



2016-17 Bond Election Information Community Presentation

San Felipe Del Rio Consolidated Independent School District
Spring 2017

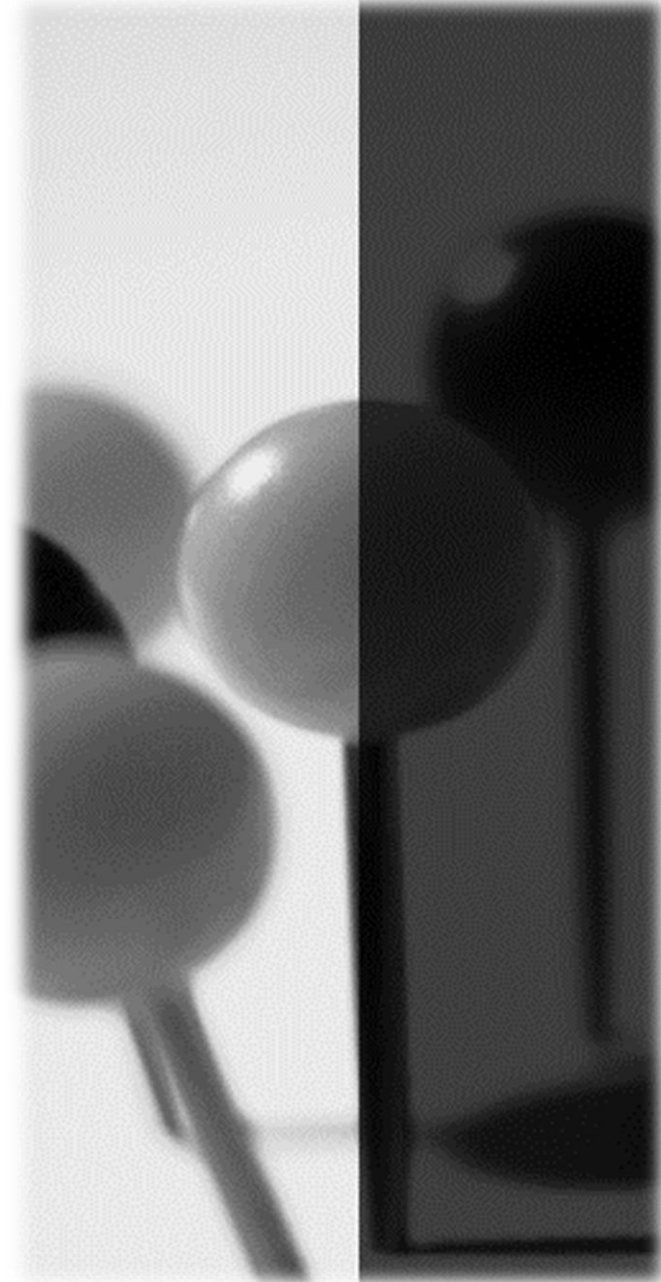
Introduction

During a Special Called SFDR CISD School Board Meeting held on February 8, 2017, the Board of Trustees approved a \$60 million school bond election order. The Board of Trustees and administration are pleased to be able to capitalize on the current State of Texas Existing Debt Allotment which will pay 55% of bond indebtedness. As a result, tax payers will only be asked to pay 45 cents of every dollar financed.



Executive Summary

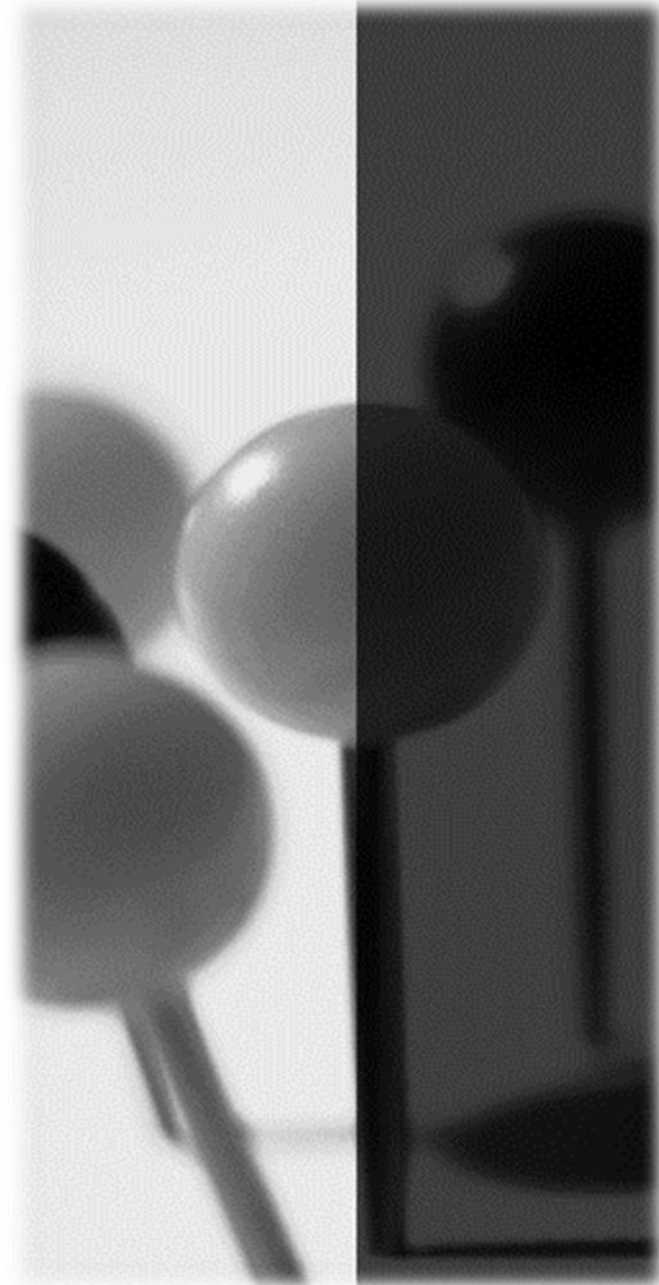
- ❖ Part I: Recap of the three Citizens Committees' Recommendations
- ❖ Part II: 2017 Bond Information
- ❖ Part III: Summary of the 2017 Bond Referendum



Part I: *Recap of the three Citizens Committees' Recommendations*

The Board approved the 2017 Bond Package based on recommendations from previous Citizens Committees.

