


# SCHOOL BOND ELECTION

# NOV 2025

## TOWN HALL MEETING # 2



# WHY?

BOND 2025

Ropes ISD

# INTRODUCTIONS



Ropes ISD

# BOARD OF TRUSTEES



Donald Rhoads
President



Keila Ketchersid
Vice-President



Chad Partington
Secretary



Chad Brooks
Trustee



Donnie Halpain
Trustee



Tysen Mortensen
Trustee



Blake Thrash
Trustee



# PURE EAGLES

**670**
STUDENTS

**7%**
ANNUAL GROWTH
5 YEARS
(39 STUDENTS)

**30%**
5 YEAR GROWTH
(156 STUDENTS)

**98**
STAFF

**30.8%**
ECONOMICALLY DISADVANTAGED

**71.2%**
WHITE

**27.3%**
HISPANIC

**1.4%**
OTHER

Ropes ISD



# TIMELINE

## FACILITY & CAPACITY STUDY

FALL 2024

## FACILITY PLANNING COMMITTEE

APRIL, MAY, JUNE, AUGUST 2025

## BOARD CALLED NOVEMBER BOND ELECTION

AUGUST 11, 2025

## NOVEMBER BOND ELECTION

NOVEMBER 4, 2025
EARLY VOTING OCTOBER 20, 2025

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# HISTORY

## RECENT BOND HISTORY

### 2013

**PROP 1:** SCHOOL BUILDING & SECURITY:
SCHOOL SAFETY, MAIN ENTRANCE, AND BUILDING UPGRADES

PASSED 143 TO 74

**$5,000,000**

### 2019

**PROP A:** SCHOOL BUILDING:
NEW CAFETERIA, NEW SECONDARY ADDITION

PASSED 165 TO 129

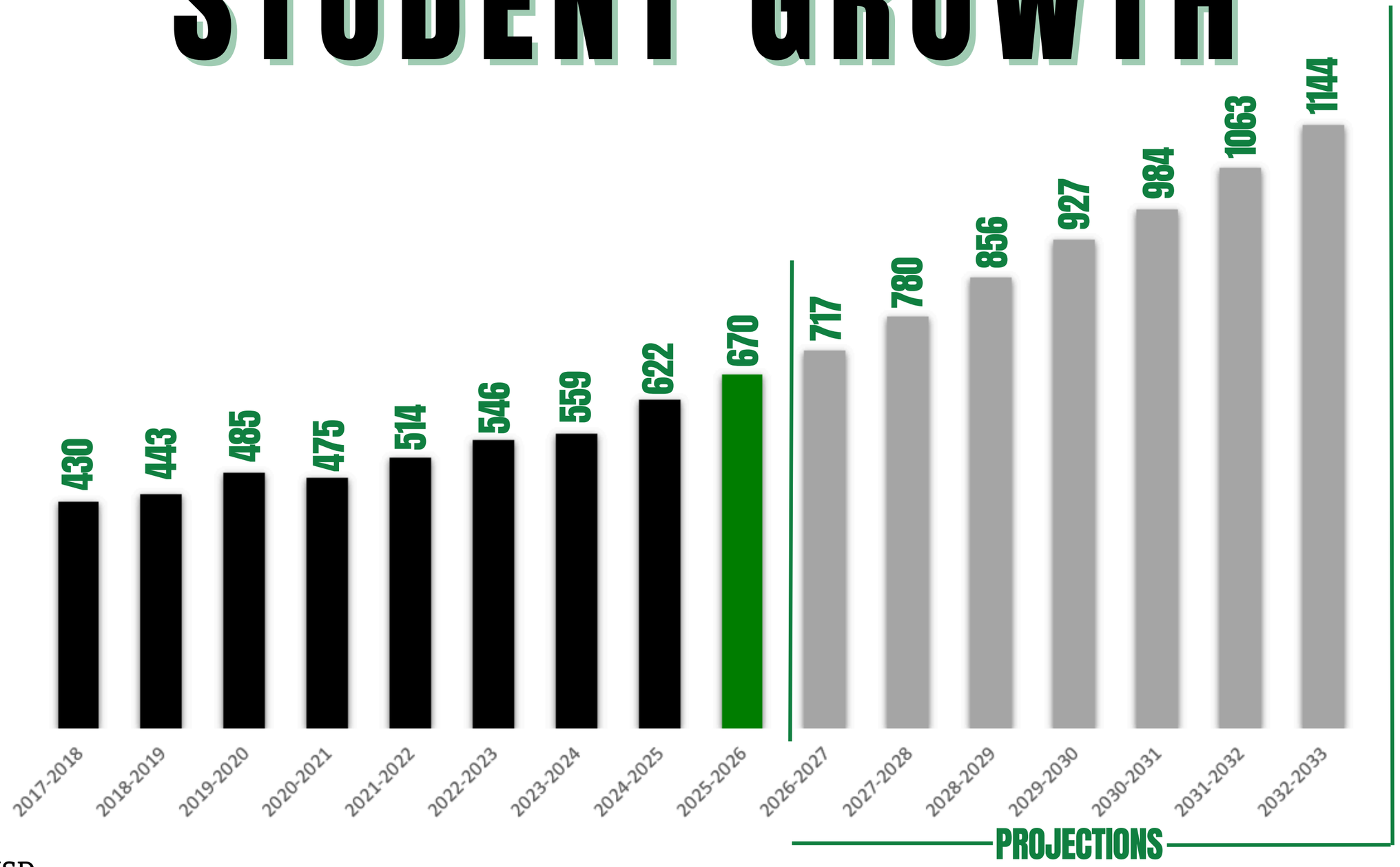
**$5,825,000**

# HISTORY & DEMOGRAPHICS

## DEVELOPMENTS & SUBDIVISIONS

| STUDY | DEVELOPMENTS | LOTS |
|---|---|---|
| 2018 | 3 | 57 |
| March 2024 | 11 | 532 |
| November 2024 | 13 | 547 |
| September 2025 | 18 | 692 |

# STUDENT GROWTH




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# NET TAXABLE VALUES

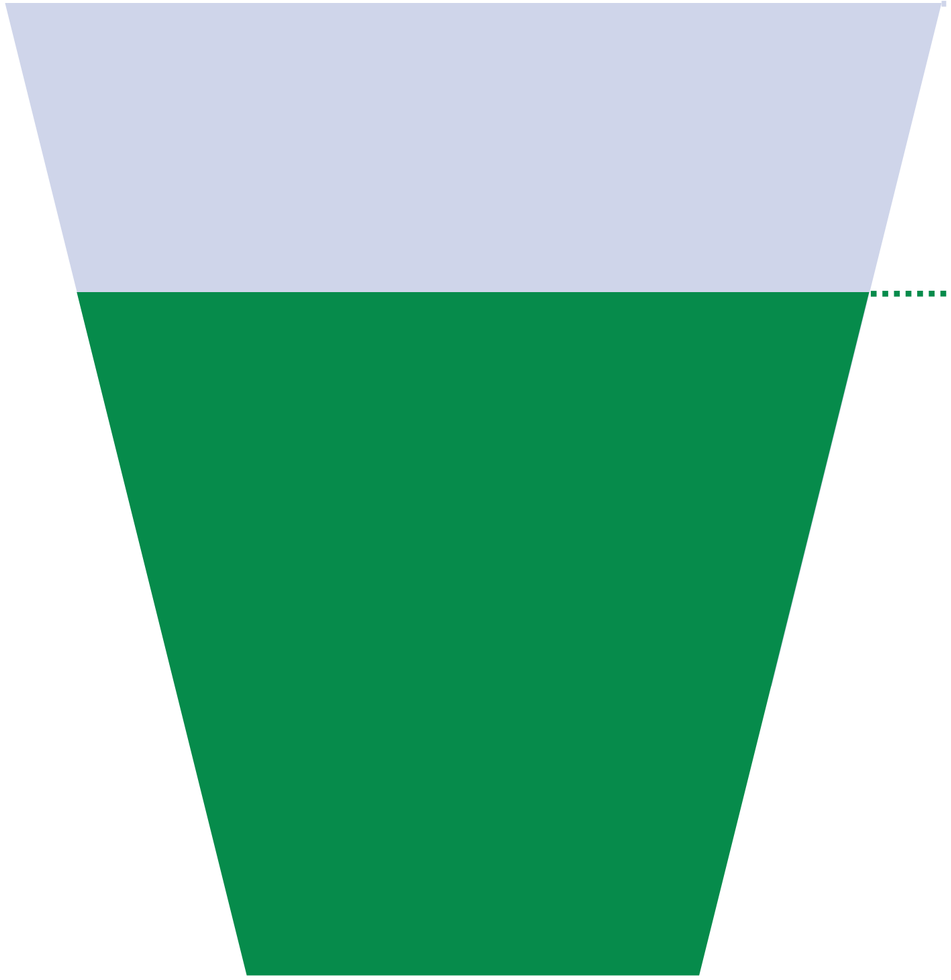
## NET TAXABLE VALUES BY YEAR

ROPES ISD 2019–2024

| | 2019 | 2020 | 2021 | 2022 | 2023 | 2024 |
|---|---|---|---|---|---|---|
| HOCKLEY COUNTY | $ 94,453,621 | $ 114,562,165 | $ 101,561,719 | $ 113,018,269 | $136,400,467 | $ 166,670,515 |



# SCHOOL FINANCE 101

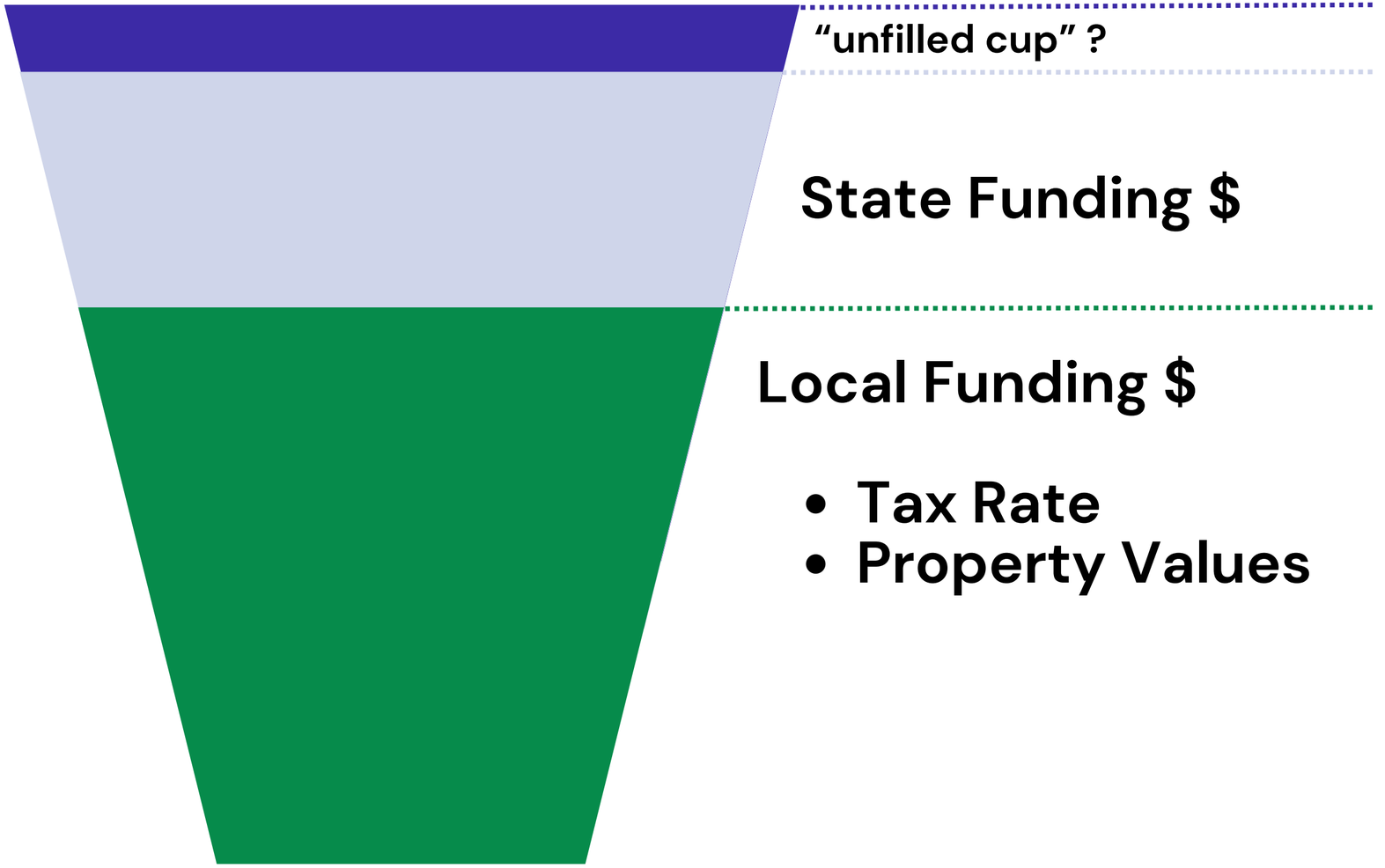


**State Funding $**

**Local Funding $**

- **Tax Rate**
- **Property Values**

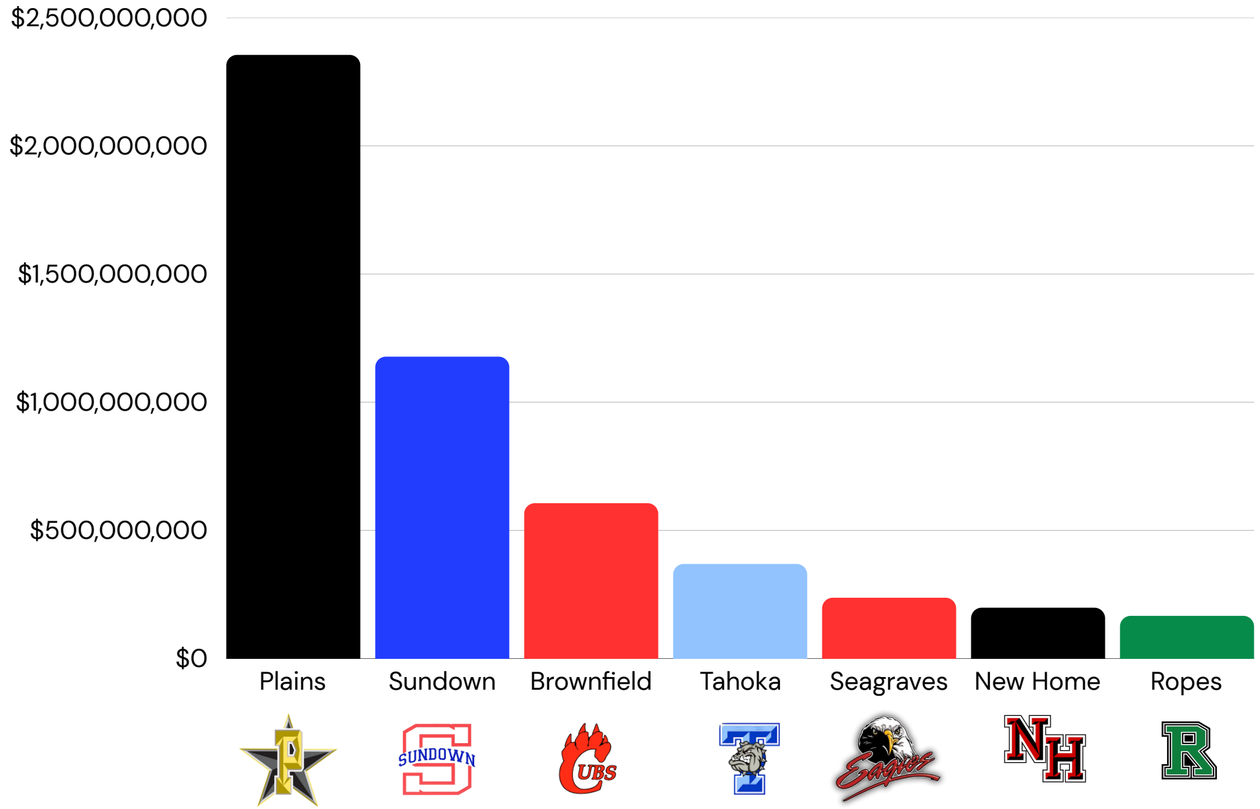
# SCHOOL FINANCE 101




Ropes ISD

# NET TAXABLE VALUES

## 2024 COMPS




| | | |
|---|---|---|
| | Plains | $ 2,354,632,347 |
| | Sundown | $ 1,177,649,159 |
| | Brownfield | $ 606,068,595 |
| | Tahoka | $ 369,160,280 |
| | Seagraves | $ 237,330,004 |
| | New Home | $ 198,516,141 |
| | Ropes | $ 166,670,515 |

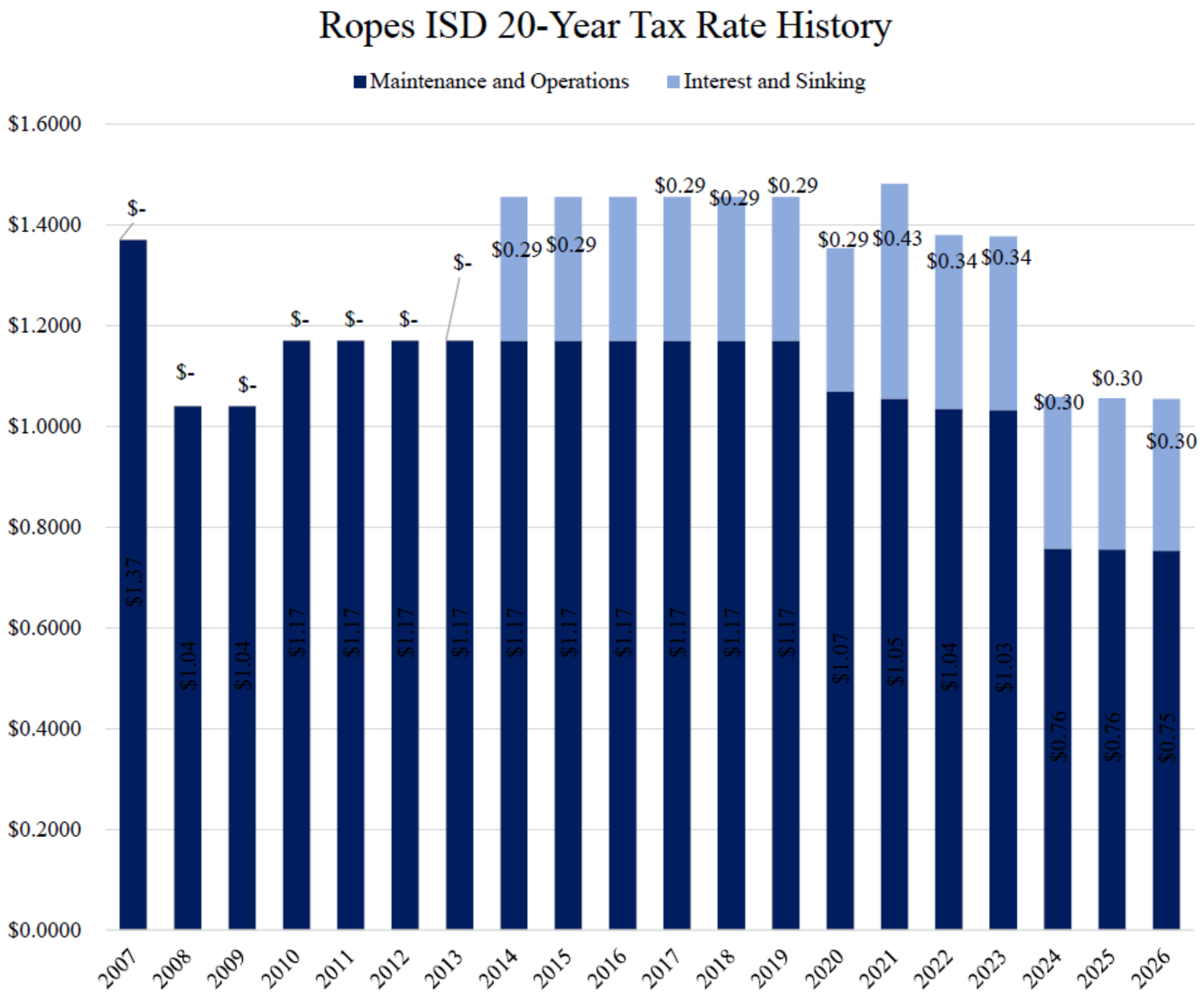
# TAXABLE VALUES




**The District's values are determined by the local appraisal districts, and this drives the tax rate calculation. This then determines your tax bill.**

| If property values decrease, the tax rate may need to increase | | If property values increase, the tax rate may decrease | |
|---|---|---|---|
| ↓ Values | ↑ Tax Rate | ↑ Values | ↓ Tax Rate |

