



LONG-RANGE FACILITY PLANNING COMMITTEE

Meeting #2 Wednesday, November 2, 2022

WELCOME

- Mtg. 1 Overview
 - Co-Chairs Selected
 - Amy Caffey ankorenek@yahoo.com
 - Braden Byrd braden.byrd@yahoo.com
 - Long Range Facility Master Planning Process
 - District Highlights
 - Consensus Defined at 90% minimum
 - District-wide Facility Assessment Review and Discussion
 - Tours
- One Word Exercise to Define Rockdale ISD

future resilient tough
dedicated community
helpful kind fundamental
welcoming
potential family classy
prideful
great growing relentless
2nd home



COMMITTEE MEMBERS

The Long-Range Bond Planning Committee is comprised of a diverse representation of the Rockdale ISD community.

Brittany Bell
Anna Bland
Braden Byrd
Amy Caffey
Jessie Casas
Dallas Spence
Lisa Gerthe

Rita Juergens
David Kaufmann
Quinn Kearney
Janice Keen
Jeff King
Angela Locker
Billy Ogea

Guillermo Pantaleon
Raymon Puente
Jackie Thornton
Tawana Valdez
Herbie Vaughn
Steve Young
Pete Zenner

MEETING AGENDA

- School Finance 101
- District Financials
- District Enrollment Projections vs Student Capacity
- Planning Objectives and Master Plan Concepts
- Facility Tour & Discussion
- Introduce Potential Projects
- Discussion & Initial Prioritization



SCHOOL FINANCE 101



DISTRICT FINANCIALS

District Financials

- RISD has maintained a balance budget since 2014-2015
- Financially sound with FIRST report since 2014-2015
- Clean financial audits since 2014-2015
- Refinance of bonds – 2 years
 - Saved future interest payments of 1,073070.83
- ESSER funds enabled us to add 2.7 million to fund balance
 - 6 months
 - Earmarked some for repairs
- 313 Financial Influx
 - Beginning Jan of 2024
 - 100*Snapshot ADA = approximately 140,000 paid until 2037
 - Jan 2026 2.6 million payment
 - Beginning in Jan of 2026
 - 100* Snapshot ADA = approximately 140,000 paid until 2040
 - Jan of 2028 1 million payment



DISTRICT BOND CAPACITY

Rockdale Independent School District

Preliminary Tax Rate Analysis

Summary of Assumptions & Results

Projects

Scenario I	\$25,000,000
Scenario II	\$35,000,000
Scenario III - Capacity @ \$0.50	\$48,125,000

Series 2024

Financing Assumptions

Dated Date:	2/15/2024
Delivery Date:	2/15/2024
First Interest Payment Date:	8/15/2024
Last Principal Payment Date:	2/15/2049
Interest Rate Assumption:	4.50%
Collection Rate:	97.00%
Taxable Assessed Valuation (2022 Certified Freeze Adjusted Values):	\$ 658,894,277
Assumed Growth Rate:	3.00% (3% through Tax Year 2027, 0% growth thereafter. Includes 313 Agreement.)

Series 2024

Financing Results

	<u>Par Amount</u>	<u>Total New Debt Service</u>	<u>Maximum I&S Tax Rate ^(a) (with IFA/EDA)</u>	<u>Maximum I&S Tax Rate Increase ^(b) (with IFA/EDA)</u>
Scenario I	\$25,000,000	\$40,871,500	\$0.3999	\$0.0380
Scenario II	\$35,000,000	\$57,062,825	\$0.4894	\$0.1275
Scenario III - Capacity @ \$0.50	\$48,125,000	\$83,988,200	\$0.4997	\$0.1378

^(a) Statutory I&S tax rate limit is \$0.50.

^(b) Estimated increase above the anticipated 2022-2023 I&S tax rate of \$0.3619.

Rockdale Independent School District

Preliminary Tax Rate Analysis

Tax Rate Impact on Homeowner

Appraised Home Value	State Mandated Residential Homestead Exemption ^(a)	Taxable Value	Maximum Annual Tax Impact Based on Maximum Tax Increase ^(b)		
			Scenario I	Scenario II	Scenario III
\$ 70,000	\$ 40,000	\$ 30,000	\$ 11.41	\$ 38.26	\$ 41.33
80,000	40,000	40,000	15.22	51.01	55.11
90,000	40,000	50,000	19.02	63.76	68.89
100,000	40,000	60,000	22.82	76.51	82.67
125,000	40,000	85,000	32.34	108.39	117.11
150,000	40,000	110,000	41.85	140.27	151.56
175,000	40,000	135,000	51.36	172.15	186.00
200,000	40,000	160,000	60.87	204.03	220.45
225,000	40,000	185,000	70.38	235.91	254.90
250,000	40,000	210,000	79.89	267.79	289.34
275,000	40,000	235,000	89.40	299.67	323.79

^(a) Taxes paid on residence homesteads are frozen at age 65.

^(b) Estimated increase above the anticipated 2022-2023 I&S tax rate of \$0.3619.





ENROLLMENT PROJECTIONS

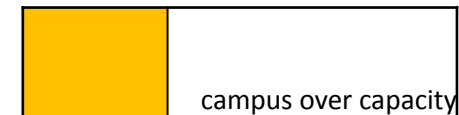
Enrollment Projections



	Student Capacity	Grades	2019-20	2020-21	2021-22	Current	Projected Enrollment**				
						2022-23*	2023-24	2024-25	2025-26	2026-27	2027-28
Elementary	411	PreK - 1	377	342	278	286	300	315	330	346	363
Intermediate	471	2 thru 5	309	323	386	417	437	458	480	504	529
Junior High	425	6 thru 8	357	347	351	317	332	348	365	383	402
High School	701	9 thru 12	447	423	415	464	487	511	536	562	590
Total	2008		1,490	1,435	1,430	1,484	1,556	1,632	1,711	1,795	1,884

* 2022-23 is first six weeks data collected

** Assumes 5% growth / year





MASTER PLAN CONCEPTS

A Master Plan Defines:

- Future Direction
- Goals and Objectives
- Rockdale ISD's Path Ahead
- Decision Making Process
- Checks/Balances for Future Decisions

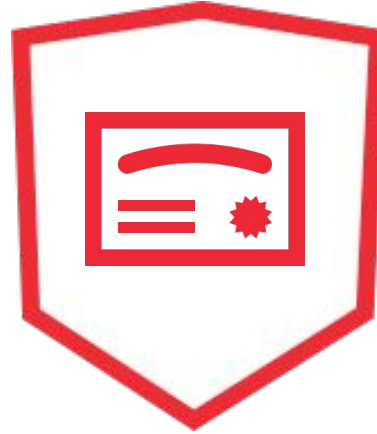
A Master Plan is not:

- An Implementation Plan
- An Immediate Plan – it takes many years with funding
- Happening Tomorrow

KEY MASTER PLAN OBJECTIVES



**Accommodate
Enrollment Growth**



**Expand Course
Offerings**



**Update
Facilities**



CAMPUS CONCEPTS



Key Map



Elementary School – Future Campus Location

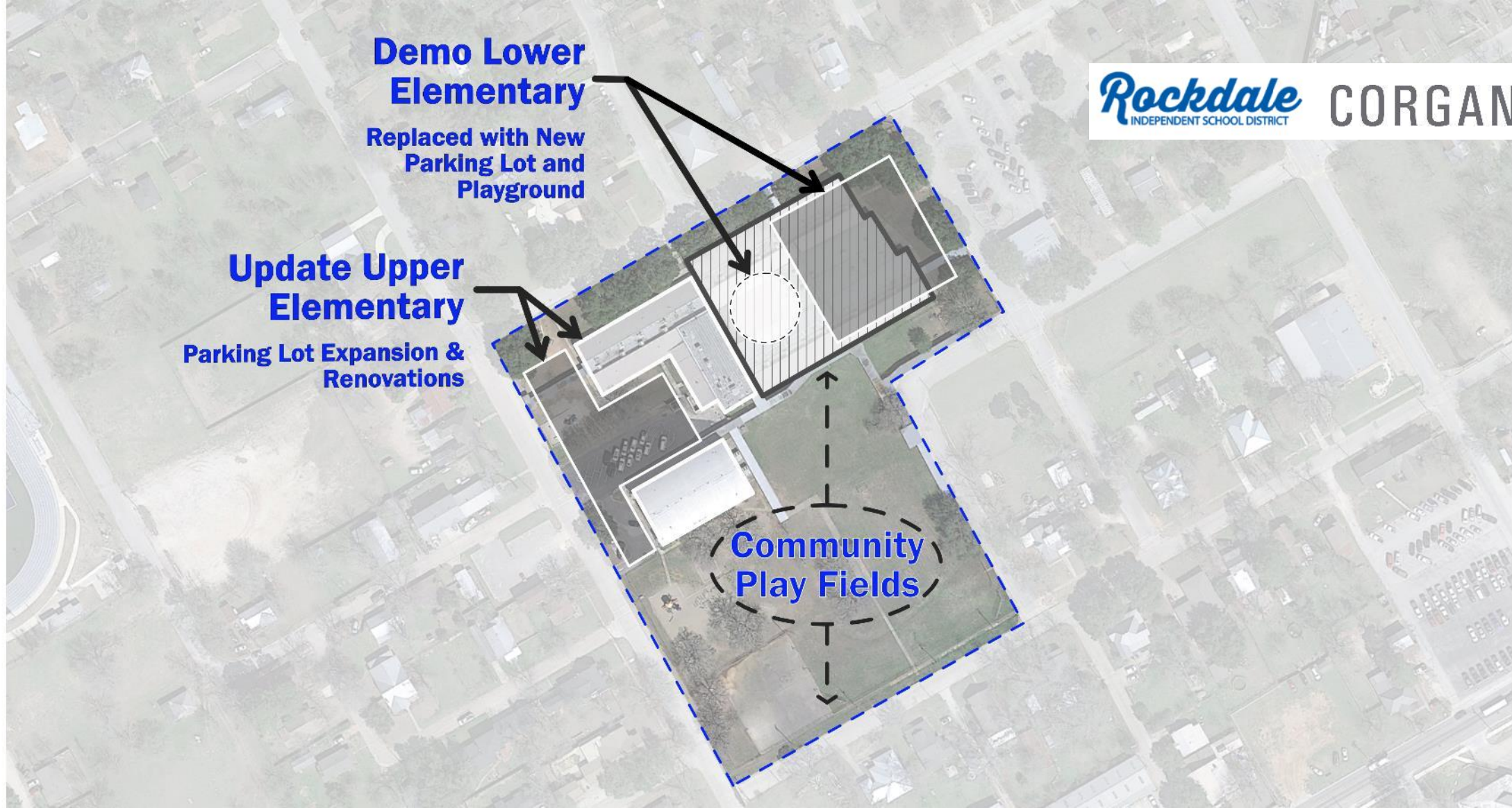
Demo Lower Elementary

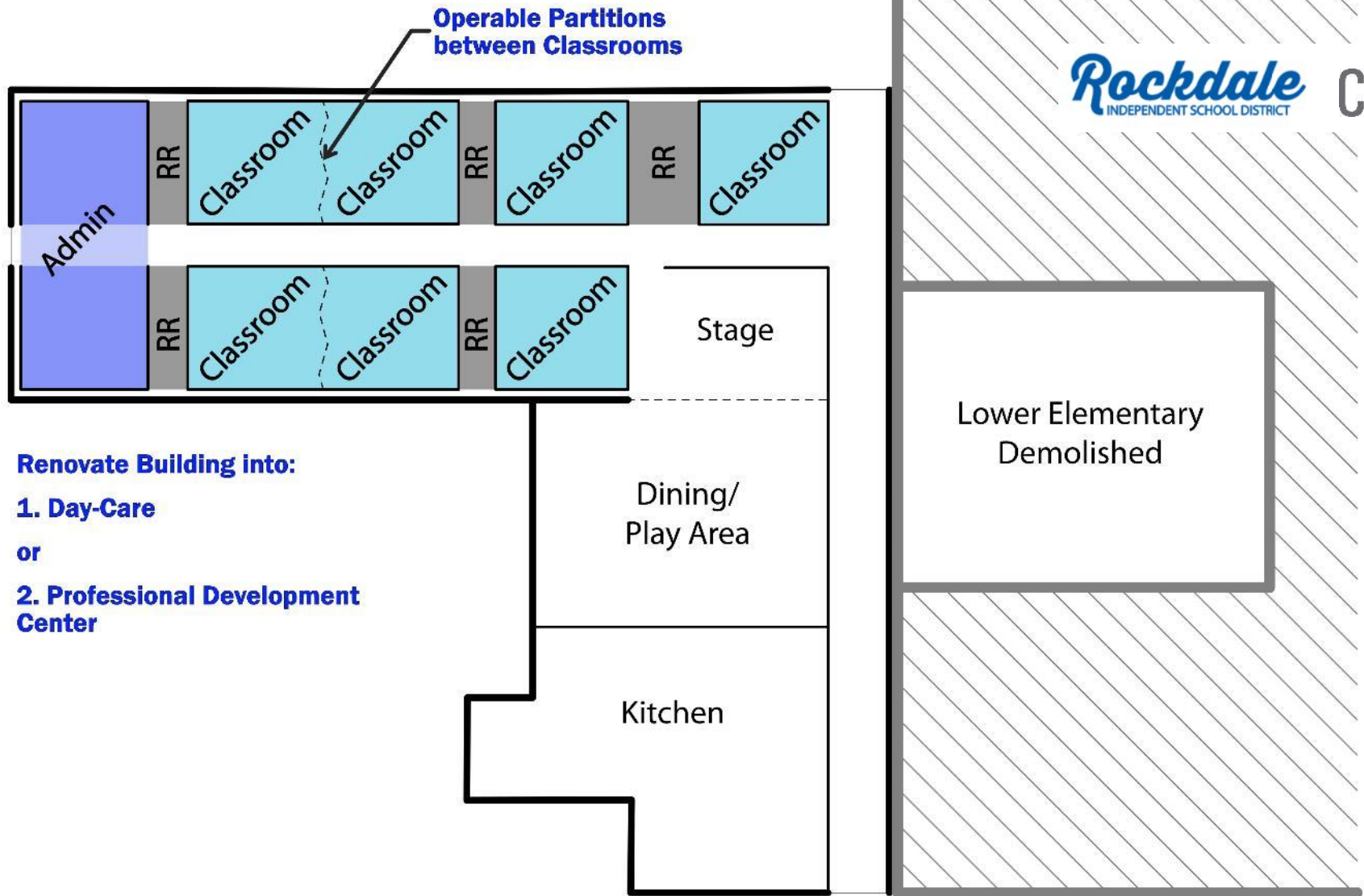
Replaced with New
Parking Lot and
Playground

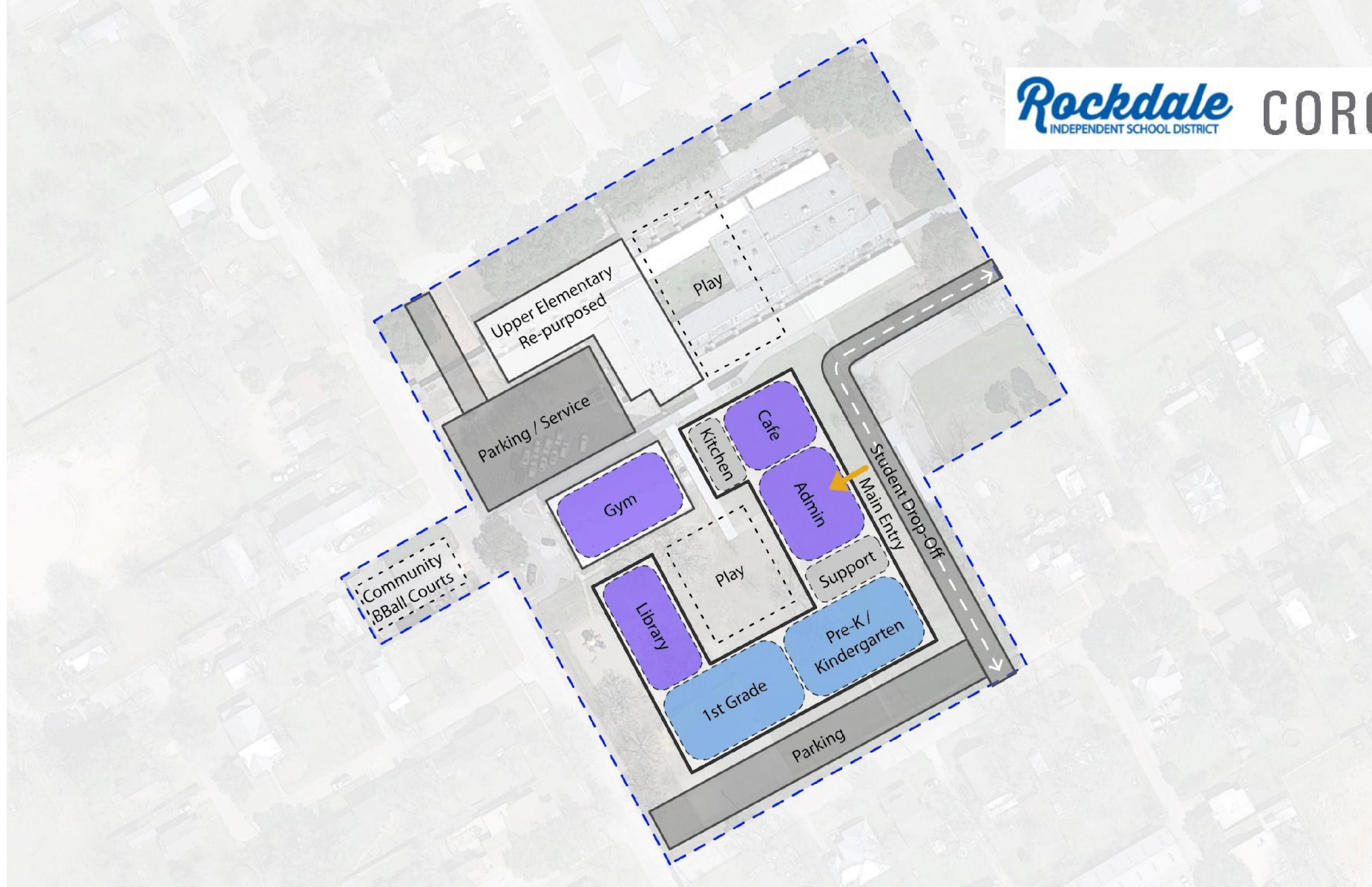
Update Upper Elementary

Parking Lot Expansion &
Renovations

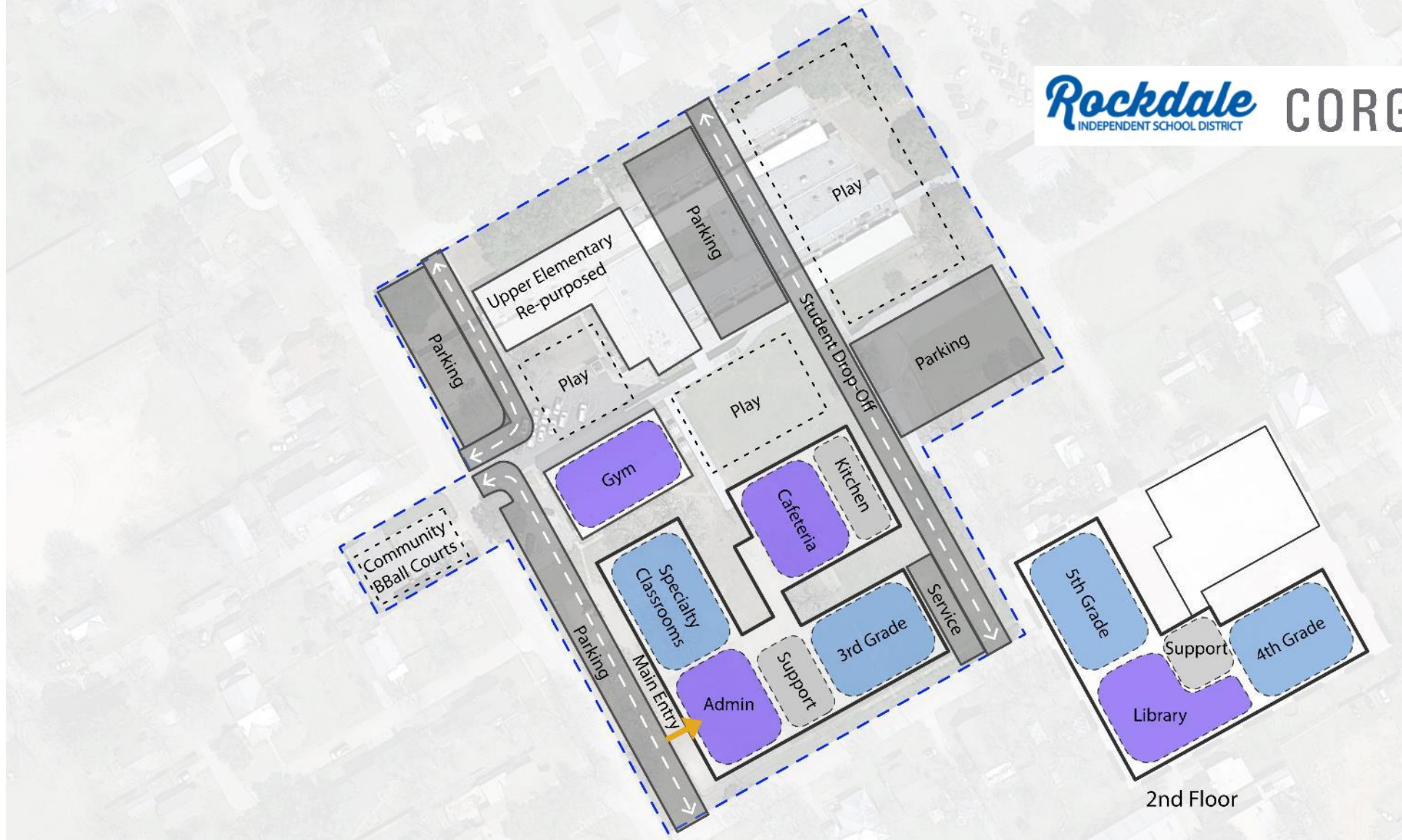
**Community
Play Fields**



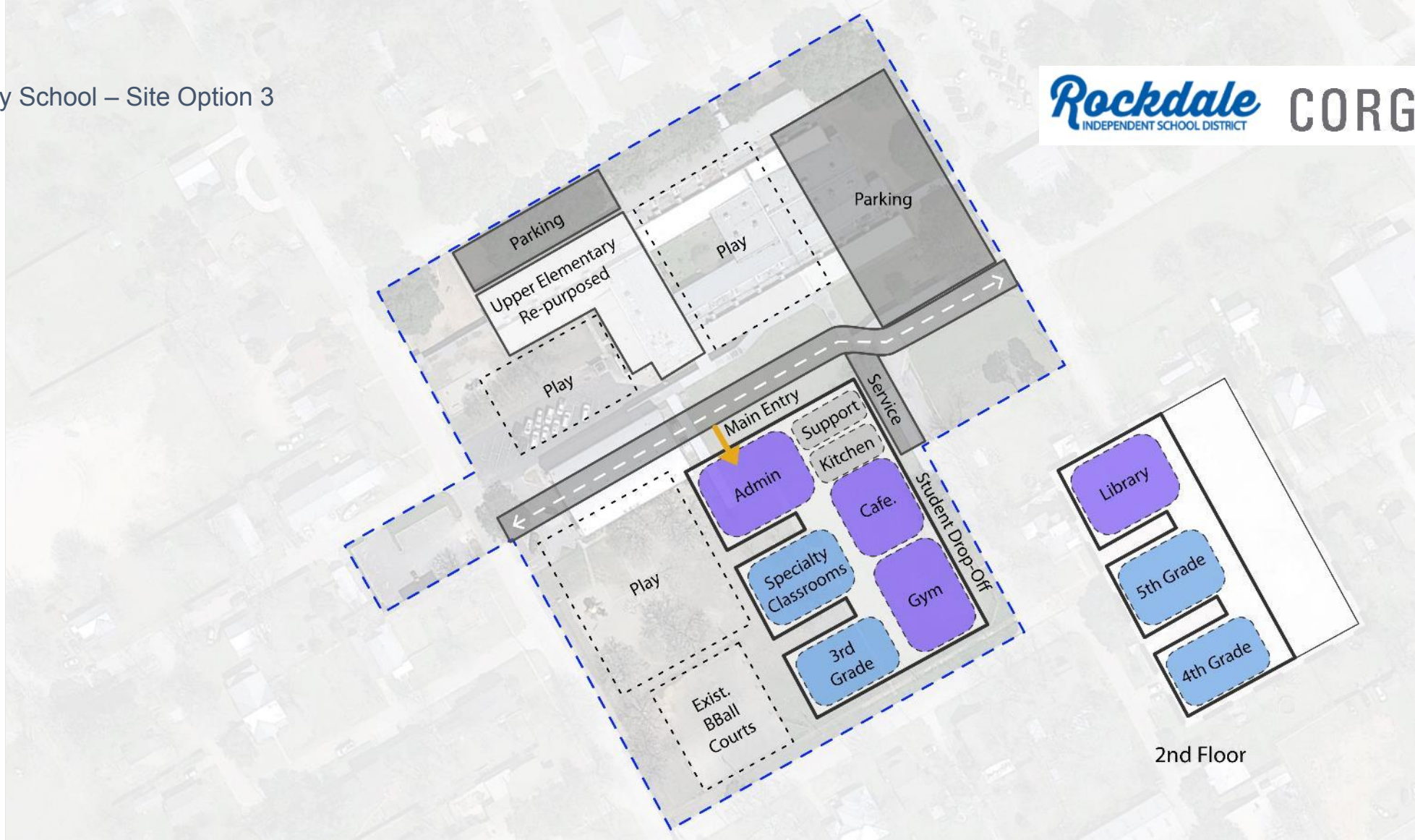


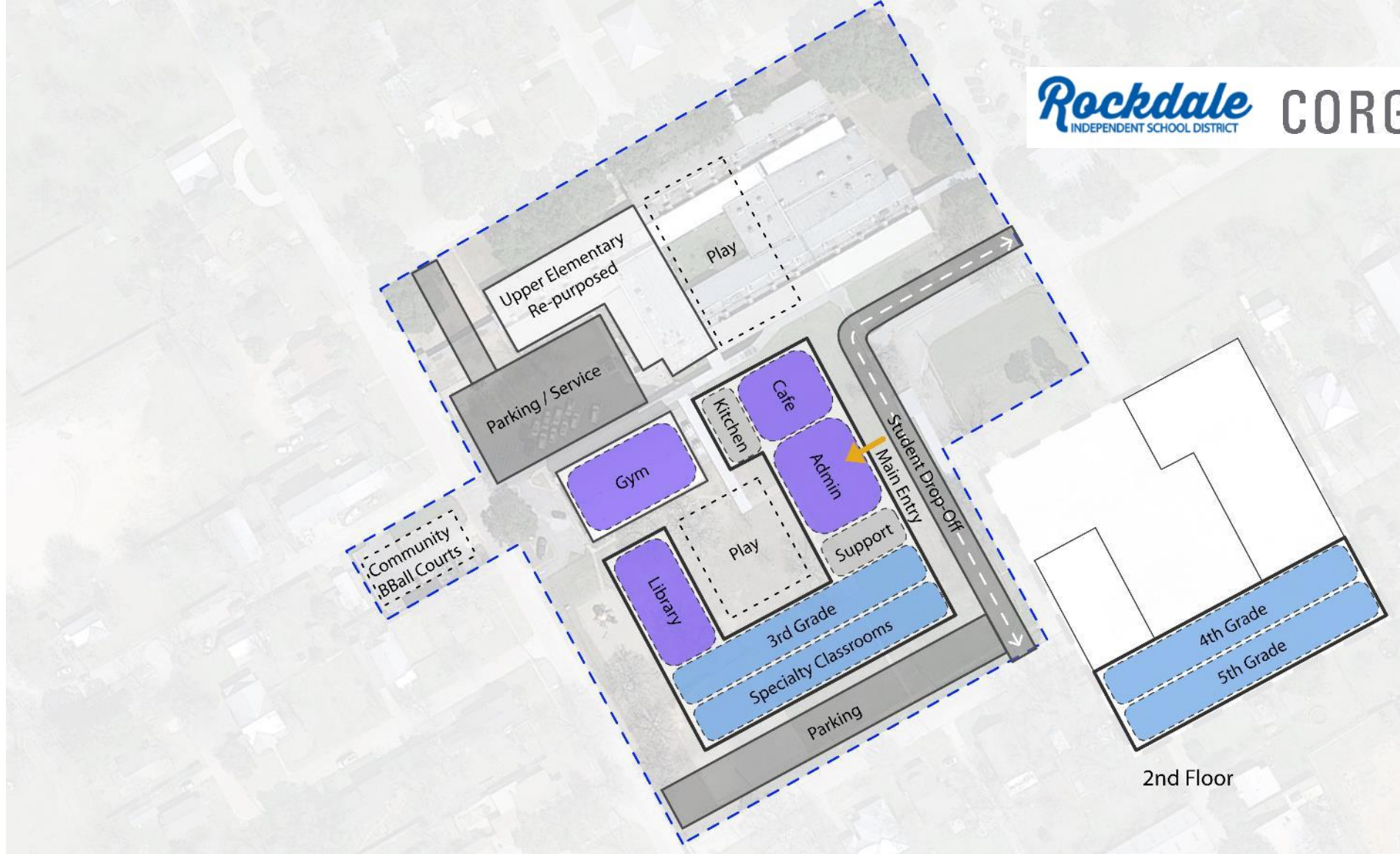


Elementary School – Option 1a – Day Care + Elementary (Prek-1)

