

Alief ISD Bond Steering Committee 2021



Thursday, July 15, 2021

Center for Talent Development

14411 Westheimer Road Houston, TX 77082

6:00 PM – 8:30 PM

Facilitator:

Michelle Hughes

Craig Eichhorn, Public Relations Specialist, Alief ISD



Welcome & Heartfelt Thanks...



H. D. Chambers, Superintendent

Ms. Ann Williams, President, Board of Trustees

Hilda Rodriguez, District Chair

Ed Ryland, Community Chair

Review of Bond Steering Committee Work & Final Bond Referendum...



H. D. Chambers, Superintendent
Charles Woods, Deputy Superintendent of
Business Services
Clayton Gregory, Accounting Services

Actions Taken Since 6/10...



- Developed detailed breakdown of bond sales per year
- Recalculated of inflationary impact on project costs
 - Decrease in estimated overall impact
 - Decrease in tax rate impact (\$0.07 to \$0.06)
- Grouped projects based on corresponding proposition
 - Four separate propositions will be on the ballot
 - General Construction, Technology, Stadium, Other Recreational Facilities

Cost by Year...



Project	2021-22	2022-23	2023-24	2024-25	2025-26	2026-27	2027-28	Total
Technology	\$ -	\$ -	\$ -	\$ 7,600,000	\$ 7,600,000	\$ 7,600,000	\$ 7,790,000	\$ 30,590,000
Crump Stadium	-	19,430,000	-	-	-	-	-	19,430,000
Other Recreational Facilities	-	2,310,000	6,785,000	-	-	-	-	9,095,000
General Construction	31,000,000	82,825,000	87,580,000	65,030,000	67,700,000	74,250,000	74,200,000	482,585,000
Total	\$ 31,000,000	\$ 104,565,000	\$ 94,365,000	\$ 72,630,000	\$ 75,300,000	\$ 81,850,000	\$ 81,990,000	\$ 541,700,000

Totals per Proposition	
Technology Equipment Proposition	\$ 30,590,000
Crump Stadium Proposition	19,430,000
Other Recreational Facilities Proposition	9,095,000
General Construction Proposition	482,585,000
Total	\$ 541,700,000

Inflationary Impact...



- Calculation of inflation was based on the following assumptions:
 - 12% inflation for construction related projects in Year 1 due to abnormal market conditions
 - 3% annual inflation thereafter as market normalizes
 - 2% inflation applied to any purchases of mechanical equipment
 - 0% inflation applied to technology related purchases, as these prices have remained largely consistent year to year

Year	Facilities Assessment			Construction Inflation Factors
	Current Dollar Cost	Inflated Cost	Rounded Cost	
				12.0%
				3.0%
2023-24	26,088,327	30,998,359	31,000,000	3.0%
2024-25	23,953,488	29,315,578	29,300,000	3.0%

2023-24 Cost: 26,088,327 (1.12(1.03²))

2024-25 Cost: 23,953,488 (1.12(1.03³))

Technology Equipment Proposition...



Project	Cost/Pricing
Technology Equipment Proposition	
T3. Update Campus Device Inventories	\$ 5,147,500
T4. Provide Student Devices	3,947,500
T5. Provide Teacher Mobile Devices	3,647,500
T6. Devices for Online Testing	1,447,500
T7. Strategic Replacement Cycle (Entire Project)	16,400,000
Total for Technology Equipment Proposition	\$ 30,590,000

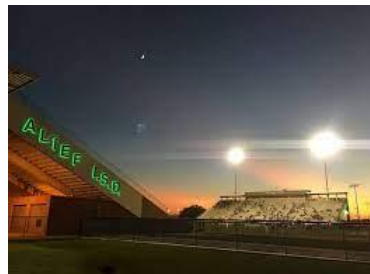


Final Cost Adjusted for Inflation

Crump Stadium Upgrades and Maintenance Proposition...



Project	Cost/Pricing
Crump Stadium Upgrades and Maintenance Proposition	
A1. Turf Replacement at Crump	\$ 1,110,000
A2. Resurface Track at Crump	740,000
A3. Replace scoreboard at Crump Stadium	1,580,000
A4. Redesign Crump Stadium Press Box	7,500,000
A5. Redesign locker rooms at Crump Stadium and add waterproof wear surface coating to bleachers above locker rooms	6,410,000
SS11. Remove chain link and replace with wrought iron fencing at Crump Stadium	390,000
Miscellaneous renovations to Stadium	1,700,000
Total for Crump Stadium Upgrades and Maintenance Proposition	\$ 19,430,000



Final Cost Adjusted for Inflation

Construction, Equipment for Other Athletic Facilities Proposition...