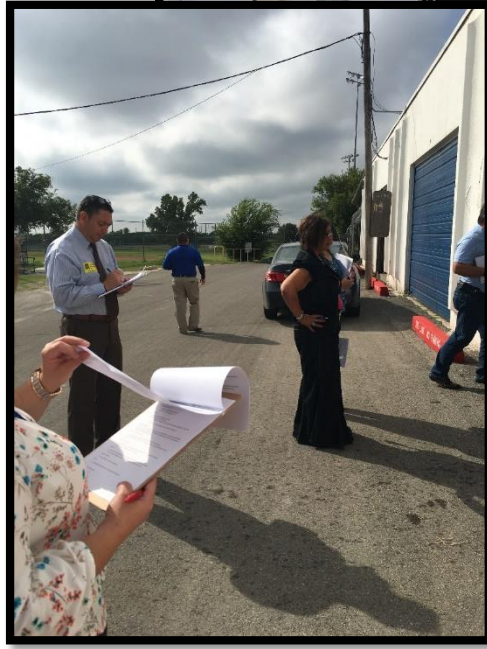
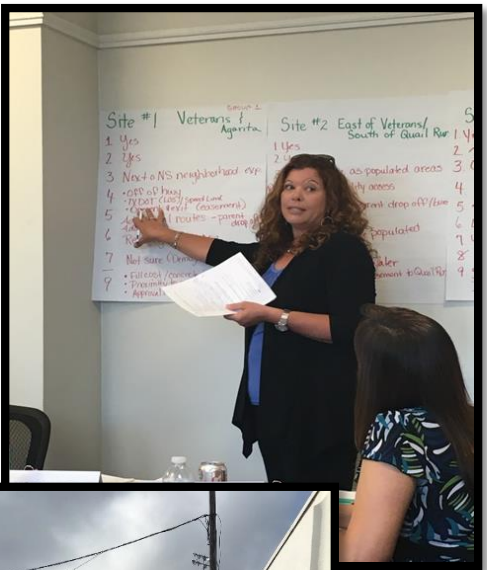
- ❖ *The 2013 Citizens Committee recommended future construction projects to include a new elementary school and a middle school STEM Magnet;*
- ❖ *The 2014 Citizens Committee was then charged with recommending elementary school construction sites and grade configurations; and finally,*



Part I: *Recap of the three Citizens Committees' Recommendations*

❖ *The 2016 Citizens Committee was tasked in developing a five-year construction plan which would implement the work of the previous two committees, as well as provide for the implementation of the District's Strategic Development Plan.*

Each of the Citizens' Committees diligently engaged in conversations with district and campus staff, and the community.



Part I: *Recap of the three Citizens Committees' Recommendations*

The \$60 million bond election will provide:

- ❖ *Two new elementary campuses (one which will be built to the north of the district's boundaries and the other at a central location at the current Irene C. Cardwell Elementary school site),*
- ❖ *Extensive improvements to Del Rio High School and*
- ❖ *Renovations and improvements throughout all campuses district-wide.*



Part II: *Bond Election Information*

What are bonds?

- ❖ *Bonds for school projects are very similar to a mortgage on a home. To finance construction projects, the district sells bonds to investors who will be paid principal and interest.*



Estimated EDA Subsidy Percent Calculation

- The percent of local share versus state assistance is calculated using the following:
 1. Net Assessed Valuation (NAV) / 10,000 = Local revenue generated by \$0.01 of tax effort
 $[\$1,571,742,656 / 10,000] = \$157,174.26$
 2. Local revenue generated by \$0.01 of tax effort / Average Daily Attendance (ADA)
 $[\$157,174.26 / 9,977] = \15.75
 3. 35 - Local revenue generated by \$0.01 of tax effort / ADA = State share
 $[\$35 - \$15.75] = \$19.25$
 4. State share / 35 = State share percentage
 $[\$19.25 / \$35] = 55.00\%$

- **The District's estimated FYE 2017 EDA assistance is approximately 55.00% State share to 45.00% local share.**

Property Tax Funding Sources

- There are “two” property taxing sources of revenue available to every school district.

