

**OFFICIAL MINUTES**  
**COLORADO COUNTY CAD BOARD OF DIRECTORS**  
**REGULAR MEETING**  
**September 9, 2025**

The Board of Directors of the Colorado County Appraisal District met on Tuesday, September 9, 2025, at the Colorado County Appraisal District boardroom. The meeting was called to order at 3:30 p.m. by Mike Trefny.

**Board Members Present:**

Michael Trefny, Lance Dingler, James Prichard, Dusty Dittmar, and Bill Hefner.

**Board Members Absent:**

None.

**Others Present:**

Jane Armontrout, Olga Poncik, Samantha Milan, and Orlando Martinez.

**Public Participation:**

No comment from the public.

**Approval of Minutes:**

Mr. Dingler made a motion to approve the minutes from August 12, 2025, budget workshop meeting. Mr. Dittmar seconded. Motion carried.

Mr. Hefner made a motion to approve the minutes from August 12, 2025, public budget hearing meeting. Mr. Dittmar seconded. Motion carried.

Mr. Dingler made a motion to approve the minutes from August 12, 2025, regular board meeting. Mr. Hefner seconded. Motion carried.

**Approve Certified Agenda:**

Mr. Prichard made a motion to approve the Certified Agenda of Executive Session held August 12, 2025, regular board meeting. Mr. Dingler seconded. Motion carried.

**Financial Reports and Current and Delinquent Collection Reports:**

Mrs. Poncik reported on the Financial Reports and Current and Delinquent Collection Reports. No action taken.

Mrs. Poncik reported she received a letter from the IRS stating our office had unfiled tax returns for the entire year of 2022 and the first half of 2023. Currently Mrs. Ponick is unaware if the office will get penalized for the unfiled tax returns.

Mrs. Poncik also reported the unemployment refund was granted and the process date will begin in December.

**Executive Session:**

The board adjourned into executive session at 4:22 p.m., pursuant to Texas Government Code Sec. 551.001 et seq., Texas Government Code Sec. 551.071 (A), and Texas Government Code Section 551.074.

**Reconvene Regular Session:**

Mr. Trefny reconvened the regular session at 4:59 p.m. No action taken.

**NEW BUSINESS ITEMS:**

Mr. Dingler made a motion to approve the Collection Contract between Colorado CAD and Columbus ISD. Mr. Dittmar seconded. Motion Carried.

Mr. Hefner acknowledged the Agricultural Advisory Board term of Stephen Mahalitic for term 01/01/2024-12/31/2025 and Charles Trefny for term 01/01/2024-12/31/2025. The Ag Advisory Board Member Michael Ulbrich's term is 01/01/2025-12/31/2026 and Patrick Pavlu's term is 01/01/2025-12/31/2026. Mr. Prichard seconded the acknowledgement of terms.

Orlando Martinez with Lone Star Investment Pool presented information about the purpose of Lone Star Investment policies and the importance of safety of principal and liquidity of Pool assets. The policy also addresses other key elements, including but not limited to; investment diversification, maturity, quality and capability of investment management, and yield.

No action needed on the discussion for open bids for the Appraisal District bank depository. The term of Industry State Bank ends at the end of the year.

**CHIEF APPRAISER'S REPORT**

**Organizational Report:**

Ms. Armontrout reported the appropriate entities have been notified of Mr. Prichard, Mr. Dittmar, and Mr. Hefner's terms expiring. The Colorado County Appraisal Districts, next delinquent tax sale will be held on October 7, 2025. Ms. Armontrout also reported from an article in the Colorado County Citizen showing that the Colorado County property taxes will increase last year's budget by \$1,698,201 or 10.27% of which \$575,268 is tax revenue from new property added to the roll.

**Litigation:**

Ms. Armontrout reported 4 new lawsuits filed in District Court, 10 arbitration cases filed resulting from the summer's protest season and the 60-day time period for filing is almost over.

**Education & Training:**

Ms. Armontrout reported appraisers continue to go to school to take required courses and that she will be attending Chief Appraiser School on September 15, 2025. Ms. Armontrout interviewed one individual who will be coming on board in October or November.

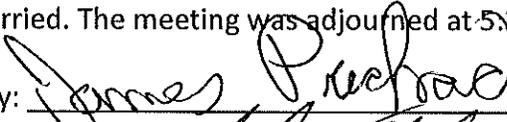
**Next Meeting**

Our next meeting will be held on Wednesday, November 12, 2025, at 3:30 p.m. at the Appraisal District.

**Adjourn:**

There being no further business, Mr. Trefny made the motion to adjourn the meeting, Mr. Prichard seconded. Motion carried. The meeting was adjourned at 5:30 p.m.

Minutes recorded by secretary:



Minutes approved by chairman:

