



**Dallas Central  
Appraisal District**

Date: October 28, 2025

To: Tommy Stewart., Mayor, City of University Park | [tstewart@uptexas.org](mailto:tstewart@uptexas.org)  
*Sent Via Email*

From: Shane Docherty, Executive Director/Chief Appraiser

Re: Election Ballot for Dallas Central Appraisal District Board of Directors  
**Number of Votes Allocated To: University Park is 6**

I have received all timely submitted nominating resolutions to elect members to the Dallas Central Appraisal District Board of Directors. I have prepared the attached sample Resolution and Ballot listing the candidate alphabetically according to the first letter of each candidate's surname, as required by Texas Property Tax Code Section 6.03(j). There are 13 nominees on the official ballot.

The governing body of each taxing unit entitled to vote must cast its votes in an open meeting by resolution and submit the resolution ballot to the Dallas CAD Chief Appraiser **BEFORE** December 15, 2025 (except taxing units with 250 or more votes). In addition to your taxing unit's votes being provided in the Subject line of this memo, an attachment has been provided showing the number of votes for each county, city, school district and college district that is entitled to vote.

The governing body of each taxing unit entitled to cast at least five percent of the total votes (taxing units with 250 votes or greater) must determine its vote by resolution adopted at the FIRST or SECOND open meeting of the governing body that is held after the date the chief appraiser delivers the ballot to the presiding officer of the governing body. The governing body must submit its vote to the chief appraiser not later than the THIRD day following the date the resolution is adopted.

Please submit the resolution ballot both by email ([DcadElections@dcad.org](mailto:DcadElections@dcad.org)) as well as hardcopy via mail, courier or hand delivery. Taxing units may cast its votes for one candidate or distribute their votes among any number of the candidates listed on the attached official ballot (Page 4).

The Chief Appraiser will count the votes and declare the two candidates who received the largest cumulative votes as elected and submit the results before December 31, 2025, to each of the taxing units and to the candidates.

In addition to the sample resolution, ballot and taxing unit voting entitlement list, are the biographies/resumes provided by the candidates and taxing units.

The remaining steps in the appointment process and calendar as prescribed by Texas Property Tax Code Section 6.03 is summarized below:

- Before December 15: In accordance with Texas Property Tax Code Section 6.03 (k) each taxing unit that is entitled to vote shall determine its vote by resolution and submit the same to the Chief Appraiser.
- Before December 31: In accordance with Texas Property Tax Code Section 6.03 (k) the Chief Appraiser will count the votes, declare the two candidates who received the largest cumulative vote totals elected, and submit the results to each taxing unit in the District and to the candidates.
- On January 1 the two appointed members take office and begin serving a 4-year term, 2026-2029.

If you have any questions about this process, please contact Deputy Chief Appraiser, Cheryl Jordan, via email at [DcadElections@dcad.org](mailto:DcadElections@dcad.org) or her direct line, 214-819-2312, or the District's main number, 214-631-0520.

**Enclosures/Attachments:** Sample Resolution; Ballot; Voting Entitlement List; Candidate Biographies/Resumes

RESOLUTION NO. 2025- \_\_\_\_\_

A RESOLUTION OF {insert governing body e.g., city council, school board, commissioners court} OF THE {insert name of jurisdiction}, CASTING ITS VOTE FOR A MEMBER OF THE BOARD OF DIRECTORS OF THE DALLAS CENTRAL APPRAISAL DISTRICT; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Chief Appraiser has provided the participating taxing units eligible to vote the nominees for the Appraisal District Board of Directors in accordance with the Texas Property Tax Code;

NOW, THEREFORE, BE IT RESOLVED BY THE {insert governing body e.g., city council, school board, commissioners court}:

Section 1. That the {insert governing body e.g., city council, school board, commissioners court} of {insert name of the jurisdiction} does hereby cast its votes in accordance with the attached ballot, for a member of the Board of Directors of the Dallas Central Appraisal District.

Section 2. That this Resolution shall become effective immediately from and after its passage.

DULY RESOLVED AND ADOPTED by the {insert the name of the governing body} of the {insert the name of the jurisdiction}, on this the \_\_\_\_ day of December 2025.

PASSED, APPROVED AND ADOPTED this \_\_\_\_ day of \_\_\_\_\_ 2025.

**Insert NAME OF JURISDICTION**

\_\_\_\_\_  
**MAYOR/PRESIDENT/COUNTY JUDGE**

ATTEST:

\_\_\_\_\_

**Dallas Central Appraisal District Official Ballot**  
Election of Members to the Board of Directors

Below are the candidates for appointment to the two (2) positions on the Board, listed alphabetically. Please indicate your taxing unit's vote(s) by entering the number of votes to the right of the candidate(s) of choice.

| Nominee Name         | Votes |
|----------------------|-------|
| Kevin Carbo, Sr.     |       |
| John Cote            |       |
| Johnnae' Cortez      |       |
| Clyde Hairston       |       |
| Marion Hamilton      |       |
| Carter Holton        |       |
| Pauline Medrano      |       |
| Elishima Myles       |       |
| Larry Offutt         |       |
| William David Palmer |       |
| Cassandra Phillips   |       |
| America Rodriguez    |       |
| Yemi Salau           |       |

Submit this official ballot before December 15, 2025, to Chief Appraiser, Shane Docherty, via email [DcadElections@dcad.org](mailto:DcadElections@dcad.org) and mail a hardcopy to Shane Docherty, Executive Director/Chief Appraiser, 2949 N. Stemmons Fwy., Dallas, Texas 75247.

Please attach this ballot to the resolution passed by your taxing unit authorizing the taxing unit vote.

**Dallas Central Appraisal District 2025 Calculation of Taxing Unit Votes for Board of Directors Per Texas Property Tax Code Section 6.03(d)**

**SUPPLEMENTAL #09-2024 EVR DATED 09/4/2024 FOR TAX YEAR 2024 FOR ALL ENTITIES**

| ENTITY                           | 2024 Taxable Value As of 09-2024 Supplemental | 2024 Tax Rate | 2024 Estimated Taxes Imposed | Taxing Unit Percentage of Total Taxes Imposed | 1,000 Multiplier   | Round      | Multiply by Number of Directors (2) | 2025 Taxing Unit Voting Entitlement | Taxing Unit Percentage of Total Votes (Yellow Highlight ≥ 5%) TPTC 6.03(k-1) |
|----------------------------------|-----------------------------------------------|---------------|------------------------------|-----------------------------------------------|--------------------|------------|-------------------------------------|-------------------------------------|------------------------------------------------------------------------------|
| <b>COUNTYWIDE ENTITIES</b>       |                                               |               |                              |                                               |                    |            |                                     |                                     |                                                                              |
| Dallas County                    | \$416,443,435,417                             | 0.215500      | \$897,435,603                | 10.86226%                                     | 108.62262          | 109        | 218                                 | 218                                 | 11%                                                                          |
| Dallas College                   | 426,915,850,533                               | 0.105595      | \$450,801,792                | 5.45635%                                      | 54.56355           | 55         | 110                                 | 110                                 | 5%                                                                           |
| <b>GRAND TOTAL OF COUNTYWIDE</b> | <b>\$843,359,285,950</b>                      |               | <b>\$1,348,237,396</b>       | <b>16.31862%</b>                              | <b>163.18616</b>   | <b>163</b> | <b>328</b>                          | <b>328</b>                          |                                                                              |
| <b>CITIES</b>                    |                                               |               |                              |                                               |                    |            |                                     |                                     |                                                                              |
| Addison                          | \$6,473,963,723                               | 0.609822      | \$39,479,655                 | 0.47785%                                      | 4.77849            | 5          | 10                                  | 10                                  | 0%                                                                           |
| Balch Springs                    | 2,058,989,412                                 | 0.794629      | \$16,361,327                 | 0.19803%                                      | 1.98032            | 2          | 4                                   | 4                                   | 0%                                                                           |
| Carrollton                       | 10,309,498,743                                | 0.538750      | \$55,542,424                 | 0.67227%                                      | 6.72267            | 7          | 14                                  | 14                                  | 1%                                                                           |
| Cedar Hill                       | 6,537,656,328                                 | 0.636455      | \$41,609,241                 | 0.50362%                                      | 5.03624            | 5          | 10                                  | 10                                  | 0%                                                                           |
| Cockrell Hill                    | 233,643,105                                   | 0.695086      | \$1,624,021                  | 0.01966%                                      | 0.19657            | 0          | 0                                   | 0                                   | 0%                                                                           |
| Combine                          | 27,826,346                                    | 0.350000      | \$97,392                     | 0.00118%                                      | 0.01179            | 0          | 0                                   | 0                                   | 0%                                                                           |
| Coppell                          | 11,461,852,683                                | 0.458632      | \$52,567,724                 | 0.63626%                                      | 6.36262            | 6          | 12                                  | 12                                  | 1%                                                                           |
| Dallas                           | 204,668,252,776                               | 0.704700      | \$1,442,297,177              | 17.45708%                                     | 174.57085          | 175        | 350                                 | 350                                 | 17%                                                                          |
| DeSoto                           | 7,870,705,758                                 | 0.684934      | \$53,909,140                 | 0.65250%                                      | 6.52498            | 7          | 14                                  | 14                                  | 1%                                                                           |
| Duncanville                      | 3,942,984,246                                 | 0.614834      | \$24,242,808                 | 0.29343%                                      | 2.93427            | 3          | 6                                   | 6                                   | 0%                                                                           |
| Farmers Branch                   | 9,979,772,798                                 | 0.543500      | \$54,240,065                 | 0.65650%                                      | 6.56504            | 7          | 14                                  | 14                                  | 1%                                                                           |
| Ferris                           | 31,223,641                                    | 0.534800      | \$166,984                    | 0.00202%                                      | 0.02021            | 0          | 0                                   | 0                                   | 0%                                                                           |
| Garland                          | 26,599,868,293                                | 0.689746      | \$183,471,528                | 2.22068%                                      | 22.20678           | 22         | 44                                  | 44                                  | 2%                                                                           |
| Glenn Heights                    | 986,790,869                                   | 0.565015      | \$5,575,516                  | 0.06748%                                      | 0.67484            | 1          | 2                                   | 2                                   | 0%                                                                           |
| Grand Prairie                    | 14,268,823,626                                | 0.660000      | \$94,174,236                 | 1.13985%                                      | 11.39854           | 11         | 22                                  | 22                                  | 1%                                                                           |
| Grapevine                        | 503,956,111                                   | 0.241165      | \$1,215,366                  | 0.01471%                                      | 0.14710            | 0          | 0                                   | 0                                   | 0%                                                                           |
| Highland Park                    | 9,400,619,935                                 | 0.208550      | \$19,604,993                 | 0.23729%                                      | 2.37292            | 2          | 4                                   | 4                                   | 0%                                                                           |
| Hutchins                         | 1,556,141,852                                 | 0.630082      | \$9,804,970                  | 0.11868%                                      | 1.18676            | 1          | 2                                   | 2                                   | 0%                                                                           |
| Irving                           | 42,014,585,664                                | 0.589100      | \$247,507,924                | 2.99575%                                      | 29.95753           | 30         | 60                                  | 60                                  | 3%                                                                           |
| Lancaster                        | 6,631,932,334                                 | 0.604606      | \$40,097,061                 | 0.48532%                                      | 4.85321            | 5          | 10                                  | 10                                  | 0%                                                                           |
| Lewisville                       | 135,776,953                                   | 0.422435      | \$573,569                    | 0.00694%                                      | 0.06942            | 0          | 0                                   | 0                                   | 0%                                                                           |
| Mesquite                         | 15,186,970,290                                | 0.690000      | \$104,790,095                | 1.26834%                                      | 12.68344           | 13         | 26                                  | 26                                  | 1%                                                                           |
| Ovilla                           | 49,955,648                                    | 0.626213      | \$312,829                    | 0.00379%                                      | 0.03786            | 0          | 0                                   | 0                                   | 0%                                                                           |
| Richardson                       | 15,112,495,539                                | 0.542180      | \$81,936,928                 | 0.99174%                                      | 9.91737            | 10         | 20                                  | 20                                  | 1%                                                                           |
| Rowlett                          | 7,985,870,053                                 | 0.769691      | \$61,466,523                 | 0.74397%                                      | 7.43970            | 7          | 14                                  | 14                                  | 1%                                                                           |
| Sachse                           | 2,933,206,549                                 | 0.650416      | \$19,078,045                 | 0.23091%                                      | 2.30914            | 2          | 4                                   | 4                                   | 0%                                                                           |
| Seagoville                       | 1,454,324,423                                 | 0.710932      | \$10,339,258                 | 0.12514%                                      | 1.25143            | 1          | 2                                   | 2                                   | 0%                                                                           |
| Sunnyvale                        | 2,119,907,156                                 | 0.453000      | \$9,603,179                  | 0.11623%                                      | 1.16234            | 1          | 2                                   | 2                                   | 0%                                                                           |
| University Park                  | 11,695,176,346                                | 0.229964      | \$26,894,695                 | 0.32552%                                      | 3.25524            | 3          | 6                                   | 6                                   | 0%                                                                           |
| Wilmer                           | 2,373,302,778                                 | 0.432143      | \$10,256,062                 | 0.12414%                                      | 1.24136            | 1          | 2                                   | 2                                   | 0%                                                                           |
| Wylie                            | 264,974,797                                   | 0.534301      | \$1,415,763                  | 0.01714%                                      | 0.17136            | 0          | 0                                   | 0                                   | 0%                                                                           |
| <b>GRAND TOTAL OF CITIES</b>     | <b>\$424,871,048,775</b>                      |               | <b>\$2,710,256,498</b>       | <b>32.80404%</b>                              | <b>328.04042</b>   | <b>328</b> | <b>654</b>                          | <b>654</b>                          |                                                                              |
| <b>SCHOOL DISTRICTS</b>          |                                               |               |                              |                                               |                    |            |                                     |                                     |                                                                              |
| Carrollton-FB ISD                | \$27,289,093,397                              | 0.983600      | \$268,415,523                | 3.24881%                                      | 32.48812           | 32         | 64                                  | 64                                  | 3%                                                                           |
| Cedar Hill ISD                   | 6,069,916,206                                 | 1.127900      | \$68,462,585                 | 0.82865%                                      | 8.28648            | 8          | 16                                  | 16                                  | 1%                                                                           |
| Coppell ISD                      | 18,652,862,790                                | 1.002600      | \$187,013,602                | 2.26355%                                      | 22.63550           | 23         | 46                                  | 46                                  | 2%                                                                           |
| Dallas ISD                       | 195,327,449,741                               | 0.997235      | \$1,947,873,693              | 23.57641%                                     | 235.76415          | 236        | 472                                 | 472                                 | 24%                                                                          |
| DeSoto ISD                       | 5,291,507,331                                 | 1.065200      | \$56,365,136                 | 0.68222%                                      | 6.82225            | 7          | 14                                  | 14                                  | 1%                                                                           |
| Duncanville ISD                  | 7,197,014,578                                 | 1.105700      | \$79,577,390                 | 0.96318%                                      | 9.63178            | 10         | 20                                  | 20                                  | 1%                                                                           |
| Ferris ISD                       | 64,238,971                                    | 1.140800      | \$732,838                    | 0.00887%                                      | 0.08870            | 0          | 0                                   | 0                                   | 0%                                                                           |
| Garland ISD                      | 33,132,872,622                                | 1.050900      | \$348,193,358                | 4.21442%                                      | 42.14416           | 42         | 84                                  | 84                                  | 4%                                                                           |
| Grand Prairie ISD                | 13,875,271,518                                | 1.057700      | \$146,758,747                | 1.77632%                                      | 17.76319           | 18         | 36                                  | 36                                  | 2%                                                                           |
| Grapevine-Colleyville ISD        | 511,644,897                                   | 0.923300      | \$4,724,017                  | 0.05718%                                      | 0.57178            | 1          | 2                                   | 2                                   | 0%                                                                           |
| Highland Park ISD                | 23,378,147,635                                | 0.866900      | \$202,665,162                | 2.45299%                                      | 24.52992           | 25         | 50                                  | 50                                  | 2%                                                                           |
| Irving ISD                       | 22,750,859,055                                | 1.015900      | \$231,125,977                | 2.79747%                                      | 27.97472           | 28         | 56                                  | 56                                  | 3%                                                                           |
| Lancaster ISD                    | 6,109,744,509                                 | 1.224400      | \$74,807,712                 | 0.90545%                                      | 9.05448            | 9          | 18                                  | 18                                  | 1%                                                                           |
| Mesquite ISD                     | 15,036,507,363                                | 1.096900      | \$164,935,449                | 1.99632%                                      | 19.96324           | 20         | 40                                  | 40                                  | 2%                                                                           |
| Richardson ISD                   | 35,774,202,646                                | 1.105200      | \$395,376,488                | 4.78551%                                      | 47.85505           | 48         | 96                                  | 96                                  | 5%                                                                           |
| Sunnyvale ISD                    | 2,227,430,907                                 | 1.186900      | \$26,437,377                 | 0.31999%                                      | 3.19989            | 3          | 6                                   | 6                                   | 0%                                                                           |
| <b>GRAND TOTAL OF ISD'S</b>      | <b>\$412,688,764,166</b>                      |               | <b>\$4,203,465,055</b>       | <b>50.87734%</b>                              | <b>508.77341</b>   | <b>509</b> | <b>1,020</b>                        | <b>1,020</b>                        |                                                                              |
| <b>GRAND TOTAL</b>               |                                               |               | <b>\$8,261,958,949</b>       | <b>100.00000%</b>                             | <b>1,000.00000</b> |            | <b>2,002</b>                        | <b>2,002</b>                        | <b>100%</b>                                                                  |

