



CORYELL CENTRAL APPRAISAL DISTRICT
 705 E Main St
 GATESVILLE, TX 76528



NOTICE

This notice is posted in compliance with the open meeting act of the TEXAS GOVERNMENT CODE ANN. 551.041 (Vernon 2004).

CORYELL CENTRAL APPRAISAL DISTRICT
 REGULAR MEETING OF THE APPRAISAL REVIEW BOARD

July 8, 2019
 9:00 A.M.
 705 E. Main Street, Gatesville, Texas 76528

AT 8:42 FILED O'CLOCK PM

JUL 02 2019

Barbara Jimenez
 COUNTY CLERK, CORYELL CO., TEXAS

APPRAISAL REVIEW BOARD AGENDA

An open meeting will be held concerning the following subjects:

1. Call to Order.
2. Determination of a Quorum.
3. Hear Property Owner Protests.
4. Discussion of appraised values, property tax exemptions and property characteristics on properties within the Coryell CAD.
5. Adjourn.

Alberto Castillo

Al Castillo
 Chairman-ARB
 Coryell Central Appraisal District

GATESVILLE OFFICE
 705 E MAIN ST
 254-865-6593 PHONE
 254-865-1280 FAX

www.coryellcad.org

COPPERAS COVE OFFICE
 207 S 3RD ST #200
 254-542-6960 PHONE
 254-542-7586 FAX

ARB Protest Report - Active Cases

7/2/2019

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1219	127425	WAL-MART PROPERTIES STORES EAST	181505518		JMF		07/08/2019 9:00 Location: GV		PR	6,070,000
M			2019-414	118233	WAL-MART REAL ESTATE	124261000		JMF		07/08/2019 9:00 Location: GV		AFD	11,670,602
M			2019-415	141936	WAL-MART STORES TEXAS LP	107650100		JMF		07/08/2019 9:00 Location: GV		AFD	9,257,340
M			2019-1220	127567	WAL-MART STORES TEXAS LP	181507021		JMF		07/08/2019 9:00 Location: GV		PR	4,450,000
M			2019-1129	100143	BRAZOS ELEC POWER COOP	001145000	187484	TM		07/08/2019 9:15 Location: GV		SP	13,860
M			2019-1130	105240	BRAZOS ELEC POWER COOP	036115000	187484	TM		07/08/2019 9:15 Location: GV		SP	8,000
M			2019-866	135176	GARDNER CHARLES K TR	170366900S641	180630	RTS		07/08/2019 9:15 Location: GV		PR	814,240
M			2019-1227	123962	JM COPPERAS OWNER LLC	166190000	166998	RTS		07/08/2019 9:15 Location: GV		PR	843,530
M			2019-867	150156	TPC SAN ANTONIO TX LLC	127460450	180630	RTS		07/08/2019 9:15 Location: GV		PR	976,410
M			2019-1131	107409	BRAZOS ELEC POWER COOP	052065000	187484	RTS		07/08/2019 9:30 Location: GV		PR	10,110
M			2019-1133	110877	BRAZOS ELEC POWER COOP	074165000	187484	TM		07/08/2019 9:30 Location: GV		SP	7,200
M			2019-1132	109783	BRAZOS ELECTRIC POWER	067121000	187484	RTS		07/08/2019 9:30 Location: GV		PR	19,780
M			2019-1143	141938	CROWN COURT LLC	107650800	175078	RTS		07/08/2019 9:30 Location: GV		PR	779,710
M			2019-1099	121377	LEHIGH GAS WHOLESALE SERVICES INC	149258000	182641	RTS		07/08/2019 9:30 Location: GV		PR	558,590
M			2019-1320	145515	SUNOCO PIPELINE LP-AMDEL P/L U	9900020-0000007	184271	P&A		07/08/2019 9:30 Location: GV		PR	487,370

ARB Protest Report - Active Cases

7/2/2019

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1321	145517	SUNOCO PIPELINE LP-AMDEL P/L U	9900040-0000007	184271	P&A		07/08/2019 9:30 Location: GV		PR	811,950
M			2019-1323	145516	SUNOCO PIPELINE LP-AMDEL P/L U	9900050-0000007	184271	P&A		07/08/2019 9:30 Location: GV		PR	236,940
M			2019-1159	142680	EL CANTO INVESTMENTS LP	170684000	184242	JMF		07/08/2019 9:45 Location: GV		PR	2,642,070
M			2019-1333	146426	HEART OF TX ELECTRIC COOP U	9900040-0000036	187825	P&A		07/08/2019 9:45 Location: GV		PR	2,461,750
M			2019-1334	146428	HEART OF TX ELECTRIC COOP U	9900030-0000036	187825	P&A		07/08/2019 9:45 Location: GV		PR	666,950
M			2019-1148	104005	RONCAR ENTERPRISES LLC	028340000	184242	RTS		07/08/2019 9:45 Location: GV		PR	391,520
M			2019-1322	145519	SUNOCO PIPELINE LP-AMDEL P/L U	9900010-0000007	184271	P&A		07/08/2019 9:45 Location: GV		PR	300,000
M			2019-1335	146429	HEART OF TX ELECTRIC COOP U	9900080-0000036	187825	P&A		07/08/2019 10:00 Location: GV		PR	22,020
M			2019-1336	146430	HEART OF TX ELECTRIC COOP U	9900020-0000036	187825	P&A		07/08/2019 10:00 Location: GV		PR	670,100
M			2019-1337	146431	HEART OF TX ELECTRIC COOP U	9900100-0000036	187825	P&A		07/08/2019 10:00 Location: GV		PR	80,220
M			2019-1267	132676	SPECTRASITE COMMUNICATIONS PP	9900010-0000048		P&A		07/08/2019 10:00 Location: GV		PR	86,250
M			2019-1268	133868	SPECTRASITE COMMUNICATIONS PP	9900020-0000048		P&A		07/08/2019 10:00 Location: GV		PR	76,160
M			2019-1269	133869	SPECTRASITE COMMUNICATIONS PP	9900030-0000048		P&A		07/08/2019 10:00 Location: GV		PR	68,000
M			2019-1270	136725	SPECTRASITE COMMUNICATIONS PP	9900040-0000048		P&A		07/08/2019 10:00 Location: GV		PR	80,980
M			2019-1273	153403	SPECTRASITE COMMUNICATIONS PP	9900045-0000048		P&A		07/08/2019 10:00 Location: GV		PR	80,980

ARB Protest Report - Active Cases

7/2/2019

Page 3

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1316	149683	AT&T MOBILITY LLC U	9900470-0000020		P&A		07/08/2019 10:15 Location: GV		PR	88,280
M			2019-1339	151277	CENTURYLINK COMMUNICATIONS U	9900010-0000099	175078	P&A		07/08/2019 10:15 Location: GV		PR	22,680
M			2019-1340	153405	CENTURYLINK COMMUNICATIONS U	9900020-0000099	175078	P&A		07/08/2019 10:15 Location: GV		PR	59,400
M			2019-1271	146419	GTP ACQUISITION PARTNERS II PP	9900030-0000032		P&A		07/08/2019 10:15 Location: GV		PR	81,200
M			2019-1272	146420	GTP ACQUISITION PARTNERS II PP	9900040-0000032		P&A		07/08/2019 10:15 Location: GV		PR	81,210
M			2019-1338	146432	HEART OF TX ELECTRIC COOP U	9900070-0000036	187825	P&A		07/08/2019 10:15 Location: GV		PR	190,330
M			2019-1283	144086	T-MOBILE WEST LLC U	9900020-0000058		P&A		07/08/2019 10:30 Location: GV		PR	43,460
M			2019-1284	144087	T-MOBILE WEST LLC U	9900010-0000058		P&A		07/08/2019 10:30 Location: GV		PR	79,170
M			2019-1285	144088	T-MOBILE WEST LLC U	9900040-0000058		P&A		07/08/2019 10:30 Location: GV		PR	83,390
M			2019-1286	147821	T-MOBILE WEST LLC U	9900050-0000058		P&A		07/08/2019 10:30 Location: GV		PR	78,290
M			2019-1287	147822	T-MOBILE WEST LLC U	9900060-0000058		P&A		07/08/2019 10:30 Location: GV		PR	2,470
M			2019-1288	147823	T-MOBILE WEST LLC U	9900070-0000058		P&A		07/08/2019 10:30 Location: GV		PR	98,400
M			2019-1289	147824	T-MOBILE WEST LLC U	9900080-0000058		P&A		07/08/2019 10:30 Location: GV		PR	31,990
M			2019-1290	147825	T-MOBILE WEST LLC U	9900090-0000058		P&A		07/08/2019 10:30 Location: GV		PR	51,860
M			2019-1291	147826	T-MOBILE WEST LLC U	9900100-0000058		P&A		07/08/2019 10:30 Location: GV		PR	158,020

ARB Protest Report - Active Cases

7/2/2019

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1292	148278	T-MOBILE WEST LLC U	9900110-0000058		P&A		07/08/2019 10:30 Location: GV		PR	73,370
M			2019-1293	148752	T-MOBILE WEST LLC U	9900130-0000058		P&A		07/08/2019 10:30 Location: GV		PR	63,260
M			2019-1294	152684	T-MOBILE WEST LLC U	9900011-0000058		P&A		07/08/2019 10:30 Location: GV		PR	88,360
M			2019-1295	152685	T-MOBILE WEST LLC U	9900021-0000058		P&A		07/08/2019 10:30 Location: GV		PR	57,300
M			2019-1303	132901	VISTRA CORPORATE SVCS CO U	9900010-0000054		P&A		07/08/2019 10:30 Location: GV		PR	30,000
M			2019-1256	148748	AMERICAN TOWER CORP PP	9900020-0000008	185975	P&A		07/08/2019 10:45 Location: GV		PR	138,550
M			2019-1257	149681	AMERICAN TOWER CORP PP	9900010-0000008	185975	P&A		07/08/2019 10:45 Location: GV		PR	108,680
M			2019-1258	150831	AMERICAN TOWER CORP PP	9900030-0000008	185975	P&A		07/08/2019 10:45 Location: GV		PR	30,000
M			2019-1259	152651	AMERICAN TOWER CORP PP	9900040-0000008	185975	P&A		07/08/2019 10:45 Location: GV		PR	54,000
M			2019-1260	153387	AMERICAN TOWER CORP PP	9900025-0000008	185975	P&A		07/08/2019 10:45 Location: GV		PR	80,310
M			2019-1122	147840	ALLTEL COMMUNICATIONS PP&U	9900010-0000087	175078	P&A		07/08/2019 11:00 Location: GV		PR	274,940
M			2019-1123	147841	ALLTEL COMMUNICATIONS PP&U	9900030-0000087	175078	P&A		07/08/2019 11:00 Location: GV		PR	141,600
M			2019-1124	147842	ALLTEL COMMUNICATIONS PP&U	9900040-0000087	175078	P&A		07/08/2019 11:00 Location: GV		PR	85,410
M			2019-1125	147846	ALLTEL COMMUNICATIONS PP&U	9900110-0000087	175078	P&A		07/08/2019 11:00 Location: GV		PR	16,430
M			2019-1134	132531	BRAZOS ELECTRIC POWER COOP U	9900010-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	149,980

ARB Protest Report - Active Cases

7/2/2019

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1135	132532	BRAZOS ELECTRIC POWER COOP U	9900030-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	237,150
M			2019-1136	132534	BRAZOS ELECTRIC POWER COOP U	9900050-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	41,090
M			2019-1137	132535	BRAZOS ELECTRIC POWER COOP U	9900060-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	113,110
M			2019-1138	136751	BRAZOS ELECTRIC POWER COOP U	9900032-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	1,484,950
M			2019-1139	147812	BRAZOS ELECTRIC POWER COOP U	9900020-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	245,600
M			2019-1140	147813	BRAZOS ELECTRIC POWER COOP U	9900070-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	76,750
M			2019-1141	147814	BRAZOS ELECTRIC POWER COOP U	9900080-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	115,130
M			2019-1142	147815	BRAZOS ELECTRIC POWER COOP U	9900090-0000015	187824	P&A		07/08/2019 11:00 Location: GV		PR	57,560
M			2019-1111	133862	DALLAS MTA U	9900090-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	219,540
M			2019-1112	133863	DALLAS MTA U	9900020-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	80,670
M			2019-1113	134704	DALLAS MTA U	9900070-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	68,000
M			2019-1114	136716	DALLAS MTA U	9900060-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	114,560
M			2019-1115	136719	DALLAS MTA U	9900100-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	119,210
M			2019-1116	138955	DALLAS MTA U	9900030-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	90,770
M			2019-1117	138956	DALLAS MTA U	9900010-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	152,230

ARB Protest Report - Active Cases

7/2/2019

Page 6

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1118	144077	DALLAS MTA U	9900040-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	123,840
M			2019-1119	144078	DALLAS MTA U	9900050-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	156,980
M			2019-1120	146338	DALLAS MTA U	9900080-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	86,030
M			2019-1121	147817	DALLAS MTA U	9900110-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	52,130
M			2019-1126	149680	DALLAS MTA U	9900120-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	193,530
M			2019-1127	151270	DALLAS MTA U	9900125-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	106,490
M			2019-1128	151833	DALLAS MTA U	9900130-0000027	187827	P&A		07/08/2019 11:00 Location: GV		PR	79,700
M			2019-1098	151925	FRONTIER COMMUNICATIONS U	9900100-0000102	175078	P&A		07/08/2019 11:00 Location: GV		PR	287,020
M			2019-976	147827	MCI COMMUNICATION INC U	9900010-0000076	175078	P&A		07/08/2019 11:00 Location: GV		PR	410
M			2019-977	148753	MCI COMMUNICATION INC U	9900020-0000076	175078	P&A		07/08/2019 11:00 Location: GV		PR	60
M			2019-978	152669	MCI METRO ACCESS TRANSMISSION U	9900010-0000035	175078	P&A		07/08/2019 11:00 Location: GV		PR	180
M			2019-979	152670	MCI METRO ACCESS TRANSMISSION U	9900020-0000035	175078	P&A		07/08/2019 11:00 Location: GV		PR	210
M			2019-644	152705	SPACE X PP	9900010-0000109	187826	P&A		07/08/2019 1:00 Location: GV		PR	918,000
M			2019-645	152706	SPACE X PP	9900020-0000109	187826	P&A		07/08/2019 1:00 Location: GV		PR	8,900
M			2019-643	149117	SPACE X	005140800	185813	P&A		07/08/2019 1:00 Location: GV		PR	6,000,000

ARB Protest Report - Active Cases

7/2/2019

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-980	148924	7-ELEVEN INC	106040000	166164	RTS		07/08/2019 1:15 Location: GV		PR	1,776,550
M			2019-981	149455	7-ELEVEN INC	169391001	166164	RTS		07/08/2019 1:15 Location: GV		PR	1,963,560
M			2019-1161	149970	GATESVILLE NH REALTY LTD	135480200	189707	JMF		07/08/2019 1:15 Location: GV		PR	4,793,380
M			2019-1175	102674	LEHIGH PORTLAND CEMENT	018410500	163713	TM		07/08/2019 1:15 Location: GV		SP	560
M			2019-1176	104073	LEHIGH PORTLAND CEMENT	028960000	163713	TM		07/08/2019 1:15 Location: GV		SP	51,330
M			2019-1177	104085	LEHIGH PORTLAND CEMENT	029042000	163713	RTS		07/08/2019 1:30 Location: GV		PR	17,510
M			2019-1178	104086	LEHIGH PORTLAND CEMENT	029042500	163713	TM		07/08/2019 1:30 Location: GV		SP	11,140
M			2019-1179	104087	LEHIGH PORTLAND CEMENT	029043000	163713	TM		07/08/2019 1:30 Location: GV		SP	51,590
M			2019-1180	104088	LEHIGH PORTLAND CEMENT	029044000	163713	TM		07/08/2019 1:30 Location: GV		SP	67,330
M			2019-1181	105020	LEHIGH PORTLAND CEMENT	034575000	163713	TM		07/08/2019 1:30 Location: GV		SP	4,910
M			2019-1188	146244	HALLE PROPERTIES L L C	028130001	163713	RTS		07/08/2019 1:45 Location: GV		PR	916,670
M			2019-1046	106717	HOLLY PARK PARTNERS LP	046310500	173676	RTS		07/08/2019 1:45 Location: GV		PR	317,460
M			2019-1182	105022	LEHIGH PORTLAND CEMENT	034577000	163713	TM		07/08/2019 1:45 Location: GV		SP	15,390
M			2019-1183	108670	LEHIGH PORTLAND CEMENT	060401000	163713	TM		07/08/2019 1:45 Location: GV		SP	800
M			2019-1184	114163	PALGATE LLC	099400000	163713	RTS		07/08/2019 1:45 Location: GV		PR	1,053,360

ARB Protest Report - Active Cases

7/2/2019

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1047	118032	PIZZA HUT	122670000	173676	RTS		07/08/2019 2:00 Location: GV		PR	414,240
M			2019-584	118880	COVE HOSPITALITY LTD	129291000	167216	RTS		07/08/2019 2:15 Location: GV		RS	909,290
M			2019-760	118245	NAMAN HOSPITALITY INC	124263900	167216	JMF		07/08/2019 2:15 Location: GV		PR	2,863,570
M			2019-1162	118790	SAVS MANAGEMENT CORPORATION	128740000	167216	RTS		07/08/2019 2:15 Location: GV		PR	459,580
M			2019-897	123949	HUT HOMES II LLC	166090000	167216	RTS		07/08/2019 2:30 Location: GV		PR	665,260
M			2019-594	144680	RUHIEE LLC	124263700	167216	JMF		07/08/2019 2:30 Location: GV		RS	1,263,190
E			2019-755	129131	STANLEY AUTOMOTIVE ENT	181510898	167216	SW		07/08/2019 2:30 Location: GV		PR	301,960
M			2019-518	145263	WALTRUST PROPERTIES INC	177310700	167205	JMF		07/08/2019 2:45 Location: GV		AFD	2,747,740
M			2019-519	145800	WALTRUST PROPERTIES INC	168380001	167205	JMF		07/08/2019 2:45 Location: GV		AFD	2,175,020
M			2019-1222	118715	190 SELF-STORAGE ASSOCIATES LTD	128156000	167243	RTS		07/08/2019 3:00 Location: GV		PR	273,730
M			2019-1223	118716	190 SELF-STORAGE ASSOCIATES LTD	128156100	167243	RTS		07/08/2019 3:00 Location: GV		PR	99,330
M			2019-1224	118717	190 SELF-STORAGE ASSOCIATES LTD	128157000	167243	RTS		07/08/2019 3:00 Location: GV		PR	1,024,200
M			2019-1221	101108	CRISSEY FAMILY LIVING TRUST	007660100	167243	BES		07/08/2019 3:00 Location: GV		SP	299,920
M			2019-1225	118718	190 SELF-STORAGE ASSOCIATES LTD	128158000	167243	RTS		07/08/2019 3:15 Location: GV		PR	610,160
M			2019-1226	141885	190 SELF-STORAGE ASSOCIATES LTD	128159300	167243	RTS		07/08/2019 3:15 Location: GV		PR	1,409,840

ARB Protest Report - Active Cases

7/2/2019

Panel	Type	Prop Use	Case #	Prop Id	Taxpayer Name	Geo ID	Agents	Appraiser	Meeting Appr	Hearing Date	Meeting Date	Status	Appraised
M			2019-1144	106729	AUSTACO INC	046685200	173736	RTS		07/08/2019 3:15 Location: GV		PR	666,860
M			2019-1146	118031	AUSTACO INC	122630000	173736	RTS		07/08/2019 3:15 Location: GV		PR	727,640
M			2019-1214	148126	UNITED SERVICES AUTO ASSOCIATION USAA	181515114	173736	SW		07/08/2019 3:15 Location: GV		PR	83,270
M			2019-1174	148534	BROOKVIEW VILLAGE	124260500	164391	JMF		07/08/2019 3:30 Location: GV		PR	2,690,390
M			2019-1193	148926	CJL COPPERAS LLCHJL COPPERAS LLC &	129290250	163840	JMF		07/08/2019 3:30 Location: GV		PR	2,750,000
M			2019-880	101809	TRIPP PROPERTY INVESTMENTS LLC	012790000	169058	TM		07/08/2019 3:30 Location: GV		SP	15,870
M			2019-966	113331	AUTOZONE INC #574	092660000	164397	RTS		07/08/2019 3:45 Location: GV		AFD	560,000
M			2019-967	116915	AUTOZONE INC #1486	117570200	164397	RTS		07/08/2019 4:00 Location: GV		AFD	687,000
M			2019-1186	141718	COLE AN PORTFOLIO IV LLC	127558000	176758	RTS		07/08/2019 4:00 Location: GV		PR	917,600
M			2019-1187	141937	ISLIP U-SLIP LLC	107650500	176758	RTS		07/08/2019 4:00 Location: GV		PR	782,950
M			2019-970	149407	LEVINE INVESTMENTS LTD PARTNERSHIP	124262503	164397	RTS		07/08/2019 4:00 Location: GV		AFD	1,208,190
M			2019-1185	118879	WCP/UIRC COPPERAS COVE TX LLC	129290500		RTS		07/08/2019 4:00 Location: GV		PR	620,730

Properties 132

Total Appraised

96,683,842