Project	Cost/Pricing
Construction, Equipment for Other Athletic Facilities Proposition	
A6. Resurface Eight Tennis Courts and rebuild four Tennis Courts	\$ 2,310,000
A7. Replace scoreboards at Outdoor Fields (7)	280,000
A9. Replace Dugouts at Hastings Softball Field	115,000
A10. Grade and resurface existing baseball and softball fields (includes demo, haul off & Irrigation)	1,620,000
A11. Add synthetic turf to Alief Auxiliary and Taylor Fields (1.25 million per field, includes demo of existing & detention)	4,770,000
Total for Construction, Equipment for Other Athletic Facilities Proposition	\$ 9,095,000



Final Cost Adjusted for Inflation

General Construction Proposition...



Project	Cost/Pricing
General Construction Proposition	
Transportation	\$ 21,125,000
Safety and Security	47,150,000
Instruction	69,210,000
Building Needs (Facility Assessment)	233,800,000
New Construction/Rebuilds	111,300,000
Total for General Construction Proposition	\$ 482,585,000



Final Cost Adjusted for Inflation

Tax Rate Projection...



Year	Debt Issuance Amount	Projected Tax Rate
2021-22	\$ 31,100,000	\$ 0.2050
2022-23	104,465,000	0.2150
2023-24	94,365,000	0.2300
2024-25	72,630,000	0.2400
2025-26	75,300,000	0.2500
2026-27	81,850,000	0.2550
2027-28	81,990,000	0.2650
Total	\$ 541,700,000	

Option #3

Tax Rate Increase: **6.0 cents**

Debt Authorized: **\$541.7 million**

Impact on average value home of 6.0 cent increase = **\$90/year or \$7.50/month.**

Changes in property value also impact annual tax bill.

A SWOT Analysis...

Michelle & Committee



STRENGTHS. . .(Internal to our work)



WEAKNESSES. . . (internal to our work)



OPPORTUNITIES. . .(External to our work; outside our control; external Alief ISD environment)



THREATS. . . (External to our work; outside our control; external Alief ISD environment)



STRENGTHS (internal to our work)...



- What did the Bond Steering Committee and/or the District do exceptionally well in the process of constructing this referendum?
- Of what are you most proud?
- What projects make this bond referendum really good? Will our public respond favorably to those?
- Does our referendum reflect equity/parity in the District?
- How can we capitalize on the strengths of the referendum to ensure success?
- Does your proposal: meet the needs of student, teachers and the District? Reflect good stewardship? Assure viability in the community?



WEAKNESSES (internal to our work)...



- What is the weakest, most vulnerable part of our referendum?
- Do we have gaps?
- Are you satisfied with the projects you selected?
- Is there a lightning rod in the bond proposal?
- Are we missing sections of the District?
- Is the total amount justifiable, defensible and viable in the community?
- Does your proposal: meet the needs of student, teachers and the District? Reflect good stewardship? Assure viability in the community?



OPPORTUNITIES (external to our work)...



- What is the most important thing we can do to ensure the success of our referendum?
- What individuals or groups in the community might be the most supportive? How can we engage them?
- How can we engage parents or seniors who may not be inclined to vote in a school bond election?
- How important are endorsements from community groups?
- What might be your role or the role of the committee in communicating and supporting the bond referendum?



THREATS (external to our work)...



- Is organized opposition likely in this bond referendum? From what source?
- What is the best strategy to overcome opposition?
- What might be the concerns of the general community? Specific communities or subdivisions? Seniors?
- What group is most likely to oppose and vote against your referendum?
- Is there anything going on in the community that might influence the success of the referendum?



And the Survey Says...



Matt Gamble, Baseline

Where Do We Go From Here...



Kimberly Smith, Director of Public Relations

Ed Ryland, Bond Steering Committee Community Chair

Michelle Hughes, Facilitator

What's Next...



Bond Steering Committee Presentation

Alief ISD Board Meeting

Tuesday, July 20th at 6:30 p.m.

Alief ISD Administration Building

Process Check/Likes & Wishes...



LIKES:	WISHES: