

**KIMBLE COUNTY  
APPRAISAL REVIEW BOARD  
AUGUST 27, 2025 MINUTES**

The Appraisal Review Board for the Kimble County met on Wednesday, August 27, 2025. The public meeting was held at the City Council Meeting Room, 102 N. 5<sup>th</sup> Street, Junction Texas. Dean Eckert, co-chair called the meeting to order. at 9:07 a.m. A quorum was established with Dean Eckert, Sandee Doss and Lisa Koenig. Also present were Tom Shirley, Senior Appraiser; Clarissa Teichman, Deputy Chief Appraiser; and Elissa Hooper, Office Manager.

Public Present: None

Public comment: None

Heard the following protests:

- 2025-405- PID #17467- Hackworth, Randall- After hearing protest, Dean Eckert made a motion to sustain the Appraisal Districts assessed market value of \$1,019,870.00 Sandee Doss seconded motion. Motion carried.
- 2025-195- PID #1699- Blackburn, David et. al.- After hearing protest, Lisa Koenig made a motion to sustain the Appraisal Districts assessed 2024 value of \$122,670.00. Sandee Doss seconded motion. Motion carried.
- 2025-276- PID #11025-Goodman, Kelly Don - After hearing protest, Lisa Koenig made a motion, seconded by Sandee, to reduce the land value to \$8,000.00/acre- for a total market value of \$326,368.00. Motion passed.
- 2025-487- PID #8163- After hearing protest, Dean Eckert made a motion to sustain the Appraisal Districts assessed market value of \$138,990.00. Sandee Doss seconded motion. Motion carried.
- 2025-488- PID #1530- After hearing protest, Lisa Koenig made a motion to sustain the Appraisal Districts assessed market value of \$174,080.00. Sandee Doss seconded motion. Motion carried.
- 2025-486- PID #18967- After hearing protest, Dean Eckert made a motion to change the classification to MH Class 3 for a total improvement value of \$53,870 and a total market value of \$106,270. Sandee Doss seconded motion. Motion carried.
- 2025-190- PID # 7132- After hearing protest, Sandee Doss made a motion to decrease the non-ag land to a value of \$273,787.00 and adjust the flood plain to .75 acres at a value of \$24,576 per acre. Lisa Koenig seconded motion. Motion carried.
- 2025-585- PID# 1831- Gipson, Amy Christine et al- After hearing protest, Sandee Doss made a motion, seconded by Dean Eckert, to adjust functional living area by 15% to \$104,516, reduced by \$18,444, for a total improved market value of \$142, 256. Motion passed.
  
- 2025-586- PID#6895-Gipson, Amy Christine, et al-After hearing protest, Lisa Koenig made a motion to sustain the Appraisal Districts assessed market value of \$158,950.00. Sandee Doss seconded motion. Motion carried
- 2025-447-PID#11202-Harris, Michael et al- After hearing protest, Dean Eckert made a motion to sustain the Appraisal Districts assessed market value of \$80,800.00. Sandee Doss seconded motion. Motion carried.

- 2025-448-PID#4267-Harris, Michael et al- After hearing protest, Dean Eckert made a motion to sustain the Appraisal Districts assessed market value of \$396,040.00. Sandee Doss seconded motion. Motion carried.
- 2025-449-PID#4268-Harris, Michael et al- After hearing protest, Dean Eckert made a motion to sustain the Appraisal Districts assessed market value of \$45,770.00. Sandee Doss seconded motion. Motion carried.
- 2025-450-PID#1300-Harris, Michael et al- After hearing protest, Dean Eckert made a motion to sustain the Appraisal Districts assessed market value of \$904,020.00. Sandee Doss seconded motion. Motion carried
- 2025-257-PID#4571-Hoggett, Rosemary- Dean Eckert made a motion, seconded by Lisa Koenig to adjust the land value to \$12,500/per acre for a land market value of \$104,000.00
- 2025-258-PID#4572-Hoggett, Rosemary- Dean Eckert made a motion, seconded by Lisa Koenig to adjust the land value to \$12,500/per acre for a land market value of \$95,000.00
- 2025-259-PID#14445-Hoggett, Rosemary- Dean Eckert made a motion, seconded by Lisa Koenig to adjust the non-ag land market value to \$12,500/per acre for a land market value of \$104,000.00, and total market value of \$365,670.00
- 2025-224-PID#23988-Jacobs, Malisa-After hearing protest, Lisa Koenig made a motion to sustain the Appraisal Districts assessed market value of \$146,000.00. Sandee Doss seconded motion. Motion carried

Recess for lunch

In session at 1:20 p.m.