**Per TPTC 6.03 (k-1) TU with 5% or greater:**  
6.03(k-1) This subsection applies only to an appraisal district established in a county with a population of 120,000 or more. The governing body of each taxing unit entitled to cast at least five percent of the total votes must determine its vote by resolution adopted at the first or second open meeting of the governing body that is held after the date the chief appraiser delivers the ballot to the presiding officer of the governing body. The governing body must submit its vote to the chief appraiser not later than the third day following the date the resolution is adopted.

## **Kevin Carbo**

### *Biography of a Servant Leader*

My name is Kevin Carbo. I was born in New York, lived in Puerto Rico and moved to Texas in 1984. I have lived in Texas most of my life and this is home.

I earned a bachelor's degree in finance from Dallas Baptist University and an MBA from the University of Dallas. I was employed at Dallas Love Field as a Manager II and have worked in the banking and insurance industries. My wife, Jossie, and I have two children that were educated through the Mesquite ISD system, and we enjoy our six grandchildren. I currently work for the City of Mesquite.

My involvement with leadership in MISD began in the 1990s as a PTA parent where I ultimately served as first vice-president of the Mesquite Council of PTA's. I have been blessed to participate and lead several programs. For example:

- Current: School Board Trustee for Mesquite ISD since 1996 (29 years)
- 1998 graduate of Leadership TASB – Attained the designation of Master Trustee
- Current: Director of the Texas Association of School Boards BOD (7 years)
- Current: Vice-Chair of the Dallas Central Appraisal District BOD
- Current: Board member of the Mesquite Heart Association (4 years)
- Past-President of NTAASB (2 Years).
- Served on the Risk Management Fund Board for 12 years, including the last five years I served as Chairman of the BOD.
- Served as Chair of the National Hispanic Council (a Council of NSBA, 3 years)
- Sat as a Director on the National School Board Association (NSBA) BOD
- President of a Local Bowling league (13 years)
- Served as Chairman of Circle Ten Tomahawk District for three (3) years
- Coached youth baseball and soccer leagues
- Served my Church as a youth leader
- Keynote speaker at Jr. ROTC banquets and other school functions.
- Keynote speaker for Concilio which is an association that helps school kids, and their parent better understand the rigors of school life and wait awaits after graduation.

I am active in the community by attending and presenting information in forums, town hall meetings and local club meetings.

My passion has always been to help others do better. I love the job I am doing for Texas Public Education, and I firmly believe that the work we do is of the utmost importance to the future of our State and Country.

Thank you for the privilege of your time.

Respectfully,

Kevin Carbó

## Johnnaé Cortez, MSSW

Lancaster Independent School District

School Board Trustee – District 3

[Johnnaecortez@LancasterISD.org](mailto:Johnnaecortez@LancasterISD.org)

469-552-5593



**Johnnaé Cortez** was born in Omaha, Nebraska where she learned at an early age she wanted to help people. At the age of six her family moved to the Great State of Texas where she has made her home. Johnnaé graduated with honors from The High School for Health Professions and later graduated with a double major in Psychology and Social Work from East Texas State University in Commerce, Texas. In December of 2008, Cortez received her Master of Science in Social Work Degree from the University of Texas at Arlington 3 days before giving birth to her now sixteen-year-old son and Lancaster ISD Early College Student.

Johnnaé retired in August of 2025 after 27 years of service with the **Texas Department of Family & Protective Services**. Johnnaé has been a social worker for over 30 years serving our most vulnerable citizens of Texas. Throughout her career with Child Protective Services, she has had the opportunity to use crisis intervention skills and community networking to build better community foundations of support. Johnnaé has worked in the field of investigations as a forensic interviewer, an in-home family service assessor, grant writer, and mediator. She is a Subject Matter Expert in the field of child abuse and neglect, family violence, and crisis intervention. Cortez has received many accolades and awards in the areas of child maltreatment and community social service work, impacting the misfortunate and weak. Johnnae is no stranger to crisis. In 2008, she worked as an investigator in the largest child welfare case in Texas history, Hurricane Katrina, Hurricane Harvey, and most recently the COVID-19 pandemic. Johnnae sees matters from “a different lens” and turns a crisis into opportunities to network with other front-line providers and identify resources for impacted children, families, and other vulnerable populations.

Johnnae is a long-standing member of St. Paul Baptist Church. She is a 32-year member of Delta Sigma Theta Sorority Incorporated. Johnnaé is a pillar in the Lancaster Community without pause. She is a Charter Member of the Lancaster New Centennial Lions Club and the past President of the Lancaster Middle School PTA where she chartered. She serves on the Lancaster ISD Capital Outlay Committee and in 2018 was appointed to the Lancaster ISD School Health Advisory Council after her advocacy in 2017 for Lancaster ISD students receiving a much-needed medical device. She has spent countless hours volunteering within Lancaster ISD and advocating for all students and families. On May 3, 2025, Johnnae Cortez was elected as the Lancaster ISD School Board Trustee for District 3. Johnnaé takes personal interest in preserving and improving the overall quality of Lancaster ISD and will ensure families and the community have a voice (as partners) in ensuring all students receive a quality education.



# CLYDE C. HAIRSTON

## Mayor, City of Lancaster

### EDUCATION

#### DOCTORATE OF RELIGIOUS PHILOSOPHY (PH.D)

TABERNACLE BIBLE COLLEGE  
-TAMPA FL

#### MASTERS OF DIVINITY

TABERNACLE BIBLE COLLEGE  
-TAMPA FL

#### BACHELORS OF ARTS IN BIBLICAL STUDIES AND THEOLOGY

MINNESOTA GRADUATE  
SCHOOL OF THEOLOGY  
-BROOKLYN CENTER, MN

#### CERTIFICATE OF DIPLOMA IN BIBLICAL STUDIES AND THEOLOGY

DAYSPRINGS BIBLE COLLEGE  
INSTITUTE AND SEMINARY  
-TAMPA FL

### CONTACT

Email: [chairston@lancaster-tx.com](mailto:chairston@lancaster-tx.com)  
Phone: (469) 970-4432  
Mailing Address: P.O. Box 940,  
Lancaster, TX 75146

### CAREER HIGHLIGHTS



Mayor Clyde C. Hairston has been a dedicated public servant and influential community leader in Lancaster, Texas, for over 33 years. His commitment to fostering unity and progress began with his appointment to the Human Relations Commission, a citizens' forum established to promote racial harmony within the city.

