

Little Elm Independent School District



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

Quarterly Report 4Q17



TEMPLETON
DEMOGRAPHICS

hanleywood | metrostudy



Economic Conditions – DFW Area (December 2017)

2.8%

101,539 new jobs
National rate 1.2%



Job Growth

Unemployment
Rate



U.S. 3.9%
Texas 3.7%
DFW MSA 3.1%
Little Elm 3.5%

-0.1%

33,262

3,202 more starts
than 4Q16



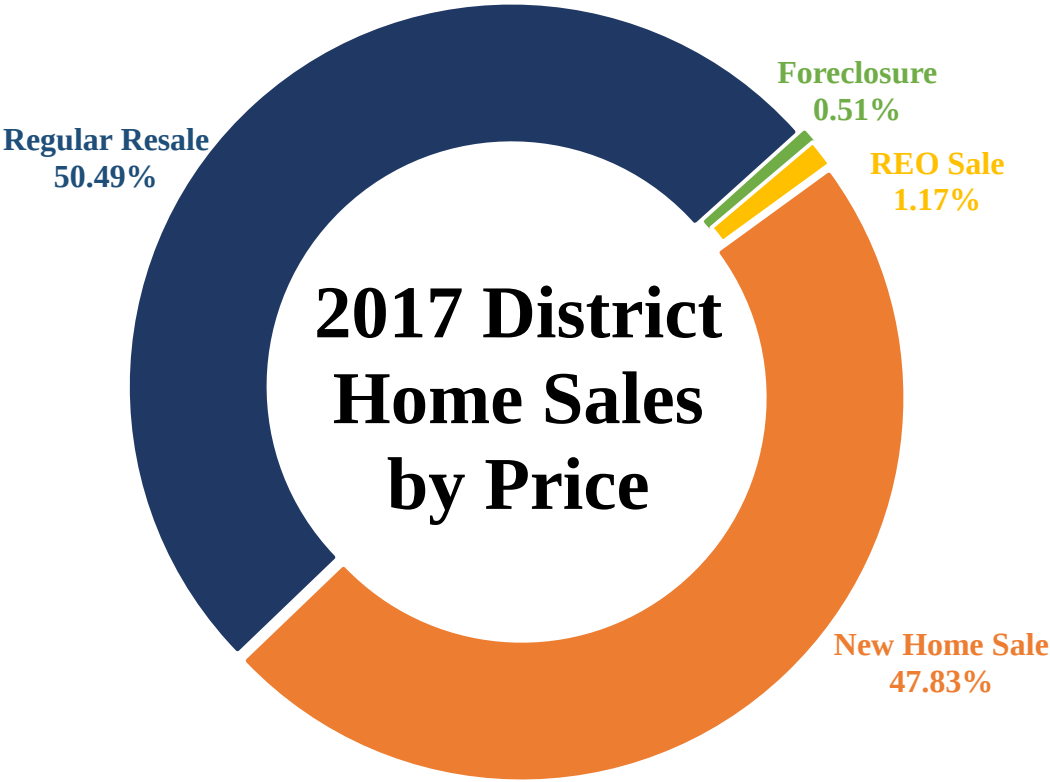
Annual
Home Starts





Little Elm ISD Home Sales

2017 Home Sales by Transaction Type



- There were over 2,100 home sales in LEISD 2017, and roughly 47% were of new homes
- The average sale price for a new home in LEISD in 2017 was \$350,028
- The average sale price for an existing home in LEISD in 2017 was \$292,386





DFW New Home Ranking Report

ISD Ranked by Annual Closings – 4Q17

Rank	District Name	Annual Starts	Annual Closings	VDL	Future
1	Frisco ISD	2,486	2,729	4,488	5,628
2	Prosper ISD	2,890	2,692	6,351	24,785
3	Northwest ISD	2,121	2,206	2,014	25,518
4	Denton ISD	2,084	1,902	2,613	20,065
5	Dallas ISD	2,041	1,854	1,733	7,339
6	Little Elm ISD**	1,440	1,212	1,741	3,384*
7	Lewisville ISD	1,141	1,188	1,943	4,485
8	Rockwall ISD	968	961	1,862	8,291
9	Eagle Mt.-Saginaw ISD	1,181	925	1,377	19,265
10	McKinney ISD	788	863	1,626	8,084
11	Forney ISD	1,120	850	1,595	13,949
12	Wylie ISD	813	759	1,164	3,996
13	Mansfield ISD	654	710	1,018	6,836
14	Allen ISD	711	707	1,406	1,208
15	Midlothian ISD	768	611	1,331	19,550
16	Fort Worth ISD	587	606	824	5,034
17	Garland ISD	411	578	390	4,065
18	Crowley ISD	653	537	996	12,584
19	Waxahachie ISD	574	511	754	9,446
20	Keller ISD	372	487	708	1,746