# HISTORICAL TAX RATES




| Historical Tax Rates | | | |
|---|---|---|---|
| FYE | Maintenance and Operations | Interest and Sinking | Total |
| 2007 | $1.3700 | $0.0000 | $1.3700 |
| 2008 | 1.0400 | - | 1.0400 |
| 2009 | 1.0400 | - | 1.0400 |
| 2010 | 1.1700 | - | 1.1700 |
| 2011 | 1.1700 | - | 1.1700 |
| 2012 | 1.1700 | - | 1.1700 |
| 2013 | 1.1700 | - | 1.1700 |
| 2014 | 1.1700 | 0.2850 | 1.4550 |
| 2015 | 1.1700 | 0.2850 | 1.4550 |
| 2016 | 1.1700 | 0.2850 | 1.4550 |
| 2017 | 1.1700 | 0.2850 | 1.4550 |
| 2018 | 1.1700 | 0.2850 | 1.4550 |
| 2019 | 1.1700 | 0.2850 | 1.4550 |
| 2020 | 1.0684 | 0.2850 | 1.3534 |
| 2021 | 1.0547 | 0.4269 | 1.4816 |
| 2022 | 1.0352 | 0.3447 | 1.3799 |
| 2023 | 1.0324 | 0.3447 | 1.3771 |
| 2024 | 0.7575 | 0.3007 | 1.0582 |
| 2025 | 0.7552 | 0.3007 | 1.0559 |
| 2026 | 0.7534 | 0.3007 | 1.0541 |

# BOND CAPACITY

# $19,795,000

**These projections are based on the 140,000 and over-65 increased exemptions**

**All scenarios are based on a $0.1993 I&S Tax Rate Increase**

## Overview & Summary

- This scenario increases the I&S rate $0.1993 to $0.5000, and it is levied on local values held constant at 2025-2026 taxable values of $174 million.
- Assumes Caprock Solar and Sundown Wind hit the tax rolls at projected values in the 2028-2029 tax year.
- Includes 27 new homes with net taxable value of $260,000 each year 2026-2029
- Assumes the District issues the bonds in March 2026 and August 2028, following an election in November 2025.
- Assumes a 30-year debt service repayment on each issuance

## Capacity Funding Statistics[1][2][3][4]

| | |
|---|---|
| 2026 Deposit to Construction Fund | $7,530,000 |
| 2028 Deposit to Construction Fund | $12,265,000 |
| Total Construction Fund Deposits | $19,795,000 |
| Annual Increase / (Decrease) on Average Home from 2024-2025 | ($130) |

*[1] Source: Terry and Hockley County Appraisal Districts.*
*[2] Source: Texas Comptroller of Public Accounts.*
*[3] Includes Additional State Aid for Homestead Exemption, Existing Debt Allotment*
*[4] Preliminary, subject to change. Assumes "AAA/A", PSF, current rates + 0.15%*

# WHAT AFFECT DOES IT HAVE ON YOU?

# $19,795,000 ?

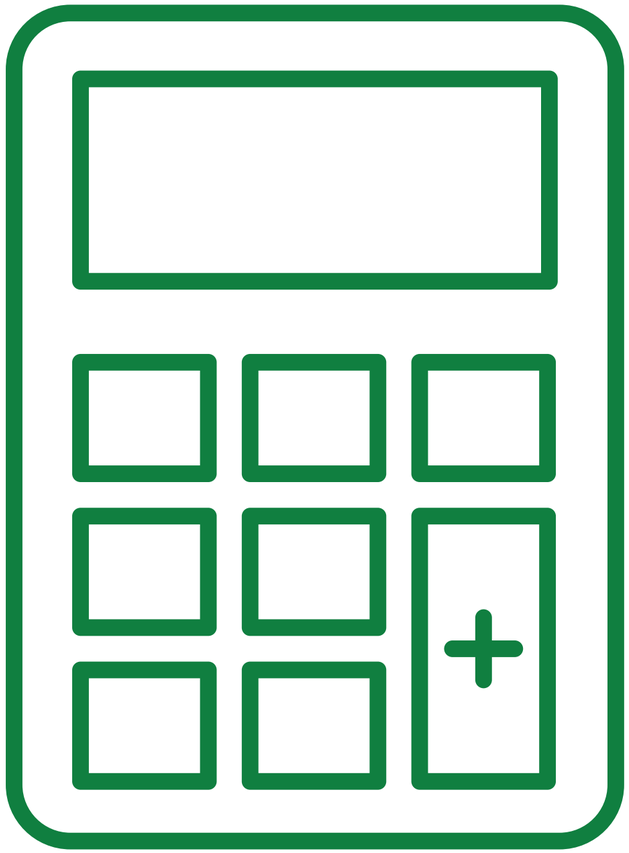
| Taxes in 2024-2025 Tax Year ($100,000 homestead exemption) | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| Tax Rate | | | | 150,000 | | 286,739 | | 350,000 | | 500,000 | |
| M&O | + I&S | = | Total | Yearly | Monthly | Yearly | Monthly | Yearly | Monthly | Yearly | Monthly |
| 0.7552 | 0.3007 | | 1.0559 | 528 | 44 | 1,972 | 164 | 2,640 | 220 | 4,224 | 352 |

| Taxes in 2025-2026 Tax Year ($140,000 homestead exemption) | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| Tax Rate | | | | 150,000 | | 286,739 | | 350,000 | | 500,000 | |
| M&O | + I&S | = | Total | Yearly | Monthly | Yearly | Monthly | Yearly | Monthly | Yearly | Monthly |
| 0.7552 | 0.3007 | | 1.0559 | 106 | 9 | 1,549 | 129 | 2,217 | 185 | 3,801 | 317 |

| Taxes in 2026-2027 Tax Year ($140,000 homestead exemption) | | | | | | | | | |
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| M&O | + I&S | = | Total | Yearly | Monthly | Yearly | Monthly | Yearly | Monthly | Yearly | Monthly |
| 0.7552 | 0.5000 | | 1.2552 | 126 | 10 | 1,842 | 153 | 2,636 | 220 | 4,519 | 377 |
| Change from 2024-2025 to 2026-2027 | | | | -402 | -34 | -130 | -11 | -4 | 0 | 295 | 25 |

# CALCULATIONS







# CALCULATIONS

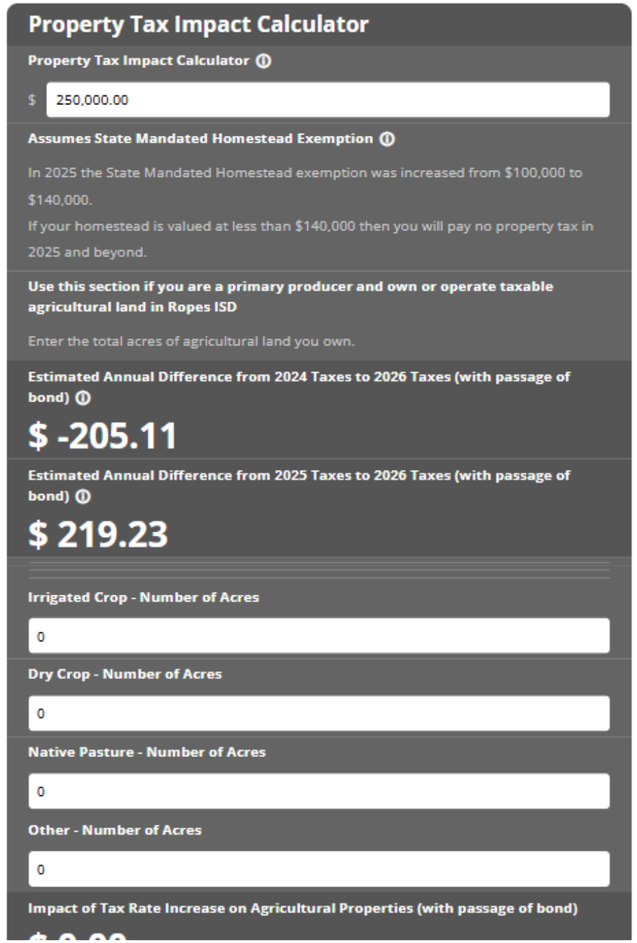
## 2025 Bond Election

2025 Bond Information | Town Halls | 2025 Election Information | Election Day & Voting Locations

**Tax Impact | Calculator** | Historical Tax Rates | Proposition | Bond Election Informative Brochure

| AG Land Tax Impact | | | | |
|---|---|---|---|---|
| | | | | |
| $0.1993 I&S Tax Increase | | | | |
| Acres | Irrigated Crop<br>$297.87 | Dry Crop<br>$101.61 | Native Pasture<br>$27.52 | Other<br>$212.50 |
| 10 | $5.94 | $2.03 | $0.55 | $4.24 |
| 25 | $14.84 | $5.06 | $1.37 | $10.59 |
| 50 | $29.68 | $10.13 | $2.74 | $21.18 |
| 100 | $59.37 | $20.25 | $5.48 | $42.35 |
| | | | | |
| *(1) Source: Hockley County Appraisal District* | | | | |

| Residential Tax Impact | | | | | | |
|---|---|---|---|---|---|---|
| | | | | | | |
| 2024-2025 Tax Bill ($100k homestead exemption) | | | | | | |
| Tax Rate | | | | | $286,739 | |
| M&O | + | I&S | = | Total | Yearly | Monthly |
| 0.7552 | | 0.3007 | | 1.0559 | 1,972 | 164 |
| | | | | | | |
| 2025-2026 Tax Bill ($140k homestead exemption) | | | | | | |
| Tax Rate | | | | | $286,739 | |
| M&O | + | I&S | = | Total | Yearly | Monthly |
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| 0.7534 | | 0.5000 | | 1.2534 | 1,839 | 153 |




ROPESISD.US/2025-BOND-ELECTION

# CALCULATIONS



RESIDENTIAL

| Residential Tax Impact | | | | | | |
|---|---|---|---|---|---|---|
| | | | | | | |
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# AG CALCULATIONS

## HOW DO AG VALUES WORK?

AG LAND IS BASED ON *PRODUCTION* VALUE, NOT *MARKET VALUE*

IF A 100 ACRE FARM HAD PRODUCTION VALUE OF $200/ACRE THE ANNUAL TAX INCREASE ASSOCIATED WITH THIS BOND WOULD BE $39.86

## $200 ACRE x 100 ACRES / 100 x 0.1993 = $39.86 PER YEAR

# CALCULATIONS

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| *(1) Source: Hockley County Appraisal District* | | | | |



AG LAND

# VS. LOCAL VALUES ONLY

These projections are based on the 140,000 and over-65 increased exemptions

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## Overview & Summary

- This scenario increases the I&S rate $0.1993 to $0.5000, and it is levied on local values held constant at 2025-2026 taxable values of $174 million.
- No 313 value is utilized.
- Includes 27 new homes with net taxable value of $260,000 each year 2026-2029
- Assumes the District issues the bonds in March 2026, following an election in November 2025.
- Assumes a 30-year debt service repayment.

## Capacity Funding Statistics[1][2][3][4]

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|---|---|
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| Annual Increase / (Decrease) on Average Home from 2024-2025 | ($130) |

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# VS. LOCAL VALUES ONLY

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| Change from 2024-2025 to 2026-2027 | | | | -402 | -34 | -130 | -11 | -4 | 0 | 295 | 25 |

# BOND CAPACITY SUMMARY

| Scenario | Total Project Fund Deposits[1][2][3][4] |
|---|---|
| No Appreciation of Local Values<br>27 New Homes @ $260,000 Value<br>No 313s Included | **2026: $7,530,000** |
| No Appreciation of Local Values<br>27 New Homes @ $260,000 Value<br>Caprock Solar & Sundown Wind | 2026: $7,530,000<br>2028: $12,265,000<br>**Total: $19,795,000** |



