

2018 Bond Planning Committee

April 2, 2018

- Financial Capacity & Impact Scenarios
- Demographic Report



Birdville ISD Mission ...

- The mission of BISD is to ensure that all students position themselves to excel with integrity in an ever-changing global society through innovative and responsive learning environments.



Your Birdville ISD Superintendent ...



Dr. Darrell G. Brown



Outcomes for tonight ...

- Aligned work group; cohesive owners of the 2018 Bond Planning Committee work
- Direction from Board of Trustees
- Process & Review: New Construction; Existing Facilities; Technology; Safety & Security
- Demographic Report
- Individual Bond Construction Instructions
- Contingency Fund Strategy
- Overview of Subsequent Meetings
- Financial Capacity & Impact Scenarios



BISD Bond Planning Committee

Ground Rules ...

- One conversation at a time; no sidebar talk.
- Honor the time contract
- Stay on topic and on task
- Share ideas freely; no “duck shooting.”
- Listen to understand; respect and honor others’ input.
- Think holistically; sublimate personal agendas; consider the whole District.
- Be kind
- Be honest
- Be relentless in pursuing consensus
- HAVE FUN!
- Silence electronic devices
- Share the conversation—at tables and in large group.



Housekeeping ...

- All presented materials & information will be distributed to you as handouts and on the Birdville ISD website at birdvilleschools.net/BPC2018 .
- Because of time constraints, no breaks have been scheduled, so please take plumbing or motion breaks as needed. Restrooms are outside the doors to your right.
- Ask any questions. **Unanswered questions or frequently asked questions and answers will be posted on the Birdville ISD website at birdvilleschools.net/BPC2018.**
- A committee roster is under the Committee Members tab in your binder. If your information is incorrect, please write the correct information on the Sign-In sheet at the back of the room. **Your attendance at every meeting** will help yield optimum results for this Committee and this community.
- Those who miss three consecutive meetings will not receive further meeting notifications.
- Catch-up work and gathering information from missed meetings is the responsibility of the Committee member. Because of the amount and complex/sequential nature of the presentations, no Committee time will be allotted to remediating individuals at tables.



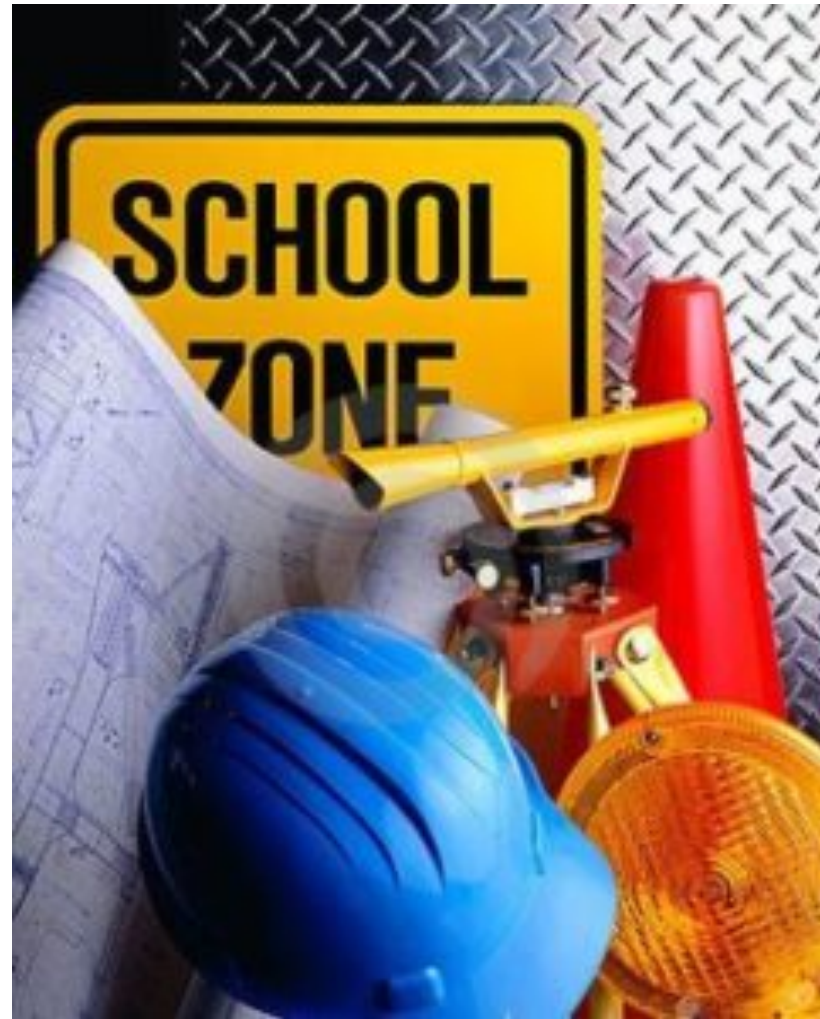
New Construction ... A Review



Irene Nigaglioni
Architect



Review New Construction



Long-Range Facilities Master Plan: Priority Definitions

- **Priority 1A : Needed replacements of equipment & systems (0–3 years); programmatic or campus needs that limit learning potential**
- **Priority 1B: Critical replacements of equipment & systems (3–5 years); critical programmatic or campus needs**
- **Priority 2A: Replacements of equipment & systems (5–8 years); programmatic or campus needs**
- **Priority 2B: Replacements of equipment & systems (8–10 years); programmatic or campus needs**

Considerations for New Construction/ Replacements/Additions



POSSIBLE SCHOOL REPLACEMENTS PRIORITY 1 SCHOOLS

School Name	Total P1 & P2	Benchmark FCI	Building Age
Haltom MS	\$32,475,012.78	59.67%	61
Smithfield ES	\$12,865,404.87	50.69%	63
Richland MS	\$20,907,533.59	38.42%	61
Smith ES	\$8,508,306.25	33.52%	63
Cheney ES	\$7,349,808.87	28.96%	64
Francisco ES	\$7,252,608.74	28.58%	58
Richland ES	\$6,594,159.22	25.98%	64

Considerations for New Construction/ Replacements/Additions: Priority 1A Schools

POSSIBLE SCHOOL REPLACEMENTS

PRIORITY 1A SCHOOLS

School Name	Total P1 & P2	Total Cost including all Needs	New Replacement School Cost
Haltom MS	\$32,475,012.78	\$52,911,012.70	\$60,733,701.00
Smithfield ES	\$12,865,404.87	\$23,365,552.60	\$28,165,000.60
Richland MS	\$20,907,533.59	\$42,220,237.90	\$56,382,979.02

Considerations for New Construction/ Replacements/Additions: Priority 1B Schools



POSSIBLE SCHOOL REPLACEMENTS PRIORITY 1B SCHOOLS

School Name	Total P1 & P2	Total Cost including all Needs	New Replacement School Cost
Smith ES	\$8,508,306.25	\$23,550,165.10	\$31,051,913.00
Cheney ES	\$7,349,808.87	\$21,364,372.27	\$31,846,263.75
Francisco ES	\$7,252,608.74	\$21,217,300.44	\$31,051,913.00
Richland ES	\$6,594,159.22	\$18,388,200.57	\$34,536,065.00

Considerations for New Construction/ Replacements/Additions

OTHER CONSIDERATIONS



Considerations for New Construction/ Replacements/Additions: Other

OTHER CONSIDERATIONS



**Construction
Cost: \$31,051,913***

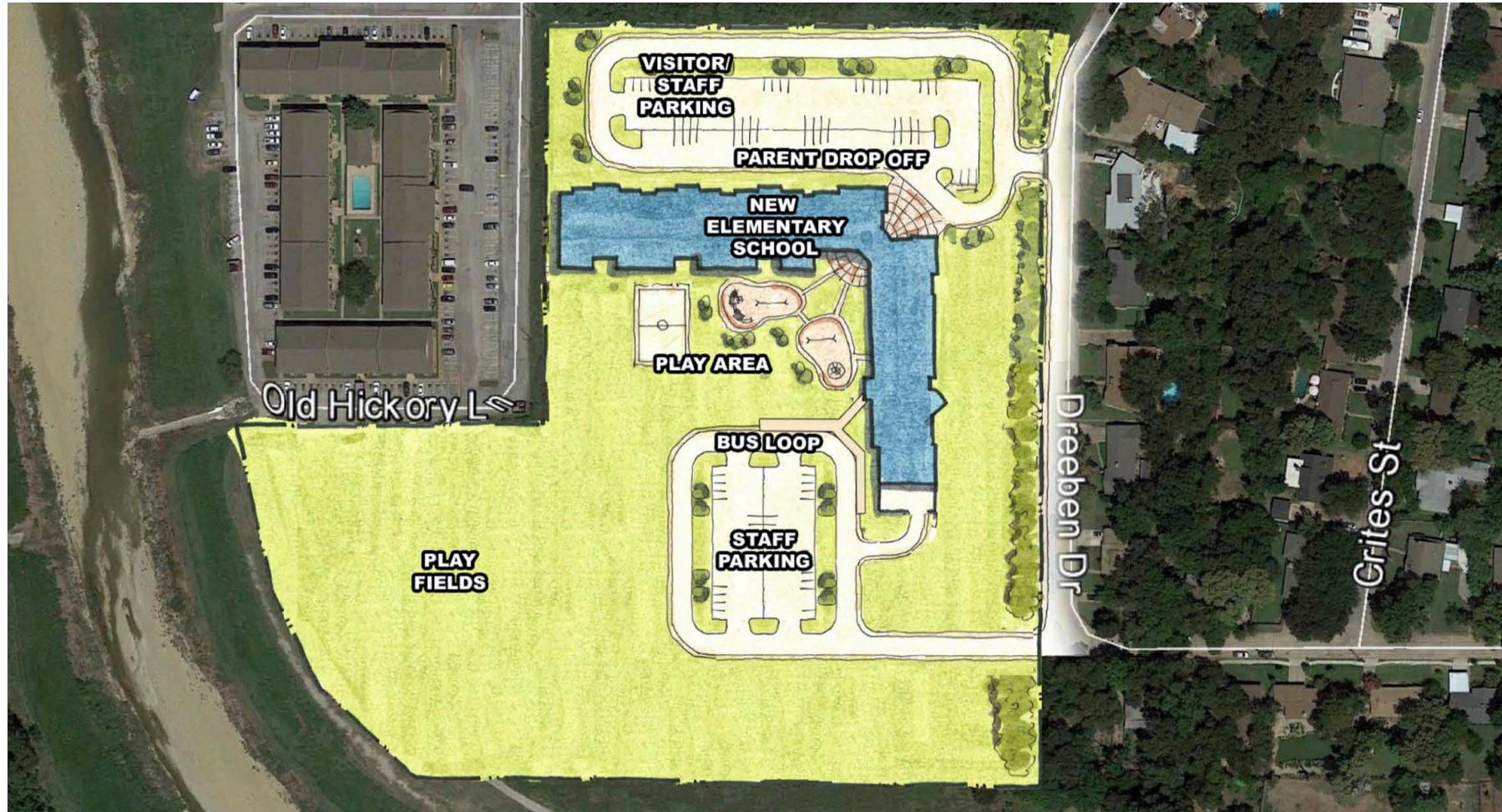
Considerations for New Construction/ Replacements/Additions: Other 2

OTHER CONSIDERATIONS

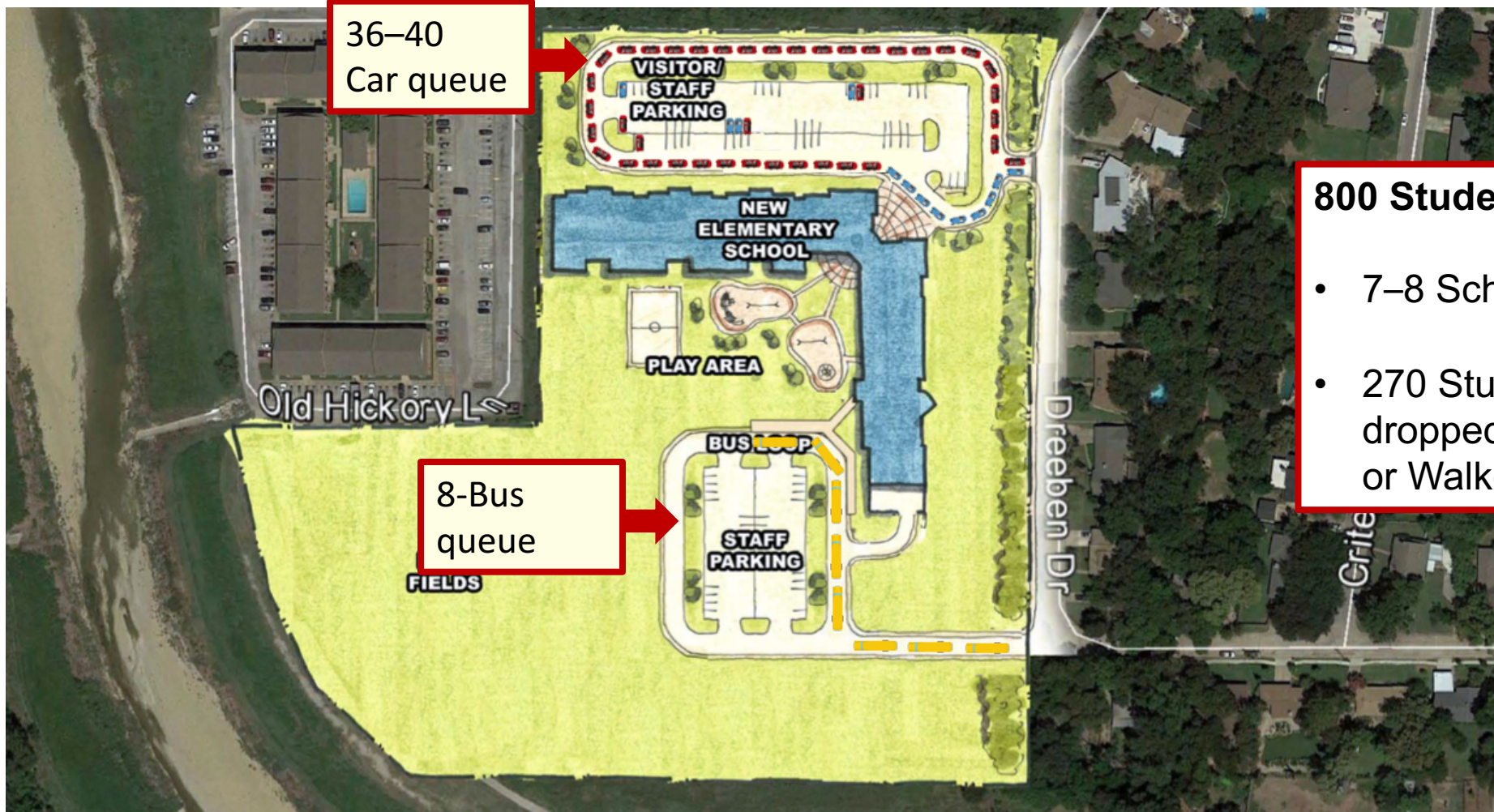


Considerations for New Construction/ Replacements/Additions: Other 3

OTHER CONSIDERATIONS



Considerations for New Construction/ Replacements/Additions: Other 4



800 Student Capacity

- 7-8 School Buses
- 270 Students dropped off by Parent or Walker

Review Existing Facilities



Long-Range Facilities Master Plan: Priority Definitions 1A, 1B, 2A, 2B

- **Priority 1A : Needed replacements of equipment & systems (0–3 years); programmatic or campus needs that limit learning potential**
- **Priority 1B: Critical replacements of equipment & systems (3–5 years); critical programmatic or campus needs**
- **Priority 2A: Replacements of equipment & systems (5–8 years); programmatic or campus needs**
- **Priority 2B: Replacements of equipment & systems (8–10 years); programmatic or campus needs**

Long-Range Facilities Master Plan: Systems Improvements

ITEM	PRIORITY 1A	PRIORITY 2A	PRIORITY 2B	TOTALS
HVAC/ROOFS	\$18,000,000	\$64,728,990	\$12,513,677	\$95,242,666
ATHLETICS & PE	\$ 9,922,500			\$ 9,922,500
FINE ARTS	\$ 2,268,035			\$ 2,268,035
TEACHING & LEARNING	\$ 1,000,000			\$ 1,000,000
ARCH/CIVIL/PLUMBING			\$ 4,483,850	\$ 4,483,850
ELECTRICAL/FIRE ALARM		\$5,683,753	\$ 8,694,670	\$14,378,313
TOTAL	\$31,190,535	\$70,412,743	\$25,692,197	\$127,295,364

Long-Range Facilities Master Plan – Existing Facility Needs

SHANNON HIGH SCHOOL

PRIORITY 1s	\$ 8,455,758.20
PRIORITY 2s	\$ 6,089,190.00
PRIORITY 3s	\$ <u>1,736,315.88</u>
	\$16,281,264.08
FCI	80.16%*

*Based on P1s & P2s only, and a 45,000 SF replacement building

Long-Range Facilities Master Plan – Existing Facility Needs: Shannon High School

SHANNON HIGH SCHOOL REPLACEMENT

Shannon High School Replacement
Estimate of Probable Costs

1. Construction Cost		\$13,850,000.00
Building Cost: 45,000 SF @ \$300.00/SF		\$13,500,000.00
Abatement Costs		\$ 350,000.00
2. AE Fees		\$ 831,000.00
3. FF&E @ 20%		\$ 2,770,000.00
4. Inflation @ 5%		\$ 692,500.00
5. Land		\$ 1,000,000.00
	TOTAL	\$19,143,500.00

Technology Needs ... A Review



Dave Lambson

**Director of
Technical Services**



Priority 1A: Safety & Security

- Replace obsolete intercoms – \$5,509,296*
 - Substantially improves functionality and safety



* Cost will decrease based on school rebuilds



Priority 1A: Infrastructure, Servers, and Storage – \$6,281,100

- Infrastructure:
 - Audio/Video
- Server and Storage Replacement Cycle:
 - 100+ physical servers
 - 230+ virtual servers
 - Cyber security
 - 2.17 million GB of storage (2.17 Petabytes)



Deploying Campus Devices

Every campus is on a device refresh cycle



2019
7 Schools



2020
7 Schools



2021
7 Schools



2022
6 Schools



2023
6 Schools



Priority 1A: Refresh Current Technology Standards – \$22,000,000

- Five to six student devices per classroom (class sizes 18 to 36)
- Laptops for teachers
- Checkout carts/labs/library devices
- Projectors/large format displays
- Printers
- Document cameras



Priority 2A: **Expansion** of Technology Standards – \$7,000,000

- **Increase to half-class sets** of student devices per classroom



Summary

ITEM	Category	Priority	Amount
Intercom systems	Safety & Security	1A	\$ 5,509,296*
Infrastructure, servers, and storage	Technology	1A	\$ 6,281,100
Campus devices	Technology	1A	\$ 22,000,000
Expansion for half-class sets of devices	Technology	2A	\$ 7,000,000

* Cost will decrease based on rebuilds



Safety & Security ... A Review



Conan Mathson
Senior Officer
Design & Construction



2018 Bond Safety/Security Improvements

- Priority 1 Secured Entry Vestibules at the following schools:

Haltom MS (PR)	\$ 54,068	North Oaks MS	\$ 54,068
North Ridge MS	\$ 54,068	Richland MS (PR)	\$ 54,068
Smithfield MS	\$168,000	Watauga MS	\$104,068
Academy at C.F. Thomas	\$324,411	Foster Village ES	\$ 54,068
Francisco ES (PR)	\$ 54,068	Green Valley ES	\$324,411
Hardeman ES	\$ 54,068	Holiday Heights ES	\$ 61,903
Mullendore ES	\$ 54,068	North Ridge ES	\$324,411
Porter ES	\$ 54,068	Smith ES (PR)	\$ 54,068
Smithfield ES (PR)	\$ 54,068	Spicer ES	\$324,411
Snow Heights ES	\$ 62,098		

GRAND TOTAL: \$2,288,465

(PR) denotes potential replacement schools



What Is Our Strategy for a Contingency Fund?