*Adjusted based on additional research by Templeton Demographics staff

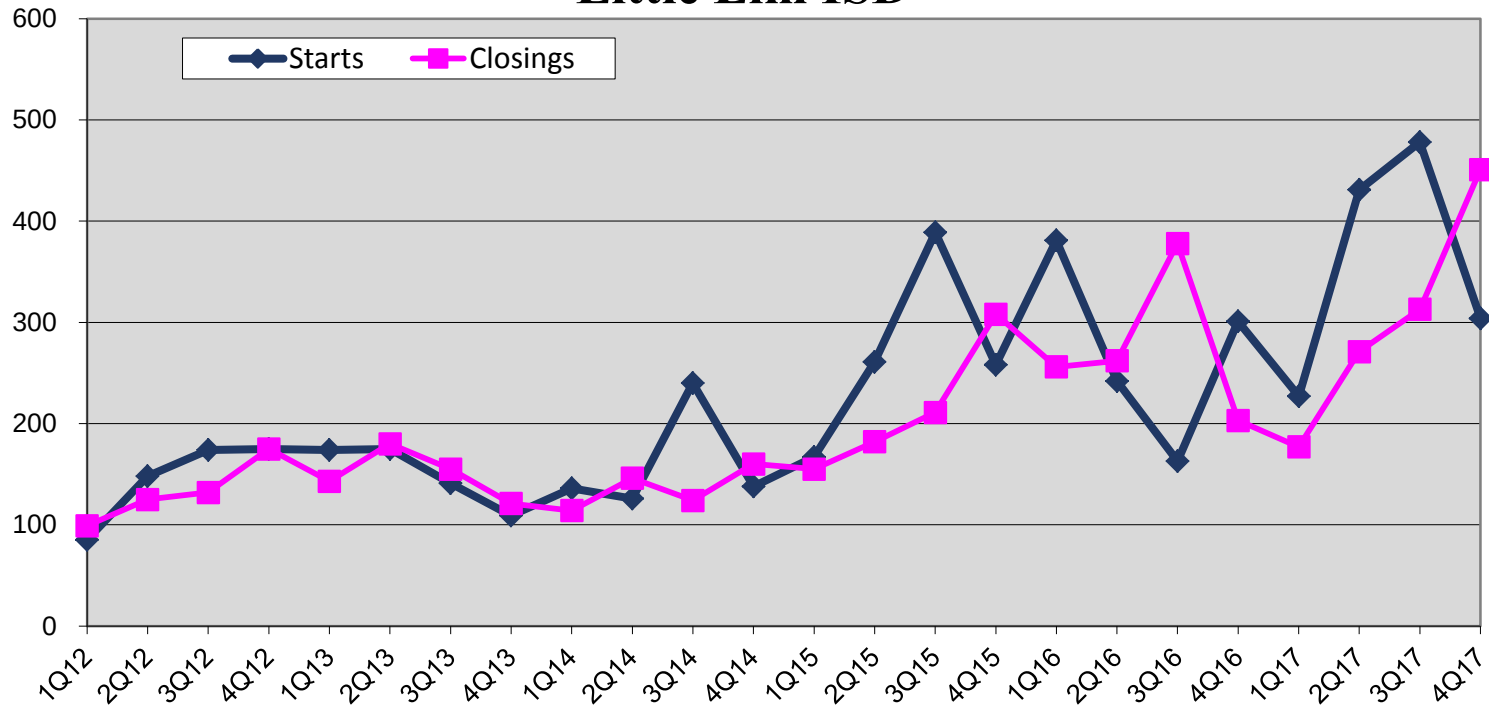
** This table includes the age restricted community of Frisco Lakes





New Housing Activity

Little Elm ISD



Starts	2012	2013	2014	2015	2016	2017
1Q	85	174	136	167	381	227
2Q	148	175	126	261	242	431
3Q	174	141	240	389	163	478
4Q	175	109	138	258	301	304
Total	582	599	640	1,075	1,087	1,440

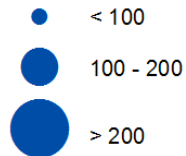
Closings	2012	2013	2014	2015	2016	2017
1Q	99	143	114	155	256	177
2Q	125	180	146	182	262	271
3Q	132	155	124	211	378	313
4Q	175	121	160	308	203	451
Total	531	599	544	856	1,099	1,212

- Little Elm ISD had a record number of home starts in 2017
- The district closed over 400 homes in 4Q17, and closed more than 1,200 homes for the first time in more than 15 years
- New home inventory declined in the 4th quarter due to the surge in closings, but still remains healthy at 6.8 months of supply

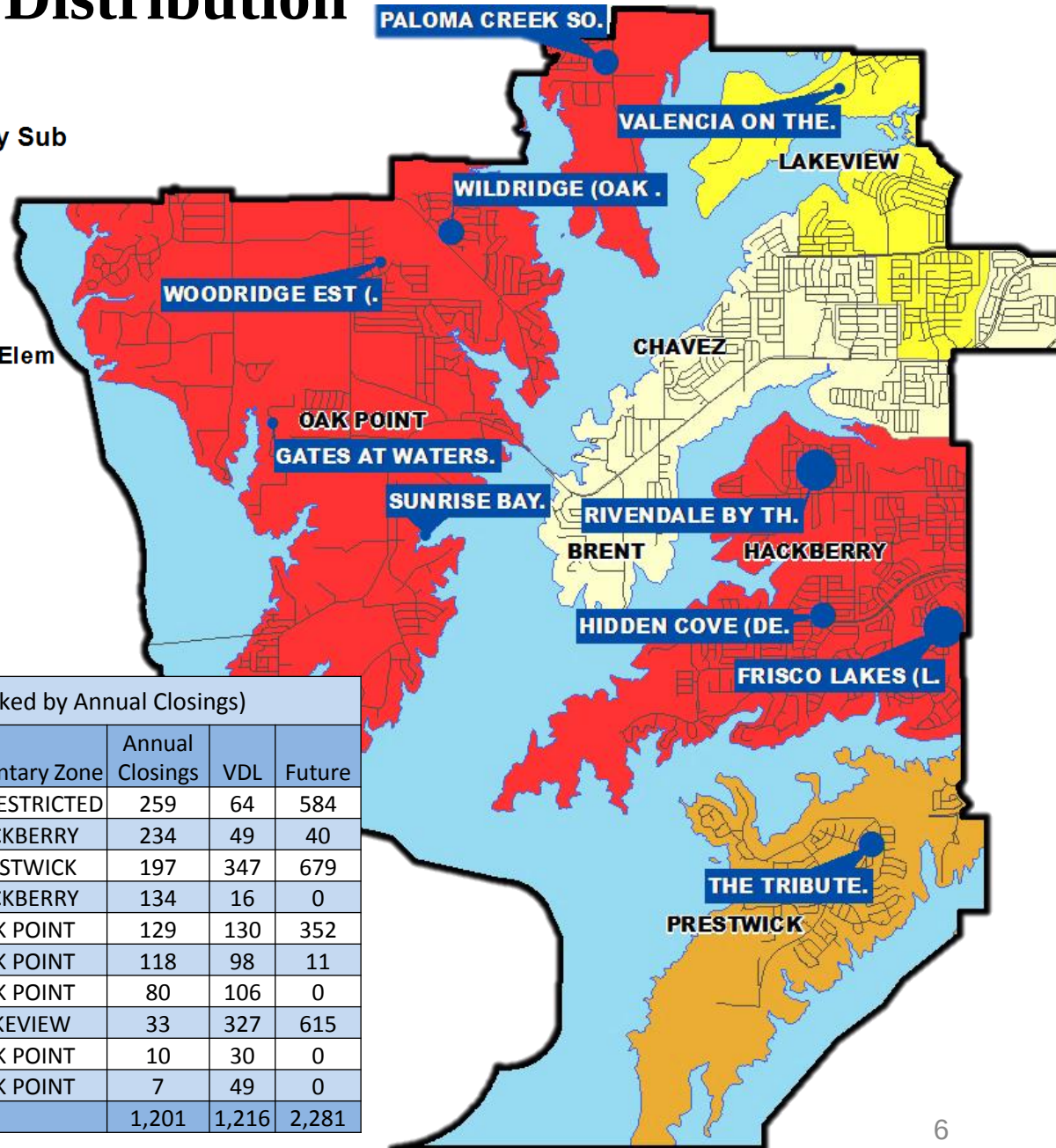
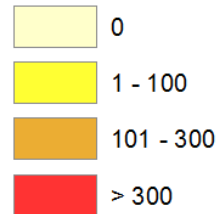