- 2025-589- PID#3002-Manion, Kathleen- After hearing protest, Dean made a motion, seconded by Lisa to reduce the Improvement value to \$65,310.00, and the land value to \$31,420.00 for a combined market value of \$96,730.00 due to poor mobile home conditions. Motion carried.
- 2025-249-PID#2957-London, Leon, LLC-After hearing protest, Sandee made a motion, seconded by Dean, to change the improvement classification from excellent to average for a total improvement value of \$80,520.00; and the land value changed from \$2/sq ft. to \$1/sq ft. for a total land value of \$10,000 and combined market value of \$90,520.00.
- 2025-419-PID#7467-Lackey, Thomas B et ux.-After hearing protest, motion made by Dean followed by Sandee, to change total improvement value to \$29,580.00 due changing garage classification to poor and shed classification to average.
- 2025-583-PID#11166-Lackey, Thomas B et ux.- After hearing protest, Dean made a motion to change the living area value from \$27,360 to \$24,040 and the storage value from \$2,010 to \$1,770 for a total improvement value of \$25,810.00. Sandee Doss seconded motion. Motion carried.
- 2025-413-PID#6982-McGuire, Charles-Tabled to review income motion made by Dean followed by Sandee. Motion carried.
- 2025-365-PID#6271-Menchaca, Sylvia Yolanda- After hearing protest, Sandee Doss made a motion to sustain the Appraisal Districts assessed market value of \$205,730.00. Lisa Koenig seconded motion. Motion carried
- 2025-850-PID#4548-Mogford, John M and Carla-After hearing protest, Dean approved adjusted market value as determined by the CAD at \$101,150.00 seconded by Sandee. Motion carried.

- 2025-851-PID#8127-Mogford, John M and Carla-After hearing protest, Dean approved adjusted total land market value as determined by CAD to \$101,150.00 and total market value as determined by CAD to \$123,350.00. Seconded by Sandee. Motion carried.
- 2025-337-PID#8031-Molinda, Daniel-After hearing protest, Dean made a motion to change the living area value to \$36,00, porch value to \$3,000, carport value to \$1.00 for a total improvement value of \$39,001.00. With a land value of \$20,160 plus the total improvement value of \$39,001, the total market value is \$59,161.00. Sandee Doss seconded motion. Motion carried.
- 2025-255-PID#6243-Junction Hotel Partners- After hearing protest, Dean made a motion to sustain the Appraisal Districts assessed market value of \$1,335,357.00. Lisa Koenig seconded motion. Motion carried.
- 2025-254-PID#18226-Junction Hotel Partners- After hearing protest, Dean made a motion to sustain the Appraisal Districts assessed market value of \$2,366,174.00. Sandee Doss seconded motion. Motion carried.

Approved by the panel, Sandee Doss, Lisa Koenig, and Paul Urban, were protests that did not appear on August 20, 2025 and considered a "NO SHOW":

2025-198	2025-361	2025-348
2025-184	2025-362	2025-352
2025-762	2025-364	2025-353
2025-761	2025-363	2025-350
2025-521	2025-134	

The following protests were withdrawn/settled prior to hearing:

- 2025-412
- 2025-411
- 2025-132
- 2025-153
- 2025-154
- 2025-155
- 2025-156
- 2025-157
- 2025-158
- 2025-159
- 2025-164
- 2025-163
- 2025-166
- 2025-165
- 2025-420
- 2025-421

The following protests were rescheduled prior to hearing:

- 2025-191
- 2025-225
- 2025-494

- 2025-495
- 2025-496
- 2025-497
- 2025-498
- 2025-499
- 2025-500
- 2025-501
- 2025-502
- 2025-503

The following protests were determined no-shows at time of hearing:

- 2025-214
- 2025-215
- 2025-216
- 2025-775
- 2025-818
- 2025-630
- 2025-785

Discussion and/or action on any late protests- Panel agreed to hear case for property ID #23496 and 23497 for Gibson, Hoyt E and property ID #5726 Hearn, Jeremy D and Candice R. Panel denied to hear late protest for property ID#2866 Garcia, Bonny Nell.

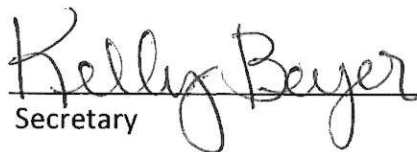
Review and approval of minutes from meeting July 16, 2025 and August 20, 2025. Motion made by Dean and seconded by Sandee. Motion carried.

Board Input- September 17, 2025 for tentative future date to set for 2025 case hearings

The meeting adjourned at 5:02 p.m. made by Lisa, seconded by Dean. Motion carried.

All ARB meetings are recorded.

  
Chair

  
Secretary