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**CALALLEN ISD 2023**

**TOWN HALL MEETING**

*FEBRUARY 28, 2023*

# PRESENTERS



**EMILY LORENZ**  
SUPERINTENDENT



**KELSEY RAMOS**  
ASSISTANT SUPERINTENDENT  
OF FINANCE & OPERATIONS

# UNDERSTANDING SCHOOL BONDS

- **WHAT ARE SCHOOL BONDS?**

- School Bonds are similar to a mortgage on a home. Bonds finance construction or capital improvement projects for the District. The District sells Bonds to investors who will be paid principal and interest.

- **HOW DO BONDS WORK?**

- The sale of bonds begins with a Bond Election asking voters to authorize a school district to spend a specific, maximum amount for defined projects. Voters are the residents within a school district's geographic boundaries.

- **WHAT IS A BOND ELECTION?**

- An opportunity to vote on paying for the construction and renovation of school facilities using Interest & Sinking tax dollars that are paid to the district.

# BUILDING THE 2023 BOND

- **COMPILING THE PROPOSED PROJECT LIST**
  - Administration compiled the proposed project list based on:
    - Postponed Projects from Previous Bond Elections
    - Campus and Department Walk-throughs with Principals and Department Heads
    - Outstanding Deferred Maintenance Requests
    - Community, Staff, and Student Recommendations
  - A **Professional Estimator** was hired to estimate all potential proposed projects:
    - RMA Architects
    - The estimates include 15% soft costs (architect, engineer, etc.) and 12% inflation
    - The goal is to ensure the district can complete all bond projects on the final list

# BUILDING THE 2023 BOND

- **2023 BOND COMMITTEE**

- Made up of **47 members** – parents, community members, business owners, teachers, administrators, and Board members
- Reviewed district finances, enrollment projections, facility assessment and needs information, and gathered stakeholder feedback
- Met 5 times to analyze data, establish priorities, develop options, and **ultimately craft the 2023 Bond recommendation**

DECEMBER  
**8**

JANUARY  
**10**

JANUARY  
**25**

FEBRUARY  
**1**

FEBRUARY  
**8**

# BUILDING THE 2023 BOND

- **BOND ADVISORY COMMITTEE**

- 7 members were appointed by the full Bond Committee to serve on the Bond Advisory Committee
- The advisory committee was established to:
  - Present the recommendation to the Board of Trustees
  - Set bond project priorities
  - Ensure that taxpayer dollars are expended as dictated by the bond project list
  - Monitor the progress of the District's bond program
- **The Bond Advisory Committee will continue its work for the duration of the 2023 Bond projects, should the bond be approved by voters.**

# CALALLEN ISD 2023 BOND PROJECTS

## PROPOSED 2023 BOND TOTAL

# \$67,755,000

### **PROPOSITION A**

**\$55,182,000**

**81.4%**

- General Purpose - Safety & Security, Academics, Career & Tech, Athletics, Fine Arts, and Maintenance

### **PROPOSITION B**

**\$12,573,000**

**18.6%**

- Stadium Upgrades -Phil Danaher Stadium, Steve Chapman Stadium, Ladycat Softball Stadium

# SEPARATE PROPOSITIONS EXPLAINED

- **2019 House Bill 3 amended the Texas Education Code**
  - Bonds for each of the following purposes must be stated in a separate proposition:
    - **stadium with capacity for more than 1,000 spectators**; natatorium; recreational facility other than a gymnasium, playground, or play area; *performing arts facility*; housing for teachers; and technology equipment.
    - The school district must place each excepted purpose into a separate special-purpose proposition.
    - This includes new facilities, and improvements and renovations to existing facilities
  - Attorney General Opinion regarding Performing Arts Facility - "A facility **predominately used for required classroom instruction** and essential administrative operations for faculty and staff would not require a separate proposition simply because it includes a stage."



# CALALLEN ISD 2023 BOND PROJECTS

## ***SAFETY & SECURITY***

• **TOTAL**                    **\$5,509,00**

**ALL CAMPUSES**

- CHS - Fencing & Exterior Lighting
- CMS - Access Controls
- CMS - Fencing & Exterior Lighting
- CMS - Fire Alarm & Intercom Upgrades
- Magee - Access Controls
- Magee - Fencing & Exterior Lighting
- Magee - Fire Lane Upgrade
- West - Fencing Upgrade
- East - Access Controls
- East - Bus Lane Addition
- East - Fencing & Exterior Lighting
- WR- Access Controls
- WR - Fencing & Exterior Lighting

*In conjunction with general operating spending and available grants, the bond safety & security funds will complete the district's safety and security project needs to ensure the district meets and exceeds the proposed school safety standards.*

# CALALLEN ISD 2023 BOND PROJECTS

## ***CALALLEN HIGH SCHOOL***

- **TOTAL**                    **\$11,203,000**
- Auditorium Conversion to Classrooms & Offices
- Cafeteria Upgrades
- Covered Walkway to AG, CTE, and Dual Credit
- CTE Building Renovation
- **FENCING & EXTERIOR LIGHTING**
- Furniture
- General Interior Remodel
- Plumbing Upgrades (*maintenance project*)

# CALALLEN ISD 2023 BOND PROJECTS

## ***CALALLEN MIDDLE SCHOOL***

- **TOTAL**            **\$3,932,000**
- **ACCESS CONTROLS**
- **FENCING & EXTERIOR LIGHTING**
- **FIRE ALARM & INTERCOM UPGRADES**
- Furniture
- Library Renovation



# CALLEN ISD 2023 BOND PROJECTS

## ***MAGEE INTERMEDIATE***

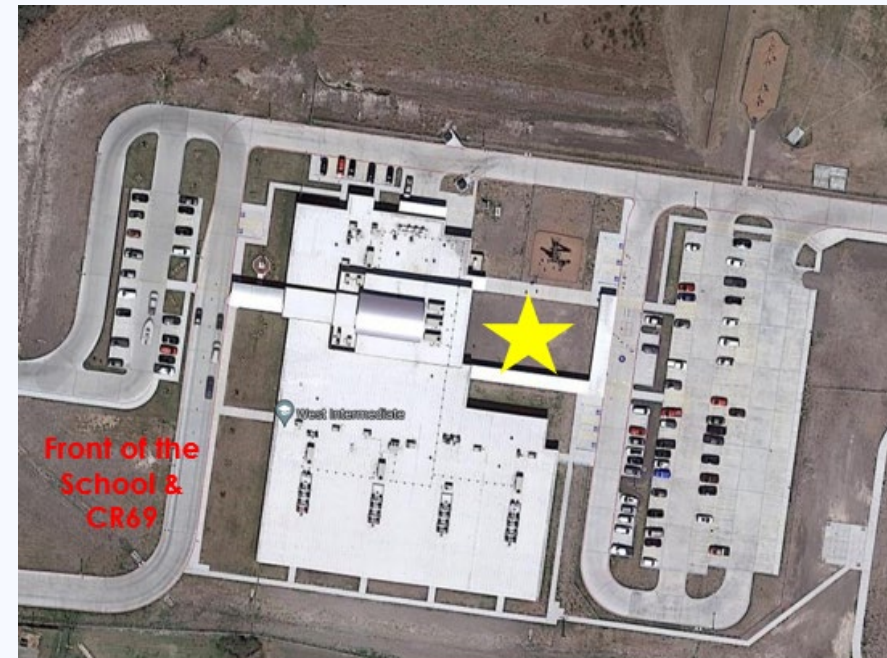
- **TOTAL**            **\$1,096,000**
- **ACCESS CONTROLS**
- **FENCING & EXTERIOR LIGHTING**
- **FIRE LANE UPGRADE**
- Playground Awning
- Playground Turf
- Track Replacement



# CALALLEN ISD 2023 BOND PROJECTS

## ***WEST INTERMEDIATE***

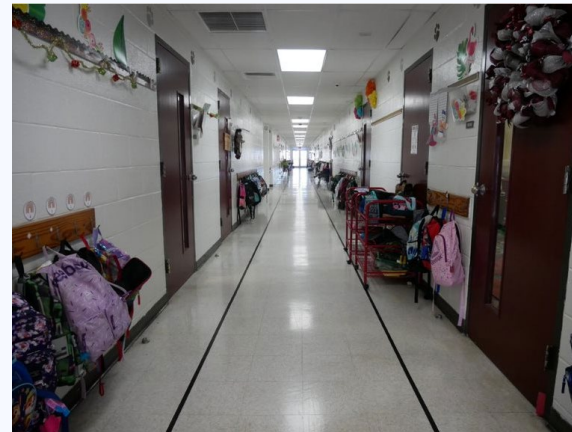
- **TOTAL**            **\$1,244,000**
- **FENCING UPGRADE**
- Pavilion Addition
- Playground Turf



