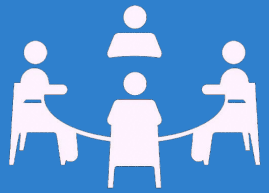
Discussion Teams

Charmaine Albritton
Juanita Medina
Luis Montes



Sean Donnelly
Jeshua Medrano
Marlin Thomas



Eric Cepeda
Janie Guerrero
Jeremy Sheard
Jackie Williamson



Neomia Bailey
Martha Juarez
Sam Samaripa
Keylan Morgan



Michelle Anderson
Shanetra Fowler
Dr. Jayme Mathias
Nathaniel Thayer



Citizens Facility Advisory Committee Update

May 6, 2025

Welcome



Dr. Robert Sormani

Superintendent, Manor ISD

Email:
Robert.Sormani@manorisd.net

Welcome to the Citizens Facility Advisory Committee! We are excited to have you join us in this important work of advising the Manor ISD Board of Trustees on the future of our district's facilities.

Together, we will collaborate to ensure that our schools remain safe, effective, and well-equipped to support the success of all students. Your insights and contributions are invaluable as we work to shape the future of education in our community. Thank you for your dedication to this essential mission!

The committee was formed with members from various constituencies

Meeting Facilitators



Scott Leopold brings 17+ years of experience in K-12 facility planning. He has worked with over 100 school districts nationwide, leading data-driven projects that support long-term growth and successful bond programs.

Scott is known for using innovative digital tools—like dashboards and interactive maps—to make planning data clear and accessible. His expertise helps strengthen client engagement and enhances the overall planning process.



Anna Sullivan is a respected leader at HPM with deep experience in the Texas K-12 and higher education sectors. She's known for her strategic mindset, collaborative approach, and strong relationships across the state.

Her work includes projects with Belton ISD, HEB ISD, Round Rock ISD, Fort Worth ISD, and the U.S. Air Force Academy Falcon Stadium. Anna has served Texas Districts as: Architect, General Contractor, Program Manager, and Consultant.

Agenda

- Welcome and Introductions
- Agenda
- Chairperson and Secretary
- FAC Members: Introductions
- Review Committee Norms
- Review District Goals
- Review Meetings Schedule
- Enrollment & Demographics
- High School Utilization Rates
- UIL Alignments
- HS: Explore, Evaluate, Refine
- *Table Team Discussion*
- Forecasting Capacity & Utilization - High Schools
- Long-Term / Short-Term Goals
- Review Survey Framework
- *Table Team Discussion*
- Other Needs
- Next Meeting / Committee Feedback

Chairperson and Secretary

Chairperson: Keylan Morgan (keylan.morgan@gmail.com)
Secretary: Michelle Anderson (michelle@beckreitcre.com)

C-FAC Members

Charmaine Albritton

Michelle Anderson

Neomia Bailey

Eric Cepeda

Sean Donnelly

Shanetra Fowler

Janie Guerrero

Martha Juarez

Dr. Jayme Mathias

Juanita Medina

Jeshua Medrano

Luis Montes

Keylan Morgan

Sam Samaripa

Jeremy Sheard

Nathaniel Thayer

Marlin Thomas

Jackie Williamson

Committee Norms

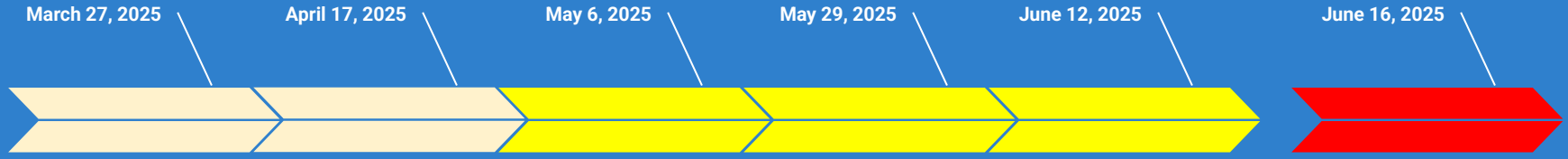
- Start and end on time, or finish early when possible.
- Suspend judgment and remain open-minded.
- Listen actively to understand, and engage with respect and civility.
- Show respect for both others and yourself.
- Maintain a forward-looking perspective, focusing on solutions and the future.
- Honor and value differing opinions.

