-2024 | | | | | | |
|--|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|--------------------------|
| | 2019 Adopted | 2020 Adopted | 2021 Adopted | 2022 Adopted | 2023 Adopted | 2024 Proposed |
| Capital Expenditures: | | | | | | |
| Capital Equipment | \$1,287,795 | \$ 304,288 | \$ 265,723 | \$ 265,723 | \$ 173,931 | \$ 122,976 |
| Debt Service- Principal | - | 325,952 | 343,933 | 358,859 | 374,611 | 654,742 |
| Debt Service- Interest | - | 423,242 | 405,261 | 389,979 | 374,227 | 94,096 |
| Total Capital Expenditures | \$ 1,287,795 | \$ 1,287,795 | \$ 1,053,482 | \$ 1,014,917 | \$ 922,769 | \$ 871,814 |

Capital Expenditures & Debt Administration



Detailed Budgetary Items

| | FY 2024 Proposed Budget | FY 2023 Adopted Budget | \$ Change | % Change |
|--------------|----------------------------|---------------------------|-------------|----------|
| General Fund | \$ 28,144,049 | \$ 25,683,866 | \$2,460,183 | 9.58% |

The proposed budget for 2024 totals \$28,144,049, which represents a 9.58% increase over the 2023 adopted budget. The following table provides a comparison of the major revenue sources and major expenditure categories for fiscal year 2023 and 2024.

| Budget Comparison FY 2024 v. FY 2023 | | | | | | |
|---|----------------------|----------------------|-----------------------|--------------|----------------------|----------------------|
| | 2024 Proposed | 2023 Adopted | \$ Change | % Change | 2022 Adopted | 2022 Actual |
| Appraisal assessments | \$ 24,526,058 | \$ 25,683,866 | \$ (1,157,808) | -4.5% | \$ 22,786,110 | 21,703,708 |
| Other revenue | 182,500 | 182,500 | - | 0.0% | 182,500 | 247,688 |
| Total budgeted revenues | \$ 24,708,558 | \$ 25,866,366 | \$ (1,157,808) | -4.5% | \$ 22,968,610 | \$ 21,951,396 |
| Expenditures by Category: | | | | | | |
| Personnel Cost | 13,259,308 | 12,561,356 | 697,952 | 5.56% | 11,138,355 | \$ 9,982,388 |
| Benefit Cost | 4,757,697 | 4,493,676 | 264,021 | 5.88% | 4,143,506 | \$ 4,920,896 |
| Printing & Mailing Services | 809,700 | 665,819 | 143,881 | 21.61% | 850,950 | \$ 677,416 |
| Operating Supplies | 226,800 | 195,500 | 31,300 | 16.01% | 159,285 | \$ 203,946 |
| Purchases | 352,310 | 286,560 | 65,750 | 22.94% | 415,426 | \$ 281,560 |
| Training & Education | 151,790 | 120,790 | 31,000 | 25.66% | 111,115 | \$ 86,269 |
| Travel Expenditures | 26,450 | 16,950 | 9,500 | 56.05% | 10,750 | \$ 19,479 |
| Utilities | 555,860 | 607,797 | (51,937) | -8.55% | 624,147 | \$ 625,058 |
| Legal Services | 2,042,500 | 1,715,000 | 327,500 | 19.10% | 983,500 | \$ 2,083,062 |
| Professional Services | 3,071,786 | 1,821,189 | 1,250,597 | 68.67% | 1,350,369 | \$ 2,429,060 |
| Insurance | 79,000 | 74,000 | 5,000 | 6.76% | 77,000 | \$ 73,030 |
| Aerial Photography | 579,260 | 802,297 | (223,037) | -27.80% | 442,297 | \$ 531,018 |
| Rentals | 153,320 | 150,870 | 2,450 | 1.62% | 169,370 | \$ 131,165 |
| Building & Equipment Maintenance | 444,290 | 379,418 | 64,872 | 17.10% | 405,984 | \$ 356,787 |
| Software Maintenance | 350,467 | 462,100 | (111,633) | -24.16% | 515,735 | \$ 582,739 |
| Other Services | 411,697 | 407,775 | 3,922 | 0.96% | 373,760 | \$ 349,617 |
| Capital Equipment | 122,976 | 173,931 | (50,955) | -29.30% | 265,723 | \$ 238,937 |
| Debt Administration | 748,838 | 748,838 | - | 100.00% | 748,838 | \$ 380,172 |
| Total Expenditures | \$ 28,144,049 | \$ 25,683,866 | \$ 2,460,183 | 9.58% | \$ 22,786,110 | \$ 23,952,599 |

Information on significant budgetary increases and decreases are provided on the following pages.



Significant Increases

| GL Account Title | 2024 | 2023 | \$ Change | % Change |
|-------------------------------------|-----------------|----------------|-----------|----------|
| | Proposed Budget | Adopted Budget | | |
| Health Insurance | 2,537,861 | 2,113,750 | 424,111 | 20.06% |
| LTC | 46,800 | 30,600 | 16,200 | 52.94% |
| MASA Transportation Insurance | 27,519 | - | 27,519 | 100.00% |
| Printing | 318,100 | 228,900 | 89,200 | 38.97% |
| Postage & Freight | 176,400 | 151,400 | 25,000 | 16.51% |
| Postage & Freight- Special Services | 289,000 | 259,319 | 29,681 | 11.45% |
| Books, Publications, Subscriptions | 352,310 | 286,560 | 65,750 | 22.94% |
| Operating Supplies- Equipment | 119,750 | 95,500 | 24,250 | 25.39% |
| Education & Training | 151,790 | 120,790 | 31,000 | 25.66% |
| Legal & Attorney | 1,560,000 | 1,360,000 | 200,000 | 14.71% |
| Legal Fees- Expert Witness/Reports | 325,000 | 200,000 | 125,000 | 62.50% |
| Professional Services | 2,639,621 | 1,566,274 | 1,073,347 | 68.53% |
| Appraisal Services | 350,000 | 188,750 | 161,250 | 85.43% |

HEALTH INSURANCE

The District is budgeting for a 15% increase in health insurance costs.

LONG-TERM CARE INSURANCE

The long-term care insurance arena was changed significantly back in 2020 when multiple states required the insurance companies to reconfigure how long-term care insurance was offered. This abruptly put a stop to all new policies. TCAD was able to grandfather any employee into the plan who was employed at the time of the change but was unable to offer any new policies to new staff members. In 2022, the long-term care market returned to normal and the District was able to start offering new policies to new employees again.

MASA TRANSPORTATION INSURANCE

In 2022, the District began offering transportation insurance to employees through MASA. This insurance policy provides peace of mind to access vital emergency medical transportation no matter where the employee lives. Even after insurance, the cost for emergency transportation can be substantial to employees. The MASA insurance coverage provides coverage for those substantial costs if an employee needs medical transportation.



PRINTING

The proposed 2024 budget include \$50,500 in printing costs for the implementation of the unfunded mandates related to HB1228.

POSTAGE & FREIGHT

Postage rates from the US Postal Service continue to increase each year. The District has increased the budget for postage and freight for both in-house mailings and mailings completed by our third-party print vendors to account for the anticipated increase in costs.

BOOKS, PUBLICATIONS, SUBSCRIPTIONS & DATABASES

HB3273 passed during the 88th legislative session will require CAD's to provide bulk email services for the taxing entities TNT website. We have estimated the additional costs associated with this service to be \$12,000.

OPERATING SUPPLIES- EQUIPMENT

The District is budgeting to replace 1/3 of the scanners used by staff for approximately 45 scanners at approximately \$950 each, for a total cost of \$42,750.

EDUCATION & TRAINING

The District added 15 appraisal positions and 11 clerical positions during the 2022 and 2023 fiscal years. The appraisal positions will require licensing through TDLR and the corresponding training requirements for the licensing. We have also increased the training budget to account for additional customer service training for our customer service department.

LEGAL & ATTORNEY

In the last 10 years, the number of lawsuits filed against the District has increased 691% with the District receiving 1,755 lawsuits in 2022. In order to appropriately defend these lawsuits, the district must increase our legal budget to account for outside council and expert reports.

| Number of Lawsuits | | | | |
|--------------------|------|-------|-------------------|----------|
| | 2013 | 2022 | 10 Year Change | % Change |
| Lawsuits Filed | 222 | 1,755 | 1,533 | 690.54% |



PROFESSIONAL SERVICES

The District's computer assisted mass appraisal (CAMA) software is provided through a software as a service (SaAS) contract and the budgeted for as a professional service. The District has budgeted additional funds for enhancement development projects to further develop the system and make any changes necessary to complete legislative unfunded mandates. The District has also budgeted to put \$150,000 in the Reserve for Technology Enhancements for future development of the system.

APPRAISAL SERVICES

The District has budgeted an additional \$100,000 for contract appraisal services as needed for our commercial and personal property department.

| Significant Decreases | | | | |
|------------------------------|------------------------|-----------------------|------------------|-----------------|
| GL Account Title | Proposed Budget | Adopted Budget | \$ Change | % Change |
| Life Insurance | 32,424 | 55,492 | (23,068) | -41.57% |
| Telephone | 175,000 | 226,937 | (51,937) | -22.89% |
| Software Maintenance | 350,467 | 462,100 | (111,633) | -24.16% |
| Aerial Photography | 579,260 | 802,297 | (223,037) | -27.80% |

LIFE INSURANCE

The District moved to a new life insurance provider in December 2022 and the quoted cost was lower than previously budgeted. We reduced this budget line item to be consistent with actual expenditures.

TELEPHONE

In 2023, the District developed a conferencing system in conjunction with our CAMA software provider. The system has allowed us to leverage our CAMA system for remote hearings where in past years, significant expenditures were accrued due to the use of a telephone system to conduct remote hearings. The District anticipates approximately \$50,000 in cost savings from the implementation of the new conferencing product.

SOFTWARE MAINTENANCE

The District plans to cancel the maintenance and support services associated with the legacy CAMA system through Harris Computer Systems. The District anticipates a \$111,000 cost savings for this line item.



AERIAL PHOTOGRAPHY

In 2023, the District purchased front facing imagery through Cyclomedia and has experienced good results with the tools available through the product. We have decided to remove some of the Aerial imagery through Eagleview technologies in 2024 and leverage the Cyclomedia imagery more.

Capital Expenditures Budget

In governmental accounting, an expenditure is considered to be a capital expenditure when the asset is a newly purchased capital asset or an asset improvement that extends the useful life of an existing capital asset. The Governmental Accounting Standards Board (GASB) provides the following authoritative definition of a capital asset for state and local governments:

The term *capital asset* includes land, improvements to land, easements, buildings, building improvements, vehicles, machinery, equipment, works of art and historical treasures, infrastructure, and all other tangible or intangible assets that are used in operations and that have initial useful lives extending beyond a single reporting period.

Per the District’s capitalization policy, if an asset’s cost is \$1,000 or greater and the useful life of the asset is more than one year, the asset is a capital asset and should be capitalized; this requires the district to spread the cost of the expenditure over the useful life of the asset. If, however, the expenditure is one that maintains the asset at its current condition, the cost is expensed fully in the year of the purchase.

The table below outlines the capital expenditures in the 2024 proposed budget. The total dollar amount of the budgeted capital expenditures for FY 2024 is \$122,976. More in depth information on major capital projects can be found in the Capital Improvement Program section of the budget document.

| Capital Asset to be Purchased | Budgeted Cost |
|---|-------------------|
| A/C Repairs & Replacements | \$ 10,000 |
| UPS Battery Replacements (1/3 Replacement annually) | 9,870 |
| PowerEdge R750 Servers (Qty: 3) | 47,106 |
| Network Switches | 6,000 |
| BGP Failover Implementation | 50,000 |
| Total Capital Expenditures | \$ 122,976 |



Debt Administration

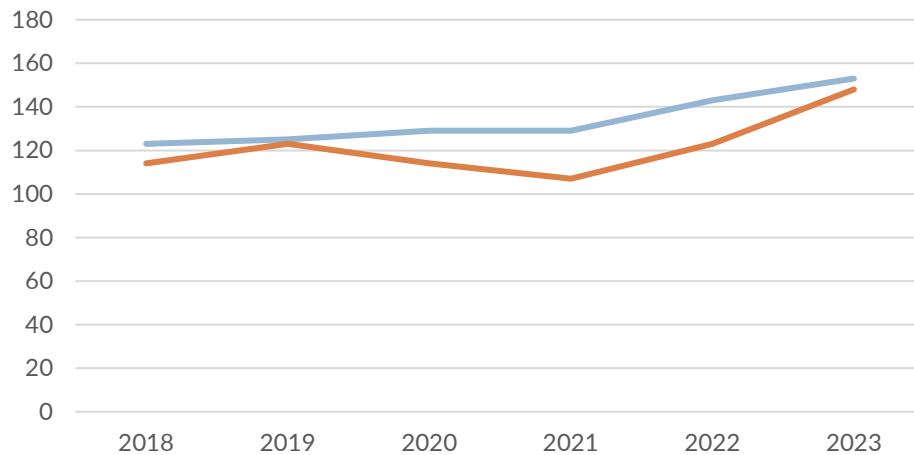
The district completed a lease/purchase agreement in May 2019 for the property located at 850 E. Anderson Lane. Renovations on the office building were completed in July 2020. The 850 EAL Holding Corp. is a blended component unit of the district. The sole purpose of the 850 EAL Holding Corp. is to support the district through the purchase and renovation of the building. The 850 EAL Holding Corp. is shown as a special revenue fund on the district's financial statements and will account for the long-term debt payments in the 2024 budget. More in-depth information on the district's debt can be found in the Debt Administration section of the budget.

Staffing

The graph below shows the budgeted number of employees versus the actual number of employees.

| Year | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 |
|-------------------------|------|------|------|------|------|------|
| # of Budgeted Personnel | 123 | 125 | 129 | 129 | 143 | 153 |
| Actual Personnel | 114 | 123 | 114 | 107 | 123 | 148 |
| Variance | 9 | 2 | 15 | 22 | 20 | 5 |

Budget vs Actual Personnel



Budgeted employees by program:

| Year | 2018 | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 |
|-----------------------------------|------|------|------|------|------|------|------|
| Appraisal | 81.5 | 82.5 | 83.5 | 83.5 | 80 | 97 | 97 |
| Information Systems | 29.5 | 31.5 | 31.5 | 31.5 | 31 | 38 | 40 |
| Administration/General Operations | 12 | 11 | 14 | 14 | 32 | 18 | 19 |
| Total | 123 | 125 | 129 | 129 | 143 | 153 | 156 |



Position count by title:

| Title | Position Count |
|--|----------------|
| Accounting Assistant | 1 |
| Accounting Manager | 1 |
| Admin Application Support | 1 |
| Administrative Assistant | 2 |
| Administrative Comm. Support. Specialist | 1 |
| Ag Administrator | 1 |
| Appeals Coordinator | 1 |
| Appraisal Relations Specialist | 1 |
| Appraisal Support Clerk | 16 |
| Appraisal Support Manager | 1 |
| Appraisal Support Team Lead | 1 |
| Arbitration Appraiser | 2 |
| Asst. Director Commercial Appraisal | 1 |
| Asst. Director Residential Appraisal | 1 |
| CAMA Operations Manager | 1 |
| Chief Appraiser | 1 |
| Commercial Appraiser | 12 |
| Commercial Specialist | 2 |
| Communications Director | 1 |
| Communications Support Specialist | 1 |
| Customer Service Manager | 1 |
| Customer Service Representative | 12 |
| Customer Service Team Lead | 1 |
| Database Programmer Analyst | 1 |
| Database Report Writer | 1 |
| Deed Clerk | 4 |
| Deputy Chief Appraiser | 1 |
| Director of BPP | 1 |
| Director of Commercial | 1 |
| Director of HR & Finance | 1 |
| Director of Residential Appraisal | 1 |
| Executive Assistant | 1 |
| Exemptions Clerk | 6 |
| GIS Manager | 1 |
| GIS Technician | 3 |
| Help Desk Technician | 2 |
| In-house Counsel | 1 |
| IT Manager | 1 |
| Legal Assistant | 3 |
| Litigation Appraiser | 2 |



| Title | Position Count |
|---------------------------------|----------------|
| Mail Clerk/Messenger | 1 |
| Maintenance/Janitor | 1 |
| Network Engineer | 1 |
| Network Manager | 1 |
| Personal Property Appraiser | 5 |
| Records Coordinator | 1 |
| Residential Appraiser | 37 |
| Residential Manager | 3 |
| Residential Team Lead | 6 |
| Special Valuation Manager | 2 |
| Sr. GIS Technician | 1 |
| Sr. Help Desk Technician | 1 |
| Sr. Personal Property Appraiser | 1 |
| Support Specialist | 1 |

Benefits

The district provides all full-time staff the benefits outlined below beginning the first day of the month immediately following the completion of sixty (60) days of employment.

Vacation and Sick Leave

All full-time regular employees accrue eight (8) hours of vacation leave per month for the first five years of employment. Vacation accruals increase based on years of services following the schedule below:

| <u>Employment Service</u> | <u>Accrual per Month</u> |
|---------------------------------|--------------------------|
| Less than 5 years | 8 hours |
| 5 years but less than 10 years | 9 hours |
| 10 years but less than 15 years | 10 hours |
| 15 years but less than 20 years | 11 hours |
| 20 years or more | 12 hours |

All full-time regular employees earn eight hours of sick leave per month with no accrual limit and no carry-over limit.



Scheduled Holidays

All full-time employees of the district receive the following paid holidays:

New Year's Day
Dr. Mart Luther King's Birthday (observed)
President's Day
Memorial Day
Juneteenth
Independence Day
Labor Day
Columbus Day (at the discretion of the Chief Appraiser)
Veteran's Day
Thanksgiving Day
Day after Thanksgiving
Christmas Eve
Christmas Day
Two Personal Holidays

Retirement (TCDRS)

The District participates in the Texas County & District Retirement System (TCDRS). The employee contribution rate is 7%, with the district matching funds at 250%. Employees vest after 10 years of services with a qualifying agency and are eligible for retirement when the rule of 75 is met, meaning the employees age and years of service total 75. The district does not participate in social security.

Retirement (401a Plan)

The district contributes to a 401(a) plan for each employee annually. In January of each year the district will contribute no less than 5% of the previous years' gross income. Employees vest on a 5-year graded vest outlined below:

1 year- 20%
2 years- 40%
3 years- 60%
4 years- 80%
5 years- 100%

Deferred Compensation Plan (457b)

All full-time employees are offered a 457(b) deferred compensation plan. Currently, the District matches employee contributions at 100% for the first three percent contributed, and 50% for the next two percent contributed.



Health Insurance

The district offers all full-time employees health insurance through the district's health insurance provider. The district pays for 100% of the premium. The district also offers dependent coverage through the district's health insurance provider. The district pays 50% of dependent premiums.

Health Reimbursement Account (HRA)- Direct Pay

The district offers an HRA for employees participating in the PPO plan. The HRA plan will reimburse each eligible employee for medical and dental copays, coinsurance, and deductible charges up to a maximum of \$4,500 for the covered employee and his or her covered dependents. Up to \$500 of the maximum may be used for expenses related to vision care including copay, glasses or contact lenses.

Retiree Healthcare

Retiree health benefits prior to Medicare eligibility:

Active TCAD employees with a minimum of 10 years of service at TCAD, who either retire, or qualify for TCDRS retirement and leave the funds in TCDRS after separation, may be eligible to remain on the TCAD health plan. If eligible, TCAD will pay 50% of the premium for his or her health care plan coverage until eligible for Medicare.

Active TCAD employees with a minimum of 20 years of service, who either retire, or qualify for TCDRS retirement and leave the funds in TCDRS after separation, may be eligible to remain on the TCAD health plan. If eligible, TCAD will pay 100% of the premium for his or her health care plan coverage until eligible for Medicare.

Retiree health benefits after eligible for Medicare:

Current and former employees with a minimum of 10 years of services at TCAD, who either retire from TCAD, or qualify for TCDRS retirement and leave the funds in TCDRS after separation, may be eligible to purchase a Medicare Advantage Plan once enrolled in Medicare Part A and B. If eligible, TCAD will pay for 80% of the premium for his or her Medicare advantage plan.

Dental Insurance

The district offers all full-time employees' dental insurance through the district's dental insurance provider.

Health Reimbursement Account (HRA)- Dental

The district funds an HRA for employees participating the district's dental plan. The HRA will reimburse each eligible employee participating in the dental plan up to a maximum of \$2,000 for the covered employee and his or her covered dependents.



Vision Insurance

The district offers all full-time employees access to a voluntary vision plan.

Basic Life and AD&D

The district provides all full-time employees that are actively at work a basic life and accidental death and dismemberment (AD&D) plan in the amount of two times annual earnings, to a maximum of \$400,000. There is no cost to the employee for this plan. Employees may purchase additional coverage up to a maximum of \$500,000, but not to exceed 5 times your annual earnings.

Long-term Disability Insurance

The district provides long-term disability income benefits to full-time employees that are actively at work. There is no cost to the employee for this plan. The primary LTD insurance plan will replace 60% of pre-disability income, up to \$5,000 per month. The district purchases a secondary plan that provides total income replacement to 75% of pre-disability income.

Long-term Care Insurance

The district offers all full-time employees a base plan for long-term care insurance at no cost to the employees. The base plan provides a \$70 daily benefit to a maximum amount of \$51,100 over a two-year benefit period. Employees are given the option to buy additional voluntary coverage.

Employee Assistance Program (EAP)

All full-time employees, as well as family members residing in the employee's household, have access to a variety of services through EAP. The EAP provides referrals to counseling services, and employees may access 6 sessions at no cost, per issue, per year. The EAP addresses a variety of issues including stress, financial issues, legal, free simple Last Will & Testament), depression, marital problems, family problems, behavioral problems, and drug/alcohol problems.

Projected Changes in Fund Balance

The Government Finance Officers Association (GFOA) describes fund balance as the difference between assets, liabilities, deferred outflows of resources, and deferred inflows of resources. There are five different components of fund balance (nonspendable, restricted, committed, assigned, and unassigned) designed to indicate both:

- Constraints on how resources of the fund can be spent, and
- The sources of those constraints.



For fiscal year ending December 31, 2022, the district had a total fund balance of \$3,689,547 with \$611,153 being nonspendable fund balance for prepaid items, \$1,700,700 being committed fund balance for reserves for future expenditures, and \$1,377,694 being unassigned. The district's fund balance is increased by miscellaneous revenue that appraisal districts are allowed to exempt from the credit of surplus funds back to the jurisdictions and funds held in reserve. Miscellaneous revenue includes revenue from the sale of data produced by the district as well as any late payment rendition revenue that is split between the district and the county tax assessor-collector. The district expects for the fiscal year ending December 31, 2023, to have approximately \$182,500 in miscellaneous revenue that will increase the unassigned fund balance accordingly.

The district currently has seven reserve funds that are held as committed fund balances. The reserve balances as of December 31, 2022, are as follows:

| Committed Fund Balances | |
|---|-----------------------------------|
| Reserve Fund | Balance as of 12/31/2022 |
| Reserve for Computer Equipment | 89,594 |
| Reserve for Network Infrastructure | 350,000 |
| Reserve for Technology Enhancements | 154,192 |
| Reserve for Litigation | 956,914 |
| Reserve for Building Repair & Replacement | - |
| Reserve for Appraisal Review Board Operations | - |
| Reserve for Market Data Purchases | 150,000 |
| Total | <u><u>\$ 1,700,700</u></u> |

This district has estimated end of year surplus funds and proposed use of reserve funds in 2023 to determine an estimate of ending fund balance as of December 31, 2024.



| | Balance- as of 12/31/2022 | 2023 Budgeted Reserves | 2023 Estimated Surplus Funds | Estimated EOY 2023 Balance | 2024 Proposed Budgeted Reserve Funds | Estimated Ending Balance, Dec. 31, 2024 |
|--|------------------------------|------------------------------|------------------------------------|----------------------------------|--|---|
| Unallocated reserves (Unassigned Fund Balance) | \$ 1,377,694 | | \$ 182,500 | \$ 1,560,194 | \$ 209,000 | \$ 1,769,194 |
| | \$ 1,377,694 | \$ - | \$ 182,500 | \$ 1,560,194 | \$ 209,000 | \$ 1,769,194 |
| Nonspendable (prepaid items) | \$ 611,153 | | | \$ 611,153 | | \$ 611,153 |
| Reserve for Computer Equipment | 89,594 | | - | 89,594 | | 89,594 |
| Reserve for Network Infrastructure | 350,000 | | - | 350,000 | | 350,000 |
| Reserve for Technology Enhancements | 154,192 | 150,000 | - | 304,192 | 150,000 | 454,192 |
| Reserve for Litigation | 956,914 | | - | 956,914 | | 956,914 |
| Reserve for ARB Operations | - | | - | - | | - |
| Reserve for Building Repair & Replacement | - | | - | - | | - |
| Reserve for Data Purchases | 150,000 | | | 150,000 | | 150,000 |
| | \$ 1,700,700 | \$ 150,000 | \$ - | \$ 1,850,700 | \$ 150,000 | \$ 2,000,700 |
| Total Fund Balance | \$ 3,689,547 | \$ 150,000 | \$ 182,500 | \$ 4,022,047 | \$ 359,000 | \$ 4,381,047 |

Unfunded Mandates

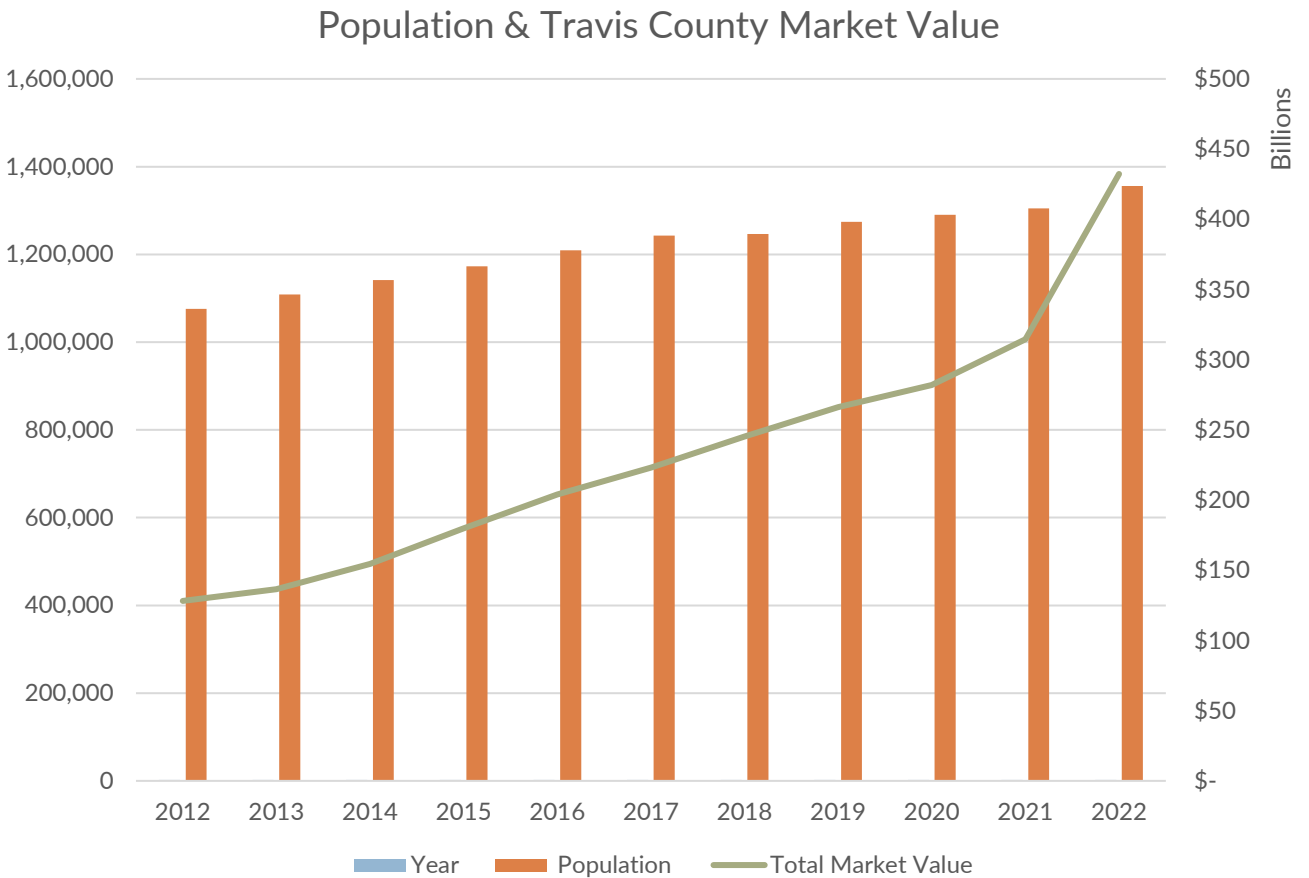
The 86th Regular Session has come to a close and a special session has been called by the Governor. At this time, the District has analyzed the bills that passed this regular session with financial impacts to appraisal districts and has estimated the costs associated with each bill. If additional bills are passed during the special session, additional costs may be added to the budget prior to adoption by September 15th.

| Bill | Additional Requirement Comments | Units | Cost/Unit | Total Cost |
|-------------------|---|--------|-------------|------------------|
| HB796 | Design and creation of database, website interface, update routines, history and archiving, testing for new ARB database | 120 | \$ 200.00 | \$ 24,000 |
| HB1228 | Compiling and copying data, posting electronic data, printing and mailing, labor and supplies (259 distinct agents, 10% of 22,667 distincting owners = 2,267 for total of 2,525 estimated requests) | 2,525 | \$ 20.00 | \$ 50,500 |
| HB1285 | 1 full time deputy TLO | 2,080 | \$ 25.00 | \$ 52,000 |
| HB2747/ SB1801 | Annual review of 1/5 of HS accounts (246,275 /5 = 49,255) | 49,255 | \$ 7.00 | \$ 344,785 |
| HB3273 | Design and creation of website interface to allow owners to sign up for email notification of TNT website updates, database modifications for subscribe and unsubscribe | 120 | \$ 200.00 | \$ 24,000 |
| HB3273 | Bulk email service (50,000 subscribers * 5 taxing units * 3-4 updates equals 750K tp 1M emails) | 12 | \$ 1,000.00 | \$ 12,000 |
| HB4232/ SB1916 | Design, modification of database, website interface, import portal, update routines to incorporate assessment rolls with TNT databases | 60 | \$ 200.00 | \$ 12,000 |
| SB348 | Modification property search website to include aerial photography and property sketches | 60 | \$ 200.00 | \$ 12,000 |
| Total | | | | \$531,285 |

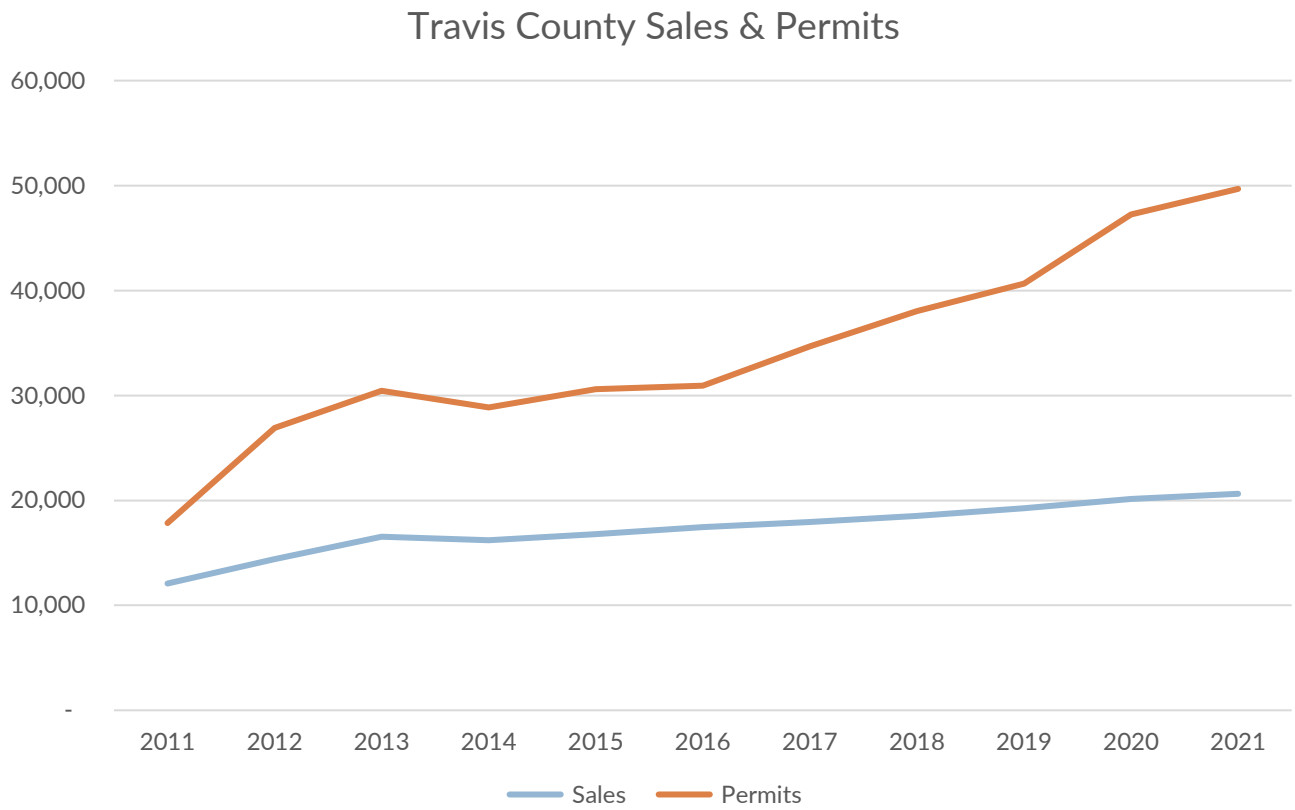


Long Term Financial Plans

Travis County has seen an unprecedented rate of growth over the last decade. As more people move the Austin MSA and Travis County, the price of real estate (market value) will continue to increase. Since 2000, Travis County has seen a median population increase of 2.5%. From 2021 to 2022, Travis County experienced an estimated 3.90% population growth. As the population increases, so does the market value of properties within Travis County. Similarly, the total market value of all properties within Travis County experienced unprecedented growth in 2022 as well, seeing a 37.41% increase over the 2021 total market value.



Similarly, the number of real estate sales and the number of permits within Travis County continues to increase annual, experiencing a 404% increase in permits filed in the last ten years and 70.8% increase in the number of real estate sales over the last ten years.



Since Texas is a non-sales disclosure state, the appraisal district must comb numerous data sources in order to gain a large enough sample of sales to perform our statutory duty of appraising property at 100% of market value. Similarly, for each new permit filed, an appraiser has to field check the property and determine the value of the new improvements. This increased workload will continue into the foreseeable future, and the district must prepare in future budget years to increase staff to levels that are commensurate with the amount of work required.

The district must register each appraiser with the Texas Department of Licensing and Regulation (TDLR) before the employee can complete any appraisal work. Holding an appraisal license through TDLR has required training that must be completed within the first 5 years of employment. The cost to the district for an appraiser to complete the required core courses for their license cost \$10,700 for an entry level appraiser. With an increased number of staff needed to complete statutorily mandated tasks, the cost of training new employees will affect future budgets. HR Professionals estimate that the true cost of an employee separation is 2.5 times the employee’s annual salary. Employee separations will affect future budgets and retaining a qualified and skilled workforce will be a focus for the district in future years. The district will continue to focus on employee retention by providing a positive work environment, competitive pay, and outstanding benefits.



CONTACT INFORMATION

Should you have any questions about the District's FY 2024 budget or the budgeting process, please contact Leana H. Mann, Deputy Chief Appraiser for the Travis Central Appraisal District at (512)834-9317 Ext. 405 or by e-mail at Lmann@tcadcentral.org.



DISTRICT BUDGET



Travis Central Appraisal District Budget Comparison by Category

| Budget Category | 2024 Proposed | 2023 Adopted | | | 2022 Adopted | 2022 Actual |
|-----------------------------|----------------------|----------------------|---------------------|--------------|----------------------|----------------------|
| | Budget | Budget | \$ Change | % Change | Budget | |
| Personnel Cost | 13,259,308 | 12,561,356 | 697,952 | 5.56% | 11,138,355 | 10,066,349 |
| Benefit Cost | 4,757,697 | 4,493,676 | 264,021 | 5.88% | 4,143,506 | 4,920,896 |
| Printing & Mailing Services | 809,700 | 665,819 | 143,881 | 21.61% | 850,950 | 677,416 |
| Operating Supplies | 226,800 | 195,500 | 31,300 | 16.01% | 159,285 | 203,946 |
| Purchases | 352,310 | 286,560 | 65,750 | 22.94% | 415,426 | 281,560 |
| Training & Education | 151,790 | 120,790 | 31,000 | 25.66% | 111,115 | 86,269 |
| Travel Expenditures | 26,450 | 16,950 | 9,500 | 56.05% | 10,750 | 19,479 |
| Utilities | 555,860 | 607,797 | (51,937) | -8.55% | 624,147 | 625,058 |
| Legal Services | 2,042,500 | 1,715,000 | 327,500 | 19.10% | 983,500 | 2,083,062 |
| Professional Services | 3,071,786 | 1,821,189 | 1,250,597 | 68.67% | 1,350,369 | 2,429,060 |
| Insurance | 79,000 | 74,000 | 5,000 | 6.76% | 77,000 | 73,030 |
| Aerial Photography | 579,260 | 802,297 | (223,037) | -27.80% | 442,297 | 531,018 |
| Rentals | 153,320 | 150,870 | 2,450 | 1.62% | 169,370 | 131,165 |
| Maintenance | 444,290 | 379,418 | 64,872 | 17.10% | 405,984 | 356,787 |
| Software Maintenance | 350,467 | 462,100 | (111,633) | -24.16% | 515,735 | 582,739 |
| Other Services | 411,697 | 407,775 | 3,922 | 0.96% | 373,760 | 349,617 |
| Capital Equipment | 122,976 | 173,931 | (50,955) | -29.30% | 265,723 | 238,937 |
| Debt Administration | 748,838 | 748,838 | - | 0.00% | 748,838 | 380,172 |
| Total | \$ 28,144,049 | \$ 25,683,866 | \$ 2,460,183 | 9.58% | \$ 22,786,110 | \$ 24,036,557 |

| | | |
|----------------------------------|----|------------|
| 2023 Total Budget | \$ | 25,683,866 |
| 2024 Total Budget | \$ | 28,144,049 |
| \$ Change in Total Budget | \$ | 2,460,183 |
| % Change in Total Budget | | 9.58% |



Travis Central Appraisal District Budget Comparison

| GL Account Title | 2024 Proposed | 2023 Adopted | \$ Change | % Change | 2022 Adopted | 2022 Actual |
|--|-------------------|-------------------|------------------|--------------|-------------------|-------------------|
| | Budget | Budget | | | Budget | |
| REVENUE: | | | | | | |
| Appraisal Revenue | 28,144,049 | 25,683,866 | 2,460,183 | 9.58% | 22,786,110 | 22,786,110 |
| Refund of Appraisal Assessments | - | - | - | 0.00% | - | (1,082,402) |
| Investment earnings | 150,000 | 51,000 | 99,000 | 194.12% | 90,000 | 165,944 |
| Charges for Services | 9,000 | 26,500 | (17,500) | -66.04% | 7,500 | 9,162 |
| Miscellaneous revenue | 50,000 | 105,000 | (55,000) | -52.38% | 85,000 | 83,112 |
| | 28,353,049 | 25,866,366 | 2,486,683 | 9.61% | 22,968,610 | 21,961,926 |
| EXPENDITURES: | | | | | | |
| Personnel Cost | | | | | | |
| Salaries | 10,900,836 | 10,309,914 | 590,922 | 5.73% | 8,547,683 | 8,082,393 |
| Overtime | 171,747 | 166,247 | 5,500 | 3.31% | 151,247 | 223,853 |
| Temporary Staffing | 350,000 | 355,000 | (5,000) | -1.41% | 355,000 | 438,678 |
| Auto Allowance | 663,600 | 658,200 | 5,400 | 0.82% | 504,000 | 439,308 |
| ARB Per Diem Payments | 1,173,125 | 1,071,995 | 101,130 | 9.43% | 1,580,425 | 882,118 |
| Benefit Cost | | | | | | |
| Retirement Contributions | 1,111,608 | 1,056,244 | 55,364 | 5.24% | 1,059,420 | 2,495,045 |
| Retirement- 401(a) | 267,470 | 262,748 | 4,722 | 1.80% | 445,134 | 396,716 |
| 529 Savings Plan | | 262,748 | | | | |
| Deferred Comp | 273,470 | 268,748 | 4,722 | 1.76% | 228,567 | 189,018 |
| Health Insurance | 2,537,861 | 2,113,750 | 424,111 | 20.06% | 1,926,524 | 1,422,589 |
| Retiree Healthcare | 115,166 | 118,946 | (3,780) | -3.18% | 115,338 | 102,380 |
| Dental Insurance | 109,907 | 105,707 | 4,200 | 3.97% | 101,413 | 90,625 |
| Life Insurance | 32,424 | 55,492 | (23,068) | -41.57% | 47,006 | 23,706 |
| Disability Insurance | 68,272 | 63,060 | 5,212 | 8.27% | 59,175 | 53,441 |
| LTC | 46,800 | 30,600 | 16,200 | 52.94% | 28,600 | 20,140 |
| Medicare Contributions | 155,134 | 152,393 | 2,741 | 1.80% | 129,089 | 123,995 |
| Employee Programs | 3,240 | 3,240 | - | 0.00% | 3,240 | 3,240 |
| Norton Identity Protection | 8,826 | - | 8,826 | 100.00% | - | - |
| MASA Transportation Insurance | 27,519 | - | 27,519 | 100.00% | - | - |
| Printing & Mailing Services | | | | | | |
| Printing | 318,100 | 228,900 | 89,200 | 38.97% | 273,200 | 207,474 |
| Paper | 25,000 | 25,000 | - | 0.00% | 45,000 | 10,365 |
| Postage & Freight | 176,400 | 151,400 | 25,000 | 16.51% | 283,250 | 170,099 |
| Postage & Freight- Special Services | 289,000 | 259,319 | 29,681 | 11.45% | 246,000 | 273,301 |
| Shipping Costs | 1,200 | 1,200 | - | 0.00% | 3,500 | 16,176 |
| Operating Supplies | | | | | | |
| Operating Supplies | 69,050 | 62,000 | 7,050 | 11.37% | 82,000 | 44,780 |
| Operating Supplies- Equipment | 119,750 | 95,500 | 24,250 | 25.39% | 52,285 | 151,040 |
| Operating Supplies- Software | 28,000 | 28,000 | - | 0.00% | 15,000 | 5,920 |
| Furniture & Equipment | 10,000 | 10,000 | - | 0.00% | 10,000 | 2,205 |
| Subscription & Data Purchases | | | | | | |
| Books, Publications, Subscriptions | 352,310 | 286,560 | 65,750 | 22.94% | 415,426 | 281,560 |
| Training & Education | | | | | | |
| Education & Training | 151,790 | 120,790 | 31,000 | 25.66% | 111,115 | 86,269 |
| Travel Expenditures | | | | | | |
| Travel, Meals & Lodging | 26,450 | 16,950 | 9,500 | 56.05% | 10,750 | 19,479 |
| Utilities | | | | | | |
| Utilities | 182,060 | 182,060 | - | 0.00% | 208,960 | 245,709 |
| Telephone | 175,000 | 226,937 | (51,937) | -22.89% | 218,437 | 300,988 |
| Wireless Internet | 50,000 | 50,000 | - | 0.00% | 50,000 | 30,638 |
| Internet | 148,800 | 148,800 | - | 0.00% | 146,750 | 47,722 |
| Legal Services | | | | | | |
| Legal & Attorney | 1,560,000 | 1,360,000 | 200,000 | 14.71% | 271,000 | 1,644,963 |
| Legal & Attorney- Personnel | 7,500 | 5,000 | 2,500 | 50.00% | 2,500 | 6,874 |
| Arbitration Refunds | 150,000 | 150,000 | - | 0.00% | 210,000 | 108,900 |
| Legal Fees- Expert Witness/Reports | 325,000 | 200,000 | 125,000 | 62.50% | 500,000 | 322,325 |



Travis Central Appraisal District Budget Comparison

| GL Account Title | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change | % Change | 2022 Adopted Budget | 2022 Actual |
|---|-------------------------|------------------------|---------------------|--------------|------------------------|----------------------|
| Professional Services | | | | | | |
| Accounting & Audit | 37,165 | 31,165 | 6,000 | 19.25% | 37,165 | 26,489 |
| Appraisal Services | 350,000 | 188,750 | 161,250 | 85.43% | 177,313 | 200,750 |
| Professional Services | 2,639,621 | 1,566,274 | 1,073,347 | 68.53% | 1,100,891 | 2,158,315 |
| Professional Services- Payroll | 45,000 | 35,000 | 10,000 | 28.57% | 35,000 | 43,506 |
| Insurance | | | | | | |
| Workers' Compensation | 32,000 | 25,000 | 7,000 | 28.00% | 10,000 | 31,044 |
| Unemployment Insurance | 10,000 | 15,000 | (5,000) | -33.33% | 35,000 | 5,328 |
| Property Insurance | 17,000 | 15,000 | 2,000 | 13.33% | 15,000 | 16,902 |
| Liability Insurance | 20,000 | 19,000 | 1,000 | 5.26% | 17,000 | 19,755 |
| Aerial Photography | | | | | | |
| Aerial Photography | 579,260 | 802,297 | (223,037) | -27.80% | 442,297 | 531,018 |
| Rentals | | | | | | |
| Rental- Office Machines | 140,520 | 137,070 | 3,450 | 2.52% | 157,070 | 118,959 |
| Rental- Storage | 12,800 | 13,800 | (1,000) | -7.25% | 12,300 | 12,206 |
| Building & Equipment Maintenance | | | | | | |
| Repair & Maintenance- Equipment | 194,341 | 182,150 | 12,191 | 6.69% | 166,516 | 104,710 |
| Building Maintenance | 125,949 | 125,148 | 801 | 0.64% | 141,848 | 186,319 |
| Building Cleaning Service | 124,000 | 72,120 | 51,880 | 71.94% | 97,620 | 65,758 |
| Software Maintenance | | | | | | |
| Software Maintenance | 350,467 | 462,100 | (111,633) | -24.16% | 515,735 | 582,739 |
| Other Services | | | | | | |
| Records Management | 12,000 | 7,700 | 4,300 | 55.84% | 7,700 | 9,835 |
| Dues & Membership | 14,397 | 14,775 | (378) | -2.56% | 13,760 | 17,159 |
| Advertising & Legal Notices | 48,200 | 48,200 | - | 0.00% | 31,200 | 53,767 |
| Employee Appreciation | 40,000 | 40,000 | - | 0.00% | 24,000 | 36,892 |
| BOD | 30,500 | 30,500 | - | 0.00% | 30,500 | 32,790 |
| Security Service | 250,000 | 250,000 | - | 0.00% | 250,000 | 186,568 |
| Deed Copies | 3,000 | 3,000 | - | 0.00% | 3,000 | 2,500 |
| Vehicle Fuel | 1,800 | 1,800 | - | 0.00% | 1,800 | 1,134 |
| Vehicle Maintenance | 1,200 | 1,200 | - | 0.00% | 1,200 | 689 |
| Bank Fees | 10,000 | 10,000 | - | 0.00% | 10,000 | 7,939 |
| Credit Card Fees | 600 | 600 | - | 0.00% | 600 | 343 |
| Property Taxes | - | - | - | 0.00% | - | - |
| Capital Equipment | | | | | | |
| Capital Equipment | 122,976 | 173,931 | (50,955) | -29.30% | 265,723 | 238,937 |
| Debt Administration | | | | | | |
| Debt Service- Principal | 654,742 | 374,611 | 280,131 | 74.78% | 358,859 | - |
| Debt Service- Interest | 94,096 | 374,227 | (280,131) | -74.86% | 389,979 | 380,172 |
| Total | \$ 28,144,049 | \$ 25,683,866 | \$ 2,460,183 | 9.58% | \$ 22,786,111 | \$ 24,036,557 |