Annual Closing Distribution

Annual Closings by Sub



Annual Closings by Elem



Top 10 Subdivisions - 4Q17 (Ranked by Annual Closings)

Rank	Subdivision	Elementary Zone	Annual Closings	VDL	Future
1	FRISCO LAKES (LEISD)	AGE RESTRICTED	259	64	584
2	RIVENDALE BY THE LAKE	HACKBERRY	234	49	40
3	THE TRIBUTE	PRESTWICK	197	347	679
4	HIDDEN COVE (DENTON CO)	HACKBERRY	134	16	0
5	WILDRIDGE (OAK POINT)	OAK POINT	129	130	352
6	PALOMA CREEK SOUTH (LEISD)	OAK POINT	118	98	11
7	WOODRIDGE EST (OAK POINT)	OAK POINT	80	106	0
8	VALENCIA ON THE LAKE (LEISD)	LAKEVIEW	33	327	615
9	GATES AT WATERS EDGE	OAK POINT	10	30	0
10	SUNRISE BAY	OAK POINT	7	49	0
	TOTALS		1,201	1,216	2,281

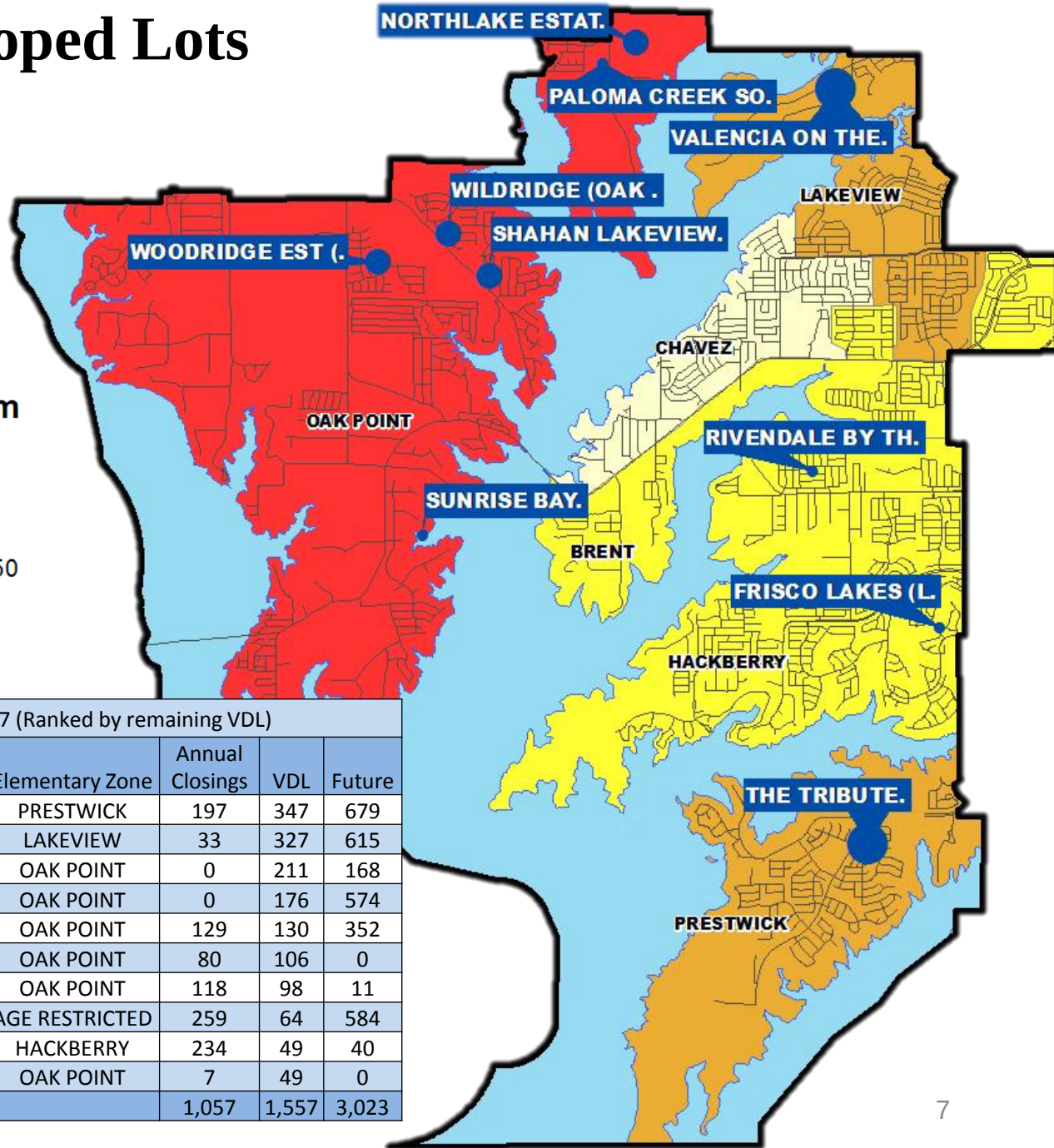
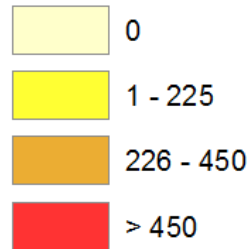


Vacant Developed Lots

VDL by Sub



VDL by Elem



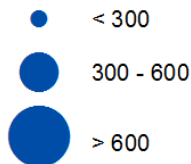
Top 10 Subdivisions - 4Q17 (Ranked by remaining VDL)

Rank	Subdivision	Elementary Zone	Annual Closings	VDL	Future
1	THE TRIBUTE	PRESTWICK	197	347	679
2	VALENCIA ON THE LAKE (LEISD)	LAKEVIEW	33	327	615
3	SHAHAN LAKEVIEW ADDITION	OAK POINT	0	211	168
4	NORTHLAKE ESTATES	OAK POINT	0	176	574
5	WILDRIDGE (OAK POINT)	OAK POINT	129	130	352
6	WOODRIDGE EST (OAK POINT)	OAK POINT	80	106	0
7	PALOMA CREEK SOUTH (LEISD)	OAK POINT	118	98	11
8	FRISCO LAKES (LEISD)	AGE RESTRICTED	259	64	584
9	RIVENDALE BY THE LAKE	HACKBERRY	234	49	40
10	SUNRISE BAY	OAK POINT	7	49	0
TOTALS			1,057	1,557	3,023

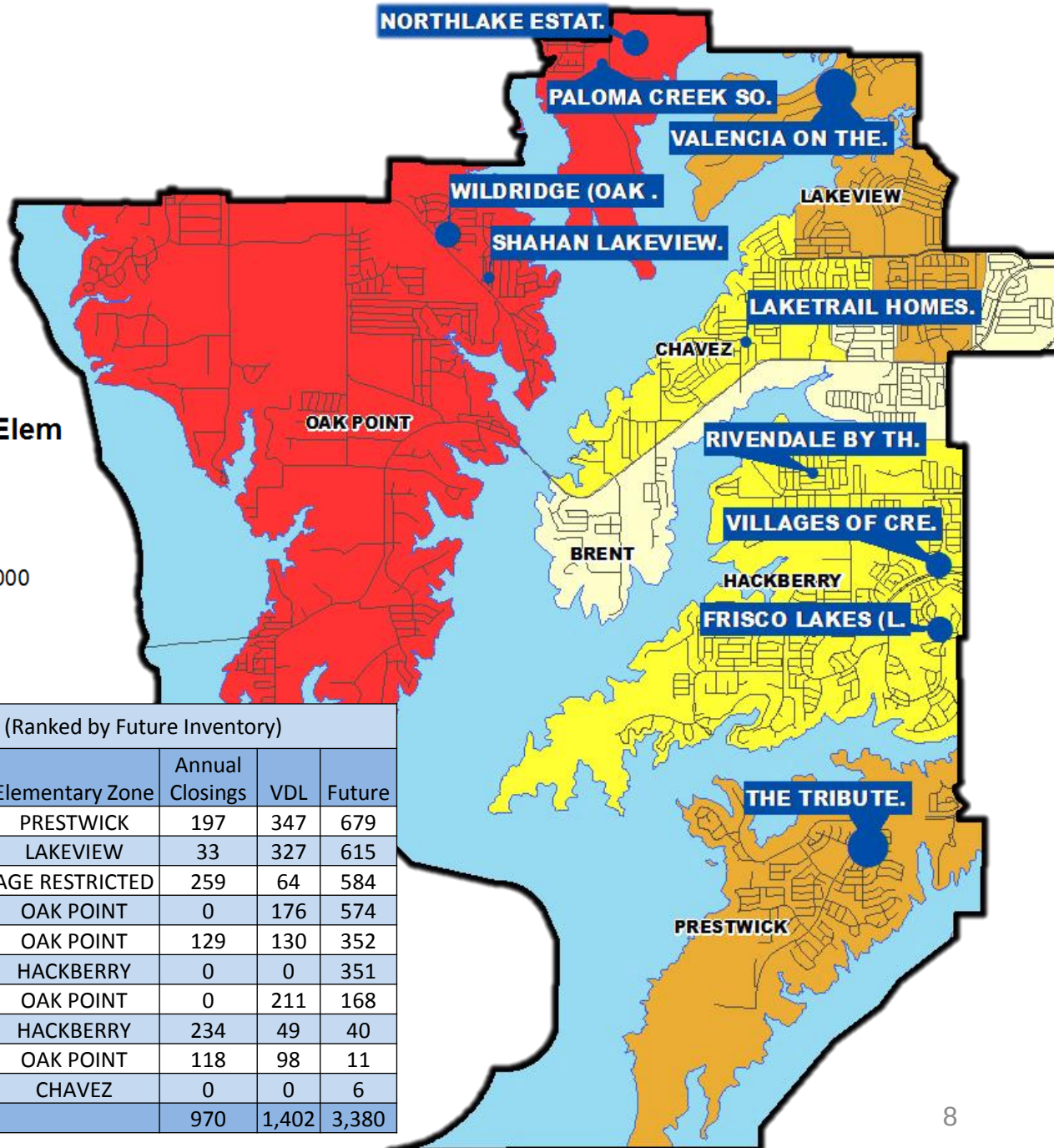
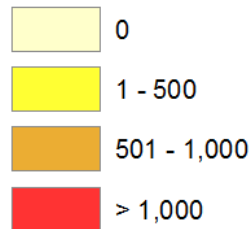


Future Lots

Futures by Sub



Futures by Elem



Top 10 Subdivisions - 4Q17 (Ranked by Future Inventory)

Rank	Subdivision	Elementary Zone	Annual Closings	VDL	Future
1	THE TRIBUTE	PRESTWICK	197	347	679
2	VALENCIA ON THE LAKE (LEISD)	LAKEVIEW	33	327	615
3	FRISCO LAKES (LEISD)	AGE RESTRICTED	259	64	584
4	NORTHLAKE ESTATES	OAK POINT	0	176	574
5	WILDRIDGE (OAK POINT)	OAK POINT	129	130	352
6	VILLAGES OF CREEKWOOD	HACKBERRY	0	0	351
7	SHAHAN LAKEVIEW ADDITION	OAK POINT	0	211	168
8	RIVENDALE BY THE LAKE	HACKBERRY	234	49	40
9	PALOMA CREEK SOUTH (LEISD)	OAK POINT	118	98	11
10	LAKETRAIL HOMES ADDITION	CHAVEZ	0	0	6
TOTALS			970	1,402	3,380