MISD District Goals

The Citizens Facility Advisory Committee (C-FAC) plays an important role in advising the Board of Trustees on facility priorities that affect the learning experience and well-being of students, staff, and community. The committee should prioritize and concentrate on the following key areas to ensure that facility decisions align with the district's goals and the needs of students, staff, and the community:

- **Safety**: Ensure facilities are secure, well-maintained, and equipped with strong safety measures and accessible spaces.
- **Math and Reading**: Enhance learning environments to support effective teaching in core subjects, with up-to-date materials and technology.
- **CCMR**: Create facilities that support career readiness, vocational training, and partnerships with businesses, the military, and higher education.

Manor ISD - C-FAC Meeting Series



Citizens Facility Advisory Committee Meeting #1

- Committee Overview
- Roles and Norms
- District Goals
- Selection of Chairperson and Secretary
- Enrollment and Facility updates
- Review Survey Draft

Citizens Facility Advisory Committee Meeting #2

- Survey Results
- Deferred Maintenance and Life cycles update
- ES: SGE, PME, BTE, DES
- Other Needs
- Options: Explore, Evaluate, Refine

Citizens Facility Advisory Committee Meeting #3

- Survey Results - cont.
- MSHS, MHS, EC efficiencies
- MNTHS capacity
- Options: Explore, Evaluate, Refine

Citizens Facility Advisory Committee Meeting #4

- Survey Results - cont.
- SGE, PME Growth and Enrollment projections
- Options: Explore, Evaluate, Refine

Citizens Facility Advisory Committee Meeting #5

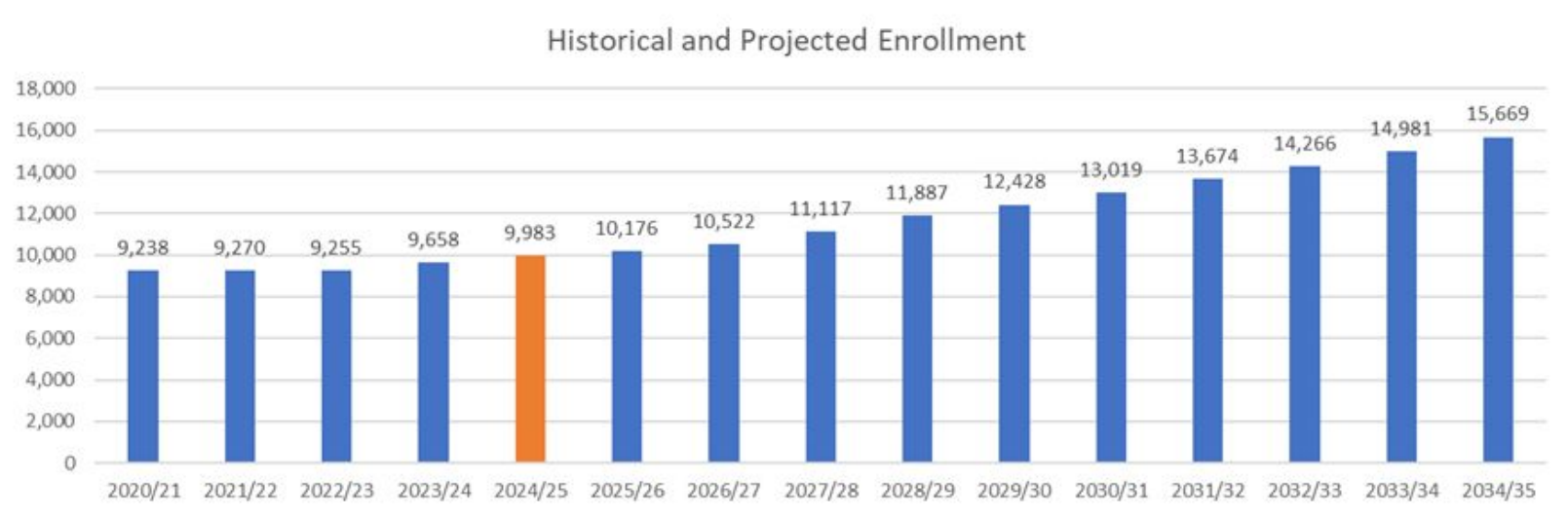
- Survey Results - cont.
- School capacities
- LRP: Growth and Enrollment projections
- Additions: New Builds, Expansions

