



AASC
SPRING BRANCH ISD

Athletics & Arts
Stakeholders
Committee

Meeting 2
January 15, 2025

WWW.SPRINGBRANCHISD.COM

Our Purpose

- Share update on Board's work on **Future Facilities Planning** & review current scenario(s).
- Seek AASC **members input on the four major components** of the potential bond package based on current scenario(s).

Scenarios

HIGH SCHOOLS

WW EMMONS NATATORIUM

ATHLETIC COMPLEX

(Don Coleman Coliseum & Darrell Tully Stadium)

REGGIE GROB STADIUM

Our Charge

- The **SBISD Athletics & Arts Stakeholder Committee (SBISD AASC)** is an ad hoc committee comprised of parents, staff, students, and community members as well as partners.
- The SBISD AASC may be asked to provide **input** and **feedback** about the district's athletics facilities as the SBISD Board of Trustees considers an athletics facilities-focused bond package to present to SBISD voters. As such, the committee is constituted for a defined purpose and time and **holds no statutory authority**.
- The Board of Trustees **may** act upon the feedback/input provided by the AASC by **approving, amending, altering, or not approving all or any portion of their input, feedback and/or recommendations**.



Where are we now?

OVERVIEW

Chris Earnest, SBISD Board of Trustees



HIGH SCHOOLS

Interiors*

- Sound systems, digital video boards
- Gym renovations or reconstruction as needed by campus (floors, bleacher systems, wall padding, painting, new glass backboard basketball goal systems)
- Interior lighting upgrades to LED at gymnasiums, locker rooms, weight rooms, training rooms and athletics support spaces.
- Locker room & coaches office renovations/improvements
- New campus-wide graphics & branding

* Includes general mechanical, electrical, plumbing, technology, and life safety improvements

Exteriors*

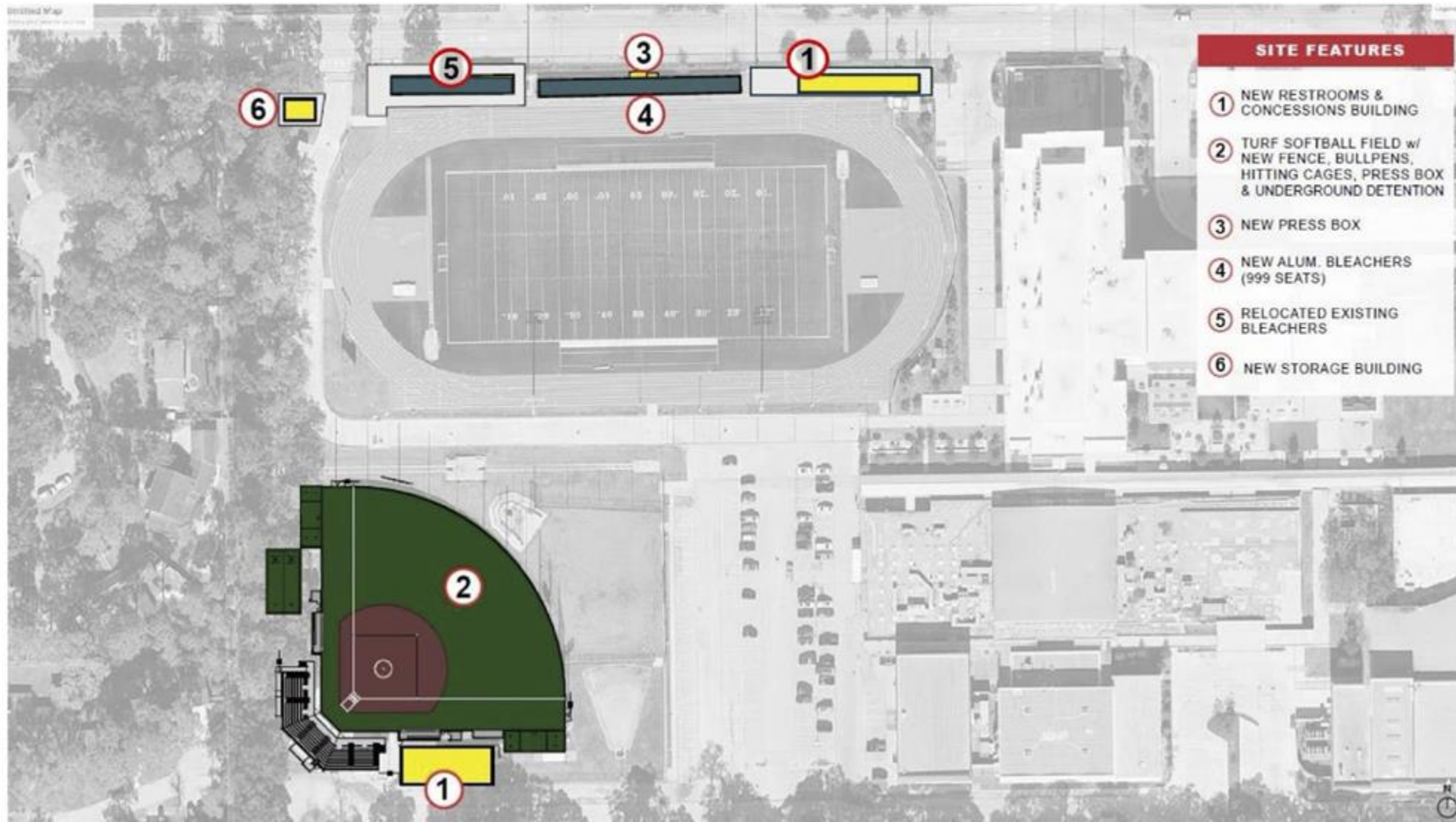
- New LED sports lighting, scoreboards, sound systems and digital video boards
- Synthetic turf baseball & softball field (includes batting cages, dugouts, fencing, netting and pole systems)
- Life-cycle refreshes as needed per campus (tennis courts, tracks and turf playing field)
- Replacement or new press boxes and support buildings, concessions, restrooms and general storage facilities
- Additional seating and elevated bleachers
- Renovations at stadium field house including finishes and equipment
- Site paving and additional parking to accommodate athletic improvements
- Construction of new courts, fields, and track and field areas, as needed



Memorial High

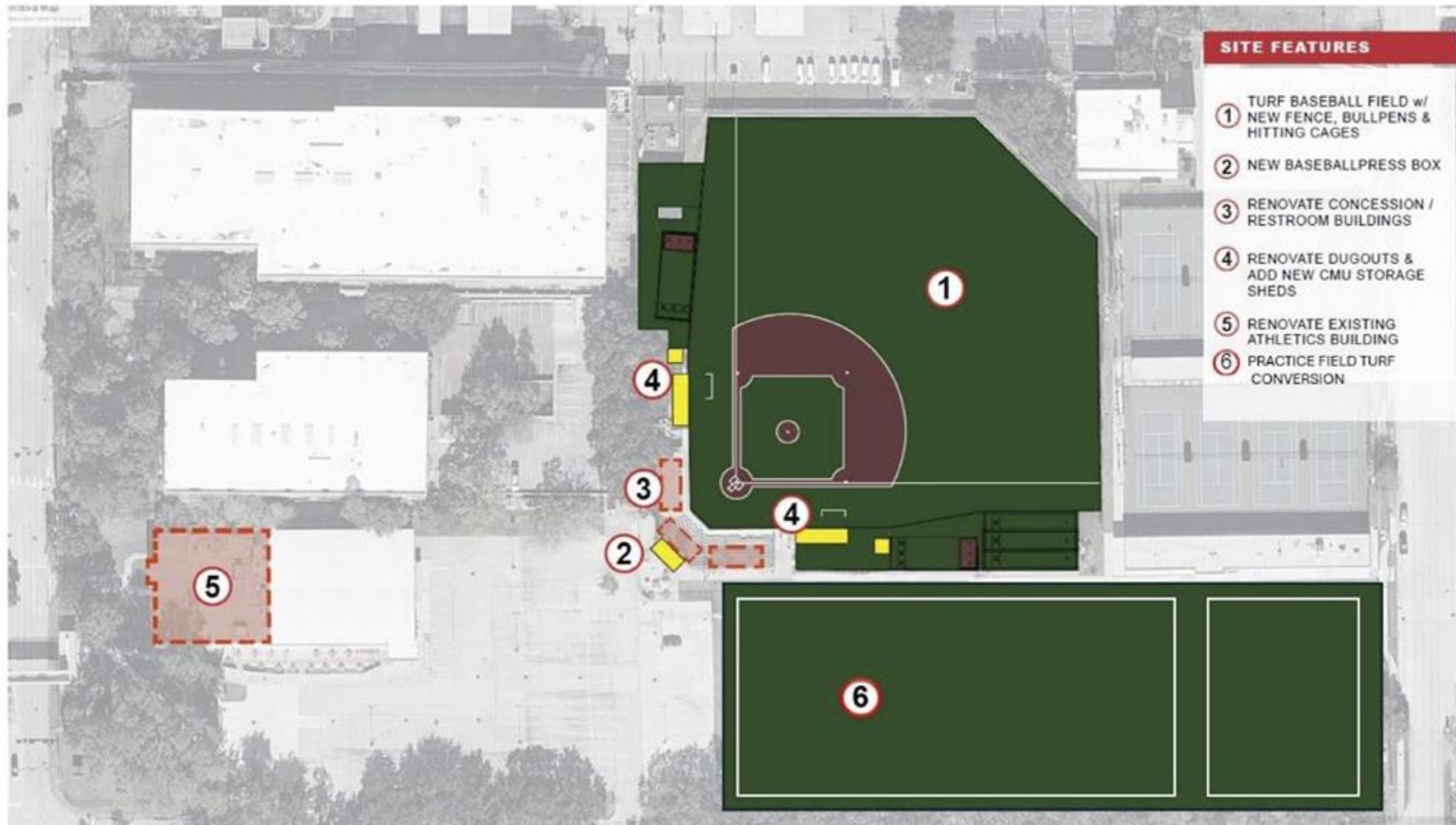
Memorial High School – Conceptual Plan (West)

SCENARIO #2



Memorial High School – Conceptual Plan (East)

SCENARIO #2

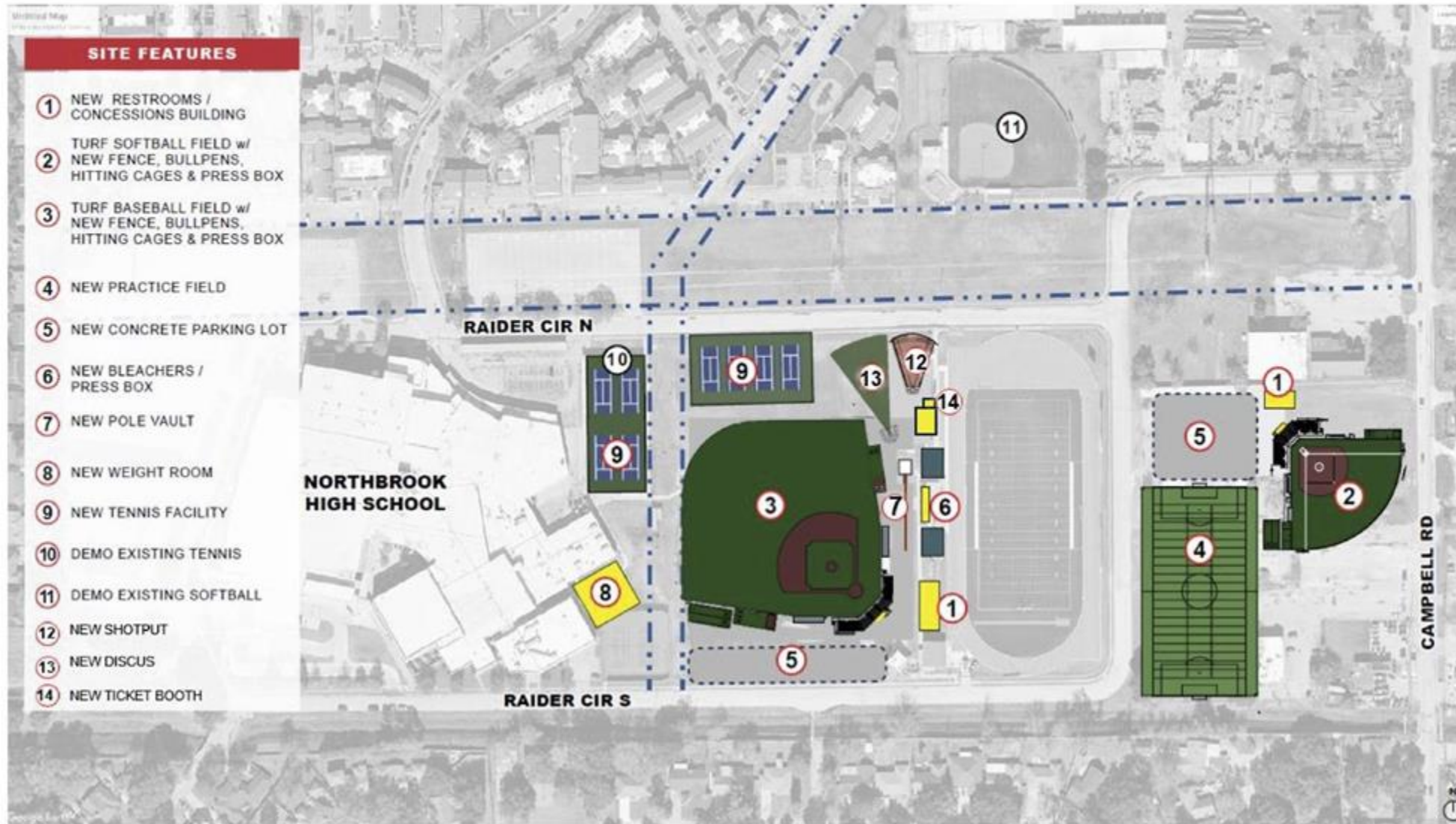




Northbrook High

Northbrook High School – Conceptual Plan

SCENARIO #2

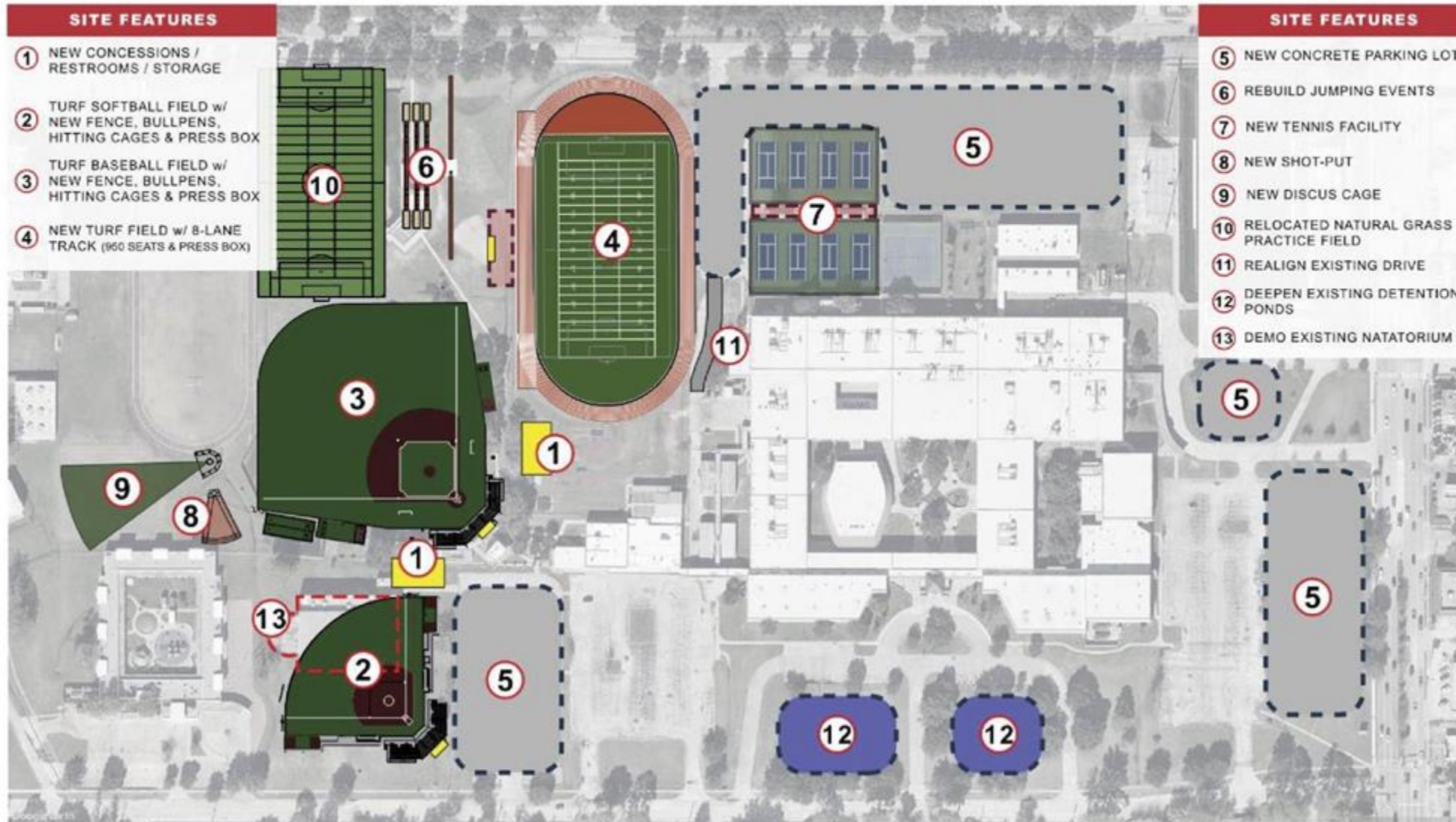




Spring Woods High

Spring Woods High School – Conceptual Plan

SCENARIO #2 (New Natatorium at Alternate Location)

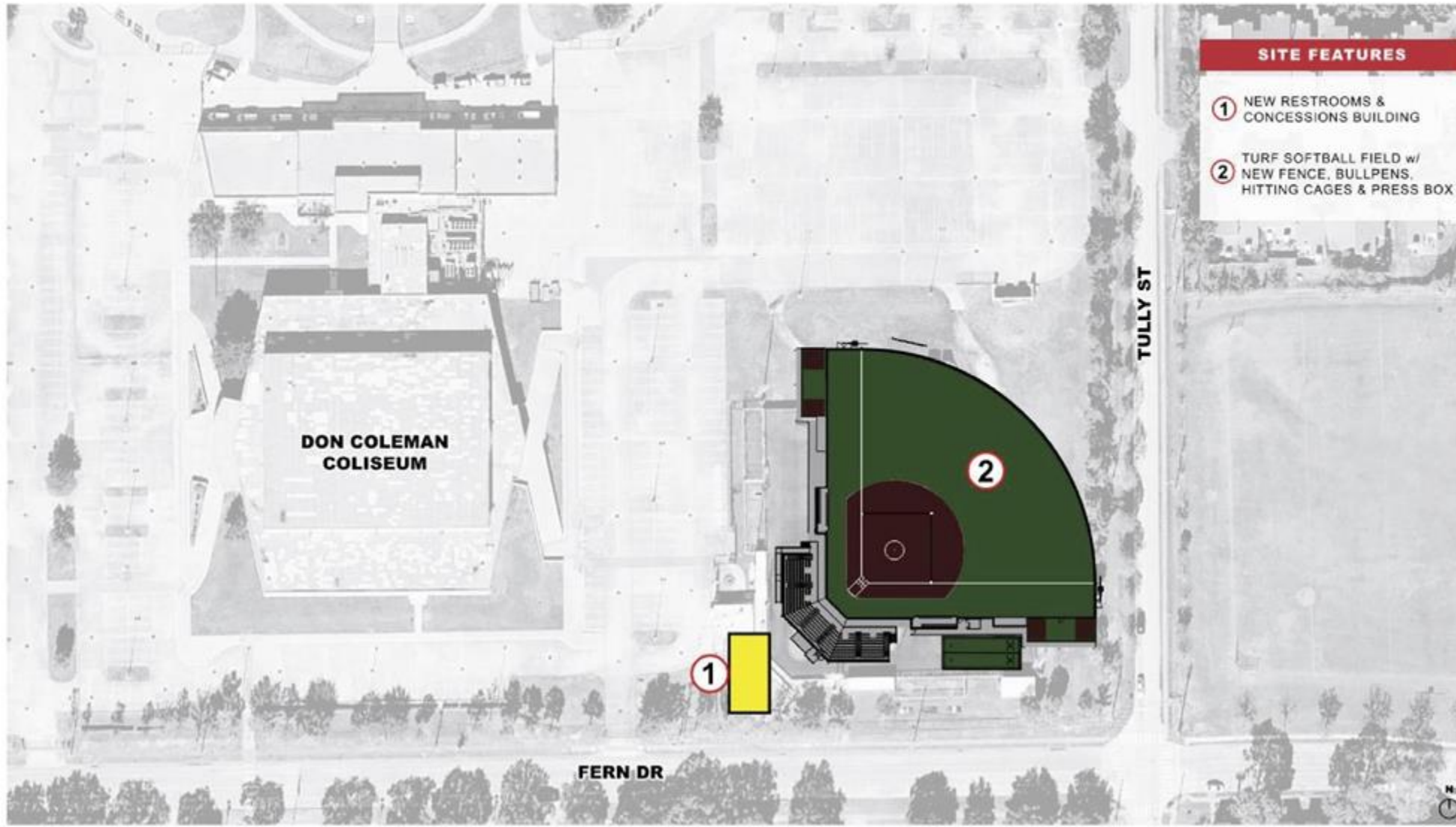




Stratford High

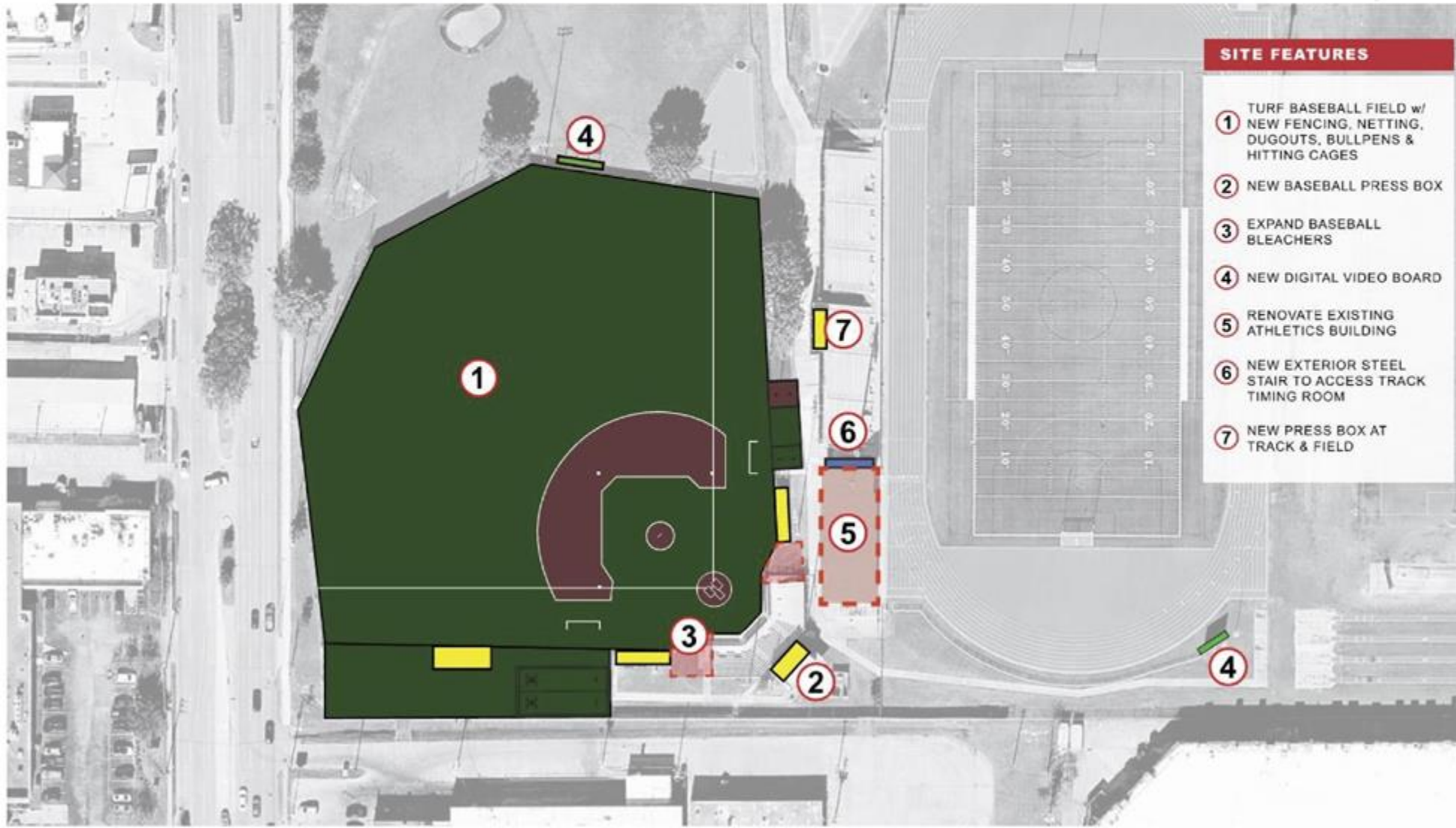
Stratford High School – Partial Conceptual Plan

SCENARIO #2



Stratford High School – Partial Conceptual Plan

SCENARIO #2



High School – Construction Cost Estimate

Scenario #2

	Construction Cost Estimate*
Memorial High School	\$67,940,461.60
Northbrook High School	\$55,181,350.33
Spring Woods High School	\$56,754,929.75
Stratford High School	\$45,244,360.00
High School Scope of Work Total Cost	\$123,127,171.93

**Total Construction Cost Estimate does not include soft costs, escalation (timeline), and inflation.*

**Construction Cost above does not include demolition, site preparation, and misc. costs with a potential new location.*



TABLE CONVERSATION

Likes, Wishes & Questions

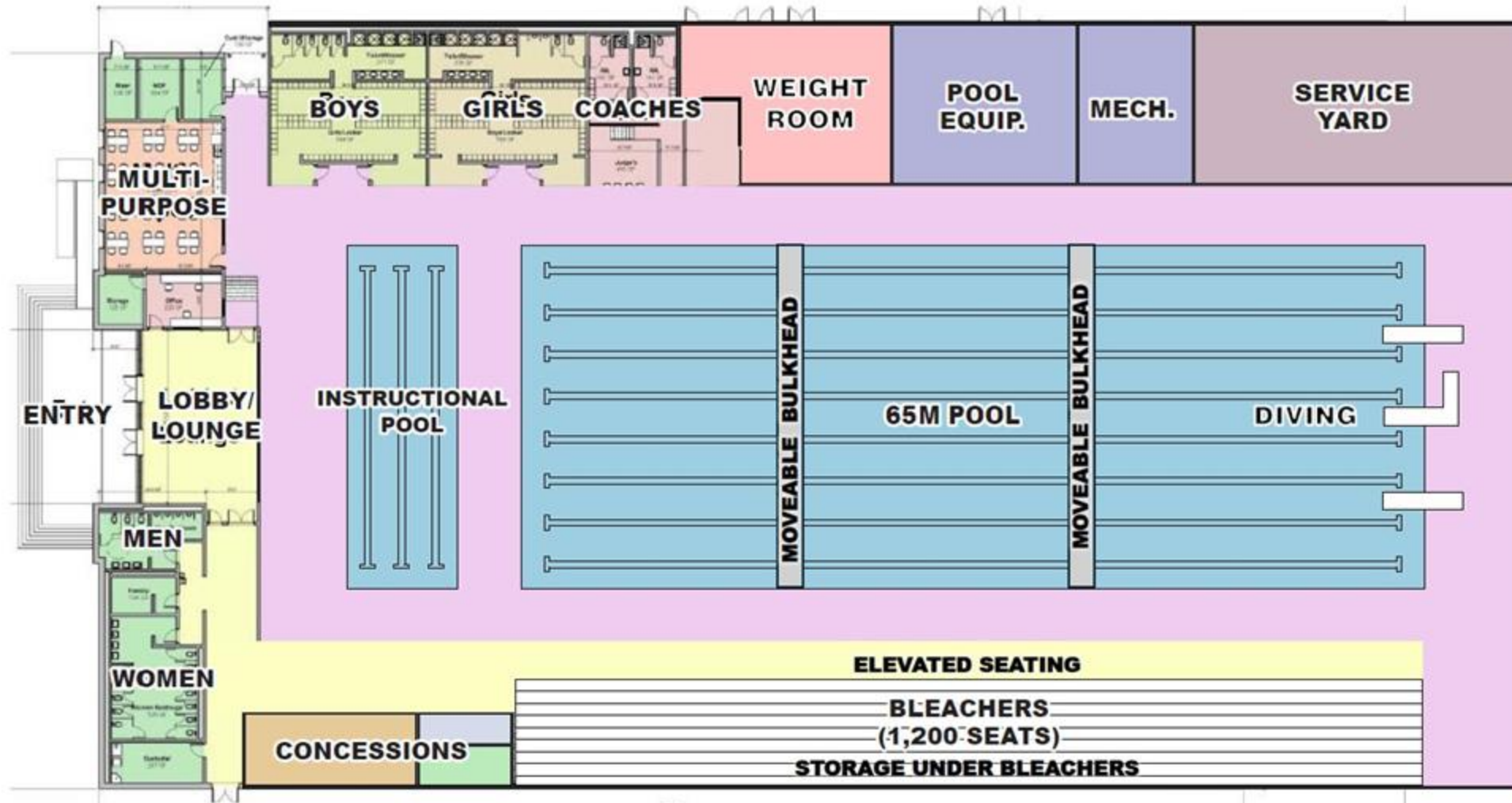




NATATORIUM

New Natatorium – Conceptual Plan

SCENARIO #2



New Natatorium – Site Considerations



New Natatorium – Construction Cost Estimate

SCENARIO #2

Facility	Construction Cost Estimate
New Natatorium	\$52,520,000.00
Total Construction Cost Estimate*	\$52,520,000.00

**Total Construction Cost Estimate does not include soft costs, escalation (timeline), and inflation.*

**Construction Cost above does not include demolition, site preparation, and misc. costs with a potential new location.*



A photograph of a swimming pool with several lanes. The lanes are separated by blue and white lane lines. In the foreground, three people are swimming in a lane. The water is a clear, light blue. The background shows more lanes and people swimming. The overall scene is bright and active.

TABLE CONVERSATION

Likes, Wishes & Questions

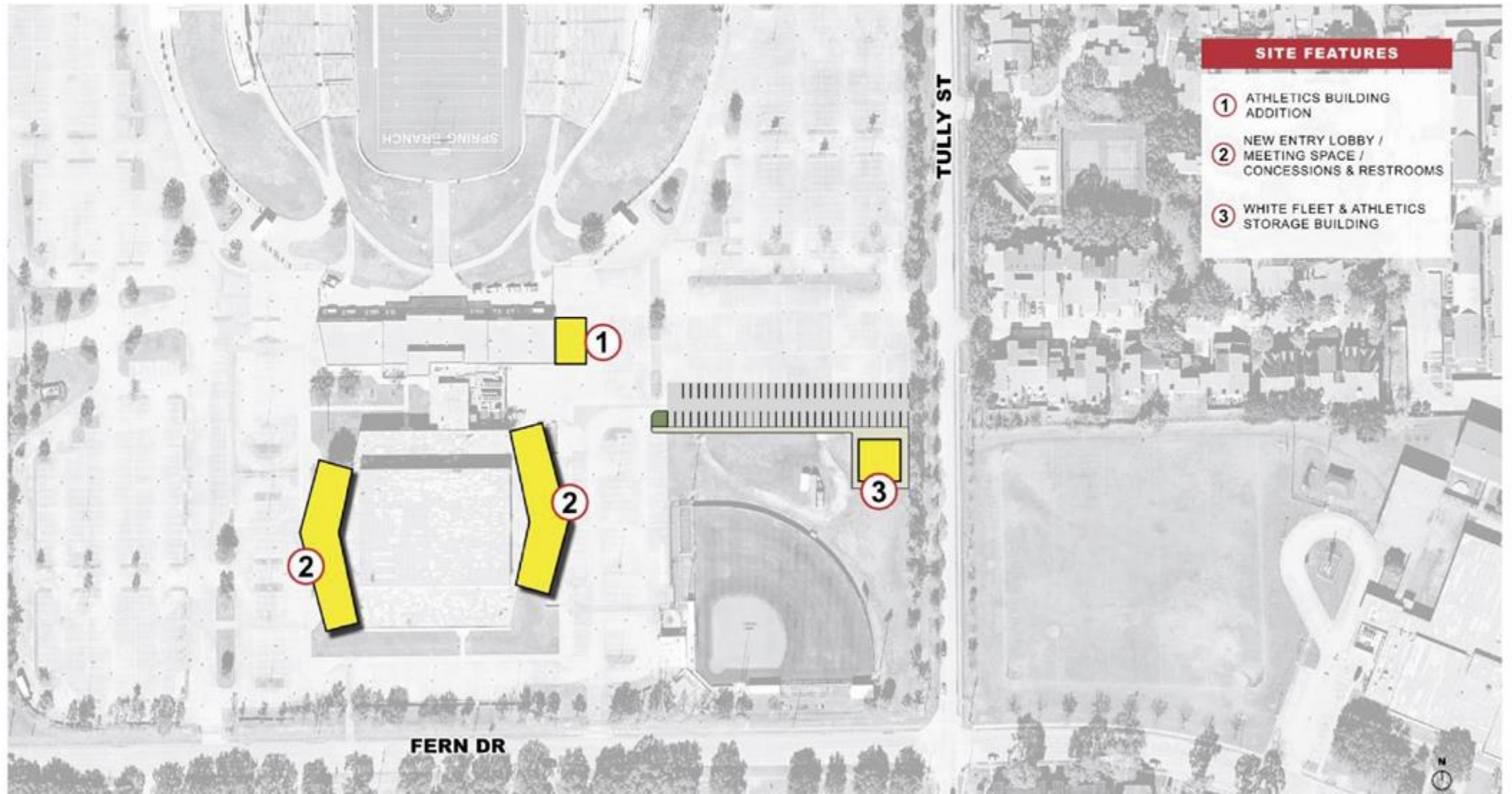


ATHLETIC COMPLEX

(DON COLEMAN & DARRELL TULLY STADIUM)

Don Coleman Coliseum – Conceptual Plan

SCENARIO #2



Don Coleman Coliseum – Construction Cost Estimate

SCENARIO #2

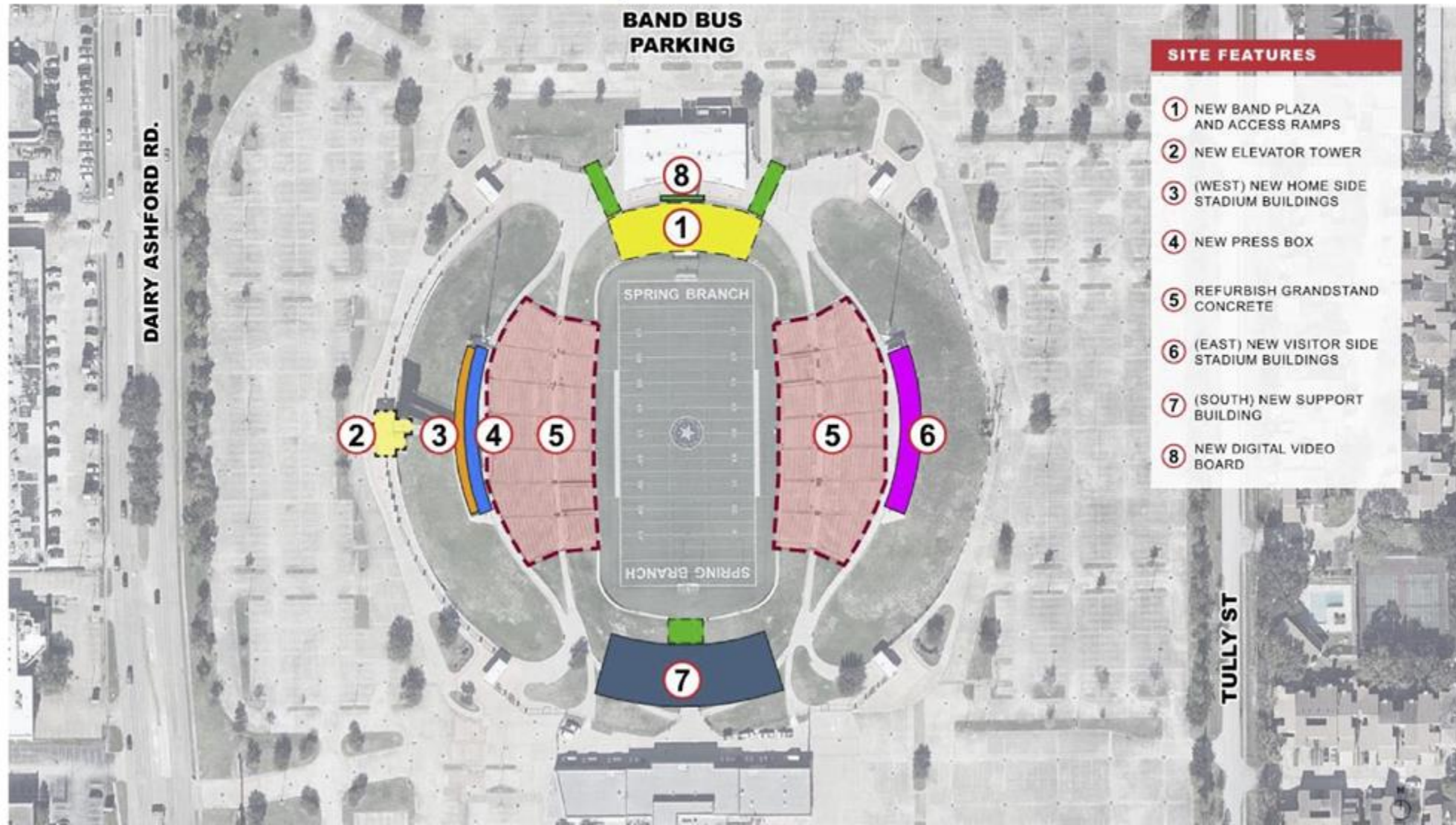
Facility	Construction Cost Estimate
Don Coleman Coliseum	\$22,016,994.00
Total Construction Cost Estimate	\$22,016,994.00

**Total Construction Cost Estimate does not include soft costs, escalation (timeline), and inflation.*



Darrell Tully Stadium – Conceptual Plan

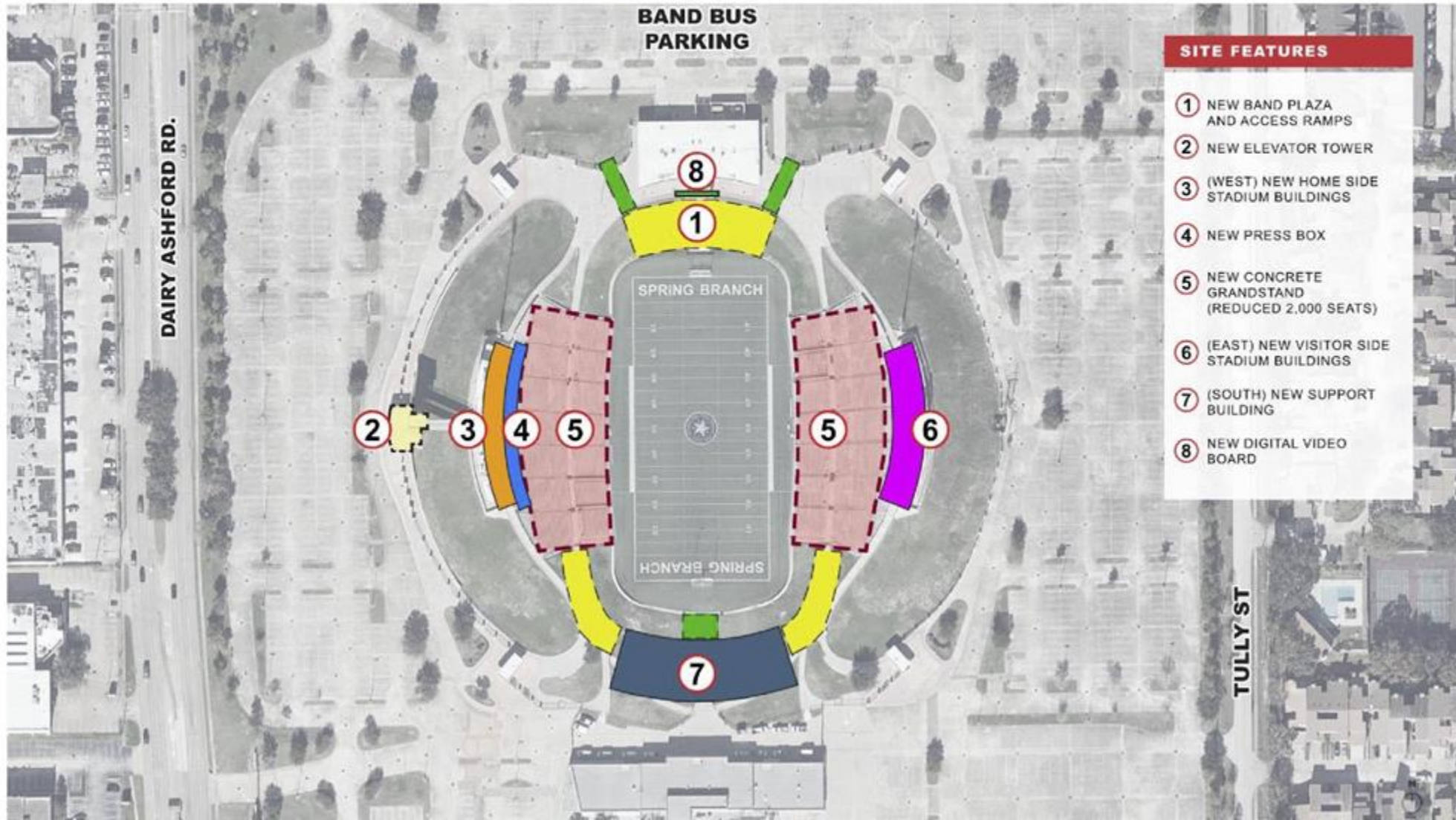
SCENARIO #2 – OPTION A (RENOVATION NOT INCLUDING SEATING)



Seating
Capacity:
14,500

Darrell Tully Stadium – Conceptual Plan

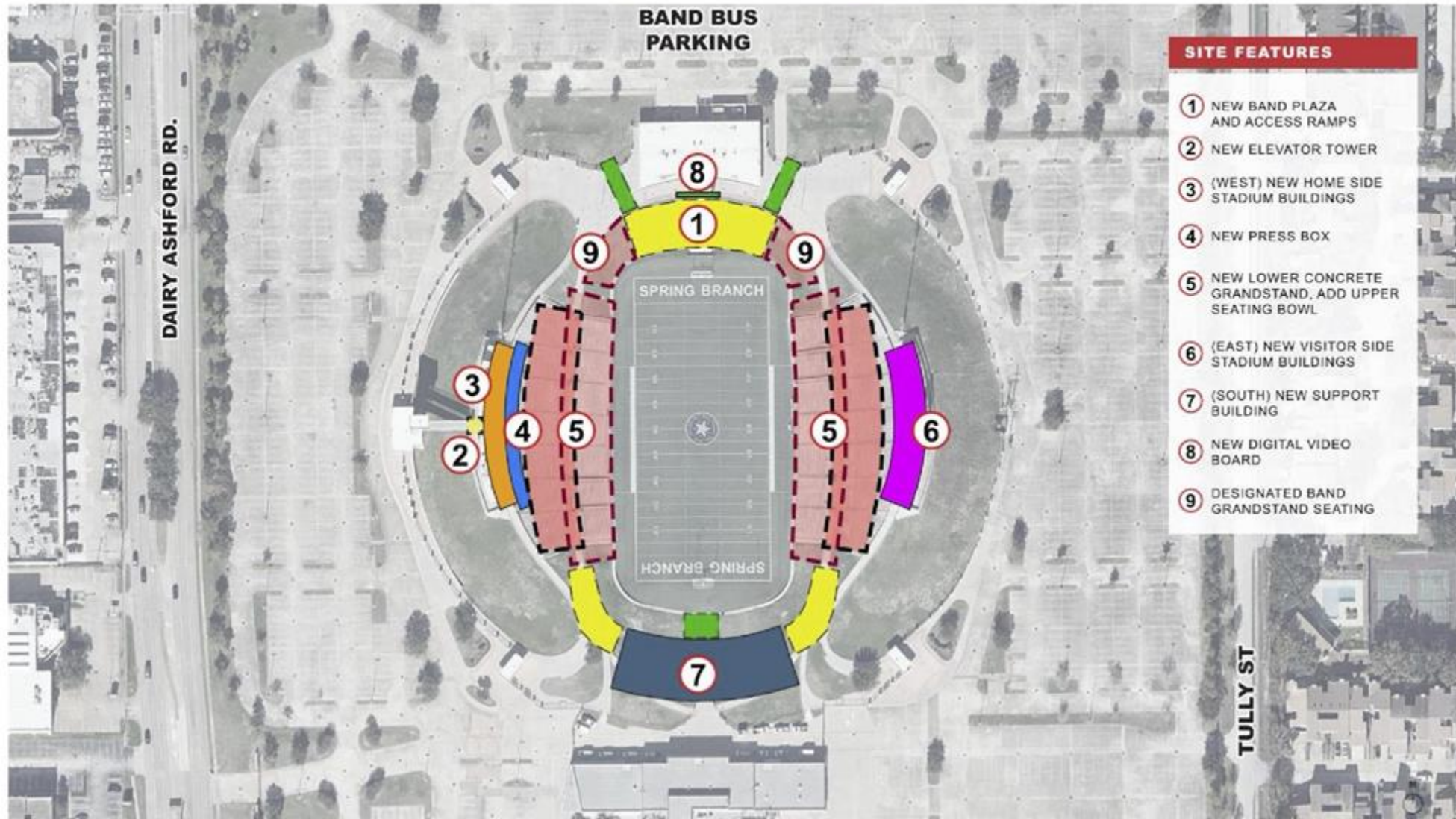
SCENARIO #2 – OPTION B (RENOVATION INCLUDING SEATING)



