

## Hill County Appraisal District

1407 Abbott Ave. P.O. Box 416 Hillsboro, Texas 76645

Phone: (254) 582-2508 Fax: (254) 582-3654 Email: hcad@hillsboro.net

Hill County Taxing Units:

**RE: 2018 BUILDING ADDITION PROPOSAL** 

Please find enclosed a proposal to make an addition to our office building. We are outgrowing our existing building and making expansion plans for the future.

The law requires approval from ¾ of the taxing jurisdictions that are entitled to vote on the board of director selections (this omits special districts). If a tax entity does not respond, the vote is considered as a disapproval. If you approve the proposal, please return the enclosed resolution. If you disapprove the proposal, please return the enclosed disapproval form. Please respond at your earliest convenience so we may have an accurate calculation.

We will take bids on the architect, construction, and financing but are waiting to get the approval before we spend any money. The initial estimate is \$425,000 and an allocation sheet is attached to show your share of the project. The proposal recommends to finance the cost over a ten-year period.

I am available and enthusiastic to meet with you should you or your Board, Council, or Commissioners have any questions. If you feel you cannot support this proposal, please give me a call before it is disapproved to share your concerns.

We thank you for the continual support.

Sincerely,

Mike McKibben

## Hill County Appraisal District 2018 Building Addition Proposal

The Hill County Appraisal District (HCAD) has performed a feasibility study to determine the best means to accommodate our growing need for additional office space. This has resulted in our proposal to build a 30 X 50 addition consisting of office space.

The appraisal district facility was originally constructed to allow for future development on the north side. I will bring your attention to the enclosed photographs of our building. Please notice the front porch was constructed off-center. This was a planned vision for future expansion that would position the entryway back into the center of the building for a symmetrical look. The parking lot was originally built so it extends past the existing building and will line up with the proposed addition.

Our office has gone in the direction of being paperless for the last decade, however we have an increasing amount of public records we are required to maintain permanently (and others we keep for specific periods). In addition to growing taxpayer needs, the ever-changing state laws have expanded our workload and necessitated us to add an additional appraiser...we have simply outgrown our existing area.

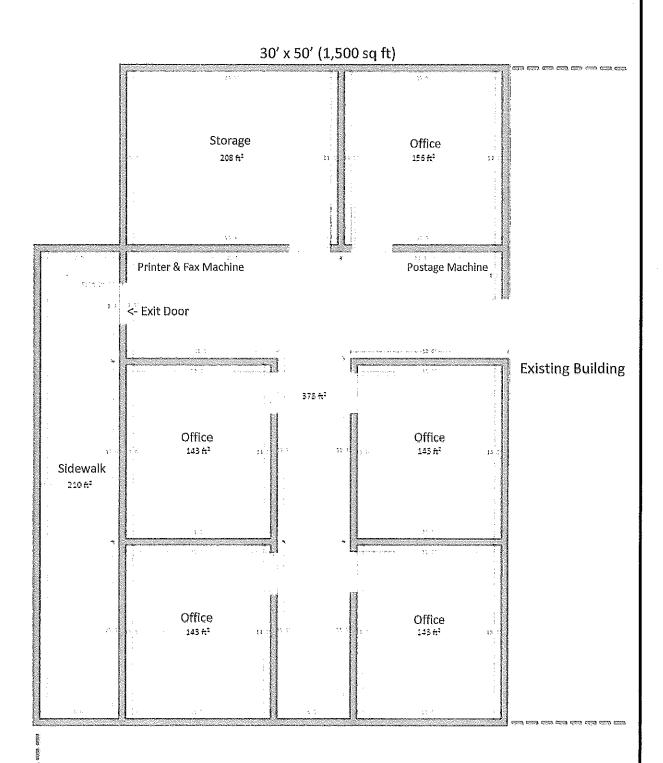
This project is initially estimated to cost approximately \$425,000. The law states we must have approval from three-fourths of the taxing entities eligible to vote on the board of director's selection in order to pass. Taxing jurisdictions have 30 days from receiving the resolution adopted by the HCAD Board of Directors to approve or disapprove the proposal. The resolution is expected to be adopted at the February meeting and sent to you afterwards. Note...failure for you to vote on the proposal or not filing the governing body's action is treated as if disapproved by your governing body.