New Home Activity by Elementary Zone

Elementary Zone	Annual Starts	Quarter Starts	Annual Closings	Quarter Closings	Under Construction	Inventory	Vacant Dev. Lots	Future Lots
BRENT	0	0	0	0	0	0	9	0
CHAVEZ	0	0	0	0	0	0	0	6
HACKBERRY	353	72	368	99	142	165	107	391
LAKEVIEW	70	30	33	16	30	54	327	615
OAK POINT	432	77	355	137	146	203	887	1,109
PRESTWICK	334	71	197	107	120	192	347	679
Grand Total*	1,189	250	953	359	438	614	1,677	2,800

*Table does **NOT** include the age restricted community of Frisco Lakes



Highest activity in the category



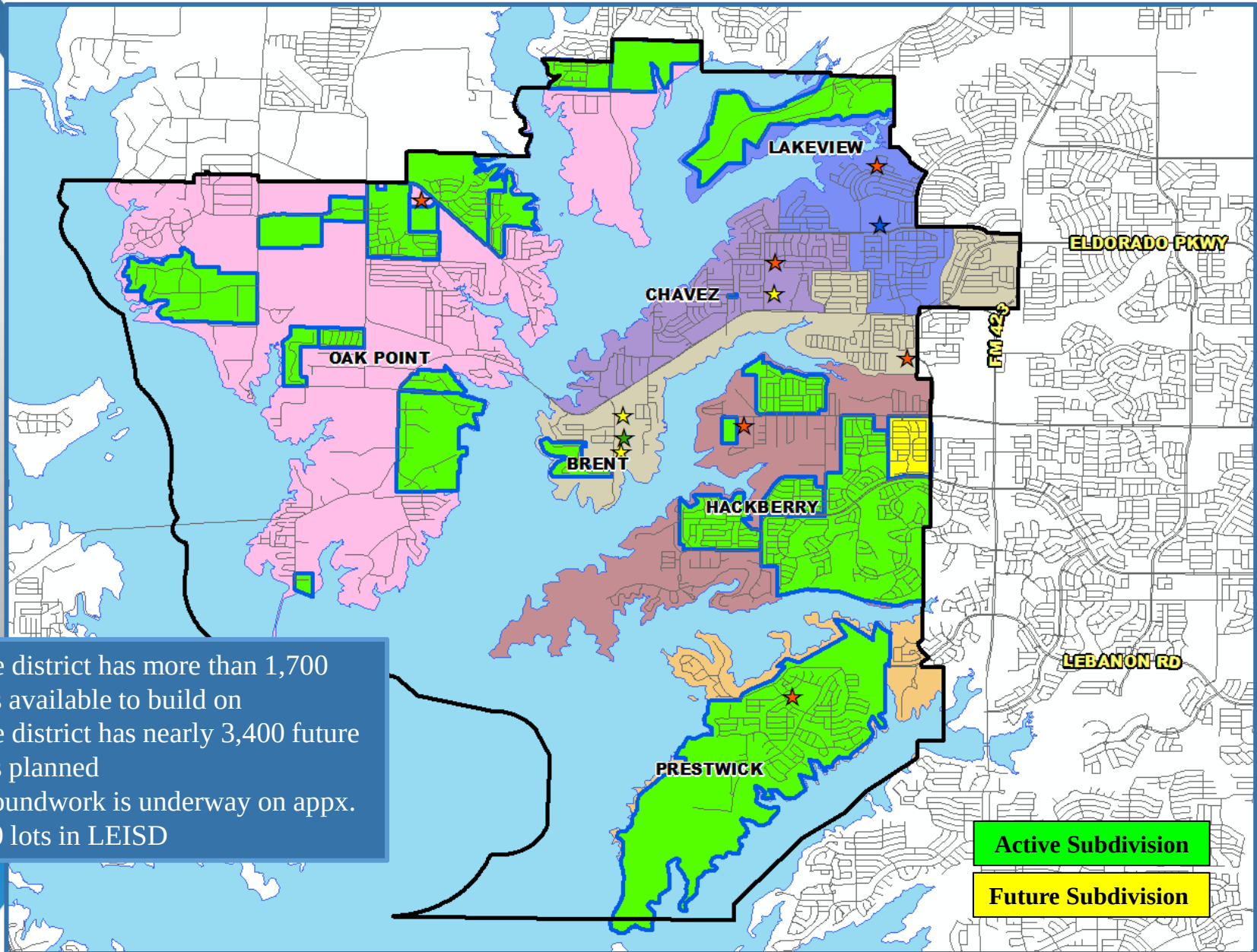
Second highest activity in the category



Third highest activity in the category



District Housing Overview



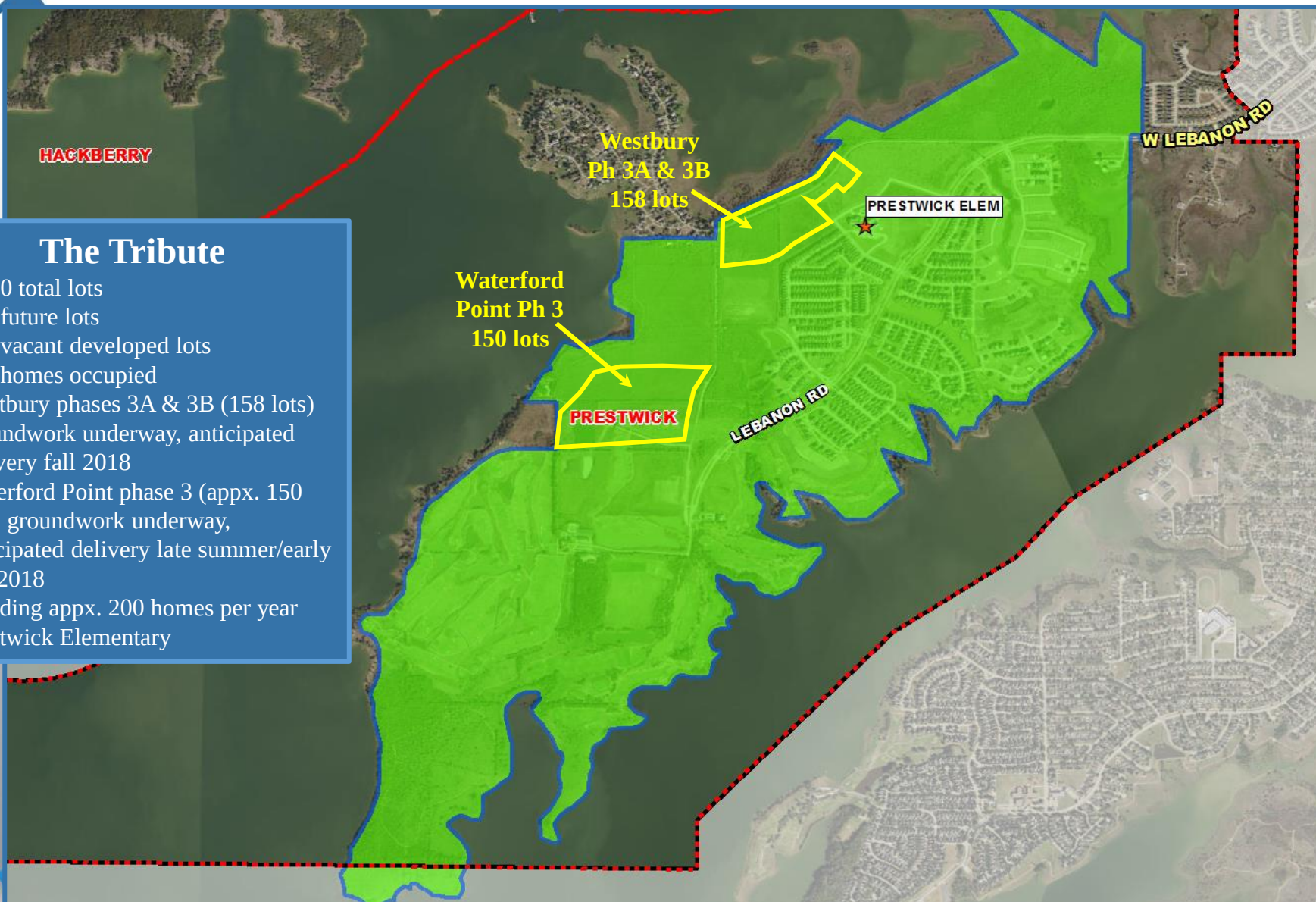


Residential Activity

The Tribute

The Tribute

- 2,200 total lots
- 679 future lots
- 347 vacant developed lots
- 982 homes occupied
- Westbury phases 3A & 3B (158 lots) groundwork underway, anticipated delivery fall 2018
- Waterford Point phase 3 (appx. 150 lots) groundwork underway, anticipated delivery late summer/early fall 2018
- Building appx. 200 homes per year
- Prestwick Elementary