# CALALLEN ISD 2023 BOND PROJECTS

## ***EAST ELEMENTARY***

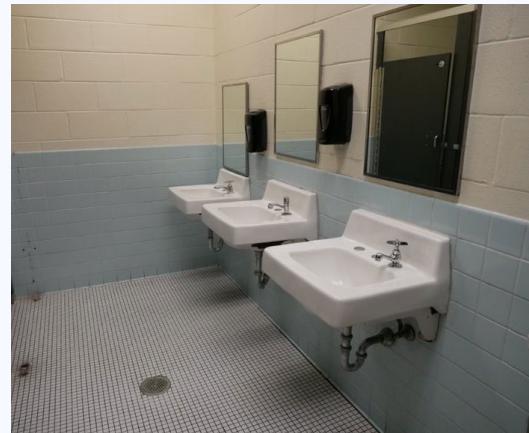
- **TOTAL**                    **\$2,586,000**
- General Exterior & Interior Remodel
- **ACCESS CONTROLS**
- **BUS LANE ADDITION**
- Cafeteria Improvements
- **FENCING & EXTERIOR LIGHTING**
- Furniture
- Playground Turf



# CALALLEN ISD 2023 BOND PROJECTS

## ***WOOD RIVER ELEMENTARY***

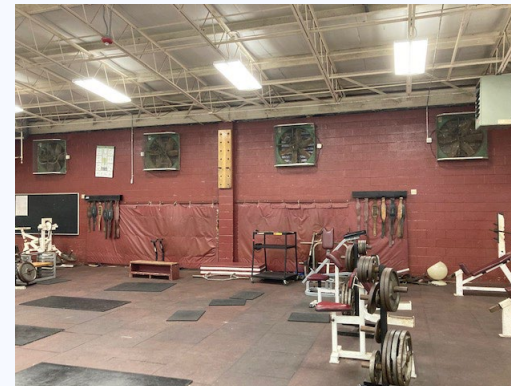
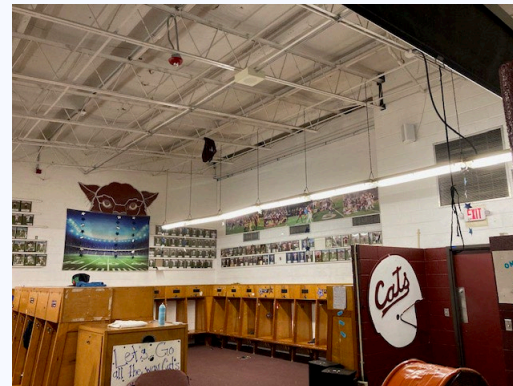
- **TOTAL**                    **\$2,160,000**
- General Exterior & Interior Remodel
- **ACCESS CONTROLS**
- Cafeteria Improvements
- **FENCING & EXTERIOR LIGHTING**
- Furniture
- Playground Turf
- Track Replacement



# CALALLEN ISD 2023 BOND PROJECTS

## ***ATHLETICS - PROPOSITION A***

- **TOTAL**            **\$8,902,000**
- Field House Renovation
- Girls Locker & Weight Room Renovation in CHS
- Tennis Courts with Restrooms & Concessions





# CALALLEN ISD 2023 BOND PROJECTS

## ***PERFORMING ARTS - PROPOSITION A***

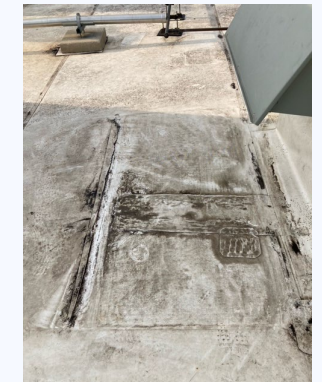
- **TOTAL**            **\$20,479,000**
- New Performing Arts Auditorium
  - 650 seat capacity
  - Main stage with side wings
  - Theater quality acoustics, projection, lighting and sound system
- Classrooms
  - Technical Theatre classroom with storage
  - Drama classroom
  - Dressing Rooms



# CALALLEN ISD 2023 BOND PROJECTS

## ***MAINTENANCE***

- **TOTAL**            **\$8,088,000**
- Expand Current Transportation Facility - Additional Bus Parking
- High School Plumbing Upgrades
- Deferred Maintenance - Repairs to roofs, RTUs and A/Cs, parking lots, sidewalks, and plumbing and electrical systems districtwide