Travis Central Appraisal District Budget by Department

| GL Title | Admin & Appeals | IT | GIS | Customer Service | Appraisal Support | Commercial | BPP | Residential | ARB | 850 EAL Holding Corp. | Total Budget |
|--|-----------------|---------|---------|------------------|-------------------|------------|---------|-------------|-----------|-----------------------|--------------|
| Personnel Cost | | | | | | | | | | | |
| Salaries | 2,537,083 | 858,588 | 512,245 | 949,219 | 739,417 | 1,273,607 | 485,133 | 3,597,544 | - | - | 10,952,836 |
| Overtime | 15,000 | 10,000 | 15,000 | 18,667 | 22,080 | 5,500 | 5,500 | 80,000 | - | - | 171,747 |
| Temporary Staffing | 25,000 | - | - | 125,000 | 150,000 | 25,000 | 25,000 | - | - | - | 350,000 |
| Auto Allowance | 25,200 | - | - | 8,400 | - | 134,400 | 58,800 | 436,800 | - | - | 663,600 |
| Per Diem Payments | - | - | - | - | - | - | - | - | 1,173,125 | - | 1,173,125 |
| Benefit Cost | | | | | | | | | | | |
| Retirement Contributions | 203,445 | 89,207 | 53,222 | 111,611 | 92,410 | 134,925 | 53,003 | 373,785 | - | - | 1,111,608 |
| Retirement- 401(a) Contributions | 48,952 | 21,465 | 12,806 | 26,855 | 22,235 | 32,465 | 12,753 | 89,939 | - | - | 267,470 |
| Deferred Comp | 54,952 | 21,465 | 12,806 | 26,855 | 22,235 | 32,465 | 12,753 | 89,939 | - | - | 273,470 |
| Health Insurance | 703,745 | 120,489 | 120,489 | 281,142 | 240,979 | 227,591 | 107,102 | 736,324 | - | - | 2,537,861 |
| Retiree Healthcare | 115,166 | - | - | - | - | - | - | - | - | - | 115,166 |
| Dental Insurance | 48,514 | 4,033 | 4,033 | 9,411 | 8,066 | 7,618 | 3,585 | 24,647 | - | - | 109,907 |
| Life Insurance | 3,949 | 1,871 | 1,871 | 4,365 | 3,741 | 3,533 | 1,663 | 11,431 | - | - | 32,424 |
| Disability Insurance | 8,315 | 3,939 | 3,939 | 9,190 | 7,878 | 7,440 | 3,501 | 24,070 | - | - | 68,272 |
| LTC | 5,700 | 2,700 | 2,700 | 6,300 | 5,400 | 5,100 | 2,400 | 16,500 | - | - | 46,800 |
| Medicare Contributions | 28,392 | 12,450 | 7,428 | 15,576 | 12,897 | 18,830 | 7,397 | 52,164 | - | - | 155,134 |
| Employee Programs | 3,240 | - | - | - | - | - | - | - | - | - | 3,240 |
| Norton Identity Protection | 1,075 | 509 | 509 | 1,188 | 1,018 | 962 | 453 | 3,112 | - | - | 8,826 |
| MASA Transportation Insurance | 3,352 | 1,588 | 1,588 | 3,704 | 3,175 | 2,999 | 1,411 | 9,702 | - | - | 27,519 |
| Printing & Mailing Services | | | | | | | | | | | |
| Printing | 8,150 | 359,200 | 250 | 200 | 50 | 200 | 50 | 500 | - | - | 368,600 |
| Paper | 25,000 | - | - | - | - | - | - | - | - | - | 25,000 |
| Postage & Freight | 176,400 | - | - | - | - | - | - | - | - | - | 176,400 |
| Postage & Freight | - | 289,000 | - | - | - | - | - | - | - | - | 289,000 |
| Shipping Costs | 1,200 | - | - | - | - | - | - | - | - | - | 1,200 |
| Operating Supplies | | | | | | | | | | | |
| Operating Supplies | 26,500 | 23,000 | 7,500 | 1,800 | 750 | 1,000 | 500 | 3,000 | 5,000 | - | 69,050 |
| Operating Supplies- Equipment | - | 119,750 | - | - | - | - | - | - | - | - | 119,750 |
| Operating Supplies- Software | - | 28,000 | - | - | - | - | - | - | - | - | 28,000 |
| Furniture & Equipment | 10,000 | - | - | - | - | - | - | - | - | - | 10,000 |



| GL Title | Admin & Appeals | IT | GIS | Customer Service | Appraisal Support | Commercial | BPP | Residential | ARB | 850 EAL Holding Corp. | Total Budget |
|---|-----------------|-----------|--------|------------------|-------------------|------------|--------|-------------|--------|-----------------------|--------------|
| Subscriptions & Data Purchases | | | | | | | | | | | |
| Books, Publications, Subscriptions | 199,310 | 3,100 | 600 | 19,000 | - | 122,465 | 14,610 | 5,225 | - | - | 364,310 |
| Training & Education | | | | | | | | | | | |
| Education & Training | 65,040 | 3,750 | 2,500 | 5,000 | 500 | 20,000 | 10,000 | 35,000 | 10,000 | - | 151,790 |
| Travel Expenditures | | | | | | | | | | | |
| Travel, Meals & Lodging | 16,950 | - | - | - | - | 3,000 | 1,500 | 5,000 | - | - | 26,450 |
| Utilities | | | | | | | | | | | |
| Utilities | 182,060 | - | - | - | - | - | - | - | - | - | 182,060 |
| Telephone | 175,000 | - | - | - | - | - | - | - | - | - | 175,000 |
| Wireless Internet | 50,000 | - | - | - | - | - | - | - | - | - | 50,000 |
| Internet | 66,000 | 82,800 | - | - | - | - | - | - | - | - | 148,800 |
| Legal Services | | | | | | | | | | | |
| Legal & Attorney | 1,525,000 | - | - | - | - | - | - | - | 35,000 | - | 1,560,000 |
| Legal & Attorney- Personnel | 7,500 | - | - | - | - | - | - | - | - | - | 7,500 |
| Arbitration Refunds | 150,000 | - | - | - | - | - | - | - | - | - | 150,000 |
| Legal Fees- Expert Witness/Reports | 325,000 | - | - | - | - | - | - | - | - | - | 325,000 |
| Professional Services | | | | | | | | | | | |
| Accounting & Audit | 37,165 | - | - | - | - | - | - | - | - | - | 37,165 |
| Appraisal Services | 350,000 | - | - | - | - | - | - | - | - | - | 350,000 |
| Professional Services | 148,036 | 2,047,500 | 79,800 | 714,570 | 66,500 | - | - | - | - | - | 3,056,406 |
| Professional Services- Payroll | 45,000 | - | - | - | - | - | - | - | - | - | 45,000 |
| Insurance | | | | | | | | | | | |
| Workers' Compensation | 32,000 | - | - | - | - | - | - | - | - | - | 32,000 |
| Unemployment Insurance | 10,000 | - | - | - | - | - | - | - | - | - | 10,000 |
| Property Insurance | 17,000 | - | - | - | - | - | - | - | - | - | 17,000 |
| Liability Insurance | 20,000 | - | - | - | - | - | - | - | - | - | 20,000 |
| Aerial Photography | | | | | | | | | | | |
| Aerial Photography | - | 579,260 | - | - | - | - | - | - | - | - | 579,260 |
| Rentals | | | | | | | | | | | |
| Rental- Office Machines | 140,520 | - | - | - | - | - | - | - | - | - | 140,520 |
| Rental- Storage | 5,000 | 7,800 | - | - | - | - | - | - | - | - | 12,800 |
| Building & Equipment Maintenance | | | | | | | | | | | |
| Repair & Maintenance- Equipment | 20,650 | 171,591 | - | 2,100 | - | - | - | - | - | - | 194,341 |
| Building Maintenance | 125,949 | - | - | - | - | - | - | - | - | - | 125,949 |
| Building Cleaning Service | 124,000 | - | - | - | - | - | - | - | - | - | 124,000 |
| Software Maintenance | | | | | | | | | | | |
| Software Maintenance | - | 350,467 | - | - | - | - | - | - | - | - | 350,467 |



| GL Title | Admin & Appeals | IT | GIS | Customer Service | Appraisal Support | Commercial | BPP | Residential | ARB | 850 EAL Holding Corp. | Total Budget |
|-----------------------------|---------------------|---------------------|-------------------|---------------------|---------------------|---------------------|-------------------|---------------------|---------------------|-----------------------|----------------------|
| Other Services | | | | | | | | | | | |
| Records Management | 12,000 | - | - | - | - | - | - | - | - | - | 12,000 |
| Dues & Membership | 7,082 | 45 | - | 1,135 | 135 | 1,500 | 1,000 | 3,500 | - | - | 14,397 |
| Advertising & Legal Notices | 48,200 | - | - | - | - | - | - | - | - | - | 48,200 |
| Employee Appreciation | 40,000 | - | - | - | - | - | - | - | - | - | 40,000 |
| BOD | 30,500 | - | - | - | - | - | - | - | - | - | 30,500 |
| Security Service | 250,000 | - | - | - | - | - | - | - | - | - | 250,000 |
| Deed Copies | - | - | 3,000 | - | - | - | - | - | - | - | 3,000 |
| Vehicle Fuel | 1,800 | - | - | - | - | - | - | - | - | - | 1,800 |
| Vehicle Maintenance | 1,200 | - | - | - | - | - | - | - | - | - | 1,200 |
| Bank Fees | 10,000 | - | - | - | - | - | - | - | - | - | 10,000 |
| Credit Card Fees | 600 | - | - | - | - | - | - | - | - | - | 600 |
| Capital Equipment | | | | | | | | | | | |
| Capital Equipment | 10,000 | 112,976 | - | - | - | - | - | - | - | - | 122,976 |
| Debt Administration | | | | | | | | | | | |
| Debt Service- Principal | - | - | - | - | - | - | - | - | - | 654,742 | 654,742 |
| Debt Service- Interest | - | - | - | - | - | - | - | - | - | 94,096 | 94,096 |
| Total | \$ 8,326,892 | \$ 5,326,543 | \$ 842,286 | \$ 2,341,288 | \$ 1,399,466 | \$ 2,060,600 | \$ 808,114 | \$ 5,598,182 | \$ 1,223,125 | \$ 748,838 | \$ 28,675,334 |

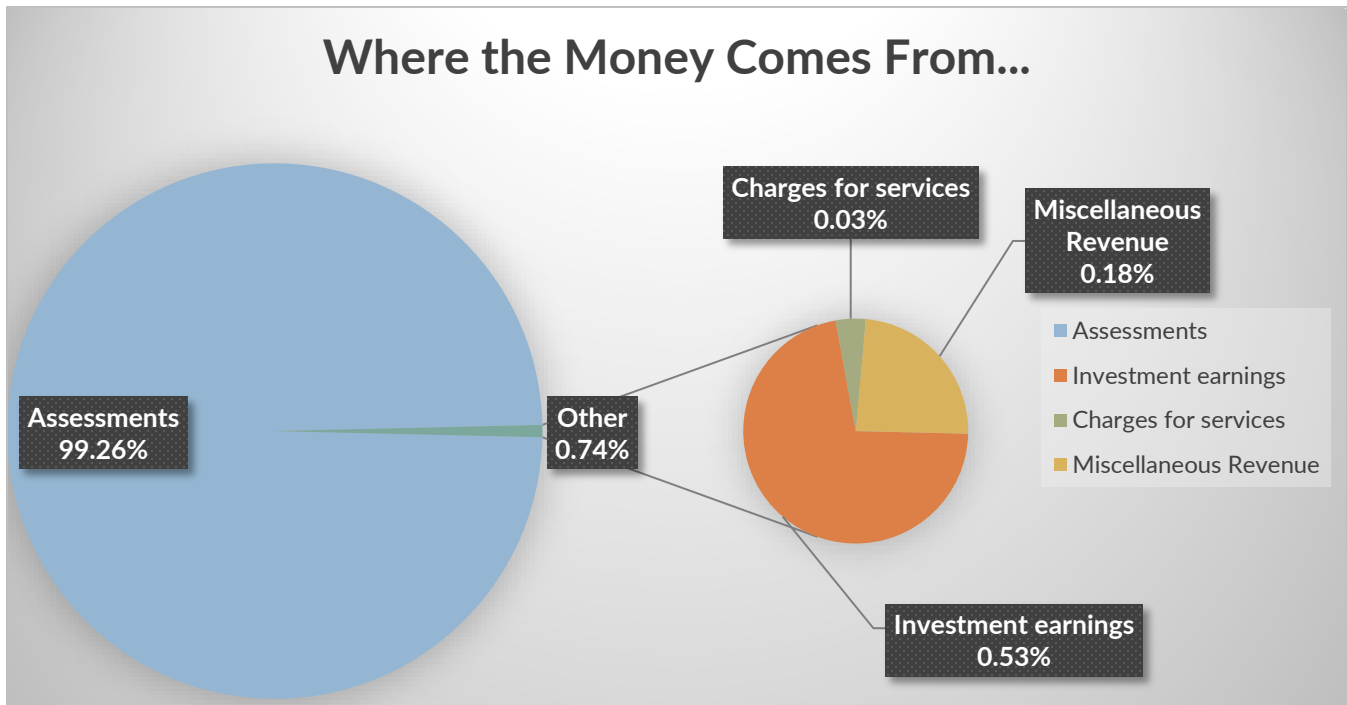
| | | |
|----------------------------------|----|------------|
| 2023 Total Budget | \$ | 25,683,866 |
| 2024 Total Budget | \$ | 28,144,049 |
| \$ Change in Total Budget | \$ | 2,460,183 |
| % Change in Total Budget | | 9.58% |



REVENUE BUDGET



The revenue budget for fiscal year 2024 is \$28,353,049. Since the District uses a balanced budget policy, budgeted assessments to the taxing units must equal budgeted expenditures. Budgeted assessments to the taxing units and budgeted expenditures both total \$28,144,049. The additional \$209,000 in the revenue budget is for miscellaneous income. This is income that the district is allowed to keep from year to year for charges for services, investment income and other miscellaneous income items.



Assessments to the taxing entities: The majority of the district’s revenue comes from the taxing entities of Travis County (99.26%). The district serves 137 local government agencies including 21 cities, 18 emergency districts, the county, the hospital district, the junior college, 62 municipal utility districts, 1 road districts, 15 school districts, and 17 water control improvement districts. Each taxing entity is allocated a portion of the budget equal to the proportion that the total dollar amount of property taxes imposed by the unit for the tax year in which the budget proposal is prepared bears the sum of the total dollar amount of property taxes imposed in the district by each participating unit for that year. The budget liability is then divided into four equal installments paid at the beginning of each quarter. If a taxing unit decides not to impose taxes for any tax year, the unit is not liable for any costs of operating the district for that year, and those costs are then allocated amongst the other taxing entities. The revenue budget for assessments from the taxing entities totals \$28,144,049 for the 2024 fiscal year. A chart showing an estimate of each taxing unit’s proportionate share along with the information used to calculate their budget liability to the district is provided on the following pages. Once the District certifies the taxable values for each taxing unit and tax rates are set by each unit, the district will send a final notice of liability to each taxing unit. This typically happens in October.

If the District has a surplus of revenues over expenditures from the preceding year’s budget, the district must reduce the current budget allocation to each taxing unit proportionately for the year that



the surplus is from. This is shown as a refund of appraisal assessments and is a contra revenue account, which consequently reduces budgeted revenues required by the taxing units for that fiscal year.

Other Income: Other income, totaling 0.74% of the district’s revenue budget, is comprised of (1) charges for services, (2) investment income and (3) miscellaneous revenue.

| | | | |
|-----------------------|----|---------|---------|
| Investment earnings | \$ | 150,000 | 71.77% |
| Charges for services | | 9,000 | 4.31% |
| Miscellaneous Revenue | | 50,000 | 23.92% |
| | \$ | 209,000 | 100.00% |

Investment Income: The budgeted investment income for fiscal year 2024 was increased to \$150,000. The current market trends indicate higher investment earnings over the 2023 estimate.

Charges for Services: The charges for services revenue line item is for fees charged by the District to taxpayers and other organizations for data. The district collects fees from taxpayers and other agencies for data provided. Examples of data provided by the district for a fee are maps of the county and data exports from the district’s appraisal software. The total budget for charges for services is \$9,000 or 0.03% of the total revenue budget.

Miscellaneous Revenue: The miscellaneous revenue line item is comprised mainly of fees from late rendition penalties paid by taxpayers and fees to public improvement districts. The total budget for miscellaneous revenue is \$50,000 or 0.18% of the total revenue budget.

| | | |
|----------------------------------|----|--------|
| Late Rendition Penalty Payments | \$ | 31,717 |
| Public Improvement District Fees | \$ | 18,283 |
| | \$ | 50,000 |

The district has seen an increase in the creation of Public Improvement Districts over the past two to three years. A public improvement district, or PID, is a defined geographical area established to provide specific types of improvements or maintenance within the area which are financed by assessments to the property owners within the area.

Public improvement districts have become a valuable financing strategy for municipalities in recent years. As previously stated, appraisal district budgets are funded by the taxing entities within the appraisal district boundaries based on their proportionate share of the tax levy. Public improvement districts do not have a levy and therefore do not contribute to the district’s annual budget. However, appraisal districts are continuing to provide appraisal services and reporting for these public improvement districts.

In 2023, Travis CAD implemented a funding strategy similar to the Travis Co. Tax Office where public improvement districts will be assessed an annual fee based on the parcel count within the public improvement district.



For fiscal year 2024, TCAD determined this rate to be \$2.27 per parcel. Additionally, new public improvement districts will be assessed a fee of \$1,000 as a setup fee to assist with the cost of setting up the public improvement district in the district's CAMA system.

Public Improvement District Fees

| Taxing Unit ID | Taxing Unit Cd | Taxing Unit Name | Parcel Count | Per Parcel Fee | Total Fee |
|---------------------------------------|----------------|--|--------------|----------------|----------------------------|
| 1890601 | 10A | BELLA FORTUNA PID | 214 | \$ 2.27 | \$ 485.78 |
| 1890633 | 10C | MANOR HEIGHTS PID (IMP AREA #2) | 265 | \$ 2.27 | \$ 601.55 |
| 1895743 | 10G | Backyard PID | 3 | \$ 2.27 | \$ 6.81 |
| 1895744 | 10H | Spanish Oaks PID | 11 | \$ 2.27 | \$ 24.97 |
| 1895746 | 10J | Lagos PID Improvement Area #1 | 326 | \$ 2.27 | \$ 740.02 |
| 1895747 | 10K | Martin Tract PID | 1 | \$ 2.27 | \$ 2.27 |
| 1895748 | 10L | Turner's Crossing PID | 331 | \$ 2.27 | \$ 751.37 |
| 1635977 | 1P | TRAVIS CO IMPROVEMENT DIST NO 1 | 14 | \$ 2.27 | \$ 31.78 |
| 1698761 | 1R | TESSERA ON LAKE TRAVIS PID (MIA) | 13 | \$ 2.27 | \$ 29.51 |
| 1772331 | 1T | TESSERA ON LAKE TRAVIS PID (IMP AREA #1) | 352 | \$ 2.27 | \$ 799.04 |
| 1772333 | 1U | TESSERA ON LAKE TRAVIS PID (IMP AREA #2) | 285 | \$ 2.27 | \$ 646.95 |
| 1028 | 2C | DOWNTOWN PUB IMP DIST | 1 | \$ 2.27 | \$ 2.27 |
| 1671480 | 2P | ESTANCIA HILL COUNTRY PID | 562 | \$ 2.27 | \$ 1,275.74 |
| 1895742 | 2U | Austin Downtown Public Improve | 2497 | \$ 2.27 | \$ 5,668.19 |
| 1049 | 3J | E SIXTH ST PUB IMP DIST | 116 | \$ 2.27 | \$ 263.32 |
| 1814277 | 3T | LAGOS PID | 326 | \$ 2.27 | \$ 740.02 |
| 1857921 | 5T | ROSE HILL PID | 1256 | \$ 2.27 | \$ 2,851.12 |
| 1676767 | 6N | SOUTH CONGRESS PID | 45 | \$ 2.27 | \$ 102.15 |
| 1607165 | IH | INDIAN HILLS PID | 3 | \$ 2.27 | \$ 6.81 |
| 1607164 | WV | WHISPER VALLEY PID | 552 | \$ 2.27 | \$ 1,253.04 |
| | | | | | \$ 16,282.71 |
| Fee per Newly Created PID | | | | | \$ 1,000.00 |
| Estimated Number of New PIDs | | | | | <u>2</u> |
| Estimated New Set Up Fees | | | | | \$ 2,000.00 |
| Total PID Charges for Services | | | | | <u>\$ 18,282.71</u> |

The district assumes each year when estimating revenues for the budget that all taxing entities will pay their liability in full. For the past ten years, the district has collected 100% of assessments to the taxing entities.

| Fiscal Year Ended Dec. 31 | Total Assessments to Taxing Entities | Amount Collected | Surplus Credit/ Refund- Reduction of Liability | Amount Not Collected | Percent of Assessment |
|---------------------------|--------------------------------------|------------------|--|----------------------|-----------------------|
| 2013 | 13,375,023 | 13,375,023 | - | - | 100.00% |
| 2014 | 14,246,848 | 14,157,414 | 89,434 | - | 100.00% |
| 2015 | 17,149,799 | 17,122,872 | 26,927 | - | 100.00% |
| 2016 | 17,492,994 | 17,492,994 | - | - | 100.00% |
| 2017 | 18,103,517 | 17,791,989 | 311,528 | - | 100.00% |
| 2018 | 18,827,658 | 18,827,658 | - | - | 100.00% |
| 2019 | 19,486,627 | 19,486,627 | - | - | 100.00% |
| 2020 | 20,193,893 | 20,193,893 | - | - | 100.00% |
| 2021 | 20,193,913 | 20,193,913 | - | - | 100.00% |
| 2022 | 22,786,110 | 21,703,708 | (1,082,402) | - | 90.50% |



Travis Central Appraisal District Estimated Jurisdiction Liabilities

| Entity Cd | EntityName | Approximate Levy | % of Liability | 2024 Estimated Liability | 2024 Estimated Quarterly Payment |
|-----------|------------------------------|------------------|----------------|--------------------------|----------------------------------|
| 01 | AUSTIN ISD | \$ 2,080,724,413 | 29.9111% | \$ 8,418,187.56 | \$ 2,104,546.89 |
| 02 | CITY OF AUSTIN | \$ 1,106,807,804 | 15.9107% | \$ 4,477,919.14 | \$ 1,119,479.79 |
| 03 | TRAVIS COUNTY | \$ 1,074,154,920 | 15.4413% | \$ 4,345,812.22 | \$ 1,086,453.06 |
| 05 | CITY OF MANOR | \$ 16,883,958 | 0.2427% | \$ 68,309.06 | \$ 17,077.26 |
| 06 | DEL VALLE ISD | \$ 212,867,687 | 3.0600% | \$ 861,219.34 | \$ 215,304.84 |
| 07 | LAKE TRAVIS ISD | \$ 255,039,122 | 3.6663% | \$ 1,031,836.39 | \$ 257,959.10 |
| 08 | EANES ISD | \$ 234,200,169 | 3.3667% | \$ 947,526.23 | \$ 236,881.56 |
| 09 | CITY OF WEST LAKE HILLS | \$ 5,130,393 | 0.0738% | \$ 20,756.53 | \$ 5,189.13 |
| 10 | TRAVIS CO WCID NO 10 | \$ 4,586,846 | 0.0659% | \$ 18,557.45 | \$ 4,639.36 |
| 11 | CITY OF ROLLINGWOOD | \$ 2,956,094 | 0.0425% | \$ 11,959.75 | \$ 2,989.94 |
| 12 | VILLAGE OF SAN LEANNA | \$ 279,741 | 0.0040% | \$ 1,131.77 | \$ 282.94 |
| 16 | LAGO VISTA ISD | \$ 49,621,512 | 0.7133% | \$ 200,758.54 | \$ 50,189.64 |
| 17 | TRAVIS CO WCID NO 17 | \$ 5,786,472 | 0.0832% | \$ 23,410.89 | \$ 5,852.72 |
| 18 | TRAVIS CO WCID NO 18 | \$ 834,776 | 0.0120% | \$ 3,377.34 | \$ 844.33 |
| 19 | PFLUGERVILLE ISD | \$ 360,862,016 | 5.1875% | \$ 1,459,974.28 | \$ 364,993.57 |
| 20 | CITY OF PFLUGERVILLE | \$ 56,027,557 | 0.8054% | \$ 226,676.09 | \$ 56,669.02 |
| 21 | CITY OF LAKEWAY | \$ 10,545,959 | 0.1516% | \$ 42,666.81 | \$ 10,666.70 |
| 22 | COUPLAND ISD | \$ 91,710 | 0.0013% | \$ 371.04 | \$ 92.76 |
| 23 | TRAVIS CO WCID POINT VENTURE | \$ 3,480,555 | 0.0500% | \$ 14,081.62 | \$ 3,520.40 |
| 25 | HURST CREEK MUD | \$ 2,097,296 | 0.0301% | \$ 8,485.23 | \$ 2,121.31 |
| 26 | LAKEWAY MUD | \$ 1,271,112 | 0.0183% | \$ 5,142.66 | \$ 1,285.67 |
| 32 | WELLS BRANCH MUD | \$ 5,600,047 | 0.0805% | \$ 22,656.65 | \$ 5,664.16 |
| 33 | SHADY HOLLOW MUD | \$ 532,316 | 0.0077% | \$ 2,153.64 | \$ 538.41 |
| 34 | MANOR ISD | \$ 169,056,825 | 2.4302% | \$ 683,969.51 | \$ 170,992.38 |
| 35 | TRAVIS CO WCID NO 19 | \$ 686,469 | 0.0099% | \$ 2,777.31 | \$ 694.33 |
| 37 | TRAVIS CO WCID NO 20 | \$ 1,102,011 | 0.0158% | \$ 4,458.51 | \$ 1,114.63 |
| 38 | DRIPPING SPRINGS ISD | \$ 423,136 | 0.0061% | \$ 1,711.92 | \$ 427.98 |
| 39 | TRAVIS CO ESD NO 9 | \$ 8,898,213 | 0.1279% | \$ 36,000.36 | \$ 9,000.09 |
| 40 | CITY OF CREEDMOOR | \$ 981,918 | 0.0141% | \$ 3,972.64 | \$ 993.16 |
| 41 | TRAVIS CO ESD NO 1 | \$ 6,875,073 | 0.0988% | \$ 27,815.15 | \$ 6,953.79 |
| 49 | CITY OF LAGO VISTA | \$ 10,863,093 | 0.1562% | \$ 43,949.86 | \$ 10,987.47 |
| 50 | CITY OF JONESTOWN | \$ 4,882,130 | 0.0702% | \$ 19,752.10 | \$ 4,938.03 |
| 51 | TRAVIS CO ESD NO 11 | \$ 4,265,756 | 0.0613% | \$ 17,258.38 | \$ 4,314.59 |
| 52 | TRAVIS CO ESD NO 6 | \$ 23,144,065 | 0.3327% | \$ 93,636.18 | \$ 23,409.04 |
| 55 | VILLAGE OF BRIARCLIFF | \$ 451,443 | 0.0065% | \$ 1,826.45 | \$ 456.61 |
| 56 | TRAVIS CO ESD NO 5 | \$ 3,103,415 | 0.0446% | \$ 12,555.79 | \$ 3,138.95 |
| 57 | TRAVIS CO ESD NO 4 | \$ 4,119,909 | 0.0592% | \$ 16,668.31 | \$ 4,167.08 |
| 58 | TRAVIS CO ESD NO 10 | \$ 3,432,411 | 0.0493% | \$ 13,886.83 | \$ 3,471.71 |
| 61 | CITY OF MUSTANG RIDGE | \$ 661,742 | 0.0095% | \$ 2,677.27 | \$ 669.32 |
| 68 | AUSTIN COMM COLL DIST | \$ 292,317,862 | 4.2022% | \$ 1,182,658.59 | \$ 295,664.65 |
| 69 | LEANDER ISD | \$ 209,845,830 | 3.0166% | \$ 848,993.53 | \$ 212,248.38 |
| 70 | TRAVIS CO MUD NO 2 | \$ 4,032,193 | 0.0580% | \$ 16,313.43 | \$ 4,078.36 |
| 71 | TRAVIS CO ESD NO 14 | \$ 994,438 | 0.0143% | \$ 4,023.29 | \$ 1,005.82 |
| 72 | TRAVIS CO ESD NO 12 | \$ 6,094,826 | 0.0876% | \$ 24,658.42 | \$ 6,164.61 |



| Entity Cd | EntityName | Approximate Levy | % of Liability | 2024 Estimated Liability | 2024 Estimated Quarterly Payment |
|-----------|--------------------------------|------------------|----------------|--------------------------|----------------------------------|
| 73 | ONION CREEK METRO PARK DIST | \$ 600,846 | 0.0086% | \$ 2,430.90 | \$ 607.73 |
| 77 | TRAVIS CO ESD NO 8 | \$ 3,931,859 | 0.0565% | \$ 15,907.50 | \$ 3,976.87 |
| 83 | CITY OF BEE CAVE | \$ 686,006 | 0.0099% | \$ 2,775.44 | \$ 693.86 |
| 84 | NORTHTOWN MUD | \$ 7,670,044 | 0.1103% | \$ 31,031.44 | \$ 7,757.86 |
| 10E | TRAVIS CO ESD NO 17 | \$ 1,754,642 | 0.0252% | \$ 7,098.93 | \$ 1,774.73 |
| 10F | TRAVIS CO MUD NO 26 | \$ 138,619 | 0.0020% | \$ 560.83 | \$ 140.21 |
| 1A | HAYS CONSOLIDATED ISD | \$ 5,007,302 | 0.0720% | \$ 20,258.52 | \$ 5,064.63 |
| 1B | TRAVIS CO ESD NO 7 | \$ 5,384,832 | 0.0774% | \$ 21,785.93 | \$ 5,446.48 |
| 1C | TRAVIS CO ESD NO 3 | \$ 2,584,717 | 0.0372% | \$ 10,457.24 | \$ 2,614.31 |
| 1D | TRAVIS CO MUD NO 5 | \$ 3,185,011 | 0.0458% | \$ 12,885.91 | \$ 3,221.48 |
| 1F | TANGLEWD FOREST LTD DIST | \$ 1,149,462 | 0.0165% | \$ 4,650.49 | \$ 1,162.62 |
| 1H | COTTONWD CREEK MUD NO 1 | \$ 3,908,769 | 0.0562% | \$ 15,814.08 | \$ 3,953.52 |
| 1J | CYPRESS RANCH WCID NO 1 | \$ 2,523,956 | 0.0363% | \$ 10,211.41 | \$ 2,552.85 |
| 1K | BELVEDERE MUD | \$ 866,662 | 0.0125% | \$ 3,506.34 | \$ 876.58 |
| 1L | BASTROP-TRAVIS COUNTIES ESD N | \$ 558,190 | 0.0080% | \$ 2,258.32 | \$ 564.58 |
| 2A | ELGIN ISD | \$ 12,939,649 | 0.1860% | \$ 52,351.19 | \$ 13,087.80 |
| 2D | TRAVIS CO MUD NO 6 | \$ 929,418 | 0.0134% | \$ 3,760.24 | \$ 940.06 |
| 2F | CITY OF ROUND ROCK | \$ 2,685,862 | 0.0386% | \$ 10,866.45 | \$ 2,716.61 |
| 2G | WMSN CO WSID DIST 3 | \$ 781,449 | 0.0112% | \$ 3,161.58 | \$ 790.40 |
| 2H | NE TRAVIS CO UTILITY DIST | \$ 2,298,086 | 0.0330% | \$ 9,297.59 | \$ 2,324.40 |
| 2J | TRAVIS COUNTY HEALTHCARE DIST | \$ 333,029,117 | 4.7874% | \$ 1,347,368.04 | \$ 336,842.01 |
| 2K | PRESIDENTIAL GLEN MUD | \$ 1,276,887 | 0.0184% | \$ 5,166.03 | \$ 1,291.51 |
| 2L | TRAVIS CO MUD NO 16 | \$ 2,514,569 | 0.0361% | \$ 10,173.44 | \$ 2,543.36 |
| 2N | NORTH AUSTIN MUD NO 1 | \$ 434,701 | 0.0062% | \$ 1,758.71 | \$ 439.68 |
| 2R | TRAVIS CO MUD NO 23 | \$ 1,595,907 | 0.0229% | \$ 6,456.71 | \$ 1,614.18 |
| 3A | MARBLE FALLS ISD | \$ 12,095,767 | 0.1739% | \$ 48,937.01 | \$ 12,234.25 |
| 3C | TRAVIS CO WCID 17 STEINER RANC | \$ 6,766,321 | 0.0973% | \$ 27,375.16 | \$ 6,843.79 |
| 3D | TRAVIS CO MUD NO 7 | \$ 75,147 | 0.0011% | \$ 304.03 | \$ 76.01 |
| 3F | CITY OF CEDAR PARK | \$ 6,393,222 | 0.0919% | \$ 25,865.68 | \$ 6,466.42 |
| 3G | TRAVIS CO MUD NO 14 | \$ 2,154,100 | 0.0310% | \$ 8,715.05 | \$ 2,178.76 |
| 3M | WILLIAMSON/TRAVIS MUD NO 1 | \$ 590,209 | 0.0085% | \$ 2,387.86 | \$ 596.97 |
| 3N | TRAVIS CO MUD NO 18 | \$ 2,677,880 | 0.0385% | \$ 10,834.16 | \$ 2,708.54 |
| 3R | TRAVIS CO MUD NO 24 | \$ 11,344 | 0.0002% | \$ 45.89 | \$ 11.47 |
| 4A | JOHNSON CITY ISD | \$ 279,174 | 0.0040% | \$ 1,129.48 | \$ 282.37 |
| 4D | TRAVIS CO MUD NO 8 | \$ 1,454,039 | 0.0209% | \$ 5,882.75 | \$ 1,470.69 |
| 4F | TRAVIS CO MUD NO 10 | \$ 1,574,913 | 0.0226% | \$ 6,371.78 | \$ 1,592.94 |
| 4H | TRAVIS CO WCID 17 FLINTROCK (D | \$ 1,861,860 | 0.0268% | \$ 7,532.71 | \$ 1,883.18 |
| 4J | TRAVIS CO MUD NO 11 | \$ 1,908,458 | 0.0274% | \$ 7,721.23 | \$ 1,930.31 |
| 4K | TRAVIS CO MUD NO 12 | \$ 3,120,283 | 0.0449% | \$ 12,624.03 | \$ 3,156.01 |
| 4L | TRAVIS CO MUD NO 13 | \$ 3,662,065 | 0.0526% | \$ 14,815.97 | \$ 3,703.99 |
| 4M | PILOT KNOB MUD NO 3 | \$ 6,740,725 | 0.0969% | \$ 27,271.60 | \$ 6,817.90 |
| 4N | PILOT KNOB MUD NO 4 | \$ 48,726 | 0.0007% | \$ 197.13 | \$ 49.28 |
| 4P | PILOT KNOB MUD NO 2 | \$ 1,797,767 | 0.0258% | \$ 7,273.40 | \$ 1,818.35 |
| 4R | PILOT KNOB MUD NO 5 | \$ 68,541 | 0.0010% | \$ 277.30 | \$ 69.33 |
| 5A | ROUND ROCK ISD | \$ 142,626,550 | 2.0503% | \$ 577,038.00 | \$ 144,259.50 |
| 5D | TRAVIS CO MUD NO 9 | \$ 31,844 | 0.0005% | \$ 128.84 | \$ 32.21 |
| 5E | SENNA HILLS MUD | \$ 1,563,219 | 0.0225% | \$ 6,324.47 | \$ 1,581.12 |
| 5F | CITY OF ELGIN | \$ 1,739,044 | 0.0250% | \$ 7,035.82 | \$ 1,758.95 |
| 5G | VILLAGE OF VOLENTE | \$ 279,295 | 0.0040% | \$ 1,129.97 | \$ 282.49 |



| Entity Cd | EntityName | Approximate Levy | % of Liability | 2024 Estimated Liability | 2024 Estimated Quarterly Payment |
|-----------|--------------------------------|-------------------------|----------------|--------------------------|----------------------------------|
| 5H | VILLAGE OF WEBBERVILLE | \$ 76,969 | 0.0011% | \$ 311.40 | \$ 77.85 |
| 5J | KELLY LANE WCID NO 1 | \$ 1,771,659 | 0.0255% | \$ 7,167.77 | \$ 1,791.94 |
| 5K | KELLY LANE WCID NO 2 | \$ 1,656,914 | 0.0238% | \$ 6,703.54 | \$ 1,675.88 |
| 5L | LAZY NINE MUD NO 1A | \$ 1,527,963 | 0.0220% | \$ 6,181.83 | \$ 1,545.46 |
| 5M | LAZY NINE MUD NO 1B | \$ 9,710,086 | 0.1396% | \$ 39,285.03 | \$ 9,821.26 |
| 6E | LAKE POINTE MUD NO 3 (DA) | \$ 582,724 | 0.0084% | \$ 2,357.58 | \$ 589.40 |
| 6F | CITY OF LEANDER | \$ 12,992,168 | 0.1868% | \$ 52,563.67 | \$ 13,140.92 |
| 6G | TRAVIS CO MUD NO 15 | \$ 2,877,062 | 0.0414% | \$ 11,640.01 | \$ 2,910.00 |
| 6H | WEST TRAVIS CO MUD NO 6 | \$ 2,868,788 | 0.0412% | \$ 11,606.53 | \$ 2,901.63 |
| 6J | WEST TRAVIS CO MUD NO 8 | \$ 1,452,792 | 0.0209% | \$ 5,877.70 | \$ 1,469.43 |
| 6L | TRAVIS CO MUD NO 17 | \$ 4,497,822 | 0.0647% | \$ 18,197.27 | \$ 4,549.32 |
| 6M | TRAVIS CO MUD NO 21 | \$ 2,938,682 | 0.0422% | \$ 11,889.31 | \$ 2,972.33 |
| 6P | LOST CREEK LIMITED DISTRICT | \$ 562,543 | 0.0081% | \$ 2,275.94 | \$ 568.98 |
| 6R | TRAVIS CO ESD NO 15 | \$ 4,267,880 | 0.0614% | \$ 17,266.97 | \$ 4,316.74 |
| 6T | ALTESSA MUD | \$ 73,727 | 0.0011% | \$ 298.28 | \$ 74.57 |
| 7A | MOORES CROSSING MUD | \$ 2,065,124 | 0.0297% | \$ 8,355.07 | \$ 2,088.77 |
| 7D | LAKE POINTE MUD NO 5 (DA) | \$ 811,717 | 0.0117% | \$ 3,284.04 | \$ 821.01 |
| 7E | VILLAGE OF THE HILLS | \$ 695,632 | 0.0100% | \$ 2,814.39 | \$ 703.60 |
| 7F | VILLAGE OF POINT VENTURE | \$ 436,011 | 0.0063% | \$ 1,764.01 | \$ 441.00 |
| 7G | WILBARGER CRK MUD NO 1 | \$ 2,966,139 | 0.0426% | \$ 12,000.39 | \$ 3,000.10 |
| 7H | WILBARGER CRK MUD NO 2 | \$ 126,551 | 0.0018% | \$ 512.00 | \$ 128.00 |
| 7J | LAKESIDE MUD NO 3 | \$ 2,444,616 | 0.0351% | \$ 9,890.42 | \$ 2,472.60 |
| 7K | SUNFIELD MUD NO 1 | \$ 208,267 | 0.0030% | \$ 842.61 | \$ 210.65 |
| 7N | TRAVIS CO MUD NO 19 | \$ 643,353 | 0.0092% | \$ 2,602.87 | \$ 650.72 |
| 7P | TRAVIS CO MUD NO 20 | \$ 1,356,085 | 0.0195% | \$ 5,486.44 | \$ 1,371.61 |
| 7R | TRAVIS CO MUD NO 22 | \$ 2,221,386 | 0.0319% | \$ 8,987.27 | \$ 2,246.82 |
| 7T | LAKESIDE MUD NO 5 | \$ 152,884 | 0.0022% | \$ 618.54 | \$ 154.63 |
| 8C | TRAVIS CO MUD NO 3 | \$ 4,452,990 | 0.0640% | \$ 18,015.89 | \$ 4,503.97 |
| 8E | RNCH @ CYPRSS CRK MUD 1 | \$ 500,967 | 0.0072% | \$ 2,026.81 | \$ 506.70 |
| 8K | TRAVIS CO ESD NO 13 | \$ 376,913 | 0.0054% | \$ 1,524.91 | \$ 381.23 |
| 8L | TRAVIS CO BEE CAVE ROAD DIST N | \$ 1,027,242 | 0.0148% | \$ 4,156.01 | \$ 1,039.00 |
| 8N | ANDERSON MILL LIMITED DISTRICT | \$ 32,514 | 0.0005% | \$ 131.54 | \$ 32.89 |
| 8P | RIVER PLACE LIMITED DISTRICT | \$ 708,322 | 0.0102% | \$ 2,865.73 | \$ 716.43 |
| 8R | TRAVIS CO ESD NO 16 | \$ 3,058,984 | 0.0440% | \$ 12,376.03 | \$ 3,094.01 |
| 9B | TRAVIS CO ESD NO 2 | \$ 19,115,514 | 0.2748% | \$ 77,337.48 | \$ 19,334.37 |
| 9C | TRAVIS CO MUD NO 4 | \$ 1,943,877 | 0.0279% | \$ 7,864.53 | \$ 1,966.13 |
| 9D | LAKESIDE WCID NO 1 | \$ 1,398,904 | 0.0201% | \$ 5,659.68 | \$ 1,414.92 |
| 9G | LAKESIDE WCID NO 2A | \$ 3,212,236 | 0.0462% | \$ 12,996.05 | \$ 3,249.01 |
| 9H | LAKESIDE WCID NO 2B | \$ 1,745,658 | 0.0251% | \$ 7,062.58 | \$ 1,765.64 |
| 9I | LAKESIDE WCID NO 2C | \$ 4,450,856 | 0.0640% | \$ 18,007.26 | \$ 4,501.81 |
| 9J | LAKESIDE WCID NO 2D | \$ 3,682,613 | 0.0529% | \$ 14,899.10 | \$ 3,724.78 |
| 9L | TRAVIS CO WCID 17 SERENE HILLS | \$ 3,032,725 | 0.0436% | \$ 12,269.79 | \$ 3,067.45 |
| 9M | SOUTHEAST TRAVIS CO MUD NO 1 | \$ 1,030,919 | 0.0148% | \$ 4,170.89 | \$ 1,042.72 |
| 9N | SOUTHEAST TRAVIS CO MUD NO 2 | \$ 38,852 | 0.0006% | \$ 157.19 | \$ 39.30 |
| | | \$ 6,956,367,917 | 100.00% | \$ 28,144,049.00 | \$ 7,036,012.25 |



| | |
|--|-------------------------|
| Amount Due from Jurisdictions | \$ 28,144,049.00 |
| Less: Refunds/Credits to Jurisdictions | - |
| Total Revenue Due from Jurisdictions | <u>\$ 28,144,049.00</u> |

Cost of Service to Jurisdictions as a Percentage of Levy 0.4046%

NOTE: The liabilities shown are only an estimate of 2024 liabilities based on 2023 total levy and 2022 tax rates. This information will be updated in October 2023 and a final liability notification will be mailed to each jurisdiction.



CAPITAL IMPROVEMENT PLAN (CIP)



TRAVIS CENTRAL APPRAISAL DISTRICT

Capital Improvement Plan

Capital Improvement Plan Overview

The Capital Improvement Plan (CIP) is a multi-year plan to address capital projects necessary to maintain infrastructure and replace aging equipment. The plan is updated annually to reflect the latest priorities, updated cost estimates, and available funding information.

A capital asset, by definition, includes land, improvements to land, easements, buildings, building improvements, vehicles, machinery, equipment, works of art and historical treasures, infrastructure, and all other tangible or intangible assets that are used in operations and that have initial useful lives extending beyond a single reporting period. The district's capitalization threshold is \$1,000 and a useful life of more than one year. The district's finance department is responsible for the establishment, maintenance and safeguarding of all fixed assets. The district's capital assets are depreciated using the straight-line method over their estimated useful lives outlined below based on the following asset classes:

| Asset Class | Useful Life |
|-----------------------|---------------|
| Land | Inexhaustible |
| Building | 50 years |
| Building Improvements | 5-10 years |
| Computer Equipment | 3-5 years |
| Furniture & Equipment | 5-10 years |
| Vehicles | 5-10 years |

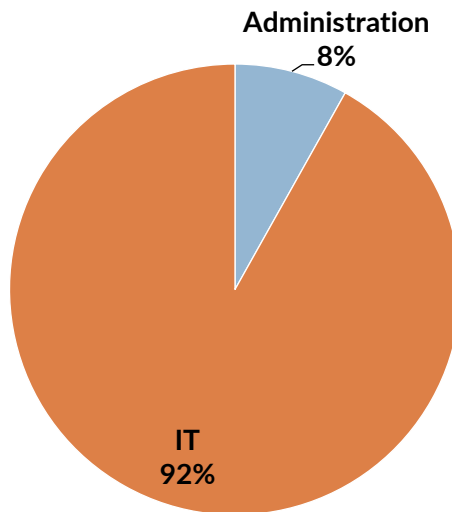


2024 Capital Improvement Plan

For fiscal year 2024, the district has budgeted for a total of \$122,976 for capital asset expenditures. The chart below shows the breakdown by department.

| Department | Capital Asset to be Purchased | Budgeted Cost |
|---------------------|---|-------------------|
| Administration (10) | A/C Repairs & Replacements | \$ 10,000 |
| IT (20) | UPS Battery Replacements (1/3 Replacement annually) | 9,870 |
| | PowerEdge R750 Servers (Qty: 3) | 47,106 |
| | Network Switches | 6,000 |
| | BGP Failover Implementation | 50,000 |
| | Total Capital Expenditures | \$ 122,976 |

Capital Expenditures by Department



| Capital Asset to be Purchased | Total Cost | Routine | Non-Routine |
|---|-------------------|------------------|--------------------|
| A/C Repairs & Replacements | \$ 10,000 | \$ 10,000 | |
| UPS Battery Replacements (1/3 Replacements) | \$ 9,870 | \$ 9,870 | |
| PowerEdge R750 Servers (Qty: 3) | \$ 47,106 | | \$ 47,106 |
| Network Switches | \$ 6,000 | \$ 6,000 | |
| BGP Failover Implementation | \$ 50,000 | | \$ 50,000 |
| Totals | \$ 122,976 | \$ 25,870 | \$ 97,106 |

2024 Routine Capital Projects

A/C Repairs & Replacements

The district budgets each year for A/C unit repairs and replacements.

UPS Battery Replacements

Each year the district replaces 1/3 of the batteries in the UPS battery backup system.

Network Switches

The district anticipates that we will have a need to replace a few networking switches throughout the building due to their age.

2024 Significant and Non-routine Capital Expenditures

The following pages outline each non-routine capital expenditures proposed in the 2024 budget.



DEBT ADMINISTRATION



TRAVIS CENTRAL APPRAISAL DISTRICT

Debt Administration

All financing of capital projects must be included in the current year's proposed budget and approved by the Board of Directors. Appraisal Districts are not authorized to levy ad valorem taxes or issue bonded indebtedness or other debt instruments. Therefore, any capital asset acquisition requiring the use of financing must be done through the budget process. For real property purchases, special stipulations for appraisal districts are outlined in the Texas Property Tax Code, Section 6.051.

The district completed a lease/purchase agreement in May 2019 for the property located at 850 E. Anderson Lane. The information provided on the following pages encompasses the entirety of debt obligations for the district. When the District sells the Cross Park office location, all proceeds from the sale will be used to pay down the liability on the 850 E. Anderson Lane location.

Loan: Government Capital Corp.

Origination Date: May 31, 2019

Interest Rate: 4.319%

Loan Term: 20 years

Payment Amount: \$187,298.41

Payments per year: 4

The District made a large lump sum payment in 2022 after the sale of our office located at 8314 Cross Park Drive and the adjacent lot at 2304 Forbes Lane. The final payment for the note will now be made in 2027, twelve years sooner than originally anticipated.