# 2 BUDGET BUCKETS

## MAINTENANCE & OPERATIONS

STAFF SALARIES
PROGRAMS
SUPPLIES
UTILITIES
REPAIRS
DAILY OPERATING COSTS







## INTEREST & SINKING

MAJOR CONSTRUCTION
LARGE IMPROVEMENTS
NEW SCHOOLS OR RENOVATIONS

MADE UP OF STATE & FEDERAL FUNDING USED TO COVER DAILY OPERATING EXPENSES

FUNDED THROUGH BONDS

Ropes ISD

# PROPOSITION A

**ROPES INDEPENDENT SCHOOL DISTRICT - PROPOSITION A**

SHALL THE BOARD OF TRUSTEES (THE "BOARD") OF THE ROPES INDEPENDENT SCHOOL DISTRICT (THE "DISTRICT") BE AUTHORIZED TO ISSUE BONDS OF THE DISTRICT, IN ONE OR MORE SERIES OR INSTALLMENTS, IN THE AMOUNT OF $19,795,000 FOR THE CONSTRUCTION, ACQUISITION, AND EQUIPMENT OF SCHOOL BUILDINGS IN THE DISTRICT (INCLUDING THE REHABILITATION, RENOVATION, EXPANSION AND IMPROVEMENT THEREOF); THE PURCHASE OF THE NECESSARY SITES FOR SCHOOL BUILDINGS; THE PURCHASE OF NEW SCHOOL BUSES; THE RETROFITTING OF SCHOOL BUSES WITH EMERGENCY, SAFETY, OR SECURITY EQUIPMENT; AND THE PURCHASE OR RETROFITTING OF VEHICLES TO BE USED FOR EMERGENCY, SAFETY, OR SECURITY PURPOSES, WHICH BONDS SHALL BE ISSUED AND SOLD IN ACCORDANCE WITH LAW AT THE TIME OF ISSUANCE, MATURE SERIALLY OR OTHERWISE NOT MORE THAN 40 YEARS FROM THEIR DATE, AND BEAR INTEREST AT SUCH RATE OR RATES, NOT TO EXCEED THE MAXIMUM RATE NOW OR HEREAFTER AUTHORIZED BY LAW, AS SHALL BE DETERMINED WITHIN THE DISCRETION OF THE BOARD AT THE TIME OF ISSUANCE; AND SHALL THE BOARD BE AUTHORIZED TO LEVY, IMPOSE AND PLEDGE, AND CAUSE TO BE ASSESSED AND COLLECTED, ANNUAL AD VALOREM TAXES ON ALL TAXABLE PROPERTY IN THE DISTRICT SUFFICIENT, WITHOUT LIMIT AS TO RATE OR AMOUNT, TO PAY THE PRINCIPAL OF AND INTEREST ON THE BONDS, AND THE COSTS OF ANY CREDIT AGREEMENTS (INCLUDING CREDIT AGREEMENTS EXECUTED OR AUTHORIZED IN ANTICIPATION OF, IN RELATION TO, OR IN CONNECTION WITH THE BONDS), ALL AS AUTHORIZED BY THE CONSTITUTION AND LAWS OF THE STATE OF TEXAS AND THE UNITED STATES OF AMERICA?

Ropes ISD

# BALLOT VERBIAGE

## OFFICIAL BALLOT

## ROPES INDEPENDENT SCHOOL DISTRICT – PROPOSITION A

THIS IS A PROPERTY TAX INCREASE.

[ ] FOR

[ ] AGAINST

The issuance of $19,795,000.00 school building bonds for the construction, acquisition, and equipment of school buildings in the District (including the rehabilitation, renovation, expansion and improvement thereof); the purchase of the necessary sites for school buildings; the purchase of new school buses; the retrofitting of school buses with emergency, safety, or security equipment; and the purchase or retrofitting of vehicles to be used for emergency, safety, or security purposes, and the levy and imposition of taxes sufficient to pay the principal of and interest on the bonds and the costs of any credit agreements.



# SCOPE OF PROJECT

## ADDITIONAL CLASSROOMS

## CTE BUILDING/ AG SHOP RENOVATION & EXPANSION

## TRANSPORTATION

## NEW TRACK

## BAND HALL RENOVATION & EXPANSION

## NEW GYM



# PHASES / COSTS

| | | |
|---|---|---|
| 2026 Deposit to Construction | $7,530,000 | Phase 1 |
| 2028 Deposit to Construction | $12,265,000 | Phase 2 & 3 |



# PHASE 1

## 2026 DEPOSIT TO CONSTRUCTION

## $7,530,000

| | | |
|---|---|---|
| 4 CLASSROOMS SECONDARY | $975,400 | ($6,554,600) |
| ELEMENTARY CLASSROOMS | $2,438,550 | ($4,116,050) |
| BAND HALL | $1,028,920 | ($3,087,130) |
| TRACK | $2,548,100 | ($539,030) |
| TRANSPORTATION | $539,030 | ---- |



# PHASES 2 & 3

## 2028 DEPOSIT TO CONSTRUCTION

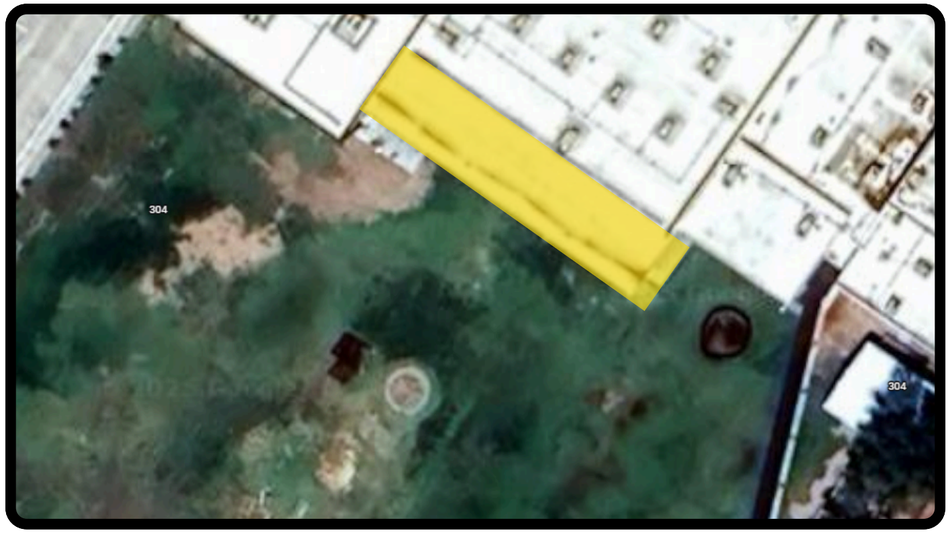
## $12,265,000

| | | | |
|---|---|---|---|
| PHASE 2 | CTE / AG SHOP | $6,712,025 | ($5,552,975) |
| PHASE 3 | GYM | $5,000,000 | ($552,975) |
| PHASE 3 | TRANSPORTATION | $552,975 | ----- |

# CLASSROOMS

## SECONDARY & ELEMENTARY CLASSROOMS

### PHASE 1




**SECONDARY**
4 CLASSROOMS
3,500 SQ FT




**ELEMENTARY**
4-6 CLASSROOMS
5,900 SQ FT

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# CLASSROOMS

## SECONDARY CLASSROOMS

### PHASE 1





# CLASSROOMS

## ELEMENTARY CLASSROOMS

PHASE 1






# CLASSROOMS

## ELEMENTARY CLASSROOMS

PHASE 1





# TRANSPORTATION

## TRANSPORTATION

REPLACE TRANSPORTATION FLEET WITH:

- HIGH MILEAGE
- + 10 YEARS OLD
- MAINTENANCE ISSUES




PHASE 1 & PHASE 3



# BAND HALL

## BAND HALL EXPANSION & RENOVATION

### ADDITIONAL 2,400 SQ FT FACILITY

- EXPAND
- RENOVATE
- PRACTICE ROOMS
- STORAGE ROOMS
- OFFICES



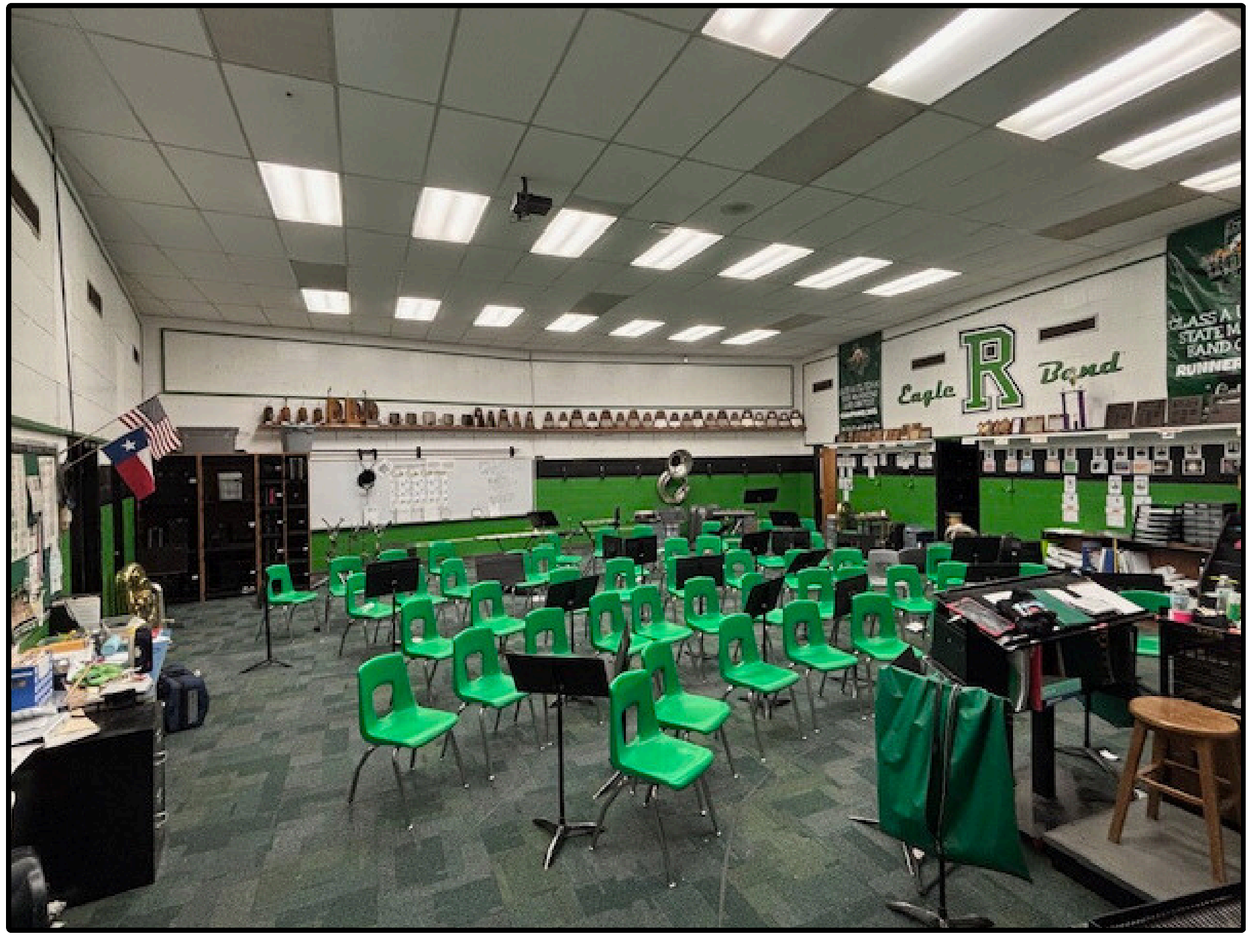

### PHASE 1



# BAND HALL

## BAND HALL EXPANSION & RENOVATION

### PHASE 1




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# TRACK

## TRACK FACILITY

- 8 LANE TRACK





PHASE 1

# CTE FACILITY

## CTE / AG FACILITY

APPROX. 12,000 SQ FT

- EXPAND
- RENOVATE
- ADDITIONAL CLASROOMS
- ADA COMPLIANCE
- SAFETY UPDATES & COMPLIANCE
- STORAGE
- OFFICES

PHASE 2




Ropes ISD

# CTE FACILITY

## CTE / AG FACILITY

### PHASE 2



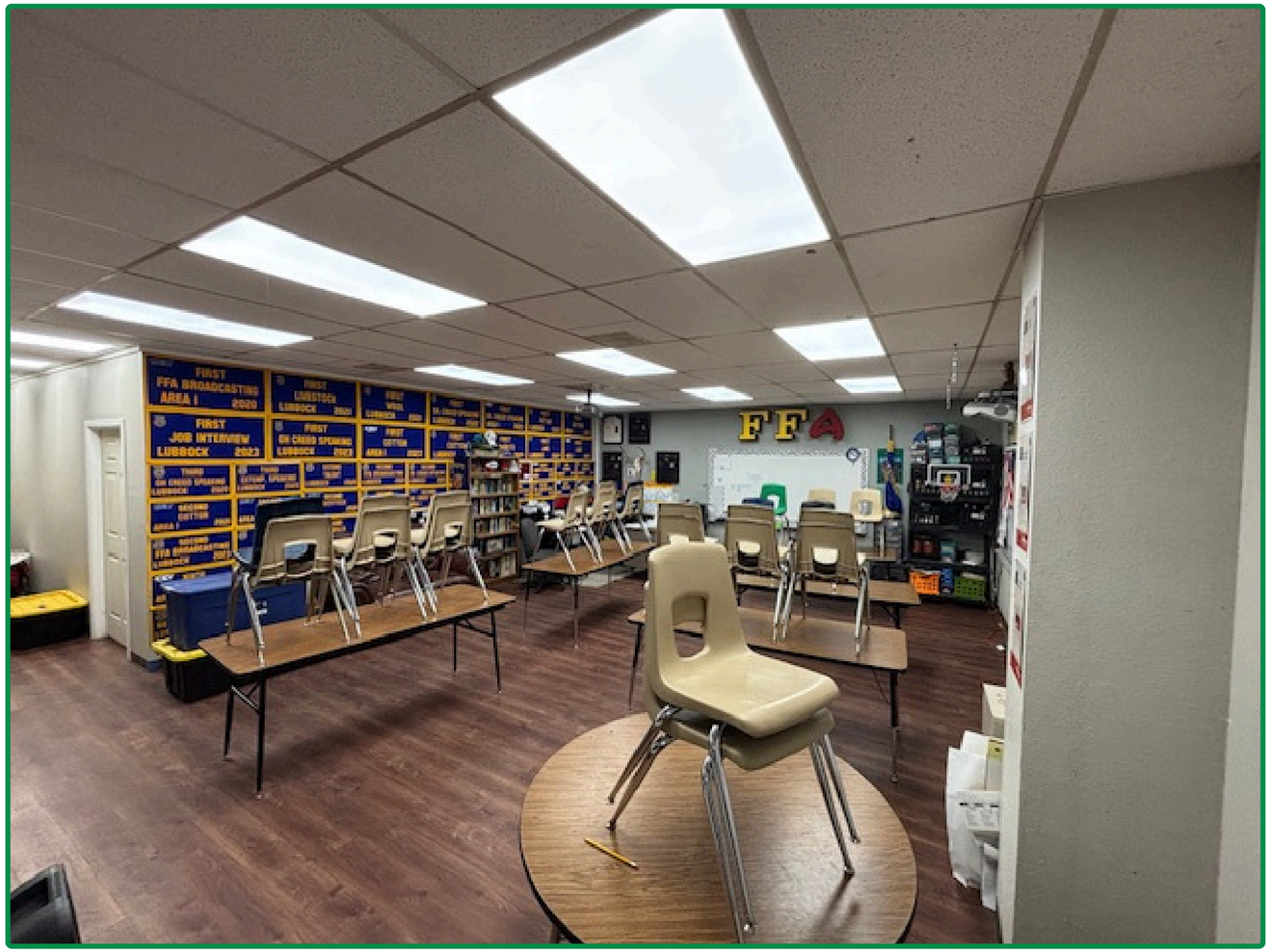


# CTE FACILITY

## CTE / AG FACILITY

### PHASE 2







# GYM

## GYM

## APPROX. 14,000 SQ FT

## APPROX. CAPACITY: 1,000 – 1,200

LOCKEROOMS
CONCESSION
OFFICES
FLEX ROOM FOR DISTRICT & COMMUNITY USE

## PHASE 3





# GYM

## GYM
### PHASE 3



Ropes ISD

# REQUENTLY ASKED QUESTIONS

## What is a bond?

A bond is similar to a home mortgage. It is a contract to repay borrowed money with interest over time. Bonds are sold by a school district to competing lenders to raise funds to pay for the costs of construction, renovations, and equipment. Most school districts in Texas utilize bonds to finance renovations and new facilities.

## Why did RISD call a bond election?

School districts are required by state law to ask voters for permission to sell bonds to investors in order to raise the capital dollars required for projects. Essentially, the voters are giving permission for the district to take out a loan and pay that loan back over an extended period of time, much like a family takes out a mortgage or home improvement loan for their home. A school board calls a bond election so voters can decide whether they agree to pay for proposed projects.

BOND 2025

Ropes ISD

# REQUENTLY ASKED QUESTIONS

## — What is the tax impact on $7,530,000?

A tax rate increase of $0.1993.

Assumptions: based on current property values

## — What is the tax impact on $19,795,000?

A tax rate increase of $0.1993.

Assumption 1: based on construction of 313 projects and property values
Assumption 2: based on current property values

# REQUENTLY ASKED QUESTIONS

## — The proposed bond includes three phases. What happens if the 313 projects do not come to fruition to support the funding capacity for Phases II and III?

If the 313 projects don't come to fruition, the District wouldn't use the bond funds set aside for them. Phases II and III would be put on hold until the 313 projects move forward or local property values can support the remaining bond funding.