Katie Bowman, CPA
Associate Superintendent for Finance



Committee's Questions, Comments and Feedback Regarding a Contingency Fund ...



What Is Our Financial Capacity & Tax Impact of Scenarios? ...



Katie Bowman, CPA
Associate Superintendent for Finance



Bill Gumbert
**District Financial Advisor,
BOK Financial**





Review of Current Debt Position and Preliminary Bond Capacity Analysis

Monday, April 2, 2018



- Generally Speaking:

School District Revenues/Expenditures

= Quality of Education

= Quality of Community

**= Home Values and
Economic Development**



School Districts Are “Economic Drivers”

- Birdville Independent School District (the “District” or “BISD”) is the largest employer in the cities of Haltom City, Richland Hills and Watauga.
- Birdville ISD is the third largest employer in the City of North Richland Hills.
- The capital expenditures within Birdville ISD’s bond programs generate ancillary economic benefit.

Summary of Projected Economic and Fiscal Impact of Capital Spending – \$163,200,000 November 4, 2014 Bond Election – Completed by Terry L. Clower, Ph.D.

Description	Impact
Economic Activity	\$ 312,994,000
Labor Income (salaries, wages, benefits)	120,857,000
Total State and Local Tax (includes fees)	10,929,000
Employment (person years of employment)*	2,476

*A person year of employment is one job lasting for one year.



Where Do the District's Local Revenues Come From?

- ❑ The District's local tax revenues for maintenance & operations purposes and for the repayment of voter-approved bonds are governed by the Texas Education Code – established by the Texas Legislature.

- ❑ Each year, the District sets two (2) separate tax rates:
 - **Maintenance and Operations (“M&O”) Tax Rate:** Funds the “day to day” operational expenses of the District, including instructional programs, teacher salaries, instructional supplies, security, student transportation, extracurricular activities, utilities, facility maintenance, etc.

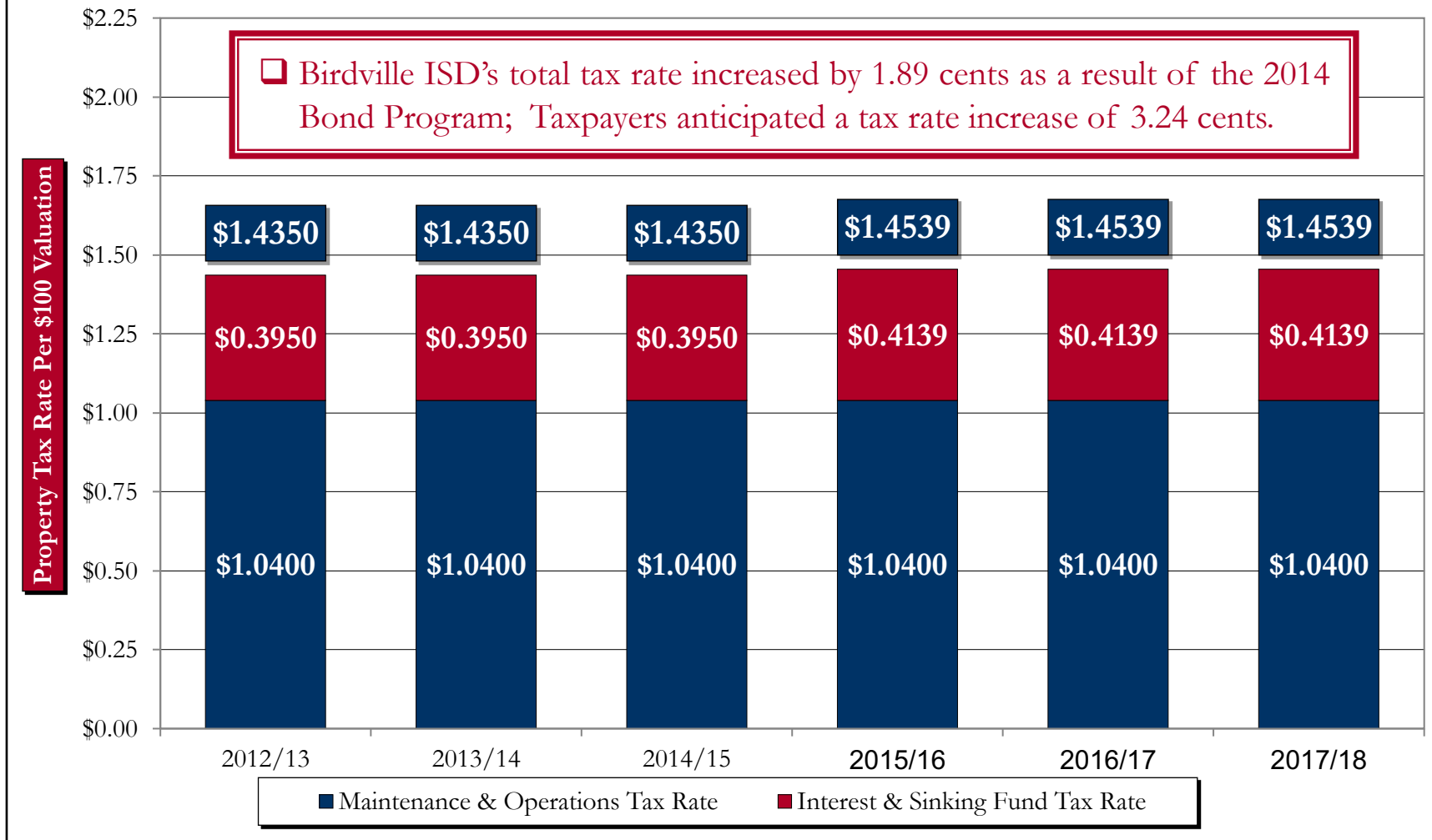
 - **Debt Service Tax Rate (Interest & Sinking (“I&S”) Tax Rate):** Funds the principal and interest on bonds approved by voters for capital improvements.

- ❑ The Tarrant Appraisal District is responsible for independently establishing Birdville ISD's certified home values on an annual basis.



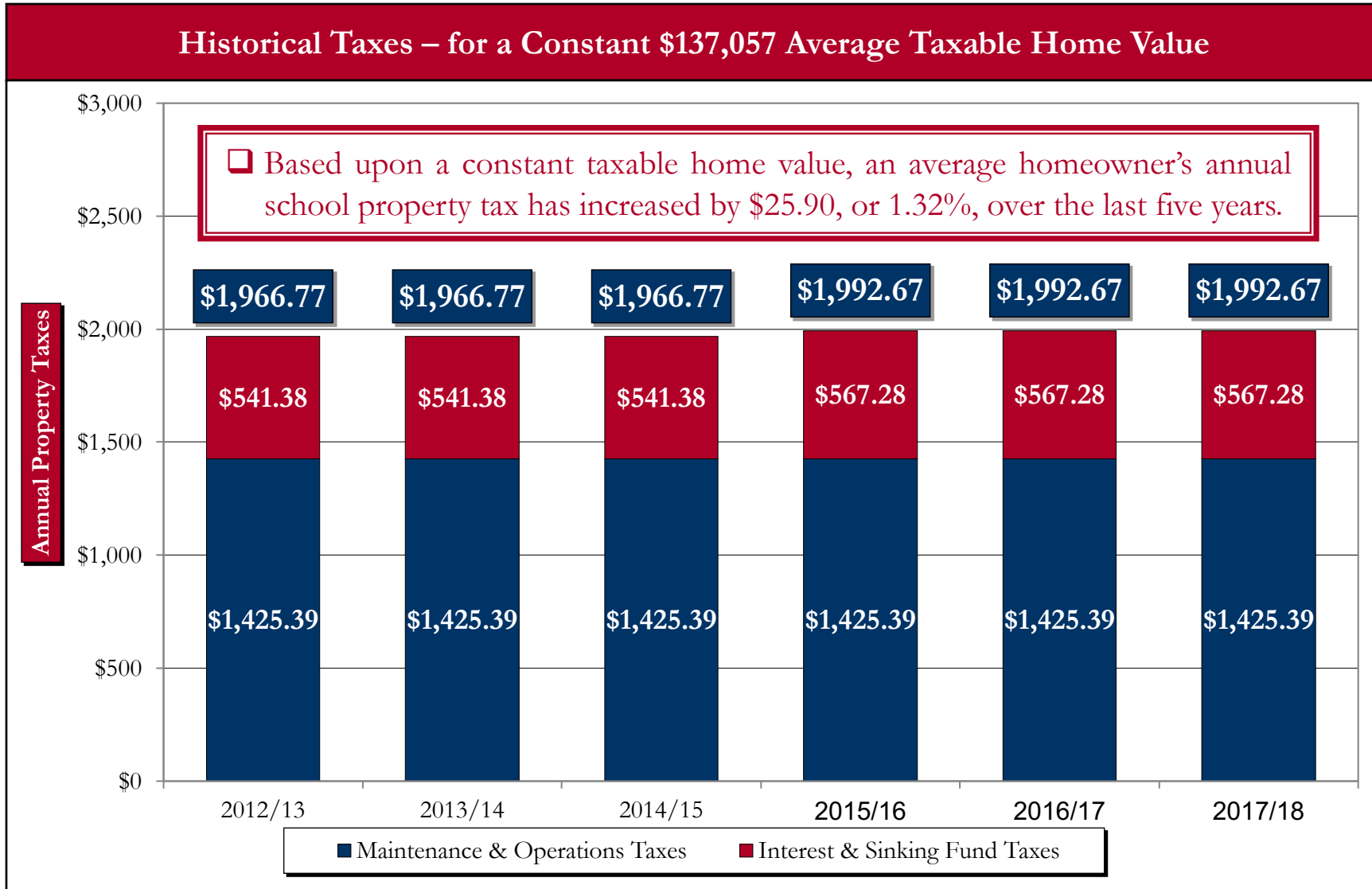
Historical Tax Rates

District's Historical Tax Rates





Historical Taxes for a Constant \$137,057 Average Taxable Home Value

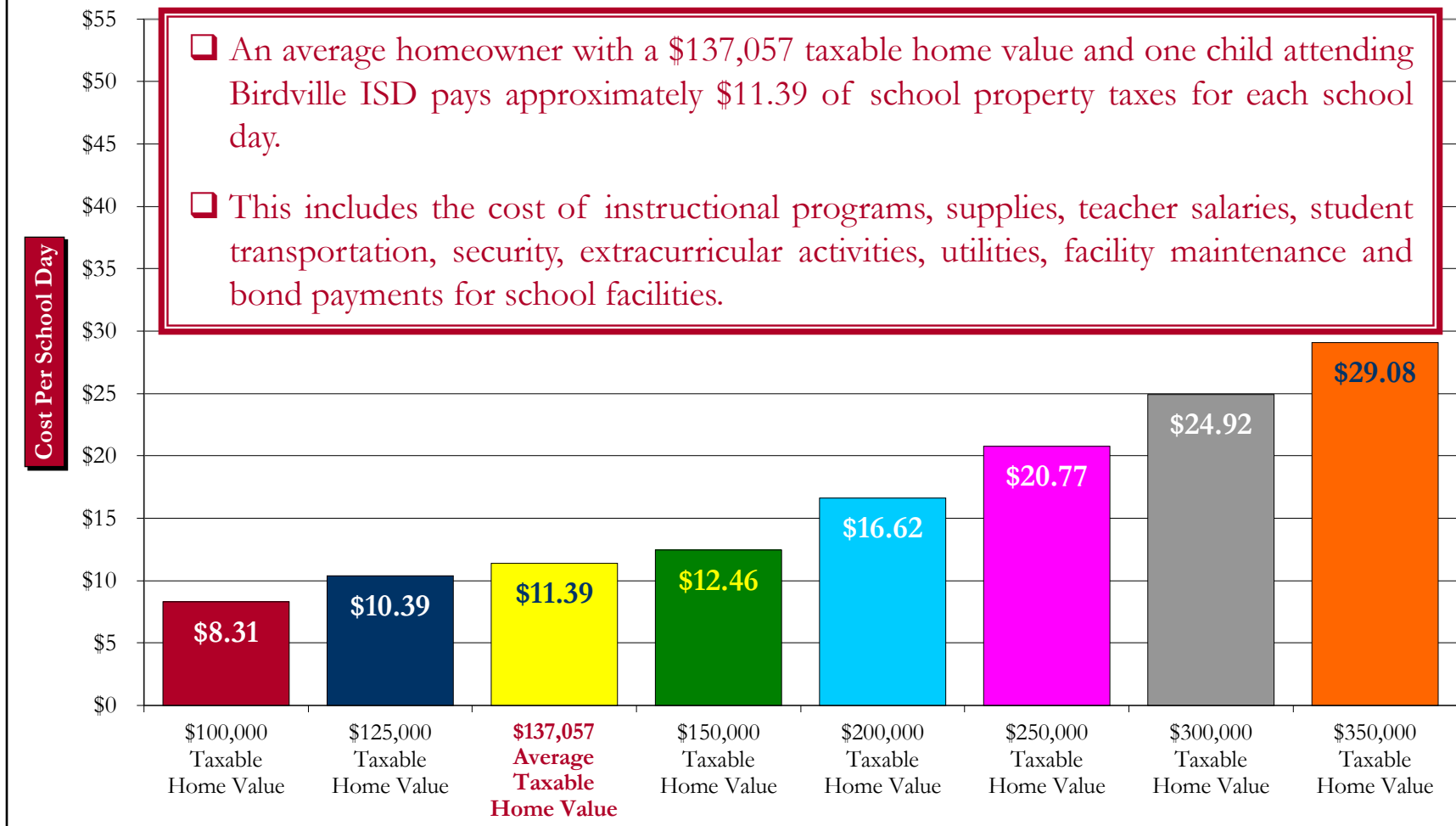


Note: Taxes are net of the \$25,000 State-mandated residential homestead exemption.



Property Tax Cost Per School Day – Fiscal Year 2017/18

Property Tax Cost Per School Day – Homeowner With One Child In Birdville ISD



Note: Taxes are net of the \$25,000 State-mandated residential homestead exemption. Assumes a 175 school day year.



Overview of Certain Financial/Bond Ratings

- **Fitch Ratings: “AA+”** – “Very low default risk and very strong capacity for payment of financial commitments.”
 - ❖ **Of the 1,023 Texas school districts, only one Texas school district has a higher bond rating from Fitch Ratings – Birdville ISD is in the 99th percentile.**

- **Moody’s Investors Service: “Aa2”** – “Judged to be of high quality and are subject to very low credit risk.”
 - ❖ **Only 31 Texas school districts have a higher bond rating – Birdville ISD is in the 97th percentile.**

- **S&P Global Ratings: “AA”** – “Having a very strong capacity to meet its financial commitments.”
 - ❖ **Only 19 Texas school districts have a higher bond rating – Birdville ISD is in the 98th percentile.**
 - ❖ **The District’s bond rating is in the same rating category as the United States of America.**



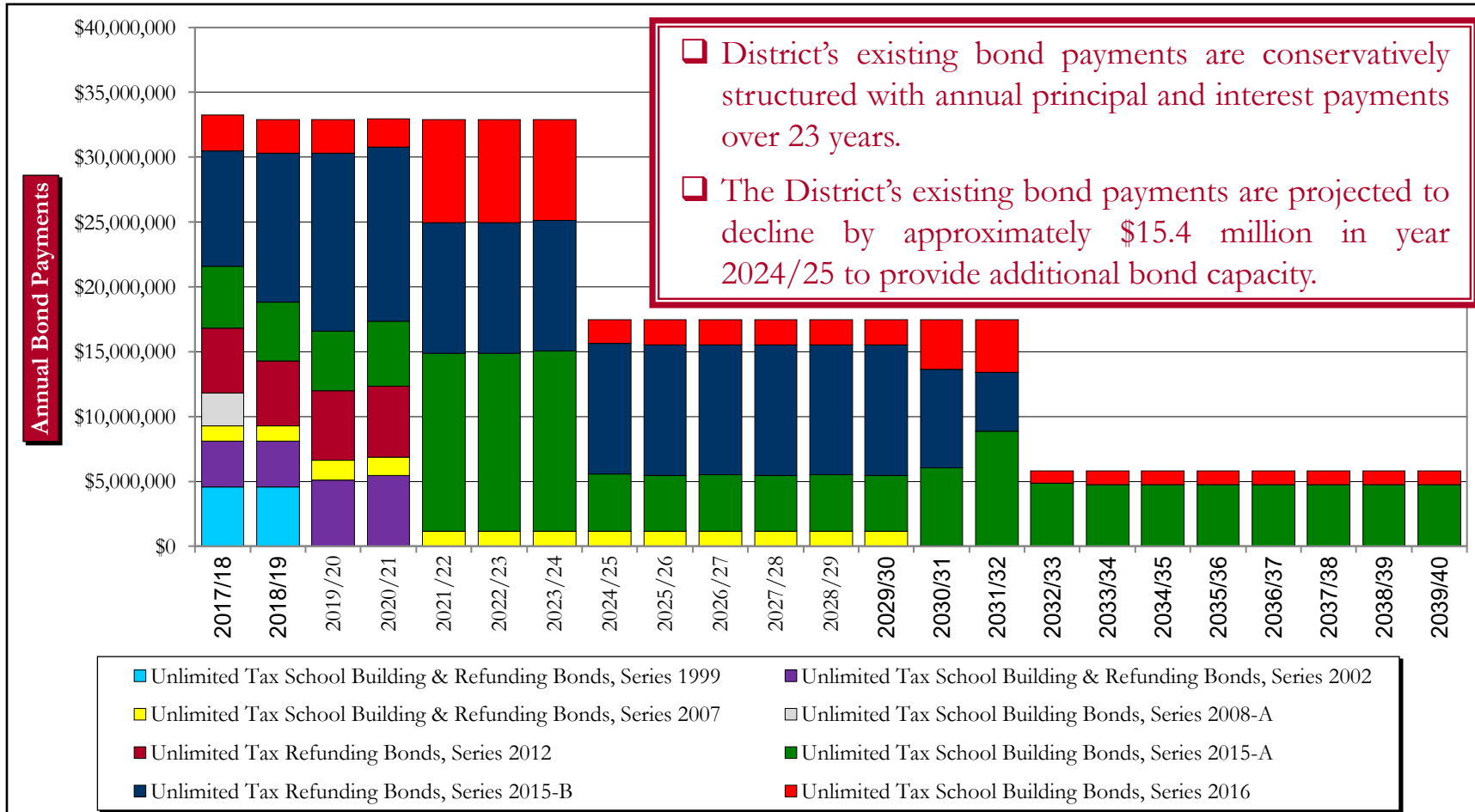
Historical Bond Elections Approved By Voters

- ❑ The District has had five (5) bond elections approved by voters over the last 25 years.