Travis Central Appraisal District

Lease Purchase Amortization Schedule
850 E. Anderson Lane

ENTER VALUES

| | |
|---------------------------|-----------------|
| Loan amount | \$10,000,000.00 |
| Interest rate | 4.319% |
| Loan term in years | 20 |
| Payments made per year | 4 |
| Loan repayment start date | 9/1/2019 |
| Optional extra payments | \$0.00 |

LOAN SUMMARY

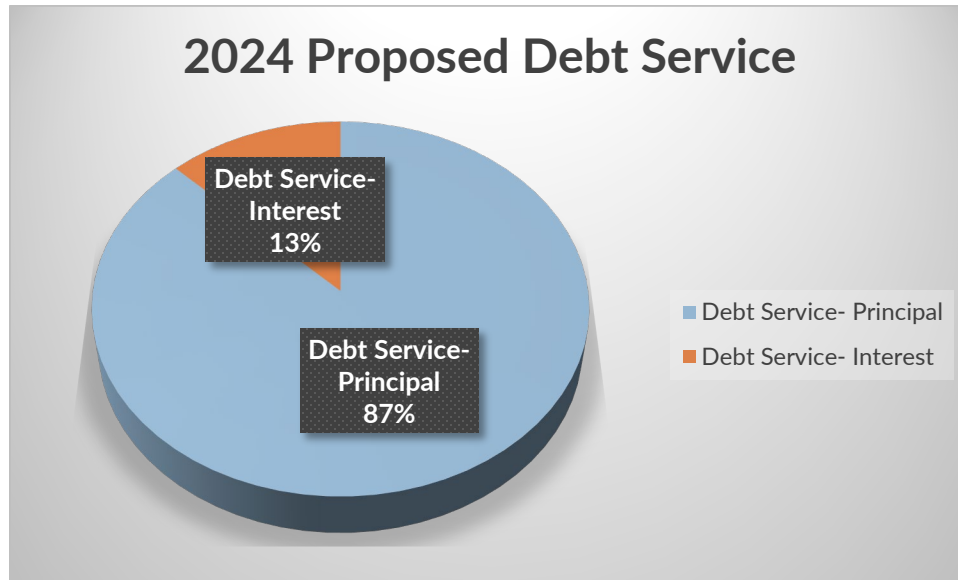
| | |
|------------------------------------|--------------------------|
| Scheduled payment | \$187,209.48 |
| Scheduled number of payments | 80 |
| Actual number of payments | 34 |
| Years saved off original loan term | 11.50 |
| Total principal | \$10,000,000.00 |
| Total interest | \$1,737,478.91 |
| LENDER NAME | Government Capital Corp. |

| PMT NO | PAYMENT DATE | YEAR | BEGINNING BALANCE | TOTAL PAYMENT | PRINCIPAL | INTEREST | ENDING BALANCE | CUMULATIVE INTEREST |
|--------------|--------------|------|-------------------|------------------------|------------------------|-----------------------|-------------------------|---------------------|
| 1 | 9/1/2019 | 2019 | \$10,000,000.00 | \$187,209.48 | \$84,033.37 | \$103,176.11 | \$9,915,966.63 | \$103,176.11 |
| 2 | 12/1/2019 | 2019 | \$9,915,966.63 | \$187,209.48 | \$80,141.83 | \$107,067.65 | \$9,835,824.80 | \$210,243.76 |
| 3 | 3/1/2020 | 2020 | \$9,835,824.80 | \$187,209.48 | \$81,007.16 | \$106,202.32 | \$9,754,817.64 | \$316,446.08 |
| 4 | 6/1/2020 | 2020 | \$9,754,817.64 | \$187,209.48 | \$81,881.84 | \$105,327.64 | \$9,672,935.80 | \$421,773.72 |
| 5 | 9/1/2020 | 2020 | \$9,672,935.80 | \$187,209.48 | \$82,765.96 | \$104,443.52 | \$9,590,169.84 | \$526,217.24 |
| 6 | 12/1/2020 | 2020 | \$9,590,169.84 | \$187,209.48 | \$83,659.62 | \$103,549.86 | \$9,506,510.22 | \$629,767.10 |
| 7 | 3/1/2021 | 2021 | \$9,506,510.22 | \$187,209.48 | \$84,562.94 | \$102,646.54 | \$9,421,947.28 | \$732,413.64 |
| 8 | 6/1/2021 | 2021 | \$9,421,947.28 | \$187,209.48 | \$85,476.00 | \$101,733.48 | \$9,336,471.28 | \$834,147.12 |
| 9 | 9/1/2021 | 2021 | \$9,336,471.28 | \$187,209.48 | \$86,398.93 | \$100,810.55 | \$9,250,072.35 | \$934,957.67 |
| 10 | 12/1/2021 | 2021 | \$9,250,072.35 | \$187,209.48 | \$87,331.82 | \$99,877.66 | \$9,162,740.53 | \$1,034,835.33 |
| 11 | 3/1/2022 | 2022 | \$9,162,740.53 | \$187,209.48 | \$88,274.79 | \$98,934.69 | \$9,074,465.74 | \$1,133,770.02 |
| 12 | 6/1/2022 | 2022 | \$9,074,465.74 | \$187,209.48 | \$89,227.94 | \$97,981.54 | \$8,985,237.80 | \$1,231,751.56 |
| 13 | 9/1/2022 | 2022 | \$8,985,237.80 | \$187,209.48 | \$90,191.37 | \$97,018.11 | \$8,895,046.43 | \$1,328,769.67 |
| 14 | 11/15/2022 | 2022 | \$8,895,046.43 | \$5,744,885.44 | \$5,744,885.44 | \$80,036.89 | \$3,230,197.88 | \$1,408,806.56 |
| 15 | 12/1/2022 | 2022 | \$3,230,197.88 | \$187,209.48 | \$181,008.94 | \$6,200.54 | \$3,049,188.94 | \$1,415,007.10 |
| 16 | 3/1/2023 | 2023 | \$3,049,188.94 | \$187,209.48 | \$154,285.86 | \$32,923.62 | \$2,894,903.08 | \$1,447,930.72 |
| 17 | 6/1/2023 | 2023 | \$2,894,903.08 | \$187,209.48 | \$155,951.76 | \$31,257.72 | \$2,738,951.32 | \$1,479,188.44 |
| 18 | 9/1/2023 | 2023 | \$2,738,951.32 | \$187,209.48 | \$157,635.65 | \$29,573.83 | \$2,581,315.67 | \$1,508,762.27 |
| 19 | 12/1/2023 | 2023 | \$2,581,315.67 | \$187,209.48 | \$159,337.72 | \$27,871.76 | \$2,421,977.95 | \$1,536,634.03 |
| 20 | 3/1/2024 | 2024 | \$2,421,977.95 | \$187,209.48 | \$161,058.17 | \$26,151.31 | \$2,260,919.78 | \$1,562,785.34 |
| 21 | 6/1/2024 | 2024 | \$2,260,919.78 | \$187,209.48 | \$162,797.20 | \$24,412.28 | \$2,098,122.58 | \$1,587,197.62 |
| 22 | 9/1/2024 | 2024 | \$2,098,122.58 | \$187,209.48 | \$164,555.00 | \$22,654.48 | \$1,933,567.58 | \$1,609,852.10 |
| 23 | 12/1/2024 | 2024 | \$1,933,567.58 | \$187,209.48 | \$166,331.78 | \$20,877.70 | \$1,767,235.80 | \$1,630,729.80 |
| 24 | 3/1/2025 | 2025 | \$1,767,235.80 | \$187,209.48 | \$168,127.75 | \$19,081.73 | \$1,599,108.05 | \$1,649,811.53 |
| 25 | 6/1/2025 | 2025 | \$1,599,108.05 | \$187,209.48 | \$169,943.11 | \$17,266.37 | \$1,429,164.94 | \$1,667,077.90 |
| 26 | 9/1/2025 | 2025 | \$1,429,164.94 | \$187,209.48 | \$171,778.07 | \$15,431.41 | \$1,257,386.87 | \$1,682,509.31 |
| 27 | 12/1/2025 | 2025 | \$1,257,386.87 | \$187,209.48 | \$173,632.85 | \$13,576.63 | \$1,083,754.02 | \$1,696,085.94 |
| 28 | 3/1/2026 | 2026 | \$1,083,754.02 | \$187,209.48 | \$175,507.65 | \$11,701.83 | \$908,246.37 | \$1,707,787.77 |
| 29 | 6/1/2026 | 2026 | \$908,246.37 | \$187,209.48 | \$177,402.69 | \$9,806.79 | \$730,843.68 | \$1,717,594.56 |
| 30 | 9/1/2026 | 2026 | \$730,843.68 | \$187,209.48 | \$179,318.20 | \$7,891.28 | \$551,525.48 | \$1,725,485.84 |
| 31 | 12/1/2026 | 2026 | \$551,525.48 | \$187,209.48 | \$181,254.38 | \$5,955.10 | \$370,271.10 | \$1,731,440.94 |
| 32 | 3/1/2027 | 2027 | \$370,271.10 | \$187,209.48 | \$183,211.48 | \$3,998.00 | \$187,059.62 | \$1,735,438.94 |
| 33 | 6/1/2027 | 2027 | \$187,059.62 | \$187,209.48 | \$185,189.70 | \$2,019.78 | \$1,869.92 | \$1,737,458.72 |
| 34 | 9/1/2027 | 2027 | \$1,869.92 | \$1,890.11 | \$1,869.92 | \$20.19 | \$0.00 | \$1,737,478.91 |
| Total | | | | \$11,737,478.91 | \$10,000,000.00 | \$1,737,478.91 | \$155,497,816.97 | |



| Note Payable Summary | | | |
|----------------------|---------------|---------------|---------------|
| Year | Principal | Interest | Total |
| 2023 | \$ 627,210.99 | \$ 121,626.93 | \$ 748,837.92 |
| 2024 | \$ 654,742.15 | \$ 94,095.77 | \$ 748,837.92 |
| 2025 | \$ 683,481.78 | \$ 65,356.14 | \$ 748,837.92 |
| 2026 | \$ 713,482.92 | \$ 35,355.00 | \$ 748,837.92 |
| 2027 | \$ 370,271.10 | \$ 6,037.97 | \$ 376,309.07 |

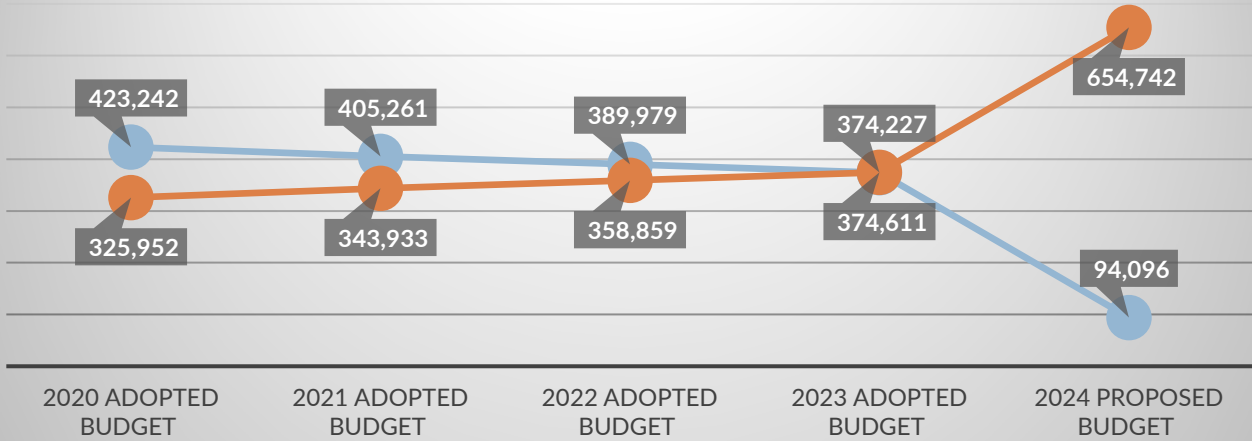
| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2023-2024) | % Change (2023-2024) |
|-------------------------|----------------------|---------------------|-----------------------|----------------------|
| Debt Service- Principal | 654,742 | 374,611 | 280,131 | 74.78% |
| Debt Service- Interest | 94,096 | 374,227 | (280,131) | -74.86% |



| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | 2022 Adopted Budget | 2021 Adopted Budget | 2020 Adopted Budget |
|---------------------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| Debt Service- Principal | 654,742 | 374,611 | 358,859 | 343,933 | 325,952 |
| Debt Service- Interest | 94,096 | 374,227 | 389,979 | 405,261 | 423,242 |
| | \$ 748,838 | \$ 748,838 | \$ 748,838 | \$ 749,194 | \$ 749,194 |
| \$ Increases from Previous Year | (0) | - | - | - | - |
| % Increase from Previous Year | 0.00% | 100.00% | 0.00% | 0.00% | 0.00% |

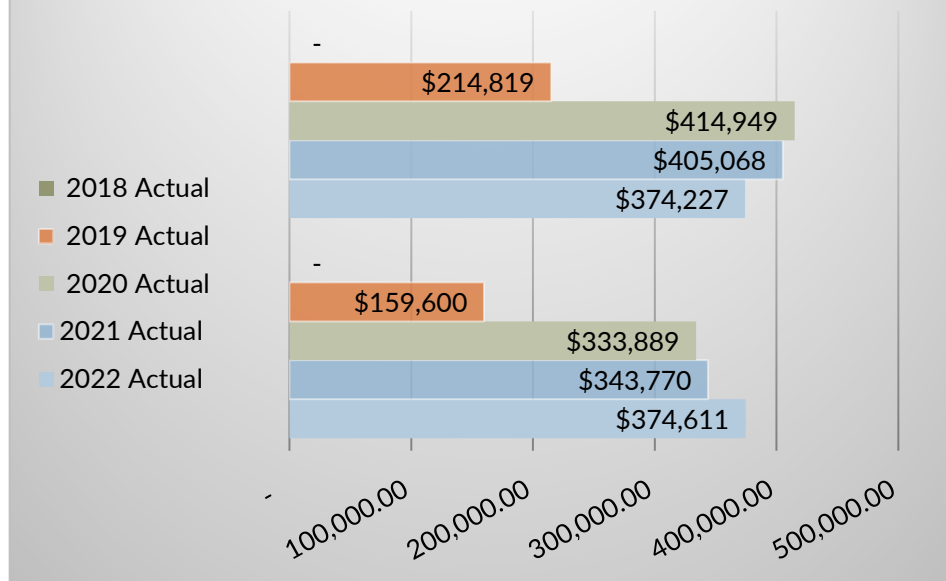


850 EAL Holding Corp. Budget History



| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|-------------------------|-------------------|-------------------|-------------------|-------------------|-------------|
| Debt Service- Principal | 374,611.29 | 343,769.69 | 333,889.39 | 159,600.39 | - |
| Debt Service- Interest | 374,226.63 | 405,068.23 | 414,948.53 | 214,818.57 | - |
| | \$ 748,838 | \$ 748,838 | \$ 748,838 | \$ 374,419 | \$ - |

Debt Administration Historical Actuals



DEPARTMENT BUDGETS





Department Budget History

| Dept. Code | Department | 2024 Proposed | 2023 Adopted | 2022 Adopted | 2021 Adopted | 2020 Adopted | 2019 Adopted |
|------------|--------------------------------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
| 10 | Administration & Appeals | \$ 8,262,892 | \$ 6,942,948 | \$ 5,942,212 | \$ 5,588,023 | \$ 5,221,667 | \$ 5,566,760 |
| 20 | Information Technology | 5,204,043 | 4,554,430 | 4,063,013 | 4,097,644 | 4,591,524 | 4,589,079 |
| 25 | GIS ⁽¹⁾ | 842,286 | 814,715 | | | | |
| 30 | Customer Service | 1,996,503 | 1,194,818 | 1,369,726 | 1,115,407 | 1,219,646 | 1,331,874 |
| 35 | Appraisal Support | 1,399,466 | 1,758,882 | 1,156,262 | 1,266,907 | 897,649 | 1,141,233 |
| 60 | Commercial | 2,060,600 | 2,726,134 | 2,607,198 | 2,036,428 | 2,155,308 | 2,142,649 |
| 80 | BPP Appraisal ⁽³⁾ | 808,114 | | | | | |
| 90 | Residential Appraisal | 5,598,182 | 5,821,106 | 5,268,436 | 4,139,321 | 4,157,580 | 4,457,782 |
| 01 | Appraisal Review Board (ARB) | 1,223,125 | 1,121,995 | 1,630,425 | 1,201,325 | 1,201,325 | 257,250 |
| 900 | 850 EAL Holding Corp. ⁽²⁾ | 748,838 | 748,838 | 748,838 | 748,838 | 749,194 | |
| | Total | \$ 28,144,049 | \$ 25,683,866 | \$ 22,786,110 | \$ 20,193,893 | \$ 20,193,893 | \$ 19,486,627 |

(1) In 2023 the GIS department (25) was split from the IT department (20).

(2) The 850 EAL Holding Corp. is a component unit of the district. Totals for the 850 EAL Holding Corp. can be found under the debt administration sections of the budget.

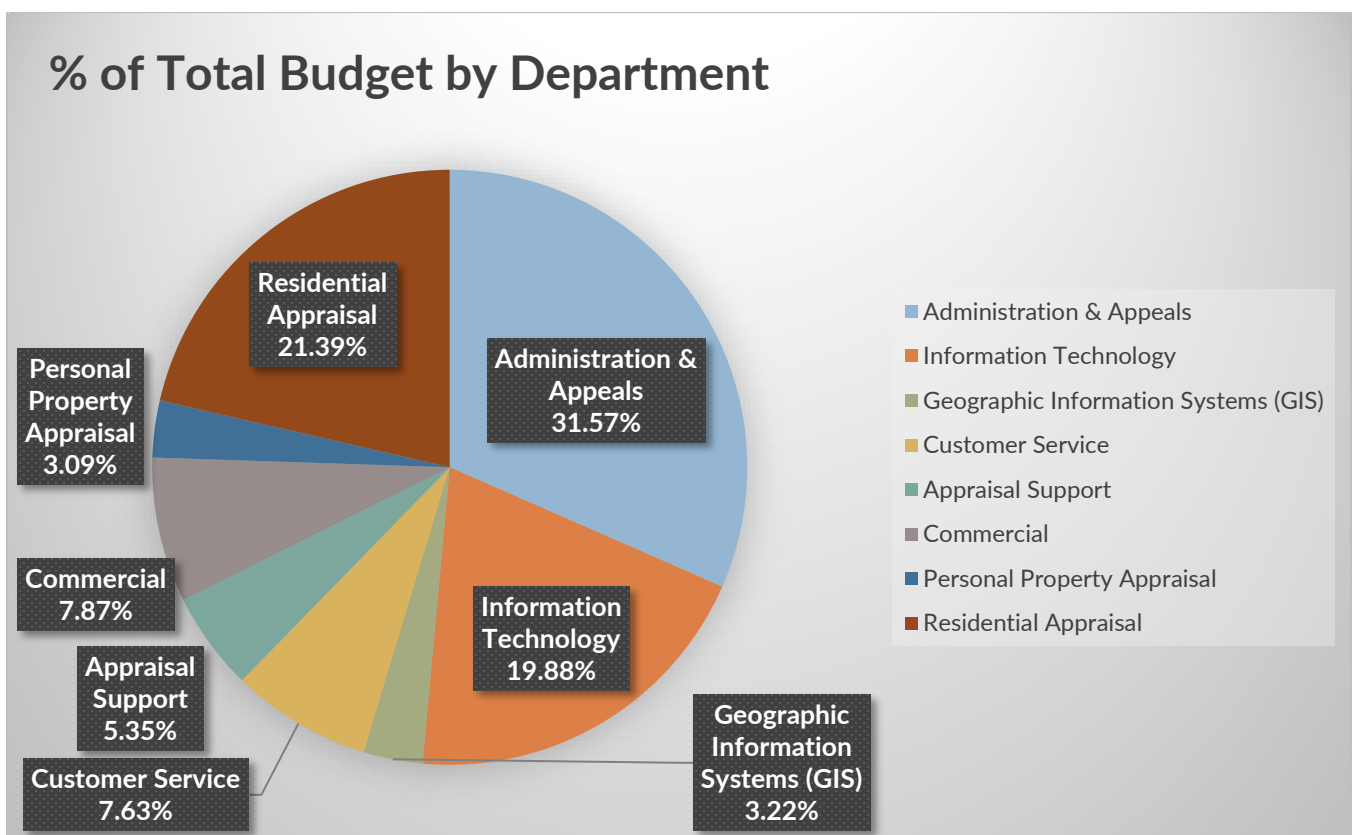
(3) In 2023, the BPP appraisal department (80) was spit from the Commercial appraisal department (60).

| Dept. Code | Department | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2023-2024) | % Change (2023-2024) | % of Total Budget |
|------------|--------------------------------------|----------------------|----------------------|-----------------------|----------------------|-------------------|
| 10 | Administration & Appeals | \$ 8,262,892 | 6,942,948 | 1,319,944 | 19.01% | 27.0% |
| 20 | Information Technology | 5,204,043 | 4,554,430 | 649,613 | 14.26% | 17.7% |
| 25 | GIS ⁽²⁾ | 842,286 | 814,715 | 27,571 | 3.38% | 3.2% |
| 30 | Customer Service | 1,996,503 | 1,194,818 | 801,685 | 67.10% | 4.7% |
| 35 | Appraisal Support | 1,399,466 | 1,758,882 | (359,416) | -20.43% | 6.8% |
| 60 | Commercial | 2,060,600 | 2,726,134 | (665,534) | -24.41% | 10.6% |
| 80 | BPP Appraisal | 808,114 | - | 808,114 | -100.00% | 0.0% |
| 90 | Residential Appraisal | 5,598,182 | 5,821,106 | (222,924) | -3.83% | 22.7% |
| 01 | Appraisal Review Board (ARB) | 1,223,125 | 1,121,995 | 101,130 | 9.01% | 4.4% |
| 900 | 850 EAL Holding Corp. ⁽³⁾ | 748,838 | 748,838 | - | 0.00% | 2.9% |
| | Total | \$ 28,144,049 | \$ 25,683,866 | \$ 2,460,183 | 9.58% | 100.0% |

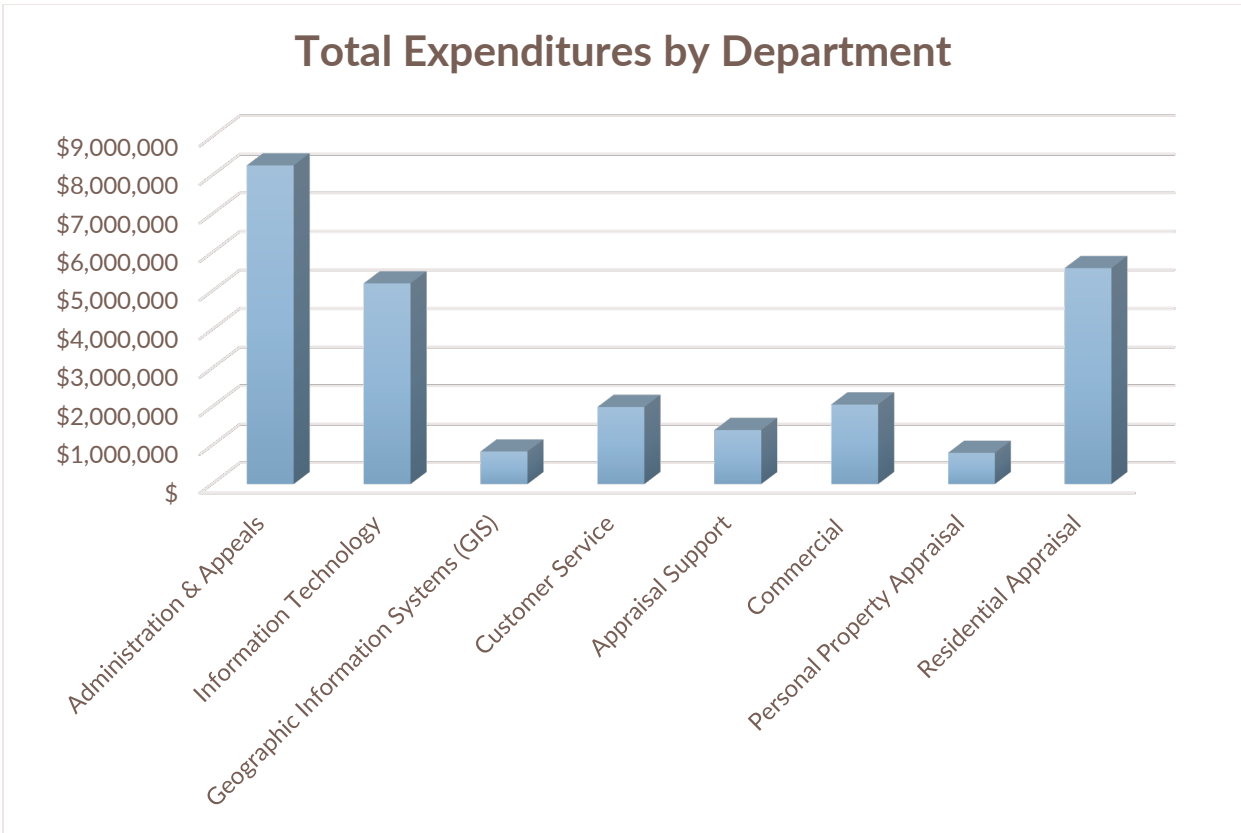


District Budget:

| Department | Number of Employees | 2024 Budget | % of TCAD Budget |
|--|---------------------|-------------------|------------------|
| Administration & Appeals | 19 | \$8,262,892 | 31.57% |
| Information Technology | 9 | \$5,204,043 | 19.88% |
| Geographic Information Systems (GIS) | 9 | \$842,286 | 3.22% |
| Customer Service | 21 | \$1,996,503 | 7.63% |
| Appraisal Support | 18 | \$1,399,466 | 5.35% |
| Commercial | 17 | \$2,060,600 | 7.87% |
| Personal Property Appraisal | 8 | \$808,114 | 3.09% |
| Residential Appraisal | 55 | \$5,598,182 | 21.39% |
| Total Appraisal District Budget | 156 | 26,172,086 | 100.00% |



Total Expenditures by Department



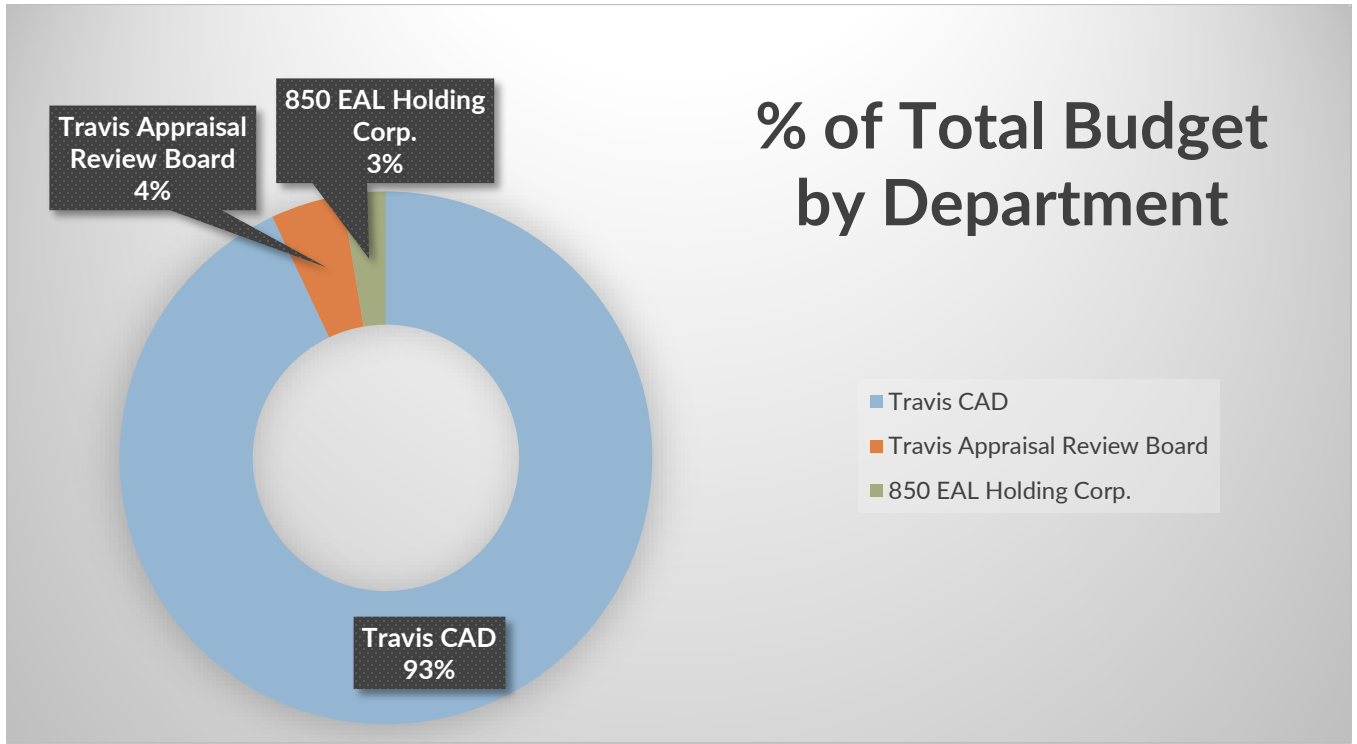
ARB Budget:

| Department | Appointed Members | 2024 Budget | % of Total Budget |
|--|-------------------|------------------|-------------------|
| Appraisal Review Board | 75 | \$1,223,125 | 4.35% |
| Total Appraisal Review Board Budget | | 1,223,125 | 4.35% |

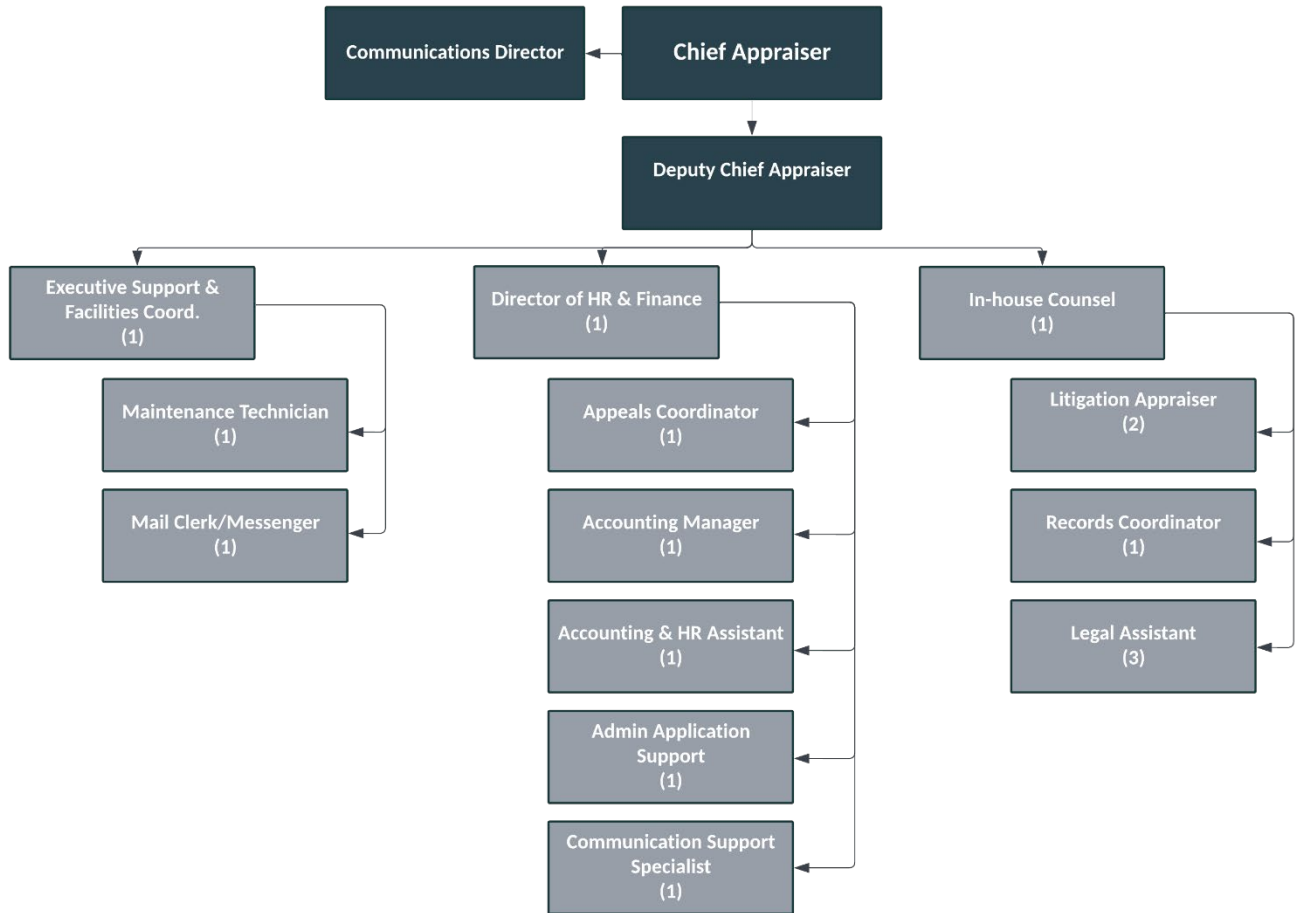


Total Budget:

| Department | Number of Employees/ Appointed Members | 2024 Budget | % of Total Budget |
|-------------------------------|---|----------------------|-------------------|
| Travis CAD | 156 | \$ 26,172,086 | 92.99% |
| Travis Appraisal Review Board | 75 | \$ 1,223,125 | 4.35% |
| 850 EAL Holding Corp. | - | \$ 748,838 | 2.66% |
| Total Budget | 231 | \$ 28,144,049 | 100.00% |



Administration & Appeals



| Employee Position | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|---------------------------------------|------------------|----------------|-------------------------|-----------------------|----------------|
| Chief Appraiser | 1 | Exempt | \$ 270,000 - \$ 280,000 | \$ 60,000 - \$ 70,000 | \$ - |
| Deputy Chief Appraiser | 1 | 22 | \$ 200,936 - \$ 281,383 | \$ 50,119 - \$ 56,065 | \$ - |
| In-house Counsel | 1 | 21 | \$ 152,282 - \$ 213,233 | \$ 42,268 - \$ 46,772 | \$ 3,000 |
| Communication Director | 1 | 20 | \$ 121,182 - \$ 169,681 | \$ 37,249 - \$ 40,833 | \$ - |
| Director of HR & Finance | 1 | 20 | \$ 121,182 - \$ 169,681 | \$ 37,249 - \$ 40,833 | \$ - |
| Litigation Appraiser | 2 | 16 | \$ 92,118 - \$ 128,987 | \$ 32,559 - \$ 35,284 | \$ 8,400 |
| Appeals Coordinator | 1 | 12 | \$ 79,521 - \$ 111,351 | \$ 30,527 - \$ 32,879 | \$ - |
| Accounting Manager | 1 | 12 | \$ 79,521 - \$ 111,351 | \$ 30,527 - \$ 32,879 | \$ - |
| Accounting & HR Assistant | 1 | 8 | \$ 63,391 - \$ 88,766 | \$ 27,924 - \$ 29,799 | \$ - |
| Executive Support & Facilities Coord. | 1 | 8 | \$ 63,391 - \$ 88,766 | \$ 27,924 - \$ 29,799 | \$ - |
| Records Coordinator | 1 | 6 | \$ 56,328 - \$ 78,868 | \$ 26,784 - \$ 28,450 | \$ - |
| Admin Application Support | 1 | 6 | \$ 56,328 - \$ 78,868 | \$ 26,784 - \$ 28,450 | \$ - |
| Legal Assistant | 3 | 5 | \$ 49,817 - \$ 69,757 | \$ 25,734 - \$ 27,207 | \$ - |
| Communication Support Specialist | 1 | 5 | \$ 49,817 - \$ 69,757 | \$ 25,734 - \$ 27,207 | \$ - |
| Mail Clerk/Messenger | 1 | 3 | \$ 45,440 - \$ 63,629 | \$ 25,027 - \$ 26,372 | \$ - |
| Maintenance/Janitor | 1 | 3 | \$ 45,440 - \$ 63,629 | \$ 25,027 - \$ 26,372 | \$ - |



Mission Statement

The mission of the Administration department, which includes human resources, finance, facilities' maintenance, records management and the offices of the Chief Appraiser and the Deputy Chief of Appraisal is to provide timely, useful, and accurate information to all internal and external customers including but not limited to staff, division directors, the Board of Directors, the taxing jurisdictions of Travis County, and all taxpayers of Travis County, and to assure prudent control of the District's cash and investments. It is also the mission of the Administration department to oversee all mission critical tasks of the appraisal district to ensure completion and to meet all legislative requirements. The Appeals department seeks to provide legal analysis and property valuations for the district during informal and formal hearings, settlement conferences, mediations, arbitrations, SOAH hearings, and lawsuits filed in Travis County with the Texas Property Tax Code and appraisal practices and standards, and to carry out the duties in a professional, friendly, courteous, and ethical manner.

Key Responsibilities

The Administration Department's function is to plan, organize, direct, and control the business support functions related to human resources, budget, finance, purchasing, payroll, facilities maintenance, records management, and mail services. Key responsibilities of the legal staff include, but are not limited to: managing lawsuits, arbitrations, SOAH hearings, mediations and settlement conferences (internally and those of outside counsel); preparation and review of expert reports; filing and answering lawsuits; preparing and answering discovery, motions, and judgments; and providing legal advice on day-to-day issues arising out of issues involving the Texas Property Tax Code, exemption application, contracts, open meetings, and public information requests. Additional responsibilities include conducting staff training/CLE, legislative bill tracking and analysis, as well as notarizing and translating forms and documents. The litigation appraisers handle all the arbitrations and coordinate valuation efforts for use in SOAH hearings, mediations and settlement conferences involving real property.



Key Tasks & Deadlines

| Tasks | Deadline | Key Players |
|---|--------------|---|
| Performance Reviews/ Merit Increases | January 15 | HR, Divisions Directors & Managers |
| Year End Processing & W2's | January 1 | HR, Deputy Chief Appraiser, Accounting Manager |
| Budget Planning Meetings | March 1 | Chief Appraiser, Deputy Chief Appraiser, Accounting Manager, Division Directors |
| Certified Estimates | April 30 | Chief Appraiser |
| Financial Audit | June 15 | Deputy Chief Appraiser, Accounting Manager |
| Presentation Preliminary Budget | June 15 | Chief Appraiser, Deputy Chief Appraiser, Accounting Manager |
| Appraisal Roll Certification | July 25 | Chief Appraiser |
| Reappraisal Plan | September 15 | Chief Appraiser |
| Budget Adoption | September 15 | Chief Appraiser, Deputy Chief Appraiser, Accounting Manager |
| Division Priority Planning | September 15 | Divisions Directors & Managers, Chief Appraiser, Deputy Chief Appraiser |
| Strategic Plan | October 15 | Chief Appraiser, Deputy Chief Appraiser, Division Directors & Managers |
| Annual Report | November 1 | Chief Appraiser, Deputy Chief Appraiser |
| Open Enrollment | November 1 | HR |
| Legislative Tracking & Communications | Year Round | Chief Appraiser |
| Public Relations and community outreach | Year Round | Communications Officer |
| Mediations | Year Round | In-house Counsel, Litigation Appraisers |
| Settlement Conference | Year Round | In-house Counsel, Litigation Appraisers |
| Lawsuit Preparation | Year Round | In-house Counsel, Litigation Appraisers |



Administration & Appeals

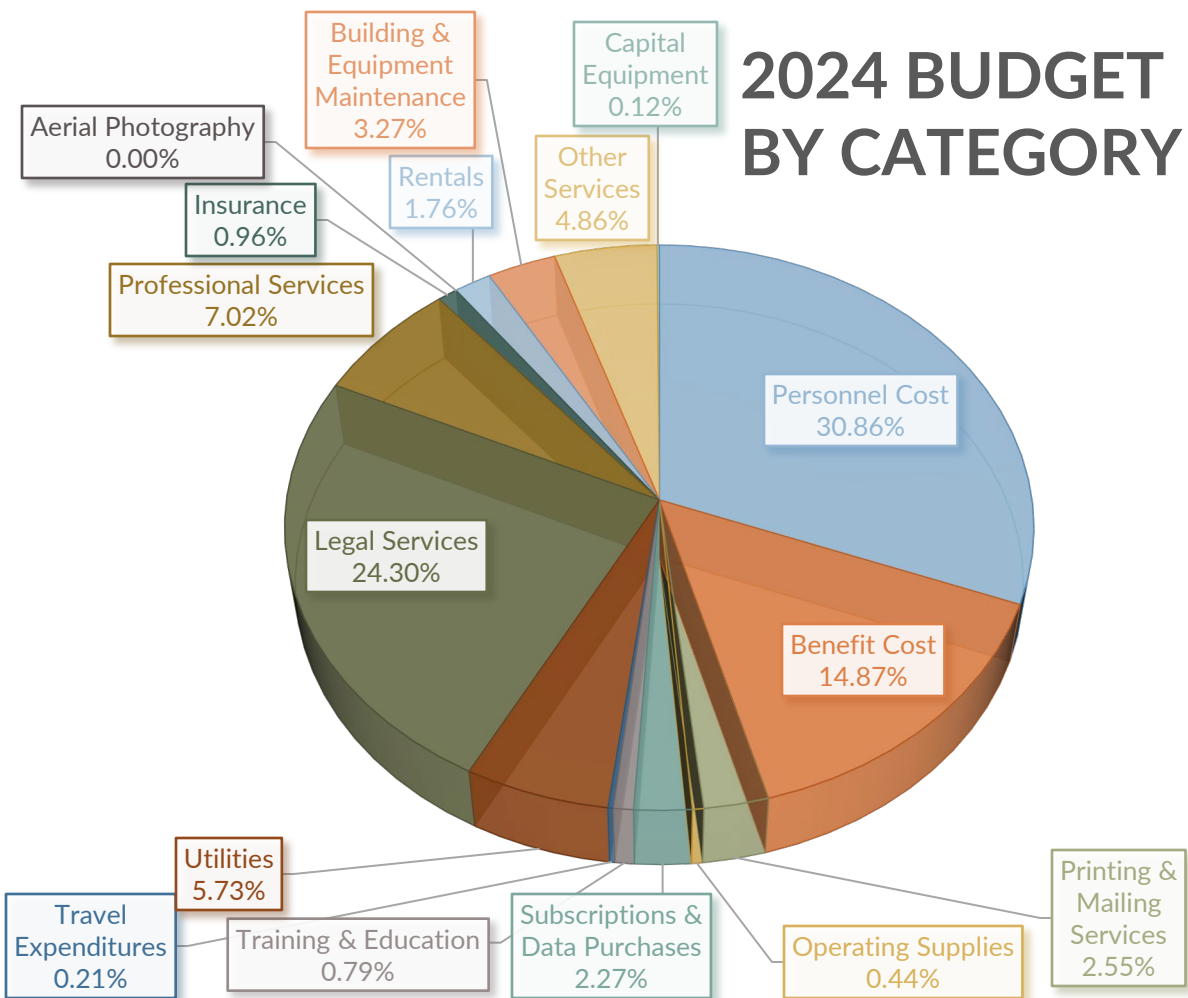
| GL Code | Description | GL Total | Budget Category Total |
|---------|--|-----------|--------------------------|
| | Personnel Costs | | 2,550,283 |
| 40101 | Salaries | 2,485,083 | |
| 40107 | Overtime | 15,000 | |
| 40119 | Auto Allowance | 25,200 | |
| 40108 | Seasonal & Temporary | 25,000 | |
| | Benefit Costs | | 1,228,798 |
| 40111 | Retirement (TCDRS) | 203,445 | |
| 40128 | Retirement Contribution (401(a) Plan) | 48,952 | |
| 40127 | Deferred Compensation- 457 (b) matching | 54,952 | |
| 40112 | Health Insurance | 703,745 | |
| 40129 | Retiree Healthcare | 115,166 | |
| 40113 | Dental Insurance | 48,514 | |
| 40114 | Life Insurance | 3,949 | |
| 40115 | Disability Insurance | 8,315 | |
| 40124 | Long Term Care Insurance | 5,700 | |
| 40110 | Medicare | 28,392 | |
| 40116 | Employee Assistance Program | 3,240 | |
| 40130 | Norton Identity Protection | 1,075 | |
| 40131 | MASA Transportation Insurance | 3,352 | |
| | Printing & Mailing Services | | 210,750 |
| 40210 | Printing | 8,150 | |
| 40211 | Paper | 25,000 | |
| 40212 | Postage & Freight- In house | 176,400 | |
| 40214 | Shipping charges | 1,200 | |
| | Operating Supplies | | 36,500 |
| 40220 | Operating Supplies | 26,500 | |
| 40224 | Furniture & Equipment- under \$1000 | 10,000 | |
| | Subscription & Data Purchases | | 187,310 |
| 40231 | Books, Publications, Subscriptions & Databases | 187,310 | |
| | Training & Education | | 65,040 |
| 40330 | Training & Education | 65,040 | |
| | Travel Costs | | 16,950 |
| 40320 | Travel/Meals/Lodging | 16,950 | |
| | Utilities | | 473,060 |
| 40410 | Utilities | 182,060 | |
| 40420 | Telephone | 175,000 | |
| 40430 | Wireless Internet | 50,000 | |
| 40440 | Internet | 66,000 | |
| | Legal Services | | 2,007,500 |
| 40510 | Attorney & Court Costs | 1,525,000 | |
| 40511 | Legal & Attorney- Personnel | 7,500 | |
| 40514 | Expert Witness Costs | 325,000 | |
| 40513 | Arbitration Refunds | 150,000 | |
| | Professional Services | | 580,201 |
| 40530 | Appraisal Services | 350,000 | |
| 40540 | Professional Services | 148,036 | |
| 40520 | Accounting & Audit | 37,165 | |
| 40542 | Payroll | 45,000 | |



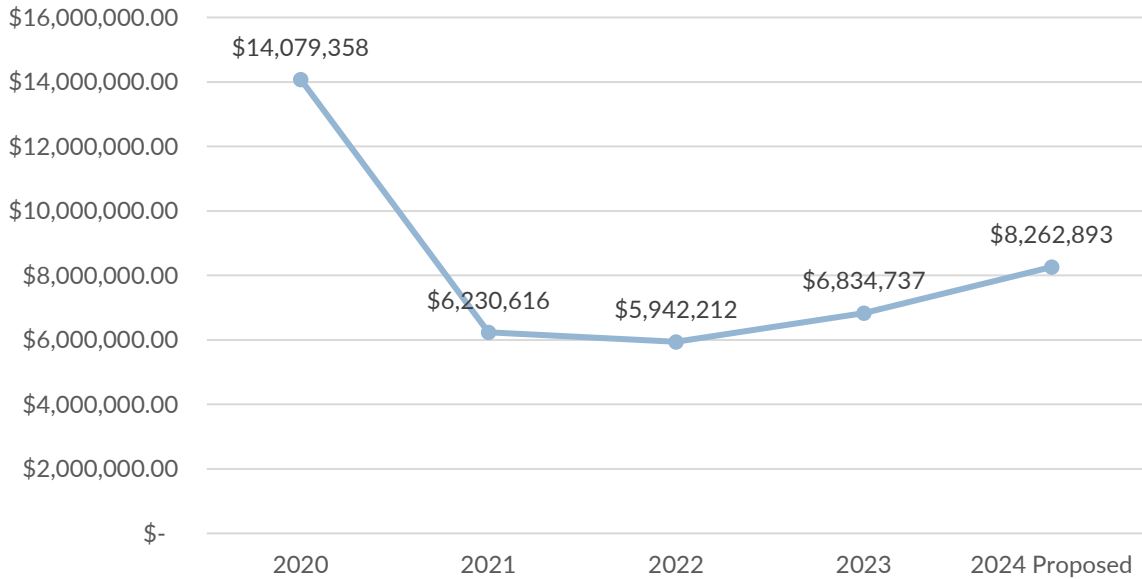
| GL Code | Description | GL Total | Budget Category Total |
|---------|---|---------------------|-----------------------|
| | Insurance | | 79,000 |
| 40710 | Property Insurance | 17,000 | |
| 40720 | Liability Insurance | 20,000 | |
| 40118 | Unemployment Insurance | 10,000 | |
| 40117 | Workers Compensation | 32,000 | |
| | Rentals | | 145,520 |
| 40610 | Rental Office Machines | 140,520 | |
| 40611 | Rental Storage Space | 5,000 | |
| | Building & Equipment Maintenance | | 270,599 |
| 40630 | Building Repair/Maintenance | 125,949 | |
| 40631 | Building Cleaning Service | 124,000 | |
| 40620 | Repair & Maintenance- Equipment | 20,650 | |
| | Other Services | | 401,382 |
| 40310 | Dues & Memberships | 7,082 | |
| 40241 | Records Management | 12,000 | |
| 40340 | Advertising & Legal Notices | 48,200 | |
| 40350 | Employee Appreciation | 40,000 | |
| 40351 | Board of Directors | 30,500 | |
| 40730 | Security Services | 250,000 | |
| 40760 | Vehicle Fuel | 1,800 | |
| 40761 | Vehicle Maintenance | 1,200 | |
| 40770 | Bank Fees | 10,000 | |
| 40780 | Credit Card Fees | 600 | |
| | Capital Equipment | | 10,000 |
| 40910 | Capital Expenditures | 10,000 | |
| | Total | \$ 8,262,892 | \$ 8,262,892 |



| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2024-2023) | % Change (2024-2023) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 2,550,283 | 1,990,232 | 560,051 | 28.14% | 30.86% |
| Benefit Cost | 1,228,798 | 1,019,101 | 209,697 | 20.58% | 14.87% |
| Printing & Mailing Services | 210,750 | 209,550 | 1,200 | 0.57% | 2.55% |
| Operating Supplies | 36,500 | 36,500 | - | 0.00% | 0.44% |
| Subscriptions & Data Purchases | 187,310 | 119,740 | 67,570 | 56.43% | 2.27% |
| Training & Education | 65,040 | 58,040 | 7,000 | 12.06% | 0.79% |
| Travel Expenditures | 16,950 | 16,950 | - | 0.00% | 0.21% |
| Utilities | 473,060 | 524,997 | (51,937) | -9.89% | 5.73% |
| Legal Services | 2,007,500 | 1,680,000 | 327,500 | 19.49% | 24.30% |
| Professional Services | 580,201 | 347,389 | 232,812 | 67.02% | 7.02% |
| Insurance | 79,000 | 74,000 | 5,000 | 6.76% | 0.96% |
| Aerial Photography | - | - | - | 0.00% | 0.00% |
| Rentals | 145,520 | 143,070 | 2,450 | 1.71% | 1.76% |
| Building & Equipment Maintenance | 270,599 | 216,618 | 53,981 | 24.92% | 3.27% |
| Software Maintenance | - | - | - | 0.00% | 0.00% |
| Other Services | 401,382 | 398,550 | 2,832 | 0.71% | 4.86% |
| Capital Equipment | 10,000 | - | 10,000 | 100.00% | 0.12% |
| | \$ 8,262,893 | \$ 6,834,737 | \$ 1,428,156 | 20.90% | 100% |



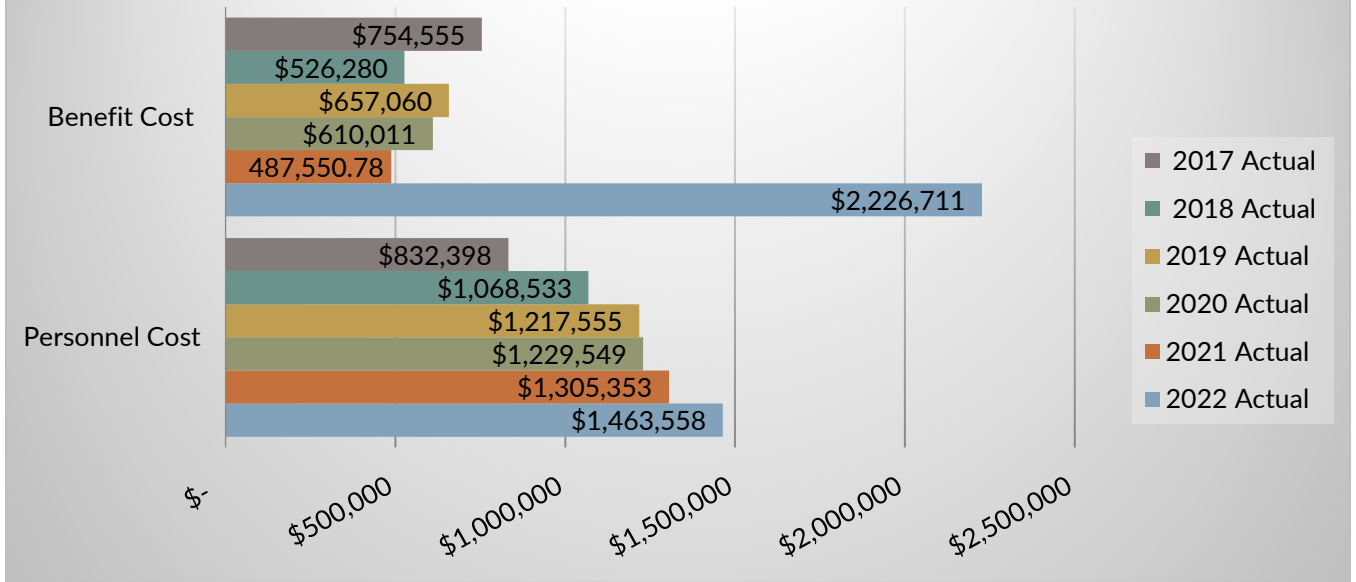
Administration & Appeals Budget



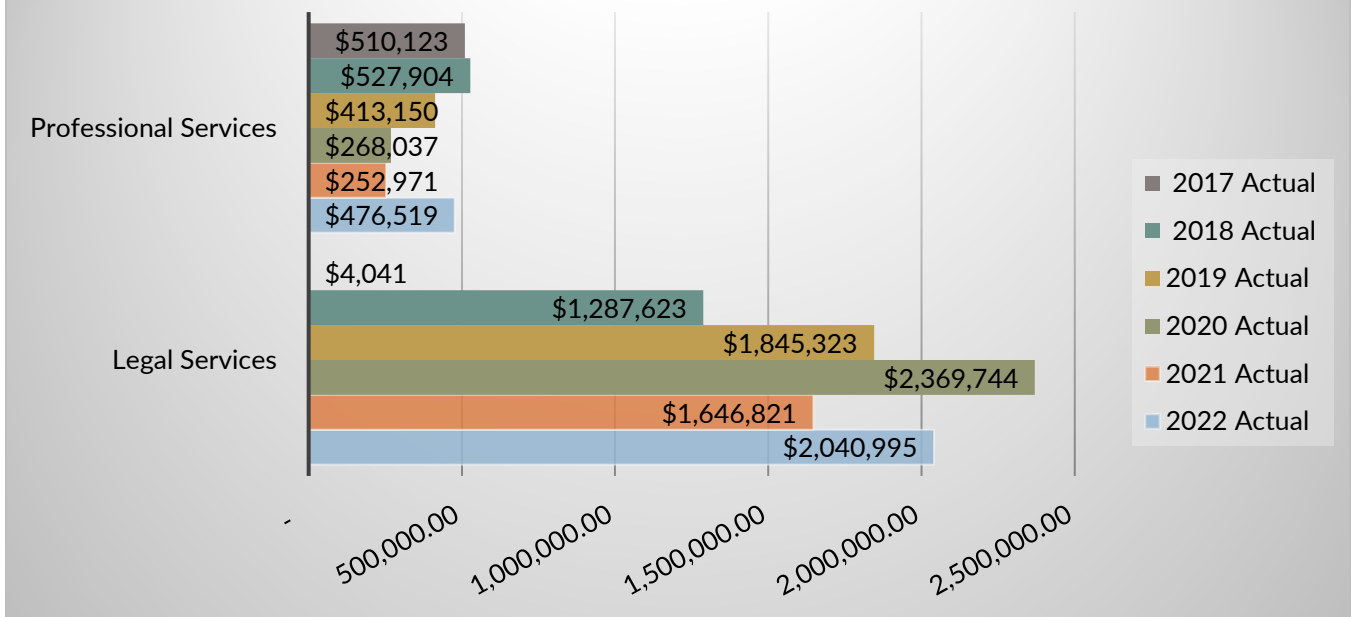
| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| Personnel Cost | \$ 1,463,558 | \$ 1,305,353 | \$ 1,229,549 | \$ 1,217,555 | \$ 1,068,533 |
| Benefit Cost | 2,226,710.96 | 487,550.78 | 610,011 | 657,060 | 526,280 |
| Printing & Mailing Services | 208,514.62 | 188,470.36 | 274,031 | 428,312 | 193,619 |
| Operating Supplies | 23,954.71 | 35,217.89 | 96,294 | 63,611 | 77,798 |
| Subscriptions & Data Purchases | 79,206.59 | 286,344.85 | 77,187 | 67,424 | 99,635 |
| Training & Education | 20,165.68 | 18,327.93 | 19,975 | 59,375 | 57,704 |
| Travel Expenditures | 8,798.96 | 9,396.93 | 26,052 | 32,008 | 51,699 |
| Utilities | 574,205.87 | 545,350.97 | 491,260 | 290,116 | 188,323 |
| Legal Services | 2,040,994.64 | 1,646,820.77 | 2,369,744 | 1,845,323 | 1,287,623 |
| Professional Services | 476,519.41 | 252,970.65 | 268,037 | 413,150 | 527,904 |
| Insurance | 73,029.92 | 60,584.05 | 70,093 | 56,435 | 62,661 |
| Aerial Photography | - | - | - | - | - |
| Rentals | 123,614.56 | 127,683.24 | 136,340 | 477,840 | 133,126 |
| Building & Equipment Maintenance | 271,085.50 | 201,470.12 | 252,787 | 221,590 | 134,819 |
| Software Maintenance | - | - | - | - | - |
| Other Services | 351,323.50 | 252,773.10 | 178,287 | 412,320 | 245,627 |
| Capital Equipment | 230,921.66 | 79,483.63 | 107,509 | 164,591 | 157,754 |
| | \$ 8,172,604 | \$ 5,497,798 | \$ 6,207,156 | \$ 6,406,709 | \$ 4,813,106 |
| \$ Increase (Decrease) from Prior Yr. | 2,674,806 | (709,358) | (199,552) | 1,593,603 | 1,704,836 |
| % Increase (Decrease) from Prior Yr. | 48.65% | -11.43% | -3.11% | 33.11% | 54.85% |



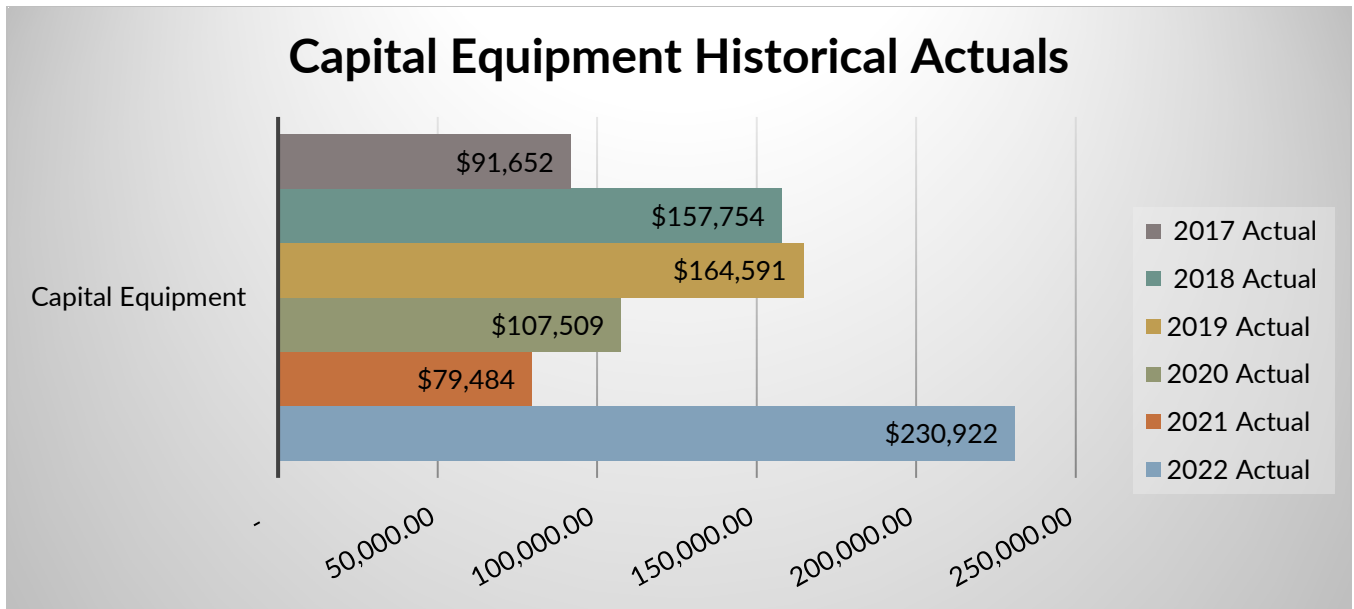
Personnel & Benefits Historical Actuals



Legal & Professional Services Historical Actuals



Capital Equipment Historical Actuals



Personnel Comparison:

| Position | 2024 Budget | 2023 Budget | Net Change |
|---|-------------|-------------|------------|
| Chief Appraiser | 1 | 1 | - |
| Deputy Chief Appraiser | 1 | 1 | - |
| In-house Counsel | 1 | 1 | - |
| Communications Director | 1 | 1 | - |
| Director of HR & Finance | 1 | 1 | - |
| Litigation Appraiser | 2 | 2 | - |
| Appeals Coordinator | 1 | 1 | - |
| Accounting Manager | 1 | 1 | - |
| Accounting & HR Assistant | 1 | 1 | - |
| Exececutive Support & Facilities Coord. | 1 | 1 | - |
| Records Coordinator | 1 | 1 | - |
| Admin Application Support | 1 | 1 | - |
| Legal Assistant | 3 | 3 | - |
| Communication Support Specialist | 1 | 0 | 1 |
| Mail Clerk/Messenger | 1 | 1 | - |
| Maintenance/Janitor | 1 | 1 | - |
| Total Net Change | 19 | 18 | 1 |

- (1) 1 Litigation Appraisal position was previously in the Commercial/BPP department budget and was moved to the Admin/Appeals budget in 2023
- (2) Admin application support was previously in the IT department budget and was moved to the Admin/Appeals budget in 2023



Local Government Code 140.0045 Required Public Notice Comparisons:

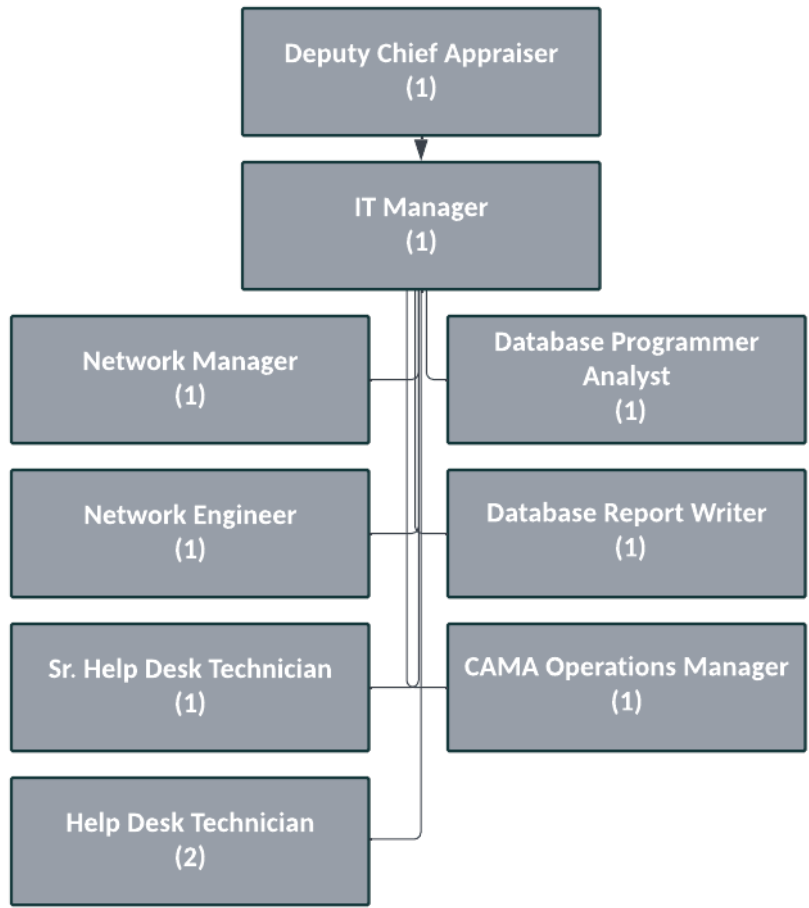
| Required Public Notice | 2024 Budget | 2023 Budget | 2022 Actual |
|---|-------------------------|-------------------------|-------------------------|
| Property Tax Benefits | 8,000 | 8,000 | 7,813 |
| Property Tax Protest & Appeals Procedures | 8,000 | 8,000 | 8,554 |
| Notice of Public Budget Hearing | 3,600 | 3,600 | 2,376 |
| <u>Total</u> | <u>\$ 19,600</u> | <u>\$ 19,600</u> | <u>\$ 18,743</u> |

Local Government Code 140.0045 Expenditures to Influence the Outcome of Legislation:

| | 2024 Budget | 2023 Budget | 2022 Actual |
|---------------------------------|-------------------------|------------------------|-------------------------|
| TASB Membership Dues | 25,000 | 500 | 500 |
| Legislative Consulting Services | 60,000 | - | 60,000 |
| <u>Total</u> | <u>\$ 85,000</u> | <u>\$ 500</u> | <u>\$ 60,500</u> |



Information Technology



| Employee Position | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|-----------------------------|------------------|----------------|-------------------------|-----------------------|----------------|
| IT Manager | 1 | 20 | \$ 121,182 - \$ 169,681 | \$ 37,249 - \$ 40,833 | \$ - |
| Network Manager | 1 | 19 | \$ 109,754 - \$ 153,687 | \$ 35,405 - \$ 38,652 | \$ - |
| Database Programmer Analyst | 1 | 12 | \$ 79,521 - \$ 111,351 | \$ 30,527 - \$ 32,879 | \$ - |
| Database Report Writer | 1 | 12 | \$ 79,521 - \$ 111,351 | \$ 30,527 - \$ 32,879 | \$ - |
| Network Engineer | 1 | 12 | \$ 79,521 - \$ 111,351 | \$ 30,527 - \$ 32,879 | \$ - |
| CAMA Operations Manager | 1 | 12 | \$ 79,521 - \$ 111,351 | \$ 30,527 - \$ 32,879 | \$ - |
| Sr. Help Desk Technician | 1 | 8 | \$ 63,391 - \$ 88,766 | \$ 27,924 - \$ 29,799 | \$ - |
| Help Desk Technician | 2 | 4 | \$ 46,833 - \$ 65,579 | \$ 25,252 - \$ 26,637 | \$ - |



Mission Statement

The mission of the Information Technology department is to provide, develop, and maintain a highly effective, reliable, secure, and innovative technology infrastructure which supports all facets of the district staff, division directors, Board of Directors, taxing jurisdictions of Travis County, and all taxpayers of Travis County in the most cost-effective manner.

Key Responsibilities

The Information Technology department's function is to manage the activities of the information technology environment including the network, security, database, and CAMA software administration. This department is highly technical in all areas for troubleshooting, evaluating, and recommending changes to current and future network requirements to meet the district's needs. The IT department works closely with management and the district's software vendor to help design and implement new software features and programming changes, including changes required by legislative mandate. This department coordinates supplement processing with entities and district staff, works with various departments of the taxing units to electronically exchange information and provide data/information for all taxing units as requested. The IT department also processes record requests requiring computer generated information.



Key Tasks & Deadlines

| Tasks | Deadline | Key Players |
|-----------------------------------|--------------|-------------------------------------|
| Annual Development Schedule | January 6 | IT Manager, Deputy Chief Appraiser |
| PTAD Sales Submission | January 31 | IT Manager, CAMA Operations Manager |
| Application Mailing | February 1 | CAMA Operations Manager |
| Equipment replacement & upgrades | February 28 | IT Manager, Network Manager |
| Notice of Appraised Value Mailing | March 22 | IT Manager, CAMA Operations Manager |
| Certification Processing | July 19 | IT Manager, CAMA Operations Manager |
| PTAD EARS Submission | September 1 | IT Manager, CAMA Operations Manager |
| Division Priority Planning | September 15 | IT Manager, Deputy Chief Appraiser |
| NCOA/CASS Updates | Quarterly | CAMA Operations Manager |
| Supplement Processing | Monthly | IT Manager, CAMA Operations Manager |



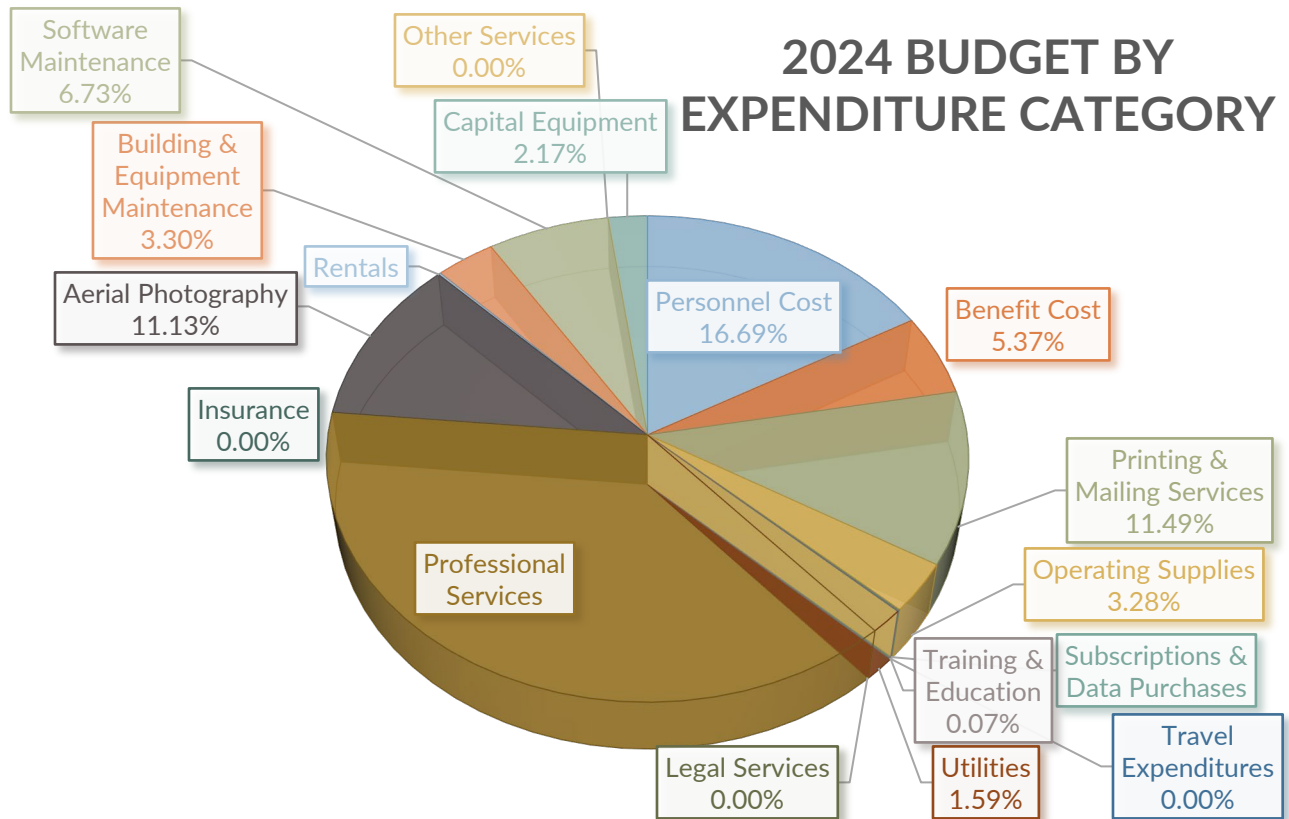
Information Technology

| GL Code | Description | GL Total | Budget Category Total |
|---------|--|---------------------|-----------------------|
| | Personnel Costs | | 868,588 |
| 40101 | Salaries | 858,588 | |
| 40107 | Overtime | 10,000 | |
| | Benefit Costs | | 279,717 |
| 40111 | Retirement (TCDRS) | 89,207 | |
| 40128 | Retirement (401(a) Plan) | 21,465 | |
| 40127 | Deferred Compensation (457(b) Matching Funds) | 21,465 | |
| 40112 | Health Insurance | 120,489 | |
| 40113 | Dental Insurance | 4,033 | |
| 40114 | Life Insurance | 1,871 | |
| 40115 | Disability Insurance | 3,939 | |
| 40124 | Long Term Care Insurance | 2,700 | |
| 40110 | Medicare | 12,450 | |
| 40130 | Norton Identity Protection | 509 | |
| 40131 | MASA Transportation Insurance | 1,588 | |
| | Printing & Mailing Services | | 597,700 |
| 40210 | Printing | 308,700 | |
| 40213 | Postage & Freight- Special Services | 289,000 | |
| | Operating Supplies | | 170,750 |
| 40220 | Operating Supplies | 23,000 | |
| 40222 | Operating Supplies- Equipment | 119,750 | |
| 40223 | Operating Supplies- Software | 28,000 | |
| | Subscription & Data Purchases | | 3,100 |
| 40231 | Books, Publications, Subscriptions & Databases | 3,100 | |
| | Training & Education | | 3,750 |
| 40330 | Training & Education | 3,750 | |
| | Utilities | | 82,800 |
| 40440 | Internet | 82,800 | |
| | Professional Services | | 1,975,500 |
| 40540 | Professional Services | 1,975,500 | |
| | Aerial Photography | | 579,260 |
| 40741 | Aerial Photography | 579,260 | |
| | Rentals | | 7,800 |
| 40611 | Rental Storage Space | 7,800 | |
| | Building & Equipment Maintenance | | 171,591 |
| 40620 | Repair & Maintenance- Equipment | 171,591 | |
| | Software Maintenance | | 350,467 |
| 40640 | Software Maintenance | 350,467 | |
| | Other Services | | 45 |
| 40310 | Dues & Memberships | 45 | |
| | TDLR Registrations & Renewals | | |
| | Capital Equipment | | 112,976 |
| 40910 | Capital Expenditures | 112,976 | |
| | Total | \$ 5,204,043 | \$ 5,204,043 |

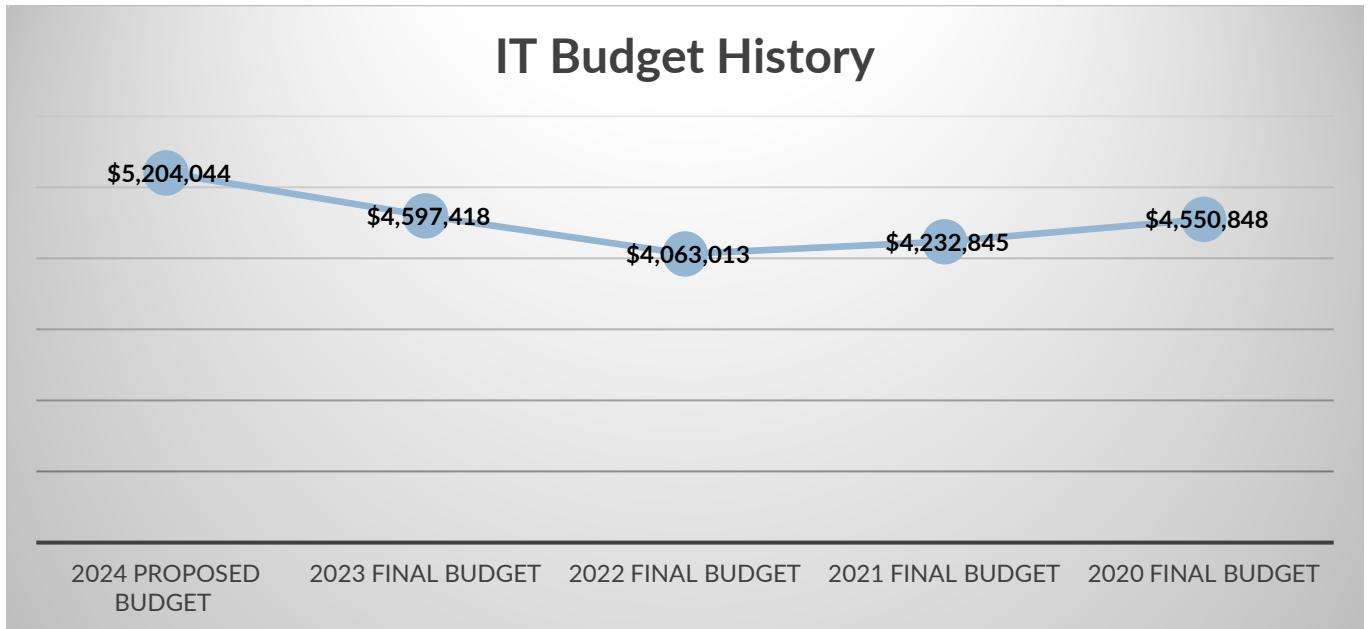


| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2023-2024) | % Change (2023-2024) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 868,588 | 770,470 | 98,118 | 12.73% | 16.69% |
| Benefit Cost | 279,717 | 233,406 | 46,311 | 19.84% | 5.37% |
| Printing & Mailing Services | 597,700 | 453,519 | 144,181 | 31.79% | 11.49% |
| Operating Supplies | 170,750 | 141,000 | 29,750 | 21.10% | 3.28% |
| Subscriptions & Data Purchases | 3,100 | 3,100 | - | 0.00% | 0.06% |
| Training & Education | 3,750 | 3,750 | - | 0.00% | 0.07% |
| Travel Expenditures | - | - | - | 0.00% | 0.00% |
| Utilities | 82,800 | 82,800 | - | 0.00% | 1.59% |
| Legal Services | - | - | - | 0.00% | 0.00% |
| Professional Services | 1,975,500 | 1,302,500 | 673,000 | 51.67% | 37.96% |
| Insurance | - | - | - | 0.00% | 0.00% |
| Aerial Photography | 579,260 | 802,297 | - | 0.00% | 11.13% |
| Rentals | 7,800 | 7,800 | - | 0.00% | 0.15% |
| Building & Equipment Maintenance | 171,591 | 160,700 | 10,891 | 6.78% | 3.30% |
| Software Maintenance | 350,467 | 462,100 | (111,633) | -24.16% | 6.73% |
| Other Services | 45 | 45 | - | 0.00% | 0.00% |
| Capital Equipment | 112,976 | 173,931 | (60,955) | -35.05% | 2.17% |
| | \$ 5,204,044 | \$ 4,597,418 | \$ 829,663 | 18.05% | 100% |

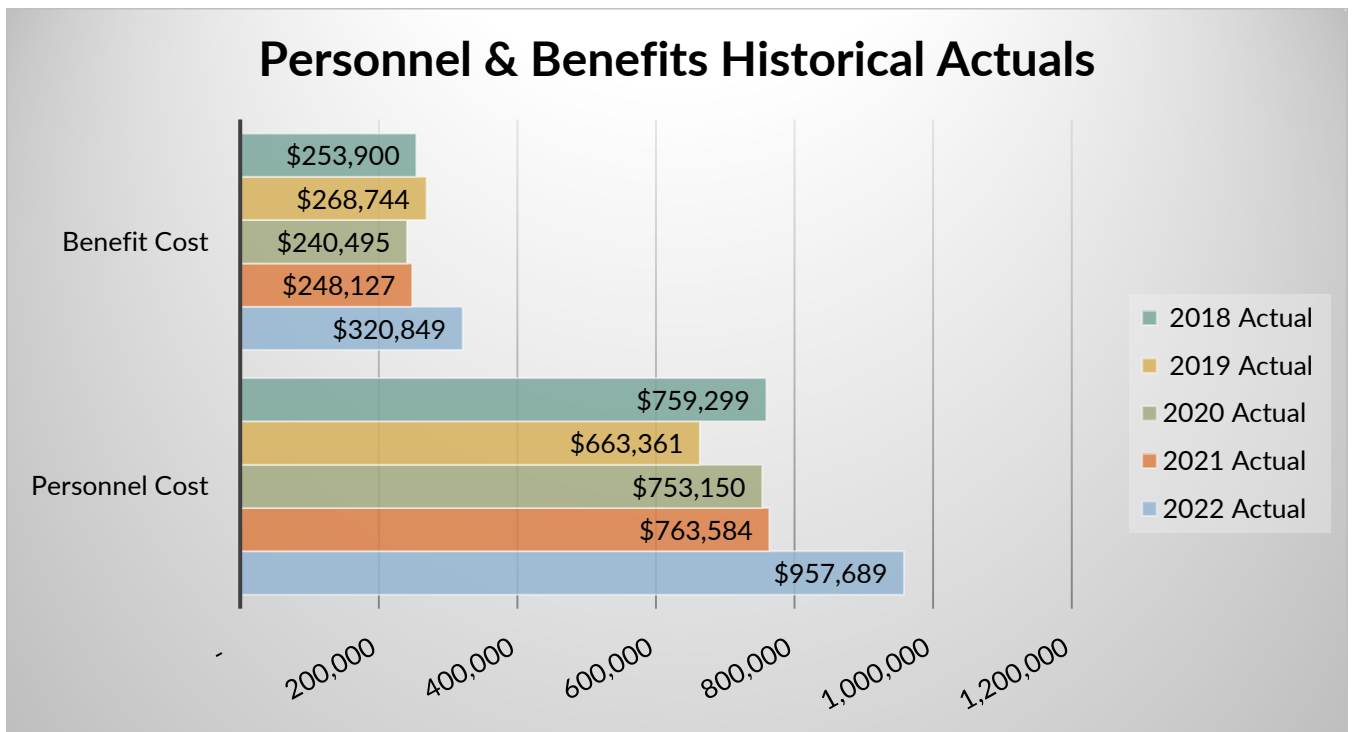
2024 BUDGET BY EXPENDITURE CATEGORY



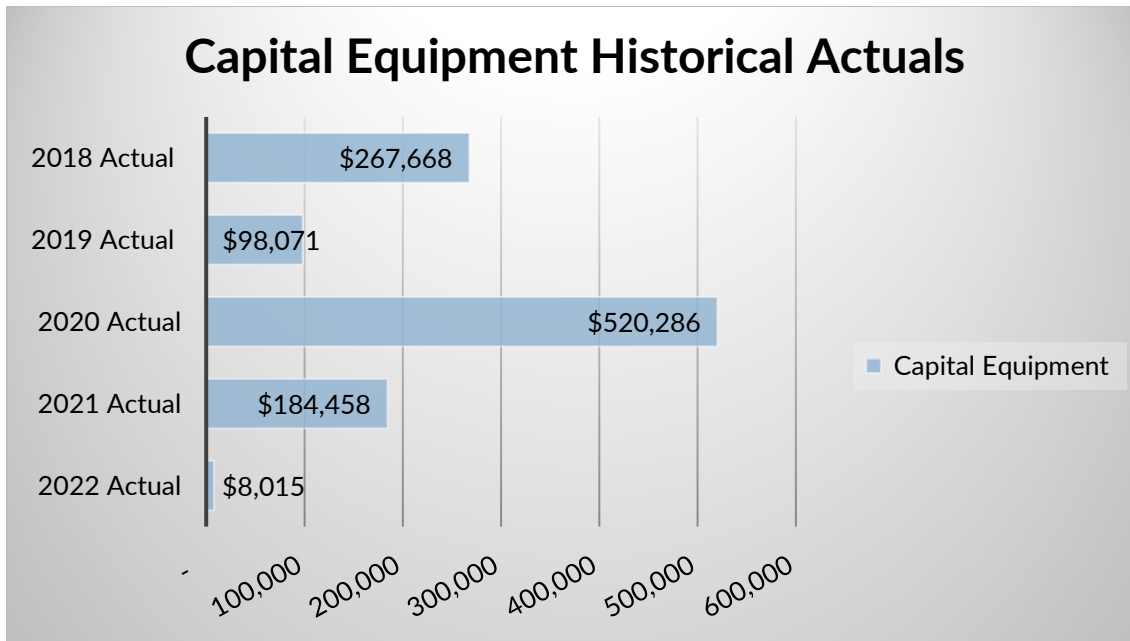
| Budget Category | 2024 Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
|----------------------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| Personnel Cost | 868,588 | 770,470 | 946,616 | 748,321 | 737,477 |
| Benefit Cost | 279,717 | 233,406 | 363,099 | 313,350 | 240,550 |
| Printing & Mailing Services | 597,700 | 453,519 | 435,200 | 429,750 | 307,254 |
| Operating Supplies | 170,750 | 141,000 | 109,785 | 192,800 | 313,149 |
| Subscriptions & Data Purchases | 3,100 | 3,100 | 3,100 | 3,240 | 1,040 |
| Training & Education | 3,750 | 3,750 | 5,500 | 5,500 | 5,500 |
| Travel Expenditures | - | - | - | - | - |
| Utilities | 82,800 | 82,800 | 80,750 | 82,579 | 89,475 |
| Legal Services | - | - | - | - | - |
| Professional Services | 1,975,500 | 1,302,500 | 999,371 | 1,060,516 | 1,064,071 |
| Insurance | - | - | - | - | - |
| Aerial Photography | 579,260 | 802,297 | 442,297 | 442,297 | 524,594 |
| Rentals | 7,800 | 7,800 | 7,800 | 11,000 | 7,800 |
| Building & Equipment Maintenance | 171,591 | 160,700 | 144,500 | 106,535 | 108,101 |
| Software Maintenance | 350,467 | 462,100 | 515,735 | 600,347 | 584,438 |
| Other Services | 45 | 45 | 90 | 90 | 90 |
| Capital Equipment | 112,976 | 173,931 | 9,170 | 236,520 | 567,309 |
| | \$ 5,204,044 | \$ 4,597,418 | \$ 4,063,013 | \$ 4,232,845 | \$ 4,550,848 |
| \$ Increases from Previous Year | 606,626 | 534,405 | (169,832) | (318,003) | 672,122 |
| % Increase from Previous Year | 13.19% | 13.15% | -4.01% | -6.99% | 17.33% |



| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|------------------|------------------|---------------------|---------------------|---------------------|
| Personnel Cost | 957,689 | 763,584 | 753,150 | 663,361 | 759,299 |
| Benefit Cost | 320,849 | 248,127 | 240,495 | 268,744 | 253,900 |
| Printing & Mailing Services | 468,461 | 430,803 | 333,350 | 241,910 | 279,344 |
| Operating Supplies | 171,105 | 109,734 | 311,425 | 201,476 | 106,650 |
| Subscriptions & Data Purchases | 6,080 | 3,288 | 1,725 | 1,762 | 829 |
| Training & Education | 1,050 | 2,219 | 4,097 | 6,337 | 4,208 |
| Travel Expenditures | 1,566 | - | - | - | - |
| Utilities | 50,114 | 80,961 | 84,450 | 64,774 | 35,593 |
| Legal Services | - | - | - | - | - |
| Professional Services | 1,806,340 | 783,591 | 1,063,605 | 415,020 | 329,950 |
| Insurance | - | - | - | - | - |
| Aerial Photography | 531,018 | 442,297 | 527,960 | 442,297 | 546,609 |
| Rentals | 7,550 | 7,626 | 7,706 | 9,866 | 10,856 |
| Building & Equipment Maintenance | 85,198 | 96,286 | 107,614 | 140,568 | 99,341 |
| Software Maintenance | 582,739 | 587,718 | 596,998 | 511,294 | 551,025 |
| Other Services | 420 | 45 | 45 | 45 | 45 |
| Capital Equipment | 8,015 | 184,458 | 520,286 | 98,071 | 267,668 |
| | 4,998,194 | 3,740,736 | \$ 4,552,906 | \$ 3,065,523 | \$ 3,245,318 |
| \$ Increase (Decrease) from Prior Yr. | 1,257,458 | (812,170) | 1,487,383 | (179,795) | 47,708 |
| % Increase (Decrease) from Prior Yr. | 33.62% | -17.84% | 48.52% | -5.54% | 1.49% |



Capital Equipment Historical Actuals

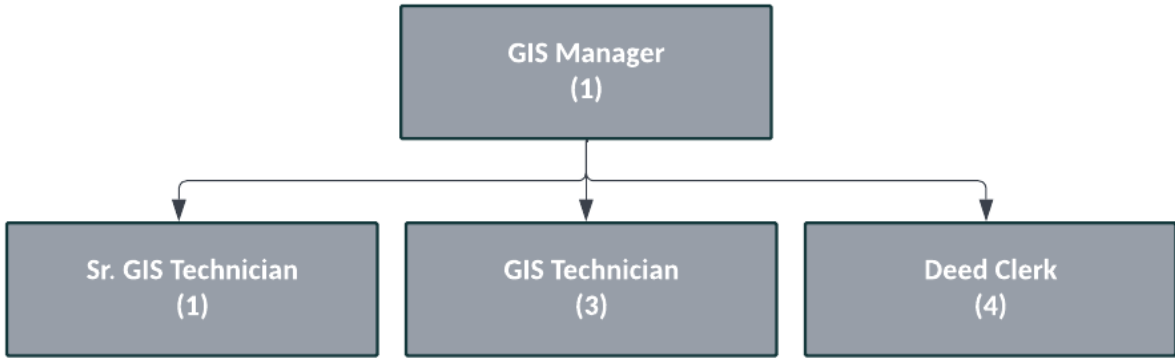


Personnel Comparison:

| Position | 2024 Budget | 2023 Budget | Net Change |
|--------------------------------|-----------------|-----------------|-----------------|
| Information Technology Manager | 1 | 1 | - |
| Network Manager | 1 | 1 | - |
| Database Programmer | 1 | 1 | - |
| Database Report Writer | 1 | 1 | - |
| Network Engineer | 1 | 1 | - |
| CAMA Operations Manager | 1 | 1 | - |
| Sr. Help Desk Technician | 1 | 0 | 1 |
| Help Desk Technician | 2 | 2 | - |
| <u>Total Net Change</u> | <u>2</u> | <u>8</u> | <u>1</u> |



Geographic Information Systems (GIS)



| Employee Position | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|--------------------|------------------|----------------|------------------------|-----------------------|----------------|
| GIS Manager | 1 | 15 | \$ 86,629 - \$ 121,317 | \$ 31,674 - \$ 34,238 | \$ - |
| Sr. GIS Technician | 1 | 6 | \$ 56,328 - \$ 78,868 | \$ 26,784 - \$ 28,450 | \$ - |
| GIS Technician | 3 | 4 | \$ 46,833 - \$ 65,579 | \$ 25,252 - \$ 26,637 | \$ - |
| Deed Clerk | 4 | 2 | \$ 37,835 - \$ 53,003 | \$ 23,800 - \$ 24,923 | \$ - |



Mission Statement

The mission of the Geographic Information Systems (GIS) department, which includes the mapping staff and the data entry staff, is to create new real property accounts and maintain ownership, mailing address and taxing entities on the existing property accounts in an efficient and effective manner.

Key Responsibilities

The GIS department function is to setup new real estate accounts as recorded on subdivision plats, condominium declarations and deed records recorded at the Travis County clerk’s office. It is also the responsibility of the GIS department to maintain current ownership and mailing addresses on these properties. Ownership records are recorded and received from the Travis County Clerk and District Clerk offices. Mailing address changes are received from the property owners and the United States Postal Service. It is also the GIS department’s responsibility to maintain current taxing entity records. The annexation and de-annexation information is received from the various taxing entities.

Key Tasks & Deadlines

| Tasks | Deadline | Key Players |
|-----------------------------|--------------|-------------------------------------|
| Subdivisions Plats | March 31 | GIS Technicians |
| Condominiums Declarations | March 31 | GIS Technicians |
| Annexations, De-annexations | March 31 | GIS Technicians |
| Splits/Merges | March 31 | GIS Technicians, Deed Clerks |
| Entity Records | July 10 | GIS Technicians |
| Division Priority Planning | September 15 | GIS Manager, Deputy Chief Appraiser |
| Deed Processing | Year Round | Deed Clerks |
| Future Year Layer | Year Round | GIS Technicians, Deed Clerks |
| Addressing | Year Round | Deed Clerks |
| Pace Program | Year Round | Deed Clerks |
| Prorating | Year Round | GIS Technicians, Deed Clerks |



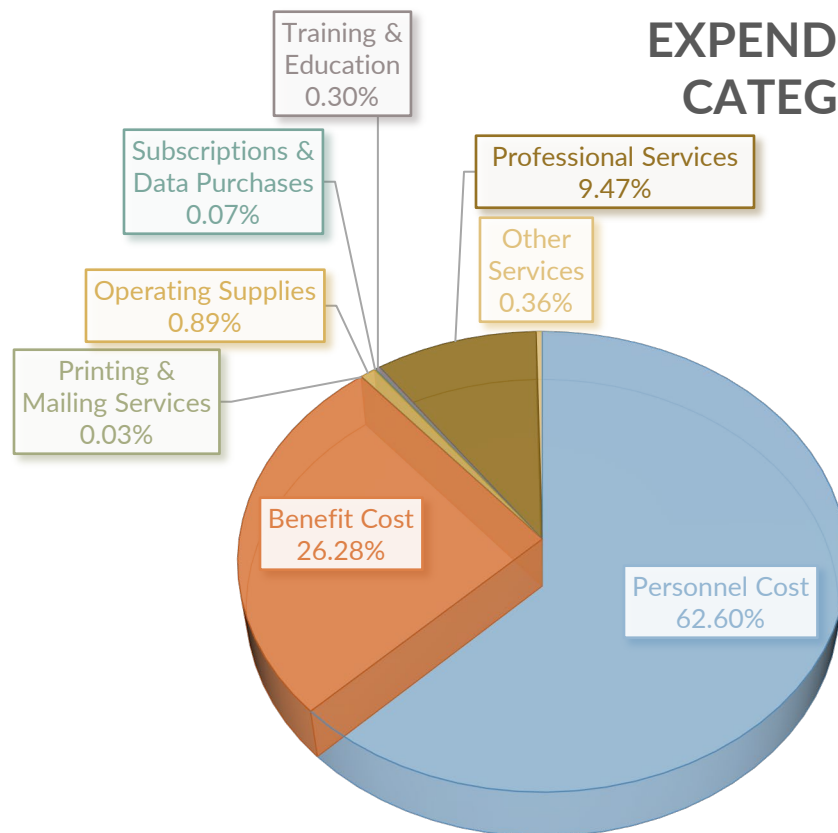
Geographic Information Systems (GIS)

| GL Code | Description | GL Total | Budget Category Total |
|---------|--|-------------------|-----------------------|
| | Personnel Costs | | 527,245 |
| 40101 | Salaries | 512,245 | |
| 40107 | Overtime | 15,000 | |
| 40119 | Auto Allowance | - | |
| 40108 | Seasonal & Temporary | - | |
| | Benefit Costs | | 221,392 |
| 40111 | Retirement (TCDRS) | 53,222 | |
| 40128 | Retirement (401(a) Plan) | 12,806 | |
| 40127 | Deferred Compensation (457(b) match) | 12,806 | |
| 40112 | Health Insurance | 120,489 | |
| 40113 | Dental Insurance | 4,033 | |
| 40114 | Life Insurance | 1,871 | |
| 40115 | Disability Insurance | 3,939 | |
| 40124 | Long Term Care Insurance | 2,700 | |
| 40110 | Medicare | 7,428 | |
| 40116 | Employee Assistance Program | - | |
| 40130 | Norton Identity Protection | 509 | |
| 40131 | MASA Transportation Insurance | 1,588 | |
| | Printing & Mailing Services | | 250 |
| 40210 | Printing | 250 | |
| | Operating Supplies | | 7,500 |
| 40220 | Operating Supplies | 7,500 | |
| | Subscription & Data Purchases | | 600 |
| 40231 | Books, Publications, Subscriptions & Databases | 600 | |
| | Training & Education | | 2,500 |
| 40330 | Training & Education | 2,500 | |
| | Professional Services | | 79,800 |
| 40530 | Appraisal Services | - | |
| 40540 | Professional Services | 79,800 | |
| | Other Services | | 3,000 |
| 40750 | Deed Copies | 3,000 | |
| | <u>Total</u> | \$ 842,286 | \$ 842,286 |

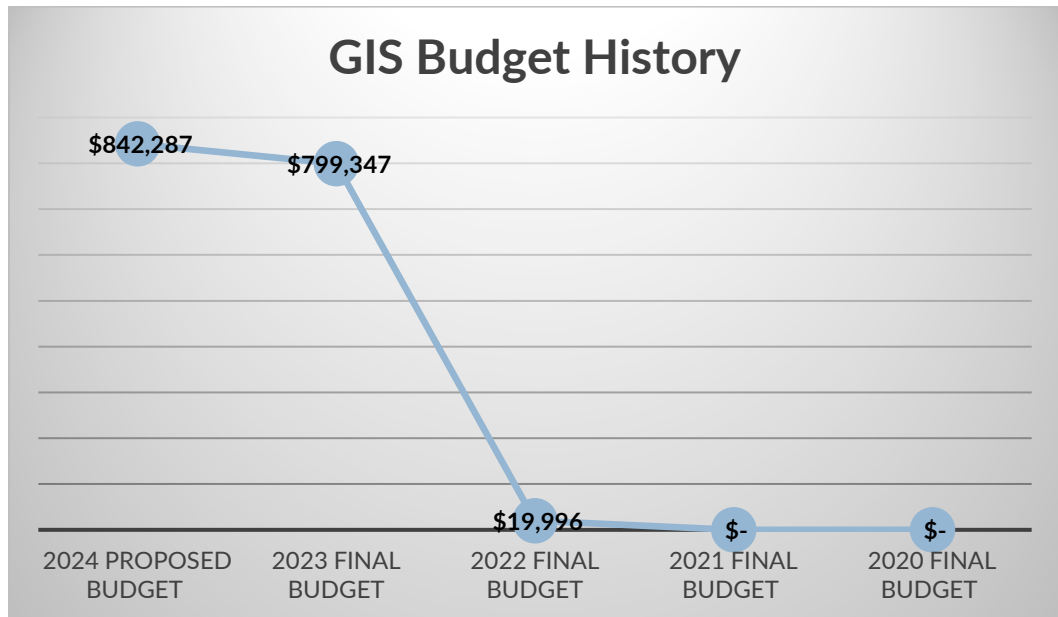


| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2024-2023) | % Change (2024-2023) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 527,245 | 509,721 | 17,524 | 3.44% | 62.60% |
| Benefit Cost | 221,392 | 198,976 | 22,416 | 11.27% | 26.28% |
| Printing & Mailing Services | 250 | 250 | - | 0.00% | 0.03% |
| Operating Supplies | 7,500 | 7,500 | - | 0.00% | 0.89% |
| Subscriptions & Data Purchases | 600 | 600 | - | 0.00% | 0.07% |
| Training & Education | 2,500 | 2,500 | - | 0.00% | 0.30% |
| Travel Expenditures | - | - | - | 0.00% | 0.00% |
| Utilities | - | - | - | 0.00% | 0.00% |
| Legal Services | - | - | - | 0.00% | 0.00% |
| Professional Services | 79,800 | 79,800 | - | 0.00% | 9.47% |
| Insurance | - | - | - | 0.00% | 0.00% |
| Aerial Photography | - | - | - | 0.00% | 0.00% |
| Rentals | - | - | - | 0.00% | 0.00% |
| Building & Equipment Maintenance | - | - | - | 0.00% | 0.00% |
| Software Maintenance | - | - | - | 0.00% | 0.00% |
| Other Services | 3,000 | - | 3,000 | 0.00% | 0.36% |
| Capital Equipment | - | - | - | 0.00% | 0.00% |
| | \$ 842,287 | \$ 799,347 | \$ 42,940 | 0.00% | 100% |

2024 BUDGET BY EXPENDITURE CATEGORY



| Budget Category | 2024 Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
|----------------------------------|----------------------|-------------------|-------------------|-------------------|-------------------|
| Personnel Cost | 527,245 | 509,721 | 17,459 | - | - |
| Benefit Cost | 221,392 | 198,976 | 2,536 | - | - |
| Printing & Mailing Services | 250 | 250 | - | - | - |
| Operating Supplies | 7,500 | 7,500 | - | - | - |
| Subscriptions & Data Purchases | 600 | 600 | - | - | - |
| Training & Education | 2,500 | 2,500 | - | - | - |
| Travel Expenditures | - | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | 79,800 | 79,800 | - | - | - |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 3,000 | - | - | - | - |
| Capital Equipment | - | - | - | - | - |
| | \$ 842,287 | \$ 799,347 | \$ 19,996 | \$ - | \$ - |
| \$ Increases from Previous Year | 42,940 | - | - | - | - |
| % Increase from Previous Year | 100.00% | 0.00% | 0.00% | 0.00% | 0.00% |

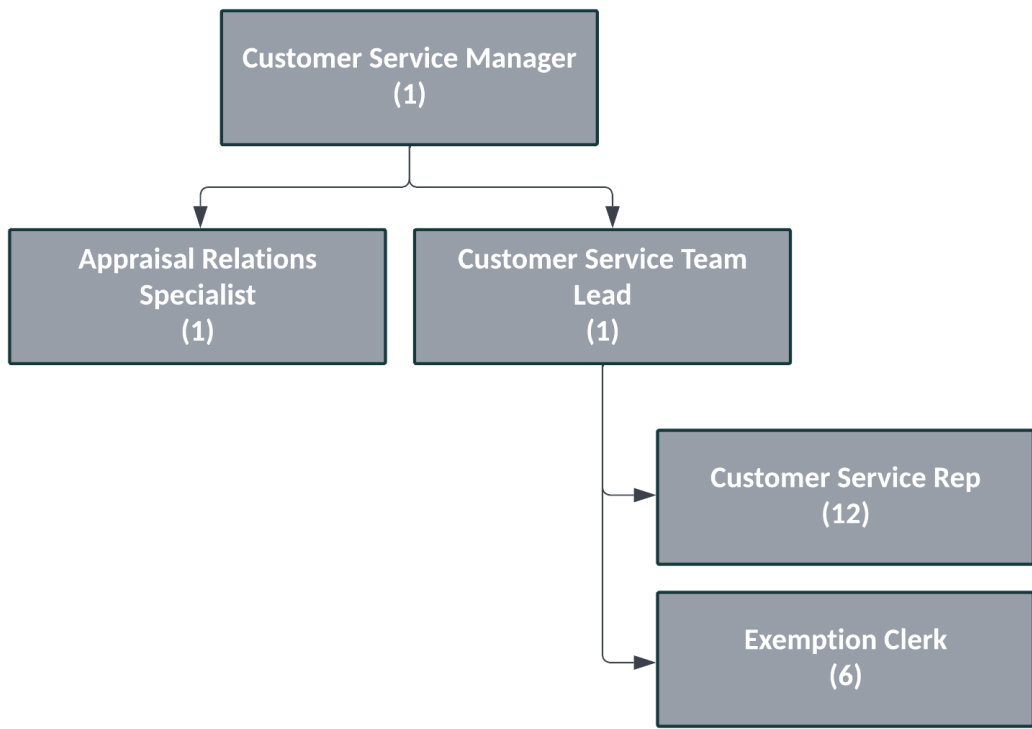


Personnel Comparison:

| Position | 2024 Budget | 2023 Budget | Net Change |
|--------------------------------|-----------------|-----------------|-----------------|
| GIS Manager | 1 | 1 | - |
| Sr. GIS Technician | 1 | 1 | - |
| Gis Technician | 3 | 3 | - |
| Deed Clerk | 4 | 4 | - |
| <u>Total Net Change</u> | <u>2</u> | <u>2</u> | <u>-</u> |



Customer Service



| | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|---------------------------------|------------------|----------------|------------------------|-----------------------|----------------|
| Customer Service Manager | 1 | 15 | \$ 86,629 - \$ 121,317 | \$ 31,674 - \$ 34,238 | \$ - |
| Customer Service Team Lead | 1 | 9 | \$ 67,801 - \$ 94,930 | \$ 28,635 - \$ 30,640 | \$ - |
| Appraisal Relations Specialist | 1 | 5 | \$ 49,817 - \$ 69,757 | \$ 25,734 - \$ 27,207 | \$ 8,400 |
| Exemptions Clerks | 6 | 3 | \$ 45,440 - \$ 63,629 | \$ 25,027 - \$ 26,372 | \$ - |
| Customer Service Representative | 3 | 3 | \$ 45,440 - \$ 63,629 | \$ 25,027 - \$ 26,372 | \$ - |
| Customer Service Representative | 9 | 2 | \$ 37,835 - \$ 53,003 | \$ 23,800 - \$ 24,923 | \$ - |



Mission Statement

The mission of the Customer Service department is to provide assistance to the public in a professional and courteous manner in addition to ensuring that exemptions are fairly and consistently granted.

Key Responsibilities

The Customer Service department is responsible for representing the district in frequent contact with the public. This department assists property owners, property tax professionals, attorneys, and the general public with any request. The customer service department administers homestead, disable veteran and over-65 exemptions, and is responsible for ensuring that exemptions are fairly and consistently granted per the Texas Property Tax Code.

Key Tasks & Deadlines

| Tasks | Deadline | Key Players |
|--|------------------|--|
| Division Priority Planning | September 15 | Customer Service Manager, Deputy Chief Appraiser |
| Mailing Address Corrections | Year Round | Customer Service Representatives |
| Customer Contact (phone calls, walk-ins) | Year Round | Customer Service Representatives |
| Homestead Reset | January 31 | Exemptions Clerks |
| Homestead Processing | February - April | Exemptions Clerks |
| Exemption Application Processing | February - April | Exemptions Clerks |
| Exemption Audits | All year long | Exemptions Clerks |

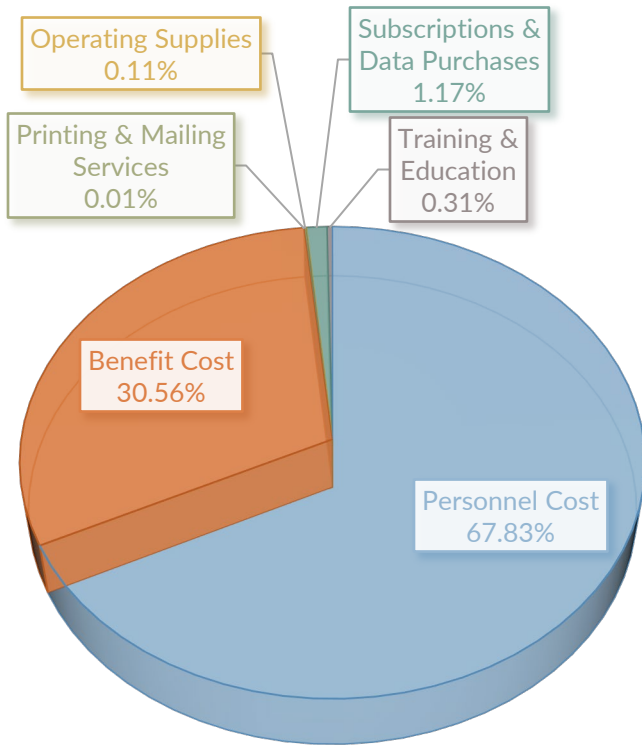


Customer Service

| GL Code | Description | GL Total | Budget Category Total |
|--------------|--|---------------------|--------------------------|
| | Personnel Costs | | 1,101,286 |
| 40101 | Salaries | 949,219 | |
| 40107 | Overtime | 18,667 | |
| 40119 | Auto Allowance | 8,400 | |
| 40108 | Seasonal & Temporary | 125,000 | |
| | Benefit Costs | | 496,198 |
| 40111 | Retirement (TCDRS) | 111,611 | |
| 40128 | Retirement (401(a) Plan) | 26,855 | |
| 40127 | Deferred Compensation (457(b) match) | 26,855 | |
| 40112 | Health Insurance | 281,142 | |
| 40113 | Dental Insurance | 9,411 | |
| 40114 | Life Insurance | 4,365 | |
| 40115 | Disability Insurance | 9,190 | |
| 40124 | Long Term Care Insurance | 6,300 | |
| 40110 | Medicare | 15,576 | |
| 40116 | Employee Assistance Program | - | |
| 40130 | Norton Identity Protection | 1,188 | |
| 40131 | MASA Transportation Insurance | 3,704 | |
| | Printing & Mailing Services | | 200 |
| 40210 | Printing | 200 | |
| | Operating Supplies | | 1,800 |
| 40220 | Operating Supplies | 1,800 | |
| | Subscription & Data Purchases | | 19,000 |
| 40231 | Books, Publications, Subscriptions & Databases | 19,000 | |
| | Training & Education | | 5,000 |
| 40330 | Training & Education | 5,000 | |
| | Professional Services | | 369,785 |
| 40540 | Professional Services | 369,785 | |
| | Building & Equipment Maintenance | - | 2,100 |
| 40620 | Repair & Maintenance- Equipment | 2,100 | |
| | Other Services | | 1,135 |
| 40310 | Dues & Memberships | 1,135 | |
| Total | | \$ 1,996,503 | \$ 1,996,503 |



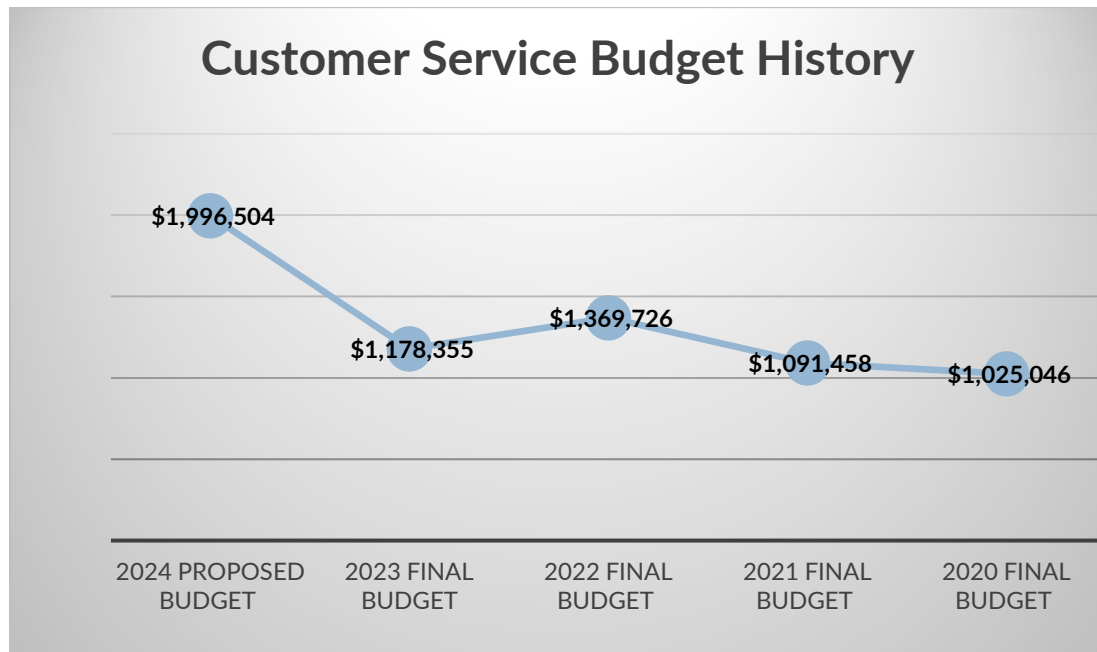
| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2024-2023) | % Change (2024-2023) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 1,101,286 | 805,579 | 295,707 | 36.71% | 55.16% |
| Benefit Cost | 496,198 | 323,516 | 172,682 | 53.38% | 24.85% |
| Printing & Mailing Services | 200 | 100 | 100 | 100.00% | 0.01% |
| Operating Supplies | 1,800 | 500 | 1,300 | 260.00% | 0.09% |
| Subscriptions & Data Purchases | 19,000 | 16,970 | 2,030 | 11.96% | 0.95% |
| Training & Education | 5,000 | 500 | 4,500 | 900.00% | 0.25% |
| Travel Expenditures | - | - | - | 0.00% | 0.00% |
| Utilities | - | - | - | 0.00% | 0.00% |
| Legal Services | - | - | - | 0.00% | 0.00% |
| Professional Services | 369,785 | 25,000 | 344,785 | 100.00% | 18.52% |
| Insurance | - | - | - | 0.00% | 0.00% |
| Aerial Photography | - | - | - | 0.00% | 0.00% |
| Rentals | - | - | - | 0.00% | 0.00% |
| Building & Equipment Maintenance | 2,100 | 2,100 | - | 0.00% | 0.11% |
| Software Maintenance | - | - | - | 0.00% | 0.00% |
| Other Services | 1,135 | 4,090 | (2,955) | -72.25% | 0.06% |
| Capital Equipment | - | - | - | 0.00% | 0.00% |
| Total | \$ 1,996,504 | \$ 1,178,355 | \$ 818,149 | 69.43% | 100% |



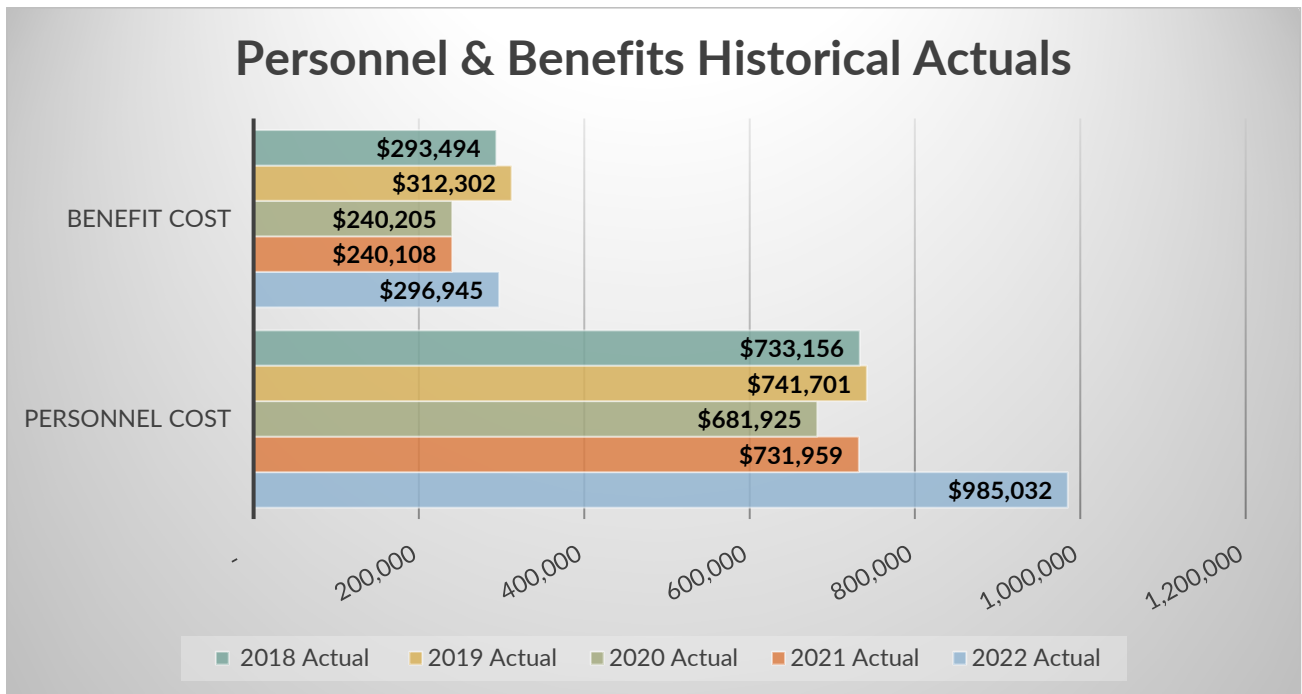
2024 BUDGET BY CATEGORY



| Budget Category | 2024 Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
|----------------------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| Personnel Cost | 1,101,286 | 805,579 | 901,905 | 748,161 | 662,701 |
| Benefit Cost | 496,198 | 323,516 | 443,561 | 281,928 | 239,847 |
| Printing & Mailing Services | 200 | 100 | 100 | 225 | 225 |
| Operating Supplies | 1,800 | 500 | 500 | 2,000 | 3,500 |
| Subscriptions & Data Purchases | 19,000 | 16,970 | 16,970 | 15,940 | 14,633 |
| Training & Education | 5,000 | 500 | 500 | 1,550 | 500 |
| Travel Expenditures | - | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | 369,785 | 25,000 | - | 37,000 | 98,350 |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | 2,100 | 2,100 | 2,100 | 1,800 | 1,834 |
| Software Maintenance | - | - | - | - | - |
| Other Services | 1,135 | 4,090 | 4,090 | 2,855 | 3,455 |
| Capital Equipment | - | - | - | - | - |
| | \$ 1,996,504 | \$ 1,178,355 | \$ 1,369,726 | \$ 1,091,458 | \$ 1,025,046 |
| \$ Increases from Previous Year | 818,149 | (191,371) | 278,268 | 66,412 | (216,828) |
| % Increase from Previous Year | 69.43% | -13.97% | 25.50% | 6.48% | -17.46% |



| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|----------------------------|----------------------------|----------------------------|----------------------------|----------------------------|
| Personnel Cost | 985,032 | 731,959 | 681,925 | 741,701 | 733,156 |
| Benefit Cost | 296,945 | 240,108 | 240,205 | 312,302 | 293,494 |
| Printing & Mailing Services | 181 | 92 | 98 | 88 | 217 |
| Operating Supplies | 1,741 | 453 | 143 | 2,150 | 1,836 |
| Subscriptions & Data Purchases | 13,172 | 17,050 | 15,967 | 15,083 | 15,286 |
| Training & Education | 4,252 | 1,550 | 394 | 1,225 | 475 |
| Travel Expenditures | - | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | 139,550 | 27,917 | 98,350 | 10,425 | 157,500 |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | 652 | 1,565 | 2,065 | 1,573 |
| Software Maintenance | - | - | - | - | - |
| Other Services | 2,613 | 2,513 | 3,136 | 3,573 | 2,645 |
| Capital Equipment | - | - | - | - | - |
| | <u>\$ 1,443,484</u> | <u>\$ 1,022,294</u> | <u>\$ 1,041,783</u> | <u>\$ 1,088,613</u> | <u>\$ 1,206,182</u> |
| \$ Increase (Decrease) from Prior Yr. | 421,190 | (19,489) | (46,830) | (117,569) | 104,913 |
| % Increase (Decrease) from Prior Yr. | 41.20% | -1.87% | -4.30% | -9.75% | 9.53% |



Personnel Comparison:

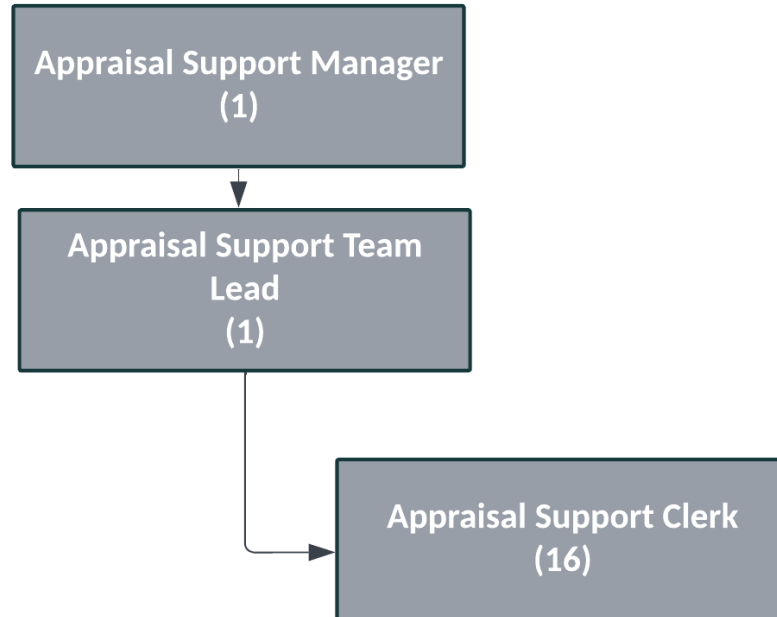
| Position | 2024 Budget | 2023 Budget | Net Change |
|----------------------------------|------------------------|------------------------|-----------------------|
| Customer Service Manager | 1 | 1 | - |
| Customer Service Team Lead | 1 | 1 | - |
| Appraisal Relations Specialist | 1 | 1 | - |
| Exemptions Clerks ⁽¹⁾ | 6 | 0 | 6 |
| Customer Service Representative | 12 | 12 | - |
| <i>Total Net Change</i> | <i>21</i> | <i>15</i> | <i>6</i> |

- Exemptions processing moved to the Customer Service department in 2023.





Appraisal Support



| Employee Position | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|-----------------------------|------------------|----------------|------------------------|-----------------------|----------------|
| Appraisal Support Manager | 1 | 15 | \$ 86,629 - \$ 121,317 | \$ 31,674 - \$ 34,238 | \$ - |
| Appraisal Support Team Lead | 1 | 9 | \$ 67,801 - \$ 94,930 | \$ 28,635 - \$ 30,640 | \$ - |
| Appraisal Support Clerk | 6 | 3 | \$ 45,440 - \$ 63,629 | \$ 25,027 - \$ 26,372 | \$ - |
| Appraisal Support Clerk | 10 | 2 | \$ 37,835 - \$ 53,003 | \$ 23,800 - \$ 24,923 | \$ - |



Mission Statement

The Appraisal Support Division endeavors to ensure data gathered supporting appraised values are entered accurately into district records and facilitate communication with customers during the protest season.

Key Responsibilities

The Appraisal Support Division is responsible for entering data accurately, ensuring protests are entered timely, and verifying all required forms are executed appropriately, scheduling protest hearings and ensuring that customers receive prompt attention and accurate information.

Key Tasks & Deadlines

| Tasks | Deadline | Key Players |
|----------------------------|---------------|---|
| Drawing and entering plans | All year long | Support Clerks |
| Appointment of Agent | All year long | Support Clerks |
| Rendition Data Entry | May 23 | Support Clerks |
| Protest - Entry | May 15 | Support Clerks |
| Penalty Waivers | August 1 | Support Clerks |
| Protest - Hearings | July 13 | Support Clerks |
| Protest - ARB Records | July 23 | Support Clerks |
| Division Priority Planning | September 15 | Appraisal Support Manager, Deputy Chief Appraiser |
| Sketch Verification | October 5 | Support Clerks |
| Entering Building Permits | November 1 | Support Clerks |

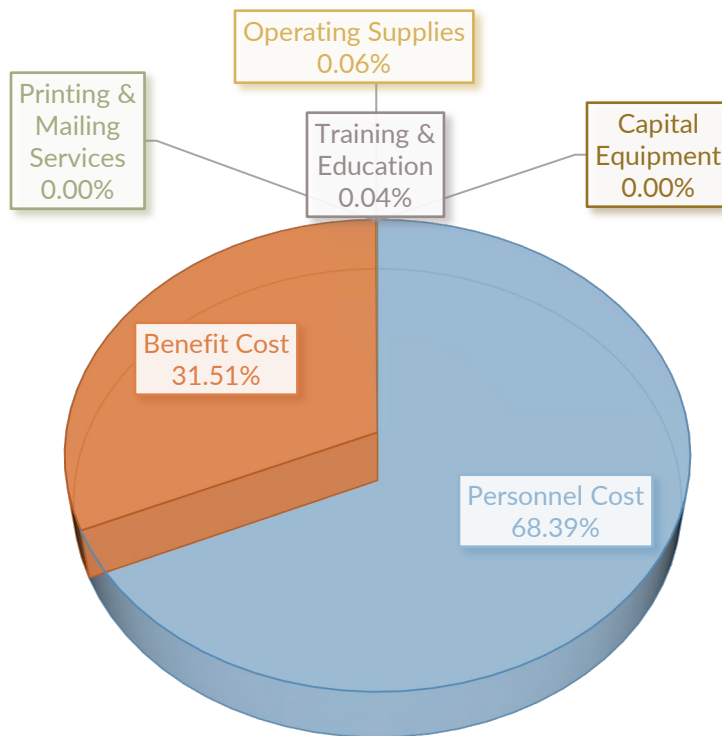


Appraisal Support

| GL Code | Description | GL Total | Budget Category Total |
|--------------|--|---------------------|--------------------------|
| | Personnel Costs | | 911,497 |
| 40101 | Salaries | 739,417 | |
| 40107 | Overtime | 22,080 | |
| 40119 | Auto Allowance | - | |
| 40108 | Seasonal & Temporary | 150,000 | |
| | Benefit Costs | | 415,842 |
| 40111 | Retirement (TCDRS) | 92,410 | |
| 40128 | Retirement (401(a) Plan) | 22,235 | |
| 40127 | Deferred Compensation (457(b) match) | 22,235 | |
| 40112 | Health Insurance | 240,979 | |
| 40113 | Dental Insurance | 8,066 | |
| 40114 | Life Insurance | 3,741 | |
| 40115 | Disability Insurance | 7,878 | |
| 40124 | Long Term Care Insurance | 5,400 | |
| 40110 | Medicare | 12,897 | |
| 40116 | Employee Assistance Program | - | |
| 40130 | Norton Identity Protection | 1,018 | |
| 40131 | MASA Transportation Insurance | 3,175 | |
| | Printing & Mailing Services | | 50 |
| 40210 | Printing | 50 | |
| | Operating Supplies | | 750 |
| 40220 | Operating Supplies | 750 | |
| | Training & Education | | 500 |
| 40330 | Training & Education | 500 | |
| | Professional Services | | 66,500 |
| 40540 | Professional Services | 66,500 | |
| | Other Services | | 135 |
| 40310 | Dues & Memberships | 135 | |
| Total | | \$ 1,399,466 | \$ 1,399,466 |



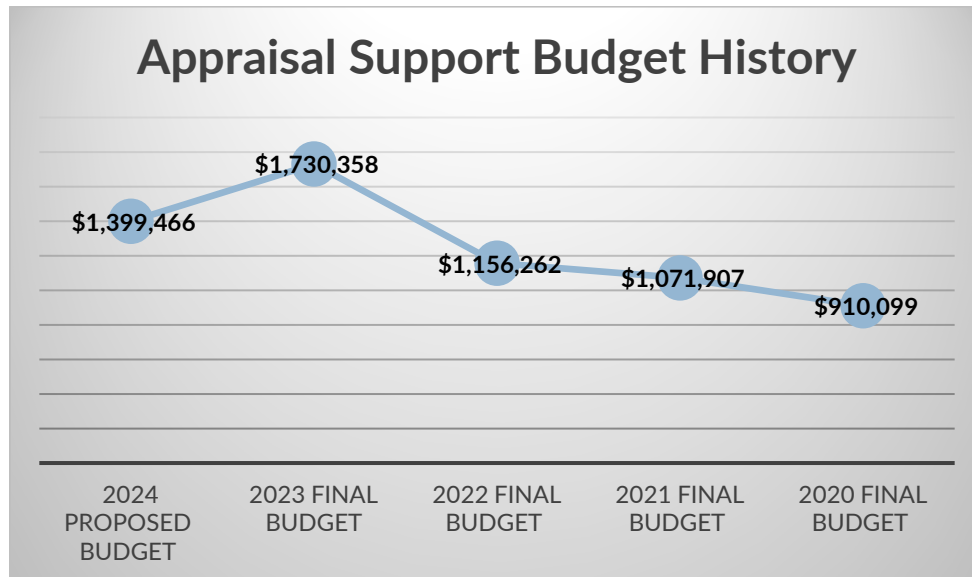
| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2024-2023) | % Change (2024-2023) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 911,497 | 1,163,041 | (251,544) | -21.63% | 65.13% |
| Benefit Cost | 420,035 | 499,177 | (79,142) | -15.85% | 30.01% |
| Printing & Mailing Services | 50 | 50 | - | 0.00% | 0.00% |
| Operating Supplies | 750 | 1,000 | (250) | -25.00% | 0.05% |
| Subscriptions & Data Purchases | - | - | - | 0.00% | 0.00% |
| Training & Education | 500 | 500 | - | 0.00% | 0.04% |
| Travel Expenditures | - | - | - | 0.00% | 0.00% |
| Utilities | - | - | - | 0.00% | 0.00% |
| Legal Services | - | - | - | 0.00% | 0.00% |
| Professional Services | 66,500 | 66,500 | - | 0.00% | 4.75% |
| Insurance | - | - | - | 0.00% | 0.00% |
| Aerial Photography | - | - | - | 0.00% | 0.00% |
| Rentals | - | - | - | 0.00% | 0.00% |
| Building & Equipment Maintenance | - | - | - | 0.00% | 0.00% |
| Software Maintenance | - | - | - | 0.00% | 0.00% |
| Other Services | 135 | 90 | 45 | 50.00% | 0.01% |
| Capital Equipment | - | - | - | 0.00% | 0.00% |
| Total | \$ 1,399,466 | \$ 1,730,358 | \$ (330,892) | -19.12% | 100% |



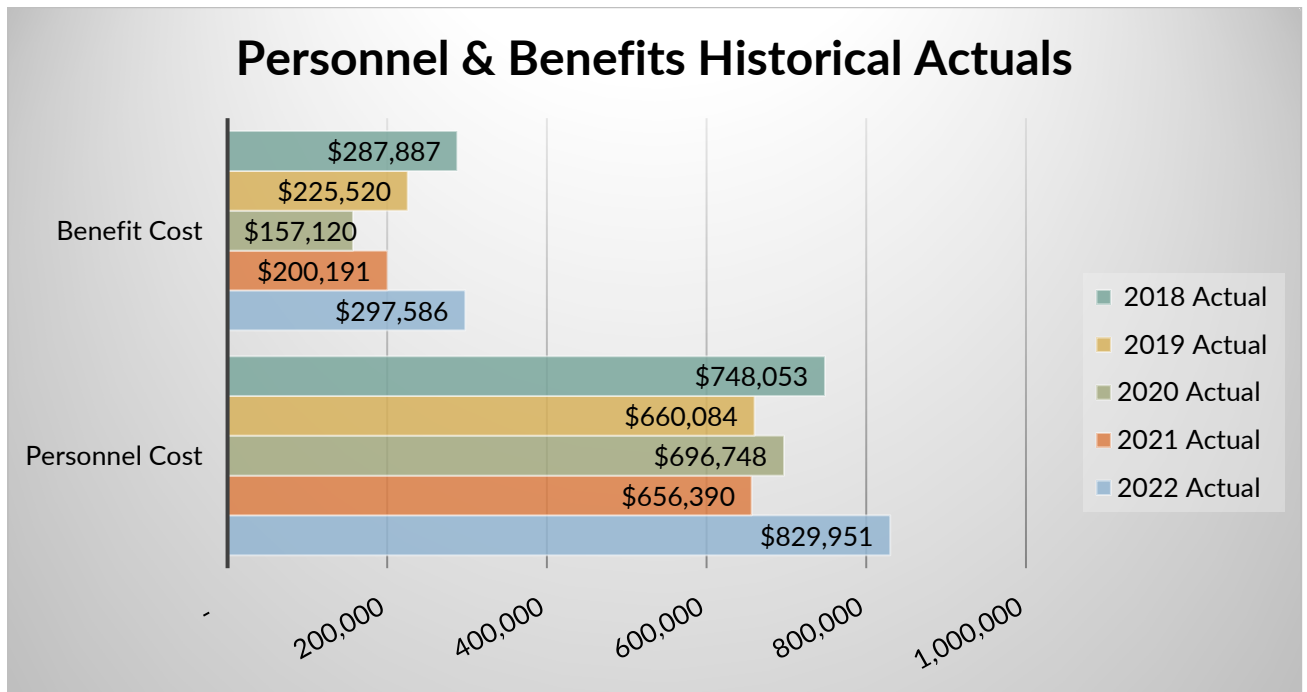
2024 BUDGET BY CATEGORY



| Budget Category | 2024 Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
|----------------------------------|----------------------|---------------------|---------------------|---------------------|-------------------|
| Personnel Cost | 911,497 | 1,163,041 | 765,123 | 653,777 | 692,459 |
| Benefit Cost | 420,035 | 499,177 | 387,999 | 243,855 | 162,665 |
| Printing & Mailing Services | 50 | 50 | 50 | 125 | 125 |
| Operating Supplies | 750 | 1,000 | 1,000 | 2,000 | 2,500 |
| Subscriptions & Data Purchases | - | - | - | - | - |
| Training & Education | 500 | 500 | 500 | 1,000 | 1,000 |
| Travel Expenditures | - | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | 66,500 | 66,500 | 1,500 | 170,800 | 51,000 |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 135 | 90 | 90 | 350 | 350 |
| Capital Equipment | - | - | - | - | - |
| | \$ 1,399,466 | \$ 1,730,358 | \$ 1,156,262 | \$ 1,071,907 | \$ 910,099 |
| \$ Increases from Previous Year | (330,892) | 574,096 | 84,355 | 161,808 | (0) |
| % Increase from Previous Year | -19.12% | 49.65% | 7.87% | 17.78% | 0.00% |



| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|----------------------------|----------------------------|--------------------------|--------------------------|----------------------------|
| Personnel Cost | 829,951 | 656,390 | 696,748 | 660,084 | 748,053 |
| Benefit Cost | 297,586 | 200,191 | 157,120 | 225,520 | 287,887 |
| Printing & Mailing Services | - | - | - | 30 | 116 |
| Operating Supplies | 218 | 197 | 512 | 506 | 437 |
| Subscriptions & Data Purchases | - | - | - | - | - |
| Training & Education | - | 75 | 310 | - | - |
| Travel Expenditures | - | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | 6,650 | 166,916 | 49,999 | 1,368 | 706 |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 45 | 250 | 45 | 283 | 204 |
| Capital Equipment | - | - | - | - | - |
| | <u>\$ 1,134,449</u> | <u>\$ 1,024,018</u> | <u>\$ 904,734</u> | <u>\$ 887,792</u> | <u>\$ 1,037,403</u> |
| \$ Increase (Decrease) from Prior Yr. | 110,431 | 119,284 | 16,943 | (149,612) | 85,223 |
| % Increase (Decrease) from Prior Yr. | 10.78% | 13.18% | 1.91% | -14.42% | 8.95% |



Personnel Comparison:

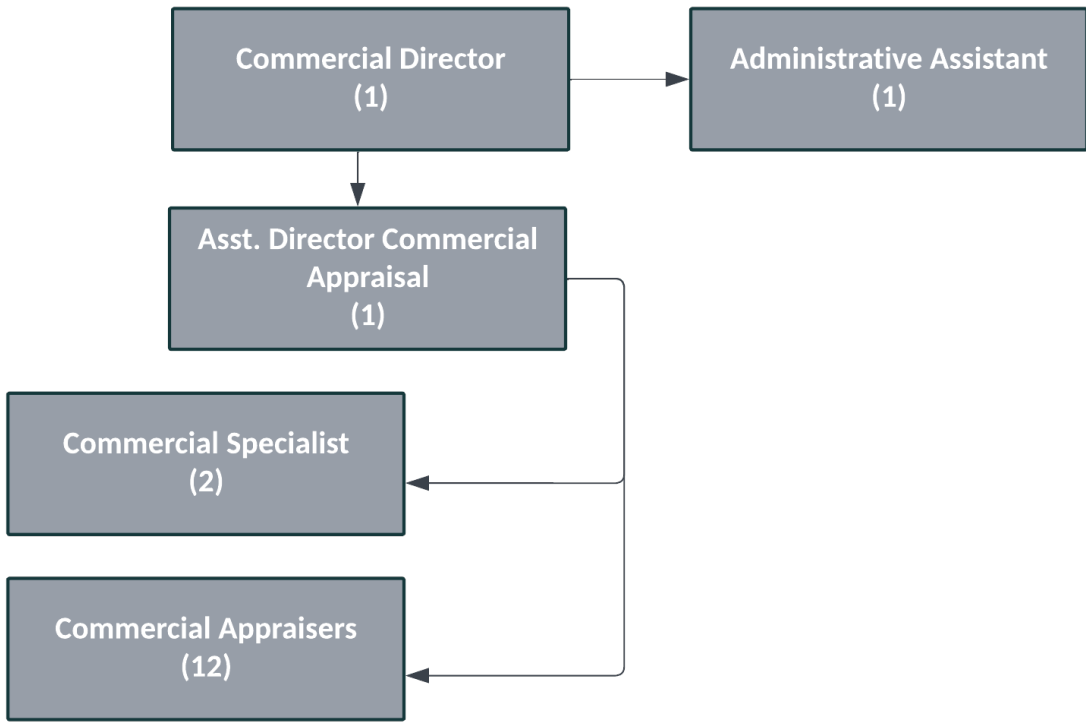
| Position | 2024 Budget | 2023 Budget | Net Change |
|--------------------------------------|------------------------|------------------------|-----------------------|
| Appraisal Support Manager | 1 | 1 | - |
| Appraisal Support Team Lead | 1 | 1 | - |
| Exemptions Specialist ⁽¹⁾ | 0 | 1 | (1) |
| Exemptions Clerk ⁽²⁾ | 0 | 5 | (5) |
| Appraisal Support Clerk | 16 | 16 | - |
| <u>Total Net Change</u> | <u>18</u> | <u>24</u> | <u>(6)</u> |

*Exemption processing moved to the Customer Service department in 2023.





Commercial Appraisal



| Employee Position | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|-------------------------------------|------------------|----------------|-------------------------|-----------------------|----------------|
| Director Commercial Appraisal | 1 | 20 | \$ 121,182 - \$ 169,681 | \$ 37,249 - \$ 40,833 | \$ 8,400 |
| Asst. Director Commercial Appraisal | 1 | 18 | \$ 103,860 - \$ 145,431 | \$ 34,454 - \$ 37,526 | \$ 8,400 |
| Commercial Specialist | 2 | 10 | \$ 71,130 - \$ 99,609 | \$ 29,173 - \$ 31,278 | \$ 8,400 |
| Commercial Appraiser | 7 | 8 | \$ 63,391 - \$ 88,766 | \$ 27,924 - \$ 29,799 | \$ 8,400 |
| Commercial Appraiser | 5 | 6 | \$ 56,328 - \$ 78,868 | \$ 26,784 - \$ 28,450 | \$ 8,400 |
| Administrative Assistant | 1 | 5 | \$ 49,817 - \$ 69,757 | \$ 25,734 - \$ 27,207 | \$ - |



Mission Statement

The mission of the Commercial Appraisal department of the Travis Central Appraisal District is to provide accurate appraisals of all commercial properties in Travis County at one hundred percent of market value, equally and uniformly, in a professional and ethical manner, according to the Texas Property Tax Code, USPAP, and generally adhered to IAAO standards but for jurisdictional exceptions.

Key Responsibilities

The Commercial Appraisal department is responsible for appraising all commercial properties within Travis County, including all multi-family properties of five units and larger, retail, office, industrial and lodging properties. This department must gather data pertaining to quality, classification, and value of complex commercial properties. They are responsible for scheduling that allows for the systematic processing of commercial protests in a timely manner that will allow the district to certify timely as well as perform appraisals, data collection, sales analysis and estimates for construction costs for various types of commercial properties.

Key Tasks & Deadlines

| Tasks | Deadline | Key Players |
|--------------------------------|--------------|--|
| Fieldwork Inspections | January 31 | Commercial Appraisers |
| Sales Verification | March 1 | Commercial Appraisers |
| Valuation - Schedule building | March 6 | Commercial Director & Asst. Director |
| Valuation - Calibration | March 6 | Commercial Appraisers |
| Property Value Study Prep | April 1 | Commercial Director |
| Property Value Study Prep | April 1 | Commercial & BPP Director |
| Protest - Evidence Preparation | April 7 | Commercial Appraisers |
| Protest - Hearings | June 21 | Commercial Appraisers |
| Division Priority Planning | September 15 | Commercial Director & Deputy Chief Appraiser |
| Arbitrations | Year Round | Commercial Director, Asst. Director & Appraisers |

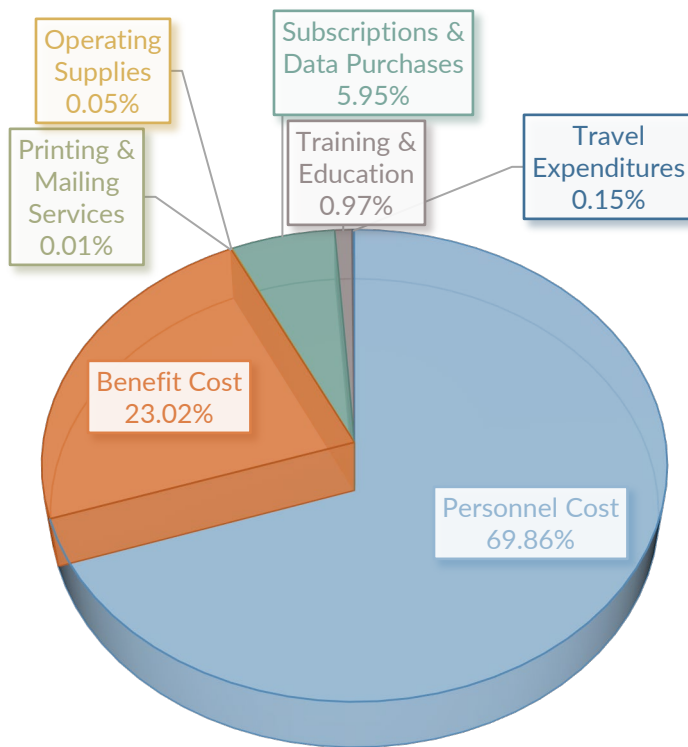


Commercial Appraisal

| GL Code | Description | GL Total | Budget Category |
|--------------|--|---------------------|---------------------|
| | | | Total |
| | Personnel Costs | | 1,438,507 |
| 40101 | Salaries | 1,273,607 | |
| 40107 | Overtime | 5,500 | |
| 40119 | Auto Allowance | 134,400 | |
| 40108 | Seasonal & Temporary | 25,000 | |
| | Benefit Costs | | 473,928 |
| 40111 | Retirement (TCDRS) | 134,925 | |
| 40128 | Retirement (401(a) Plan) | 32,465 | |
| 40127 | Deferred Compensation (457(b) match) | 32,465 | |
| 40112 | Health Insurance | 227,591 | |
| 40113 | Dental Insurance | 7,618 | |
| 40114 | Life Insurance | 3,533 | |
| 40115 | Disability Insurance | 7,440 | |
| 40124 | Long Term Care Insurance | 5,100 | |
| 40110 | Medicare | 18,830 | |
| 40116 | Employee Assistance Program | - | |
| 40130 | Norton Identity Protection | 962 | |
| 40131 | MASA Transportation Insurance | 2,999 | |
| | Printing & Mailing Services | | 200 |
| 40210 | Printing | 200 | |
| | Operating Supplies | | 1,000 |
| 40220 | Operating Supplies | 1,000 | |
| | Subscription & Data Purchases | | 122,465 |
| 40231 | Books, Publications, Subscriptions & Databases | 122,465 | |
| | Training & Education | | 20,000 |
| 40330 | Training & Education | 20,000 | |
| | Travel Costs | | 3,000 |
| 40320 | Travel/Meals/Lodging | 3,000 | |
| | Other Services | | 1,500 |
| 40310 | Dues & Memberships | 1,500 | |
| Total | | \$ 2,060,600 | \$ 2,060,600 |



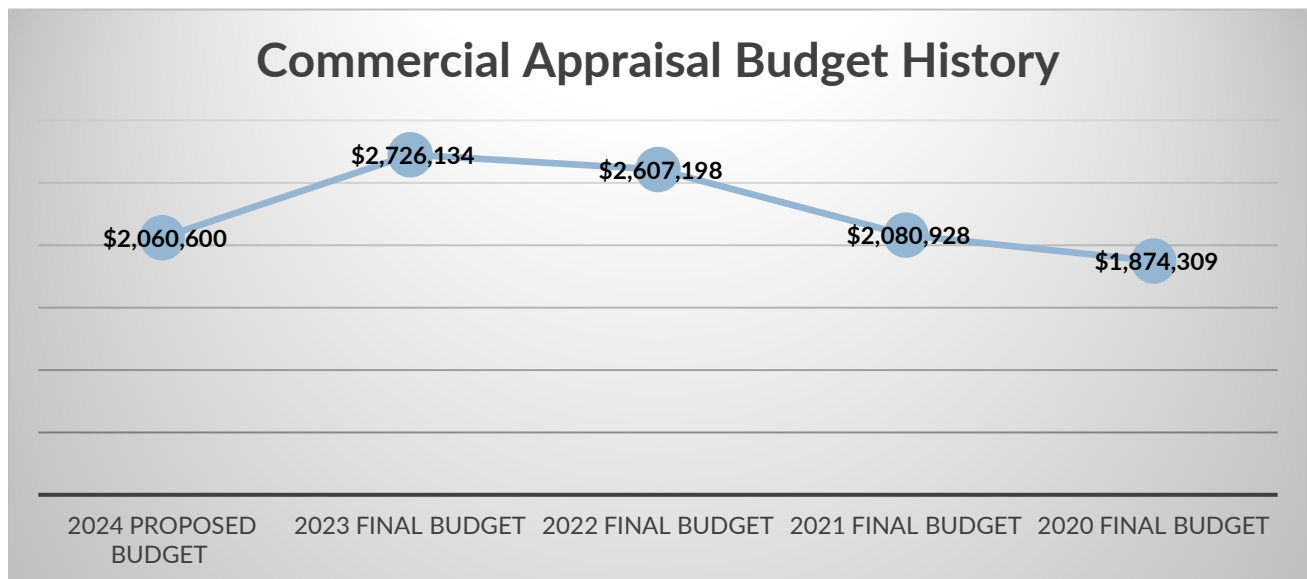
| Budget Category | 2024 Proposed Budget | 2023 Final Budget | \$ Change (2023-2022) | % Change (2023-2022) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 1,438,507 | 1,924,119 | (485,612) | -25.24% | 69.81% |
| Benefit Cost | 473,928 | 645,340 | (171,412) | -26.56% | 23.00% |
| Printing & Mailing Services | 200 | 250 | (50) | -20.00% | 0.01% |
| Operating Supplies | 1,000 | 1,000 | - | 0.00% | 0.05% |
| Subscriptions & Data Purchases | 122,465 | 135,925 | (13,460) | -9.90% | 5.94% |
| Training & Education | 20,000 | 18,000 | 2,000 | 11.11% | 0.97% |
| Travel Expenditures | 3,000 | - | 3,000 | 0.00% | 0.15% |
| Utilities | - | - | - | 0.00% | 0.00% |
| Legal Services | - | - | - | 0.00% | 0.00% |
| Professional Services | - | - | - | 0.00% | 0.00% |
| Insurance | - | - | - | 0.00% | 0.00% |
| Aerial Photography | - | - | - | 0.00% | 0.00% |
| Rentals | - | - | - | 0.00% | 0.00% |
| Building & Equipment Maintenance | - | - | - | 0.00% | 0.00% |
| Software Maintenance | - | - | - | 0.00% | 0.00% |
| Other Services | 1,500 | 1,500 | - | 0.00% | 0.07% |
| Capital Equipment | - | - | - | 0.00% | 0.00% |
| Total | \$ 2,060,600 | \$ 2,726,134 | \$ (665,534) | -24.41% | 100% |



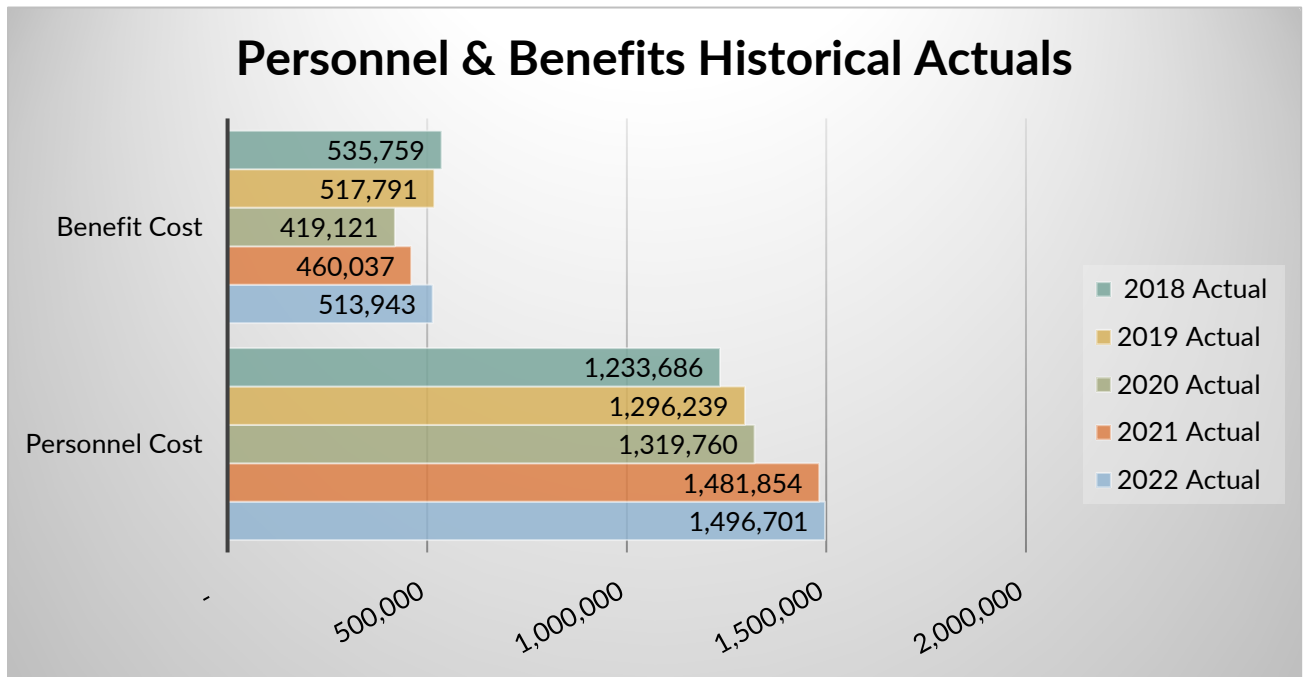
2024 BUDGET BY CATEGORY



| Budget Category | 2024 Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
|----------------------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| Personnel Cost | 1,438,507 | 1,924,119 | 1,780,487 | 1,455,855 | 1,324,766 |
| Benefit Cost | 473,928 | 645,340 | 671,886 | 471,423 | 415,691 |
| Printing & Mailing Services | 200 | 250 | 250 | 3,750 | 2,200 |
| Operating Supplies | 1,000 | 1,000 | 1,000 | 2,000 | 2,000 |
| Subscriptions & Data Purchases | 122,465 | 135,925 | 139,875 | 129,200 | 121,951 |
| Training & Education | 20,000 | 18,000 | 12,500 | 17,500 | 6,500 |
| Travel Expenditures | 3,000 | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | - | - | - | - | - |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 1,500 | 1,500 | 1,200 | 1,200 | 1,200 |
| Capital Equipment | - | - | - | - | - |
| | \$ 2,060,600 | \$ 2,726,134 | \$ 2,607,198 | \$ 2,080,928 | \$ 1,874,309 |
| \$ Increases from Previous Year | (665,534) | 118,936 | 526,270 | 206,619 | 55,445 |
| % Increase from Previous Year | -24.41% | 4.56% | 25.29% | 11.02% | 3.05% |



| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| Personnel Cost | 1,496,701 | 1,481,854 | 1,319,760 | 1,296,239 | 1,233,686 |
| Benefit Cost | 513,943 | 460,037 | 419,121 | 517,791 | 535,759 |
| Printing & Mailing Services | 222 | 269 | 2,199 | 5,726 | 3,678 |
| Operating Supplies | 1,419 | 518 | 114 | 370 | 1,526 |
| Subscriptions & Data Purchases | 181,780 | 129,426 | 121,914 | 115,938 | 107,450 |
| Training & Education | 27,107 | 16,239 | 6,278 | 6,528 | 9,619 |
| Travel Expenditures | 4,601 | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | - | - | - | - | - |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 1,195 | 1,045 | 1,055 | 975 | 1,138 |
| Capital Equipment | - | - | - | - | - |
| | \$ 2,226,968 | \$ 2,089,387 | \$ 1,870,441 | \$ 1,943,567 | \$ 1,892,856 |
| \$ Increase (Decrease) from Prior Yr. | 137,580 | 218,946 | (73,125) | 50,711 | (135,082) |
| % Increase (Decrease) from Prior Yr. | 6.58% | 11.71% | -3.76% | 2.68% | -6.66% |



Personnel Comparison:

| Position | 2024 Budget | 2023 Budget | Net Change |
|---|------------------------|------------------------|-----------------------|
| Director of Commercial Appraisal ⁽¹⁾ | 1 | 1 | - |
| Asst. Director Commercial Appraisal | 1 | 1 | - |
| Commercial Specialist | 2 | 2 | - |
| Personal Property Manager ⁽²⁾ | 0 | 1 | (1) |
| Commercial Appraiser | 12 | 12 | - |
| Sr. Personal Property Appraiser ⁽²⁾ | 0 | 1 | (1) |
| Personal Property Appraiser ⁽²⁾ | 0 | 5 | (5) |
| Administrative Assistant | 1 | 1 | - |
| <u>Total Net Change</u> | <u>17</u> | <u>24</u> | <u>(7)</u> |

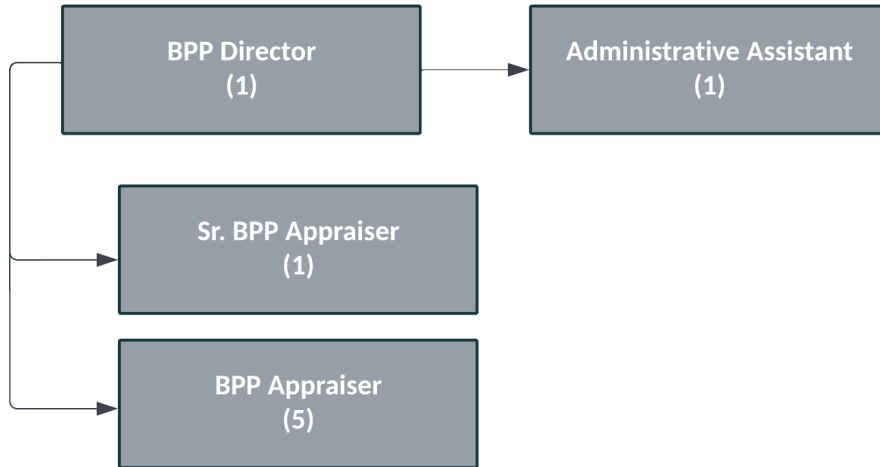
(1) BPP was split from the Commercial Dept. duties removed from this position

(2) BPP was split from the Commercial Dept., positions moved to BPP Dept.





Personal Property Appraisal



| Employee Position | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|---|------------------|----------------|-------------------------|-----------------------|----------------|
| Director of Personal Property Appraisal | 1 | 20 | \$ 121,182 - \$ 169,681 | \$ 37,249 - \$ 40,833 | \$ 8,400 |
| Sr. Personal Property Appraiser | 1 | 7 | \$ 60,625 - \$ 84,897 | \$ 27,477 - \$ 29,272 | \$ 8,400 |
| Personal Property Appraiser | 5 | 5 | \$ 49,817 - \$ 69,757 | \$ 25,734 - \$ 27,207 | \$ 8,400 |
| Administrative Assistant | 1 | 5 | \$ 49,817 - \$ 69,757 | \$ 25,734 - \$ 27,207 | - |



Mission Statement

The mission of the Business Personal Property Appraisal department is to discover, value and resolve disputes of all business personal property within Travis County following Uniform Standards of Professional Appraisal Practice (USPAP) Standard 6 for mass appraisal; To treat all businesses fairly and uniformly as they relate to others in their industry; To comply with the Texas Comptrollers' guidelines and work in unison with all other departments to convey an accurate and fair representation of market value for the local taxing jurisdictions.

Key Responsibilities

The Business and Personal Property (BPP) Appraisal department is responsible for the fair and equitable appraisal of all business and personal property in Travis County. This department is responsible for valuing all personal property accounts, including equipment, inventory, furniture, fixtures and vehicles; they are also responsible for administering abatements, special inventory and Freeport exemptions. Additionally, they oversee contract appraisals for utilities, transportation and minerals.

Key Tasks & Deadlines

| Tasks | Deadline | Key Players |
|----------------------------------|--------------|---------------------------------------|
| Dealer Inventory & Aircraft | February 1 | BPP Appraisers |
| Field Inspections | March 15 | BPP Appraisers |
| Depreciation & Schedule Building | March 15 | BPP Director |
| Property Value Study Prep | April 1 | BPP Director |
| Protest - Evidence Preparation | May 15 | BPP Appraisers |
| Rendition Processing | June 1 | BPP Appraisers |
| Protest - Hearings | June 21 | BPP Appraisers |
| Division Priority Planning | September 15 | BPP Director & Deputy Chief Appraiser |

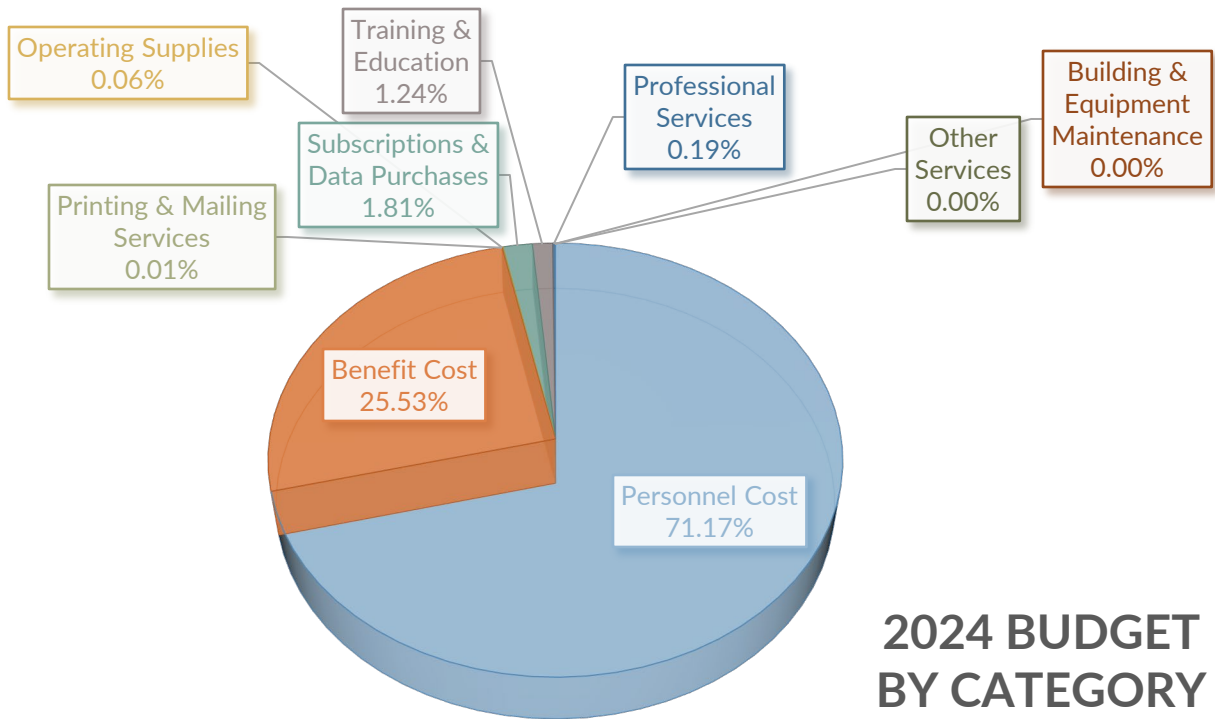


Personal Property Appraisal

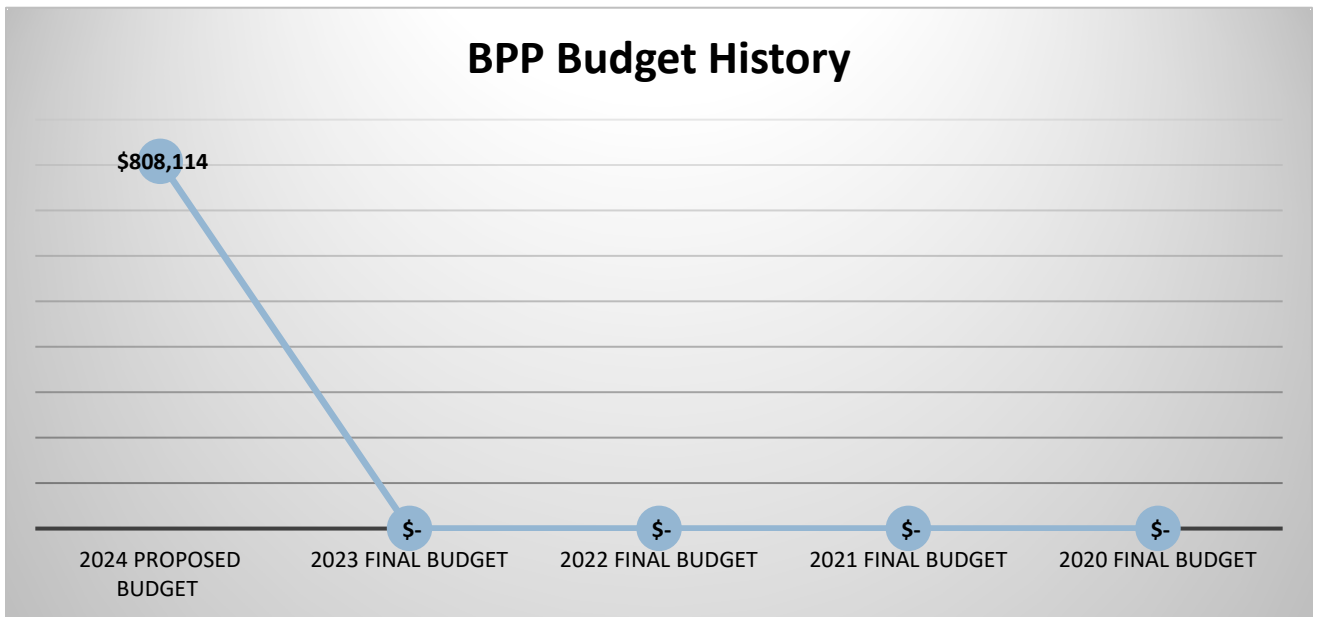
| GL Code | Description | GL Total | Budget Category |
|--------------|--|-------------------|-------------------|
| | | | Total |
| | Personnel Costs | | 574,433 |
| 40101 | Salaries | 485,133 | |
| 40107 | Overtime | 5,500 | |
| 40119 | Auto Allowance | 58,800 | |
| 40108 | Seasonal & Temporary | 25,000 | |
| | Benefit Costs | | 206,021 |
| 40111 | Retirement (TCDRS) | 53,003 | |
| 40128 | Retirement (401(a) Plan) | 12,753 | |
| 40127 | Deferred Compensation (457(b) match) | 12,753 | |
| 40112 | Health Insurance | 107,102 | |
| 40113 | Dental Insurance | 3,585 | |
| 40114 | Life Insurance | 1,663 | |
| 40115 | Disability Insurance | 3,501 | |
| 40124 | Long Term Care Insurance | 2,400 | |
| 40110 | Medicare | 7,397 | |
| 40116 | Employee Assistance Program | - | |
| 40130 | Norton Identity Protection | 453 | |
| 40131 | MASA Transportation Insurance | 1,411 | |
| | Printing & Mailing Services | | 50 |
| 40210 | Printing | 50 | |
| | Operating Supplies | | 500 |
| 40220 | Operating Supplies | 500 | |
| | Subscription & Data Purchases | | 14,610 |
| 40231 | Books, Publications, Subscriptions & Databases | 14,610 | |
| | Training & Education | | 10,000 |
| 40330 | Training & Education | 10,000 | |
| | Travel Costs | | 1,500 |
| 40320 | Travel/Meals/Lodging | 1,500 | |
| | Other Services | | 1,000 |
| 40310 | Dues & Memberships | 1,000 | |
| Total | | \$ 808,114 | \$ 808,114 |



| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2024-2023) | % Change (2024-2023) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 574,433 | - | 574,433 | 100.00% | 71.08% |
| Benefit Cost | 206,021 | - | 206,021 | 100.00% | 25.49% |
| Printing & Mailing Services | 50 | - | 50 | 100.00% | 0.01% |
| Operating Supplies | 500 | - | 500 | 100.00% | 0.06% |
| Subscriptions & Data Purchases | 14,610 | - | 14,610 | 100.00% | 1.81% |
| Training & Education | 10,000 | - | 10,000 | 100.00% | 1.24% |
| Travel Expenditures | 1,500 | - | 1,500 | 100.00% | 0.19% |
| Utilities | - | - | - | 0.00% | 0.00% |
| Legal Services | - | - | - | 0.00% | 0.00% |
| Professional Services | - | - | - | 0.00% | 0.00% |
| Insurance | - | - | - | 0.00% | 0.00% |
| Aerial Photography | - | - | - | 0.00% | 0.00% |
| Rentals | - | - | - | 0.00% | 0.00% |
| Building & Equipment Maintenance | - | - | - | 0.00% | 0.00% |
| Software Maintenance | - | - | - | 0.00% | 0.00% |
| Other Services | 1,000 | - | 1,000 | 100.00% | 0.12% |
| Capital Equipment | - | - | - | 0.00% | 0.00% |
| Total | \$ 808,114 | \$ - | \$ 808,114 | 100.00% | 100% |



| Budget Category | 2024 Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
|----------------------------------|----------------------|-------------------|-------------------|-------------------|-------------------|
| Personnel Cost | 574,433 | - | - | - | - |
| Benefit Cost | 206,021 | - | - | - | - |
| Printing & Mailing Services | 50 | - | - | - | - |
| Operating Supplies | 500 | - | - | - | - |
| Subscriptions & Data Purchases | 14,610 | - | - | - | - |
| Training & Education | 10,000 | - | - | - | - |
| Travel Expenditures | 1,500 | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | - | - | - | - | - |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 1,000 | - | - | - | - |
| Capital Equipment | - | - | - | - | - |
| | \$ 808,114 | \$ - | \$ - | \$ - | \$ - |
| \$ Increases from Previous Year | 808,114 | - | - | - | - |
| % Increase from Previous Year | 0.00% | 0.00% | 0.00% | 0.00% | 0.00% |



Personnel Comparison:

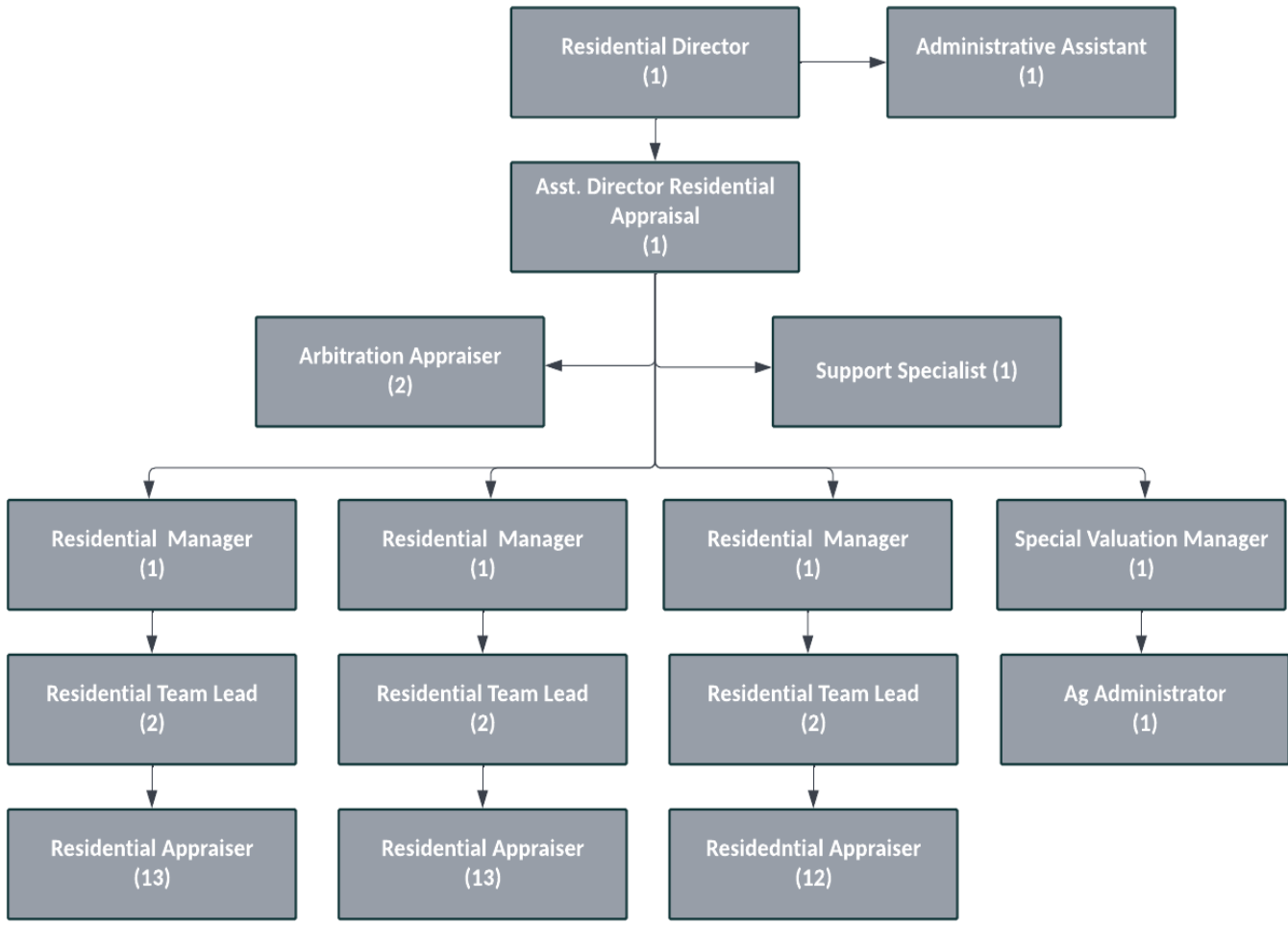
| Position | 2024 Budget | 2023 Budget | Net Change |
|--|------------------------|------------------------|-----------------------|
| Director of BPP ⁽¹⁾ | 1 | 0 | 1 |
| Personal Property Manager ⁽²⁾ | 0 | 1 | (1) |
| Sr. Personal Property Appraiser | 1 | 1 | - |
| Personal Property Appraiser | 5 | 5 | - |
| Administrative Assistant | 1 | 0 | 1 |
| <u>Total Net Change</u> | <u>8</u> | <u>7</u> | <u>1</u> |

(1) BPP was split from the Commercial Dept. in 2023

(2) BPP Manager transitioned to Director when Dept. split



Residential Appraisal



| Employee Position | No. of Positions | Position Grade | Salary Range | Benefit Range | Auto Allowance |
|--------------------------------------|------------------|----------------|-------------------------|-----------------------|----------------|
| Director of Residential Appraisal | 1 | 20 | \$ 121,182 - \$ 169,681 | \$ 36,836 - \$ 45,709 | \$ 8,400 |
| Asst. Director Residential Appraisal | 1 | 18 | \$ 103,860 - \$ 145,431 | \$ 33,667 - \$ 41,273 | \$ 8,400 |
| Residential Manager | 3 | 15 | \$ 86,629 - \$ 121,317 | \$ 30,514 - \$ 36,860 | \$ 8,400 |
| Special Valuation Manager | 1 | 10 | \$ 71,130 - \$ 99,609 | \$ 27,678 - \$ 32,889 | \$ 8,400 |
| Residential Team Lead | 6 | 9 | \$ 67,801 - \$ 94,930 | \$ 27,069 - \$ 32,033 | \$ 8,400 |
| Arbitration Appraiser | 2 | 7 | \$ 60,625 - \$ 84,897 | \$ 25,756 - \$ 30,197 | \$ 8,400 |
| Residential Appraiser | 38 | 5 | \$ 49,817 - \$ 69,757 | \$ 23,779 - \$ 27,427 | \$ 8,400 |
| Administrative Assistant | 1 | 4 | \$ 46,833 - \$ 65,579 | \$ 23,233 - \$ 26,662 | \$ - |
| Ag Administrator | 1 | 3 | \$ 45,440 - \$ 63,629 | \$ 22,978 - \$ 26,306 | \$ - |
| Support Specialist | 1 | 2 | \$ 37,835 - \$ 53,003 | \$ 21,586 - \$ 24,361 | \$ - |



Mission Statement

The mission of the Residential Appraisal department of the Travis Central Appraisal District is to incorporate best practices to provide accurate appraisals of all residential properties in Travis County at market value, equally and uniformly in a professional and ethical manner within the framework of the Texas Property Tax Code and USPAP, subject to jurisdictional exceptions, and within the guidelines and standards of IAAO. The residential department is also responsible for the appraisals of all taxable land parcels and determining if the property is qualified for open space valuation in Travis County.

Key Responsibilities

The Residential Appraisal department is responsible for the fair and equitable appraisal of all residential property in Travis County, including houses, mobile homes, duplexes, triplexes, fourplexes and residential condominiums. This department is responsible for applying the generally accepted appraisal methods to estimate the value of all residential property in Travis County and producing an accurate residential appraisal roll. This department is also responsible for the scheduling that allows for the systematic processing of residential protests in a timely manner that will allow the district to certify timely. This department values all land, builder's inventory, and places productivity (usually call Ag) values on properties.

Key Tasks and Deadlines

| Tasks | Deadline | Key Players |
|-------------------------------------|--------------|--|
| Fieldwork Inspections | February 1 | Residential Appraisers |
| Agricultural Applications | February 1 | Land-Residential Manager, Ag Administrator |
| Sales Verification | March 1 | Residential Appraisers |
| Fieldwork Inspections- Agricultural | March 31 | Residential Appraisers |
| Valuation - Schedule building | April 11 | Residential Director & Managers |
| Valuation - Calibration | April 11 | Residential Appraisers |
| Valuation- Schedule Building | April 11 | Residential Appraisers |
| Property Value Study Prep | April 1 | Residential Director |
| Protest - Evidence Preparation | May 15 | Residential Appraisers |
| Protest - Hearings | July 19 | Residential Appraisers |
| Division Priority Planning | September 15 | Residential Director, Deputy Chief Appraiser |
| Arbitrations | Year Round | Residential Specialist, Director, Managers, Team Leads |

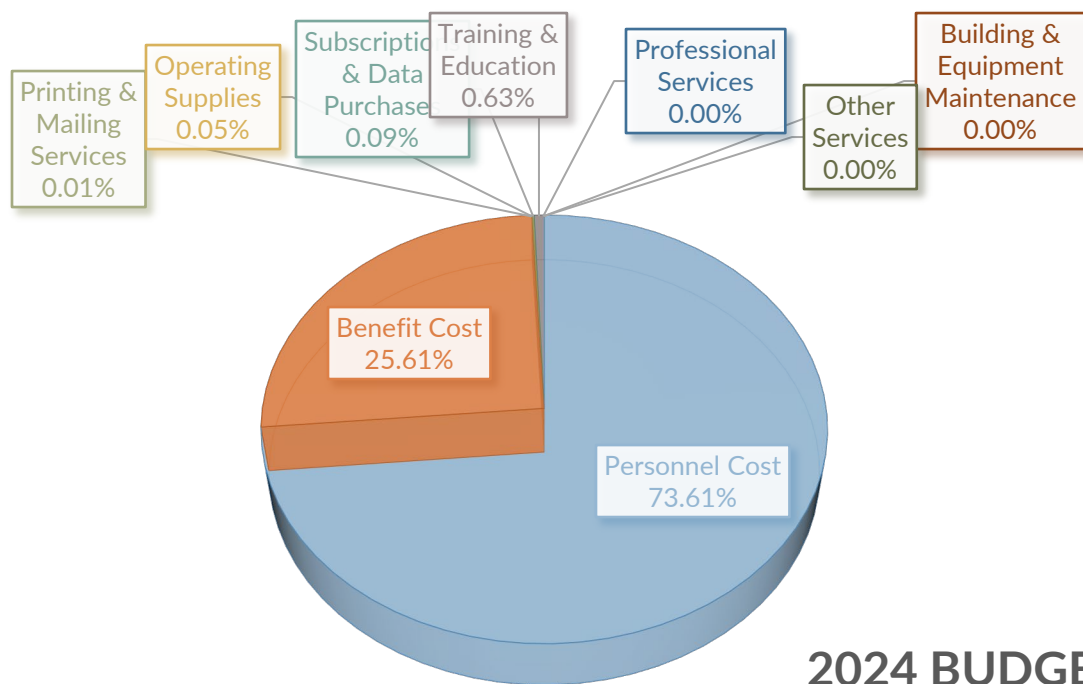


Residential Appraisal

| GL Code | Description | GL Total | Budget Category |
|--------------|--|---------------------|---------------------|
| | | | Total |
| | Personnel Costs | | 4,114,344 |
| 40101 | Salaries | 3,597,544 | |
| 40107 | Overtime | 80,000 | |
| 40119 | Auto Allowance | 436,800 | |
| 40108 | Seasonal & Temporary | - | |
| | Benefit Costs | | 1,431,613 |
| 40111 | Retirement (TCDRS) | 373,785 | |
| 40128 | Retirement (401(a) Plan) | 89,939 | |
| 40127 | Deferred Compensation (457(b) match) | 89,939 | |
| 40112 | Health Insurance | 736,324 | |
| 40113 | Dental Insurance | 24,647 | |
| 40114 | Life Insurance | 11,431 | |
| 40115 | Disability Insurance | 24,070 | |
| 40124 | Long Term Care Insurance | 16,500 | |
| 40110 | Medicare | 52,164 | |
| 40116 | Employee Assistance Program | - | |
| 40130 | Norton Identity Protection | 3,112 | |
| 40131 | MASA Transportation Insurance | 9,702 | |
| | Printing & Mailing Services | | 500 |
| 40210 | Printing | 500 | |
| | Operating Supplies | | 3,000 |
| 40220 | Operating Supplies | 3,000 | |
| | Subscription & Data Purchases | | 5,225 |
| 40231 | Books, Publications, Subscriptions & Databases | 5,225 | |
| | Training & Education | | 35,000 |
| 40330 | Training & Education | 35,000 | |
| | Travel Costs | | 5,000 |
| 40320 | Travel/Meals/Lodging | 5,000 | |
| | Other Services | | 3,500 |
| 40310 | Dues & Memberships | 3,500 | |
| Total | | \$ 5,598,182 | \$ 5,598,182 |



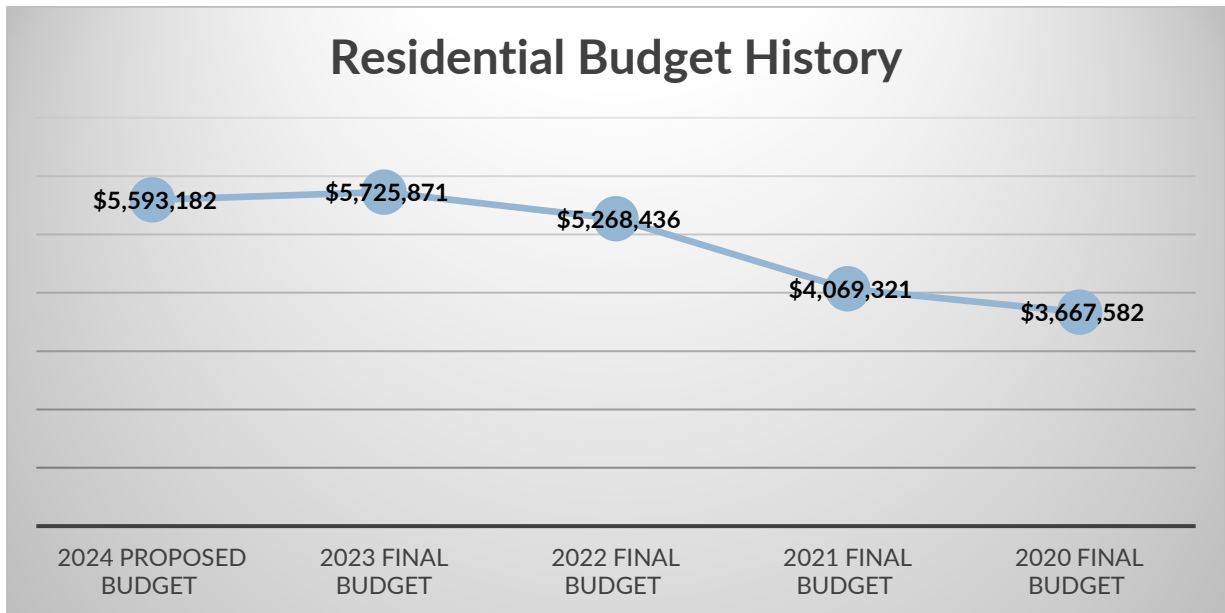
| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2024-2023) | % Change (2024-2023) | % of Total Budget |
|----------------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Personnel Cost | 4,114,344 | 4,326,199 | (211,855) | -4.90% | 73.56% |
| Benefit Cost | 1,431,613 | 1,354,547 | 77,066 | 5.69% | 25.60% |
| Printing & Mailing Services | 500 | 900 | (400) | -44.44% | 0.01% |
| Operating Supplies | 3,000 | 3,000 | - | 0.00% | 0.05% |
| Subscriptions & Data Purchases | 5,225 | 10,225 | (5,000) | -48.90% | 0.09% |
| Training & Education | 35,000 | 27,500 | 7,500 | 27.27% | 0.63% |
| Travel Expenditures | - | - | - | 0.00% | 0.00% |
| Utilities | - | - | - | 0.00% | 0.00% |
| Legal Services | - | - | - | 0.00% | 0.00% |
| Professional Services | - | - | - | 0.00% | 0.00% |
| Insurance | - | - | - | 0.00% | 0.00% |
| Aerial Photography | - | - | - | 0.00% | 0.00% |
| Rentals | - | - | - | 0.00% | 0.00% |
| Building & Equipment Maintenance | - | - | - | 0.00% | 0.00% |
| Software Maintenance | - | - | - | 0.00% | 0.00% |
| Other Services | 3,500 | 3,500 | - | 0.00% | 0.06% |
| Capital Equipment | - | - | - | 0.00% | 0.00% |
| Total | \$ 5,593,182 | \$ 5,725,871 | \$ (132,689) | -2.32% | 100% |



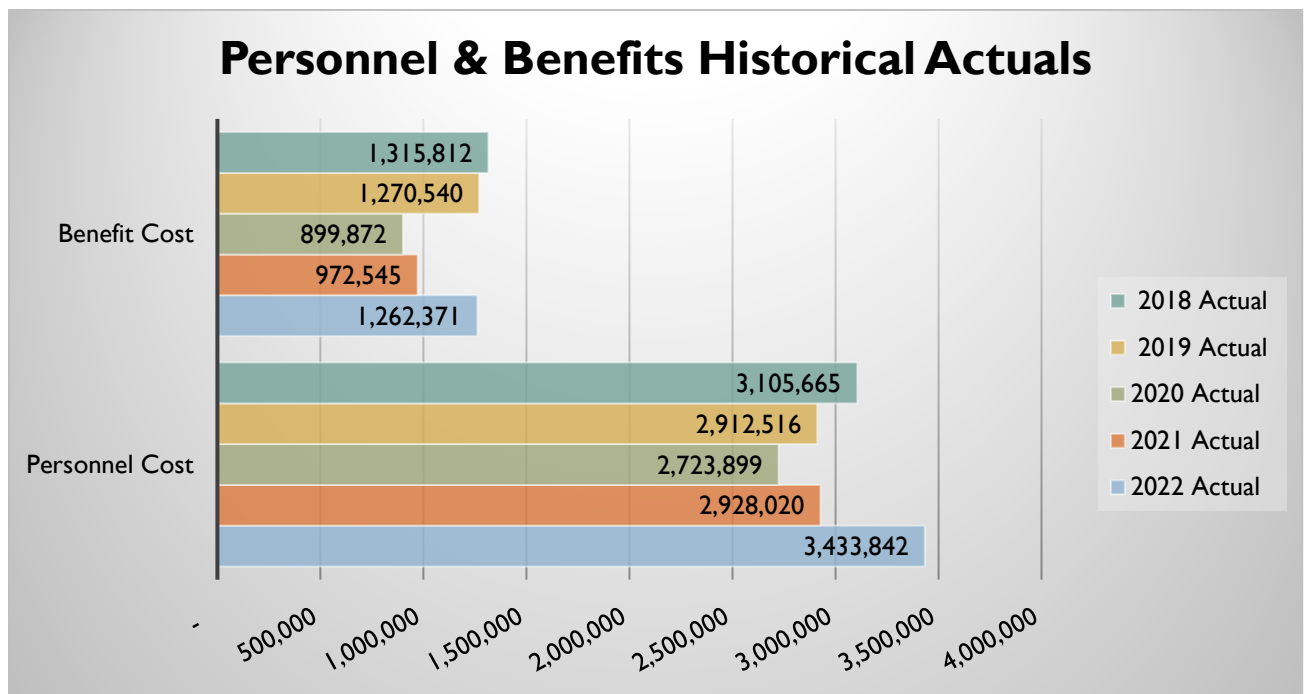
2024 BUDGET BY CATEGORY



| Budget Category | 2024 Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
|----------------------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| Personnel Cost | 4,114,344 | 4,326,199 | 3,761,255 | 3,018,307 | 2,759,847 |
| Benefit Cost | 1,431,613 | 1,354,547 | 1,470,636 | 1,014,539 | 890,810 |
| Printing & Mailing Services | 500 | 900 | 500 | 900 | 300 |
| Operating Supplies | 3,000 | 3,000 | 3,000 | 2,850 | 5,000 |
| Subscriptions & Data Purchases | 5,225 | 10,225 | 2,725 | 2,725 | 325 |
| Training & Education | 35,000 | 27,500 | 27,500 | 27,500 | 8,800 |
| Travel Expenditures | - | - | - | - | - |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | - | - | - | - | - |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 3,500 | 3,500 | 2,820 | 2,500 | 2,500 |
| Capital Equipment | - | - | - | - | - |
| | \$ 5,593,182 | \$ 5,725,871 | \$ 5,268,436 | \$ 4,069,321 | \$ 3,667,582 |
| \$ Increases from Previous Year | (132,689) | 457,435 | 1,199,115 | 401,739 | (764,376) |
| % Increase from Previous Year | -2.32% | 8.68% | 29.47% | 10.95% | -17.25% |



| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| Personnel Cost | 3,433,842 | 2,928,020 | 2,723,899 | 2,912,516 | 3,105,665 |
| Benefit Cost | 1,262,371 | 972,545 | 899,872 | 1,270,540 | 1,315,812 |
| Printing & Mailing Services | 1,872 | 2,287 | 2,775 | 2,234 | 2,685 |
| Operating Supplies | 1,760 | 54 | 233 | 1,260 | 820 |
| Subscriptions & Data Purchases | - | - | - | - | - |
| Training & Education | - | - | - | - | - |
| Travel Expenditures | 33,694 | 22,932 | 8,445 | 14,586 | 21,427 |
| Utilities | - | - | - | - | - |
| Legal Services | - | - | - | - | - |
| Professional Services | - | - | - | - | - |
| Insurance | - | - | - | - | - |
| Aerial Photography | - | - | - | - | - |
| Rentals | - | - | - | - | - |
| Building & Equipment Maintenance | - | - | - | - | - |
| Software Maintenance | - | - | - | - | - |
| Other Services | 7,651 | 2,163 | 2,420 | 2,460 | 2,223 |
| Capital Equipment | - | - | - | - | - |
| | \$ 4,741,190 | \$ 3,928,000 | \$ 3,637,644 | \$ 4,203,596 | \$ 4,448,631 |
| \$ Increase (Decrease) from Prior Yr. | 813,189 | 290,356 | (565,952) | (245,034) | 239,627 |
| % Increase (Decrease) from Prior Yr. | 20.70% | 7.98% | -13.46% | -5.51% | 5.69% |



Personnel Comparison:



| Position | 2024 Budget | 2023 Budget | Net Change |
|--|------------------|------------------|-----------------|
| Director Residential Appraisal | 1 | 1 | - |
| Assistant Director Residential Appraisal | 1 | 1 | - |
| Residential Manager | 3 | 3 | - |
| Special Valuation Manager | 1 | 1 | - |
| Residential Team Lead | 6 | 6 | - |
| Arbitration Appraiser | 2 | 2 | - |
| Residential Appraiser | 38 | 38 | - |
| Administrative Assistant | 1 | 1 | - |
| Ag Administrator | 1 | 1 | - |
| Support Specialist | 1 | 1 | - |
| <u>Total Net Change</u> | <u>55</u> | <u>55</u> | <u>-</u> |





Appraisal Review Board (ARB)

Independent Review Body Appointed by District Administration Judge

(Not a TCAD Department)



Appraisal Review Board (ARB)

When the Texas Legislature enacted the Texas Property Tax Code, they realized the need to have an administrative remedy, outside of district court, for property owners to address concerns relating to the appraisal district's determination of market values. The answer was the establishment of Appraisal Review Boards (ARB). The ARB is an independent, impartial group of citizens authorized to resolve disputes between taxpayers and the appraisal district.

ARB members are appointed by the Local Administrative District Judge for two- year terms. At the end of their term, and ARB member may reapply for another period of two years for a total of three consecutive two-year terms. To qualify for service on the ARB, an individual must be a resident of Travis County for at least two years before taking office. No employees or offices of the appraisal district or any taxing unit within Travis County, past or present, may sit on the ARB. The individuals cannot be closely related to any tax agent or tax appraiser within the appraisal district boundaries.

For cost savings purposes, the ARB meets at the appraisal district office; however, it is not controlled by the appraisal district and is a separate authoritative body. The ARB has no role in the day-to-day operations of the appraisal office or in appraising property. The ARB only has authority over protests submitted to it. Only in resolving taxpayer protests can the ARB make changes or set a value on its own. Such a change only affects the property in question and decisions are binding only for the year in question.

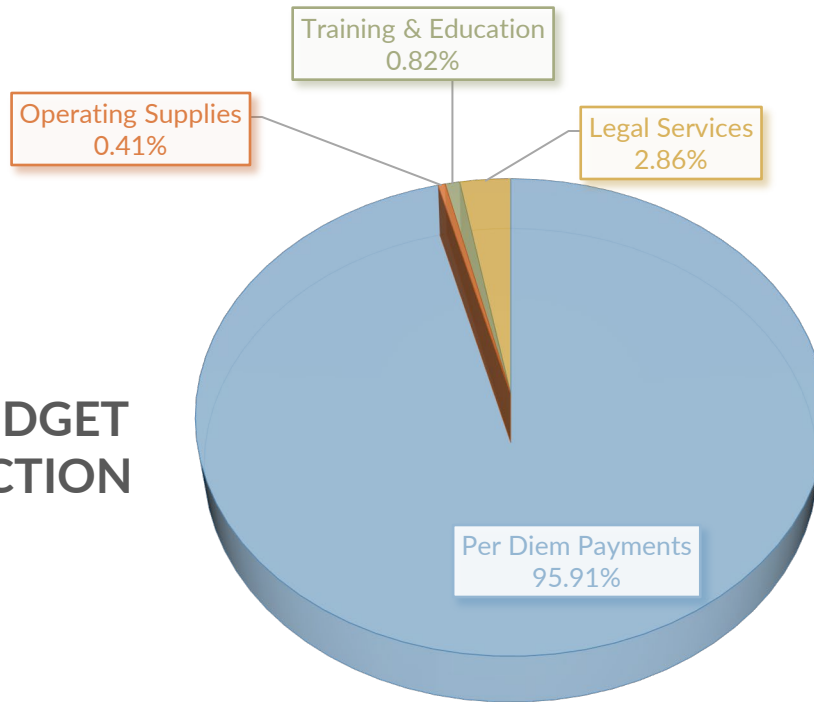
Appraisal Review Board (ARB)

| GL Code | Description | GL Total | Budget Category Total |
|--------------|---------------------------------|------------------|-----------------------|
| | Per Diem Expenditures | | 1,173,125 |
| 40100 | Per Diem Payments | | |
| | Hearing Cost | 1,063,075 | |
| | Officer Non-hearing Pay | 56,550 | |
| | New Member Orientation | 1,000 | |
| | Committee Work | 2,500 | |
| | Pay during training | 50,000 | |
| | Operating Supplies | | 5,000 |
| 40220 | Operating Supplies | 5,000 | |
| | Training & Education | | 10,000 |
| 40330 | Training & Education | 10,000 | |
| | Legal Services | | 35,000 |
| 40510 | Attorney & Court Costs | 35,000 | |
| Total | | 1,223,125 | 1,223,125 |



| Budget Category | 2024 | | | | |
|----------------------|------------------|---------------------|-----------------------|----------------------|-------------------|
| | Proposed Budget | 2023 Adopted Budget | \$ Change (2023-2024) | % Change (2023-2024) | % of Total Budget |
| Per Diem Payments | 1,173,125 | 1,071,995 | 101,130 | 9.4% | 95.9% |
| Operating Supplies | 5,000 | 5,000 | - | 0.0% | 0.4% |
| Training & Education | 10,000 | 10,000 | - | 0.0% | 0.8% |
| Legal Services | 35,000 | 35,000 | - | 0.0% | 2.9% |
| | 1,223,125 | 1,121,995 | 101,130 | 0 | 100.0% |

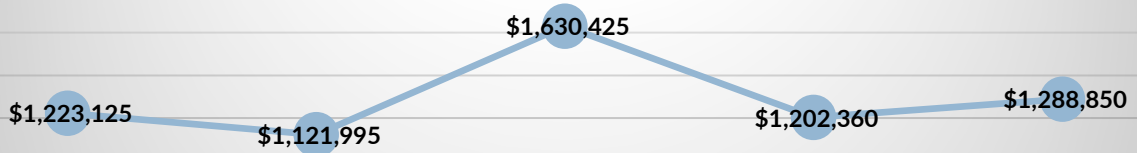
2024 BUDGET BY FUNCTION



| Budget Category | 2024 | | | | |
|---------------------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| | Proposed Budget | 2023 Final Budget | 2022 Final Budget | 2021 Final Budget | 2020 Final Budget |
| Per Diem Payments | 1,173,125 | 1,071,995 | 1,580,425 | 1,171,140 | 1,260,600 |
| Operating Supplies | 5,000 | 5,000 | 5,000 | 1,420 | 750 |
| Training & Education | 10,000 | 10,000 | 10,000 | 9,800 | 7,500 |
| Legal Services | 35,000 | 35,000 | 35,000 | 20,000 | 20,000 |
| | \$ 1,223,125 | \$ 1,121,995 | \$ 1,630,425 | \$ 1,202,360 | \$ 1,288,850 |
| \$ Increases from Previous Year | 101,130 | (508,430) | 428,065 | (86,490) | 857,425 |
| % Increase from Previous Year | 9.01% | -31.18% | 35.60% | -6.71% | 198.74% |



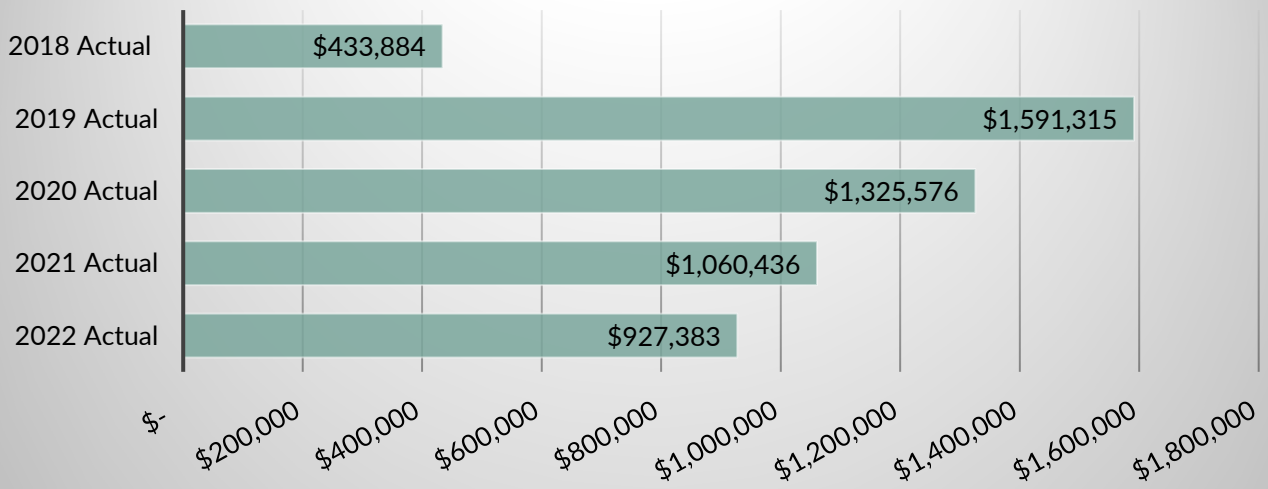
ARB Budget History



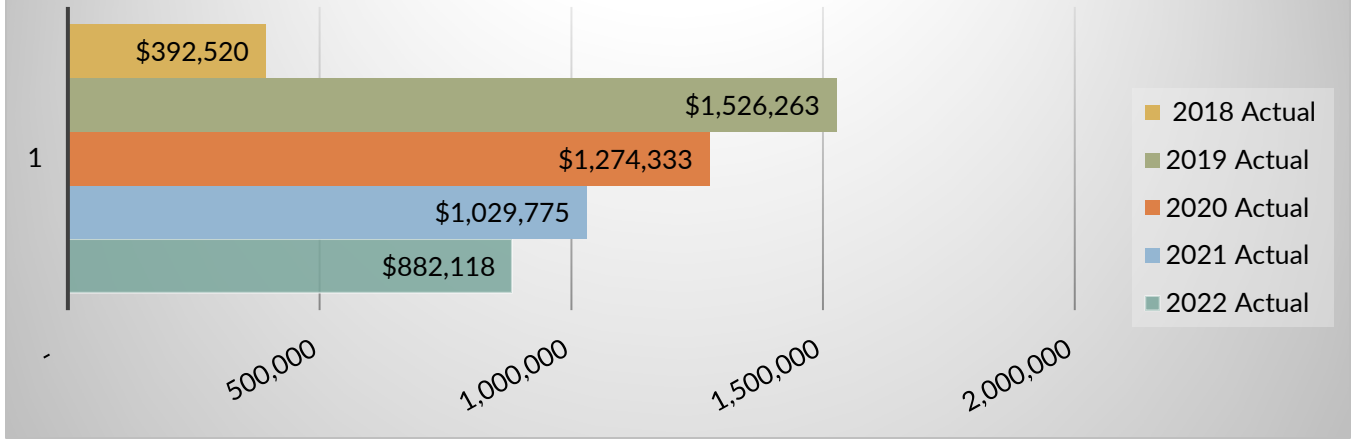
2024 PROPOSED BUDGET 2023 FINAL BUDGET 2022 FINAL BUDGET 2021 FINAL BUDGET 2020 FINAL BUDGET

| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|-------------------|---------------------|---------------------|---------------------|-------------------|
| Per Diem Payments | 882,118 | 1,029,775 | 1,274,333 | 1,526,263 | 392,520 |
| Operating Supplies | 3,145 | 1,277 | 4,690 | 14,845 | 1,514 |
| Subscriptions & Data Purchases | 53 | 1,401 | - | 1,320 | - |
| Training & Education | - | 9,800 | 7,350 | 8,890 | 3,850 |
| Travel Expenditures | - | - | - | 324 | 220 |
| Legal Services | 42,067 | 18,183 | 39,203 | 39,674 | 35,780 |
| | \$ 927,383 | \$ 1,060,436 | \$ 1,325,576 | \$ 1,591,315 | \$ 433,884 |
| \$ Increase (Decrease) from Prior Yr. | \$ (133,053) | (265,140) | (265,739) | 1,157,432 | 9,373 |
| % Increase (Decrease) from Prior Yr. | -12.55% | -20.00% | -16.70% | 266.76% | 2.21% |

ARB Historial Expenditures



ARB Historial Per Diem Payments





850 EAL Holding Corp.

(Component Unit of the District)



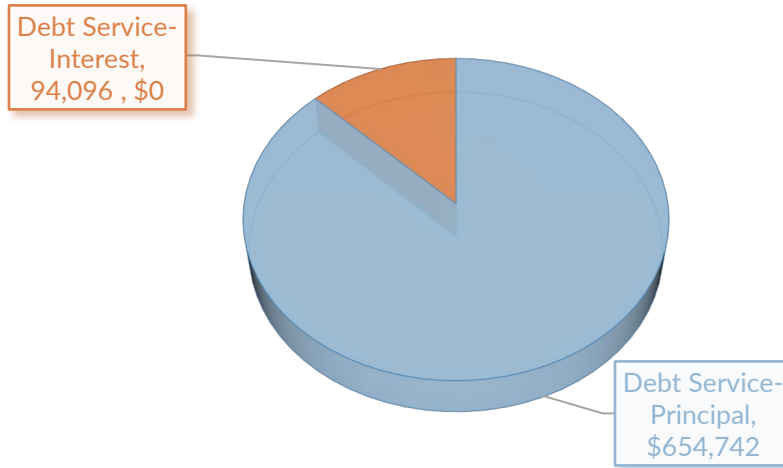
The 850 EAL Holding Corporation is a separate legal entity established in 2019 to finance the building acquisition and renovation of the district's office located at 850 E. Anderson Lane. Since the entity's primary purpose is to support the district, the 850 EAL Holding Corp. is reported as a blended component unit of the district and presented as a special revenue fund and a part of the governmental activities of the District in the financial statements.

| 850 EAL Holding Corp. | | | |
|------------------------------|----------------------------|-------------------|----------------------------------|
| (Debt Administration) | | | |
| GL Code | Description | GL Total | Budget Category Total |
| | Debt Administration | | 748,838 |
| 40930 | Debt Service- Principal | 654,742 | |
| 40931 | Debt Service- Interest | 94,096 | |
| | <u>Total</u> | \$ 748,838 | \$ 748,838 |

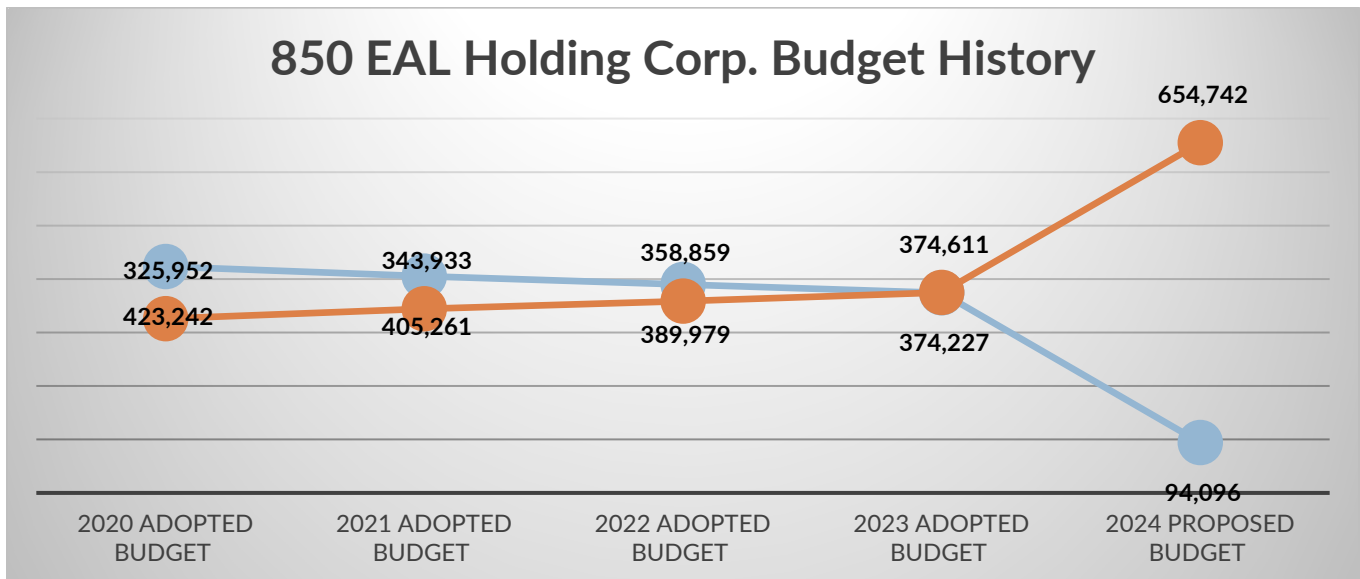


| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | \$ Change (2024-2023) | % Change (2024-2023) | % of Total Budget |
|-------------------------|----------------------|---------------------|-----------------------|----------------------|-------------------|
| Debt Service- Principal | 654,742 | 374,611 | 280,131 | 74.8% | 87.4% |
| Debt Service- Interest | 94,096 | 374,227 | (280,131) | -74.9% | 12.6% |
| | \$ 748,838 | \$ 748,838 | \$ - | 0.00% | 100.00% |

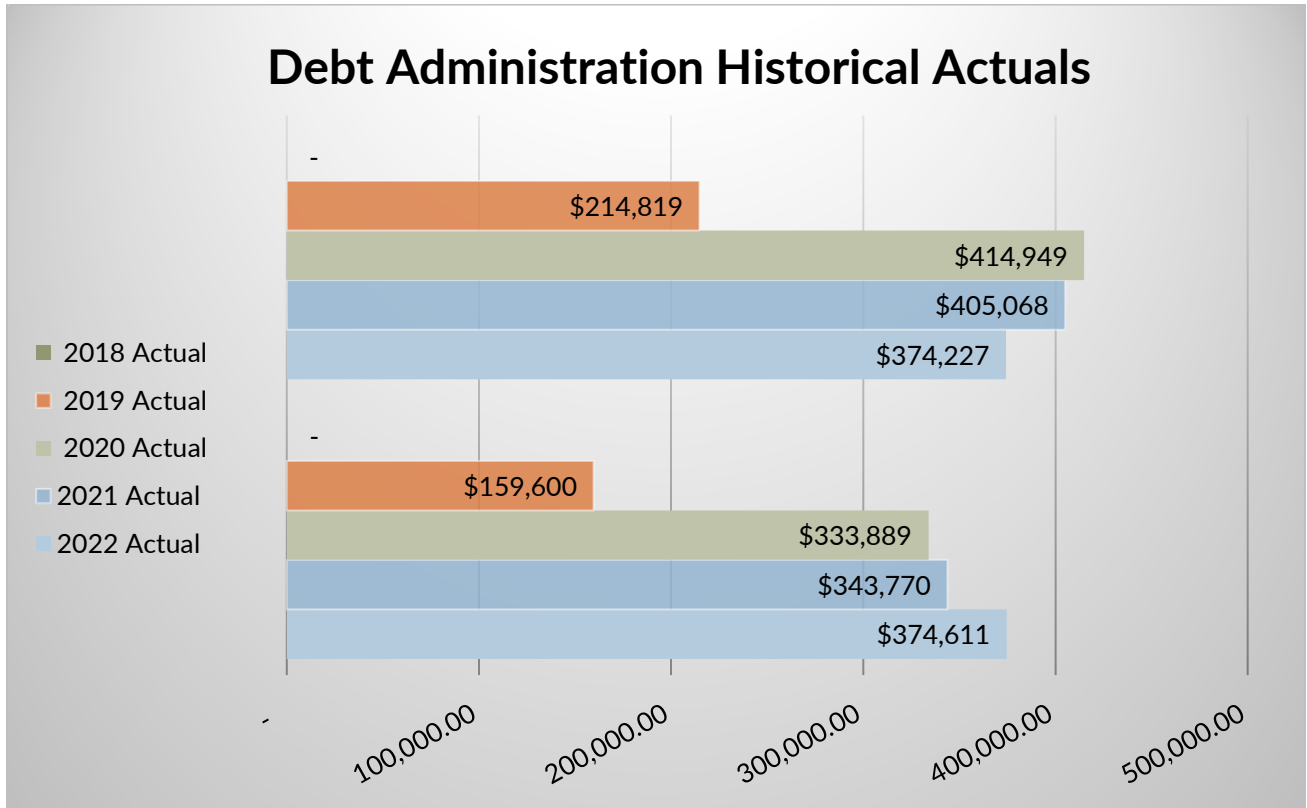
2024 PROPOSED BUDGET



| Budget Category | 2024 Proposed Budget | 2023 Adopted Budget | 2022 Adopted Budget | 2021 Adopted Budget | 2020 Adopted Budget |
|---------------------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| Debt Service- Principal | 654,742 | 374,611 | 358,859 | 343,933 | 325,952 |
| Debt Service- Interest | 94,096 | 374,227 | 389,979 | 405,261 | 423,242 |
| | \$ 748,838 | \$ 748,838 | \$ 748,838 | \$ 749,194 | \$ 749,194 |
| \$ Increases from Previous Year | (0) | - | - | - | - |
| % Increase from Previous Year | 0.00% | 100.00% | 0.00% | 0.00% | 0.00% |



| Budget Category | 2022 Actual | 2021 Actual | 2020 Actual | 2019 Actual | 2018 Actual |
|---------------------------------------|-------------------|-------------------|-------------------|-------------------|-------------|
| Debt Service- Principal | 374,611.29 | 343,769.69 | 333,889.39 | 159,600.39 | - |
| Debt Service- Interest | 374,226.63 | 405,068.23 | 414,948.53 | 214,818.57 | - |
| | \$ 748,838 | \$ 748,838 | \$ 748,838 | \$ 374,419 | \$ - |
| \$ Increase (Decrease) from Prior Yr. | - | - | 374,418.96 | (374,418.96) | - |
| % Increase (Decrease) from Prior Yr. | 0% | 0% | 100% | 0% | 0% |



STATISTICAL SECTION



Demographic & Economic Statistics

FY 2013-2022

| Fiscal Year | Travis County Population ⁽¹⁾ | Travis County Personal Income (In Thousands) ⁽²⁾ | Travis County Per Capita Personal Income ⁽²⁾ | Single Family Home Sales in the Austin Area ⁽³⁾ | Average Home Price in the Austin Area ⁽³⁾ | Travis County Un-employment Rate ⁽⁴⁾ |
|-------------|---|---|---|--|--|---|
| 2013 | 1,108,403 | 62,035,754 | 55,969 | 29,351 | 282,950 | 5.1% |
| 2014 | 1,141,655 | 67,435,632 | 59,092 | 29,630 | 302,006 | 4.1% |
| 2015 | 1,173,051 | 69,980,633 | 59,657 | 28,435 | 322,690 | 3.3% |
| 2016 | 1,209,415 | 72,371,556 | 59,840 | 34,946 | 341,578 | 3.4% |
| 2017 | 1,242,674 | 80,100,053 | 64,458 | 33,269 | 364,019 | 2.9% |
| 2018 | 1,273,741 | 87,388,665 | 68,608 | 34,864 | 377,536 | 2.9% |
| 2019 | 1,304,311 | 93,065,302 | 71,352 | 35,980 | 388,088 | 2.6% |
| 2020 | 1,334,310 | 95,888,612 | 71,864 | 38,334 | 418,011 | 6.1% |
| 2021 | 1,372,063 | 106,640,894 | 77,723 | 42,172 | 537,666 | 3.5% |
| 2022 | 1,402,935 | Data not available | | 36,762 | 623,377 | 2.8% |

- Sources:**
- (1) City of Austin Demographer (2020) as of July 2020.
 - (2) Bureau of Economic Analysis, Department of Commerce
 - (3) Texas A&M University, Real Estate Research Center
 - (4) Texas Workforce Commission

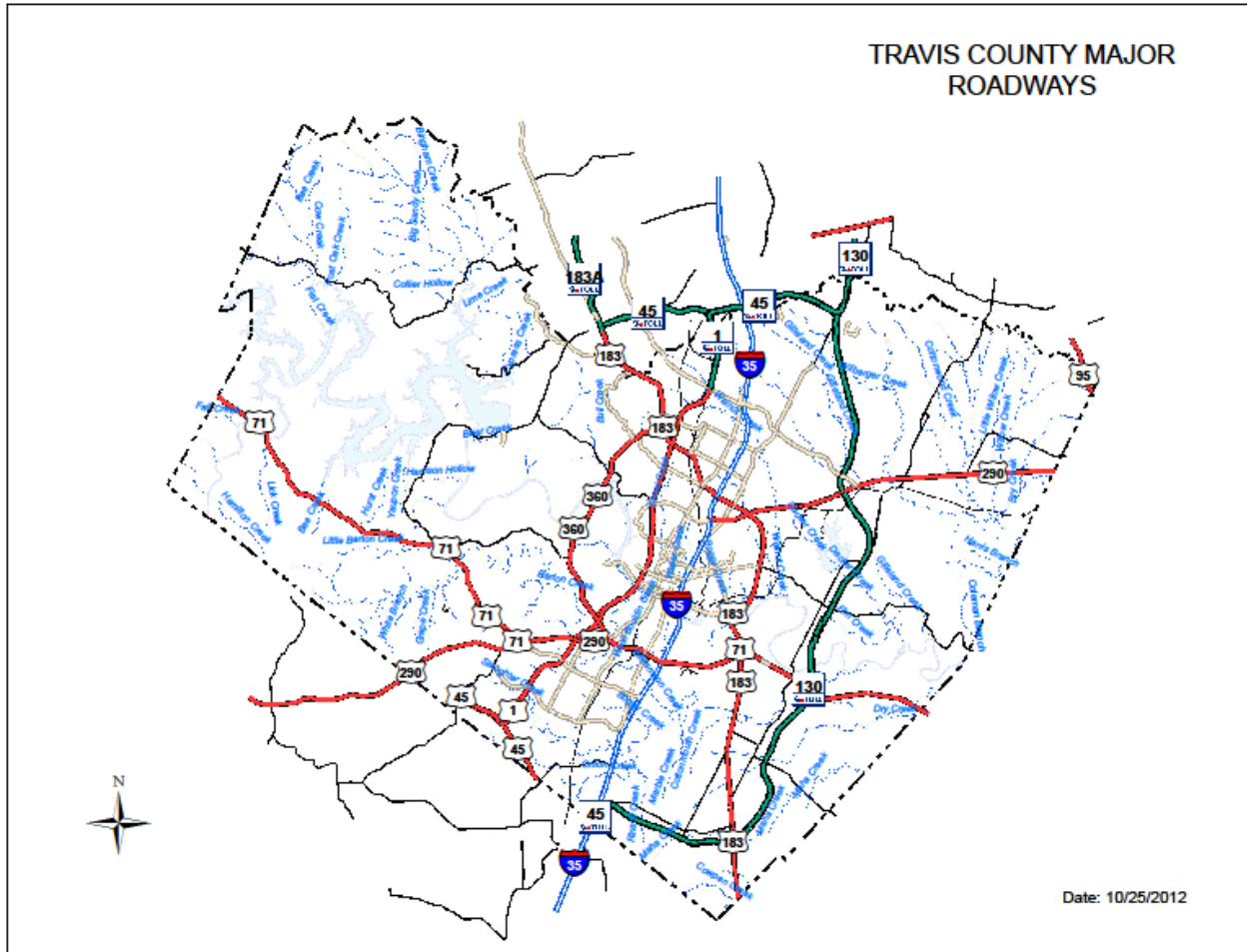
Notes: Prior years may have been updated by the source.