## — How does the tax increase affect homeowners aged 65 and older?

Under state law, if you have applied for and received the **Age 65 and Older Homestead Exemption**, your school taxes CANNOT be raised unless you make significant improvements or additions to your home.

# REQUENTLY ASKED QUESTIONS

## — What are voter qualifications?

You must be a registered voter with a current address in the District. You must be a resident in the District at least 30 days prior to the election. Check your voter registration status at VoteTexas.gov.

## — Where and when do I vote?

Election Day is November 4, 2025. Voting information & Early Voting information can be found on our district website under the **Election Day & Voting Locations** tab. Your polling location will be determined by the county and precinct in which you reside.

# REQUENTLY ASKED QUESTIONS

## What is the plan if the bond fails?

The district would seek feedback and analyze potential reasons the bond was not supported. Based on that feedback, the district would seek another bond election.

## How much is the proposed bond package?

The total bond amount for all projects is $19,795,000.

## Who determines my property value?

Actual property values are determined annually by local appraisal districts. School districts have no control over and do not set local property values.

# EARLY VOTING INFORMATION

## HOCKLEY COUNTY

| LOCATION | DATES | TIMES |
|---|---|---|
| **Ropesville City Hall**<br>107 Hockley Main St,<br>Ropesville, TX | October 20-24<br>Mon. - Fri. | 8:00 AM -<br>5:00 PM |
| | October 27 - 31<br>Mon. - Fri. | 8:00 AM -<br>5:00 PM |
| **Hockley County**<br>**Elections Office**<br>911 Austin St, Levelland, TX | October 20-24<br>Mon. - Fri. | 8:30 AM -<br>5:30 PM |
| | October 27 - 29<br>Mon. - Wed. | 8:30 AM -<br>5:30 PM |
| | October 30 & 31<br>Thur. & Fri. | 7:00 AM -<br>7:00 PM |

Ropes ISD

# EARLY VOTING INFORMATION

## TERRY COUNTY

| LOCATION | DATES | TIMES |
|---|---|---|
| **Terry County Annex**<br>507 W Main St<br>Brownfield, TX | October 20-24<br>Mon. - Fri. | 8:00 AM -<br>5:00 PM |
| | October 27 - 29<br>Mon. - Wed. | 8:00 AM -<br>5:00 PM |
| | October 30 & 31<br>Thur. & Fri. | 6:00 AM -<br>6:00 PM |

Ropes ISD

# ELECTION DAY
# NOVEMBER 4, 2025

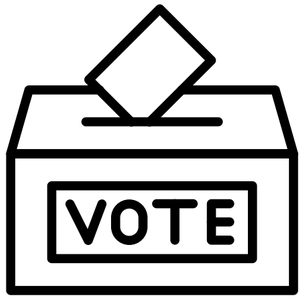
### HOCKLEY COUNTY

| LOCATION | DATES | TIMES |
|---|---|---|
| **Ropesville City Hall**<br>107 Hockley Main St,<br>Ropesville, TX | November 4<br>Tuesday | 7:00 AM –<br>7:00 PM |

[Location determined by County Precinct]

### TERRY COUNTY

| LOCATION | DATES | TIMES |
|---|---|---|
| **Meadow Community Center**<br>904 1st Street<br>Meadow, TX | November 4<br>Tuesday | 7:00 AM –<br>7:00 PM |




Ropes ISD

# THANK YOU


## Dade Cosby

Superintendent of Schools
Ropes ISD

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