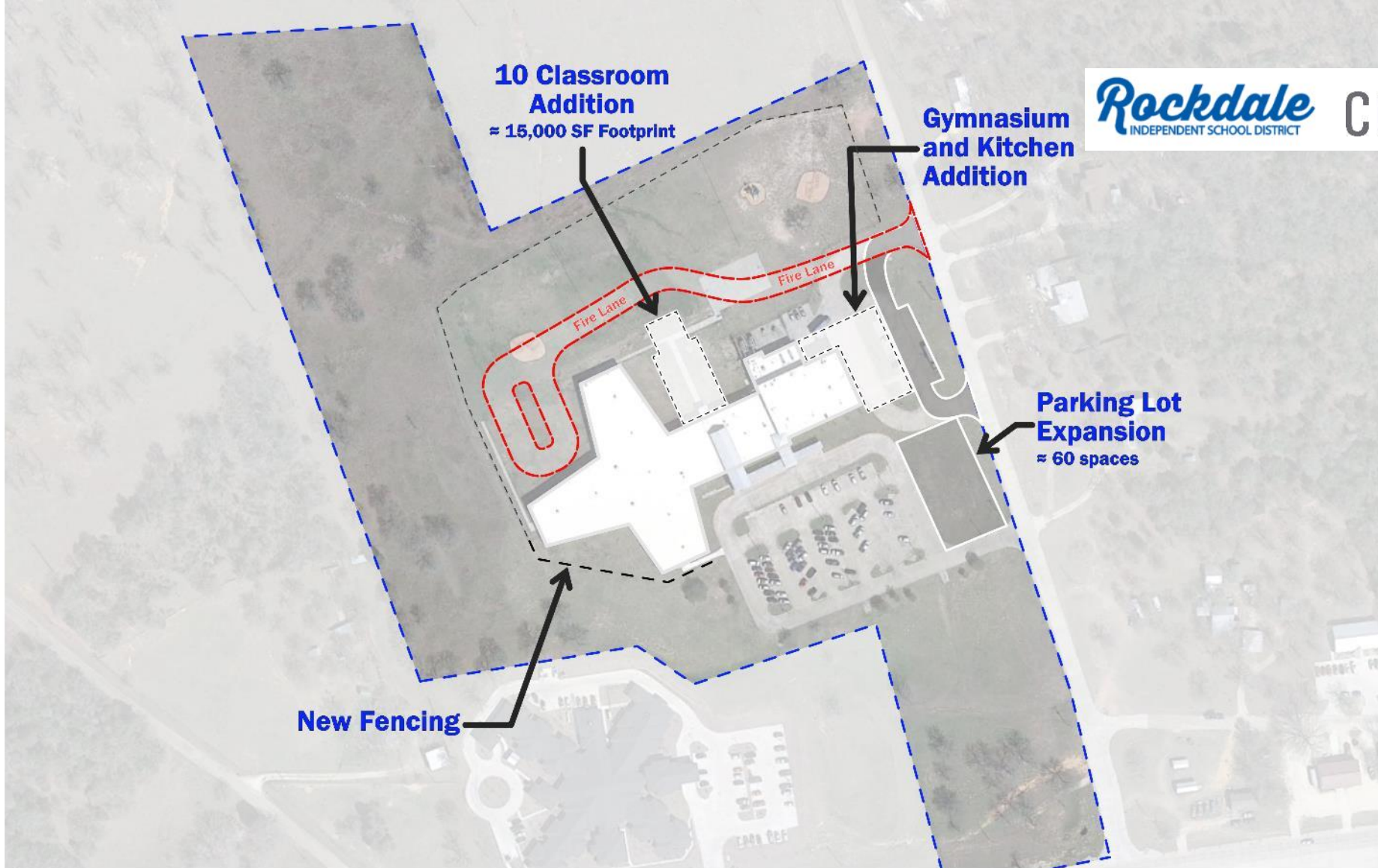


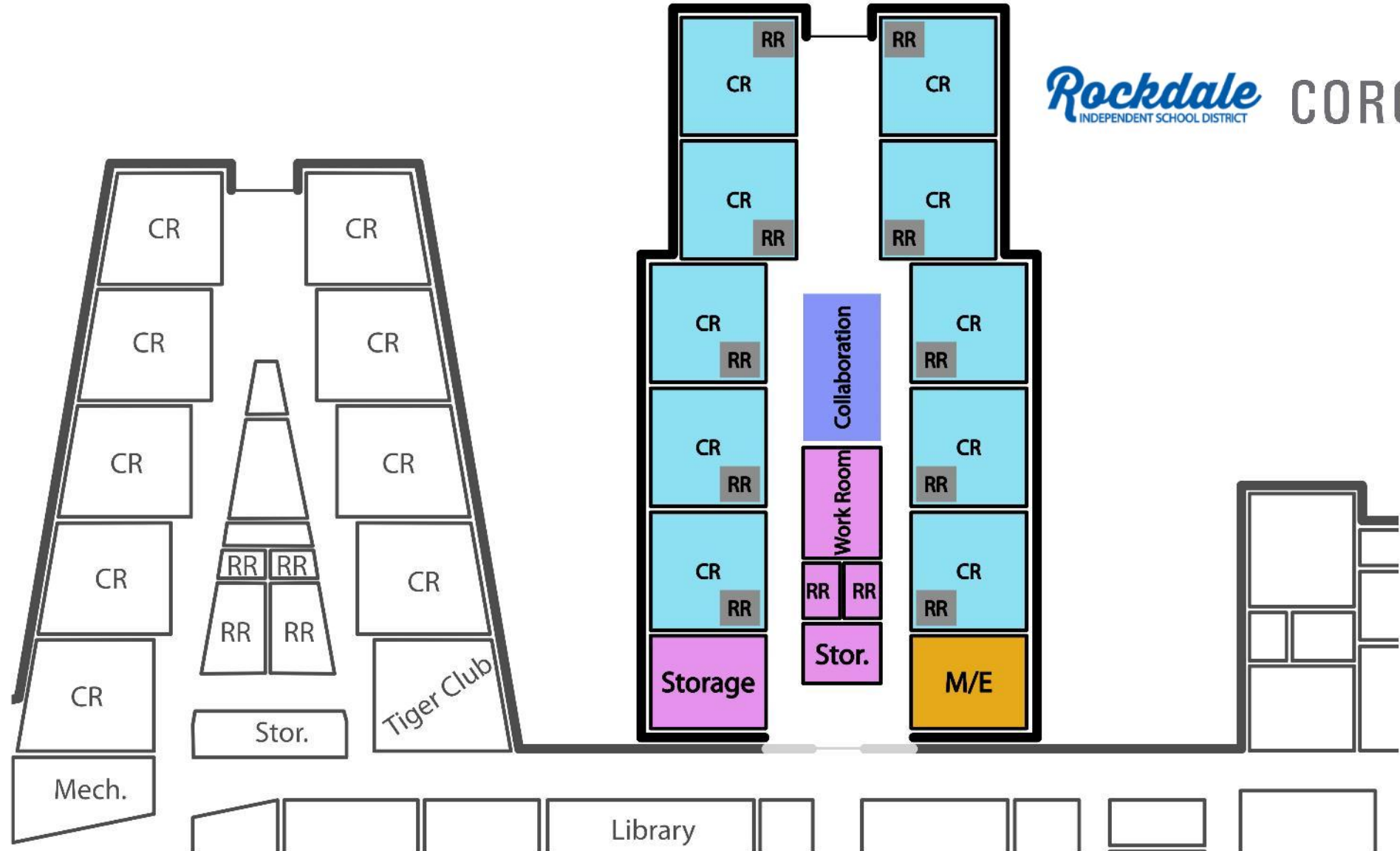
Elementary School – Site Option 3



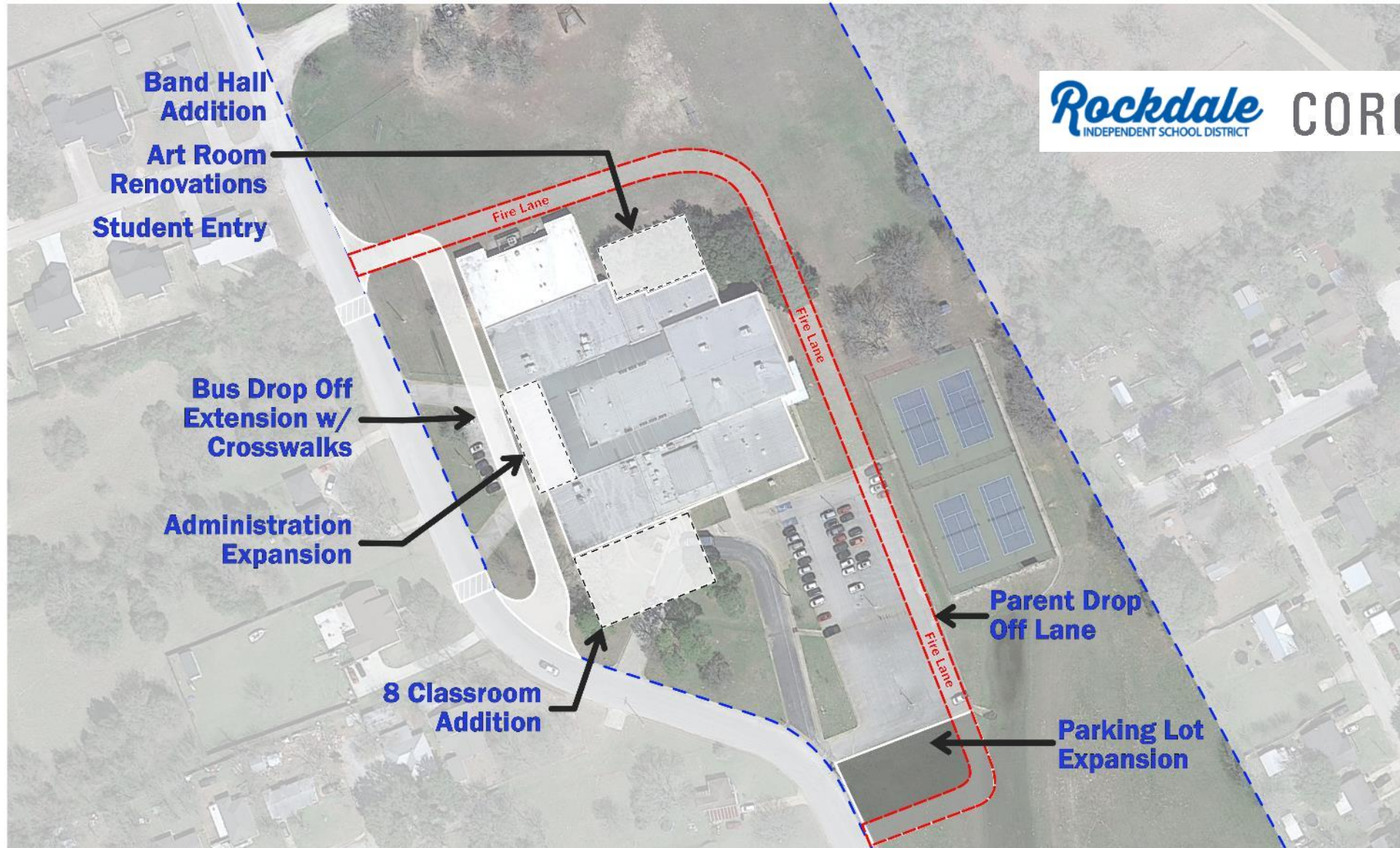


Elementary School – Option 2b – Day Care + Intermediate (grades 3-5)