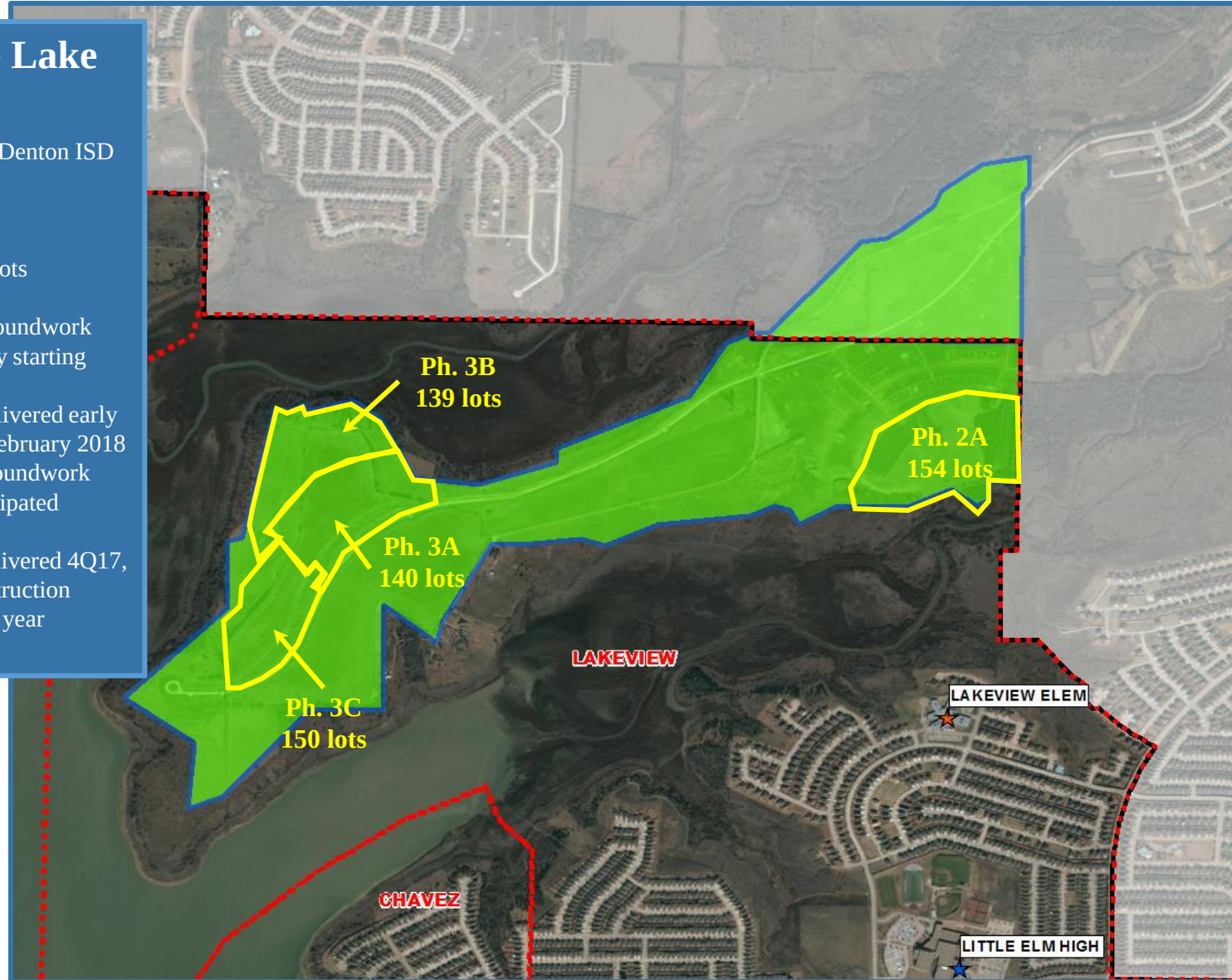


Residential Activity

Valencia on the Lake

Valencia on the Lake

- 1,268 total lots
- 769 future lots
- Split between LEISD and Denton ISD
- LEISD
 - 1,034 total lots
 - 615 future lots
 - 327 vacant developed lots
 - 38 homes occupied
 - Phase 2A (154 lots) groundwork underway, homes likely starting summer 2018
 - Phase 3A (140 lots) delivered early 2018, homes starting February 2018
 - Phase 3B (139 lots) groundwork underway, homes anticipated starting early 2019
 - Phase 3C (150 lots) delivered 4Q17, first homes under construction
- Building 60-80 homes per year
- Lakeview Elementary





Residential Activity

Shahan Lakeview



Shahan Lakeview

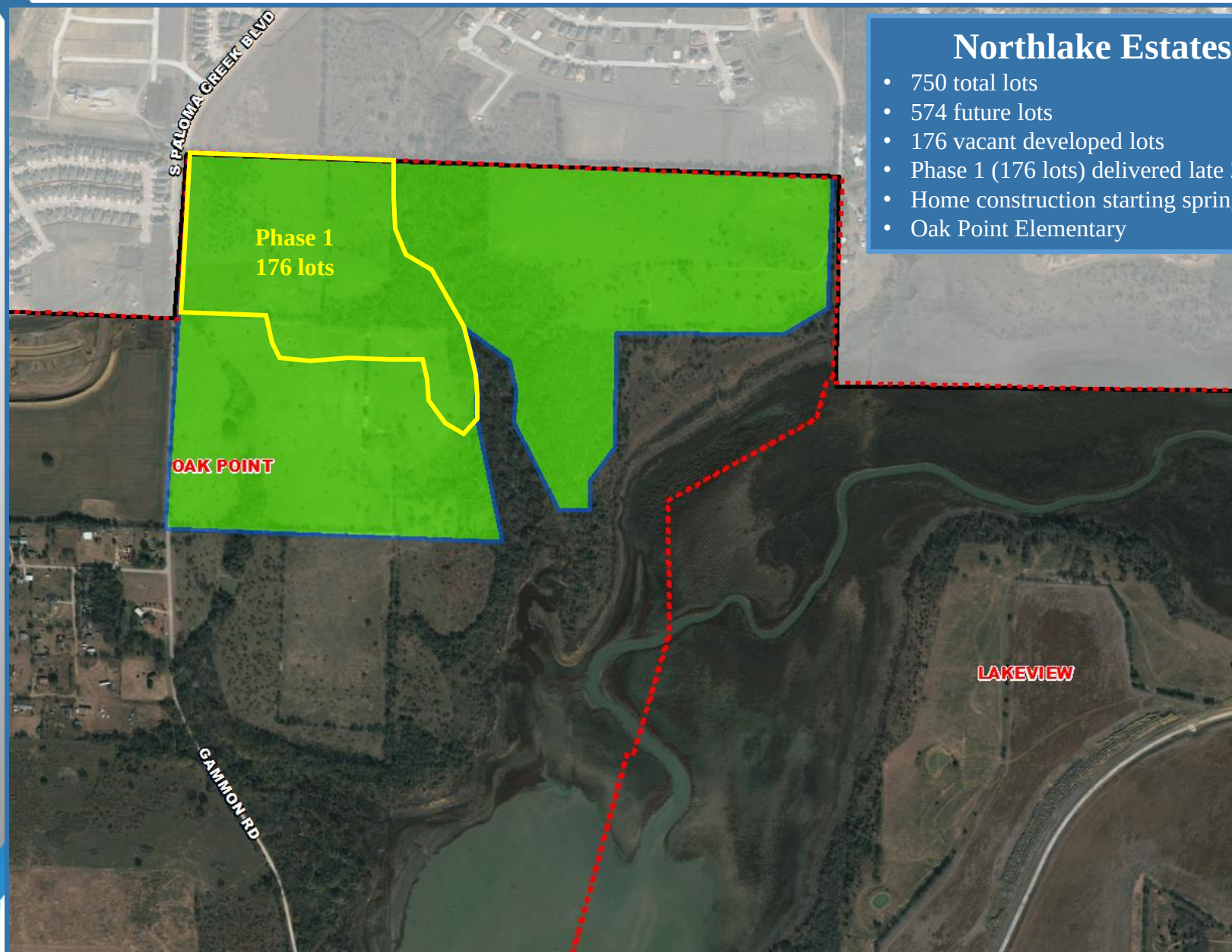
- 379 total lots
- 168 future lots
- 211 vacant developed lots
- Phase 1 (211 lots) delivered late 2017
- First homes under construction
- Oak Point Elementary





Residential Activity

Northlake Estates



Northlake Estates

- 750 total lots
- 574 future lots
- 176 vacant developed lots
- Phase 1 (176 lots) delivered late 2017
- Home construction starting spring 2018
- Oak Point Elementary





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	226	512	551	570	537	521	524	483	481	494	611	492	299	336	6,637		
2014/15	224	528	553	567	593	549	545	528	497	500	623	553	388	302	6,950	313	4.7%
2015/16	230	575	548	560	604	579	549	518	526	502	628	606	407	362	7,194	244	3.5%
2016/17	226	548	599	563	574	619	611	536	509	548	615	571	442	414	7,375	181	2.5%
2017/18 PIEMS	220	565	563	593	602	609	618	606	542	516	593	520	503	474	7,524	149	2.0%
ER 12/6/17	229	559	565	598	606	618	617	614	538	519	596	524	502	464	7,549	174	2.4%
2018/19	220	578	609	587	631	630	632	614	597	559	648	541	420	498	7,764	240	3.2%
2019/20	220	612	619	630	612	661	659	643	605	616	688	578	400	410	7,953	189	2.4%
2020/21	220	682	644	634	649	627	686	637	644	619	760	608	450	391	8,251	298	3.7%
2021/22	220	704	713	656	653	674	651	681	631	665	767	681	472	438	8,606	355	4.3%
2022/23	220	696	734	727	676	675	701	627	676	649	821	683	521	460	8,866	260	3.0%
2023/24	220	698	730	746	746	695	697	672	624	693	802	731	528	508	9,090	224	2.5%
2024/25	220	714	727	751	766	768	724	668	667	643	857	716	564	515	9,300	210	2.3%
2025/26	220	725	753	746	776	784	798	694	663	687	794	763	551	550	9,504	204	2.2%
2026/27	220	733	759	773	768	795	811	764	689	683	849	708	589	537	9,678	174	1.8%
2027/28	220	750	767	780	797	789	827	778	758	710	844	757	546	574	9,897	219	2.3%

*Yellow box = largest grade per year

*Green box = second largest grade per year

- Little Elm ISD may enroll over 8,000 students by 2020
- 5 year growth = 1,342 students
- 2022/23 enrollment = 8,866 students
- 10 year growth = 2,373 students
- 2027/28 enrollment = 9,897 students





Ten Year Forecast

By Elementary Campus

	Maximum	Functional	PIEMS	2/21/2018	Projections									
Campus	Capacity	Capacity	2017/18		2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28
Brent Elementary	934	794	691	686	680	680	672	663	679	667	664	674	656	657
Chavez Elementary	934	794	713	732	709	687	684	677	685	697	712	730	734	741
Hackberry Elementary	912	775	626	632	662	709	713	756	785	789	805	816	822	822
Lakeview Elementary	912	775	587	604	590	594	615	629	648	678	713	740	773	802
Oak Point Elementary	912	775	722	744	786	856	947	1,022	1,098	1,159	1,218	1,268	1,296	1,324
Prestwick Elementary (EE-5th)	400	340	431	424	460	487	511	524	534	542	558	574	578	584
ELEMENTARY SCHOOL TOTAL	4,913	4,176	3,770	3,822	3,887	4,013	4,142	4,271	4,429	4,532	4,670	4,802	4,859	4,930
Elementary Absolute Growth			30	82	117	126	129	129	158	103	138	132	57	71
Elementary Percent Growth			0.80%	2.19%	3.10%	3.24%	3.21%	3.11%	3.70%	2.33%	3.05%	2.83%	1.19%	1.46%

*Yellow box = enrollment exceeds stated program capacity

- Oak Point Elementary may enroll 800 students by 2019
 - Utilizing 4 Learning Cottages
- Prestwick Elementary may enroll more than 500 students by 2022
 - Utilizing 4 Learning Cottages and 1 Band Cottage





Ten Year Forecast

By Middle School & High School Campus

Campus	Maximum	Functional	PIEMS	2/21/2018	Projections									
	Capacity	Capacity	2017/18		2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28
Prestwick Junior High (6th-8th)	432	367	327	333	347	372	374	379	348	338	316	316	326	344
Lakeside Middle School	1,000	850	844	857	933	982	1,004	1,043	1,082	1,085	1,096	1,139	1,162	1,244
Powell 6th Grade Center	500	425	493	511	490	510	522	555	522	566	566	589	648	658
MIDDLE SCHOOL TOTAL			1,664	1,701	1,770	1,864	1,900	1,977	1,952	1,989	1,978	2,044	2,136	2,246
Middle School Absolute Growth			72	109	106	94	36	77	-25	37	-11	66	92	110
Middle School Percent Growth			4.52%	6.55%	6.37%	5.31%	1.93%	4.05%	-1.26%	1.90%	-0.55%	3.34%	4.50%	5.15%
Little Elm High School	2,500	2,125	2,089	2,084	2,106	2,075	2,208	2,357	2,484	2,568	2,651	2,657	2,682	2,720
Denton County JJ AEP			1	3	1	1	1	1	1	1	1	1	1	1
HIGH SCHOOL TOTAL			2,090	2,087	2,107	2,076	2,209	2,358	2,485	2,569	2,652	2,658	2,683	2,721
High School Absolute Growth			47	44	17	-31	133	149	127	84	83	6	25	38
High School Percent Growth			2.30%	2.15%	0.81%	-1.47%	6.41%	6.75%	5.39%	3.38%	3.23%	0.23%	0.94%	1.42%
DISTRICT TOTAL			7,524	7,610	7,764	7,953	8,251	8,606	8,866	9,090	9,300	9,504	9,678	9,897
District Absolute Growth			149	235	240	189	298	355	260	224	210	204	174	219
District Percent Growth			2.02%	3.19%	3.19%	2.43%	3.75%	4.30%	3.02%	2.53%	2.31%	2.19%	1.83%	2.26%

*Yellow box = enrollment exceeds stated program capacity

- Lakeside Middle School and Powell 6th Grade Center could enroll more than 1,500 students combined by 2020
- Little Elm High School currently enrolls more than 2,000 students, and could reach over 2,200 students in 3 years





Summary

- Little Elm's unemployment rate is currently 3.5%.
- The district started the highest number of homes on record in 2017.
- Little Elm ISD closed more than 1,200 homes for the first time in more than 15 years.
- LEISD has more than 1,700 lots currently available to build on and nearly 3,400 planned future lots.
- The Hackberry and Oak Point Elementary zones accounted for nearly 75% of all district annual closings.
- LEISD can expect an increase of over 1,300 students during the next 5 years.
- 2022/23 enrollment projection: 8,866.
- Little Elm ISD is projected to have nearly 9,900 students for the 2027/28 school year.