CFAC - Advisory Presentation to MISD Board

- Manor ISD Citizens Facility Advisory Committee presentation and/or report to MISD Board of Trustees

Enrollment & Demographics

- Districtwide enrollment grew by 325 students between the 2023-24 and October of 2024-25 (growth: 3.37%).
- January 30, 2025 enrollment is 10,061 (growth from 2023-24: 403 Students | 4.17%)
- Enrollment is projected to continue to grow over the next 10 years.



Source: Zonda

MISD Campus Utilization Rates

MISD Campus Utilization Rates

Campus	Capacity Administration (Shared with Board in Nov 2023)	Enrollment as of: 04/25/25	Current Capacity Utilization Rate	Demographer Projected Enrollment SY: 2025-26	Projected 2025-26 Capacity Utilization Rate
Blake Manor Elementary	800	605	76%	585	73%
Bluebonnet Trail Elementary	750	599	80%	603	80%
Decker Elementary (75,000 sq/ft +*)	550	368	67%	374	68%
Lagos Elementary	700	670	96%	670	96%
Manor Early Childhood Center (77,000 sq/ft +*)	700	0	0%	0	0%
Oak Meadows Elementary (81,000 sq/ft + *)	670	487	73%	470	70%
Pioneer Crossing Elementary	650	529	81%	563	87%
Presidential Meadows Elementary (84,800 sq/ft +*)	775	601	78%	685	88%
Shadow Glen Elementary	670	651	97%	635	95%
Decker Middle	850	632	74%	606	71%
Manor Middle (136,870 sq/ft +*)	850	575	68%	510	60%
New Tech Middle	750	742	99%	743	99%
Manor Excel Academy (6 Buildings)	300	0	0%	0	0%
New Tech High School (91,000 sq/feet + *)	660	609	92%	641	97%
Manor High School (273,875 sq/feet + *)	1,400	879	63%	615	44%
Senior High School (245,520 sq/feet + *)	2,000	865	43%	1758	88%
--> Combining MSHS and MECH sq footage to one building 2025-26	-				
Manor Rise Academy [new 50% 2023-24]	850	514	60%	631	74%
Manor Early College High School [~85,000/sq-feet]	800	608	76%	0	0%
Wildhorse Elementary [MEA/MAP/CDC]	720	156	22%	148	21%
TOTALS:		10,090		10,237	

As of
April 25, 2025

Manor High Schools

MANOR ISD

Manor Sr. High School



Manor New Tech High School



Manor High School



UIL Classifications Cutoff Numbers (2024-25 - 2025-26)

MSHS (MHS, MSHS, MECHS, MEA)