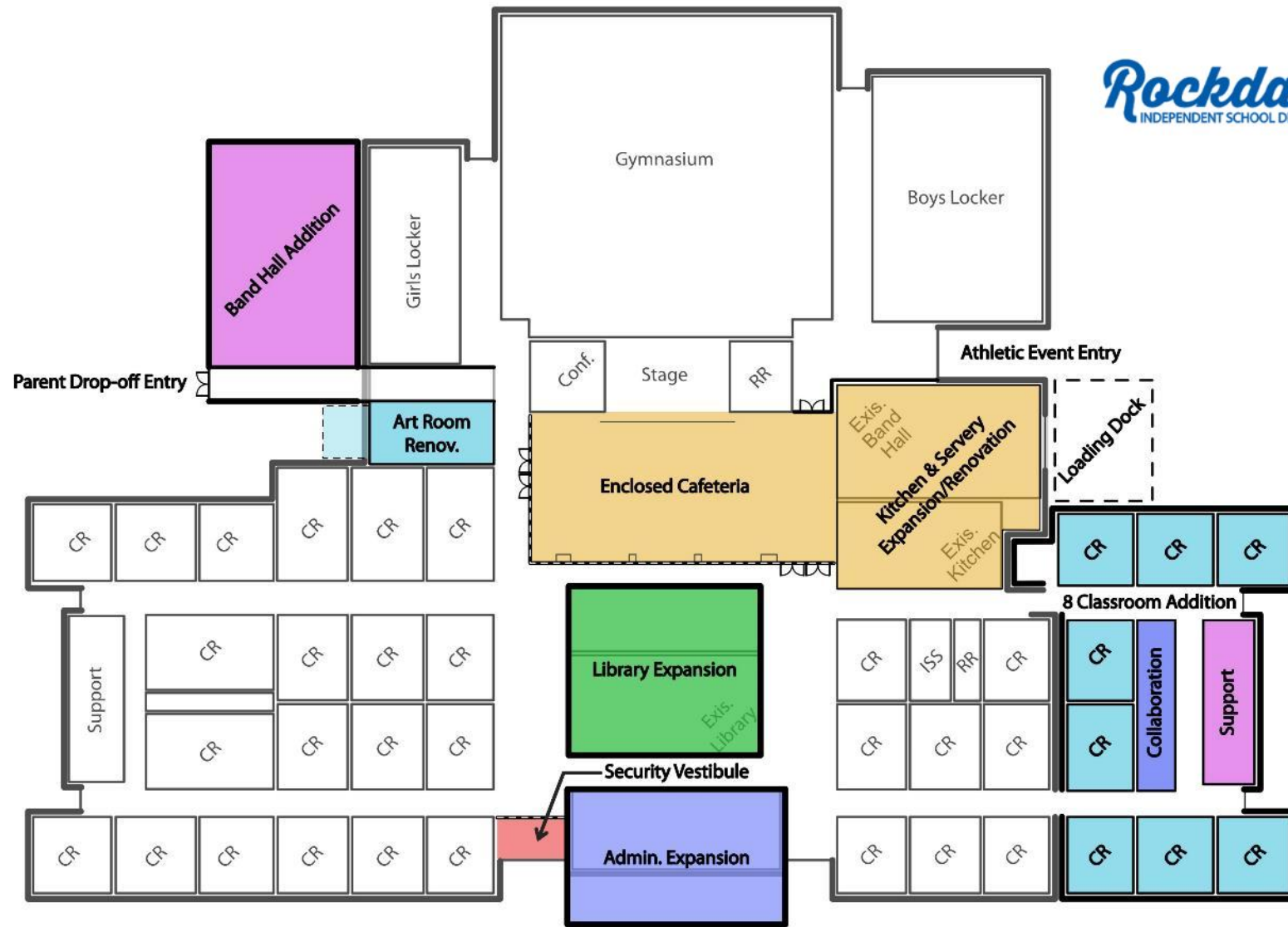




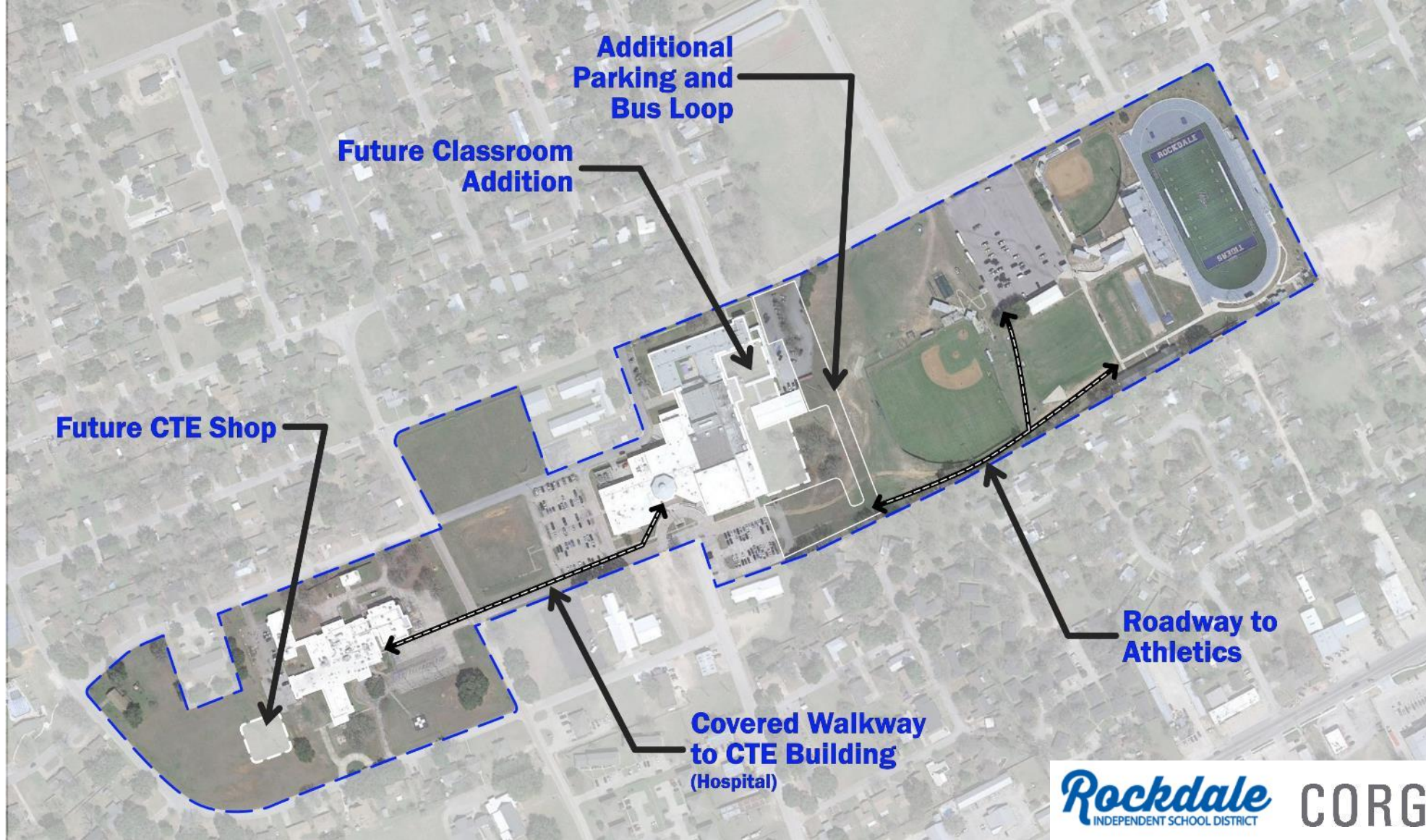
Intermediate School – Option 1 – Floor Plan (grades 2-5)