Maintenance and Operations (M&O)

M&O CAP = (\$1.04)



- Salaries
- Electricity
- Transportation
- Maintenance of Buildings
- School Nutrition
- Athletics
- Library Services
- Vehicles & Equipment

Interest and Sinking Fund (I&S)

I&S CAP = (\$0.50)

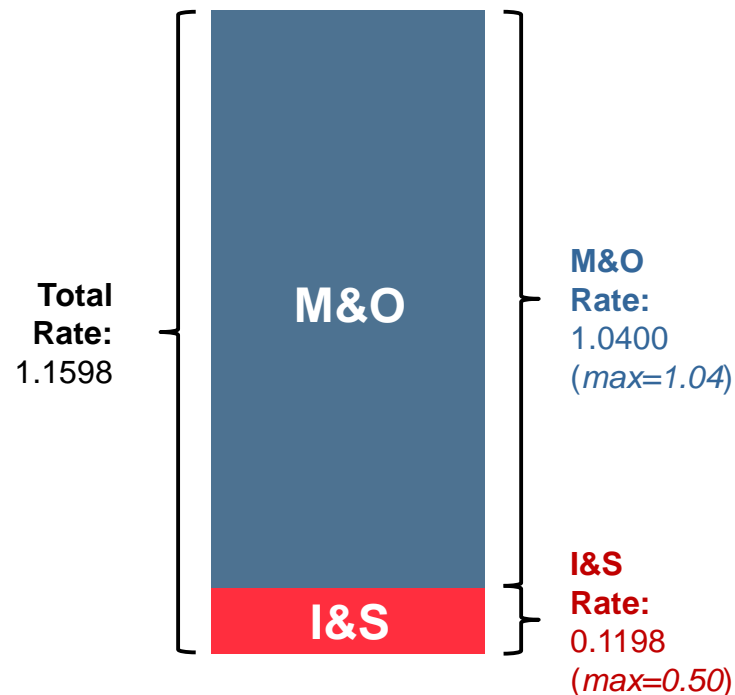


- Solely for payment of the District's outstanding debt service obligations.
- **Reset annually based on changes in taxable property valuation and collections**

Property Tax Funding Sources

- ❑ There are two sources of property taxes available to every Texas school district.
 - ❑ Maintenance and Operations (M&O)
 - ❑ Interest and Sinking Fund (I&S)

San Felipe Del Rio CISD Composition of 2017 Property Taxes



Eligible Uses of Tax Revenue

Salaries
Electricity
Transportation
Maintenance of Buildings
School Nutrition
Athletics
Library Services
Vehicles & Equipment

*Solely for payment of the District's
outstanding debt service obligations*

Comparable School Districts

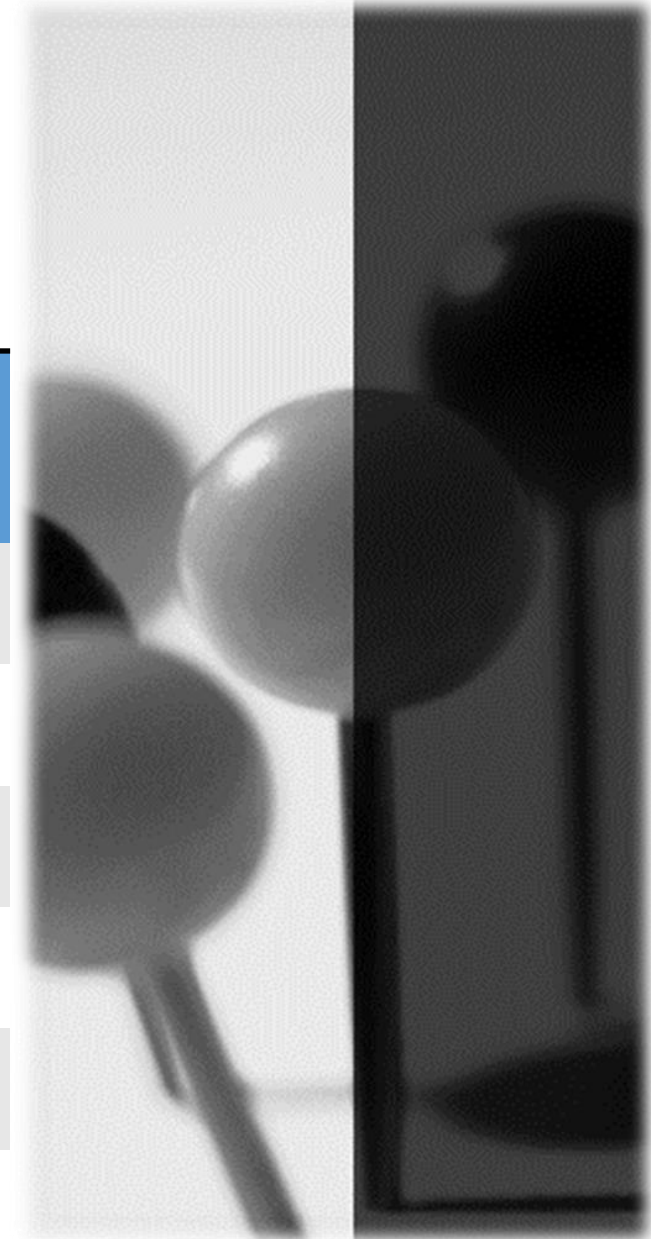
		Population	A.D.A	Taxable Assessed Valuation	Total G.O Debt	M & O	I & S	Total Tax Rate
1	Harlandale ISD	60,748	13,889	1,223,245,088	148,168,114	1.1700	0.3588	1.5288
2	Southwest ISD	64,202	12,512	2,509,004,737	243,953,289	1.0400	0.4250	1.4650
3	South San Antonio ISD	47,596	9,074	1,341,155,698	179,291,866	1.0400	0.4115	1.4515
4	San Antonio ISD	296,794	48,400	11,672,340,685	634,759,987	1.0400	0.3176	1.3576
5	Seguin ISD	40,660	6,702	2,557,409,652	112,129,279	1.0400	0.2750	1.3150
6	Somerset ISD	16,429	3,630	375,397,038	32,329,991	1.1700	0.1080	1.2780
7	Uvalde CISD	21,224	4,269	936,505,579	21,349,996	1.1700	0.1080	1.2780
8	Laredo ISD	91,520	22,319	2,091,974,885	74,809,127	1.0400	0.2340	1.2740
9	Fort Stockton ISD	15,186	2,287	1,769,809,220	22,645,000	1.0400	0.1992	1.2392
10	United ISD	159,515	40,304	12,925,085,498	311,602,864	1.0400	0.1549	1.1949
11	Kerville ISD	34,724	4,698	2,512,384,777	22,475,000	1.0400	0.1400	1.1800
12	San Felipe - Del Rio CISD	48,791	9,940	1,545,690,527	43,064,993	1.0400	0.1198	1.1598
13	Eagle Pass ISD	56,300	13,998	2,217,969,664	57,970,000	1.0400	0.1141	1.1541
14	Brownsville ISD	181,153	45,559	5,050,965,601	167,705,000	1.0400	0.1022	1.1422
15	Carrizo Springs CISD	10,411	2,253	5,098,950,010	51,050,000	1.0600	0.0674	1.1274