Travis County Demographics

Travis County is located in south central Texas astride the Balcones Fault, the boundary between the Edwards Plateau to the west and the Blackland Prairies to the east. The county seat, Austin, is also the capital of Texas.

| Entity ID | Entity Cd | Entity Name | M&O Tax Rate | I&S Tax Rate | Total Tax Rate |
|-----------|-----------|---------------|--------------|--------------|----------------|
| 1003 | 03 | TRAVIS COUNTY | 0.27892 | 0.03932 | 0.31824 |



TRAVIS COUNTY DEMOGRAPHICS

Established: January 25, 1840
 County Seat: Austin
 2020 Population: 1,290,188
 2022 Est: 1,326,436
 Population:
 Square Miles: 1,022
 Jurisdictions: 15 Schools
 21 Cities
 100 Special Districts

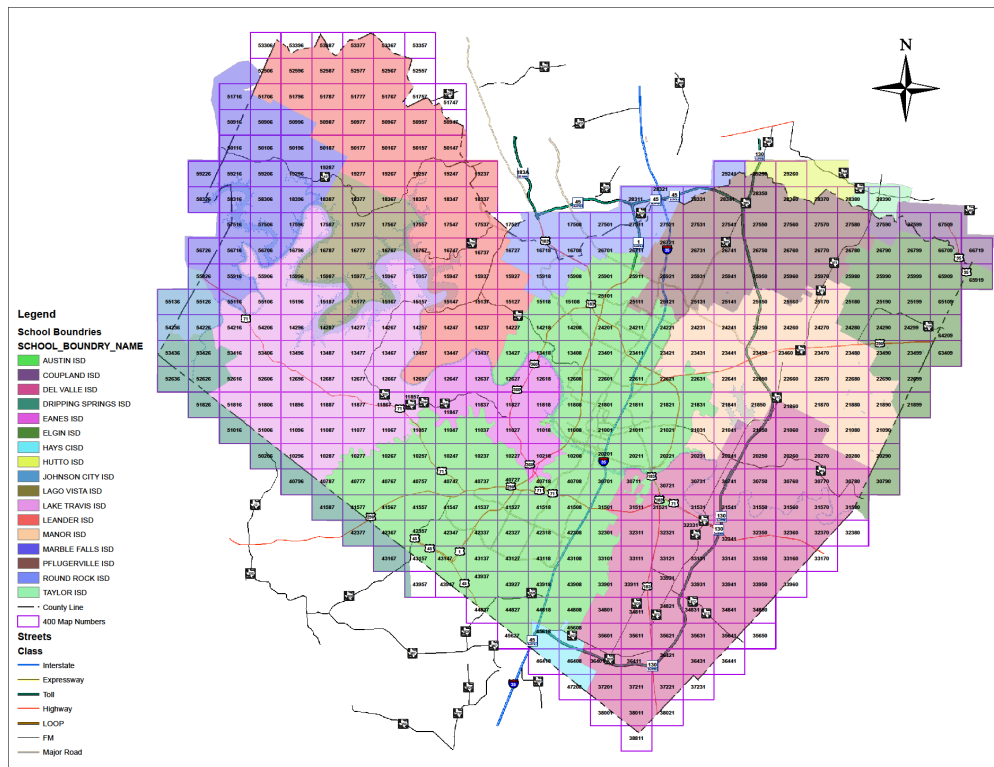


Travis County School Districts

Travis County has 6 school districts wholly contained within its boundaries and 9 school districts which are shared across county lines. Austin ISD is the largest school district in Travis County and one of the largest school districts in the state.

| Entity ID | Entity Cd | Entity Name | M&O Tax Rate | I&S Tax Rate | Total Tax Rate |
|-----------|-----------|-----------------------|--------------|--------------|----------------|
| 1001 | 01 | AUSTIN ISD | 0.88360 | 0.11300 | 0.99660 |
| 1005 | 06 | DEL VALLE ISD | 0.85460 | 0.33000 | 1.18460 |
| 1006 | 07 | LAKE TRAVIS ISD | 0.88460 | 0.32750 | 1.21210 |
| 1007 | 08 | EANES ISD | 0.88460 | 0.12000 | 1.00460 |
| 1009 | 1A | HAYS CONSOLIDATED ISD | 0.85460 | 0.48770 | 1.34230 |
| 1023 | 16 | LAGO VISTA ISD | 0.86460 | 0.32000 | 1.18460 |
| 1026 | 19 | PFLUGERVILLE ISD | 0.90460 | 0.36000 | 1.26460 |
| 1027 | 2A | ELGIN ISD | 0.94290 | 0.46820 | 1.41110 |
| 1037 | 22 | COUPLAND ISD | 0.85460 | 0.09511 | 0.94971 |
| 1042 | 3A | MARBLE FALLS ISD | 0.85790 | 0.21530 | 1.07320 |
| 1053 | 34 | MANOR ISD | 0.97460 | 0.37740 | 1.35200 |
| 1057 | 38 | DRIPPING SPRINGS ISD | 0.94290 | 0.35000 | 1.29290 |
| 1059 | 4A | JOHNSON CITY ISD | 0.85460 | 0.19390 | 1.04850 |
| 1072 | 5A | ROUND ROCK ISD | 0.85460 | 0.20800 | 1.06260 |
| 1098 | 69 | LEANDER ISD | 0.94460 | 0.33000 | 1.27460 |

SCHOOL BOUNDARIES



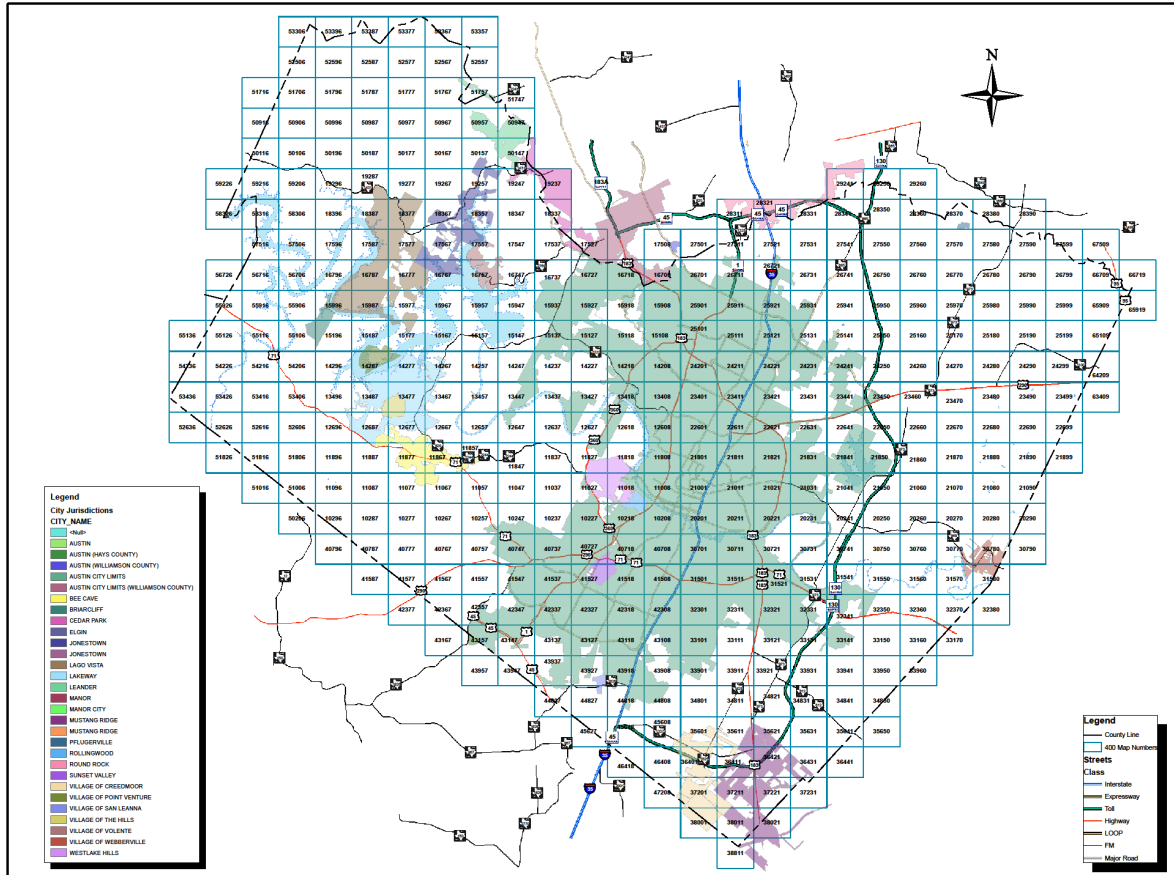
Travis County Cities

Travis County has 21 cities within its boundaries, including the state capital of Austin. Austin is the fourth largest city in the state and the eleventh largest city in the United States. Residents of the area represent a diverse mixture of government employees, college students and staff, musicians, high-tech workers and business people.

| Entity ID | Entity Cd | Entity Name | M&O Tax Rate | I&S Tax Rate | Total Tax Rate |
|-----------|-----------|--------------------------|--------------|--------------|----------------|
| 1002 | 02 | CITY OF AUSTIN | 0.36690 | 0.09580 | 0.46270 |
| 1004 | 05 | CITY OF MANOR | 0.50900 | 0.23800 | 0.74700 |
| 1008 | 09 | CITY OF WEST LAKE HILLS | 0.10610 | 0.04430 | 0.15040 |
| 1018 | 11 | CITY OF ROLLINGWOOD | 0.09510 | 0.08450 | 0.17960 |
| 1019 | 12 | VILLAGE OF SAN LEANNA | 0.24980 | 0.00000 | 0.24980 |
| 1031 | 2F | CITY OF ROUND ROCK | 0.22440 | 0.11760 | 0.34200 |
| 1035 | 20 | CITY OF PFLUGERVILLE | 0.26820 | 0.21310 | 0.48130 |
| 1036 | 21 | CITY OF LAKEWAY | 0.09710 | 0.03190 | 0.12900 |
| 1046 | 3F | CITY OF CEDAR PARK | 0.20406 | 0.18594 | 0.39000 |
| 1065 | 40 | CITY OF CREEDMOOR | 0.50100 | 0.00000 | 0.50100 |
| 1071 | 49 | CITY OF LAGO VISTA | 0.29590 | 0.13240 | 0.42830 |
| 1075 | 5F | CITY OF ELGIN | 0.36431 | 0.18035 | 0.54466 |
| 1076 | 5G | VILLAGE OF VOLENTE | 0.07000 | 0.00000 | 0.07000 |
| 1077 | 5H | VILLAGE OF WEBBERVILLE | 0.05540 | 0.11610 | 0.17150 |
| 1078 | 50 | CITY OF JONESTOWN | 0.35740 | 0.06160 | 0.41900 |
| 1083 | 55 | VILLAGE OF BRIARCLIFF | 0.04360 | 0.03020 | 0.07380 |
| 1090 | 6F | CITY OF LEANDER | 0.27233 | 0.16000 | 0.43233 |
| 1096 | 61 | CITY OF MUSTANG RIDGE | 0.29370 | 0.01750 | 0.31120 |
| 1102 | 7E | VILLAGE OF THE HILLS | 0.07310 | 0.02690 | 0.10000 |
| 1103 | 7F | VILLAGE OF POINT VENTURE | 0.09092 | 0.00000 | 0.09092 |
| 1122 | 83 | CITY OF BEE CAVE | 0.00000 | 0.02000 | 0.02000 |



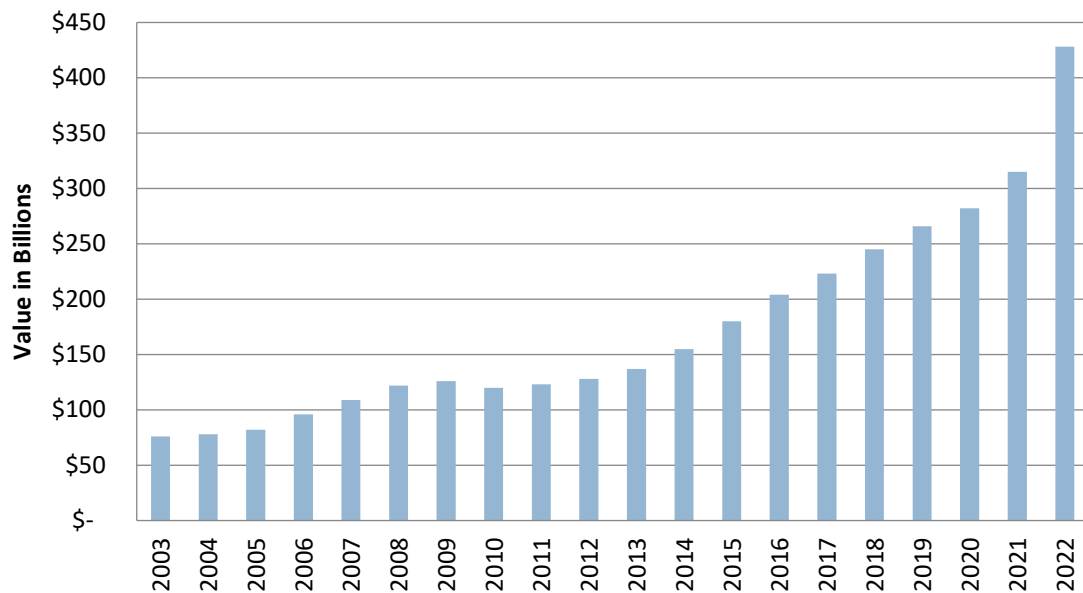
CITY BOUNDARIES



20 YEAR HISTORY OF APPRAISAL ROLL VALUES

2022 was the twelfth consecutive year of appraisal roll growth. All sectors experienced record growth.

| Year | Total Appraisal Roll | Appraisal Roll in Billions | Change from Prior Year | Percent Change |
|------|----------------------|----------------------------|------------------------|----------------|
| 2003 | \$ 76,468,299,684 | \$ 76 | \$ (3,258,920,727) | -4.09% |
| 2004 | \$ 77,780,497,021 | \$ 78 | \$ 1,312,197,337 | 1.72% |
| 2005 | \$ 82,376,017,030 | \$ 82 | \$ 4,595,520,009 | 5.91% |
| 2006 | \$ 95,938,443,366 | \$ 96 | \$ 13,562,426,336 | 16.46% |
| 2007 | \$ 108,849,163,598 | \$ 109 | \$ 12,910,720,232 | 13.46% |
| 2008 | \$ 121,880,175,682 | \$ 122 | \$ 13,031,012,084 | 11.97% |
| 2009 | \$ 125,920,708,866 | \$ 126 | \$ 4,040,533,184 | 3.32% |
| 2010 | \$ 120,247,416,959 | \$ 120 | \$ (5,673,291,907) | -4.51% |
| 2011 | \$ 123,196,201,548 | \$ 123 | \$ 2,948,784,589 | 2.45% |
| 2012 | \$ 128,176,409,480 | \$ 128 | \$ 4,980,207,932 | 4.04% |
| 2013 | \$ 136,609,794,659 | \$ 137 | \$ 8,433,385,179 | 6.58% |
| 2014 | \$ 154,513,882,900 | \$ 155 | \$ 17,904,088,241 | 13.11% |
| 2015 | \$ 179,776,622,324 | \$ 180 | \$ 25,262,739,424 | 16.35% |
| 2016 | \$ 203,900,582,596 | \$ 204 | \$ 24,123,960,272 | 13.42% |
| 2017 | \$ 223,147,520,227 | \$ 223 | \$ 19,246,937,631 | 9.44% |
| 2018 | \$ 245,338,206,315 | \$ 245 | \$ 22,190,686,088 | 9.94% |
| 2019 | \$ 266,184,989,892 | \$ 266 | \$ 20,846,783,577 | 8.50% |
| 2020 | \$ 281,851,353,216 | \$ 282 | \$ 15,666,363,324 | 5.89% |
| 2021 | \$ 314,594,449,350 | \$ 315 | \$ 32,743,096,134 | 11.62% |
| 2022 | \$ 428,452,895,722 | \$ 428 | \$ 113,858,446,372 | 36.19% |



ALL JURISDICTION CERTIFIED VALUES

| EntityID | Entity_Name | Entity_Type | Market | NetTaxable |
|----------|---|-------------|--------------------|--------------------|
| 1138 | ACC DIST - WMSN CO | J | \$ 567,577 | \$ 548,358 |
| 1864723 | ALTESSA MUD | M | \$ 175,858 | \$ 4,496 |
| 1439214 | ANDERSON MILL LIMITED DISTRICT | M | \$ 31,977,873 | \$ 22,445,154 |
| 1097 | AUSTIN COMM COLL DIST | J | \$ 347,203,479,328 | \$ 260,772,747,235 |
| 1895742 | Austin Downtown Public Improve | P | \$ 19,655,308,836 | \$ 15,732,289,863 |
| 1001 | AUSTIN ISD | S | \$ 251,410,082,710 | \$ 186,434,940,323 |
| 1124 | AUSTIN MUD NO 1 | M | \$ 746,166,882 | \$ 174,049,343 |
| 1125 | AUSTIN MUD NO 2 | M | \$ 819,675,347 | \$ 622,966,620 |
| 1126 | AUSTIN MUD NO 3 | M | \$ 364,531,027 | \$ 270,614,542 |
| 1895743 | Backyard PID | P | \$ 6,849,909 | \$ 6,849,909 |
| 1364190 | BASTROP-TRAVIS COUNTIES ESD NO | E | \$ 571,420,820 | \$ 399,855,940 |
| 1890601 | BELLA FORTUNA PID | P | \$ 41,260,380 | \$ 40,398,665 |
| 1119 | BELLA VISTA MUD | M | \$ 44,391 | \$ 42,706 |
| 1329420 | BELVEDERE MUD | M | \$ 422,587,487 | \$ 317,667,273 |
| 1002 | CITY OF AUSTIN | C | \$ 296,461,859,814 | \$ 206,557,464,567 |
| 1122 | CITY OF BEE CAVE | C | \$ 4,105,566,784 | \$ 2,998,867,814 |
| 1046 | CITY OF CEDAR PARK | C | \$ 2,209,013,287 | \$ 1,468,470,415 |
| 1065 | CITY OF CREEDMOOR | C | \$ 226,826,362 | \$ 142,719,190 |
| 1075 | CITY OF ELGIN | C | \$ 322,512,645 | \$ 221,702,652 |
| 1078 | CITY OF JONESTOWN | C | \$ 1,363,669,254 | \$ 949,767,102 |
| 1071 | CITY OF LAGO VISTA | C | \$ 3,061,548,455 | \$ 2,135,475,758 |
| 1036 | CITY OF LAKEWAY | C | \$ 9,521,021,121 | \$ 7,153,091,068 |
| 1090 | CITY OF LEANDER | C | \$ 3,556,675,474 | \$ 2,531,715,349 |
| 1004 | CITY OF MANOR | C | \$ 2,355,972,119 | \$ 1,788,475,384 |
| 1096 | CITY OF MUSTANG RIDGE | C | \$ 278,645,520 | \$ 167,070,346 |
| 1035 | CITY OF PFLUGERVILLE | C | \$ 13,312,952,971 | \$ 9,695,885,747 |
| 1018 | CITY OF ROLLINGWOOD | C | \$ 2,015,802,004 | \$ 1,458,251,966 |
| 1031 | CITY OF ROUND ROCK | C | \$ 823,743,928 | \$ 668,290,681 |
| 1020 | CITY OF SUNSET VALLEY | C | \$ 611,165,541 | \$ 480,006,507 |
| 1008 | CITY OF WEST LAKE HILLS | C | \$ 4,244,779,564 | \$ 3,082,580,491 |
| 1876898 | COLORADO RIVER PROJECT REINVESTMENT ZONE | T | \$ 575,725,790 | \$ 575,725,790 |
| 1015 | COTTONWD CREEK MUD NO 1 | M | \$ 573,816,235 | \$ 453,275,231 |
| 1037 | COUPLAND ISD | S | \$ 32,561,646 | \$ 9,846,906 |
| 1016 | CYPRESS RANCH WCID NO 1 | W | \$ 342,989,562 | \$ 251,913,420 |
| 1005 | DEL VALLE ISD | S | \$ 18,022,273,784 | \$ 13,015,649,778 |
| 1028 | DOWNTOWN PUB IMP DIST | P | \$ 40,807 | \$ 40,807 |
| 1057 | DRIPPING SPRINGS ISD | S | \$ 231,788,911 | \$ 16,873,054 |
| 1049 | E SIXTH ST PUB IMP DIST | P | \$ 683,790,571 | \$ 681,314,923 |
| 1007 | EANES ISD | S | \$ 30,913,093,465 | \$ 22,386,407,834 |
| 1027 | ELGIN ISD | S | \$ 1,242,685,754 | \$ 732,837,823 |
| 1559173 | ELGIN TIRZ #1 | T | \$ 7,633,892 | \$ 7,398,679 |
| 1671480 | ESTANCIA HILL COUNTRY PID | P | \$ 388,375,124 | \$ 341,548,545 |
| 1009 | HAYS CONSOLIDATED ISD | S | \$ 141,093,502 | \$ 89,394,341 |



| EntityID | Entity_Name | Entity_Type | Market | NetTaxable |
|----------|--|-------------|-------------------|-------------------|
| 1675215 | HOMESTEAD PRESERVATION REINVESTMENT ZONE 1 | T | \$ 10,815,638,185 | \$ 8,197,675,768 |
| 1039 | HURST CREEK MUD | M | \$ 1,200,112,981 | \$ 687,064,629 |
| 1607165 | INDIAN HILLS PID | P | \$ 9,224,132 | \$ 7,052,000 |
| 1059 | JOHNSON CITY ISD | S | \$ 153,137,759 | \$ 23,758,526 |
| 1306817 | KELLY LANE WCID NO 1 | W | \$ 467,214,441 | \$ 332,093,713 |
| 1306818 | KELLY LANE WCID NO 2 | W | \$ 381,235,752 | \$ 277,074,968 |
| 1023 | LAGO VISTA ISD | S | \$ 5,635,560,022 | \$ 3,659,295,862 |
| 1814277 | LAGOS PID | P | \$ 68,437,600 | \$ 49,553,750 |
| 1895746 | Lagos PID Improvement Area #1 | P | \$ 68,898,098 | \$ 50,014,248 |
| 1761821 | LAKE POINTE MUD | M | \$ 987,355,883 | \$ 721,880,332 |
| 1089 | LAKE POINTE MUD NO 3 (DA) | M | \$ 497,268,690 | \$ 352,008,365 |
| 1101 | LAKE POINTE MUD NO 5 (DA) | M | \$ 490,404,423 | \$ 369,822,408 |
| 1006 | LAKE TRAVIS ISD | S | \$ 30,092,225,925 | \$ 18,945,977,281 |
| 1332603 | LAKESIDE MUD NO 3 | M | \$ 460,422,030 | \$ 317,654,761 |
| 1875672 | LAKESIDE MUD NO 5 | M | \$ 13,878,757 | \$ 1,767,260 |
| 1131 | LAKESIDE WCID NO 1 | W | \$ 304,599,311 | \$ 216,996,702 |
| 1134 | LAKESIDE WCID NO 2A | M | \$ 383,232,476 | \$ 287,521,148 |
| 1135 | LAKESIDE WCID NO 2B | W | \$ 271,224,757 | \$ 195,845,095 |
| 1136 | LAKESIDE WCID NO 2C | W | \$ 660,278,602 | \$ 459,211,384 |
| 1137 | LAKESIDE WCID NO 2D | W | \$ 477,183,891 | \$ 355,304,705 |
| 1040 | LAKEWAY MUD | M | \$ 2,405,094,212 | \$ 1,820,500,660 |
| 1397701 | LAZY NINE MUD NO 1A | M | \$ 52,516,612 | \$ 45,349,544 |
| 1397702 | LAZY NINE MUD NO 1B | M | \$ 1,056,937,370 | \$ 826,432,580 |
| 1397703 | LAZY NINE MUD NO 1C | M | \$ 208,935 | \$ 1,261 |
| 1397704 | LAZY NINE MUD NO 1D | M | \$ 557,893 | \$ 988 |
| 1397705 | LAZY NINE MUD NO 1E | M | \$ 19,834,981 | \$ 61,476 |
| 1098 | LEANDER ISD | S | \$ 22,588,945,143 | \$ 14,920,011,132 |
| 1599645 | LONE STAR RAIL DISTRICT | T | \$ 8,418,188,384 | \$ 8,059,699,898 |
| 1685385 | LOST CREEK LIMITED DISTRICT | M | \$ 1,944,197,481 | \$ 1,396,930,165 |
| 1890621 | MANOR HEIGHTS PID (IMP AREA #1) | P | \$ 45,087,774 | \$ 45,087,774 |
| 1890633 | MANOR HEIGHTS PID (IMP AREA #2) | P | \$ 4,513,463 | \$ 4,513,275 |
| 1890652 | MANOR HEIGHTS PID (MIA) | P | \$ 9,050,117 | \$ 8,617,322 |
| 1838707 | MANOR HEIGHTS TIRZ | T | \$ 57,016,200 | \$ 56,583,217 |
| 1053 | MANOR ISD | S | \$ 14,755,002,984 | \$ 10,342,192,469 |
| 1042 | MARBLE FALLS ISD | S | \$ 1,895,448,643 | \$ 1,042,149,048 |
| 1895747 | Martin Tract PID | P | \$ 1,223,220 | \$ 13,664 |
| 1099 | MOORES CROSSING MUD | M | \$ 360,266,682 | \$ 266,992,715 |
| 1127 | NE TCRD DIST NO 4 (WELLS PT) | RO | \$ 586,580,109 | \$ 502,023,824 |
| 1111 | NE TRAVIS CO ROAD DIST NO 2 | RO | \$ 1,907,194,932 | \$ 1,689,505,118 |
| 1033 | NE TRAVIS CO UTILITY DIST | M | \$ 645,985,499 | \$ 469,114,798 |
| 1879798 | NEW SWEDEN MUD NO 1 | M | \$ 2,170,566 | \$ 16,073 |
| 1396104 | NORTH AUSTIN MUD NO 1 | M | \$ 230,395,554 | \$ 174,532,086 |
| 1123 | NORTHTOWN MUD | M | \$ 1,749,201,952 | \$ 1,182,623,743 |
| 1636256 | ONION CREEK METRO PARK DIST | M | \$ 364,398,698 | \$ 202,771,953 |
| 1026 | PFLUGERVILLE ISD | S | \$ 34,803,790,689 | \$ 24,742,472,687 |



| EntityID | Entity_Name | Entity_Type | Market | NetTaxable |
|----------|--|-------------|-------------------|-------------------|
| 1672423 | PILOT KNOB MUD NO 1 | M | \$ 3,326,462 | \$ 1,153,759 |
| 1604242 | PILOT KNOB MUD NO 2 | M | \$ 162,272,705 | \$ 144,264,402 |
| 1597862 | PILOT KNOB MUD NO 3 | M | \$ 677,192,151 | \$ 548,499,633 |
| 1597864 | PILOT KNOB MUD NO 4 | M | \$ 5,447,596 | \$ 571,343 |
| 1636020 | PILOT KNOB MUD NO 5 | M | \$ 4,951,900 | \$ 4,822,174 |
| 1332144 | PRESIDENTIAL GLEN MUD | M | \$ 531,006,688 | \$ 424,127,051 |
| 1506857 | REINVESTMENT ZONE # 1 CITY OF PFLUG | T | \$ 684,762,156 | \$ 483,870,273 |
| 1761831 | RIVER PLACE LIMITED DISTRICT | M | \$ 1,352,119,527 | \$ 891,880,724 |
| 1318757 | RMMA REUSE & REDEVELOPMENT | T | \$ 3,068,045,575 | \$ 2,297,853,939 |
| 1116 | RNCH @ CYPRSS CRK MUD 1 | M | \$ 212,939,150 | \$ 145,203,705 |
| 1857921 | ROSE HILL PID | P | \$ 439,832,932 | \$ 341,156,086 |
| 1072 | ROUND ROCK ISD | S | \$ 16,646,457,415 | \$ 12,505,935,955 |
| 1607163 | SEAHOLM TIF | T | \$ 465,145,370 | \$ 434,289,042 |
| 1074 | SENNA HILLS MUD | M | \$ 617,388,329 | \$ 400,151,461 |
| 1052 | SHADY HOLLOW MUD | M | \$ 743,487,548 | \$ 532,022,540 |
| 1676767 | SOUTH CONGRESS PID | P | \$ 150,579,245 | \$ 127,266,147 |
| 1558193 | SOUTHEAST TRAVIS CO MUD NO 1 | M | \$ 85,034,944 | \$ 75,032,880 |
| 1558195 | SOUTHEAST TRAVIS CO MUD NO 2 | M | \$ 3,986,357 | \$ 3,986,357 |
| 1636027 | SOUTHEAST TRAVIS CO MUD NO 3 | M | \$ 5,788,305 | \$ 5,788,305 |
| 1636028 | SOUTHEAST TRAVIS CO MUD NO 4 | M | \$ 3,779,894 | \$ 3,779,894 |
| 1895744 | Spanish Oaks PID | P | \$ 12,678,684 | \$ 8,940,650 |
| 1373279 | SUNFIELD MUD NO 1 | M | \$ 640,068 | \$ 194,232 |
| 1373280 | SUNFIELD MUD NO 2 | M | \$ 9,307,809 | \$ 2,830,675 |
| 1373281 | SUNFIELD MUD NO 3 | M | \$ 1,563,579 | \$ 6,806 |
| 1082 | SW TRAVIS CO RD DIST NO 1 | RO | \$ 8,017 | \$ 7,623 |
| 1013 | TANGLEWD FOREST LTD DIST | M | \$ 777,912,926 | \$ 620,260,579 |
| 1772331 | TESSERA ON LAKE TRAVIS PID (IMP AREA #1) | P | \$ 148,325,949 | \$ 113,656,632 |
| 1772333 | TESSERA ON LAKE TRAVIS PID (IMP AREA #2) | P | \$ 87,387,192 | \$ 73,758,007 |
| 1698761 | TESSERA ON LAKE TRAVIS PID (MIA) | P | \$ 6,162,496 | \$ 6,162,496 |
| 1014 | TRAVIS CO BCCP | M | \$ 22,245,689,455 | \$ 14,485,271,806 |
| 1389381 | TRAVIS CO BEE CAVE ROAD DIST N | RO | \$ 457,525,245 | \$ 447,164,100 |
| 1066 | TRAVIS CO ESD NO 1 | E | \$ 8,702,754,651 | \$ 5,847,423,844 |
| 1086 | TRAVIS CO ESD NO 10 | E | \$ 4,410,962,749 | \$ 3,067,760,958 |
| 1079 | TRAVIS CO ESD NO 11 | E | \$ 4,831,020,095 | \$ 3,400,565,573 |
| 1108 | TRAVIS CO ESD NO 12 | E | \$ 6,998,403,435 | \$ 4,935,400,918 |
| 1332608 | TRAVIS CO ESD NO 13 | E | \$ 527,291,484 | \$ 303,050,847 |
| 1107 | TRAVIS CO ESD NO 14 | E | \$ 1,217,012,557 | \$ 836,006,663 |
| 1727173 | TRAVIS CO ESD NO 15 | E | \$ 4,842,293,262 | \$ 3,399,809,874 |
| 1807956 | TRAVIS CO ESD NO 16 | E | \$ 5,442,344,875 | \$ 3,602,562,171 |
| 1891104 | TRAVIS CO ESD NO 17 | E | \$ 7,580,773,570 | \$ 6,371,732,778 |
| 1129 | TRAVIS CO ESD NO 2 | E | \$ 27,102,272,089 | \$ 20,345,994,883 |
| 1011 | TRAVIS CO ESD NO 3 | E | \$ 6,918,840,272 | \$ 4,925,872,810 |
| 1085 | TRAVIS CO ESD NO 4 | E | \$ 6,268,586,555 | \$ 4,037,543,230 |
| 1084 | TRAVIS CO ESD NO 5 | E | \$ 3,581,426,963 | \$ 2,623,855,513 |



| EntityID | Entity_Name | Entity_Type | Market | NetTaxable |
|----------|----------------------------------|-------------|--------------------|--------------------|
| 1080 | TRAVIS CO ESD NO 6 | E | \$ 32,017,052,840 | \$ 23,502,745,049 |
| 1010 | TRAVIS CO ESD NO 7 | E | \$ 8,698,881,452 | \$ 5,844,852,302 |
| 1112 | TRAVIS CO ESD NO 8 | E | \$ 6,212,376,433 | \$ 4,259,835,463 |
| 1058 | TRAVIS CO ESD NO 9 | E | \$ 15,242,336,821 | \$ 11,048,839,790 |
| 1635977 | TRAVIS CO IMPROVEMENT DIST NO | P | \$ 52,650,463 | \$ 4,988,178 |
| 1062 | TRAVIS CO MUD NO 10 | M | \$ 269,383,445 | \$ 208,406,154 |
| 1274977 | TRAVIS CO MUD NO 11 | M | \$ 664,416,233 | \$ 469,587,277 |
| 1274978 | TRAVIS CO MUD NO 12 | M | \$ 656,898,060 | \$ 473,774,179 |
| 1274981 | TRAVIS CO MUD NO 13 | M | \$ 697,062,648 | \$ 567,988,831 |
| 1047 | TRAVIS CO MUD NO 14 | M | \$ 259,017,661 | \$ 209,880,143 |
| 1091 | TRAVIS CO MUD NO 15 | M | \$ 1,151,050,292 | \$ 757,617,596 |
| 1396736 | TRAVIS CO MUD NO 16 | M | \$ 457,061,206 | \$ 299,352,168 |
| 1574082 | TRAVIS CO MUD NO 17 | M | \$ 488,019,502 | \$ 400,419,338 |
| 1574543 | TRAVIS CO MUD NO 18 | M | \$ 427,676,288 | \$ 326,830,486 |
| 1727347 | TRAVIS CO MUD NO 19 | M | \$ 108,850,108 | \$ 94,794,688 |
| 1106 | TRAVIS CO MUD NO 2 | M | \$ 588,095,781 | \$ 448,750,394 |
| 1727348 | TRAVIS CO MUD NO 20 | M | \$ 202,554,809 | \$ 180,494,718 |
| 1574074 | TRAVIS CO MUD NO 21 | M | \$ 982,207,369 | \$ 724,092,322 |
| 1729857 | TRAVIS CO MUD NO 22 | M | \$ 230,663,477 | \$ 193,263,972 |
| 1720114 | TRAVIS CO MUD NO 23 | M | \$ 629,515,844 | \$ 489,887,990 |
| 1720115 | TRAVIS CO MUD NO 24 | M | \$ 8,455,019 | \$ 775,906 |
| 1807970 | TRAVIS CO MUD NO 25 | M | \$ 41,748,509 | \$ 36,389,308 |
| 1895741 | TRAVIS CO MUD NO 26 | M | \$ 2,307,218 | \$ 1,113,368 |
| 1115 | TRAVIS CO MUD NO 3 | M | \$ 1,280,656,624 | \$ 940,104,855 |
| 1130 | TRAVIS CO MUD NO 4 | M | \$ 224,434,993 | \$ 224,407,993 |
| 1012 | TRAVIS CO MUD NO 5 | M | \$ 613,112,100 | \$ 511,654,038 |
| 1029 | TRAVIS CO MUD NO 6 | M | \$ 237,258,133 | \$ 169,521,445 |
| 1044 | TRAVIS CO MUD NO 7 | M | \$ 1,637,714 | \$ 1,637,714 |
| 1061 | TRAVIS CO MUD NO 8 | M | \$ 285,484,264 | \$ 232,180,589 |
| 1073 | TRAVIS CO MUD NO 9 | M | \$ 5,244,079 | \$ 4,180,425 |
| 1081 | TRAVIS CO RFP DIST NO 6 | FD | \$ 114,837 | \$ 114,837 |
| 1100 | TRAVIS CO WCID 17 COMANCHE TRA | W | \$ 417,786,716 | \$ 285,471,850 |
| 1064 | TRAVIS CO WCID 17 FLINTROCK (D | W | \$ 637,331,790 | \$ 472,020,123 |
| 1481361 | TRAVIS CO WCID 17 SERENE HILLS | W | \$ 574,454,032 | \$ 446,409,928 |
| 1088 | TRAVIS CO WCID 17 SOUTHVIEW (DA) | W | \$ 74,355,622 | \$ 43,083,343 |
| 1043 | TRAVIS CO WCID 17 STEINER RANC | W | \$ 4,915,638,914 | \$ 3,297,381,156 |
| 1017 | TRAVIS CO WCID NO 10 | W | \$ 8,301,682,885 | \$ 6,130,309,860 |
| 1024 | TRAVIS CO WCID NO 17 | W | \$ 13,885,797,306 | \$ 9,520,308,956 |
| 1025 | TRAVIS CO WCID NO 18 | W | \$ 1,567,286,278 | \$ 1,123,799,859 |
| 1054 | TRAVIS CO WCID NO 19 | W | \$ 384,806,113 | \$ 293,614,696 |
| 1056 | TRAVIS CO WCID NO 20 | W | \$ 990,342,127 | \$ 677,372,953 |
| 1038 | TRAVIS CO WCID POINT VENTURE | W | \$ 547,809,229 | \$ 421,939,953 |
| 1003 | TRAVIS COUNTY | G | \$ 428,452,895,722 | \$ 288,630,592,200 |
| 1034 | TRAVIS COUNTY HEALTHCARE DISTR | H | \$ 428,444,864,966 | \$ 288,540,421,211 |
| 1436544 | TRAVIS-CREEDMOOR MUD | M | \$ 44,868,298 | \$ 44,546,253 |
| 1895748 | Turners Crossing PID | P | \$ 31,285,303 | \$ 28,885,531 |
| 1083 | VILLAGE OF BRIARCLIFF | C | \$ 672,328,183 | \$ 523,105,361 |



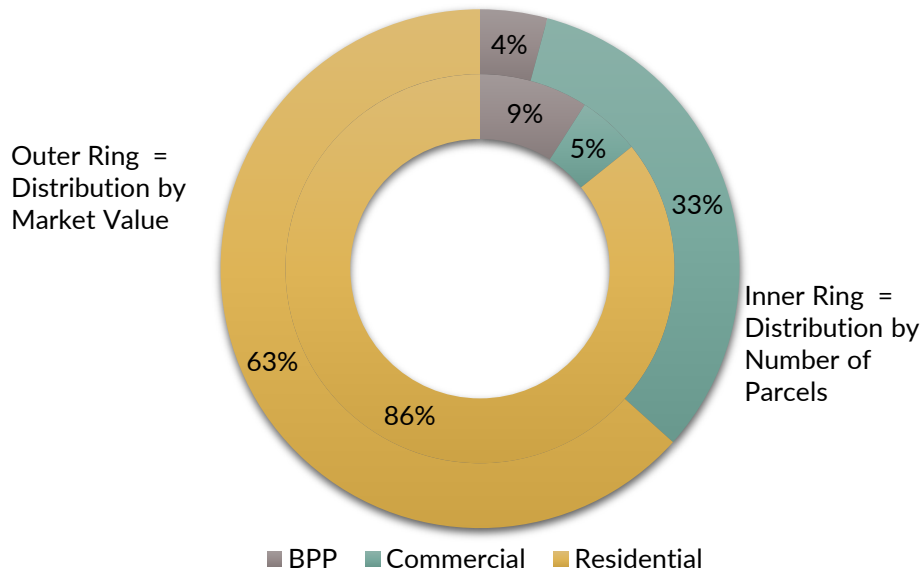
| EntityID | Entity_Name | Entity_Type | Market | NetTaxable |
|----------|------------------------------|-------------|------------------|------------------|
| 1103 | VILLAGE OF POINT VENTURE | C | \$ 554,566,196 | \$ 406,801,791 |
| 1019 | VILLAGE OF SAN LEANNA | C | \$ 139,259,409 | \$ 95,864,790 |
| 1102 | VILLAGE OF THE HILLS | C | \$ 1,117,325,894 | \$ 626,718,563 |
| 1076 | VILLAGE OF VOLENTE | C | \$ 516,507,271 | \$ 367,419,217 |
| 1077 | VILLAGE OF WEBBERVILLE | C | \$ 68,881,222 | \$ 44,907,707 |
| 1396737 | WALLER CREEK TIF | T | \$ 3,396,134,046 | \$ 2,390,145,166 |
| 1051 | WELLS BRANCH MUD | M | \$ 2,352,633,198 | \$ 1,752,221,772 |
| 1332609 | WEST CYPRESS HILLS WCID NO 1 | W | \$ 17,169,891 | \$ 142,930 |
| 1092 | WEST TRAVIS CO MUD NO 6 | M | \$ 1,160,754,593 | \$ 950,840,754 |
| 1093 | WEST TRAVIS CO MUD NO 7 | M | \$ 5,433,899 | \$ 5,433,899 |
| 1094 | WEST TRAVIS CO MUD NO 8 | M | \$ 286,885,070 | \$ 274,330,676 |
| 1607164 | WHISPER VALLEY PID | P | \$ 235,988,836 | \$ 166,979,939 |
| 1104 | WILBARGER CRK MUD NO 1 | M | \$ 263,005,911 | \$ 203,320,951 |
| 1105 | WILBARGER CRK MUD NO 2 | M | \$ 13,320,324 | \$ 13,320,324 |
| 1400491 | WILLIAMSON/TRAVIS MUD NO 1 | M | \$ 251,337,148 | \$ 182,309,567 |
| 1032 | WMSN CO WSID DIST 3 | W | \$ 133,644,220 | \$ 114,848,076 |
| 1120 | WMSN-TR CO WCID NO 1F | W | \$ 330,321 | \$ 330,321 |
| 1121 | WMSN-TR CO WCID NO 1G | W | \$ 14,364,627 | \$ 14,362,471 |



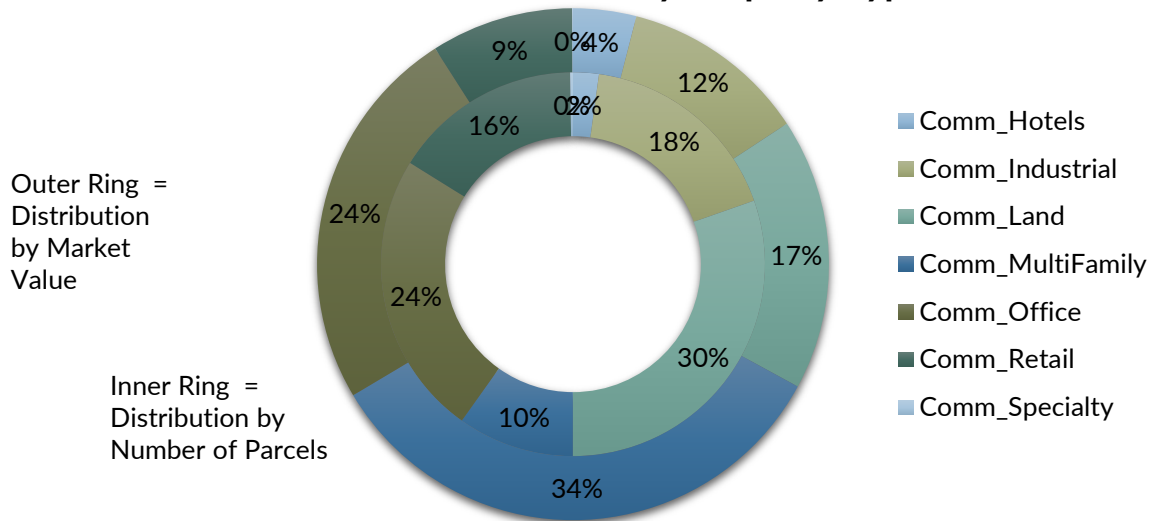
VALUE DISTRIBUTIONS

| Property Type | Count | Market Value |
|---------------|---------|--------------------|
| BPP | 42,738 | \$ 18,125,066,515 |
| Commercial | 24,440 | \$ 140,614,935,126 |
| Residential | 405,098 | \$ 274,358,787,589 |
| | 472,276 | \$433,098,789,230 |

Distribution by General Property Type



Commercial Distribution by Property Type



STATE PROPERTY CATEGORIES

| State Cd | State Cd Desc | Prop Count | New Market Value | Market Val | Taxable Val |
|----------|---|----------------|----------------------|------------------------|------------------------|
| A | SINGLE FAMILY RESIDENCE | 346,647 | \$ 3,415,700,321 | \$ 245,247,336,223 | \$ 150,836,386,297 |
| B | MULTIFAMILY RESIDENCE | 12,913 | \$ 1,392,774,139 | \$ 47,884,189,273 | \$ 46,802,335,253 |
| C1 | VACANT LOTS AND LAND TRACTS | 30,415 | \$ 45,975,252 | \$ 5,061,579,971 | \$ 4,986,305,064 |
| C2 | COLONIA LOTS AND LAND TRACTS | 16 | \$ - | \$ 6,133,957 | \$ 6,120,559 |
| D1 | QUALIFIED OPEN-SPACE LAND | 4,561 | \$ - | \$ 5,430,156,959 | \$ 28,521,460 |
| D2 | IMPROVEMENTS ON QUALIFIED OPEN SPACE LAND | 338 | \$ - | \$ 50,417,273 | \$ 50,188,848 |
| E | RURAL LAND, NON QUALIFIED OPEN SPACE LAND, IMPRVS | 6,438 | \$ 13,602,270 | \$ 2,548,723,578 | \$ 2,138,474,208 |
| F1 | COMMERCIAL REAL PROPERTY | 10,916 | \$ 421,828,098 | \$ 62,300,518,660 | \$ 61,973,069,441 |
| F2 | INDUSTRIAL AND MANUFACTURING REAL PROPERTY | 4,939 | \$ 518,730,546 | \$ 7,327,755,475 | \$ 7,223,324,722 |
| G1 | OIL AND GAS | 5 | \$ - | \$ 506,437 | \$ 506,437 |
| J1 | WATER SYSTEMS | 6 | \$ - | \$ 464,492 | \$ 464,492 |
| J2 | GAS DISTRIBUTION SYSTEM | 10 | \$ - | \$ 259,979,387 | \$ 259,979,387 |
| J3 | ELECTRIC COMPANY (INCLUDING CO-OP) | 86 | \$ - | \$ 260,067,409 | \$ 260,067,409 |
| J4 | TELEPHONE COMPANY (INCLUDING CO-OP) | 861 | \$ - | \$ 254,977,324 | \$ 254,970,760 |
| J5 | RAILROAD | 11 | \$ - | \$ 33,617,386 | \$ 33,617,386 |
| J6 | PIPELINE COMPANY | 126 | \$ - | \$ 31,141,835 | \$ 31,068,713 |
| J7 | CABLE TELEVISION COMPANY | 49 | \$ - | \$ 381,326,454 | \$ 381,326,454 |
| J8 | OTHER TYPE OF UTILITY | 2 | \$ - | \$ 129,470,377 | \$ 129,470,377 |
| J9 | RAILROAD ROLLING STOCK | 2 | \$ - | \$ 4,410,045 | \$ 4,410,045 |
| L1 | COMMERCIAL PERSONAL PROPERTY | 38,127 | \$ - | \$ 7,824,340,248 | \$ 7,454,835,469 |
| L2 | INDUSTRIAL AND MANUFACTURING PERSONAL PROPERTY | 665 | \$ - | \$ 5,458,480,423 | \$ 3,522,451,452 |
| M1 | TANGIBLE OTHER PERSONAL, MOBILE HOMES | 10,817 | \$ 7,024,762 | \$ 546,358,180 | \$ 484,939,033 |
| M2 | OTHER TANGIBLE PERSONAL PROPERTY | 1 | \$ - | \$ 124,967 | \$ 99,974 |
| N | INTANGIBLE PROPERTY AND/OR UNCERTIFIED PROPERTY | 2 | \$ - | \$ 12,020 | \$ 12,020 |
| O | RESIDENTIAL INVENTORY | 9,014 | \$ 700,134,120 | \$ 1,396,991,859 | \$ 1,345,456,823 |
| S | SPECIAL INVENTORY TAX | 616 | \$ - | \$ 418,897,022 | \$ 418,842,853 |
| X | TOTALLY EXEMPT PROPERTY | 11519 | \$ 206,900,384 | \$ 35,591,571,224 | \$ - |
| | | 489,106 | 6,722,669,892 | 428,452,895,722 | 288,630,592,200 |



TOP TEN TAXPAYERS

Top Ten 2022 Ad Valorem Taxpayers in Travis County

| | Taxpayer Name | Market Value | % of Total County Market Value | Taxable Value | % of Total County Taxable Value |
|--|--------------------------------|---------------------------|--------------------------------|---------------------------|---------------------------------|
| 1 | Samsung Austin Semiconductor | \$ 1,469,750,797 | 0.34% | \$ 1,390,576,683 | 0.48% |
| 2 | Columbia/St Davids Health Care | \$ 617,129,785 | 0.14% | \$ 617,129,785 | 0.21% |
| 3 | Colorado River Project LLC | \$ 576,865,158 | 0.13% | \$ 576,865,158 | 0.20% |
| 4 | University of Texas | \$ 512,657,750 | 0.12% | \$ 512,657,750 | 0.18% |
| 5 | Oracle America Inc. | \$ 490,997,487 | 0.11% | \$ 490,997,487 | 0.17% |
| 6 | Tesla Inc. | \$ 472,682,382 | 0.11% | \$ 472,682,382 | 0.16% |
| 7 | Icon IPC TX Property Owner | \$ 465,633,689 | 0.11% | \$ 465,633,689 | 0.16% |
| 8 | Apple Inc. | \$ 458,198,000 | 0.11% | \$ 458,198,000 | 0.16% |
| 9 | CS Kinross Lake Parkway LLC | \$ 447,052,204 | 0.10% | \$ 447,052,204 | 0.15% |
| 10 | BPP Alphabet MF Riata LP | \$ 445,076,136 | 0.10% | \$ 445,076,136 | 0.15% |
| | TRAVIS COUNTY TOTAL | \$ 428,452,895,722 | 100.00% | \$ 288,630,592,200 | 100.00% |
| <i>* Sum of all properties/accounts for the principal taxpayer</i> | | | | | |



APPRAISAL WORKLOAD

2022 Appraisal Workload

| | 2020 | 2021 | 2022 |
|-----------------------------------|---------|---------|---------|
| Permits | 30,823 | 18,445 | 18,175 |
| New Subdivision | 266 | 269 | 302 |
| New Lots | 7,214 | 5,662 | 6,874 |
| New Condos | 908 | 985 | 393 |
| New Units | 3,127 | 3,319 | 2,768 |
| New Construction | 9,051 | 10,386 | 10,001 |
| Field Inspections | 227,564 | 435,072 | 55,735 |
| Deed Transactions | 20,081 | 23,966 | 42,737 |
| Sales Transactions | 8,518 | 17,105 | 16,157 |
| Exemptions Processed | 24,831 | 28,674 | 42,151 |
| Renditions Processed | 23,687 | 23,895 | 25,385 |
| Notices of Appraised Value Mailed | 185,659 | 450,797 | 325,567 |



EXEMPTIONS

The general homestead exemption is for owner-occupied residential properties. The exemption removes a portion of your value from taxation, providing a lower tax amount for the homestead property.