District's Historical Bond Elections Approved By Voters – Last 25 Years					
Election Date	Election Amount	Votes For	Votes Against	Voter Approval Percentage	Dollar Amount Of Bonds Remaining To Be Issued
November 4, 2014	\$ 163,200,000	16,837	8,391	66.74%	\$ 9,000,000
November 7, 2006	128,600,000	13,209	10,366	56.03%	---
September 10, 2005	40,315,000	3,213	3,175	50.30%	---
September 21, 1996	83,350,000	---	---	---	---
October 23, 1993	74,665,000	---	---	---	---



Dollar Amount and Structure of District's Existing Bonds



Note: Debt service payments reflect payments from September 1 through August 31.

The District has a total principal amount of existing bonds equal to \$253,562,467.



Savings from District's Debt Management Practices

- ❑ Birdville Independent School District has actively deployed various debt management practices to lower its borrowing costs. Such actions have provided the District's taxpayers with approximately \$27.3 million of direct savings over the last five years.

Summary of Interest Cost Savings Achieved By The District

Bond Sale	Principal Amount Refunded/ Redeemed	Series Refunded/ Redeemed	Savings
Unlimited Tax Refunding Bonds, Series 2012	\$ 23,215,000	2006	\$ 2,352,288
Unlimited Tax Refunding Bonds, Series 2014	20,675,000	2004	1,076,754
Unlimited Tax Refunding Bonds, Series 2015-B	98,312,148	2007 & 2008-A	14,931,944
Total – Refundings Completed at a Lower Interest Rate	\$142,202,148	---	\$18,360,986
Prepayment of Series 2008-A Bonds – February 2014	4,400,000	2008-A	3,873,500
Prepayment of Series 2007 & 2008-A Bonds – February 2015	5,230,000	2007 & 2008-A	3,963,000
Prepayment of Series 2007 Bonds – February 2016	1,140,000	2007	798,000
Prepayment of Series 2007 Bonds – February 2018	1,048,105	2007	315,306
Total – Bond Prepayments Prior to Scheduled Maturity	\$ 11,818,105	---	\$ 8,949,806
Totals	\$154,020,253	---	\$27,310,792

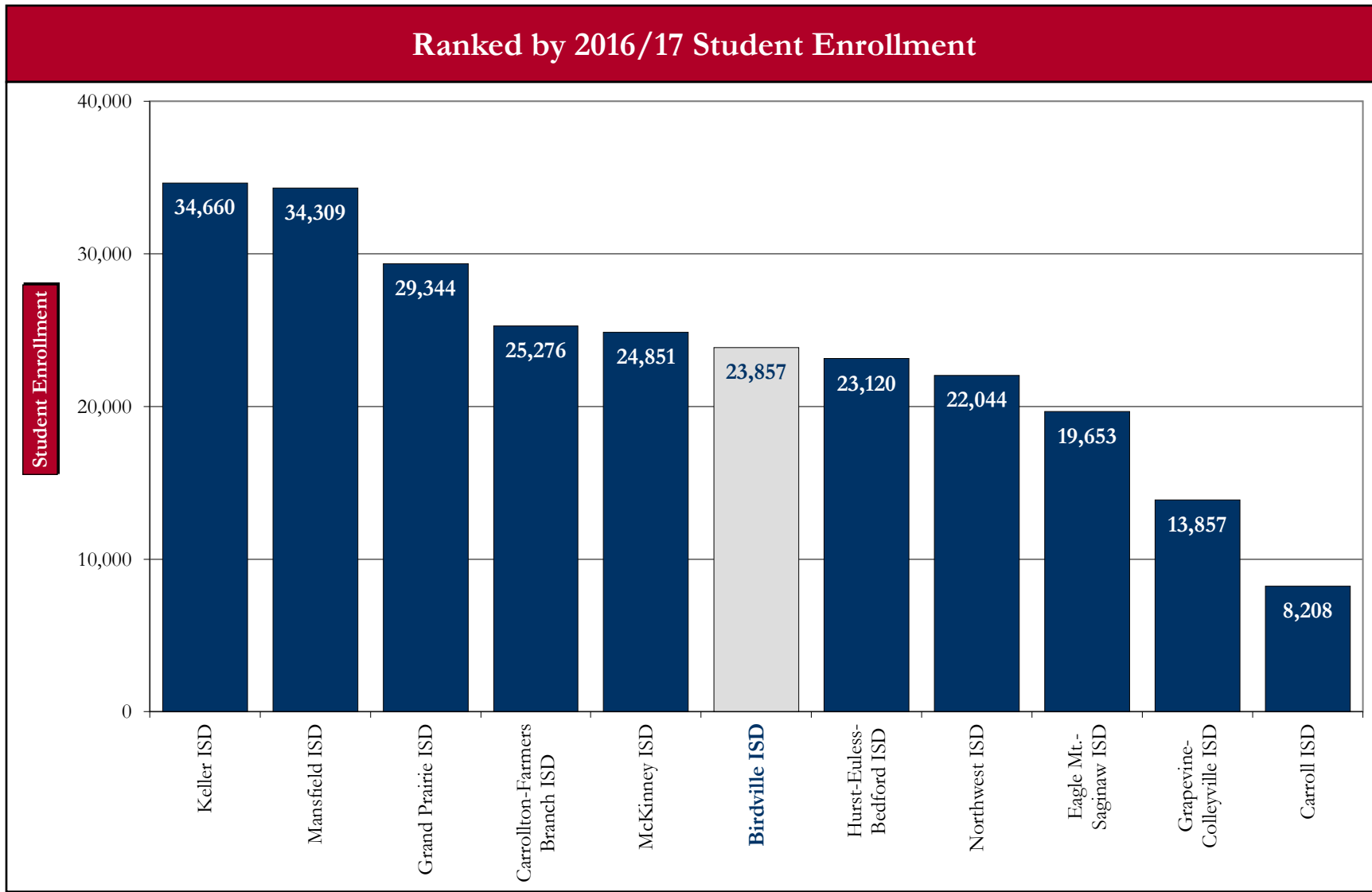


Statewide Debt Comparison

- **2016/17 Student Enrollment:** Of the 1,023 school districts, Birdville ISD has the **54th** largest student enrollment in the State of Texas.
- **Bond Principal Outstanding Per Student:** Birdville ISD's "Bond Principal Outstanding Per Student" ranks **504th** of the 1,023 Texas school districts.
- **Bond Principal as a Percentage of Taxable Value:** Birdville ISD's debt burden ranks **462nd** of the 1,023 Texas school districts as a percentage of taxable values that secure repayment of the District's bonds.



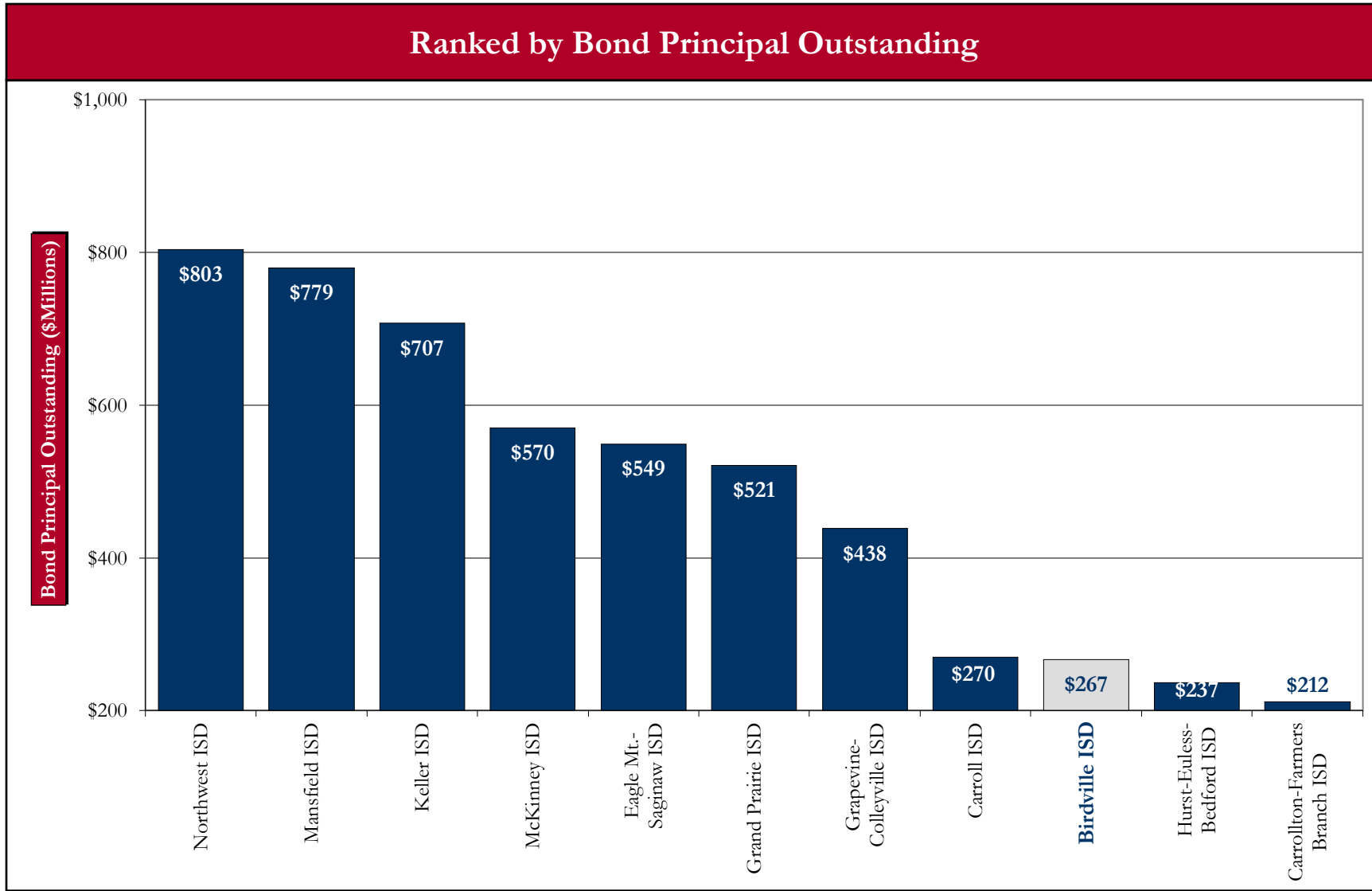
Comparison of Certain DFW School Districts



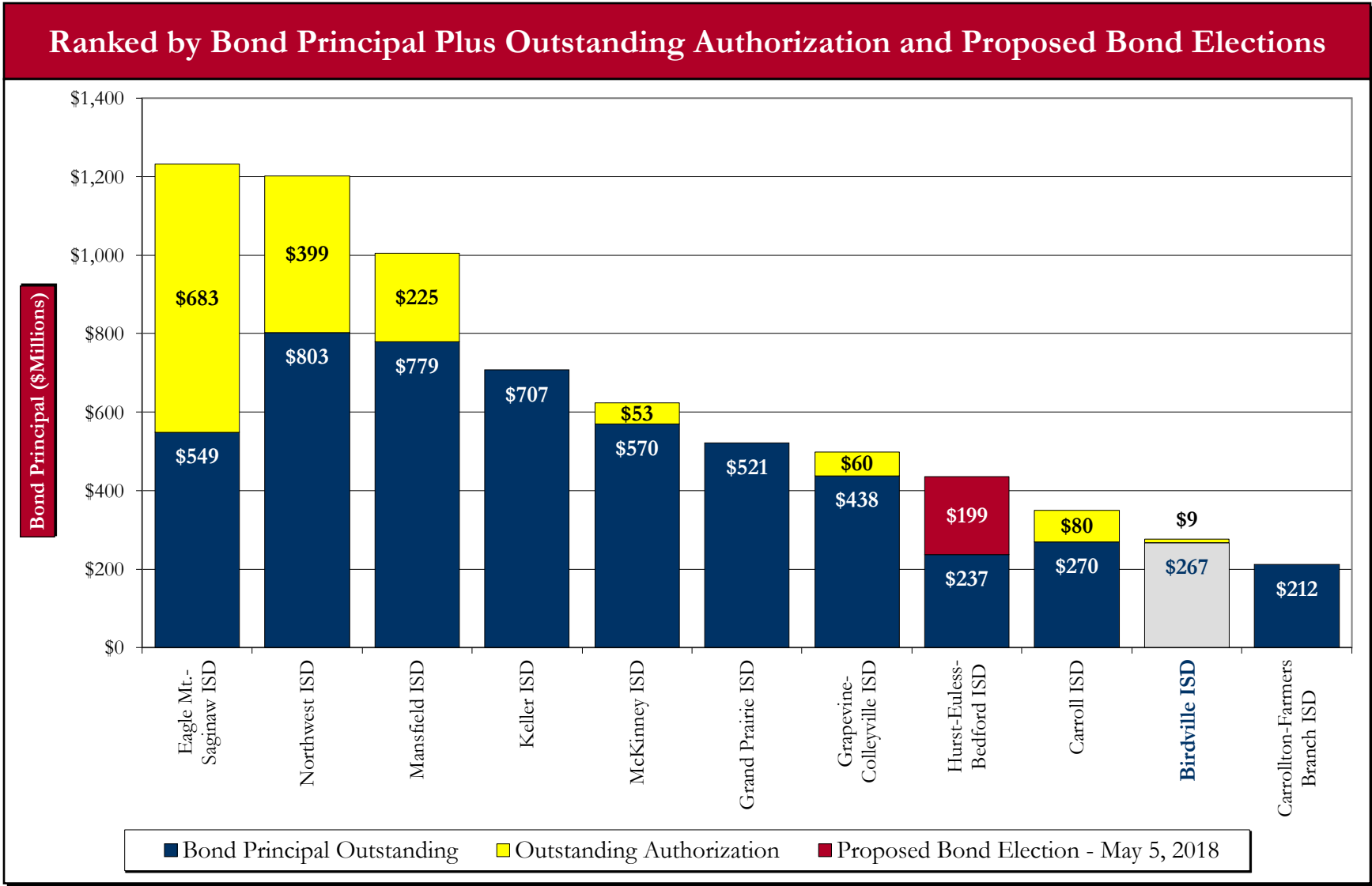
Source: Texas Education Agency – PEIMS.



Comparison of Certain DFW School Districts



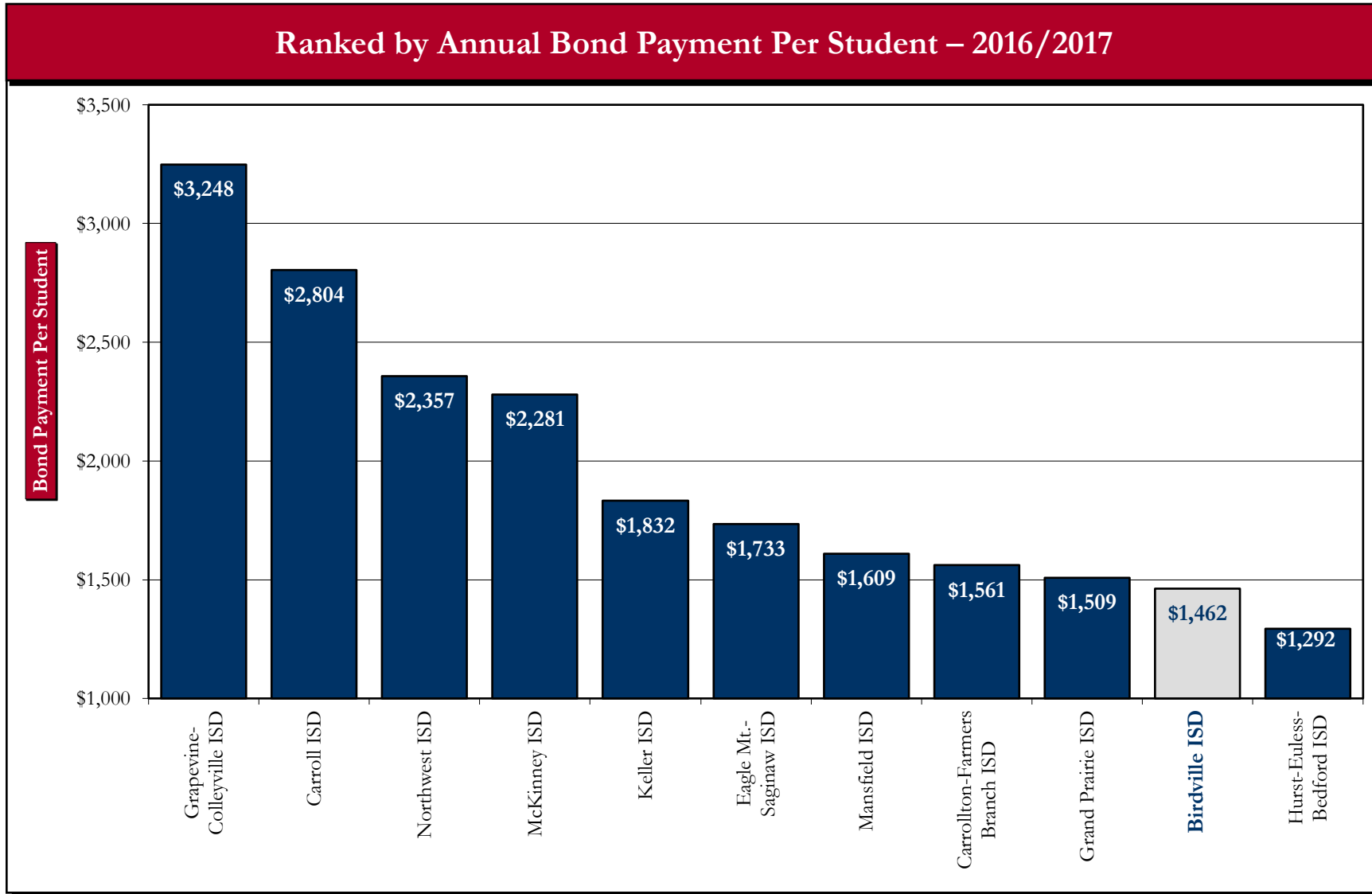
Source: The Municipal Advisory Council of Texas – As of August 31, 2017. Includes Voted and M&O debt.



Source: The Municipal Advisory Council of Texas – As of August 31, 2017. Includes Voted and M&O debt.



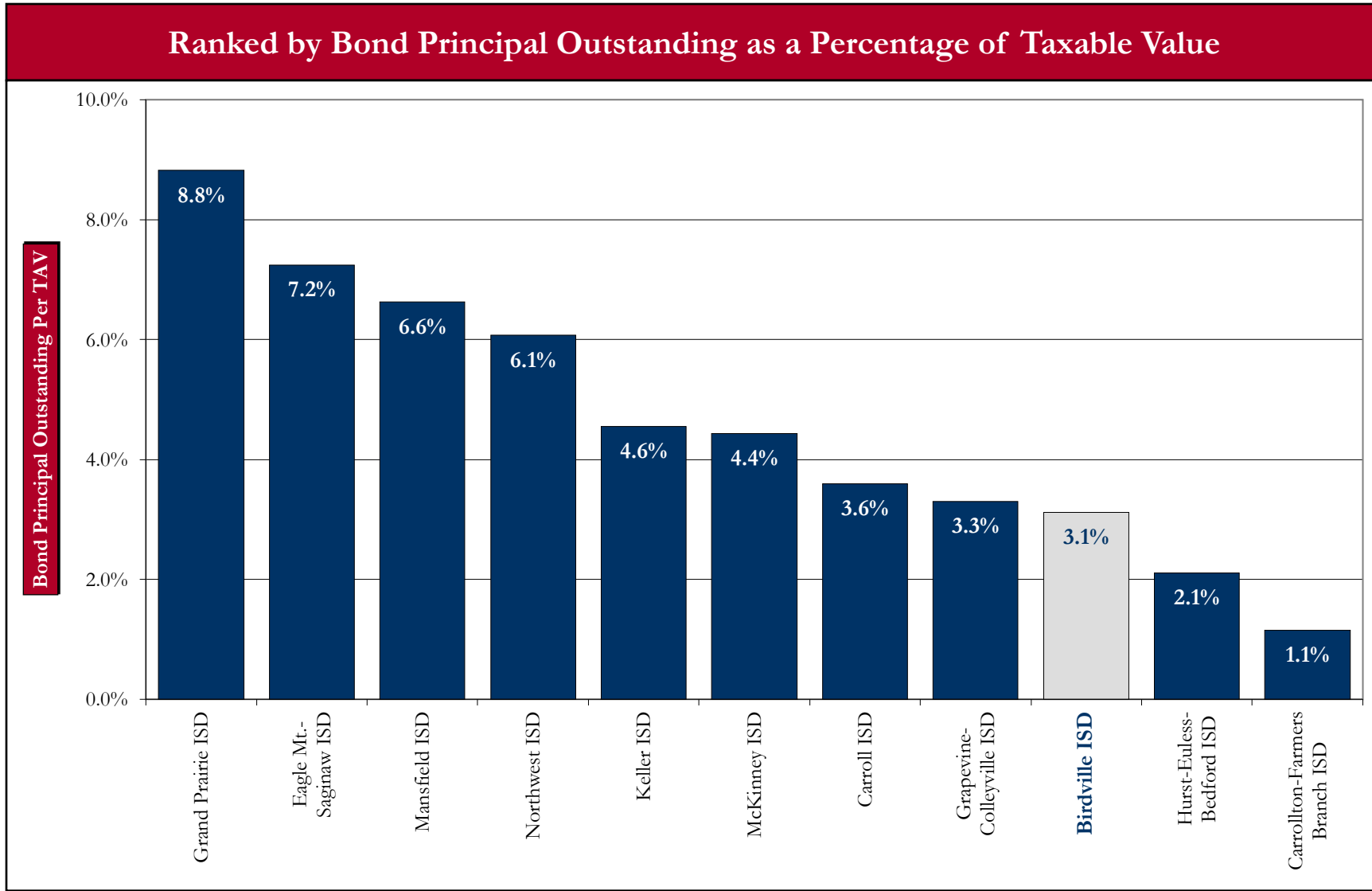
Comparison of Certain DFW School Districts



Source: Texas Education Agency – PEIMS and The Municipal Advisory Council of Texas – As of August 31, 2017. Includes Voted and M&O debt.



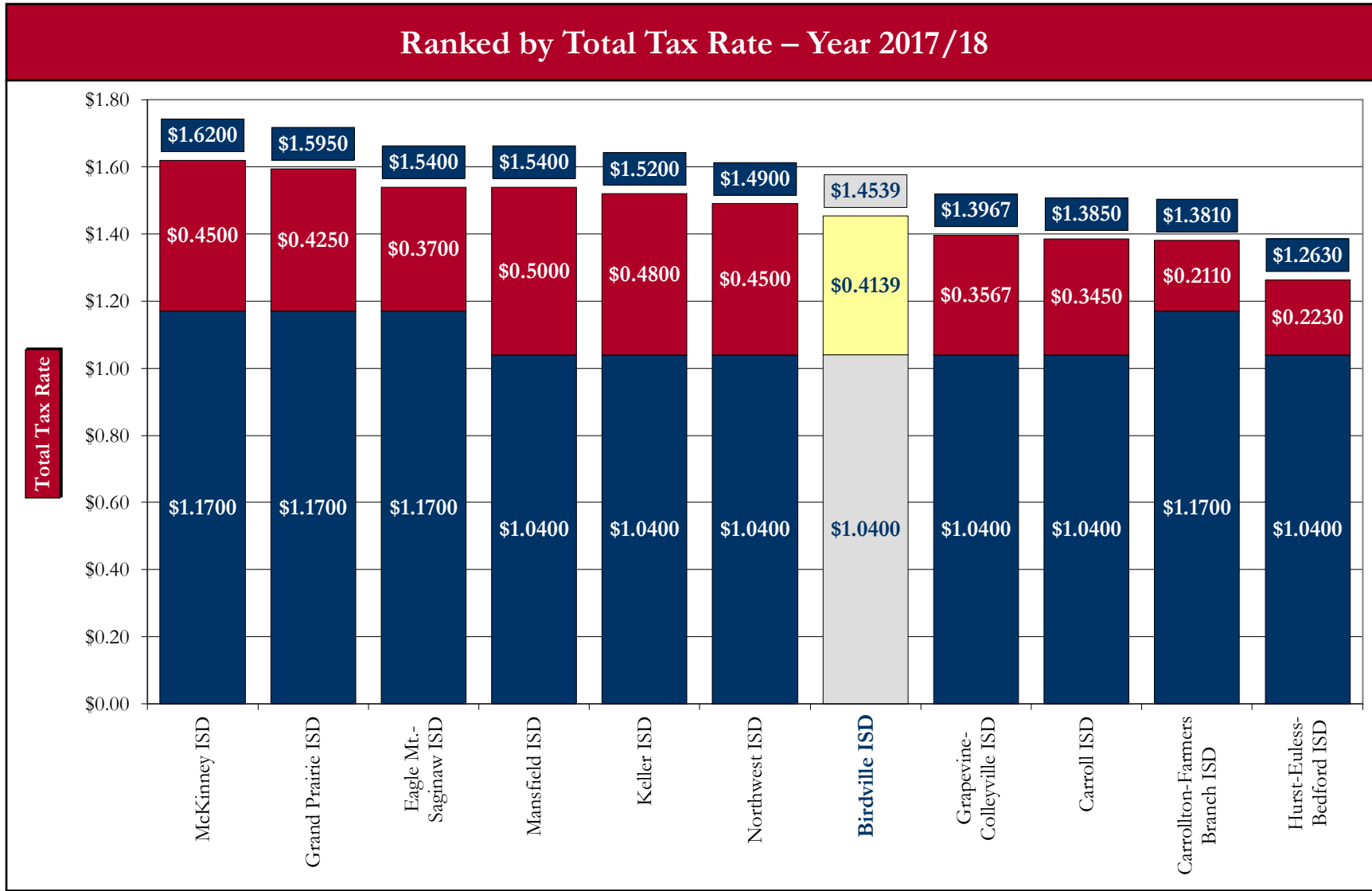
Comparison of Certain DFW School Districts



Source: Texas Comptroller of Public Accounts and The Municipal Advisory Council of Texas – As of August 31, 2017. Includes Voted and M&O Debt.



Comparison of Certain DFW School Districts



Source: The Municipal Advisory Council of Texas and respective appraisal districts and county tax offices.



Preliminary Bond Capacity Analysis

The Preliminary Bond Capacity Analysis is based upon the assumptions summarized herein. To the extent the District's actual results differ from the assumptions herein, the financial impact to the District will correspondingly change.

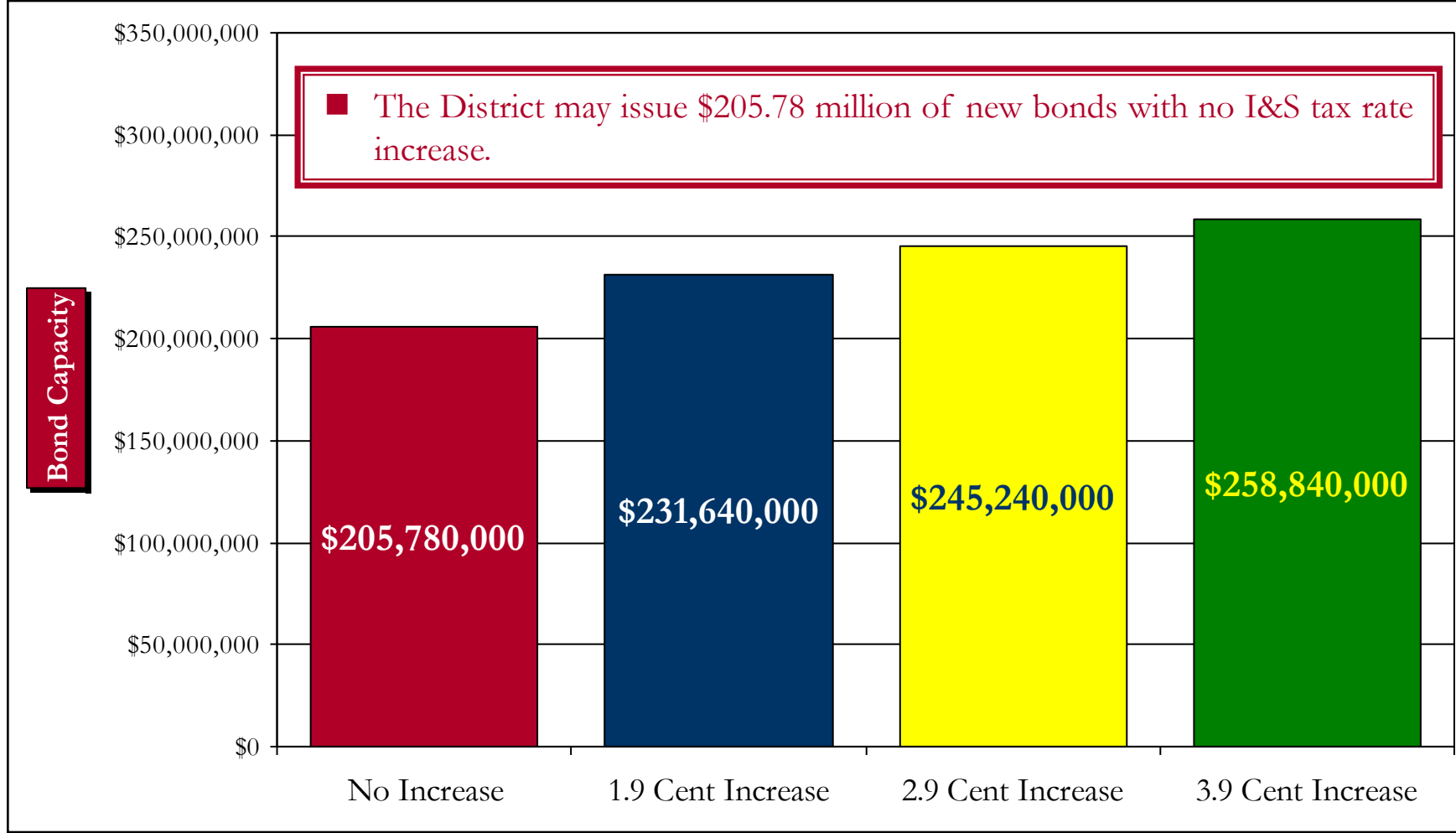
□ Scenarios Presented

- Determine the District's bond capacity assuming the District's I&S tax rate increases by:
 - ❖ Scenario 1: No Tax Rate Increase;
 - ❖ Scenario 2: 1.9 Cents;
 - ❖ Scenario 3: 2.9 Cents; and
 - ❖ Scenario 4: 3.9 Cents.



Preliminary Bond Capacity Analysis

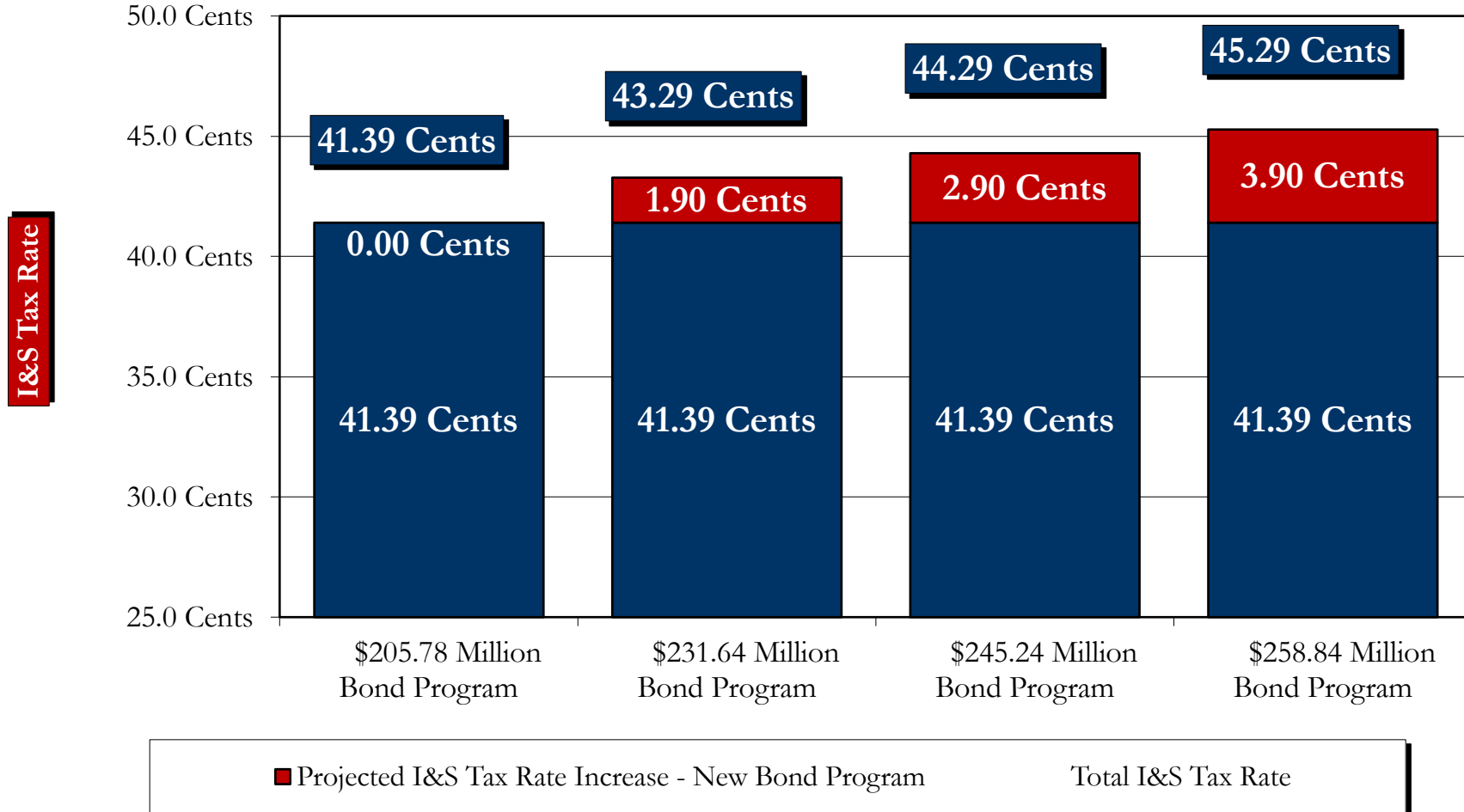
Total Bond Capacity – 2014 Bond Program Plus New Bond Program





Preliminary Bond Capacity Analysis

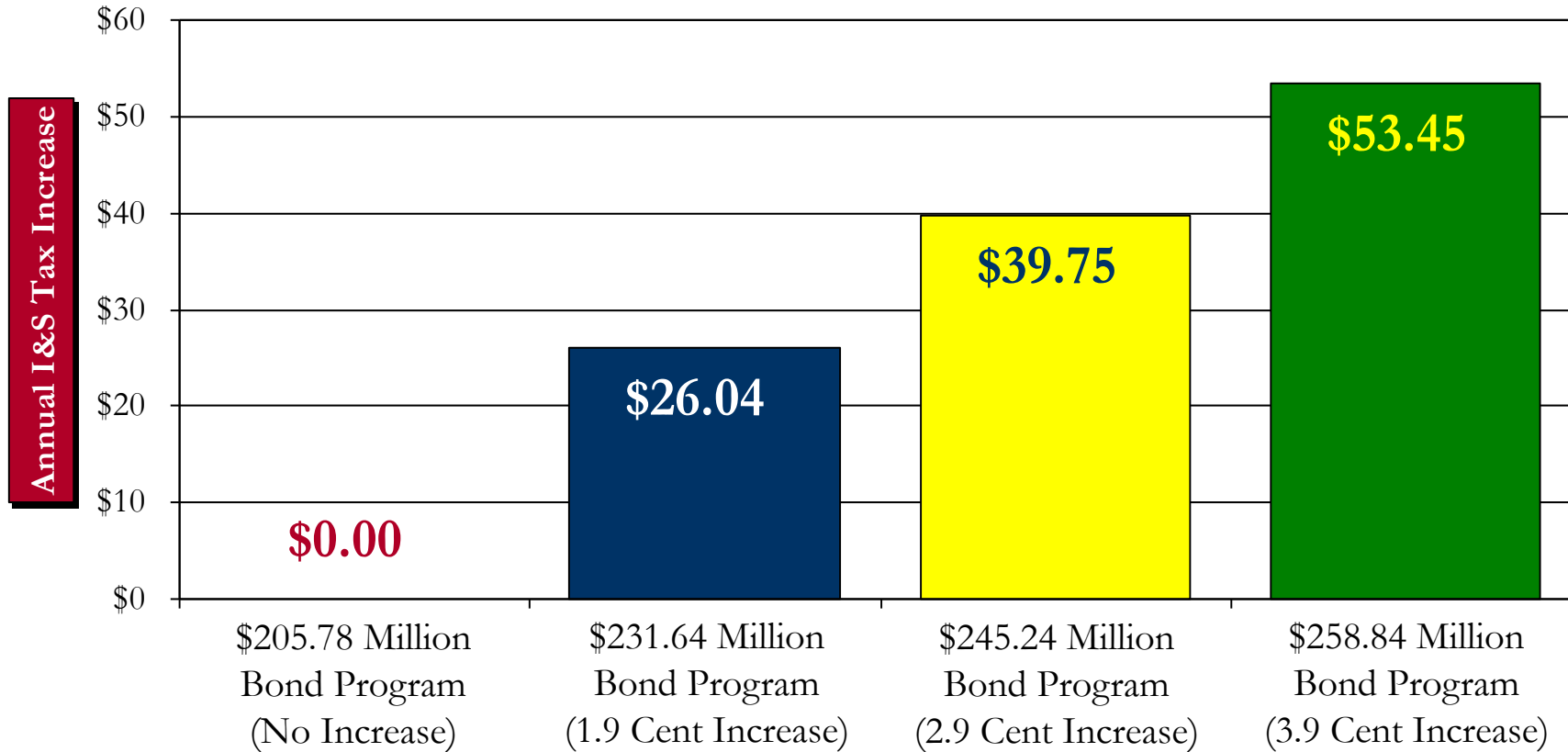
Maximum Projected I&S Tax Rate – With New Bond Program





Preliminary Bond Capacity Analysis

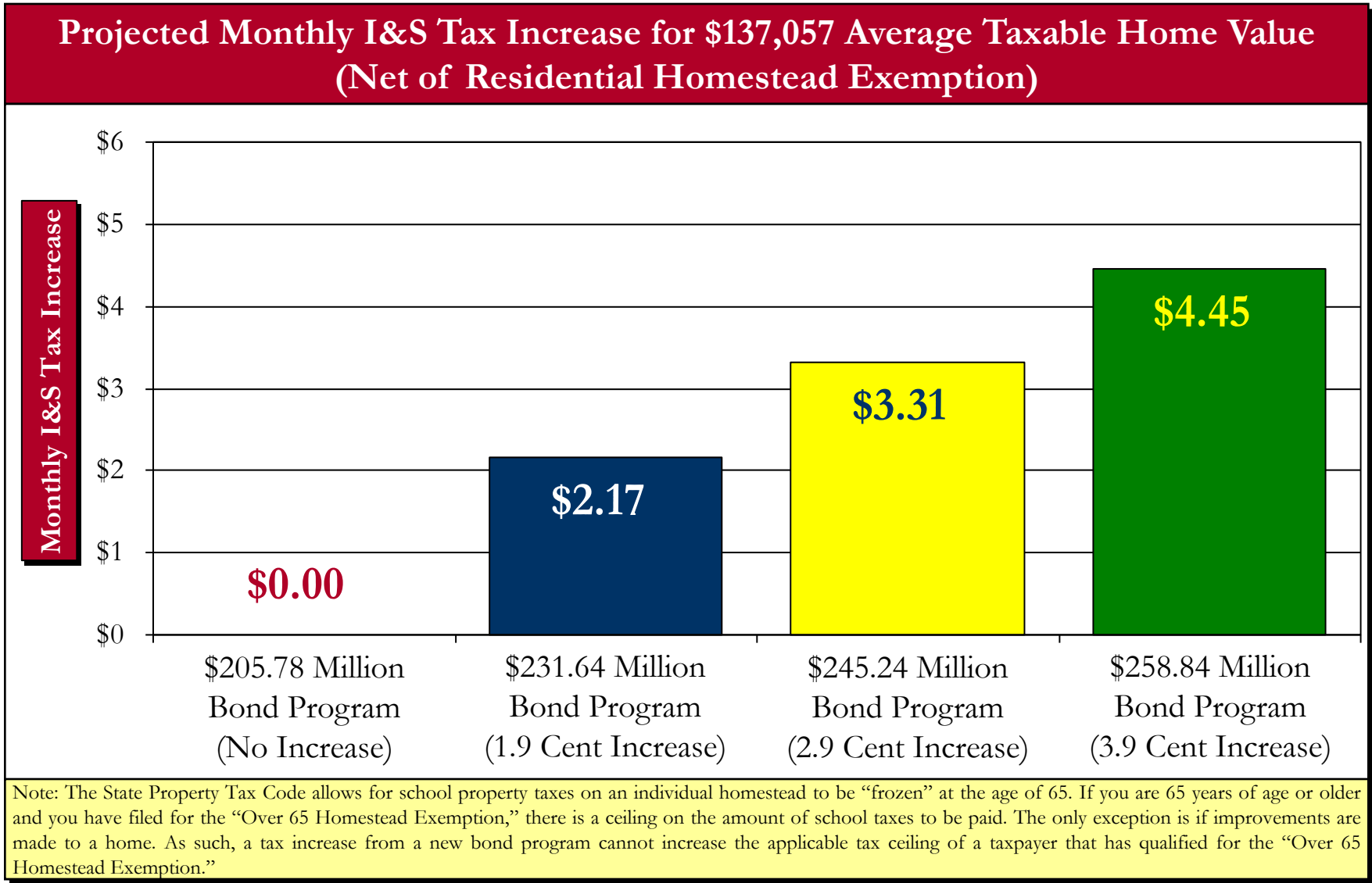
Projected Annual I&S Tax Increase for \$137,057 Average Taxable Home Value (Net of Residential Homestead Exemption)



Note: The State Property Tax Code allows for school property taxes on an individual homestead to be “frozen” at the age of 65. If you are 65 years of age or older and you have filed for the “Over 65 Homestead Exemption,” there is a ceiling on the amount of school taxes to be paid. The only exception is if improvements are made to a home. As such, a tax increase from a new bond program cannot increase the applicable tax ceiling of a taxpayer that has qualified for the “Over 65 Homestead Exemption.”



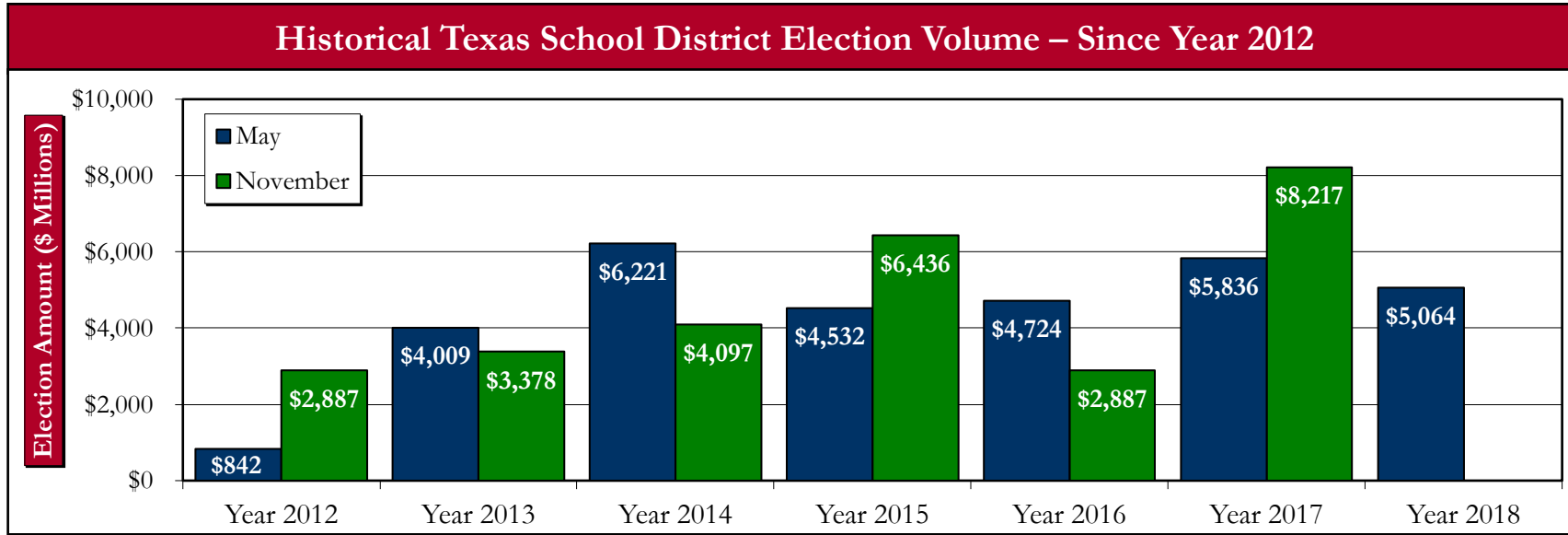
Preliminary Bond Capacity Analysis



Note: Taxes are net of the State-mandated \$25,000 Residential Homestead Exemption.



Historical Texas School District Bond Election Volume



Historical Texas School District Bond Election Results by Dollar Amount of Elections

Date	No. Of Elections	Dollar Amount Of Bond Elections	Dollar Amount Approved		Dollar Amount Failed	
			Dollar Amount	Percentage	Dollar Amount	Percentage
2012	70	\$ 3,729,657,339	\$ 3,410,612,339	91.4%	\$ 319,045,000	8.6%
2013	144	7,387,300,049	5,428,117,049	73.5%	1,959,183,000	26.5%
2014	127	10,318,550,976	9,440,196,675	91.5%	878,354,301	8.5%
2015	126	10,968,064,264	9,644,168,689	87.9%	1,323,895,575	12.1%
2016	108	7,611,504,038	6,979,324,038	91.7%	632,180,000	8.3%
2017	126	14,052,457,791	11,803,727,500	84.0%	2,248,730,291	16.0%
Totals	701	\$ 54,067,534,457	\$ 46,706,146,290	86.4%	\$ 7,361,388,167	13.6%



Texas School District Bond Elections – Top 25 Largest Successful Since Year 2013

Texas School District Bond Elections – Top 25 Largest Successful Elections Since Year 2013

No.	Issuer	Election Date	Bonds Approved
1	Dallas ISD	November 3, 2015	\$ 1,600,000,000
2	Cypress-Fairbanks ISD	May 10, 2014	1,209,280,000
3	Austin ISD	November 7, 2017	1,050,984,000
4	Spring Branch ISD	November 7, 2017	898,400,000
5	Aldine ISD	November 3, 2015	798,000,000
6	Frisco ISD	May 10, 2014	775,000,000
7	Fort Worth ISD	November 7, 2017	749,735,000
8	Katy ISD	November 4, 2014	748,120,000
9	Lewisville ISD	May 6, 2017	737,550,000
10	El Paso ISD	November 8, 2016	668,695,577
11	Arlington ISD	May 10, 2014	663,100,000
12	Northside ISD	May 10, 2014	648,340,000
13	Katy ISD	November 7, 2017	609,200,000
14	Eagle Mountain-Saginaw ISD	November 7, 2017	524,755,000
15	North East ISD	November 3, 2015	499,950,000
16	Klein ISD	May 9, 2015	498,100,000
17	Fort Worth ISD	November 5, 2013	489,860,000
18	Austin ISD	May 11, 2013	489,731,000
19	Conroe ISD	November 3, 2015	487,000,000
20	Clear Creek ISD	May 6, 2017	487,000,000
21	Fort Bend ISD	November 4, 2014	484,000,000
22	Plano ISD	May 7, 2016	481,000,000
23	Garland ISD	November 4, 2014	455,500,000
24	Leander ISD	November 7, 2017	454,405,000
25	San Antonio ISD	November 8, 2016	450,000,000

Range is
\$450 million –
\$1.6 billion.



Regions 10 and 11 ESC – Texas School District Successful Bond Elections Over \$100 Million – Since Year 2015

- Since year 2015, Texas school districts within Regions 10 and 11 ESC have completed 28 successful bond elections over \$100 million, totaling over \$9.2 billion.

Texas School Districts Within Regions 10 and 11 ESC – 28 Successful Bond Elections Over 100 Million Since Year 2015 Totaling \$9,233,653,461							
No.	Issuer	Election Date	Bonds Approved	No.	Issuer	Election Date	Bonds Approved
1	Dallas ISD	November 3, 2015	\$1,600,000,000	15	Grapevine-Colleyville ISD	May 7, 2016	\$248,975,000
2	Fort Worth ISD	November 7, 2017	749,735,000	16	Little Elm ISD	November 7, 2017	239,500,000
3	Lewisville ISD	May 6, 2017	737,550,000	17	McKinney ISD	May 7, 2016	220,000,000
4	Eagle Mountain-Saginaw ISD	November 7, 2017	524,755,000	18	Carroll ISD	May 6, 2017	208,000,000
5	Plano ISD	May 7, 2016	481,000,000	19	Sherman ISD	November 7, 2017	176,000,000
6	Richardson ISD	May 7, 2016	437,085,000	20	Argyle ISD	May 6, 2017	166,000,000
7	Northwest ISD	May 6, 2017	399,000,000	21	Grand Prairie ISD	November 3, 2015	156,000,000
8	Highland Park ISD	November 3, 2015	361,400,000	22	Anna ISD	May 7, 2016	155,000,000
9	Mesquite ISD	May 9, 2015	280,000,000	23	Melissa ISD	May 7, 2016	150,000,000
10	Mansfield ISD	May 6, 2017	275,000,000	24	Cleburne ISD	May 7, 2016	130,558,461
11	Allen ISD	November 3, 2015	272,580,000	25	Lancaster ISD	May 9, 2015	125,900,000
12	Midlothian ISD	November 8, 2016	268,000,000	26	Crandall ISD	May 6, 2017	125,000,000
13	Rockwall ISD	November 3, 2015	256,820,000	27	Waxahachie ISD	May 9, 2015	125,000,000
14	Coppell ISD	May 7, 2016	249,040,000	28	Community ISD	November 7, 2017	115,755,000



May 5, 2018 Texas School District Bond Elections

- The following summarizes the preliminary list of Texas school districts conducting a May 5, 2018 bond election. As demonstrated below, there are currently 39 planned elections totaling \$5,063,714,000.

May 5, 2018 Texas School District Bond Elections – Dollar Amount of \$5,063,714,000 – 39 Elections					
No.	School District	Election Amount	No.	School District	Election Amount
1	Northside ISD (Bexar County)	\$ 848,910,000	21	Galveston ISD	\$ 31,000,000
2	Denton ISD	750,500,000	22	Lamesa ISD	30,424,000
3	Humble ISD	575,000,000	23	Center ISD	30,000,000
4	Goose Creek CISD	437,405,000	24	Alpine ISD	29,500,000
5	Killeen ISD	426,000,000	25	Caldwell ISD	28,345,000
6	Mesquite ISD	325,000,000	26	Eustace ISD	27,500,000
7	New Caney ISD	200,000,000	27	Waxahachie ISD	23,000,000
8	Hurst-Euless-Bedford ISD	199,000,000	28	West ISD	20,000,000
9	Laredo ISD	150,795,000	29	Pleasant Grove ISD	19,900,000
10	San Angelo ISD	148,900,000	30	Bishop CISD	15,200,000
11	Texas City ISD	136,100,000	31	Highland Park ISD (Potter Co.)	15,000,000
12	Dripping Springs ISD	132,000,000	32	Grape Creek ISD	10,750,000
13	Lufkin ISD	75,000,000	33	Rice CISD	9,900,000
14	Stephenville ISD	60,800,000	34	Christoval ISD	9,500,000
15	Royse City ISD	60,000,000	35	Peaster ISD	5,950,000
16	Beeville ISD	50,000,000	36	Carthage ISD	5,775,000
17	Salado ISD	49,400,000	37	Alvord ISD	5,110,000
18	Wimberley ISD	45,500,000	38	Hawkins ISD	5,000,000
19	Gilmer ISD	35,250,000	39	Itasca ISD	4,500,000
20	Pottsboro ISD	31,800,000			

Direction from Your Board of Trustees ...



Joe Tolbert
President



Direction from Your Board of Trustees

As the Committee begins formulating its proposed bond package that it will recommend to the Board, the Board charges the Committee to develop a proposal that is:

- No less than \$205 million; and
- No more than \$245 million, unless the Committee has compelling justification to recommend an amount that exceeds \$245 million.*

**NOTE: These amounts represent a range of the total amount of a bond package from no property tax increase to a projected 2.9 cents per \$100 assessed valuation increase in the property tax.*

The Committee must support the projected tax rate needed to completely fund its proposal for the bond package, regardless of whether the Committee recommends that the District continue the current property tax rate or increase it, and the Committee is asked to provide the Board with a statement that the Committee believes the community is likely to support the tax rate necessary to support the proposed bond.



What Questions, Comments, or Feedback Do You Have for Ms. Bowman and Mr. Gumbert?



- What was the most important or memorable thing you heard?
- What did you consider favorable? Unfavorable?



What Do Our Demographics Suggest? . . .



TEMPLETON
DEMOCRAPHICS

hanleywood | metrostudy

Templeton Demographics



*Birdville
Independent
School
District*



*Learn from Yesterday...
Understand Today...
Plan for Tomorrow*

Demographic Report Spring 2018



TEMPLETON
DEMOGRAPHICS

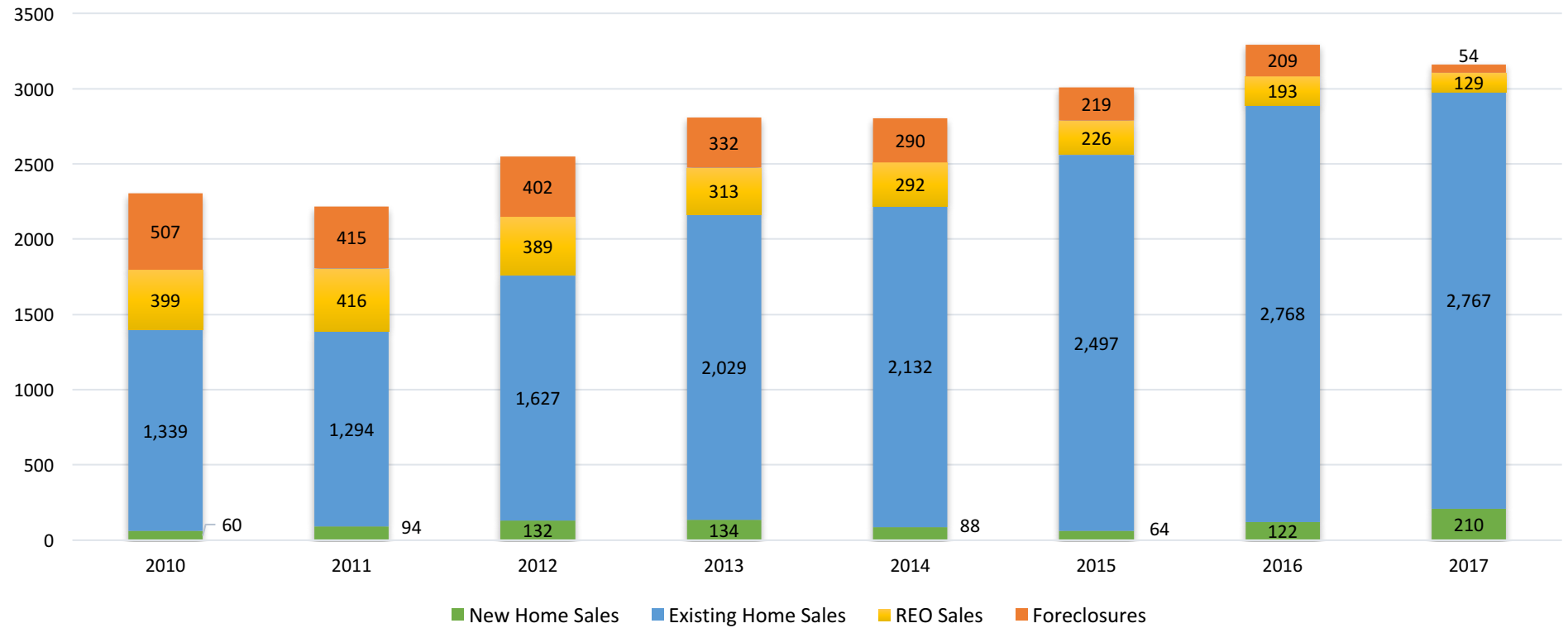
hanleywood | metrostudy



Birdville ISD Housing Activity

Annual Home Sales by Transaction Type, 2010 - 2017

Birdville ISD Home Sales by Type, 2010 - 2017



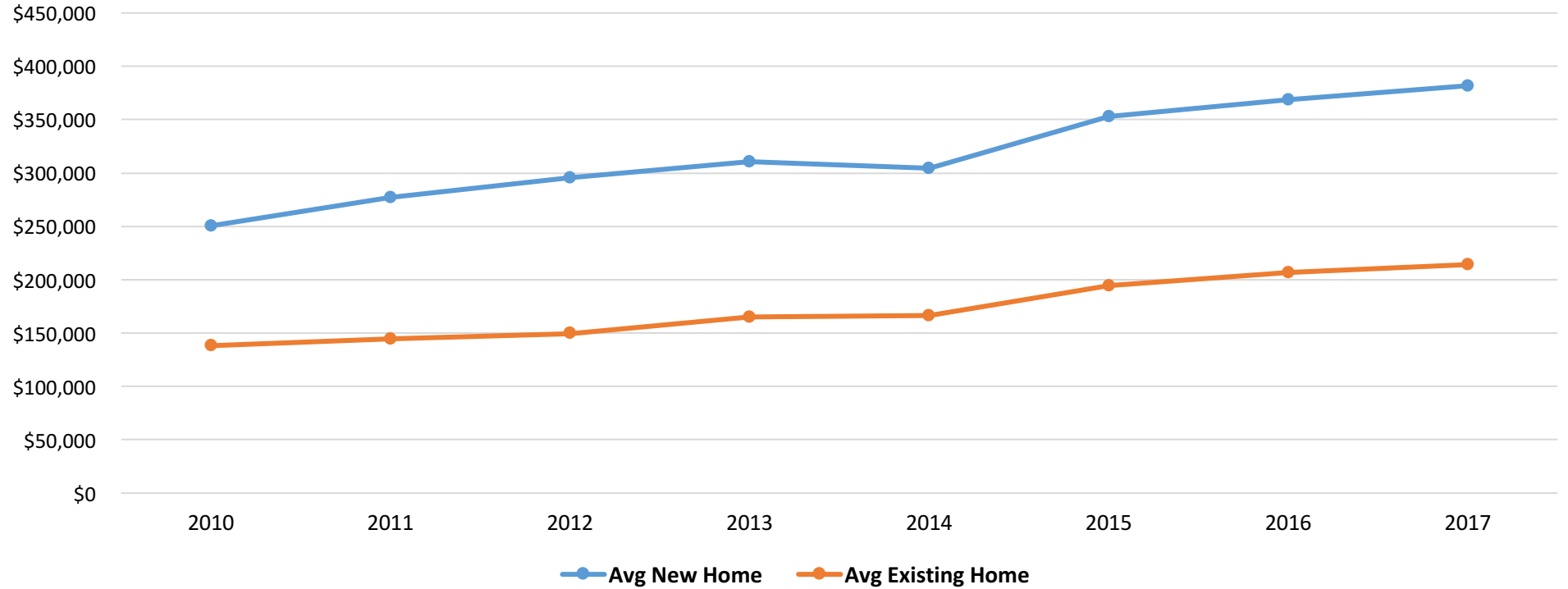
Total home sales declined slightly between 2016 and 2017, mainly due to a decrease in foreclosure and REO sales





District Home Sale Price Analysis

Average New vs. Existing Home Sale Price, 2010 - 2017



	Avg New Home	Avg Existing Home
2010	\$250,552	\$138,175
2011	\$277,260	\$144,529
2012	\$295,494	\$149,698
2013	\$310,810	\$165,221
2014	\$304,710	\$166,472
2015	\$353,077	\$194,442
2016	\$368,444	\$206,637
2017	\$381,872	\$214,195

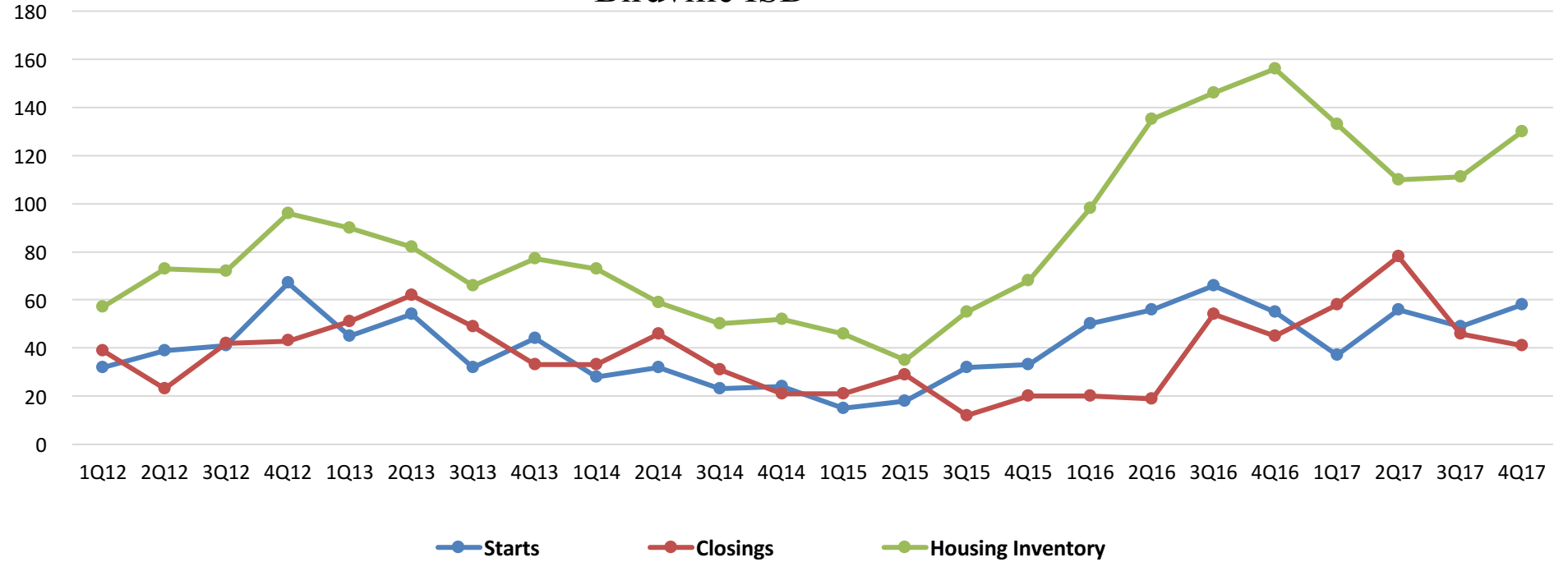
- The average new home sale price has risen 52% since 2010 within Birdville ISD, a rise of more than \$131,000.
- The average existing home sale price within the district rose 55% since 2010, a rise of more than \$76,000.





District New Housing Activity

Birdville ISD



Starts	2012	2013	2014	2015	2016	2017
1Q	32	45	28	15	50	37
2Q	39	54	32	18	56	56
3Q	41	32	23	32	66	49
4Q	67	44	24	33	55	58
Total	179	175	107	98	227	200

Closings	2012	2013	2014	2015	2016	2017
1Q	39	51	33	21	20	58
2Q	23	62	46	29	19	78
3Q	42	49	31	12	54	46
4Q	43	33	21	20	45	41
Total	147	195	131	82	138	223

- 200 new homes were started within Birdville ISD for the second straight year
- The district had more than 220 new home closings in 2017, a rise of 90 units or 65% over 2016.
- New home inventory is healthy at 6.8 month's supply





Annual Closing Distribution

Top 5 Subdivisions - 4Q17 (Ranked by Annual Closings)

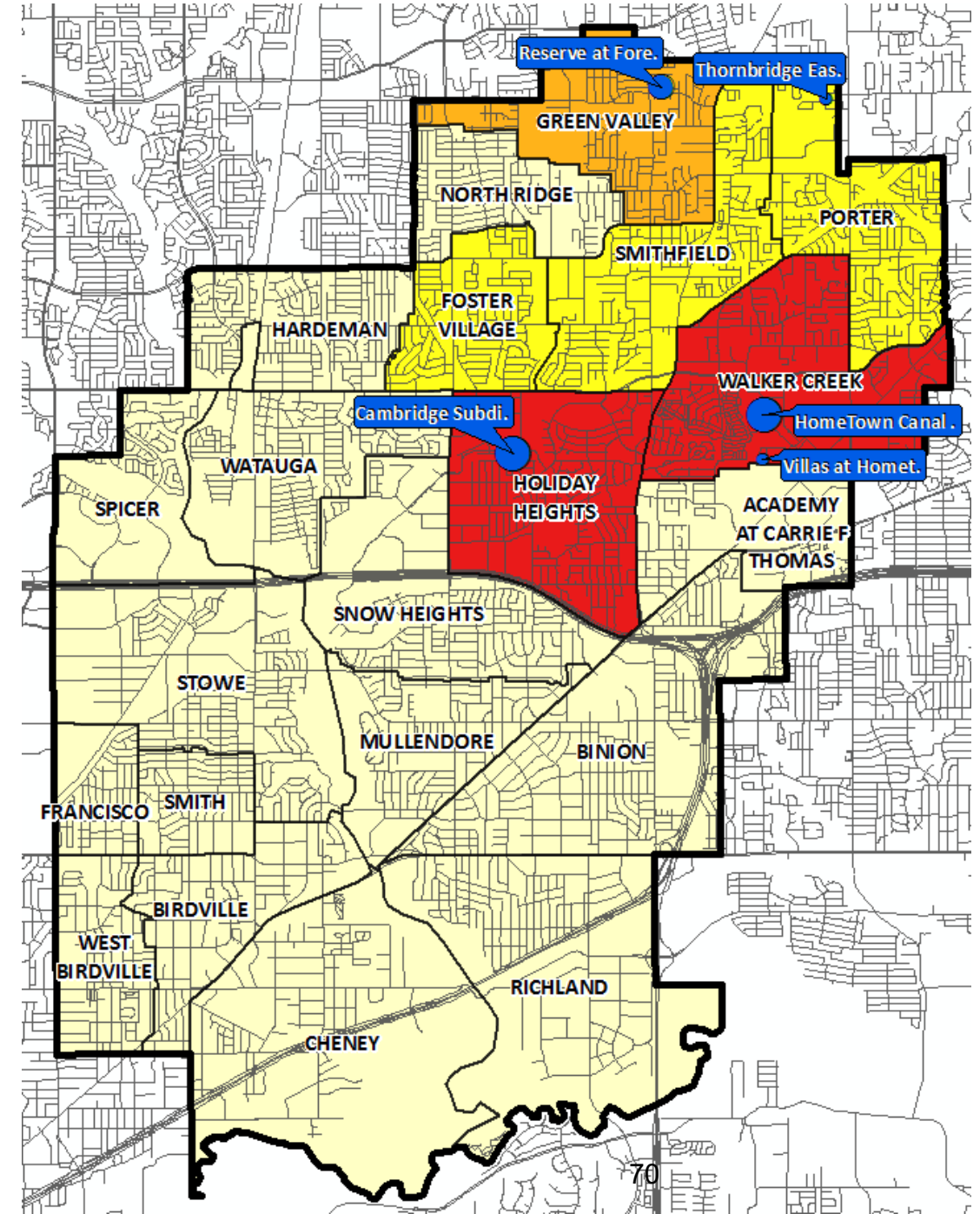
Rank	Subdivision	Annual Closings	Quarter Closings	VDL	Future
1	Cambridge Subdivision	63	13	12	44
2	HomeTown Canal District	52	4	0	193
3	Reserve at Forest Glenn	36	9	9	0
4	Thornbridge East (BISD)	14	1	0	0
5	Villas at Hometown	13	1	18	0
TOTALS		178	28	39	237

Annual Closings by Subs

- < 25
- 25 - 50
- > 50




Annual Closings By Elem

- 0
- 1 - 25
- 26 - 50
- > 50



New Home Activity by Elementary Zone

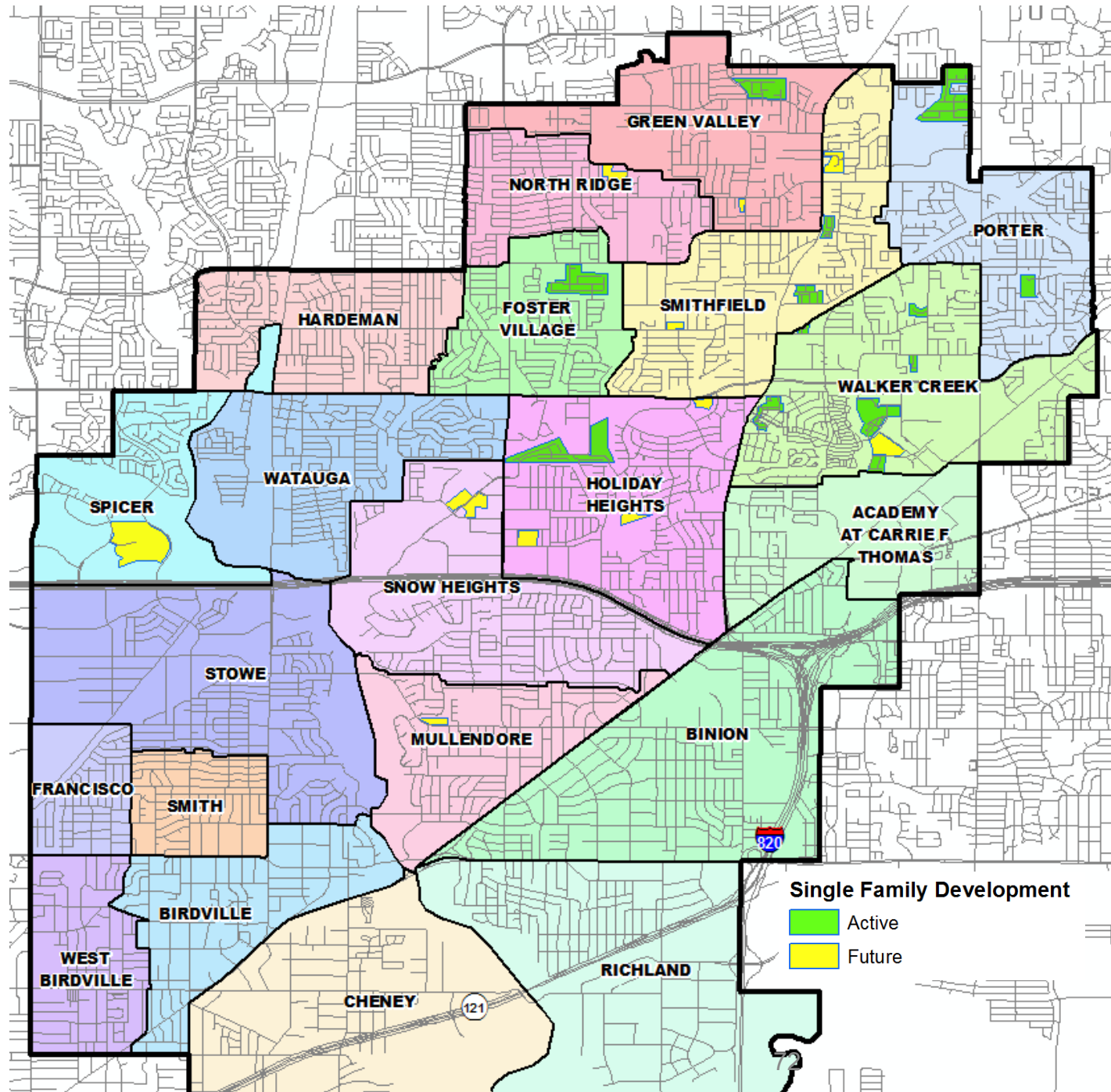
ELEMENTARY	Annual Starts	Quarter Starts	Annual Closings	Quarter Closings	Inventory	VDL	Futures
FOSTER VILLAGE	13	4	11	3	10	15	0
GREEN VALLEY	41	13	37	9	21	9	7
HOLIDAY HEIGHTS	63	16	63	13	43	12	198
MULLENDORE	0	0	0	0	0	0	17
NORTH RIDGE	0	0	0	0	0	0	21
PORTER	3	1	16	1	3	3	26
SMITHFIELD	34	12	12	8	25	69	32
SNOW HEIGHTS	0	0	0	0	0	0	163
SPICER	0	0	0	0	0	0	225
WALKER CREEK	46	12	84	7	26	46	218
GRAND TOTAL	200	58	223	41	128	154	907