Part II: *Bond Election Information*

Projected Tax Information – Proposed \$60 Million in Bonds

Home's Taxable Value	Estimated Tax Rate /\$100 Value	Estimated Yearly Amount	Estimated Monthly Amount
\$50,000	0.1428	\$21.42	\$1.79
\$100,000	0.1428	\$78.54	\$6.55
\$150,000	0.1428	\$135.66	\$11.31
\$200,000	0.1428	\$192.78	\$16.07
\$250,000	0.1428	\$249.90	\$20.83

Note: Preliminary tax rates and home valuation estimates, are a function of current taxable property valuations, current tax collection levels, and current market rate conditions. Preliminary, subject to change.



Part II: *Bond Election Information*

Homestead Exemptions

To qualify, a home must meet the definition of a residence homestead:

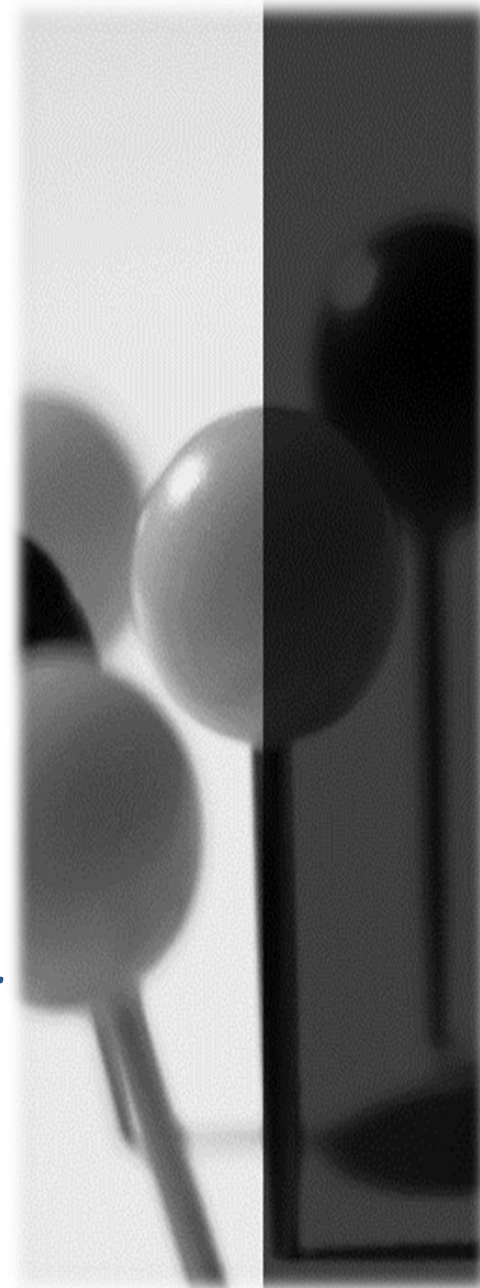
- ❖ The home's owner must be an individual (for example: not a corporation or other business entity) and use the home as his or her principal residence on January 1 of the tax year.
- ❖ If you are age 65 or older and are disabled, you are eligible for an age 65 homestead exemption or an exemption for disabled homeowners.
- ❖ If the owner qualifies for both the exemption for 65 and older homeowners and the exemption for disabled homeowners, the owner must choose one or the other for school taxes. The owner cannot receive both exemptions.



