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*Nueces County Appraisal District  
201 N. Chaparral, Ste. 206  
Corpus Christi, Texas 78401-2503*

*Debra Morin, RPA, RTA, CCA  
Nueces County Interim Chief Appraiser*

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**\*NOTE NEW MEETING DATE AND TIME\***

**AGENDA OF THE BOARD OF DIRECTORS  
NUECES COUNTY APPRAISAL DISTRICT**

The Board of Directors of the Nueces County Appraisal District will have a Meeting **on Thursday, July 17, 2025, 10:00 a.m., in the Board of Directors Room, 1<sup>st</sup> Floor, Nueces County Appraisal District office, 201 N. Chaparral, Corpus Christi, Texas 78401. Up to four (4) members may participate remotely.**

Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services are requested to contact Irene Lugo at (361) 881-9978 at least 48 hours in advance so that appropriate arrangements can be made. Personas incapacitadas que desean atender esta junta favor de llamar a Irene Lugo a las menos 48 horas de antemano a (361) 881-9978 para hacer los apropiados arreglos.

Persons addressing the Board under the visitor's/audience comments and questions (Public Comment) portion of the meeting should limit their comments to a maximum of three (3) minutes, except that persons addressing the Board through a translator shall limit their comments to six (6) minutes.

**Please be advised that during "Public Comment" the Open Meetings Act prohibits the Board of Directors from responding and discussing your comments at length. The law only authorizes them to do the following:**

- a) make a statement of factual information, and or
- b) recite an existing policy in response to the inquiry, and or
- c) advise the entity that this subject will be placed on the agenda at a later date, and or
- d) receive information.

**No board member, staff person or members of the audience shall berate, embarrass, accuse or show any personal disrespect for any member of the staff, board members or public at any board meeting. This policy is not meant to restrain a citizen's first amendment rights.**

PUBLIC NOTICE is given that the Nueces County Appraisal District Board of Directors may go into a closed meeting (executive session) at any time during the meeting in order to discuss matters listed on the agenda, when authorized by the provisions of the Texas Government Code. In the event the board elects to go into a closed meeting (executive session) regarding any agenda item, the section or sections of the Open Meetings Act authorizing the closed meeting (executive session) will be publicly announced by the presiding officer.

The subjects listed below will be the items upon which formal action may be taken. The subjects do not have to be taken in the order listed here but may be brought up in any order at the discretion of the board.

1. **INVOCATION**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL OF THE BOARD OF DIRECTORS**

**DIRECTORS:**

Kevin Kieschnick, Chair \_\_\_\_\_  
Deven Bhakta, Vice-Chair \_\_\_\_\_  
Susie Sullivan, Secretary \_\_\_\_\_  
Ed Bennett \_\_\_\_\_  
Caitlin Chupe \_\_\_\_\_  
John Cudd \_\_\_\_\_  
DeeAnna Heavilin \_\_\_\_\_  
Gabriele Hilpold \_\_\_\_\_  
James Magill \_\_\_\_\_

**NON-DIRECTORS:**

Debra Morin, Interim Chief Appraiser \_\_\_\_\_  
Melissa Vela, Attorney \_\_\_\_\_  
Terri Noack, TLO \_\_\_\_\_

4. **CALL TO ORDER & DETERMINATION OF A QUORUM**

The meeting of the Board of Directors of the Nueces County Appraisal District will be called to order and let the record show that a quorum of the Board Members are present; that this meeting has been duly called; and that notice of this meeting has been posted in accordance with the Texas Open Meetings Act, Texas Government Code 551 and that any conflict of interest affidavits have been received and placed on file as required by law.

5. **PUBLIC COMMENT.**

**RECESS MEETING**

6. **PUBLIC HEARING.**

**OPEN PUBLIC HEARING**

**The Board of Directors will conduct a public hearing on the proposed 2026 Nueces County Appraisal District budget.**

**CLOSE PUBLIC HEARING**

**RECONVENE MEETING**

**7. DISCUSSION AND/OR ACTION, CONSENT AGENDA.**

- a) Approval of the Minutes for June 12, 2025, Regular Meeting.
- b) Approval of June 2025 Disbursements.
- c) Receipt of July 2025 Litigation Report.
- d) Section 25.25 (b) Correction of Appraisal Roll Notice.
- e) Financial Statement for June 30, 2025.

**8. TAXPAYER LIAISON OFFICER'S REPORT.**

**9. DISCUSSION AND POSSIBLE ACTION RELATED TO THE 2026 PROPOSED BUDGET.**

**10. DISCUSSION ON COMPARISON OF 2023, 2024 AND 2025 BUDGETS.**

**11. RECEIVE REPORT IDENTIFYING CURRENT APPRAISAL DISTRICT CONTRACTS.**

**12. DISCUSSION AND/OR ACTION RELATED TO THE 2024 FINANCIAL AUDIT.**

**13. DISCUSSION AND/OR ACTION RELATED TO RENEWAL OF MICROSOFT 365 LICENSES.**

**14. DISCUSSION ON REQUEST FOR QUALIFICATIONS (RFQ) FOR PROFESSIONAL APPRAISAL SERVICES TO INCLUDE THE APPRAISAL OF MINERAL, UTILITY, INDUSTRIAL PROPERTIES AND REAL PROPERTY; APPROVE AMENDED RFQ ORDER.**

**15. DISCUSSION AND/OR ACTION TO APPROVE VESTED NETWORKS SERVICE PURCHASE AGREEMENT FOR TELEPHONE SERVICES PURSUANT TO TIPS CONTRACT #240101, INCLUDING ADD-ON; AUTHORIZE INTERIM CHIEF TO EXECUTE CONTRACT(S).**

**16. EXECUTIVE SESSION: PUBLIC NOTICE is given that the Board of Directors may elect to go into Executive Session anytime during the meeting to discuss matters listed anywhere on the Agenda, when authorized by the Open Meetings Act, Chapter 551 of the Texas Government Code. Should the Board of Directors elect to go into the Executive Session, the section or sections of the Open Meetings Act authorizing the Executive Session will be publicly announced by the presiding officer. Upon completion of the Executive Session, the Board of Directors may take such action as appropriate in an open session.**

A. Consultation with board attorney and deliberation regarding the employment, evaluation, reassignment, duties, discipline, or dismissal of the Chief Appraiser and Assistant Chief Appraiser. (Texas Government Code Sections 551.071 and 551.074)

**17. DISCUSSION AND/OR ACTION RELATIVE TO ITEMS DISCUSSED IN EXECUTIVE SESSION.**

**18. INTERIM CHIEF APPRAISER'S REPORT.**

- A. Update on 2025 Protests.
- B. Update on member appointments to the Board of Directors.
- C. Update on HVAC system.

**19. SUGGESTED ITEMS FOR THE NEXT REGULAR MEETING.**

**20. ADJOURNMENT.**

SIGNED:



Debra Morin, RPA, RTA, CCA  
Interim Chief Appraiser