 Highest Activity per Category
 Second Highest Activity per Category
 Third Highest Activity per Category



Residential Overview

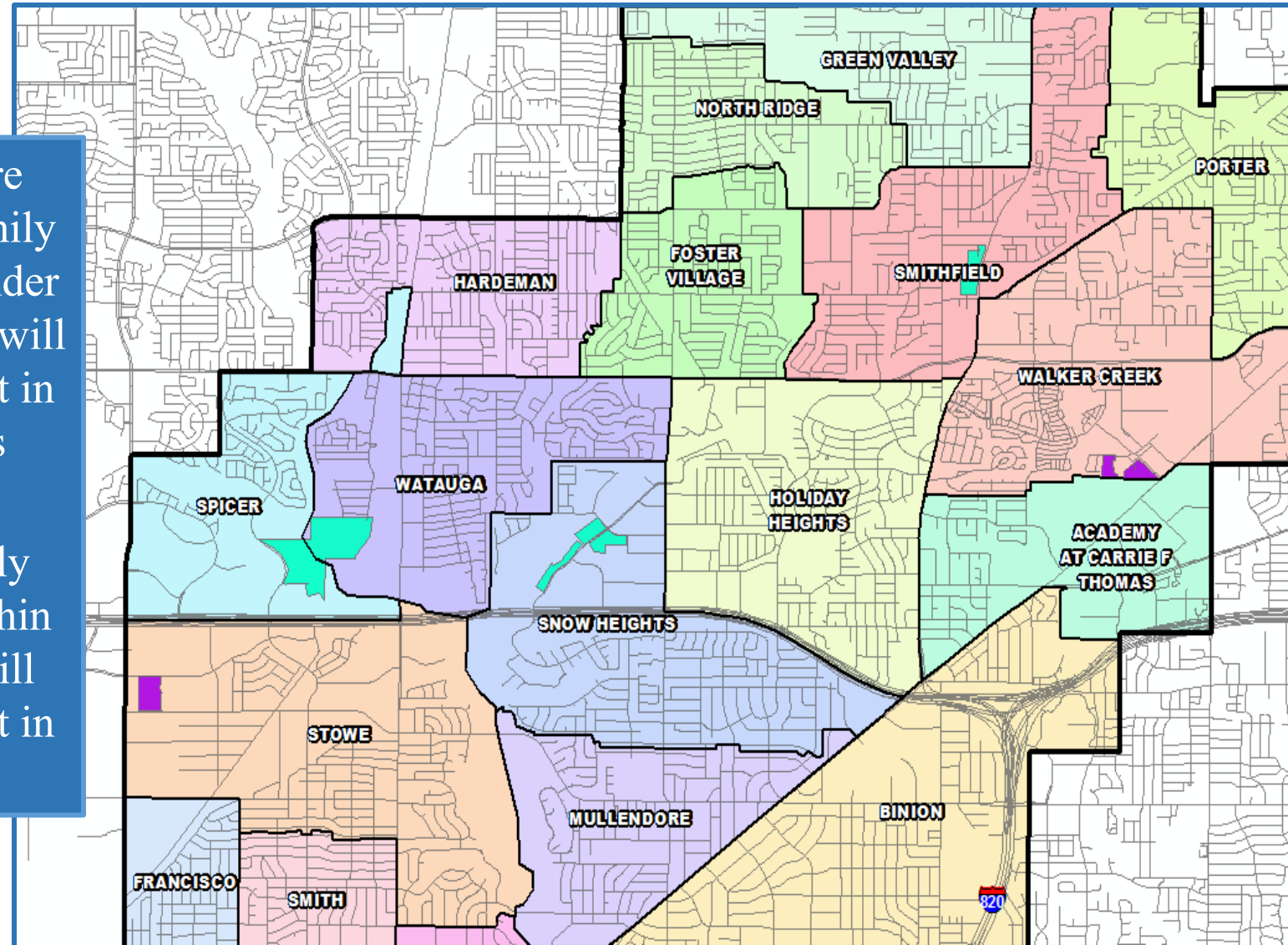
- Birdville ISD has 150 lots currently available to build on
- There are more than 900 planned future lots within the district
- Of those, 380 lots have groundwork underway





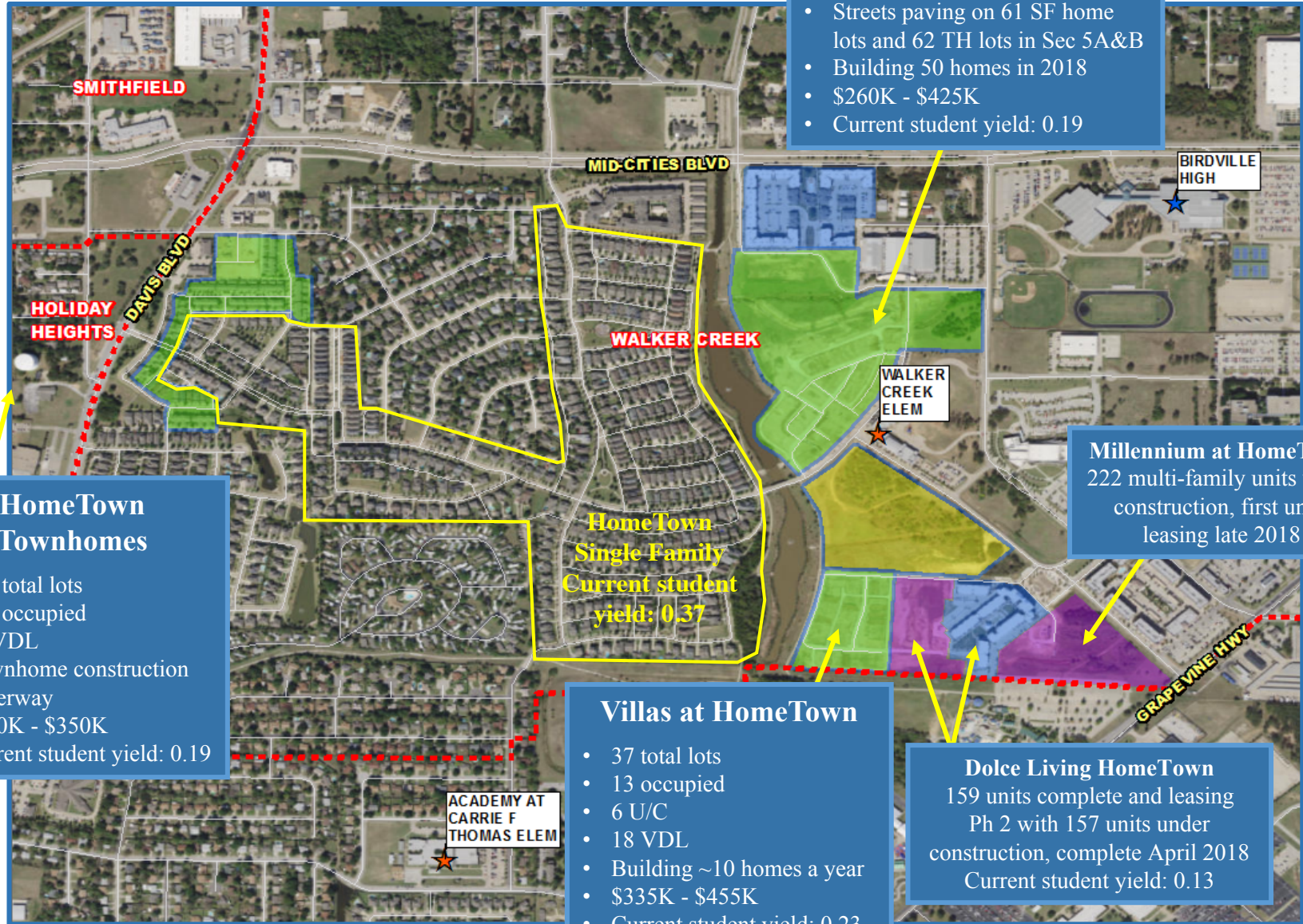
Multi-Family Development Overview

- Within BISD there are 683 multi-family units currently under construction that will impact the district in the next 1-2 years
- There are 2,220 future multi-family units planned within the district that will impact the district in 3+ years





Residential Activity



HomeTown Canal District

- 268 total SF lots
- 193 future lots
- 72 occupied
- Streets paving on 61 SF home lots and 62 TH lots in Sec 5A&B
- Building 50 homes in 2018
- \$260K - \$425K
- Current student yield: 0.19

HomeTown Townhomes

- 125 total lots
- 105 occupied
- 20 VDL
- Townhome construction underway
- \$250K - \$350K
- Current student yield: 0.19

Villas at HomeTown

- 37 total lots
- 13 occupied
- 6 U/C
- 18 VDL
- Building ~10 homes a year
- \$335K - \$455K
- Current student yield: 0.23

Millennium at HomeTown
222 multi-family units under construction, first units leasing late 2018

Dolce Living HomeTown
159 units complete and leasing
Ph 2 with 157 units under construction, complete April 2018
Current student yield: 0.13

HomeTown Single Family
Current student yield: 0.37



Residential Activity



Residential Activity 2



High Pointe Addition

- 225 total future lots
- Groundwork underway on Section 1 with 79 lots
- Homes starting late 2018 or early 2019
- Future multi-family section with 850 planned units

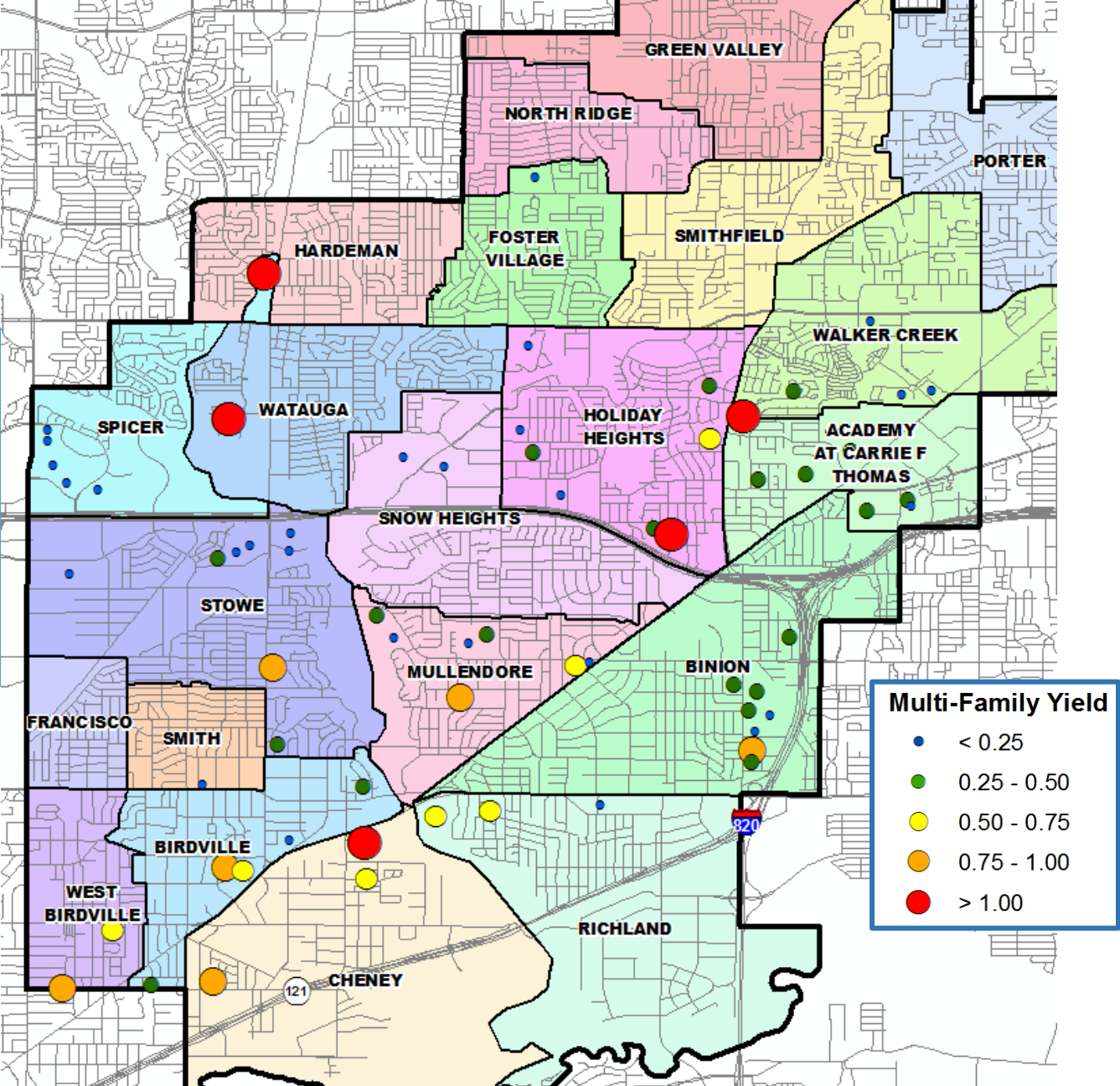
Grand on Beach Apartments
304 multi-family units under construction
First units leasing by December 2018, all construction complete by April 2019





Existing Multi-Family Yield Analysis

- Birdville ISD has 4,810 students residing in more than 14,100 multi-family units
- The district average yield is 0.34



Map and figures include Manufactured Home communities





Residential Yield Analysis

	2015-16	2016-17	2017-18	2 Year Difference
Total Students	24,342	23,854	23,423	-919
Out of District	1,178	1,094	951	-227
Unmatched	295	143	40	-255
Total Students (Geocoded Inside District)	22,869	22,617	22,432	-437
Multi-Family				
Students in MF	4,577	4,834	4,813	236
MF Units	13,942	14,101	14,101	159
% Students in MF	20.01%	21.37%	21.46%	1.45%
MF Yield	0.328	0.343	0.341	0.013
Single Family				
Students in SF	18,292	17,783	17,619	-673
SF Parcels	37,989	38,069	38,292	303
% Students in SF	79.99%	78.63%	78.54%	-1.45%
SF Yield	0.482	0.467	0.460	-0.022

- Since 2015/16, Birdville ISD has added 236 students in multi-family units, causing a rise in existing multi-family yields.
- Roughly 78.5% of district students reside in single family homes, a slight decline from 2015/16.



TEA Transfer Report

Transfers In From	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	5 Yr Change
Arlington ISD	11	17	13	15	9	14	3
Eagle Mt Saginaw ISD	47	63	53	51	48	66	19
Fort Worth ISD	224	256	248	256	207	205	-19
Grapevine Colleyville ISD	14	14	9	18	18	32	18
HEB ISD	86	109	72	114	94	112	26
Keller ISD	273	293	253	267	260	258	-15
Northwest ISD	20	23	19	26	27	24	4
Total Transfers In*	736	845	716	790	709	759	23

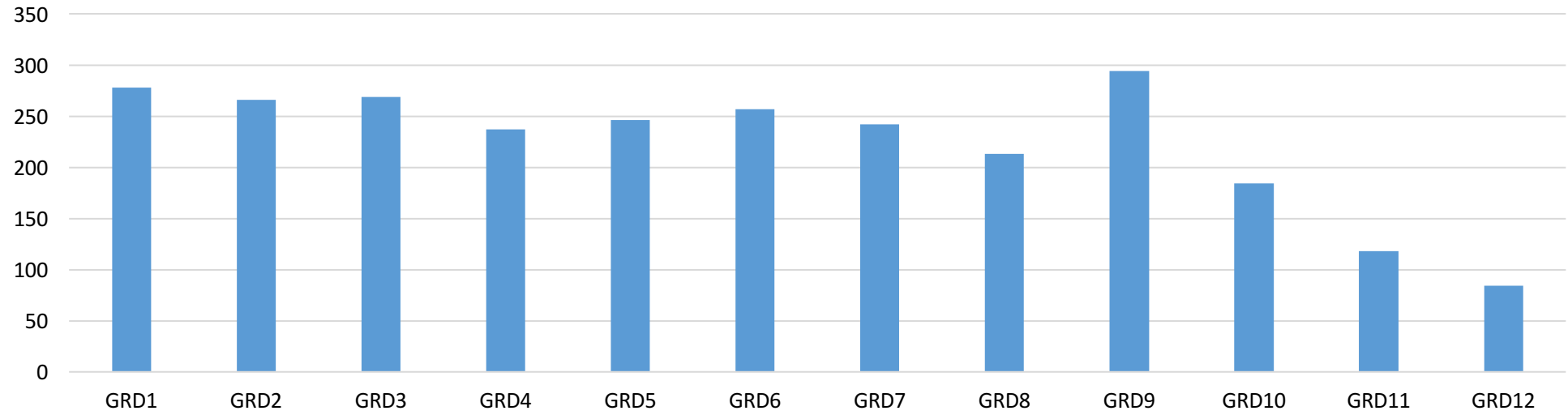
Transfers Out To	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	5 Yr Change
Brazos River Charter School	16	35	34	0	0	0	-16
Carroll ISD	25	26	37	35	45	44	19
Castleberry ISD	5	6	3	6	7	10	5
Eagle Mt Saginaw ISD	19	25	21	13	16	18	-1
Grapevine Colleyville ISD	42	37	36	48	56	72	30
Harmony Science Academy	64	81	63	70	72	63	-1
HEB ISD	78	76	75	72	81	91	13
International Leadership of Texas	0	0	3	42	65	780	780
Keller ISD	60	61	38	42	56	109	49
Northwest ISD	14	18	12	11	16	18	4
Premier High Schools	3	0	3	0	22	30	27
Texas College Preparatory Academy	40	72	59	45	20	31	-9
Treetops School International	25	29	25	31	40	41	16
Westlake Academy	9	5	7	15	13	15	6
Winfrey Academy Charter School	267	284	256	104	105	132	-135
Total Transfers Out*	787	833	768	614	707	1,572	785





Newcomers and Leavers Analysis

2017/18 Newcomers by Grade



	2016-17	2017-18	Change
Newcomers	2,656	2,688	32
Leavers	3,420	3,276	-144
NET CHANGE	-764	-588	176

* Student geocode data is taken from an enrollment snapshot, totals may vary from official enrollment reports.