Student Count: 879 +865 +608 +156 = **2508**
Classification: **6A**

Manor New Tech High School

Student Count: = **609**
Classification: **4A**

2024-2025 & 2025-2026

CONFERENCE CUTOFFS

Conference	Enrollment	Number of Schools	Number of Schools (Basketball)	Number of Schools (Football)	Number of Schools (Volleyball)
6A	2275 and above	247 schools	247 schools (Basketball)	247 schools (Football)	245 schools (Volleyball)
5A	1315 - 2274	253 schools	253 schools (Basketball)	250 schools (Football)	253 schools (Volleyball)
4A	545 - 1314	218 schools	216 schools (Basketball)	200 schools (Football)	216 schools (Volleyball)
3A	254 - 544	231 schools	229 schools (Basketball)	201 schools (Football)	221 schools (Volleyball)
2A	105 - 253	226 schools	226 schools (Basketball)	206 schools (Football)	170 schools (Volleyball)
1A	104.9 and below	216 schools	215 schools (Basketball)	154 schools (Football)	123 schools (Volleyball)

Challenges with Current HS Configuration

MHS as a 9th Grade Center, MSHS as a 10-12, NTHS as a 9-12

- MHS, MSHS, and ECHS function as one UIL entity with an enrollment that is on the low end of 6A
- The District incurs significant transportation expenses for extra-curriculars with students split between two locations (MHS and MSHS) even with 9th graders only at one location
- New Tech HS is undersized compared to New Tech MS. This means there is not enough room in NTHS for every New Tech MS student to continue if we ever had a true feeder pattern

Table Team Discussion

Ideas to Address Future-Ready School Alignment and Logistic Planning

MHS as a 9th Grade Center, MSHS as a 10-12, NTHS as a 9-12

- **Expand Capacity at New Tech HS to 1,100 -1,200 in phases.**
  a. **This may require converting the existing admin facility back to academic space.**
  b. **NTHS capacity would accommodate current NTMS demand.**
  c. **At full enrollment, this would reduce Manor High School enrollment below the 6A threshold until 2030.**
  d. **All MHS students would be able to fit on the MSHS campus with some reprogramming or a small addition.**

Forecasting Capacity & Utilization
High Schools

		Fall	Projected Enrollment										Projected Utilization									
Campus	Capacity	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	2033/34	2034/35	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	2033/34	2034/35
MANOR HIGH SCHOOL	1,400	882	834	846	824	971	1,091	1,057	1,072	1,088	1,146	1,237	60%	60%	59%	69%	78%	76%	77%	78%	82%	88%
MANOR SENIOR HIGH SCHOOL	1,200	937	924	802	711	767	790	936	1,048	1,016	1,030	1,045	77%	67%	59%	64%	66%	78%	87%	85%	86%	87%
MANOR EARLY COLLEGE HIGH SCH	800	615	707	800	800	800	800	800	800	800	800	800	88%	100%	100%	100%	100%	100%	100%	100%	100%	100%
MANOR NEW TECHNOLOGY HS	750	641	641	641	641	641	641	641	641	641	641	641	85%	85%	85%	85%	85%	85%	85%	85%	85%	85%
HIGH SCHOOL TOTALS	**4,150**	**3,075**	**3,106**	**3,089**	**2,976**	**3,179**	**3,322**	**3,434**	**3,561**	**3,545**	**3,617**	**3,723**	**75%**	**74%**	**72%**	**77%**	**80%**	**83%**	**86%**	**85%**	**87%**	**90%**

- There is adequate capacity at the high school level to serve all of the students projected over the next 10 years as long we continue busing students from MHS.
- Do we end most busing by building a wing at MSHS? What programs do we house at MHS 9th Grade facility?
- Do we need to expand capacity/enrollment at MNTHS to meet future capacity needs as well as decrease the size of Manor HS?

Forecasting Capacity & Utilization
New Model - High Schools

		Fall	Projected Enrollment										Projected Utilization									
Campus	Capacity	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	2033/34	2034/35	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32	2032/33	2033/34	2034/35
MANOR HS (MHS +MSHS +MECHS)	3,400	2,434	2,465	2,448	2,335	2,538	2,681	2,793	2,920	2,904	2,976	3,082	73%	72%	69%	75%	79%	82%	86%	85%	88%	91%
MANOR NEW TECHNOLOGY HS	750	641	641	641	641	641	641	641	641	641	641	641	85%	85%	85%	85%	85%	85%	85%	85%	85%	85%
HIGH SCHOOL TOTALS	**4,150**	**3,075**	**3,106**	**3,089**	**2,976**	**3,179**	**3,322**	**3,434**	**3,561**	**3,545**	**3,617**	**3,723**	**75%**	**74%**	**72%**	**77%**	**80%**	**83%**	**86%**	**85%**	**87%**	**90%**

- There is adequate capacity at the high school level to serve all of the students projected over the next 10 years. This assumes we continue to split MHS between two physical sites.

Manor New Tech MS / HS

Manor New Tech High School

2024-25	2025-26 (Short Term Solution)
Student Count: = **609**	Student Count: = 720
Classification: = **4A**	Classification: = **4A**

Long-Range Planning: Additional space for expansion can be accomodated. The site requires an individual master plan to optimize.

Short-Term Solution (2025-26): Add portables to increase square footage/capacity



4A	545 - 1314	218 schools	216 schools (Basketball)	200 schools (Football)	216 schools (Volleyball)

Manor High School (MSHS)

MSHS - MHS (879), MSHS (865), MECHS (608), MEA (156)

2024-25
Student Count: = **2508**
Classification: = **6A**

2026-27 (Short Term Solution)
Student Count: = **2097**
Classification: = **6A → 5A**

Long Range Planning: Probable area for building a wing addition.

Efficiency Short-Range Solution: Move all incoming 10th graders housed at MSH to MSHS and move all incoming 9th graders from MSHS/EC to MHS
[Transportation and Master Scheduling efficiencies]



6A	2275 and above	247 schools	247 schools (Basketball)	247 schools (Football)	245 schools (Volleyball)
5A	1315 - 2274	253 schools	253 schools (Basketball)	250 schools (Football)	253 schools (Volleyball)

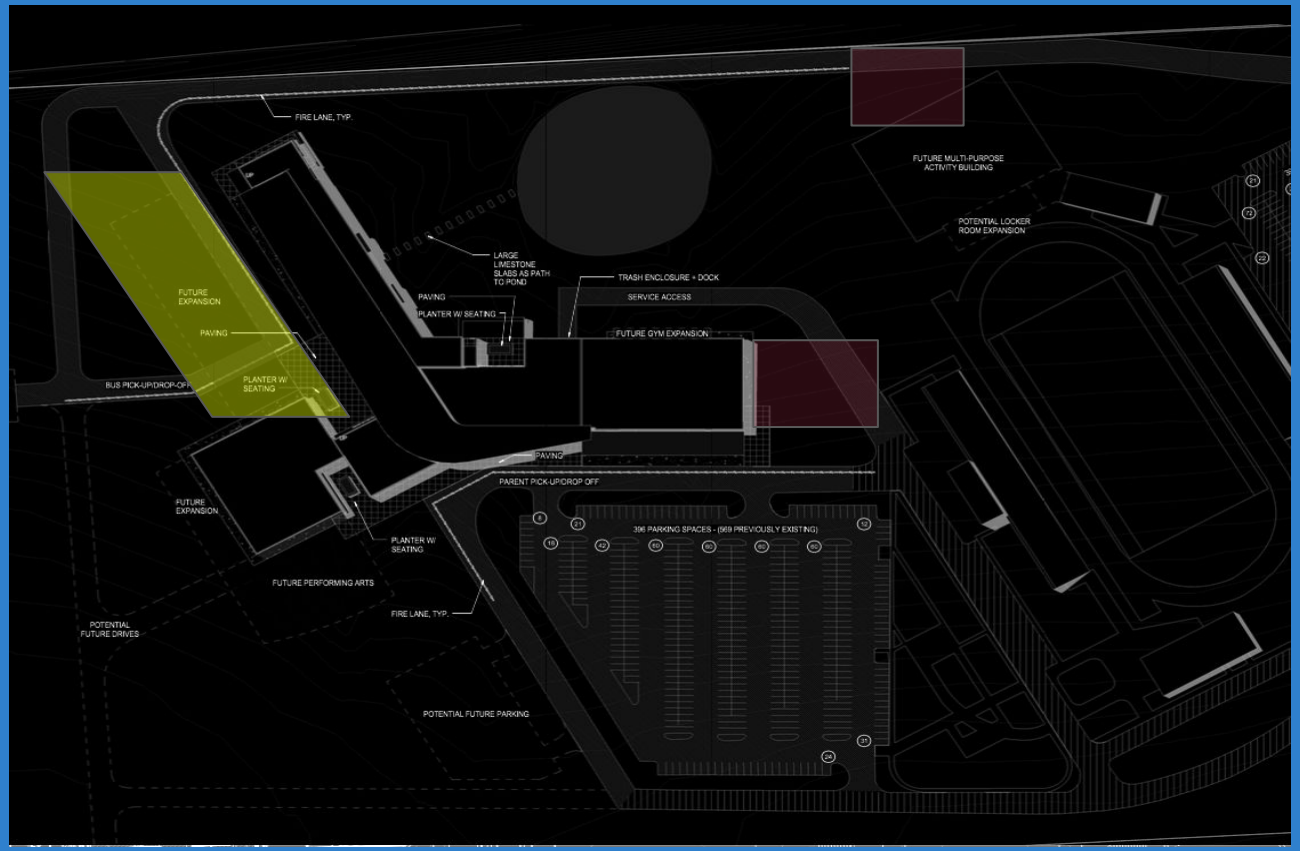
Manor Sr. High School (Phasing)

MSHS:

Phase 1 and 2
- MSHS
- Add Performing Arts and Competition Gym

Phase 3
- Add Practice Gym and Multipurpose Facility

Phase 4
- Expand Capacity (add wing)



Survey Framework

Framework

Facility Needs Assessment: What specific aspects of the facilities (e.g., maintenance, accessibility, space utilization) should the survey focus on to gather actionable feedback?

Stakeholder Involvement: Who are the key stakeholders (e.g., staff, students, community, visitors) whose input should be included in the survey, and how can we ensure diverse representation?

Priority Areas for Improvement: How do we prioritize which areas of the facilities need the most attention based on survey responses (safety, deferred maintenance - life cycles, utilization, renovations, new builds, technology integration)?

Survey Format and Accessibility: How can we ensure the survey is easy to complete for all participants, including those with language barriers or others who may have limited access to, or familiarity with, technology?

Feedback Utilization: How will the committee use survey results to guide the focus on future facility needs?



Table Team Discussion



1. Clarity & Accessibility

- Are questions clear and easy to understand?
- Do any need simplification?

2. Coverage & Relevance

- Does the survey address key facility needs?
- Are any topics missing?

3. Engagement & Participation

- How can we ensure diverse community input?
- Are there barriers to participation?

4. Data Use & Decision-Making

- How will responses guide recommendations?
- What data is most critical for decisions ?

Other Needs

Land Purchases

Transportation

- Buses, Student ID tags

Safety & Security

- Police Radios, Police Laptop, perimeter fencing, security cameras

Technology

- Student / Staff Devices, Software Subscriptions

Fine Arts / Athletics

- Track and Turf replacements, Scoreboards, Press Boxes, Exterior Lighting

Citizens Advisory Committee

Questions



Next Meeting / Committee Feedback

May 29, 2025

Citizens Facility Advisory Committee Meeting #4

- Survey Results - cont.
- SGE, PME Growth and Enrollment projections
- Options: Explore, Evaluate, Refine

May 29, 2025

MISD Central Office

6:00 p.m. - 7:30 p.m.