Several alternatives were considered and we believe the most practical is a 10-year governmental financing. An allocation schedule is attached that illustrates each entity's responsibility once approved. Your portion would not be due until the 2019 budget year.

Another alternative we considered was to construct a storage building onsite. The cost of construction of a storage building, which must be climate controlled for the storage of records was not cost efficient. The cost-to-use ratio of expanding our building makes more sense and will accommodate the district for many years.

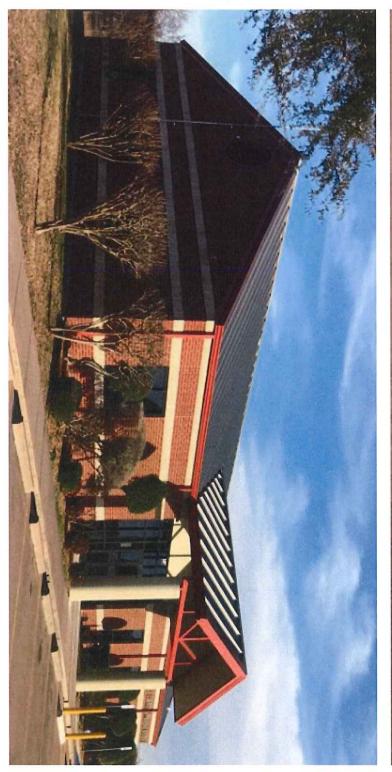
I hope you have realized that we historically have been prudent in our spending. Any funds left over will be returned to the entities and not frivolously spent. It is our priority to serve the taxpayers and taxing jurisdictions of Hill County with the highest of standards and customer service.

## Hill County Appraisal District **2018** Building Expansion



Existing Parking Lot

This drawing is for illustrational purposes and will not serve as the architectural drawing.





## HILL COUNTY APPRAISAL DISTRICT ENTITY ALLOCATION 2018 BUILDING PROJECT

ENTITY	TOTAL 2017 TAX LEVY	% OF TOTAL LEVY OF ALL ENTITIES	10 ANNUAL PAYMENTS
Abbott ISD	1,270,123	2.4875	1,313
Aquilla ISD	1,109,938	2.1738	1,147
Axtell ISD	6,720	0.0132	8
City of Blum	45,462	0.0890	47
Blum ISD	1,890,609	3.7027	1,954
City of Bynum	14,221	0.0279	15
Bynum ISD	1,100,642	2.1556	1,138
City of Covington	35,122	0.0688	36
Covington ISD	1,112,655	2.1791	1,150
Dawson ISD	28,053	0.0549	29
Frost ISD	129,639	0.2539	134
Grandview ISD	90,569	0.1774	90
Hill College	1,711,567	3.3521	1,769
Hill County	12,836,401	25.1399	13,266
City of Hillsboro	3,813,057	7.4678	3,941
Hillsboro ISD	9,235,303	18.0872	9,545
City of Hubbard	425,601	0.8335	440
Hubbard ISD	1,192,590	2.3357	1,233
City of Itasca	254,116	0.4977	263
Itasca ISD	2,738,749	5.3638	2,830
City of Malone	47,420	0.0929	50
Malone ISD	631,267	1.2363	652
City of Mertens	11,486	0.0225	12
Milford ISD	302,221	0.5919	312
City of Mt. Calm	38,838	0.0761	40
Mt. Calm ISD	321,467	0.6296	332
City of Penelope	25,057	0.0491	26
Penelope ISD	347,553	0.6807	359
Rio Vista ISD	41,626	0.0815	44
West ISD	93,078	0.1823	96
City of Whitney	647,379	1.2679	669
Whitney ISD	9,511,430	18.6280	9,830
	51,059,959	100.00	52,770