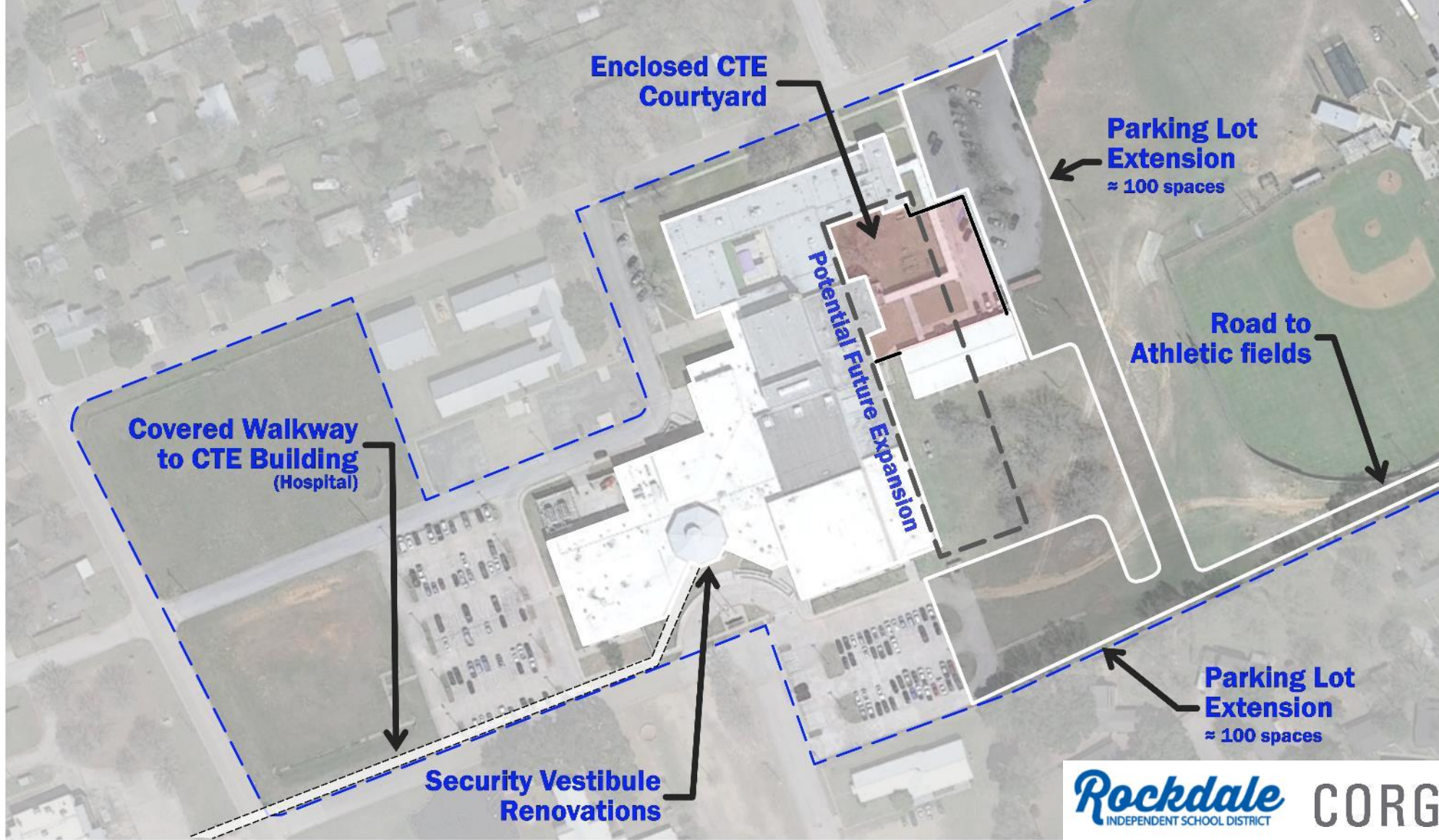


Junior High School – Option 1 – Site Plan (grades 6-8)

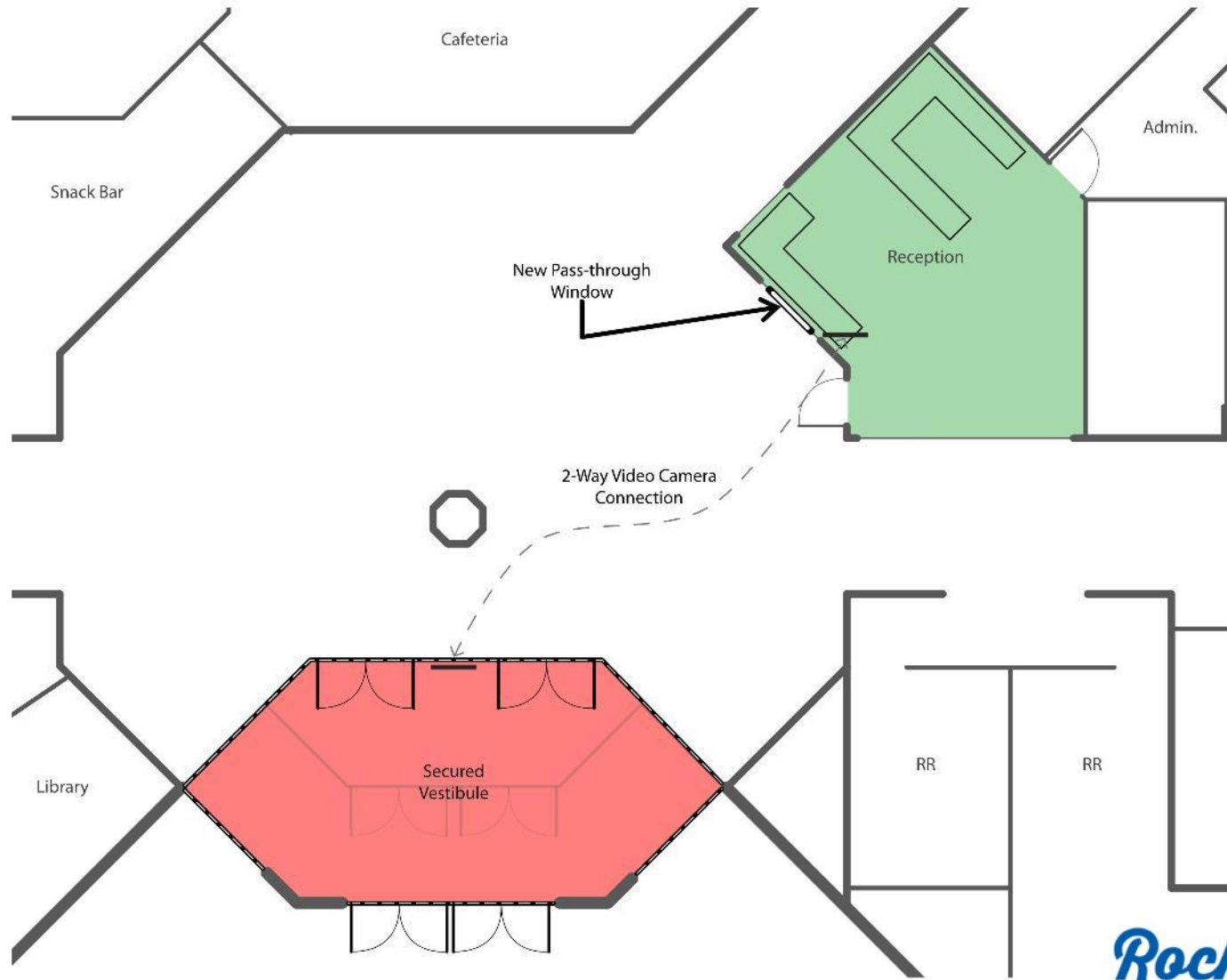


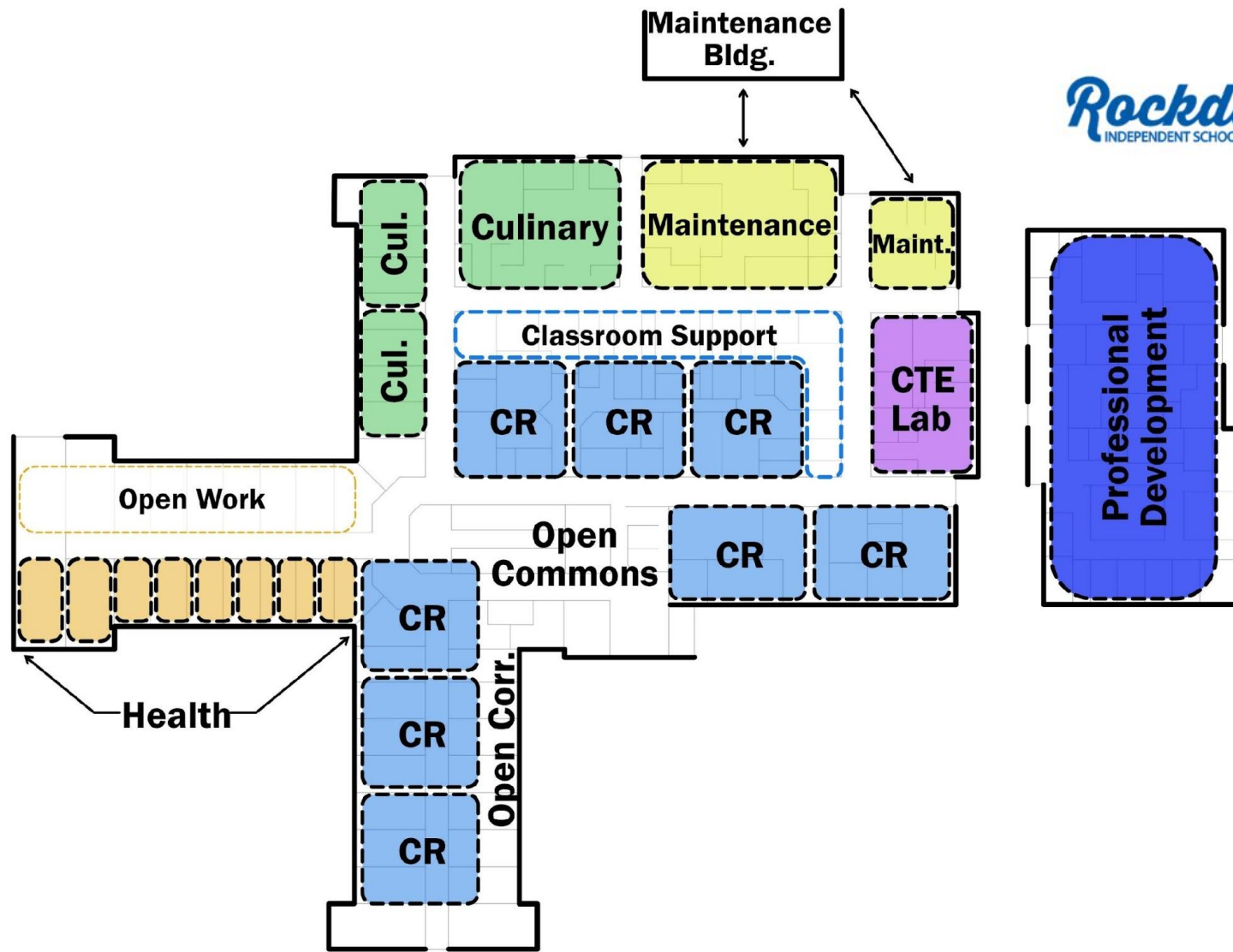
Junior High School – Option 1 – Floor Plan (grades 6-8)