Part III: *Summary of the 2016-17 Bond Referendum*

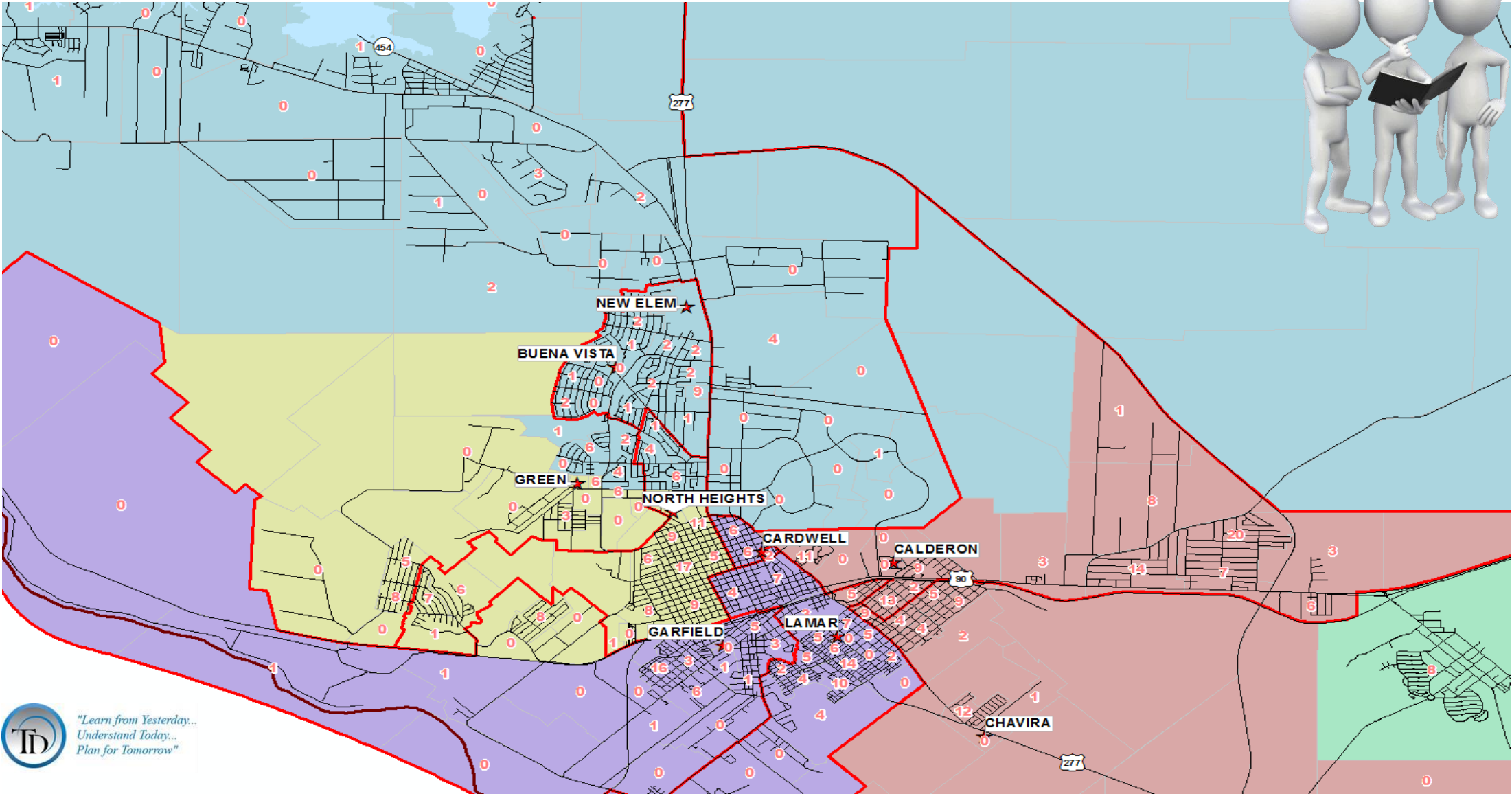
The current Five Year Construction Plan calls for:

- ❖ *Building two elementary campuses (one to the north of the district and a replacement campus for Cardwell Elementary).*
- ❖ *Incorporating 6th grade into the elementary grouping.*
- ❖ *Repurposing SFMMS as a Middle School Magnet to provide relief to the overcrowded and unmanageable DRMS (1500+ students).*
- ❖ *Use Lamar Elementary as the replacement campus for Pre-K/HeadStart students.*
 - * *Current demographic studies indicate that the vast majority of Pre-K and HeadStart eligible children live in the area surrounding Lamar Elementary. This proposition would include improvements to the campus to allow for the expansion of the Pre-K and HeadStart programs.*