# CALALLEN ISD 2023 BOND PROJECTS

## ***STADIUMS - PROPOSITION B***

- **TOTAL**                    **\$12,573,000**
- Baseball Fence Replacement
- Baseball Field Turf
- Softball Field Turf
- Stadium Renovations - Entries, Fencing, Restrooms
- Stadium New Press Box
- Stadium New Score Board



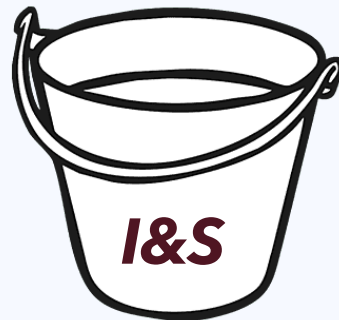
# FINANCE & TAX IMPACT

CALALLEN ISD'S BUDGET IS DIVIDED INTO TWO MAIN FUNDS, AS ESTABLISHED BY THE TEXAS SCHOOL FINANCE SYSTEM:



- **Maintenance & Operations (M&O)**

- Revenue used for daily operations
- Primarily funded by M&O Tax Collections and State Foundation School Program
- Districts typically do not have enough M&O funds to cover large capital purchases



- **Interest & Sinking (I&S)**

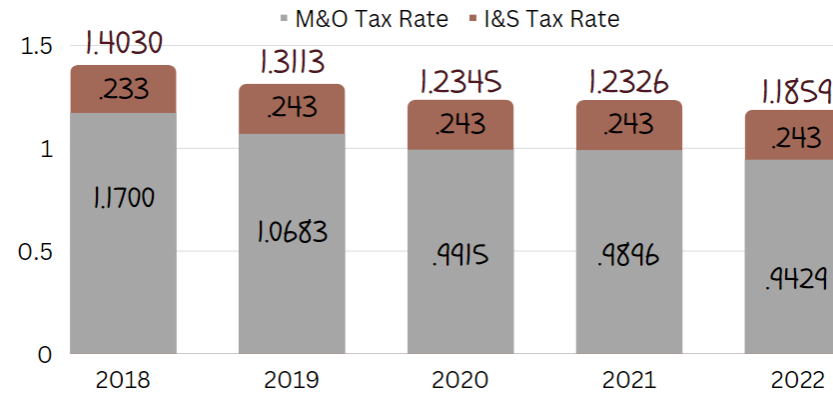
- Revenue used **SOLELY to repay Voter-Approved School Bonds**
- Bond funds can be used for construction, capital improvements, furniture, equipment, and land
- Revenue collected for the I&S fund cannot be used for M&O expenses

# FINANCE & TAX IMPACT

WHEN YOU PAY TAXES, YOUR TAX DOLLARS ARE SPLIT BETWEEN THESE TWO FUNDS:



## CISD TAX RATE HISTORY



NET 4-YEAR TAX RATE CHANGE:

21.7¢ DECREASE

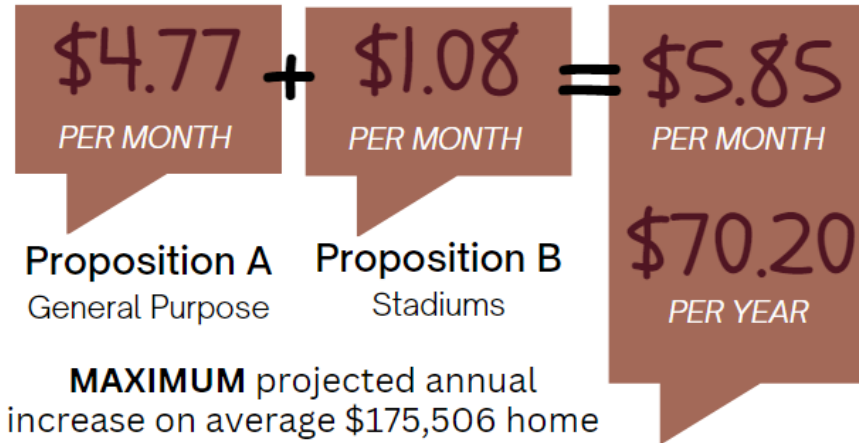
Due to laws from the 86<sup>th</sup> Legislative Session in 2019, Texas School District **M&O tax rates are subject to property tax compression.**

As property values grow, M&O tax rates decline.