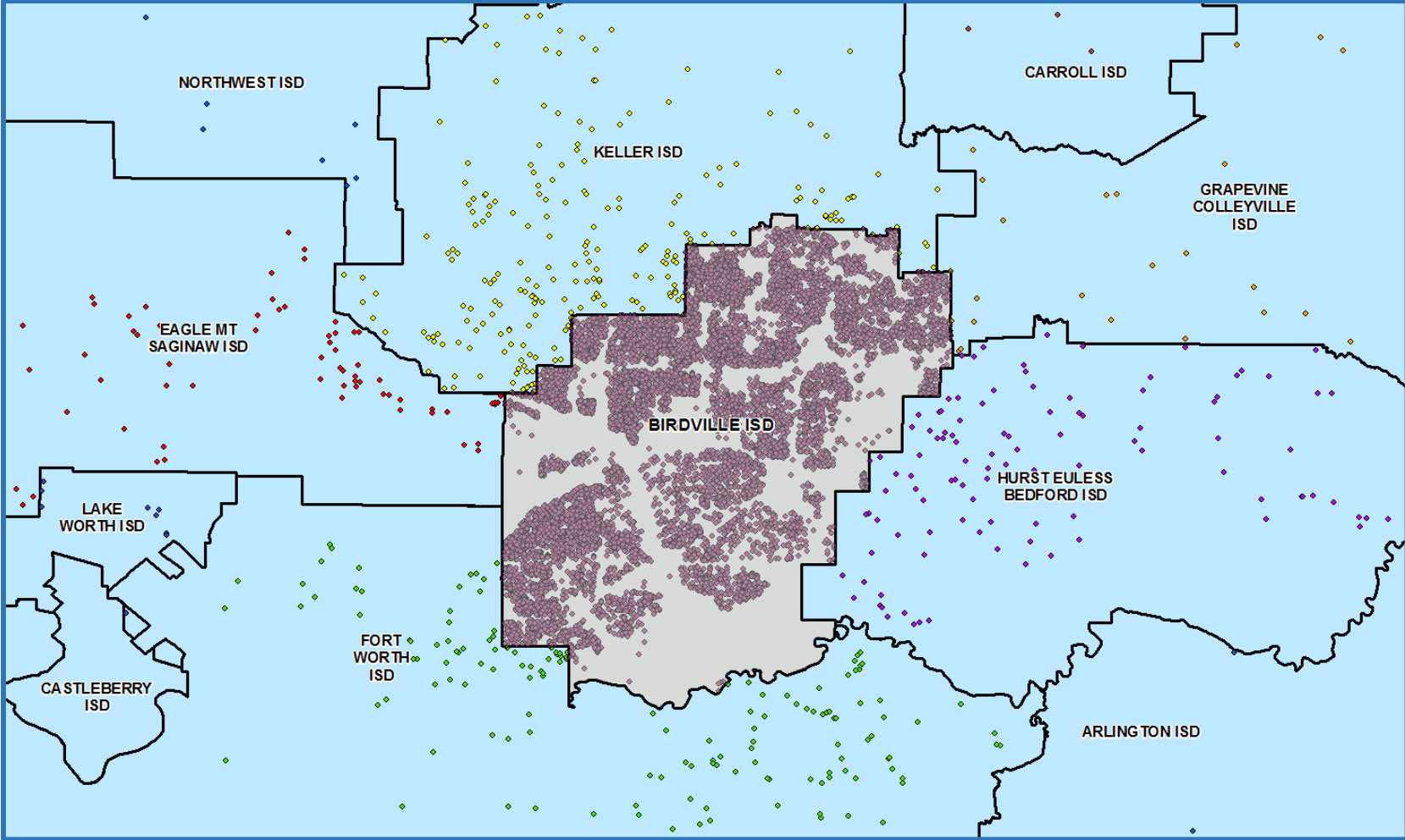
Newcomers: Number of student IDs that were in the 2017-18 student geocode, and did not exist in 2016-17 student file (excludes incoming KG, PK and EE).

Leavers: Number of student IDs that were in the 2016-17 student geocode, and did not exist in 2017-18 student file (excludes graduating seniors).





Out of District Students



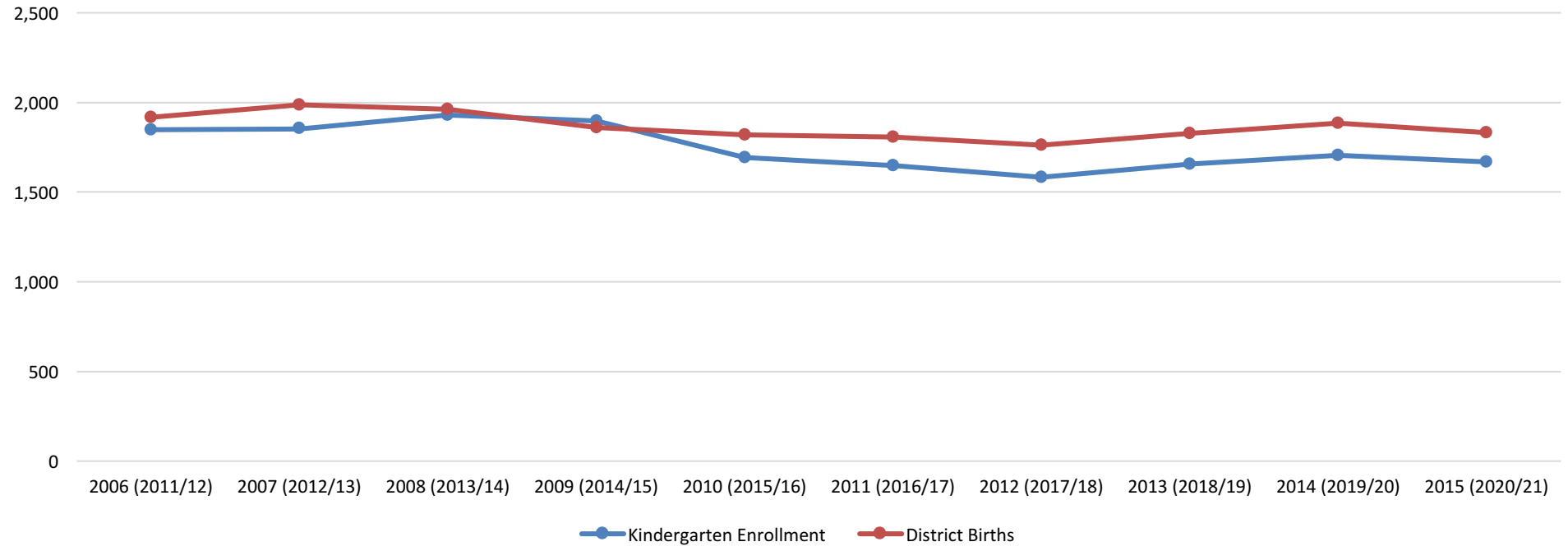
	2015-16	2016-17	2017-18	1 Year Change	2 Year Change
Out of District	1,178	1,094	951	-143	-227
Total Students	24,342	23,854	23,423	-431	-919
% Out of District	4.8%	4.6%	4.1%	-0.5%	-0.7%





Birth Rate Analysis

Birdville ISD KG Enrollment vs. District Births



	Kindergarten Enrollment	District Births	Ratio
2006 (2011/12)	1,847	1,919	0.96
2007 (2012/13)	1,854	1,987	0.93
2008 (2013/14)	1,930	1,964	0.98
2009 (2014/15)	1,898	1,860	1.02
2010 (2015/16)	1,694	1,820	0.93
2011 (2016/17)	1,647	1,807	0.91
2012 (2017/18)	1,583	1,762	0.90
2013 (2018/19)	1,657	1,829	0.91
2014 (2019/20)	1,715	1,884	0.91
2015 (2020/21)	1,678	1,831	0.91





Ten Year Forecast

By Grade Level

Year (Oct.)	EE/PK	K	1st	2nd	3rd	4th	5th	6th	7th	8th	9th	10th	11th	12th	Total	Total Growth	% Growth
2013/14	1,051	1,930	1,883	1,892	1,795	1,727	1,812	1,762	1,799	1,834	1,909	1,747	1,551	1,634	24,326		
2014/15	965	1,898	1,963	1,839	1,859	1,809	1,711	1,819	1,709	1,807	2,051	1,772	1,537	1,650	24,389	63	0.26%
2015/16	980	1,694	1,955	1,908	1,835	1,829	1,836	1,760	1,802	1,735	2,003	1,867	1,495	1,629	24,328	-61	-0.25%
2016/17	998	1,647	1,718	1,853	1,807	1,774	1,767	1,789	1,714	1,806	1,955	1,814	1,620	1,595	23,857	-471	-1.94%
2017/18	951	1,583	1,664	1,680	1,810	1,781	1,777	1,783	1,789	1,756	2,012	1,809	1,579	1,714	23,688	-169	-0.71%
2018/19	953	1,657	1,628	1,664	1,682	1,826	1,788	1,785	1,784	1,824	1,993	1,795	1,557	1,668	23,604	-85	-0.36%
2019/20	953	1,715	1,710	1,626	1,669	1,697	1,845	1,811	1,763	1,801	2,071	1,794	1,546	1,640	23,640	36	0.15%
2020/21	953	1,678	1,758	1,706	1,633	1,684	1,730	1,868	1,792	1,787	2,037	1,870	1,545	1,631	23,672	32	0.13%
2021/22	953	1,711	1,719	1,749	1,707	1,644	1,693	1,748	1,849	1,840	2,041	1,812	1,610	1,628	23,704	32	0.14%
2022/23	953	1,723	1,754	1,713	1,740	1,719	1,657	1,717	1,750	1,890	2,096	1,837	1,557	1,694	23,800	96	0.40%
2023/24	953	1,734	1,747	1,740	1,714	1,736	1,721	1,678	1,695	1,788	2,147	1,880	1,573	1,643	23,749	-51	-0.21%
2024/25	953	1,729	1,763	1,729	1,733	1,718	1,743	1,751	1,668	1,725	2,050	1,922	1,625	1,649	23,758	9	0.04%
2025/26	953	1,730	1,758	1,745	1,706	1,733	1,725	1,769	1,740	1,719	1,988	1,839	1,653	1,707	23,765	7	0.03%
2026/27	953	1,726	1,752	1,739	1,731	1,705	1,726	1,751	1,754	1,770	1,973	1,804	1,579	1,735	23,698	-67	-0.28%
2027/28	953	1,723	1,763	1,733	1,724	1,729	1,709	1,755	1,739	1,792	2,033	1,778	1,560	1,658	23,649	-49	-0.21%

*Yellow box = largest grade per year
 *Green box = second largest grade per year





Ten Year Forecast Elementary

By Elementary Campus

CAMPUS	Optimal Capacity	Total Optimal Capacity w/Portables	Current 2017/18	ENROLLMENT PROJECTIONS									
				2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28
ACADEMY AT CARRIE F THOMAS	535	713	627	616	601	598	609	607	603	606	603	594	586
ALLIENE MULLENDORE ELEMENTARY	376	574	359	357	360	355	367	379	397	396	394	392	380
BIRDVILLE ELEMENTARY	653	653	426	419	423	412	404	420	417	412	411	407	406
DAVID E SMITH ELEMENTARY	436	594	459	467	457	457	447	453	453	456	441	429	424
FOSTER VILLAGE ELEMENTARY	673	733	495	484	470	455	474	463	454	456	453	454	455
GRACE E HARDEMAN ELEMENTARY	851	851	646	631	641	625	629	635	627	631	629	626	626
GREEN VALLEY ELEMENTARY	574	574	483	485	482	475	481	484	481	485	481	486	496
HOLIDAY HEIGHTS ELEMENTARY	693	733	613	611	610	603	596	593	604	617	621	609	606
JACK C BINION ELEMENTARY	752	752	798	770	759	758	759	741	741	739	739	738	744
JOHN D SPICER ELEMENTARY	634	713	596	598	595	602	614	664	699	699	703	711	711
MAJOR CHENEY ELEMENTARY	436	436	447	429	414	399	401	382	392	389	392	397	398
NORTH RIDGE ELEMENTARY	594	594	492	486	485	484	475	477	473	468	459	453	459
O H STOWE ELEMENTARY	733	733	662	637	648	630	590	581	584	586	591	589	597
RICHLAND ELEMENTARY	515	515	296	283	281	286	286	288	288	290	285	287	290
SMITHFIELD ELEMENTARY	475	634	449	479	502	516	523	558	555	558	559	553	550
SNOW HEIGHTS ELEMENTARY	455	455	373	368	388	418	448	461	486	498	497	492	489
W A PORTER ELEMENTARY	535	535	522	542	548	544	553	528	532	530	541	553	551
W T FRANCISCO ELEMENTARY	356	515	351	361	364	356	355	364	359	354	358	361	365
WALKER CREEK ELEMENTARY	713	713	615	629	671	673	685	689	707	714	718	721	721
WATAUGA ELEMENTARY	871	1,109	811	803	793	787	782	792	787	790	783	774	772
WEST BIRDVILLE ELEMENTARY	772	772	726	743	723	709	698	700	706	694	692	706	708
ELEMENTARY SCHOOL TOTALS	12,632	13,901	11,246	11,198	11,215	11,142	11,176	11,259	11,345	11,368	11,350	11,332	11,334
Elementary Absolute Growth			-318	-48	17	-73	34	83	86	23	-18	-18	2
Elementary Percent Growth			-2.75%	-0.43%	0.15%	-0.65%	0.31%	0.74%	0.76%	0.20%	-0.16%	-0.16%	0.02%

*Yellow box = enrollment exceeds optimal campus capacity





Ten Year Forecast Secondary

By Secondary Campus

CAMPUS	Optimal Capacity	Total Optimal Capacity w/Portables	Current	ENROLLMENT PROJECTIONS									
			2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28
HALTOM MIDDLE SCHOOL	1,158	1,440	928	936	949	991	1,021	948	897	884	933	929	908
NORTH OAKS MIDDLE SCHOOL	686	923	571	588	609	614	646	622	593	558	570	591	590
NORTH RICHLAND MIDDLE SCHOOL	900	900	891	918	907	908	903	939	894	879	858	901	926
NORTH RIDGE MIDDLE SCHOOL	900	1,350	746	761	752	739	701	673	648	664	673	661	651
RICHLAND MIDDLE SCHOOL	686	945	662	710	696	698	643	638	629	633	631	644	648
SMITHFIELD MIDDLE SCHOOL	945	1,035	819	773	768	810	853	897	875	909	927	908	918
WATAUGA MIDDLE SCHOOL	1,013	1,260	711	707	694	687	670	640	625	617	636	641	645
MIDDLE SCHOOL TOTALS	6,288	7,853	5,328	5,393	5,375	5,447	5,437	5,357	5,161	5,144	5,228	5,275	5,286
Middle School Absolute Growth			19	65	-18	72	-10	-80	-196	-17	84	47	11
Middle School Percent Growth			0.36%	1.22%	-0.33%	1.34%	-0.18%	-1.47%	-3.66%	-0.33%	1.63%	0.90%	0.21%
BIRDVILLE HIGH SCHOOL	2,183	2,183	2,074	2,069	2,102	2,062	2,087	2,085	2,076	2,118	2,147	2,157	2,163
HALTOM HIGH SCHOOL	2,627	2,627	2,641	2,614	2,624	2,657	2,653	2,727	2,769	2,791	2,694	2,645	2,620
RICHLAND HIGH SCHOOL	2,250	2,250	2,157	2,088	2,082	2,122	2,109	2,130	2,156	2,095	2,104	2,047	2,004
SHANNON HIGH SCHOOL			238	238	238	238	238	238	238	238	238	238	238
HIGH SCHOOL TOTALS	7,060	7,051	7,110	7,009	7,046	7,079	7,087	7,180	7,239	7,242	7,183	7,087	7,025
High School Absolute Growth			129	-101	37	33	8	93	59	3	-59	-96	-62
High School Percent Growth			1.85%	-1.42%	0.53%	0.47%	0.11%	1.31%	0.82%	0.04%	-0.81%	-1.34%	-0.87%
TARRANT COUNTY JJAEP			4	4	4	4	4	4	4	4	4	4	4
DISTRICT TOTALS	25,980	28,805	23,688	23,604	23,640	23,672	23,704	23,800	23,749	23,758	23,765	23,698	23,649
District Absolute Growth			-169	-85	36	32	32	96	-51	9	7	-67	-49
District Percent Growth			-0.7%	-0.4%	0.2%	0.1%	0.1%	0.4%	-0.2%	0.0%	0.0%	-0.3%	-0.2%

*Yellow box = enrollment exceeds optimal campus capacity





Summary of Demographic Report

- North Richland Hills' unemployment rate is below 3%.
- Total annual home sales within BISD have risen more than 23% in the last five years.
- The average new and existing home sale prices within BISD have risen more than 50% since 2010.
- New home activity within the District is concentrated north of Hwy 820.
- Roughly 78% of District students reside in single family homes.
- The overall single family yield within the District has been declining due to low student yields in new home communities.
- 2022/23 enrollment projection: 23,800 students.
- Birdville ISD is projected to enroll nearly 23,649 students for the 2027/28 school year.

Your Questions About Birdville ISD Demographics? ...



How Will We Begin to Consider These Projects? How Do We Begin? ...

- Your Worksheet
 - The Projects
 - The Priorities
 - The Pricing
 - Your Preferences
- The Considerations
 - Does it meet the needs of the District, the teachers, the students?
 - Does it reflect good stewardship?
 - Is it viable in the community?
- Your Completed Worksheet – April 16



Process Check: Likes & Wishes

LIKES:

WISHES:



Next Meeting ...

Monday, April 19:

- Table Bond Construction!