In a historic move, Mayor Hairston was appointed as Lancaster's first official Chaplain by city council resolution. He subsequently served as the District 5 City Councilmember for 11 years. During his tenure, he was elected by his peers to serve three consecutive terms as Deputy Mayor Pro Tempore. In May 2018, he was elected Mayor and is currently serving his second term, which extends through May 2027.

Mayor Hairston is a Certified Municipal Official (CMO) through the Texas Municipal League Institute (TMLI), having completed comprehensive training in Open Government, the Open Meetings Act, and the Public Information Act. In February 2021, he received additional TMLI certifications, including the Certificate of Recognition and the Certificate of Outstanding Accomplishment.

His extensive civic involvement includes service on the Lancaster Outreach Center Board of Directors and as Senior Chaplain for Dallas County Constable Precinct One from 2007 to 2010. He also led the Lancaster Interdenominational Ministerial Alliance (LIMA) as President for four years and currently serves as its Treasurer. Mayor Hairston is an active board member of the North Central Texas Housing and Finance Corporation (NCTHFC) and a member of the Metroplex Mayors Association.

Throughout his public service career, Mayor Hairston has contributed to numerous city boards and commissions, including the Library Board, Parks and Recreation (4B) Board, Airport Board, Museum Board, and Civic Service Commission. He was instrumental in the development of Meadowcreek Community Park, providing a vital recreational space for families and youth. From 2010 to 2018, he partnered with the Lancaster Independent School District (LISD) to support educational initiatives.

Mayor Hairston actively engages with the community through events such as the My Brother's Keeper Summit, aimed at empowering young men, and the Back to School Red Carpet Day, where he welcomes students at the start of the academic year. He firmly believes in the power of collective effort, often stating, "It's not about me, it's about we."

"It's not about me, it's about we" -**Mayor Clyde C. Hairston**



# CLYDE C. HAIRSTON

## Mayor, City of Lancaster

### EDUCATION

**DOCTORATE OF RELIGIOUS  
PHILOSOPHY (PH.D)**  
TABERNACLE BIBLE COLLEGE  
-TAMPA, FL

**MASTERS OF DIVINITY**  
TABERNACLE BIBLE COLLEGE  
-TAMPA, FL

**BACHELORS OF ARTS IN  
BIBLICAL STUDIES AND  
THEOLOGY**  
MINNESOTA GRADUATE  
SCHOOL OF THEOLOGY  
-BROOKLYN CENTER, MN

**CERTIFICATE OF DIPLOMA IN  
BIBLICAL STUDIES AND  
THEOLOGY**  
DAYSPRINGS BIBLE COLLEGE  
INSTITUTE AND SEMINARY  
-TAMPA, FL

### CONTACT

Email: [chairston@lancaster-tx.com](mailto:chairston@lancaster-tx.com)  
Phone: (469) 970-4432  
Mailing Address: P.O. Box 940,  
Lancaster, TX 75146

### PROFESSIONAL SUMMARY

Mayor of Lancaster, Texas, with 33+ years in local government and community engagement. Certified Municipal Official known for transparent, equitable, and strategic leadership.

### WORK EXPERIENCE

#### ■ JANUARY 1989-PRESENT

##### SENIOR PASTOR

##### MIRACLE TEMPLE FELLOWSHIP CHURCH

- Provide spiritual leadership and administrative oversight to Miracle Temple Fellowship Church, guiding its mission as the body of Christ. Lead in preaching, teaching, sacraments, worship, stewardship, and outreach.

#### ■ SEPTEMBER 2009- JUNE 2017

##### PARTNER IN EDUCATION

##### LANCASTER INDEPENDENT SCHOOL DISTRICT

- Provided assistance to teachers and administrators throughout the district.

#### ■ FEBRUARY 1989-JANUARY 1989

##### MEDIA DELIVERY DRIVER

##### DALLAS COUNTY SCHOOLS, MEDIA DEPARTMENT

- Delivered media materials to area school districts in Dallas County.

#### ■ JANUARY 1988-JANUARY 1989

##### HOUSE SUPERVISOR-COMMUNITY CORRECTIONS PROGRAM VOLUNTEERS OF AMERICA

- Monitored and managed daily operations of the residential program, ensuring compliance with VOA policies and procedures in the absence of senior staff.

#### ■ JANUARY 1983-FEBRUARY 1985

##### VOLUNTEERS OF AMERICA

##### WEEKEND COORDINATOR

- Supervised 12 males with mental challenges, managed daily operations, monitored visits, and oversaw the facility.

### COMMUNITY INVOLVEMENT

2024: Lancaster City Council Mayor, Third Term  
2021: Lancaster City Council Mayor, Second Term  
2018: Lancaster City Council Mayor, First Term  
2006: Lancaster City Council Deputy Mayor Pro Tem, District 5  
2003: Lancaster City Councilmember, District 5





Marion Hamilton, M.H.A./M.B.A., Manager of the Patient Liaison Services Office at UT Southwestern Medical Center Dallas. Ms. Hamilton is a native of Dallas, TX graduate of Business Management Center H.S. She earned her undergraduate degree from East Texas State/Texas A&M-Commerce and graduate degrees; Masters in Healthcare Administration and Masters in Business Administration from the University of Texas Dallas. Hamilton is a life learner and has a passion for children's education. She has been employed at UT Southwestern since 2005, spending the majority of her time in Clinical Affairs/President's Office and Ambulatory Administration. Throughout her tenure she has strived to excel in her career by participating in various programs/organizations such as Aspiring Leaders, AAE-BRG, and completed a dual Master's program offered by UTSW through UT Dallas. She was elected by colleagues to serve on the UTSW Employee Advisory Council (EAC) from 2018-2020 and continues to volunteer as an alumnus in various events held at the University.