Seating
Capacity:
12,000

Darrell Tully Stadium – Conceptual Plan

SCENARIO #2 – OPTION C (REBUILD)



Seating
Capacity:
11,500

Darrell Tully Stadium – Option Comparison

SCENARIO #2

Scope	Option A	Option B	Option C
Upgraded Sports Lighting, Audio/Visual Systems, and New Digital Video Board	●	●	●
New Band Plaza and Access Ramps	●	●	●
New Elevator Tower	●	●	●
New Home Side (West) Stadium Building	●	●	●
New Press Box	●	●	●
New Visitor Side (East) Stadium Building	●	●	●
New Support Building (South)	●	●	●
Refurbish Grandstand Concrete (<i>Does not include new seating options</i>)	●		
New Cast-in-Place Concrete Seating		●	
New Cast-in-Place Concrete Seating (Lower-Level) & New Elevated Pre-cast Concrete Seating (Upper-Deck)			●
Designated Band Grandstand (Cast-in-Place)			●
High Berm Modifications (<i>Lowering</i>)			●
Central Ticketing Checkpoint for Home and Visitor Sides			●
Wrap-Around Digital Ribbon Boards			●

Darrell Tully Stadium – Construction Cost Estimate

SCENARIO #2

Facility	Construction Cost Estimate
Darrell Tully Stadium – Option A	\$50,853,827.00
Darrell Tully Stadium – Option B	\$63,450,734.00
Darrell Tully Stadium – Option C	\$77,102,498.00
Total Construction Cost Estimate* (Option C)	\$77,102,498.00

**Total Construction Cost Estimate does not include soft costs, escalation (timeline), and inflation.*

**Project cost does not include relocation, facility rental, and potential transportation costs for displacement.*



A photograph of a school building with a prominent brick clock tower. The tower has a circular clock face and a sign that reads "SPRING BRANCH INDEPENDENT SCHOOL DISTRICT". The building is made of brick and has a modern design. In the foreground, there is a paved area with a red curb and a black metal fence. A group of people is standing near the entrance of the building. The sky is clear and blue.

TABLE CONVERSATION

Likes, Wishes & Questions



Mentimeter Athletic Complex

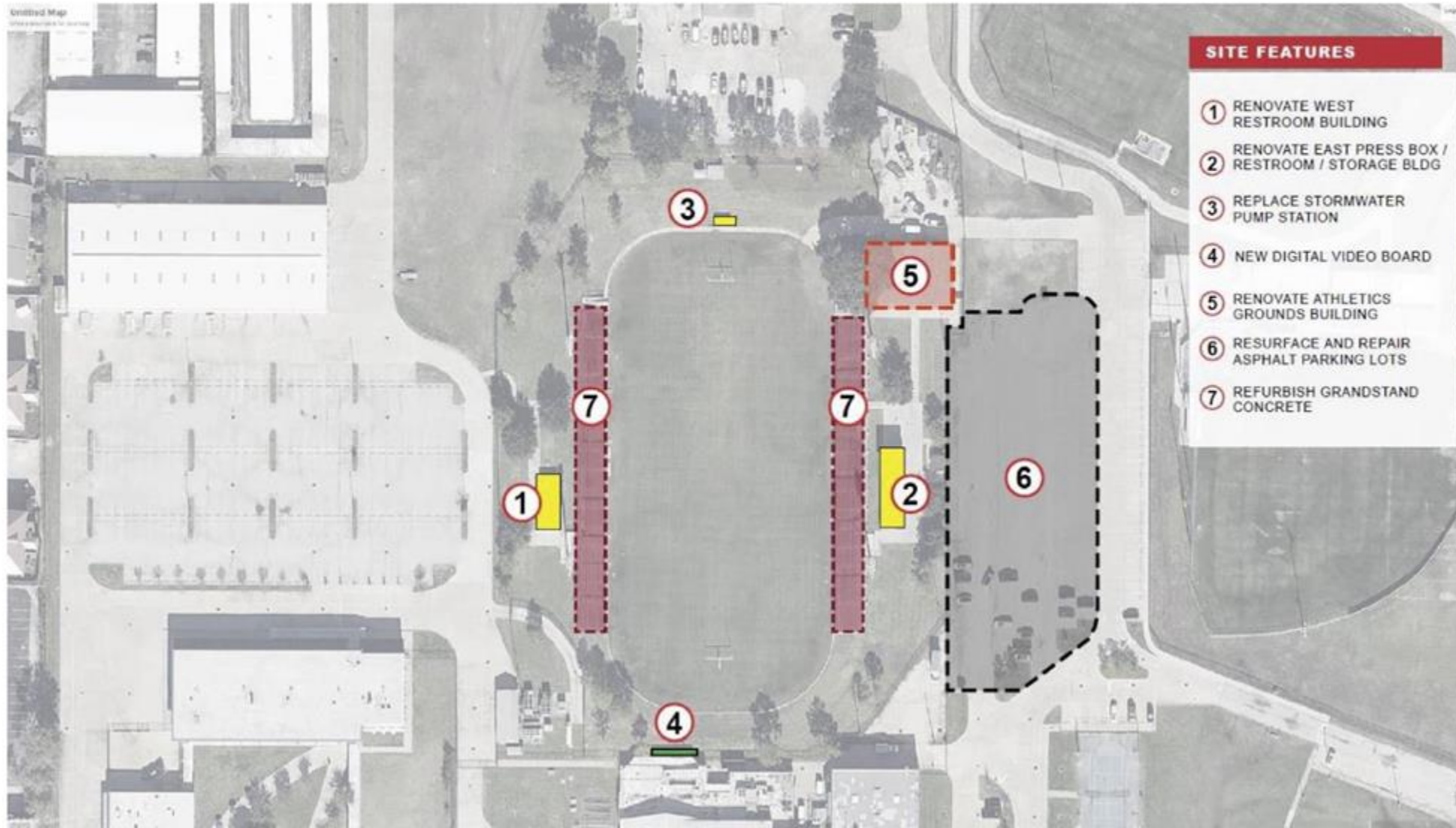




REGGIE GROB STADIUM

Reggie Grob Stadium – Conceptual Plan (Option A)