If you qualify for the Over 65 exemption, there is a property tax “ceiling” that automatically limits school taxes to the amount you paid in the year that you first qualified for the exemption.

100% disabled veterans are eligible for 100% exemptions for their residence homestead.

Documentation from the Department of Veterans Affairs must be submitted indicating 100 percent disability compensation due to a service-connected disability AND a rating of 100 percent disabled or a determination of individual unemployability from the VA.

| Entity Name | State | | State | | State | |
|--------------------------------|--------------------|------------------------|------------------|----------------------|---------------------|-------------------------|
| | Mandated Homestead | Local Option Homestead | Mandated Over 65 | Local Option Over 65 | Mandated Disability | Local Option Disability |
| ACC DIST - WMSN CO | | 1% | | \$ 75,000 | | \$ 75,000 |
| ANDERSON MILL LIMITED DISTRICT | | 20% | | \$ 10,000 | | \$ 10,000 |
| AUSTIN COMM COLL DIST | | 1% | | \$ 75,000 | | \$ 75,000 |
| AUSTIN ISD | \$ 40,000 | | \$ 10,000 | \$ 25,000 | \$ 10,000 | \$ 15,000 |
| CITY OF AUSTIN | | 20% | | \$ 113,000 | | \$ 113,000 |
| CITY OF AUSTIN/HAYS CO | | | | \$ 51,000 | | \$ 51,000 |
| CITY OF AUSTIN/WMSN CO | | | | \$ 51,000 | | \$ 51,000 |
| CITY OF BEE CAVE | | 20% | | \$ 65,000 | | \$ 65,000 |
| CITY OF CEDAR PARK | | 1% | | \$ 30,000 | | \$ 20,000 |
| CITY OF ELGIN | | | | \$ 15,000 | | \$ 15,000 |
| CITY OF JONESTOWN | | 20% | | \$ 8,000 | | \$ 8,000 |
| CITY OF LAGO VISTA | | 20% | | | | |
| CITY OF LAKEWAY | | | | \$ 25,000 | | |
| CITY OF LEANDER | | 1% | | \$ 10,000 | | \$ 10,000 |
| CITY OF MANOR | | | | \$ 10,000 | | |
| CITY OF MUSTANG RIDGE | | | | \$ 5,000 | | |
| CITY OF PFLUGERVILLE | | | | \$ 50,000 | | \$ 50,000 |
| CITY OF ROLLINGWOOD | | | | \$ 3,000 | | |
| CITY OF ROUND ROCK | | | | \$ 22,000 | | \$ 3,000 |
| CITY OF SUNSET VALLEY | | 10% | | \$ 3,000 | | \$ 3,000 |
| CITY OF WEST LAKE HILLS | | | | \$ 4,000 | | |
| COTTONWD CREEK MUD NO 1 | | | | \$ 5,000 | | \$ 5,000 |
| COUPLAND ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| DEL VALLE ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| DOWNTOWN PUB IMP DIST | | | | \$ 70,000 | | \$ 70,000 |
| DRIPPING SPRINGS ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| E SIXTH ST PUB IMP DIST | | | | \$ 70,000 | | \$ 70,000 |
| EANES ISD | \$ 40,000 | | \$ 10,000 | \$ 20,000 | \$ 10,000 | \$ 20,000 |
| ELGIN ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| HAYS CONSOLIDATED ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| HURST CREEK MUD | | 20% | | \$ 10,000 | | \$ 10,000 |
| JOHNSON CITY ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| LAGO VISTA ISD | | 20% | \$ 10,000 | | \$ 10,000 | |



| Entity Name | State Mandated Homestead | Local Option Homestead | State Mandated Over 65 | Local Option Over 65 | State Mandated Disability | Local Option Disability |
|--------------------------------|--------------------------|------------------------|------------------------|----------------------|---------------------------|-------------------------|
| LAGO VISTA ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| LAKE TRAVIS ISD | | 20% | \$ 10,000 | | \$ 10,000 | |
| LAKE TRAVIS ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | |
| LAKEWAY MUD | | | | \$ 5,000 | | |
| LEANDER ISD | \$ 40,000 | | \$ 10,000 | \$ 3,000 | \$ 10,000 | \$ 3,000 |
| LOST CREEK LIMITED DISTRICT | | | | \$ 4,000 | | |
| LOST CREEK MUD | | | | \$ 4,000 | | |
| MANOR ISD | \$ 40,000 | | \$ 10,000 | \$ 25,000 | \$ 10,000 | \$ 15,000 |
| MARBLE FALLS ISD | \$ 40,000 | | \$ 10,000 | \$ 3,000 | \$ 10,000 | |
| NORTH AUSTIN MUD NO 1 | | | | \$ 15,000 | | \$ 15,000 |
| NORTHTOWN MUD | | 5% | | \$ 25,000 | | \$ 25,000 |
| PFLUGERVILLE ISD | \$ 40,000 | | \$ 10,000 | \$ 9,100 | \$ 10,000 | |
| RIVER PLACE LIMITED DISTRICT | | 10% | | \$ 25,000 | | \$ 25,000 |
| RIVER PLACE MUD | | 10% | | \$ 25,000 | | |
| RNCH @ CYPRSS CRK MUD 1 | | | | \$ 15,000 | | \$ 15,000 |
| ROUND ROCK ISD | \$ 40,000 | | \$ 10,000 | | \$ 10,000 | \$ 3,000 |
| TANGLEWD FOREST LTD DIST | | 10% | | \$ 50,000 | | \$ 15,000 |
| TRAVIS CO BCCP | | 20% | | \$ 65,000 | | \$ 65,000 |
| TRAVIS CO ESD NO 4 | | 20% | | \$ 60,000 | | |
| TRAVIS CO ESD NO 9 | | | | \$ 4,000 | | |
| TRAVIS CO MUD NO 10 | | 15% | | \$ 10,000 | | \$ 10,000 |
| TRAVIS CO MUD NO 15 | | | | \$ 10,000 | | \$ 10,000 |
| TRAVIS CO MUD NO 2 | | | | \$ 5,000 | | \$ 5,000 |
| TRAVIS CO MUD NO 8 | | | | | | \$ 15,000 |
| TRAVIS CO RFP DIST NO 6 | | \$ 5,000 | | \$ 3,000 | | \$ 3,000 |
| TRAVIS CO WCID NO 10 | | | | \$ 4,000 | | |
| TRAVIS CO WCID NO 15 | | 20% | | \$ 15,000 | | |
| TRAVIS CO WCID NO 17 | | 10% | | \$ 15,000 | | \$ 15,000 |
| TRAVIS CO WCID NO 18 | | | | \$ 30,000 | | |
| TRAVIS COUNTY | | 20% | | \$ 110,000 | | \$ 110,000 |
| TRAVIS COUNTY HEALTHCARE DISTR | | 20% | | \$ 110,000 | | \$ 110,000 |
| VILLAGE OF POINT VENTURE | | 10% | | | | |
| VILLAGE OF SAN LEANNA | | | | \$ 25,000 | | |
| VILLAGE OF THE HILLS | | 20% | | \$ 10,000 | | \$ 10,000 |
| VILLAGE OF VOLENTE | | | | \$ 45,000 | | \$ 45,000 |
| VILLAGE OF WEBBERVILLE | | 5% | | | | |
| WELLS BRANCH MUD | | 20% | | \$ 125,000 | | \$ 125,000 |
| WEST TRAVIS CO MUD NO 8 | | 20% | | \$ 15,000 | | |
| WILLIAMSON/TRAVIS MUD NO 1 | | | | \$ 15,000 | | \$ 15,000 |
| WMSN-TR CO WCID NO 1F | | | | \$ 15,000 | | \$ 15,000 |
| WMSN-TR CO WCID NO 1G | | | | \$ 15,000 | | \$ 15,000 |

Non-profit organizations that are eligible for property tax exemptions include, but are not limited to, certain charitable organizations, youth development organizations, religious organizations, non-profit private schools, charitable hospitals, cemeteries, and veterans' organizations.

Property owners with mineral property worth less than \$500 or business personal property worth less than \$2,500 are exempt from property taxes. No exemption application is required.

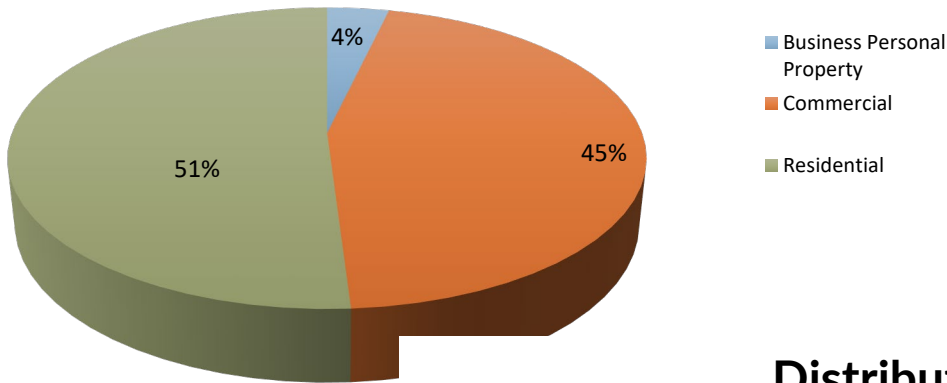


TAXPAYER APPEALS

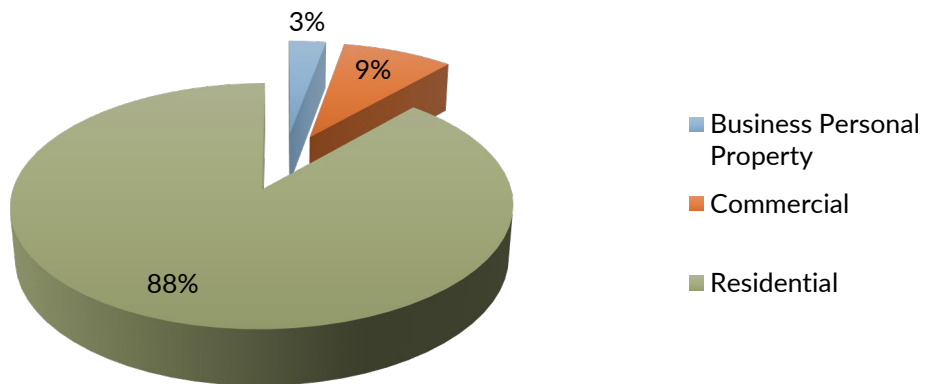
Taxpayers have the right to appeal their property's valuation. The Appraisal Review Board considers all evidence presented by the property owner and the Appraisal District Office at formal hearings. They then rule on the value of the property in question.



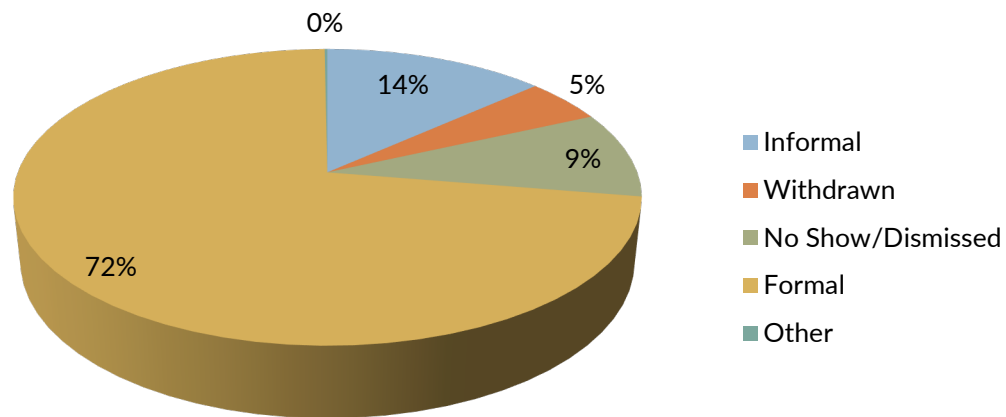
Distribution of 2022 Appeals by Market Value



Distribution of 2022 Appeals By Number of Appeals Filed

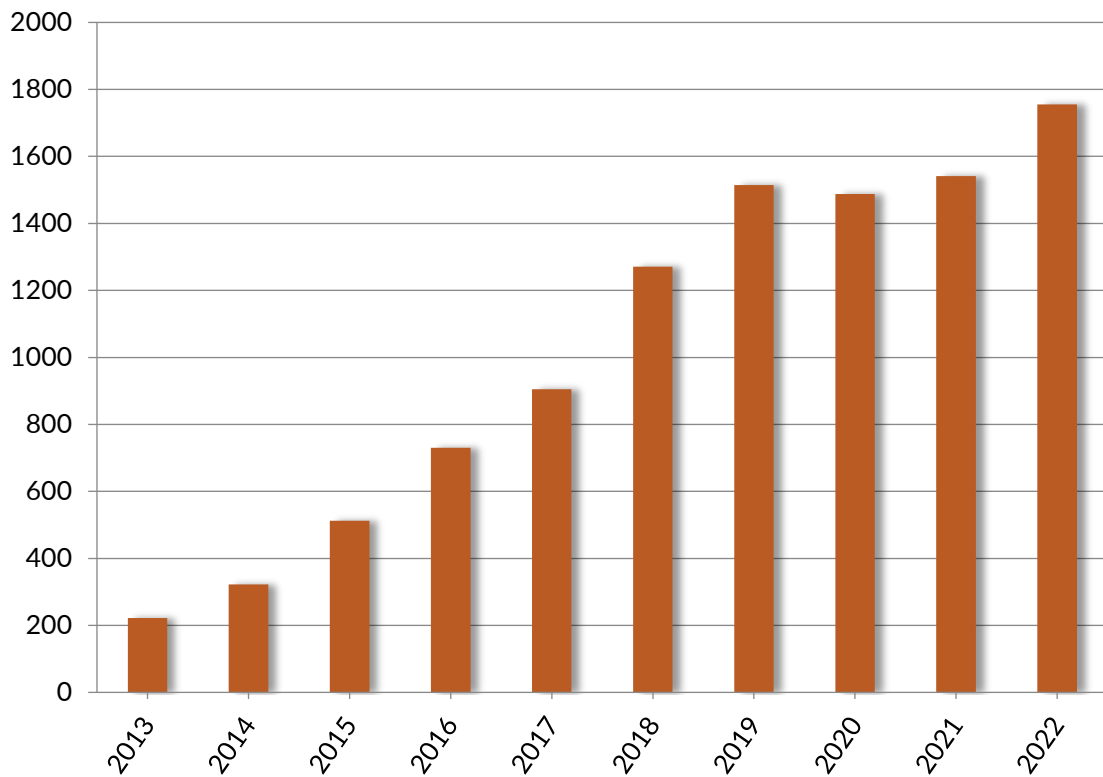


Taxpayers that file an appeal are first given an opportunity to meet informally with an appraiser. If the property owner is unable to reach a value agreement with the appraiser, they are then able to carry their protest to the Appraisal Review Board for a formal hearing.



Taxpayers dissatisfied with the Appraisal Review Board formal hearing determination may appeal the decision to arbitration, State Office of Administrative Hearings, or District Court.

10 Year History of Property Lawsuits



COMPTROLLER PTAD STUDIES

Annually, the Comptroller's Property Tax Assistance Division performs either a Property Value Study (PVS) or Methods and Assistance Program (MAP) review of each appraisal district.

The purpose of the PVS is to determine the median level of appraisal for the appraisal district and determine the taxable value for each ISD for school funding purposes. Travis CAD received its most recent PVS review in 2020 and the results are presented below.

2022 PROPERTY VALUE STUDY

| Category | Number of Ratios ** | 2022 CAD Rept Appraised Value | Median Level of Appr | Coefficient of Dispersion | % Ratios w /in (+/-) 10 % of Median | % Ratios w /in (+/-) 25 % of Median | Price - Related Differential |
|-----------------------------|---------------------|-------------------------------|----------------------|---------------------------|-------------------------------------|-------------------------------------|------------------------------|
| A. SINGLE-FAMILY RESIDENCES | 5,537 | 245,371,749,069 | 1.01 | 10.18 | 60.72 | 91.91 | 1.03 |
| B. MULTI-FAMILY | 154 | 48,240,537,112 | 1 | 6.52 | 75.97 | 96.1 | 1.03 |
| C1. VACANT LOTS | 494 | 5,074,051,089 | * | * | * | * | * |
| C2. COLONIA LOTS | 0 | 0 | * | * | * | * | * |
| D2. FARM/RANCH IMP | 0 | 37,687,184 | * | * | * | * | * |
| E. RURAL-NON-QUAL | 75 | 2,562,646,420 | 0.94 | 39.1 | 26.67 | 49.33 | 1.18 |
| F1. COMMERCIAL REAL | 267 | 62,993,235,599 | 0.98 | 9.82 | 69.66 | 88.76 | 0.99 |
| F2. INDUSTRIAL REAL | 0 | 7,381,752,848 | * | * | * | * | * |
| G. OIL, GAS, MINERALS | 0 | 506,437 | * | * | * | * | * |
| J. UTILITIES | 7 | 1,155,173,546 | * | * | * | * | * |
| L1. COMMERCIAL PERSONAL | 211 | 7,714,261,606 | 1 | 7.45 | 73.46 | 93.84 | 1.02 |
| L2. INDUSTRIAL PERSONAL | 0 | 5,643,454,672 | * | * | * | * | * |
| M. OTHER PERSONAL | 0 | 547,858,803 | * | * | * | * | * |
| O. RESIDENTIAL INVENTORY | 0 | 1,411,566,698 | * | * | * | * | * |
| S. SPECIAL INVENTORY | 0 | 418,104,921 | * | * | * | * | * |
| OVERALL | 6,745 | 388,552,586,004 | 1 | 11.53 | 58.8 | 89.1 | 1.04 |



2021 METHODS AND ASSISTANCE PROGRAM REVIEW

Travis CAD received its most recent MAP review in 2021. The review is designed to determine whether appraisal districts are meeting minimum requirements for appraisal duties and reviews specifically for governance, taxpayer assistance, operating procedures, and appraisal standards and methodology. Travis CAD passed all mandatory requirements and received exceeds rating in all areas of review.

Glenn Hegar
Texas Comptroller of Public Accounts
2020-21 Final Methods and Assistance Program Review

Travis Central Appraisal District
Current MAP Cycle Chief Appraiser(s): Marya Crigler
Previous MAP Cycle Chief Appraiser(s): Marya Crigler

This review is conducted in accordance with Tax Code Section 5.102(a-1) and related Comptroller Rule 9.301. The Comptroller is required by statute to review appraisal district governance, taxpayer assistance, operating procedures and appraisal standards.

The appraisal district is established in a county located in an area declared by the governor to be a disaster area during the tax year in which the review is required. Therefore, a limited-scope review has been conducted.

| Mandatory Requirements | PASS/FAIL |
|--|-----------|
| Does the appraisal district have up-to-date appraisal maps? | PASS |
| Is the implementation of the appraisal district's most recent reappraisal plan current? | PASS |
| Are the appraisal district's appraisal records up-to-date and is the appraisal district following established procedures and practices in the valuation of property? | PASS |
| Are values reproducible using the appraisal district's written procedures and appraisal records? | PASS |

| Appraisal District Activities | RATING |
|---|-----------|
| Governance | MEETS ALL |
| Taxpayer Assistance | MEETS ALL |
| Operating Procedures | MEETS ALL |
| Appraisal Standards, Procedures and Methodology | MEETS ALL |

Appraisal District Ratings:

- Meets All – The total point score is 100
- Meets – The total point score ranges from 90 to less than 100
- Needs Some Improvement – The total point score ranges from 85 to less than 90
- Needs Significant Improvement – The total point score ranges from 75 to less than 85
- Unsatisfactory – The total point score is less than 75

| Review Areas | Total Questions in Review Area (excluding N/A Questions) | Total "Yes" Points | Total Score (Total "Yes" Questions/Total Questions) x 100 |
|---|--|--------------------|---|
| Governance | 15 | 15 | 100 |
| Taxpayer Assistance | 8 | 8 | 100 |
| Operating Procedures | 13 | 13 | 100 |
| Appraisal Standards, Procedures and Methodology | 18 | 18 | 100 |



CAD COMPARISON

A useful statistic is comparing the CAD budget to the total taxes levied by the taxing entities. It reflects how much it costs to generate a dollar of property tax revenue which, in turn, indicates appraisal and operating efficiencies.

| CAD | 2021 Tax Levy | 2021 Budget | % of Levy |
|----------------|-------------------|---------------|-----------|
| Dallas CAD | \$ 7,962,320,070 | \$ 29,324,671 | 0.3683% |
| Travis CAD | \$ 5,400,995,788 | \$ 20,193,893 | 0.3739% |
| Bexar CAD | \$ 4,517,505,887 | \$ 18,841,892 | 0.4171% |
| Tarrant CAD | \$ 5,392,291,159 | \$ 25,592,687 | 0.4746% |
| Denton CAD | \$ 2,534,548,568 | \$ 14,232,348 | 0.5615% |
| Montgomery CAD | \$ 1,830,144,166 | \$ 11,956,326 | 0.6533% |
| Collin CAD | \$ 3,414,949,434 | \$ 23,520,500 | 0.6888% |
| Harris CAD | \$ 12,814,950,514 | \$ 93,018,564 | 0.7259% |
| Fort Bend CAD | \$ 2,131,303,448 | \$ 15,652,973 | 0.7344% |
| El Paso CAD | \$ 1,431,826,090 | \$ 16,032,787 | 1.1197% |

| Top 10 CAD by 2021 Value | Market Value (Billions) | % of Total |
|--------------------------|-------------------------|------------|
| Harris CAD | \$ 686.57 | 15.85% |
| Dallas CAD | \$ 392.08 | 9.05% |
| Travis CAD | \$ 315.99 | 7.30% |
| Tarrant CAD | \$ 283.95 | 6.56% |
| Bexar CAD | \$ 223.49 | 5.16% |
| Collin CAD | \$ 201.39 | 4.65% |
| Denton CAD | \$ 147.70 | 3.41% |
| Fort Bend CAD | \$ 110.23 | 2.54% |
| Williamson CAD | \$ 107.22 | 2.48% |
| Montgomery CAD | \$ 87.00 | 2.01% |
| State Total | \$ 4,331.3 | |



VISIT OR CONTACT US

Office Location

Travis Central Appraisal District
850 E. Anderson Lane
Austin, Texas 78752

Mailing Address

P.O. Box 149012
Austin, TX 78714-9012

Customer Inquiries and Assistance

Phone: (512) 834-9138

Email: CSinfo@tcadcentral.org

Website: www.traviscad.org

Business Hours

M, W, F – 7:45am-4:45pm

Tu, Th – 9:00am – 4:45pm

Directions

From North Austin

From north Austin go south on IH 35. Take the 183/Saint Johns Ave exit which will be exit number 240A-239. Turn left at the light onto highway 183 South staying on the frontage road. Make a U turn at the first available intersection onto East Anderson Lane. Our office at 850 East Anderson Lane will be on the right. If you reach the intersection of IH-35 and US-183, you have gone too far.

From South Austin

From south Austin go north on IH 35. Take the 183/Saint John's Ave exit which will be exit number 240A - 239. Turn right on Hwy 183 staying on the frontage road. Make a U turn at the first available intersection onto East Anderson Lane. Our office at 850 East Anderson Lane will be on the right. If you reach the intersection of IH-35 and US-183, you have gone too far.

From East Austin

From east Austin, head west on Hwy 183 and take the I-35/Lamar Blvd/TX-275 Loop exit. Our office at 850 East Anderson Lane will be on the right. If you reach the intersection of IH-35 and US-183, you have gone too far.

From West Austin

From west Austin, head east on Hwy 183 and take the US 290/Cameron Road exit. Make a U-turn onto East Anderson Lane. Our office at 850 East Anderson Lane will be on the right. If you reach the intersection of IH-35 and US-183, you have gone too far.



APPENDIX



SECTION 6.06 PROPERTY TAX CODE, APPRAISAL DISTRICT BUDGET AND FINANCING

- (a) Each year the Chief Appraiser shall prepare a proposed budget for the operations of the district for the following tax year and shall submit copies to each of the taxing units participating in the district and to the district board of directors before June 15th. He shall include in the budget a list showing each proposed position, the proposed salary for the position, all benefits proposed for the position, each proposed capital expenditure, and an estimate of the amount of the budget that will be allocated to each taxing unit. Each taxing unit entitled to vote on the appointment of board members shall maintain a copy of the proposed budget for public inspection at its principal administrative office.
- (b) The board of directors shall hold a public hearing to consider the budget. The secretary of the board shall deliver to the presiding officer of the governing body of each taxing unit participating in the district not later than the 10th day before the hearing. The board shall complete its hearings, make any amendments to the proposed budget it desires, and finally approve a budget before September 15. If governing bodies of a majority of the taxing units entitled to vote on the appointment of board members adopt resolutions disapproving a budget and file them with the secretary of the board within 30 days after its adoption, the budget does not take effect, and the board shall adopt a new budget within 30 days of the disapproval.
- (c) The board may amend the approved budget at any time, but the secretary of the board must deliver a written copy of the proposed amendment to the presiding officer of the governing body of each taxing unit participating in the district not later than the 30th day before the date the board acts on it.
- (d) Each taxing unit participating in the district is allocated a portion of the amount of the budget equal to the proportion that the total dollar amount of property taxes imposed in the district by the unit for the tax year in which the budget proposal is prepared bears to the sum of the total dollar amount of property taxes imposed in the district by each participating unit for that year. If a taxing unit participates in two or more districts, only the taxes imposed in a district are used to calculate the unit's cost allocations in the district. If the number of real property parcels in the district and the taxing unit imposes in excess of 25 percent of the total amount of the property taxes imposed in the district by all of the participating taxing units for a year, the unit's allocation may not exceed a percentage of the appraisal district's budget equal to three times the unit's percentage of the total number of real property parcels appraised by the district.
- (e) Unless the governing body of a unit and the chief appraiser agree to a different method of payment, each taxing unit shall pay its allocation in four equal payments to be made at the end of each calendar quarter, and the first payment shall be made before January 1 of the year in which the budget takes effect. A payment is delinquent if not paid on the date it is due. A delinquent payment incurs a penalty of 5 percent of the amount of the payment and accrues interest at an annual rate of 10 percent. If the budget is amended, any change in the amount of a unit's allocation is apportioned among the payments remaining.
- (f) Payments shall be made to a depository designed by the district board of directors. The district's funds may be disbursed only by a written check, draft, or order signed by the chairman and secretary of the board or, if authorized by resolution of the board, by the chief appraiser.
- (g) If a taxing unit decides not to impose taxes for any tax year, the unit is not liable for any of the costs of operating the district in that year, and those costs are allocated among the other taxing units as if that unit had not imposed taxes in the year used to calculate allocation. However, if that unit has made any payments, it is not entitled to a refund.



(h) If a newly formed taxing unit or a taxing unit that did not impose taxes in the preceding year imposes taxes in any tax year, that unit is allocated a portion of the amount budgeted to operate the district as if it had imposed taxes in the preceding year, except that the amount of taxes the unit imposes in the current year is used to calculate its allocation. Before the amount of taxes to be imposed for the current year is known, the allocation may be based on an estimate to which the district board of directors and the governing body of the unit agree, and the payments made after that amount is known shall be adjusted to reflect the amount imposed. The payments of a newly formed taxing unit that has no source of funds are postponed until the unit has received adequate tax or other revenues.

(i) The fiscal year of an appraisal district is the calendar year unless the governing bodies of three-fourths of the taxing units entitled to vote on the appointment of board members adopt resolutions proposing a different fiscal year and file them with the secretary of the board not more than 12 and not less than eight months before the first day of the fiscal year proposed by the resolutions. If the fiscal year of an appraisal district is changed under this subsection, the chief appraiser shall prepare a proposed budget for the fiscal year as provided by Subsection (a) of this section before the 15th day of the seventh month preceding the first day of the fiscal year established by the change, and the board of directors shall adopt a budget for the fiscal year as provided by Subsection (b) of this section before the 15th day of the fourth month preceding the first day of the fiscal year established by the change. Unless the appraisal district adopts a different method of allocation under Section 6.061 of this code, the allocation of the budget to each taxing unit shall be calculated as provided by Subsection (d) of this section using the amount of property taxes imposed by each participating taxing unit in the most recent tax year preceding the fiscal year established by the change for which the necessary information is available. Each taxing unit shall pay its allocation as provided by Subsection (e) of the section, except that the first payment shall be made before the first day of the fiscal year established by the change and subsequent payments shall be made quarterly. In the year in which a change in the fiscal year occurs, the budget that takes effect on January 1 of that year may be amended as necessary as provided by Subsection (c) of this section in order to accomplish the change in fiscal years.

(j) If the total amount of the payments made or due to be made by the taxing units participating in an appraisal district exceeds the amount actually spent or obligated to be spent during the fiscal year for which the payments were made, the chief appraiser shall credit the excess amount against each taxing unit's allocation payments for the following year in proportion to the amount of each unit's budget allocation for the fiscal year for which the payments were made. If a taxing unit that paid its allocated amount is not allocated a portion of the district's budget for the following fiscal year, the chief appraiser shall refund to the taxing unit its proportionate share of the excess funds not later than the 150th day after the end of the fiscal year for which the payments were made.

SECTION 6.062 PROPERTY TAX CODE, PUBLICATION OF BUDGET

(a) Not later than the 10th day before the date of the public hearing at which the board of directors considers the appraisal district budget, the chief appraiser shall give notice of the public hearing by publishing the notice in a newspaper having general circulation in the county for which the appraisal district is established. The notice may not be smaller than one-quarter page of a standard-size or tabloid-size newspaper and may not be published in the part of the paper in which legal notices and classified advertisements appear.

(b) The notice must set out the time, date, and place of the public hearing and must set out a summary of the proposed budget. The summary must set out as separate items:

- (1) The total amount of the proposed budget;
- (2) The amount of increases proposed from the budget adopted for the current year; and
- (3) The number of employees to be compensated under the current budget and the number of employees to be compensated under the proposed budget.



(c) The notice must state that the appraisal district is supported solely by payments from the local taxing units served by the appraisal district. The notice must also contain the following statement: "If approved by the appraisal district board of directors at the public hearing, this proposed budget will take effect automatically unless disapproved by the governing bodies of the county, school districts, cities, and towns served by the appraisal district. A copy of the proposed budget is available for public inspection in the office of each of those governing bodies."

SECTION 6.051 PROPERTY TAX CODE, OWNERSHIP OF REAL PROPERTY

(a) The board of directors of an appraisal district may purchase or lease real property and may construct improvements as necessary to establish and operate the appraisal office or a branch appraisal office.

(b) The acquisition or conveyance of real property or the construction or renovation of a building or other improvement by an appraisal district must be approved by the governing bodies of three-fourths of the taxing units entitled to vote on the appointment of board members. The board of directors by resolution may propose a property transaction or other action for which this subsection requires approval of the taxing units. The chief appraiser shall notify the presiding officer of each governing body entitled to vote on the approval of the proposal by delivering a copy of the board's resolution, together with information showing the costs of other available alternatives to the proposal. On or before the 30th day after the date the presiding officer receives notice of the proposal, the governing body of a taxing unit by resolution may approve or disapprove the proposal. If a governing body fails to act on or before that 30th day or fails to file its resolution with the chief appraiser on or before the 10th day after that 30th day, the proposal is treated as if it were disapproved by the governing body.

(c) The board of directors may convey real property owned by the district, and the proceeds shall be credited to each taxing unit that participates in the district in proportion to the unit's allocation of the appraisal district budget in the year in which the transaction occurs. A conveyance must be approved as provided by Subsection (b) of this section, and any proceeds shall be apportioned by an amendment to the annual budget made as provided by Subsection (c) of Section 6.06 of this code.

(d) An acquisition of real property by an appraisal district before January 1, 1988, may be validated before March 1, 1988, in the manner provided by Subsection (b) of this section for the acquisition of real property.



GLOSSARY



GLOSSARY

Accrual Basis of Accounting- Method of accounting that recognizes the financial effect of transactions, events, and interfund activity when they occur, regardless of the timing of related cash flows.

Ad Valorem- According to value

Ad Valorem Taxation- A tax levied in proportion to the value of the thing(s) being taxed. Exclusive of exemptions, use-value assessment provisions, and the like, the property tax is an ad valorem tax.

Ad-hoc Reports- A report generated dynamically at the information consumer's request. These reports are created due to unplanned information requests in which information is gathered to support a non-routine decision.

Appropriation- a sum of money or total of assets devoted to a special purpose.

Arbitration- the use of an unbiased third-party arbitrator to settle a dispute.

ArcGIS- A geographic information system (GIS) by ESRI for working with maps and geographic information. It is used for: creating and using maps; compiling geographic data; analyzing mapped information; sharing and discovering geographic information; using maps and geographic information in a range of applications; and managing geographic information in a database.

Assigned Fund Balance- The portion of the net position of a government fund that represents resources set aside ("earmarked") by the government for a particular purpose.

Balanced Budget Policy- The District's policy that requires the total sum of money a government will collect in a fiscal year equal the amount it spends on goods, services, and capital expenditures.

Basic Financial Statements- Minimum combination of financial statements and not disclosure required for fair presentation in conformity with Generally Accepted Accounting Principles (GAAP).

Basis of Accounting- Timing of recognition for financial reporting purposes (when the effects of transaction or events should be recognized in financial statements)

Basis of Budgeting- Method used to determine when revenues and expenditures are recognized for budgetary purposes.

Budget Amendment- A proposal to change the dollar amount of an activity or project or to add an activity of project after the budget has already been adopted. A budget amendment changes the final dollar amount of the budget, requiring the jurisdictions to contribute more money to the district.

Bonded Indebtedness- government debt created from issuing bonds.

CAMA System- Computer Assisted Mass Appraisal (CAMA) software that is used by appraisal districts to appraise properties within their jurisdictions.

Capital Asset- Land, improvement to land, easements, buildings, building improvements, vehicles, machinery, equipment, works of art and historical treasures, infrastructure, and all other tangible or intangible assets that are used in operations and that have initial useful lives extending beyond a single reporting period.



Capital Equipment- Equipment that you use to manufacture a product, provide a service, or use to sell, store and deliver merchandise. Such equipment will not be sold in the normal course of business but will be used and worn out or consumed in the normal course of business.

Capital Equipment Policy (Capitalization Threshold) - Dollar value at which a government elects to capitalize tangible or intangible assets that are used in operations and that have initial useful lives extending beyond a single reporting period. Generally, capitalization thresholds are applied to individual items rather than groups of items unless the result would be to exclude items that in the aggregate would clearly be material to the financial statements.

Capital Expenditure- Funds used by a company to acquire or upgrade physical assets such as property, building, or equipment. This type of outlay is made by companies to maintain or increase the scope of their operations and falls within their capitalization threshold. These expenditures can include everything from repairing a roof to building a brand-new building.

Cash Management Controls- Controls which promote positive cash management. Cash management is the financial management technique used by treasurers to accelerate the collection of receivables, control payments to vendors/creditors, and efficiently manage cash.

Centralized Purchasing Concept- a purchasing system in which all departments of a company can make purchases through a common purchasing department. Centralized purchasing aids in finding the best deals with local vendors for the department, avoids duplicity of orders, and promotes benefits arising from the high-volume bulk discounts, lower transportation and inventory management costs, organized transactions, and improved vendor relationships.

Certification of Achievement for Excellence in Financial Reporting- Program sponsored by the GFOA to encourage and assist state and local governments to prepare high-quality CAFRs. The program has been in continuous operation since 1946. The program originally was known as the certificate of Conformance Program.

Committed Fund Balance- The portion of the net position of a governmental fund that represents resources whose use is subject to a legally binding constraint that is imposed by the government itself at its highest level of decision-making authority and that remains legally binding unless removed in the same manner.

Comprehensive Annual Financial Report (CAFR) - Financial report that contains, at a minimum, three sections: 1) introductory, 2) financial, and 3) statistical, and whose financial sections provide information on each individual fund and component unit.

Contra Revenue Account- A revenue account that is expected to carry a debit balance instead of the usual credit balance. A contra revenue account reduces the amounts reported in a company's revenue accounts.

Current Financial Resources Measurement Focus- Measurement focus where the aim of a set of financial statements is to report the near-term (current) inflows, outflows, and balances of expendable financial resources. The current financial resources measurement focus is unique to accounting and financial reporting for state and local governments and is used solely for reporting the financial position and results of operations of governmental funds.

Debt Service- The cash that is required for a particular time period to cover the repayment of interest and principal on a debt.



Deposition- A verbal or written testimony of a party or witness in a civil or criminal proceeding taken before trial, usually in an attorney's office.

Depreciate- A reduction in the value of an asset with the passage of time, due to wear and tear.

Discovery- A category of procedural devices employed by a party to a civil or criminal action, prior to trial, to require the adverse party to disclose information that is essential for the preparation of the requesting party's case and that the other party alone knows or possesses.

Economic Development Abatement- A tax abatement is a local agreement between a taxpayer and a taxing unit that exempts all or part of the increase in value of the real property and/or tangible personal property from taxation for a period not to exceed 10 years. These tax abatements are an economic development tool available to cities, counties, and special districts to attract new industries and to encourage the retention and development of existing businesses through property tax exemptions or reductions.

Economic Resources Measurement Focus- Measurement focus where the aim of a set of financial statements is to report all inflows, outflows, and balances affecting or reflecting an entity's net position. The economic resources measurement focus is used for proprietary and trust funds, as well as for government-wide financial reporting. It also is used by business enterprise and nonprofit organizations in the private sector.

Elected Contribution Rate- The board of directors may take a vote to increase the percentage of gross payroll paid to the Texas Counties and District Retirement System (TCDRS) above that of the required rate.

Employer Contributions- A term used in the context of pension benefits and OPEB to describe actual payments made by the employer as compared to the employer's annual required contribution. Only amounts paid to trustees and outside parties qualify as contributions.

Exemption- The District grants exemptions to certain organizations, persons, or property that may provide complete relief from tax, tax at a reduced rate or tax on only a portion of the items subject to tax. Examples include the homestead exemption and the over 65 exemption.

Expenditure- Under the current financial resources measurement focus, decreases in net financial resources not properly classified as *other financing uses*.

Formal Hearing- When a taxpayer protests their property value, a formal hearing before the Appraisal Review Board (ARB) is the final step before the appeals process. The formal hearing is conducted with a panel of three ARB members (unless special circumstances exist).

Fund- Fiscal and accounting entity with a self-balancing set of accounts recording cash and other financial resources, together with all related liabilities and residual equities or balances, and changes therein, that are segregated for the purpose of carrying on specific activities or attaining certain objectives in accordance with special regulations, restrictions, or limitations.

Fund Balance- Net position of a governmental fund (difference between assets, liabilities, deferred outflows of resources, and deferred inflows of resources).

Fund Financial Statements- Basic financial statements presented for funds, in contrast to *government-wide* financial statements.

General Fund- Main operating account for a nonprofit entity, such as a government or government agency.



Governmental Fund- a broad category of funds used by state and local governments. Governmental funds include the general fund, special revenue funds, capital projects funds, debt service funds and permanent funds.

Governmental Financial Reporting Model- Minimum combination of financial statements, notes, and required supplementary information prescribed for state and local governments by the GASB.

Government-wide Financial Statements- Financial statements that incorporate all of a government's governmental and business-type activities, as well as its nonfiduciary component units. There are two basic government-wide financial statements: the statement of net position and the statement of activities.

Homestead- A building occupied by the owner of the freehold and his or her family, with the primary intention of making it their home, together with the parcel of land on which it stands, and the other improvements attached to it.

Improvement- Building, other structures, and attachments or annexations to land that are intended to remain so attached or annexed, such as sidewalks, trees, drives, tunnels, drains, and sewers.

Internal Control Framework- Integrated set of policies and procedures designed to assist management to achieve its goals and objectives. To be truly comprehensive, a government's internal control framework must 1) provide a favorable control environment, 2) provide for the continuing assessment of risk, 3) provide for the design, implementation, and maintenance of effective control-related policies and procedures, 4) provide for the effective communication of information, and 5) provide for the ongoing monitoring of the effectiveness of control-related policies.

Jurisdiction (Taxing Entity) - The right and power to interpret and apply the law; also, the power to tax and the power to govern. The territorial range of authority of control.

Line-Item Transfer- A proposal to change the dollar amount of an activity or project or to add an activity of project after the budget has already been adopted. A budget line-item transfer does not change the final dollar amount of the budget and does not require the jurisdictions to contribute more money to the district.

Major Fund- funds whose revenues, expenditures/expenses, assets, or liabilities are at least 10 percent of the total of their fund category (governmental or enterprise) and 5 percent of the aggregate of all governmental and enterprise funds in total.

Mediation- A negotiation to resolve differences that is conducted by some impartial third party.

Modified Accrual Basis of Accounting- Basis of accounting used in conjunction with the current financial resources measurement focus that modifies the accrual basis of accounting in two important ways: 1) revenues are not recognized until they are measurable and available and 2) expenditures are recognized in the period in which governments in general normally liquidate the related liability rather than when that liability is first incurred (if earlier).

Net Position- The residual of all other financial statement elements presented in a statement of financial position.

Nonspendable Fund Balance- The portion of the net position of a governmental fund that cannot be spent either because the underlying resources are not in spendable form or because the government is legally or contractually required to maintain the resources intact.



Oblique Photography- A photograph acquired with the camera axis intentionally directed between the horizontal and vertical orientations.

Open Meetings Act- Rules that guarantee access to data held by the state or local government. This act establishes a “right-to-know” legal process by which requests may be made for government-held information, to be received freely or at minimal cost, barring standard exceptions.

Orthophotography- An aerial photograph in which the displacement of images have been removed and may also form the base map for many GIS programs.

Parcel- A contiguous area of land described in a single legal description or as one of a number of lots on a plat; separately owned, either publicly or privately; and capable of being separately conveyed.

Personal Property- Moveable property; belongings exclusive of land and buildings.

PID- Public Improvement District

Public Improvement District- a geographical area established to provide specific types of improvements or maintenance within the area which are financed by assessments to the property owners within that specific area.

Real Property- Consists of the interests, benefits, and rights inherent in the ownership of land plus anything permanently attached to the land or legally defined as immovable; also called “realty”.

Rendition- A form that provides information about property that one owns. The appraisal district uses the information the taxpayer provides to appraise that property for taxation.

Request for Proposal- Referred to as an RFP, is an early state in a procurement process, issuing an invitation for suppliers, often through the bidding process, to submit a proposal on a specific commodity or service. The RFP process brings structure to the procurement decision and is meant to allow the risks and benefits to be identified clearly upfront.

Request for Qualification- A document distributed by a customer seeking delineation of credentials for suppliers of specific types of services. Also known as an RFQ.

Required Contribution Rate- The amount (typically express as a percentage of the contribution base) that is required to be paid into the pension fund.

Restricted Fund Balance- The portion of the net position of a governmental fund that represents resources subject to externally enforceable constraints.

Retention Policy- A set of guidelines that a company follows to determine how long it should keep certain records. The policy is important for many reasons, including legal requirements that apply to some documents.

Shapefile- A popular geospatial vector data format for geographic information systems software. It is developed and regulated by ESRI as a (mostly) open specification for data interoperability among ESRI and other software products.

SOAH- State Office of Administrative Hearings



Special Purpose Government- Governments that are not general-purpose governments and have a more limited range of purposes. This often includes townships, park districts, sanitation district, and appraisal districts.

Statement of Activities- A government-wide financial statement that reports the financial activity of the organization by function over a period of time. Also known as the income statement or profit and loss statement in the for-profit world.

Statement of Net Assets- A government-wide financial statement that reports the difference between assets and liabilities as net assets, not fund balances or equity. Assets are reported in order of liquidity, or how readily they are expected to be converted to cash and whether restrictions limit the government's ability to use the resources. Liabilities are reported based on their maturity, or when cash is expected to be used to liquidate them. Net assets are displayed in three components- invested in capital assets, net of related debt; restricted; and unrestricted.

TCAD- Travis Central Appraisal District (The District)

TCDRS- Texas Counties and Districts Retirement System; TCAD's retirement plan.

Unassigned Fund Balance- The difference between the total fund balance in a governmental fund and its nonspendable, restricted, committed, and assigned components.

