



**DALLAM COUNTY APPRAISAL DISTRICT  
BOARD OF DIRECTORS**

**PUBLIC NOTICE**

NOTICE IS HEREBY GIVEN THAT THE BOARD OF DIRECTORS OF THE DALLAM COUNTY APPRAISAL DISTRICT WILL HOLD A REGULAR MEETING ON MONDAY, DECEMBER 12, 2022, SCHEDULED AT 12:00 P.M., AT 401 DENVER AVENUE, DALHART, TEXAS 79022, DALLAM CAD BOARD ROOM.

**AGENDA**

1. Call to Order
2. Recognition of Visitors. Public forum and comments from interested citizens on matters pertaining to Dallam CAD Policies, Programs or Services
3. Approve Minutes of the August 15, 2022 Meeting
4. Consider 2022 3<sup>rd</sup> Quarter Financial Statement
5. Consider 2022 3<sup>rd</sup> Quarter Investment Report
6. Consider and take action on termination of current delinquent tax collection and representation contract(s).
7. Discuss and approve a contingent fee contract with the Law Firm of McCreary, Veselka, Bragg and Allen, P.C. for the collection of delinquent taxes pursuant to Tex. Tax Code, sections 6.24(d) and 6.30. Specifically, the Board of Directors will discuss and consider whether McCreary, Veselka, Bragg and Allen, P.C. is a well-qualified law firm based on demonstrated competence, qualifications and experience in collecting delinquent taxes, and whether the contract negotiated between Dallam County Appraisal District and McCreary, Veselka, Bragg and Allen, P.C. is for a fair and reasonable price as provided for in Texas Tax Code, section 6.30(c).

**In Accordance with Texas Government Code, section 2254.1036(a)(1), the Dallam County Appraisal District provides the following written notice to the public in connection with the above agenda item:**

1. The Dallam County Appraisal District (“the District”) is pursuing the legal services of McCreary, Veselka, Bragg and Allen, P.C., a delinquent tax collection law firm, to collect delinquent taxes owed to the taxing units for whom the District collects. The desired outcome of the legal services would be for the Dallam County Appraisal District to collect the delinquent taxes that its taxing units are owed in as short a time period as is possible.
2. McCreary, Veselka, Bragg and Allen, P.C. has competently collected delinquent taxes for over sixty-years, and currently represents hundreds of Texas taxing units in the collection of delinquent taxes. McCreary, Veselka, Bragg and Allen, P.C. is a competent, qualified, and experienced delinquent tax collection law firm.
3. There is no current or prior relationship between McCreary, Veselka, Bragg and Allen, P.C. and the District.
4. The legal services desired by the District that are the subject of the contract cannot be adequately performed by the attorneys and supporting personnel of the District due to the high cost of implementing the appropriate infrastructure and technology and employing sufficient attorneys and staff to perform these activities.
5. The legal services desired by the District that are the subject of the contract cannot be reasonably obtained from attorneys in private practice under a contract providing for the payment of hourly fees without contingency because the District does not have funds in its budget to pay the estimated hourly fees and other costs incurred to implement an effective delinquent tax collection program under a contract providing only for the payment of hourly

- fees and costs. Texas Tax Code, sections 6.30; 33.07; 33.08 ; and 33.11 allow an appraisal district to recover a penalty to defray the costs of collecting delinquent taxes, only if the appraisal district has entered into a contract with a private attorney pursuant to Texas Tax Code Section 6.30.
6. To defray the cost of collecting delinquent taxes as provided by Texas Tax Code, sections 6.30; 33.07; 33.08; and 33.11, and to save money and ensure that the collection of delinquent taxes is diligently prosecuted throughout the taxing units for which the District collects, a contingent fee contract with McCreary, Veselka, Bragg and Allen, P.C. is in the best interests of the residents of Dallam County.
  8. Consider and approve the adoption/readoption of sections 33.07, 33.08, and 33.11 of the Texas Tax Code.
  9. Consider/take action on authorizing McCreary Veselka Bragg and Allen, P.C. to represent the Chief Appraiser in currently pending TDLR proceeding.
  10. Public Meeting to discuss 2021 School District Property Value Study Invalid Findings
  11. Consider TCDRS Plan Agreement and Employer Contribution for 2023
  12. 2022 Budget Line-Item Adjustments
  13. Commit Fund Balances
  14. Convene into Executive Session According to Texas Government Code 551.074 to Discuss Chief Appraiser Evaluation.
  15. Product Demo of Eagleview Aerial Imagery and Analytics
  16. Chief Appraiser's Report
  17. Time and Date of Next Meeting
  18. Adjourn

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

- SEC. 551.071; Consultation with attorney regarding pending or contemplated litigation, settlement offers, and matters on which attorney has a duty to advise the Board under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas
- SEC. 551.072; Deliberations regarding real property
- SEC. 551.074; Personnel matters; to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee
- SEC. 551.076; Deliberation regarding security devices

THIS NOTICE IS GIVEN PURSUANT TO THE TEXAS OPEN MEETINGS ACT, TEXAS GOVERNMENT CODE CHAPTER 551.



Holly McCauley  
Chief Appraiser

**FILED DECEMBER 8, 2022 AT THE DALLAM COUNTY APPRAISAL DISTRICT AND THE DALLAM COUNTY COURT HOUSE FOR POSTING.**

THE OFFICES OF THE DALLAM COUNTY APPRAISAL DISTRICT ARE WHEELCHAIR ACCESSIBLE AND PARKING SPACES FOR THE DISABLED ARE PROVIDED. THE DISTRICT WILL PROVIDE SIGN INTERPRETATION SERVICES FOR THE HEARING IMPAIRED IF AT LEAST 72 HOURS ADVANCE NOTICE IS GIVEN. TO ARRANGE FOR THIS OR ANY OTHER SPECIAL SERVICES, CONTACT THE ASSISTANT DIRECTOR OF ADMINISTRATION AT 806/249-6767.



**DALLAM COUNTY APPRAISAL DISTRICT  
BOARD OF DIRECTORS**

**PUBLIC MEETING NOTICE**

**I HEREBY CERTIFY THAT THE ABOVE PUBLIC NOTICE/AGENDA WAS POSTED IN THE FRONT WINDOW AT THE OFFICE OF THE DALLAM COUNTY APPRAISAL DISTRICT AND THE DALLAM COUNTY COURT HOUSE ON OR BEFORE 5:00 P.M., DECEMBER 8, 2022.**

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**KIM PACK, DIRECTOR OF ADMINISTRATION**

**PURSUANT TO SECTION 30.06 PENAL CODE (TRESPASS BY HOLDER WITH A CONCEALED HANDGUN), A PERSON LICENSED UNDER SUBCHAPTER H, CHAPTER 411, GOVERNMENT CODE (HANDGUN LICENSING LAW), MAY NOT ENTER THIS PROPERTY WITH A CONCEALED HANDGUN.**

**PURSUANT TO SECTION 30.07 PENAL CODE (TRESPASS BY HOLDER WITH AN OPENLY CARRIED HANDGUN), A PERSON LICENSED UNDER SUBCHAPTER H, CHAPTER 411, GOVERNMENT CODE (HANDGUN LICENSING LAW), MAY NOT ENTER THIS PROPERTY WITH A HANDGUN THAT IS CARRIED OPENLY.**