Ms. Hamilton is charged with creating processes, policy implementation, oversight and developing/maintaining an annual budget for the Patient Liaison Services Office, which serves to facilitate patient access to health care specialists. Daily, she oversees/manages the work of departmental employees ensuring that patient's needs are being met. She accurately monitors fiscal and administrative tasks to ensure efficient and effective daily operations.

Currently, Ms. Hamilton serves as the Lancaster Independent School District Board President. She was elected May 2009 and has held all officer positions (President, Vice President, 2<sup>nd</sup> Vice President, Secretary) multiple times. Ms. Hamilton enjoys sharing her time and knowledge with the students, staff and the community that she resides in to ensure all needs are met academically and financially. Oversight, leadership and operations are her greatest strengths due to her professional career experiences.

Ms. Hamilton is a proud mother of two wonderful adult children Kerinthia Hamilton, MBA graduate of Lamar University and Jeremiah Solomon, BS graduate of Prairie View A&M University. Marion enjoys cooking, reading, traveling, and spending time with family and friends.

# Meet the Treasurer

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## Meet the Treasurer

### Records Building

(<https://www.google.com/maps/place/500+Elm+St,+Dallas,+TX+75202/@32.7794862,-96.8098036,17z/data=!3m1!4b1!4m5!3m4!1s0x864e99167723a7e5:0x8c910ae1424388d3!8m2!4s96.8076096>) - 500 Elm Street, Suite 4400, Dallas, TX 75202  
(214) 653-7321 • Fax: (214) 653-7705 • 8:00 A.M. - 4:30 P.M., Monday - Friday

*Se Habla Español*



**Pauline Medrano** was re-elected Dallas County Treasurer in November 2018, and sworn into office on January 1, 2019. Ms. Medrano has been the Dallas County Treasurer since January 1, 2015. Ms. Medrano brings over 10 years of administrative experience in State and Federal government and 10 years in corporate management.

Pauline Medrano was elected to the Dallas City Council in June of 2005, and re-elected in 2007, 2009, 2011. Ms. Medrano served as Deputy Mayor Pro Tem from 2009-2011 and as Mayor Pro Tem from 2011-2013.

While on the city council Ms. Medrano served as Chair of the Public Safety Committee, Vice Chair Dallas Conventions & Visitors Bureau, Vice Chair of the Quality of Life Committee, Transportation Committee, Housing Committee, Dallas Downtown Inc. and Chaired several Ad HOC committees.

Pauline Medrano was appointed as Vice Chair of the US Census 2010 Advisory Committee by former US Secretary of Commerce, Gary Locke and currently serves as Vice Chair of the City of Dallas Complete Count Committee appointed by the Mayor.

Ms. Medrano is the past President of the National Association of Latino Elected and Appointed Officials (NALEO).

Pauline Medrano is a Dallas County native, raised in the Oak Lawn area of Dallas, and a graduate of Skyline High School. Ms. Medrano earned a Bachelor of Arts degree in Political Science from the University of Texas at Arlington. She is a member of the Oak Cliff Lions Club and the Esperanza "Hope" Medrano elementary school Board of Friends. In addition, Ms. Medrano serves on the Board of Directors for Annie's Place. She also serves on the National Association of County Officials (NACo) Deferred Compensation and Retirement advisory Committee.

Active in the community, Ms. Medrano has had a life of service and continues down that path as County Treasurer.

As County Treasurer, Pauline Medrano Chairs the County Financial Review Committee, serves on the County Bail Bond Board, and on the Employee Benefits Committee. She is a member of the County Investment Academy with the Texas Association of Counties, and the County Treasurers Association of Texas. She was elected and sworn in as the 1st Vice President of the County Treasurers Association of Texas on September 20, 2023.

The County Treasurer's Office serves as the chief custodian of county finances; responsible for receiving and accounting for all county funds in the county depository bank and paying, applying or disbursing all county funds in such a manner as directed by Commissioners Court and in conformance with law.

Ms. Medrano is committed to the highest level of customer service, transparency, efficiency and accountability to our county government.

## **Elishima Myles' Bio**

**Elishima Myles, MBA, CCT, aPHR | Balch Springs, Texas**

**Workforce Development Leader | Strategic Program Director | Community Advocate**

Elishima Myles is a results-driven and strategically focused professional with over two decades of leadership experience spanning from higher education, government, corporate finance, and workforce development. She currently serves as Workforce Development and Apprenticeship Project Coordinator Relationship Management at Dallas College, where she manages grant-funded initiatives, fosters employer partnerships, and aligns workforce programs with regional economic needs.

Her prior roles include Program Director for Workforce Development and Continuing Education at Dallas College, Talent and Development Specialist at TBK Bank, and Assistant Vice President at J.P. Morgan Chase. Across each role, she has demonstrated a consistent ability to drive operational efficiency, manage multimillion-dollar accounts, and enhance community engagement through innovative workforce solutions.

Elishima holds a Master of Business Administration from Texas A&M University-Commerce and a Bachelor of Science in Business Administration from the University of Southwestern Louisiana. She is also a commissioned Texas Notary Public and certified as an Associate Professional in Human Resources (aPHR), and Contract Training.

In addition to her professional work, Elishima is an active civic leader. She serves as a City Councilmember for the city of Balch Springs, TX, and holds board positions with the Inland Port of Dallas County Local Government Corporation, Leadership Southwest, and Building Better Bridges. Her commitment to community development, economic empowerment, and lifelong learning underscores her dedication to creating lasting impact across sectors.

Larry Offutt

6038 Bryan Parkway

Dallas, Texas 75206

My extensive experience in real estate, business ownership, leadership positions in multinational publicly-traded companies makes me highly qualified to serve on the Dallas Central Appraisal District Board.

### **1. Real Estate Expertise**

- As an owner of both single-family and multifamily housing, I have practical, firsthand knowledge of property values, market trends, and the complexities of real estate transactions. This insight is invaluable when it comes to understanding how properties should be fairly appraised and taxed.

### **2. Understanding of Property Management**

- Managing both single and multifamily properties requires knowledge of maintenance, investment strategies, tenant relations, and compliance with city, county and state property regulations. This background can help me to advocate for fair property tax assessments that reflect the realities of ownership and management.

### **3. Business Acumen**

- Owning and operating both independent and publicly owned businesses gives me critical experience in financial management, budgeting, and strategic decision-making. These skills are directly transferable to overseeing the operations of the appraisal district, including approving budgets and ensuring fiscal responsibility.

### **4. Familiarity with Public and Private Sectors**

- My experience in both independent and publicly owned businesses provides me with a unique perspective on public service, accountability, and transparency, which are essential qualities for someone serving on a public board.

### **5. Stakeholder Perspective**

- As a property owner and business operator, I represent a broad spectrum of the community impacted by property appraisals. I understand the implications of property taxes on individual homeowners and business owners alike, which allows

me to advocate for fair, balanced policies that benefit both groups and the realities of governmental entities.

## **6. Commitment to Public Service**

- Serving on the DCAD Board involves ensuring fairness in the appraisal process, which affects tens of thousands of property owners. My business and real estate experience demonstrate a capacity for leadership, making me an ideal candidate to contribute to the community through the board.

My combined experience in real estate, business ownership and governmental affairs positions me to bring valuable insights and a balanced perspective to the DCAD Board and the citizens it serves.

### **Community and Volunteer**

Dallas City Commissioner appointed by Dallas City Council- Landmark Commission Oct 2021 - Present

Founding Member - Remember Black Dallas -Jan 2019 - Present · Civil Rights and Social Action

City of Dallas Emergency Management (FEMA) Dec 2016 - Present

Founder & Member - Historic Preservation League (now Preservation Dallas)

Member- Supporter – Dallas NAACP

Founder & Member - Swiss Ave Historic District

Founding and Current Member – Friends of Aldredge House Museum

Dallas County Park Board

Member - Supporter - The Southern Poverty Law Center

Member-Supporter – National Council of Jewish Women Dallas

## **WM. DAVID PALMER**

(214) 557-8406 david.palmer1@verizon.net

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### **Chief Executive, General Counsel, Manufacturing and Distribution**

#### **EXECUTIVE PROFILE**

Visionary executive and strategic leader with a distinguished record of driving business growth, operational excellence, and regulatory compliance. Proven ability to build and scale companies. Lead high-performing teams and optimize manufacturing and logistics operations. Expertise spans manufacturing and distribution operations, financial management, cost accounting, legal and regulatory frameworks, and executive decision-making. Recognized for fostering a culture of integrity, innovation, and continuous improvement.

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#### **PROFESSIONAL EXPERIENCE**

##### **Systems and Operations Consultant**

**KEARNEY TRAILERS, LLC** – Emory, TX

05/25 – Current

- Provide consulting in updating and refining ERP information systems and accounting practices for manufacturing utility trailers
- Provide organizational behavior consulting
- Improve data for management decision-making

##### **President | Shareholder | Director**

**PREMARK HEALTH SCIENCE, INC.** – Irving, TX

03/07 – 02/25

##### **Business Leadership & Growth**

- Founded and led contract manufacturing firm specializing in food, dietary supplement, and personal care cosmetic products.
- Expanded operations from 13,000 sq. ft. facility with 6 employees to a 74,815 square-foot state-of-the-art manufacturing plant with 54 employees.
- Diversified services from a flexible packaging tolling operation to full turn-key production and packaging of powders, capsules and liquids in both flexible and rigid packaging.
- Spearheaded technology upgrades from QuickBooks to QuickBooks Enterprise Manufacturing to NetSuite ERP for enhanced operational efficiency.
- Established and maintained a culture of compassion, quality, safety, and integrity, prioritizing employee development and business growth.
- Recognized in both the **Dallas 100** and **Aggie 100** in 2012.

##### **Regulatory Compliance Excellence**

- Maintained FDA registration as a Food, Cosmetic, and OTC Drug Manufacturer; and registrations with the Texas Department of State Health Services (TDSHS) as a Food, Drug, and Consumable Hemp Products Manufacturer.
- Implemented the newly adopted cGMP's (21 CFR 121) under the Dietary Supplement and Health Education Act (DSHEA) for Dietary Supplements beginning in 2009, and under the Food Safety Modernization Act (FSMA) for Food (21 CFR 117) in 2015.
- Led the company with commitment and dedicated hard work, to earn **NSF** certification for dietary supplement production and **SQF Quality/Level 3** certification for food manufacturing, both industry gold standards.

- Certified USDA Organic, Gluten Free (GFCO), Kosher and Halal. EU Dairy Certified and registered with Health Canada. All these registrations, certifications and company abilities can be viewed on the company's website [www.premarkhs.com](http://www.premarkhs.com).

#### **Consultant**

**STRATEGIC SOLUTIONS** – Irving, TX

01/06 – 02/07

- Provided expert consulting in manufacturing and legal/regulatory compliance for companies in the nutritional and personal care industries.

#### **President | Chief Operating Officer | Director**

**PROGRESSIVE LABORATORIES, INC.** – Irving, TX

10/94 – 08/05

- Led operations, legal and regulatory affairs for a privately-owned, branded Practitioner line of dietary supplements, and began contract manufacturing of dietary supplements.
- Developed and implemented employee-focused training programs fostering a positive, high-performance culture contributing to consistent growth, averaging 14% annual revenue growth.
- Successfully navigated the new and complex regulatory landscape following Congressional passage of DSHEA in 1994, positioning the company for long-term compliance and success.

#### **Legal & Accounting Career**

- **Sole Practitioner, LAW OFFICE OF WM. DAVID PALMER** – Dallas, TX 04/90 – 10/94
- **Associate Attorney, RAY E. GREEN & ASSOCIATES, P.C.** – Dallas, TX 01/88 – 04/90
- **Associate Attorney/Law Clerk, NIELSEN & COMPANY, P.C.** – Dallas, TX 08/86 – 01/88
- **Senior Tax Accountant / Senior Auditor / Accounting Clerk, KRAFT FOODS COMPANY, INC.**  
Garland TX and Chicago, IL 09/76 – 07/86

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#### **EDUCATION**

**Southern Methodist University**, Dallas, TX

Master of Business Administration (Executive MBA Program)

May 2004

- Beta Gamma Sigma National Honorary Business Fraternity

**DePaul University College of Law**, Chicago, IL

Juris Doctor

January 1987

**Southern Methodist University**, Dallas, TX

Bachelor of Business Administration, Cum Laude

May 1982

- Major: Accounting
- Beta Alpha Psi National Honorary Accounting Fraternity
- Minor: Political Science

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#### **PROFESSIONAL MEMBERSHIPS**

- Member, State Bar of Texas (15435950) 1987 - Present

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#### **COMMUNITY SERVICE & LEADERSHIP**

- **Director**, Greater Irving – Las Colinas Chamber of Commerce 2001-2007
- **Director**, Irving Sister Cities 2012-2024
- **Commissioner**, City of Irving, Planning and Zoning Commission 2005-2012
- **Board Member**, City of Irving Tax Increment Investment Zone (TIF) No. 1 2012-2015
- **Councilman**, City of Irving, Place 8 At-Large 2015-2021

- Chaired the Planning and Development Committee, co-chaired the Boards and Commissions Appointments Committee
- Served on the Audit and Finance Committee, and the Transportation and Natural Resources Committee
- Acted as Council liaison to the National League of Cities and to the Irving Youth Council

**PERSONAL:**

Born May 25, 1958, at Methodist Hospital, Dallas TX. Married to Allyson since January 1983 and active in Boy Scouts with our three sons who are all Eagle Scouts. Friends of Scouting Chairman, Western Star District, 2005, 2006 and 2007.

Resume of:



### **Cassandra Phillips | REALTOR® | Leader | Advocate for Community and Education**

With over two decades of experience in real estate and community leadership, **Cassandra Phillips** has built a career grounded in service, integrity, and a genuine passion for helping others. Licensed as a REALTOR® since 2001, she has held numerous influential roles within both the industry and her community—each reflecting her dedication to excellence and advocacy. Cassandra founded **Phillips Price Realty, Inc. (2005)** a firm built on integrity, service, and results — now proudly celebrating 20 years of helping clients achieve their real estate dreams. Her influence extends well beyond real estate.

Her leadership journey includes serving as a **Director for the Duncanville Chamber of Commerce (2006)**, Named **REALTOR® of the Year - SW Dallas Chapter of Women's Council of REALTORS (2006)**, **President of Bilhartz Elementary PTA (2008)**, and she twice served as **President of the Women's Council of Realtors®, Southwest Dallas Chapter (2008 & 2011)** and is a proud **Graduate of the Texas Realtors® Leadership Academy (Class of 2010)** she continues to elevate industry standards through service and example.

Her commitment to fair and equitable representation extends beyond real estate. As a past member of the **Board of Directors for the Dallas Central Appraisal District**, she played a key role in ensuring transparency and accuracy in property valuations. Elected to the **Duncanville ISD School Board in 2017- present**, Cassandra served as **Board President in 2020**, she remains deeply involved in shaping the educational future of her community.

#### **Fun Facts:**

She's an early riser and devoted **morning person**, a loyal **Apple user**, and a proud **mother of four** and **grandmother of three**, including the proud mom of a former professional football player. She doesn't drink soda, but she's full of energy—fueled by faith and a love for life. When she's not serving clients or her community, you'll find her **hiking, cycling, roller skating, walking, traveling or spending time with family**. Above all, she loves God and her family and believes in living a life of service, purpose, and gratitude.

## America Rodriguez

101 Crockett Drive  
Hutchins, TX 75141

214-301-1260  
americarodriguez954@gmail.com

### EDUCATION

**Texas A&M University**, College Station, Texas December 2022  
Bachelor of Science in Agriculture Economics with a concentration in Finance and Real Estate  
Cum Laude Honors

**Envestnet Institute on Campus program** Coursework completed in Spring 2021

- Broad-based training in asset and wealth management with an emphasis on managed solutions
- Learned the essential language of investment management and its ever-changing products and technologies

### EXPERIENCE

**City of Hutchins Council Member** May 2025 – Present  
*Elected Official*

- Create local laws to improve residents' quality of life and economic development in the city.
- Communicate with residents and city employees on city necessities and community projects.
- Approve budgets and oversee that city departments and services are effective and efficient.

**BR Master Construction** Dallas, TX November 2022 – Present  
*Operations Manager*

- Oversee administrative and labor operations, day-to-day and quarterly necessities.
- Coordinate systems to effectively improve business processes.
- Manage training and compliance programs.

**BR Master Construction** Dallas, TX December 2018 – November 2022  
*Executive Assistant*

- Coordinate schedules and communication between associates.
- Collect and develop reports for end of week and fiscal quarters, plus end-of-year earnings.
- Compute and coordinate weekly payroll and payroll projects.

### ACTIVITIES

**Keep Hutchins Beautiful Board** August 2023 - Present  
*VP- Chair*

- Create initiatives that beautify our city through hands-on projects and community outreach.
- Coordinate communication and processes to effectively complete programming.
- Work with national and local organizations to achieve beautification efforts.

**Alpha Zeta** Fall 2020 – Spring 2022  
*VP- Development / Censor*

- Contact potential guest speakers and coordinate community outreach in the ag community.
- Coordinate with local committees and report at the national level.

### SKILLS

- Can read, write, and speak proficient Spanish
- Advanced knowledge of QuickBooks and Canva
- Familiar with Microsoft Word and Microsoft Excel

**Yemi Salau** brings 15 years of rich experience in SAP and Project Management. Throughout this career, he has held key roles at renowned organizations, including IBM, Accenture, Verizon, CSC, Deluxe, General Dynamics, and PepsiCo. He has led significant projects for major clients, contributing to federal initiatives like the Logistics Modernization Program (LMP) and the US Navy Supply Command (NAVSUP), as well as being involved in Verizon's 5G rollout.

In 2023, Yemi was elected as a Council member for place 7 in Balch Springs. He earned his Bachelor of Science degree in Electrical Engineering from Farmingdale State University.

Beyond his professional pursuits, Yemi is actively engaged in community volunteering and enjoys traveling with his family. He is also a passionate reader, making time for literature whenever he can.