# FINANCE & TAX IMPACT



**4-CENT**  
MAXIMUM projected I&S  
tax rate increase



**\$0.00** tax impact for those  
**65 or older** who have an over-65  
homestead exemption.

# ELECTION & VOTING INFORMATION

## VOTING INFORMATION

LAST DAY TO REGISTER TO VOTE: April 6, 2023  
FIRST DAY OF EARLY VOTING: April 24, 2023  
LAST DAY FOR BALLOT BY MAIL: April 25, 2023  
LAST DAY FOR EARLY VOTING: May 2, 2023  
**ELECTION DAY: SATURDAY, MAY 6, 2023**

**POLLING LOCATION: CISD ADMINISTRATION BUILDING  
4205 WILDCAT DR, CORPUS CHRISTI, TX 78410**

SUN April 23 CLOSED	MON April 24 8-5	TUES April 25 7-7	WED April 26 8-5	THURS April 27 8-5	FRI April 28 8-5	SAT April 29 9-4
SUN April 30 CLOSED	MON May 1 7-7	TUES May 2 8-5	WED May 3 CLOSED	THURS May 4 CLOSED	FRI May 5 CLOSED	SAT May 6 7-7

# ELECTION & VOTING INFORMATION

## Sample Ballot Wording

CALLEN INDEPENDENT SCHOOL DISTRICT SPECIAL ELECTION  
CALLEN INDEPENDENT SCHOOL DISTRICT PROPOSITION A

For \_\_\_\_\_ ) The issuance of \$55,182,000 of bonds by the Calallen Independent School District  
Against \_\_\_\_\_ ) for the construction, renovation, improvement and equipment of school facilities in  
the District (including, but not limited to, improvements to enhance safety and  
security), and levying the tax in payment thereof. This is a property tax increase.

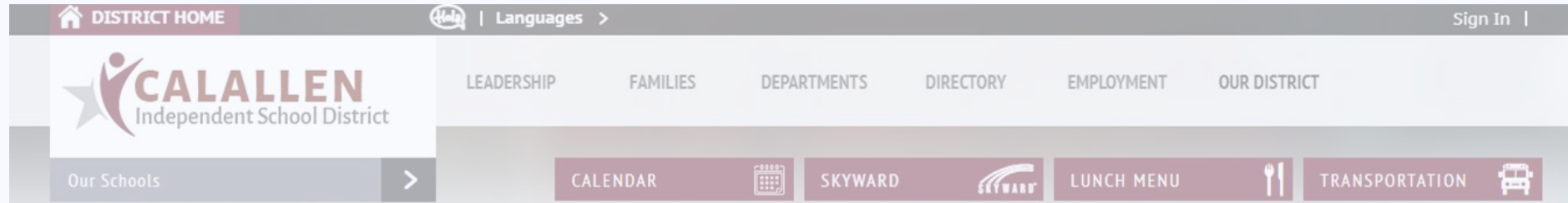
CALLEN INDEPENDENT SCHOOL DISTRICT SPECIAL ELECTION  
CALLEN INDEPENDENT SCHOOL DISTRICT PROPOSITION B

For \_\_\_\_\_ ) The issuance of \$12,573,000 of bonds by the Calallen Independent School District  
Against \_\_\_\_\_ ) for the construction, renovation, improvement and equipment of Phil Danaher  
Stadium, Steve Chapman Stadium and Ladycat Softball Stadium, and levying the  
tax in payment thereof. This is a property tax increase.

As part of legislation passed in 2019, ALL ballot language for school bond elections MUST include the statement **“THIS IS A PROPERTY TAX INCREASE.”**



# MORE INFORMATION AT:

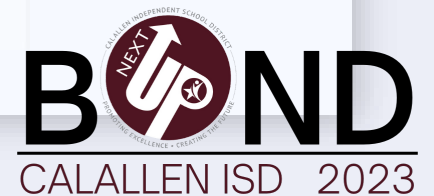


**[WWW.CALALLEN.ORG/BOND2023](http://WWW.CALALLEN.ORG/BOND2023)**

- BOND 2023
- BOND PROJECTS
- FINANCES & TAX IMPACT
- VOTING INFORMATION
- COMMUNICATION
- BOND FAQ



During the regularly scheduled board meeting on February 13, 2023, the Calallen Independent School District Board of Trustees unanimously approved calling a School Bond Election for May 6, 2023. The proposal was developed by a Bond Planning Committee consisting of 47 community



# THANK YOU FOR ATTENDING!

*Please reach out to CISD Administration  
with any questions, comments, or concerns.*

*Emily Lorenz  
Superintendent  
[elorenz@calallen.org](mailto:elorenz@calallen.org)*

*Kelsey Ramos  
Assistant Superintendent  
[kramos@calallen.org](mailto:kramos@calallen.org)*