High School – Option 1 – Site Plan (grades 9-12)







FACILITY TOUR & DISCUSSION



COMMITTEE PRIORITIZATION EXERCISE

Existing District



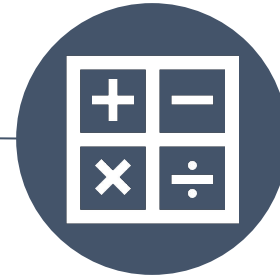
Administration



ES (Pk-1)
411 Capacity



IS (2-5)
471 Capacity



JHS (6-8)
425 Capacity



HS (9-12)
701 Capacity

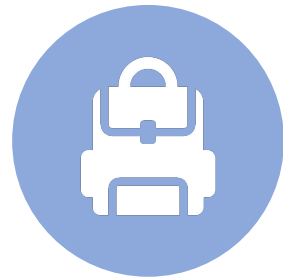
2,008 Students

Long-Range Master Plan – Option 1

Beyond 2030 Outlook



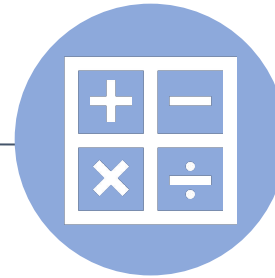
Administration



**Replacement
ES (Pk-1)**
350 Capacity



**IS add 10 CRs
(2-5)**
658 Capacity



**JHS add 8 CRs
(6-8)**
595 Capacity



HS (9-12)
701 Capacity



**Career Academy
(9-12)**
255 Capacity

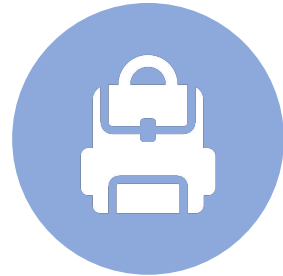
2,559 Students

Long-Range Master Plan – Option 2

Beyond 2030 Outlook



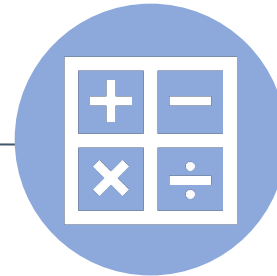
Administration



**ES at
Extg IS (Pk-2)**
471 Capacity
(no addition)



**New IS at
Extg ES Site
(3-5)**
400 Capacity



**JHS add 8 CRs
(6-8)**
595 Capacity



HS (9-12)
701 Capacity

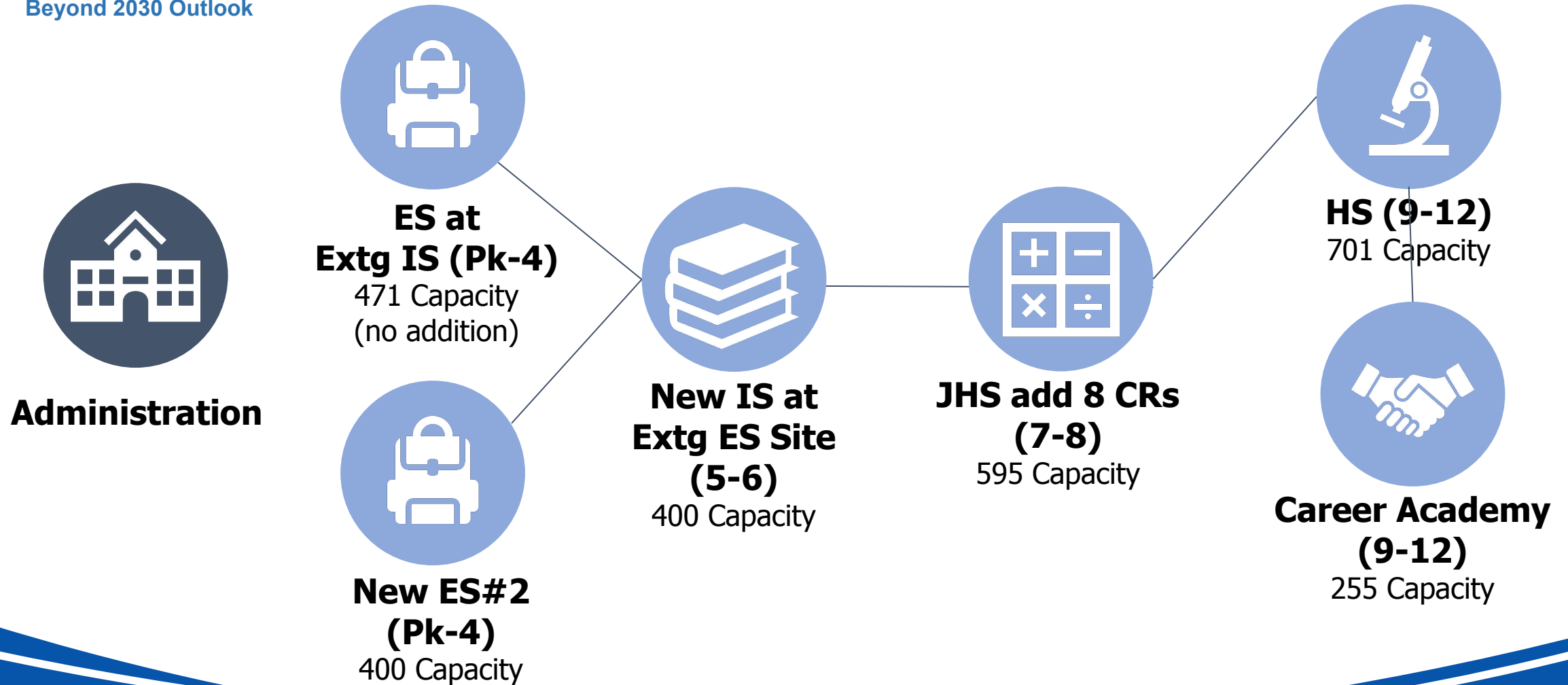


**Career Academy
(9-12)**
255 Capacity

2,422 Students

Long-Range Master Plan – Option 3

Beyond 2030 Outlook



2,822 Students



MEETING WRAP-UP

NEXT MEETING

Meeting #3

Wednesday,
November 16

6:00 PM

*Rockdale
Junior High*

- Previous Meeting Review
- Facility Tour of Rockdale Junior High
- Reconvene & Discuss
- Potential Projects & Associated Costs (Build-a-Bond)
- Committee Activity: Prioritize projects/needs
- Discussion of Prioritization Activity Results
- Next Meeting Agenda Review

SCHEDULE

Meeting #1

Wednesday,
October 19

6:00 PM

*Rockdale
Intermediate*

Meeting #2

Wednesday,
November 2

6:00 PM

*Rockdale
Elementary*

Meeting #3

Wednesday,
November 16

6:00 PM

*Rockdale
Junior High*

Meeting #4

Wednesday,
December 7

6:00 PM

*Rockdale
High School*

Recommendation to the Board: January 18, 2023 - School Board Meeting



THANK YOU!