SCENARIO #2

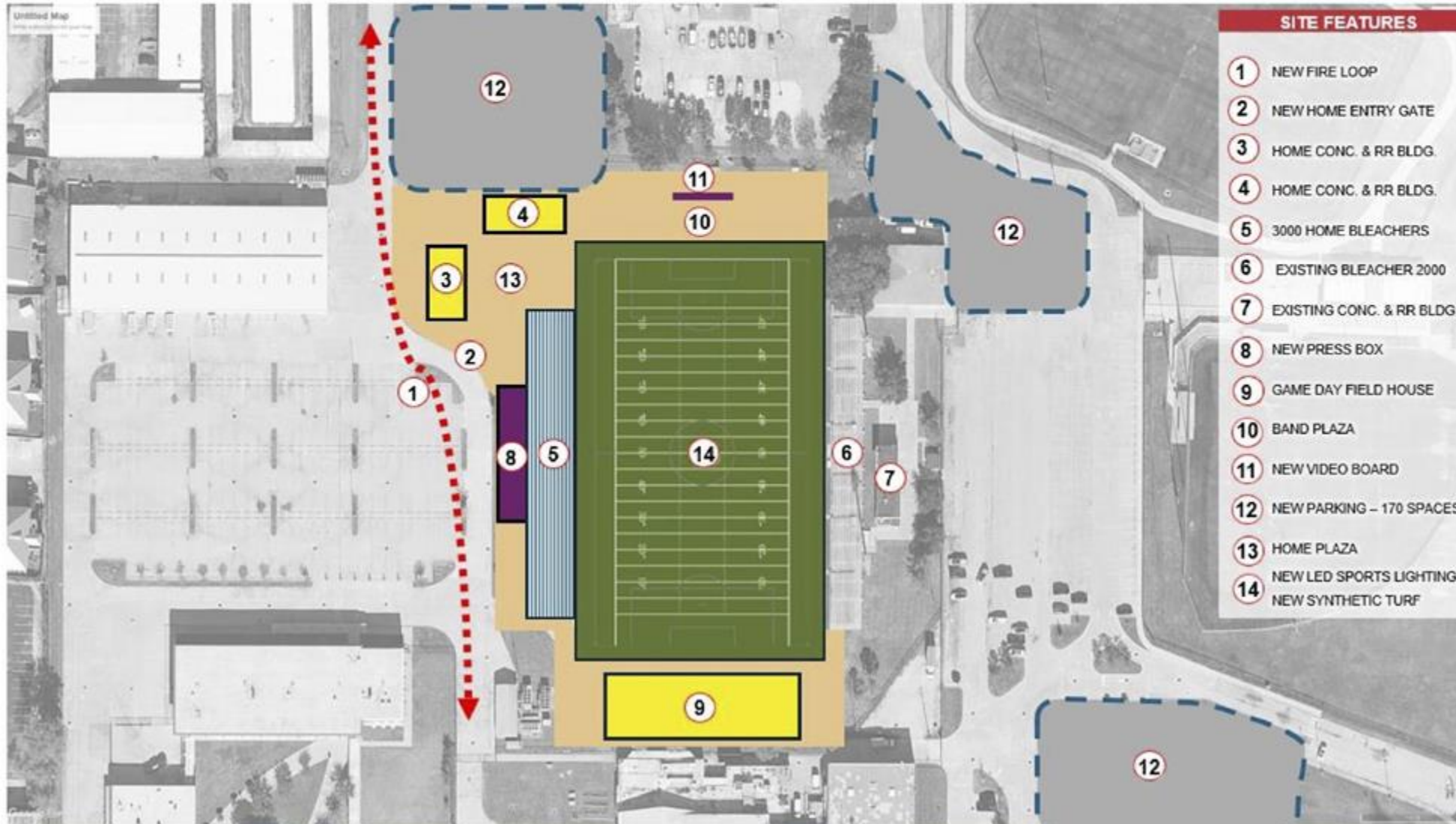


Seating
Capacity:
4,000



Reggie Grob Stadium – Conceptual Plan (Option B)

SCENARIO #2

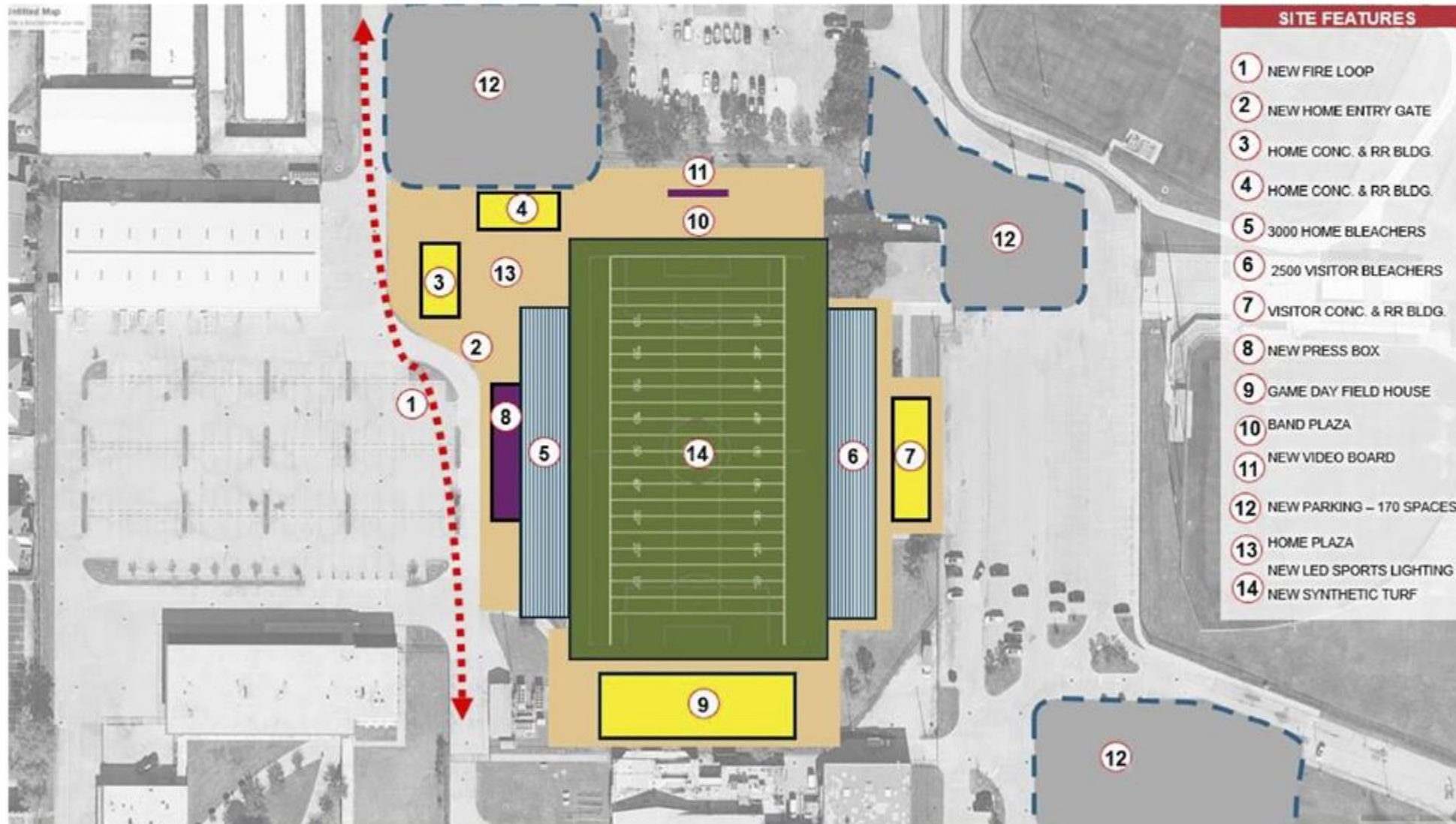


Seating
Capacity:
5,000



Reggie Grob Stadium – Conceptual Plan (Option C)

SCENARIO #2



Seating
Capacity:
5,500



Reggie Grob Stadium – Scope Comparison

SCENARIO #2

Scope	Option A	Option B	Option C
Upgraded Sports Lighting, Audio/Visual Systems, and New Digital Video Board	●	●	●
Renovated Athletics' Grounds Building	●	●	●
Renovation of Pressbox and Visitor Side Support Bldgs	●		
Synthetic Turf Field		●	●
New Home Side Bleachers		●	●
New Home Side Concessions		●	●
New Home Side Pressbox		●	●
Expanded Field at West Side Wall		●	●
New Visitor Side Bleachers			●
New Visitor Side Concessions			●
Expanded Field at East Side Wall			●
New Game Day Field House		●	●
Additional Spectator Parking		●	●
New Bus Parking		●	●

Reggie Grob Stadium – Construction Cost Estimate

SCENARIO #2

Facility	Construction Cost Estimate
Reggie Grob Stadium – Option A	\$11,770,665.10
Reggie Grob Stadium – Option B	\$37,085,235.00
Reggie Grob Stadium – Option C	\$42,096,926.00
Total Construction Cost Estimate* (Option C)	\$42,096,926.00

**Total Construction Cost Estimate does not include soft costs, escalation (timeline), and inflation.*

The background image shows a soccer field during a game. In the foreground, several players in white and black uniforms are visible on the green grass. A goal is positioned on the right side of the field. In the background, there are bleachers, a building, and a tall stadium light tower under a clear blue sky with some light clouds. A dark blue horizontal band is overlaid across the middle of the image, containing the text.