Part III: Summary of the 2016-17 Bond Referendum

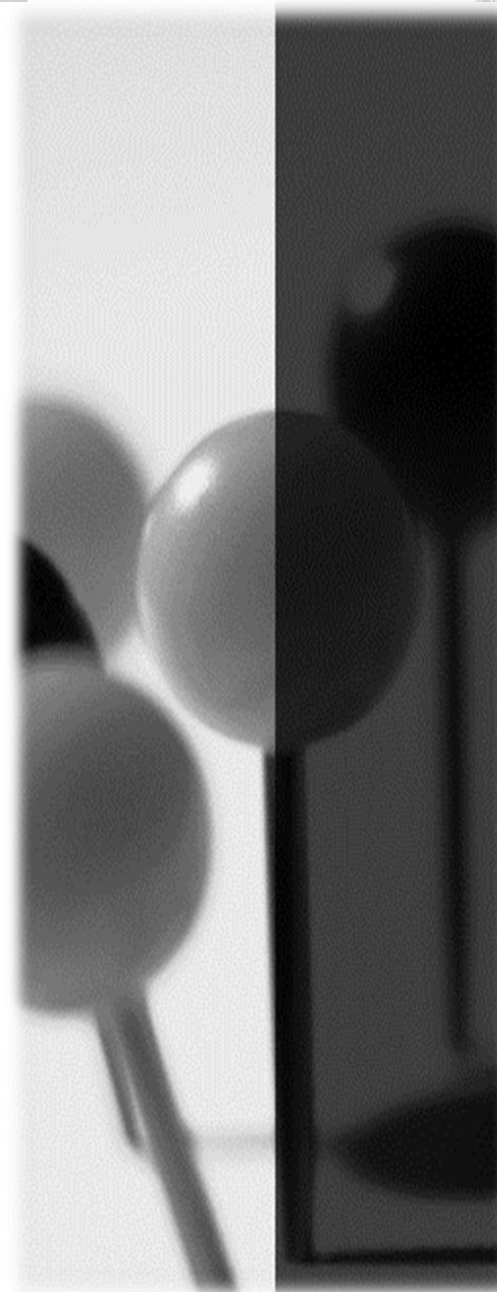
2016-17 PreK Residential Map



Part III: Proposed Attendance Zones

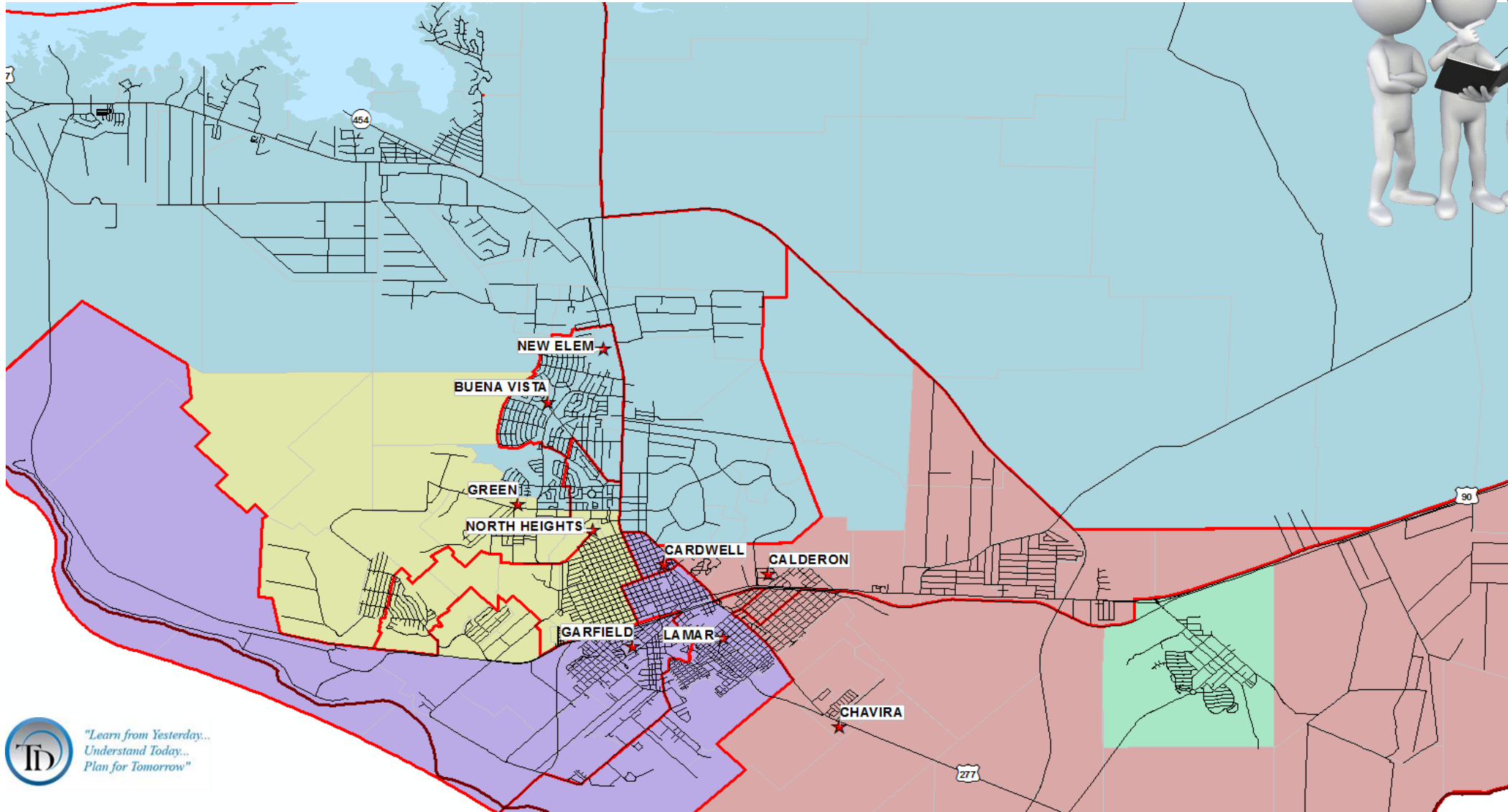
If approved, the addition of two new elementary campuses will allow for the creation of four (4) elementary attendance zones across the District. Current attendance boundaries would be redrawn to prepare for growth to the north of the city, and to provide a balanced enrollment across campuses and grade level classrooms.

Attendance Zone	Grades K-3	Grades 4-6
South	Dr. Fermin Calderon	Ruben Chavira
South Central	Garfield	New Elementary at Cardwell
North Central	Dr. Lonnie Green	North Heights
North	New Elementary – North Side	Buena Vista



Part III: Summary of the 2016-17 Bond Referendum

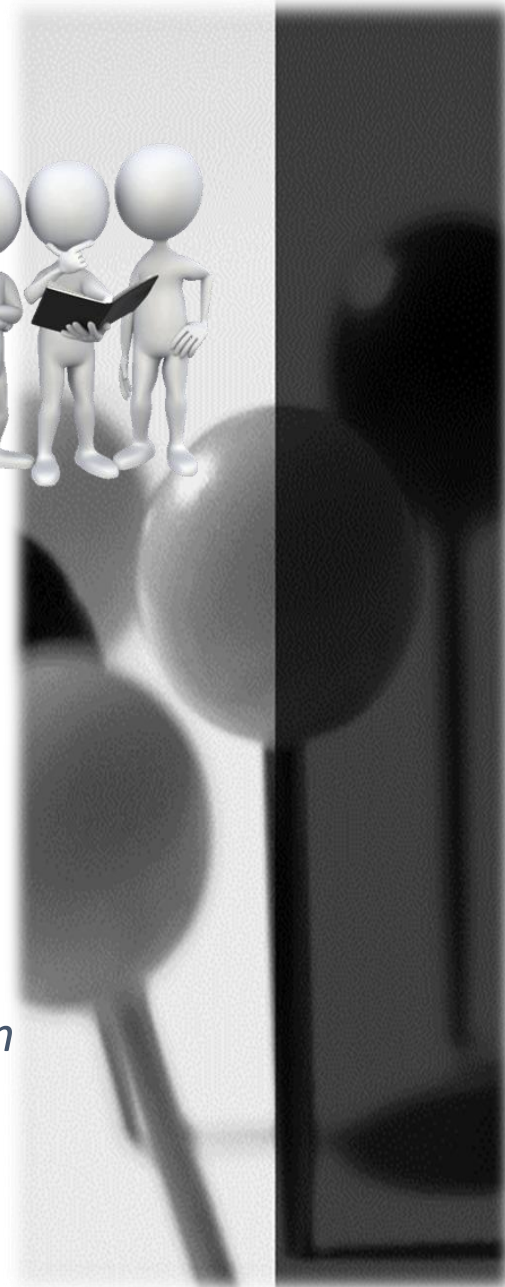
Proposed Attendance Boundary Map



Part III: *Summary of the 2016-17 Bond Referendum*

These recommendations, if implemented, will achieve the following :

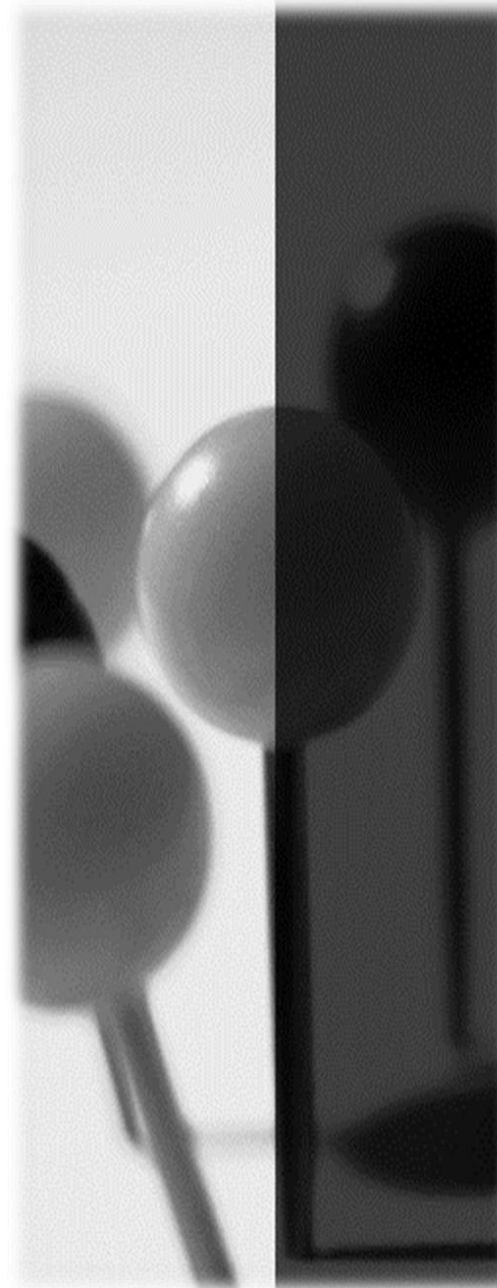
- ✓ *Alleviate the overcrowding at DRMS.*
- ✓ *Provide an additional marquee program (Middle School Magnet) for our District.*
- ✓ *Create an attendance zone to the north of town that will accommodate anticipated population growth.*
- ✓ *Ensure efficiencies in teacher allocation per campus – easier to maintain a 22:1 student ratio.*
- ✓ *Ensure that each attendance zone has a bilingual academy thus eliminating the need to transport students out of their attendance zone.*
- ✓ *Refute the argument that we are asking voters to fund millions of dollars in construction for a school (Cardwell) where most of them do not qualify to send their children.*



Part III: *Summary of the 2016-17 Bond Referendum*

Summary of Recommendations

- ❖ New Elementary Campus (North)
- ❖ New Elementary Campus (Irene C. Cardwell site)
- ❖ Extensive Renovations to Del Rio High School
 - *Renovation of front of campus and main entry*
 - *Removal and replacement of ceiling*
 - *Classroom renovations*
 - *Renovation of the old gym dressing rooms*
 - *Renovation to restrooms in the main building*
 - *Conversion of patio into expanded cafeteria/commons area*
 - *Renovation of the old CTE wing which includes an addition of a classroom/kitchen for the Culinary Arts program and a new field house for P.E. & Athletic programs*
 - *Relocation of the current student bus pick up/drop off area*
- ❖ Improvements to San Felipe Memorial Middle School
 - *Repurpose and conversion into a middle school magnet facility for 7th and 8th grade students*
 - *Renovation and expansion of the cafeteria*



Part III: *Summary of the 2016-17 Bond Referendum*

Summary of Recommendations

❖ Improvements to Del Rio Middle School

- *Addition of a canopy in the student pick-up area*
- *Large reduction of student population due to the proposed addition of a STEM middle school magnet campus for 7th and 8th grade students*

❖ Improvements to Lamar Elementary

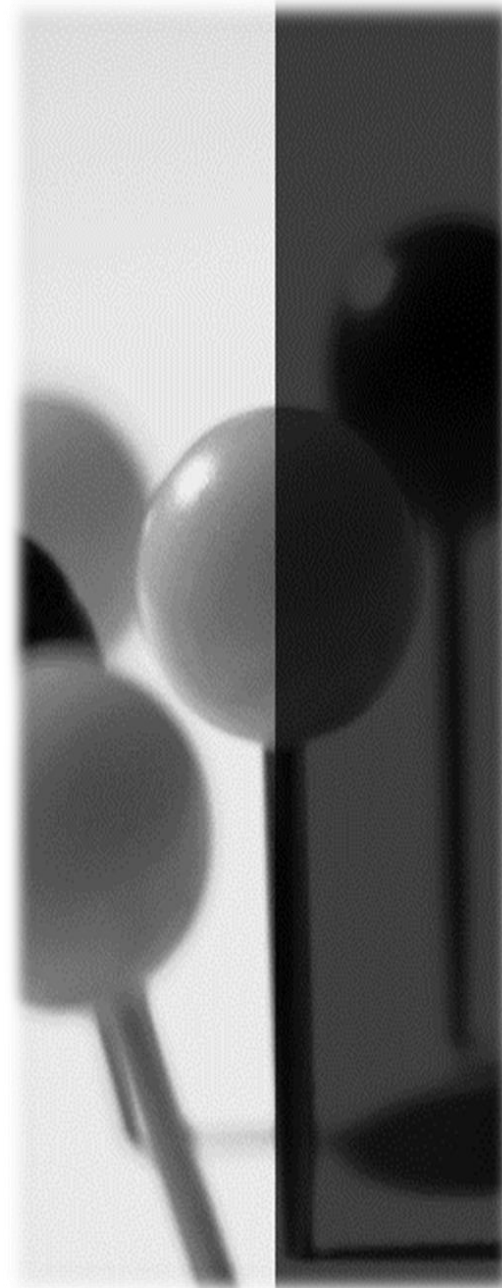
- *Conversion into an early childhood center serving Pre-K and HeadStart Programs*
- *Enclosure of walkway area leading to adjacent building*
- *Restroom renovations to accommodate student needs*

❖ Extensive Renovations to Buena Vista

- *Renovation of the main entry, administration offices, nurse's office, teacher's lounge and counselor's office*
- *Classroom and hallway renovations*

❖ Improvements to Del Rio Freshman School

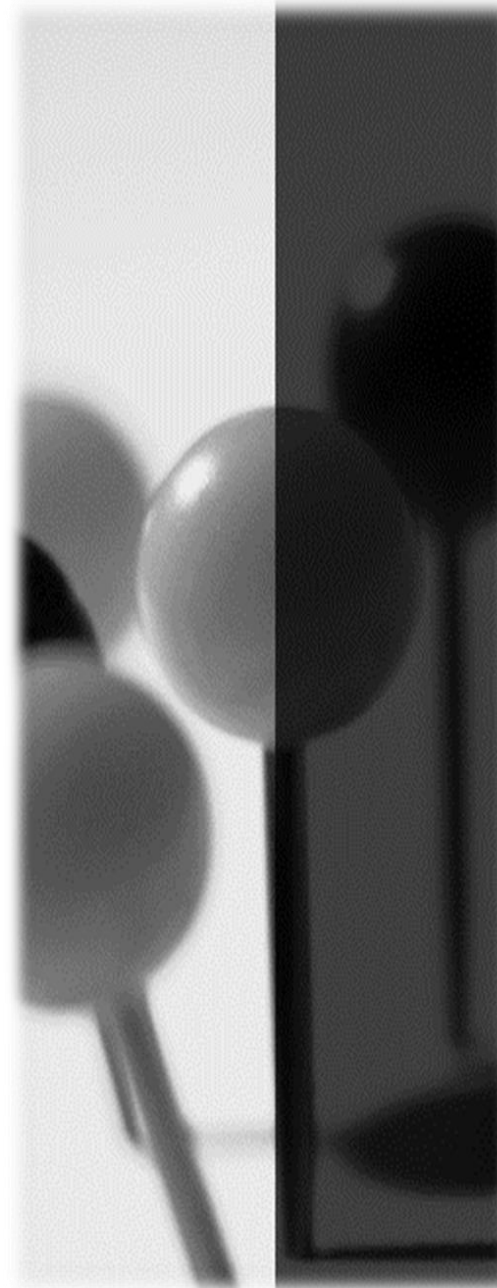
- *Renovations to student restrooms*
- *Addition of restrooms for faculty*
- *Renovation of classrooms for Special Education programs*
- *Renovation and expansion of the cafeteria*
- *Addition of a canopy in the student pick-up area*



Part III: *Summary of the 2016-17 Bond Referendum*

Summary of Recommendations

- ❖ Improvements to Ruben Chavira Elementary
 - *Flooring replacement throughout the campus*
 - *Hallway improvements*
 - *Classroom/lab renovation*
 - *Walkway addition from the library to the playground*
- ❖ Improvements to North Heights Elementary
 - *Flooring replacement in the main building*
 - *Ceiling improvements to the main building, cafeteria and gymnasium*
 - *Playground renovation*
- ❖ Improvements to Dr. Fermin Calderon Elementary
 - *Renovation of the main entry and nurse's office*
 - *Flooring replacement throughout the campus*
 - *Hallway improvements*
 - *Replacement of gymnasium flooring and lighting*
- ❖ Replace current lighting to Energy Efficient lighting at all SFDRCIDSD campuses



Questions?