TABLE CONVERSATION

Likes, Wishes & Questions



Mentimeter

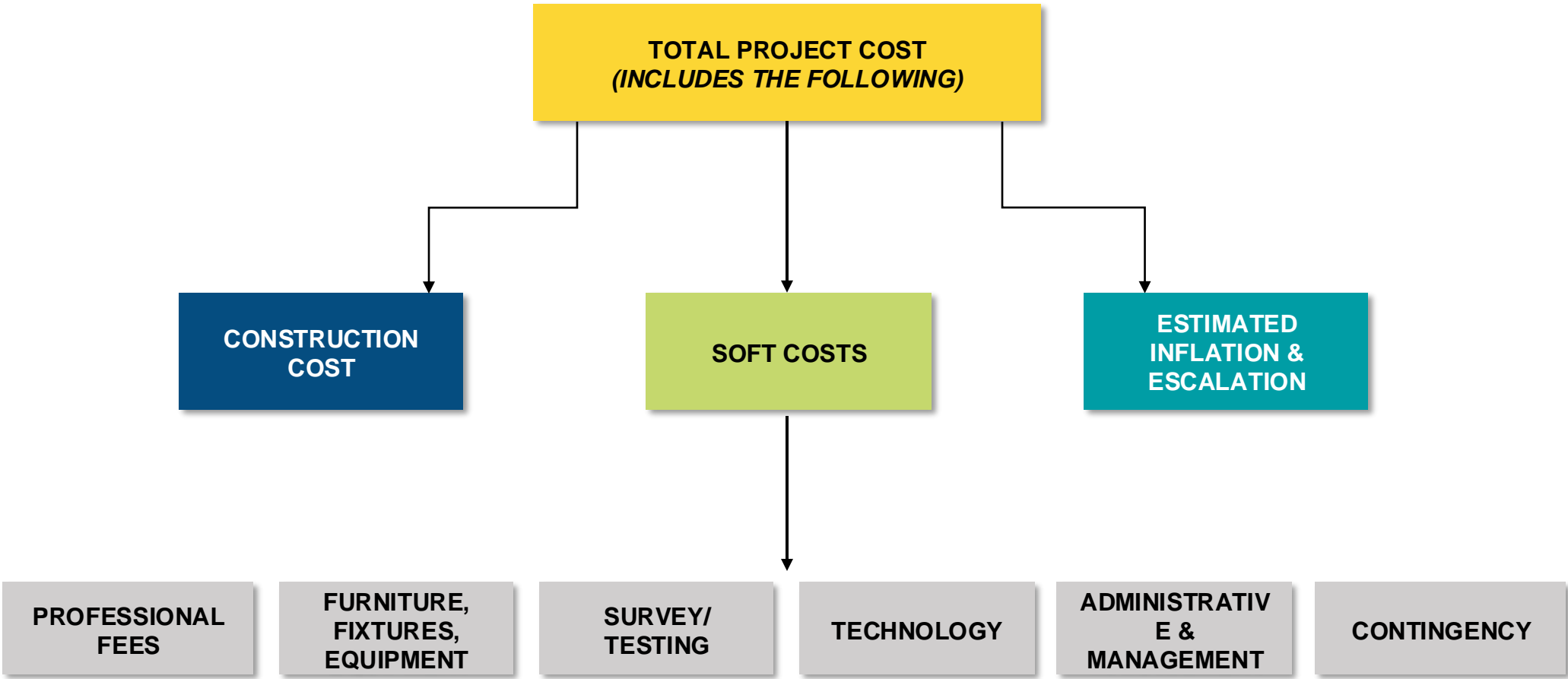
Grob Stadium



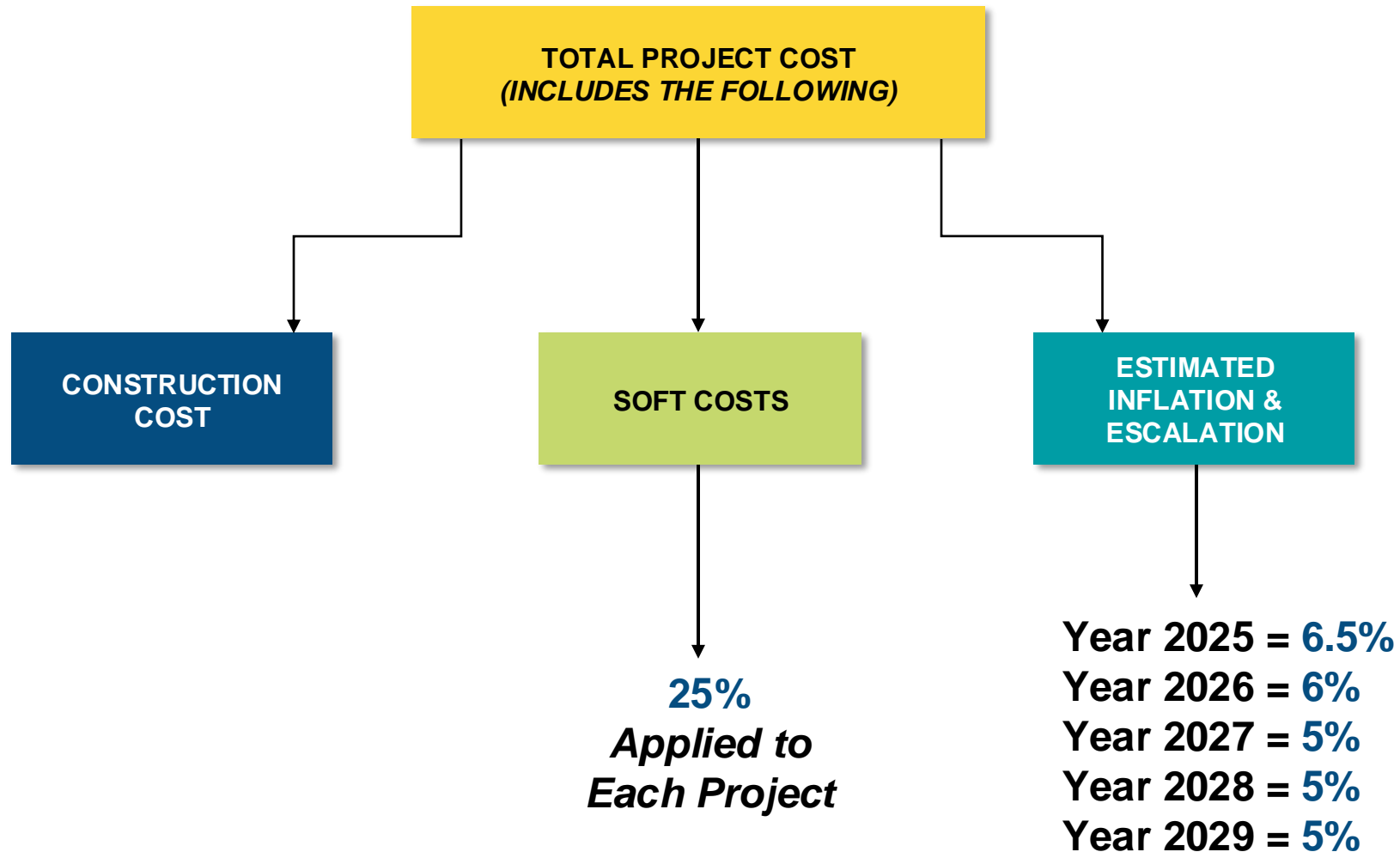


Comprehensive Cost Estimate Summary

Total Capital Improvement/Project Cost



Total Capital Improvement/Project Cost



Total Project Cost Estimate – Scenario #2

Facility	Construction Cost Estimate	Soft Costs	Year Bid	Inflation/Escalation	Project Cost Estimate
Memorial High School	\$67,940,461.60	\$16,985,115.40	2027	\$15,740,531.07	\$100,666,108.10
Northbrook High School	\$55,181,350.33	\$13,795,337.59	2027	\$12,784,484.22	\$81,761,172.14
Spring Woods High School	\$56,754,929.75	\$14,188,732.44	2028	\$17,353,688.84	\$88,297,351.03
Stratford High School	\$45,244,360.00	\$11,311,090.00	2026	\$7,289,997.51	\$63,845,447.51
New Natatorium	\$52,520,000.00	\$13,130,000.00	2026	\$8,462,285.00	\$74,112,285.00
Don Coleman Coliseum	\$22,016,994.00	\$5,504,248.50	2027	\$5,100,924.69	\$32,622,167.19
Darrell Tully Stadium	\$77,102,498.00	\$19,275,624.50	2027	\$17,863,203.11	\$114,241,325.61
Reggie Grob Stadium	\$43,096,926.10	\$10,774,231.53	2029	\$16,529,980.21	\$70,401,137.84
Total Project Cost Estimate	\$419,857,519.78	\$104,964,379.96		\$101,125,094.65	\$625,946,994.39

**Pending SBISD Legal consult and Financial Services department determination on bond sales.*

Tax Rate Implications

SBISD has **one of the lowest tax rates** in the areas. We also offer the **full 20% Homestead Exemption**.

2024 Tax Rate Comparison

School District	Tax Rate Total	Homestead Exemption	Est. Tax on a \$500,000 Home
Katy ISD	\$1.1171	0	\$4,468
Spring ISD	\$1.1069	0	\$4,428
Tomball ISD	\$1.0629	0	\$4,252
Alief ISD	\$1.0476	0	\$4,190
Cy-Fair ISD	\$1.0869	20%	\$3,261
SBISD	\$1.0764	20%	\$3,229
HISD	\$0.8683	20%	\$2,605

The estimated additional annual tax burden for a **\$650M Capital Improvement Plan (example)** on a \$500,000 home is approximately **\$142.50**.

FORMULA

$$\begin{aligned}
 & \$500,000 \times .8 = \$400,000 \\
 & \quad - \$100,000 \\
 & \quad = \$300,000 \\
 & \quad \text{(divided by 100)} \\
 & \quad \quad \times 0.0475 \\
 & \quad = \mathbf{\$142.50}
 \end{aligned}$$



Mentimeter



Next Steps

- **AASC feedback will be provided to the Board of Trustees at the Jan. 21, 2025, Regular Meeting.**
- **Scenario development continues**
- **Last day to call a bond election is February 14, 2025.**
- **AASC Meeting 3 will be held on Feb. 19, 2025.**



- **What one word best describes how you feel about the proposed Capital Improvement Plan under consideration?**
- **Please share any lingering questions you may have.**
- **Please provide your name if you want to be contacted.**



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