

*Eagle Mountain-  
Saginaw  
Independent  
School  
District*



Quarterly  
Report  
3Q15

*Learn from Yesterday...  
Understand Today...  
Plan for Tomorrow*



TEMPLETON  
DEMOGRAPHICS

# Economic Conditions – DFW MSA (September 2015)

Fort Worth  
Unemployment Rate



- U.S. 4.9%
- Texas 4.4%
- DFW MSA 3.9%
- Tarrant County 4.0%
- Fort Worth 4.0%



Job Growth  
DFW MSA

- 98,700 new jobs created in the last 12 months
- 50% more than the national rate of 2.0%



Annual SF Starts  
DFW MSA

- 2,877 more than previous year over year
- A 12.5% rise from 3Q14





# DFW Corporate Relocations

Company	City	Office Type	Total Jobs	Completion	Type of Jobs	Salary Range
Toyota North America	Plano	Headquarters	4,000	350 Employees in 2015; Move-in projected 4Q16-1Q17	2,000 - Sales and Marketing (CA)	\$70,000 - \$120,000*
					1,000 - Engineering & Manufacturing (KY)	\$50,000 - \$100,000*
					1,000 - Financial Services (CA)	\$90,000 - \$130,000*
Liberty Mutual	Plano	Call Center	5,000	Relocations to start 1Q16; Move-in projected 4Q17	Call Center/Customer Service Rep	\$30,000 - \$45,000
					Claims Adjuster	\$40,000 - \$75,000
State Farm	Richardson	Call Center	8,000	Move-in underway; to be completed by 2017	Service Rep	\$30,000 - \$45,000
					Claims Associate	\$25,000 - \$50,000
Facebook	Ft. Worth	Data Center	40	4Q16	Tech/Engineers	\$63,000 - \$70,000
Active Networks	Dallas	Headquarters	1,000	Opened 4Q14	Engineering, Development, Executives	\$60,000
Omnitracs	Dallas	Headquarters	450	Opened 2Q15	Engineering, Research, Development and Finance	\$50,000
Kubota Tractor	Grapevine	Headquarters and Credit	344	Move-in underway; to be completed by 2016	Executive and Financial	Unknown

Source: Dallas Business Journal; Metrostudy

\* Salary information based on current employment location





# DFW New Home Ranking Report

ISD Ranked by Annual Closings – 3Q15

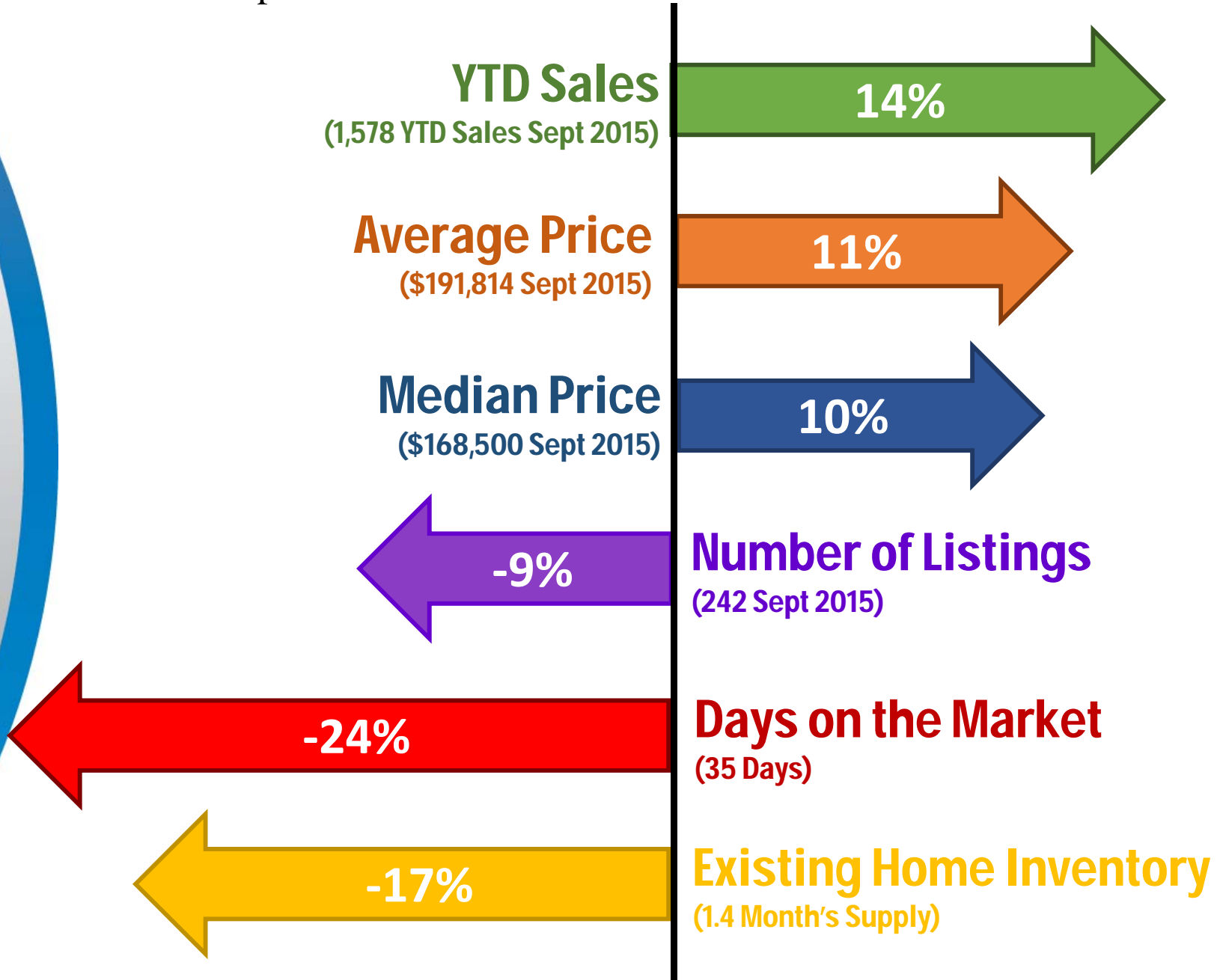
Rank	District Name	Annual Starts	Annual Closings	VDL	Future
1	Frisco ISD	2,907	2,768	3,621	8,915
2	Denton ISD	1,846	1,694	2,706	16,613
3	Prosper ISD	1,570	1,374	2,925	31,759
4	Northwest ISD	1,151	1,105	1,722	22,841
5	Lewisville ISD	1,188	988	2,194	3,142
6	Keller ISD	977	981	951	2,341
7	Dallas ISD	1,125	968	2,334	5,641
<b>8</b>	<b>Eagle Mtn. - Saginaw ISD</b>	<b>948</b>	<b>869</b>	<b>1,328</b>	<b>19,796</b>
9	Little Elm ISD	955	708	1,676	4,821
10	Rockwall ISD	681	665	1,836	8,379
11	Allen ISD	478	550	781	1,531
12	McKinney ISD	531	547	1,425	5,968
13	Mansfield ISD	608	517	1,012	5,657
14	Crowley ISD	534	508	1,319	8,057
15	Wylie ISD	641	460	728	4,353
16	HEB ISD	422	436	481	5,064
17	Forney ISD	409	435	679	12,466
18	Plano ISD	494	427	910	2,771
19	Midlothian ISD	480	415	1,255	20,524
20	Garland ISD	370	401	725	3,313





# Fort Worth Saginaw/Northside Housing Market

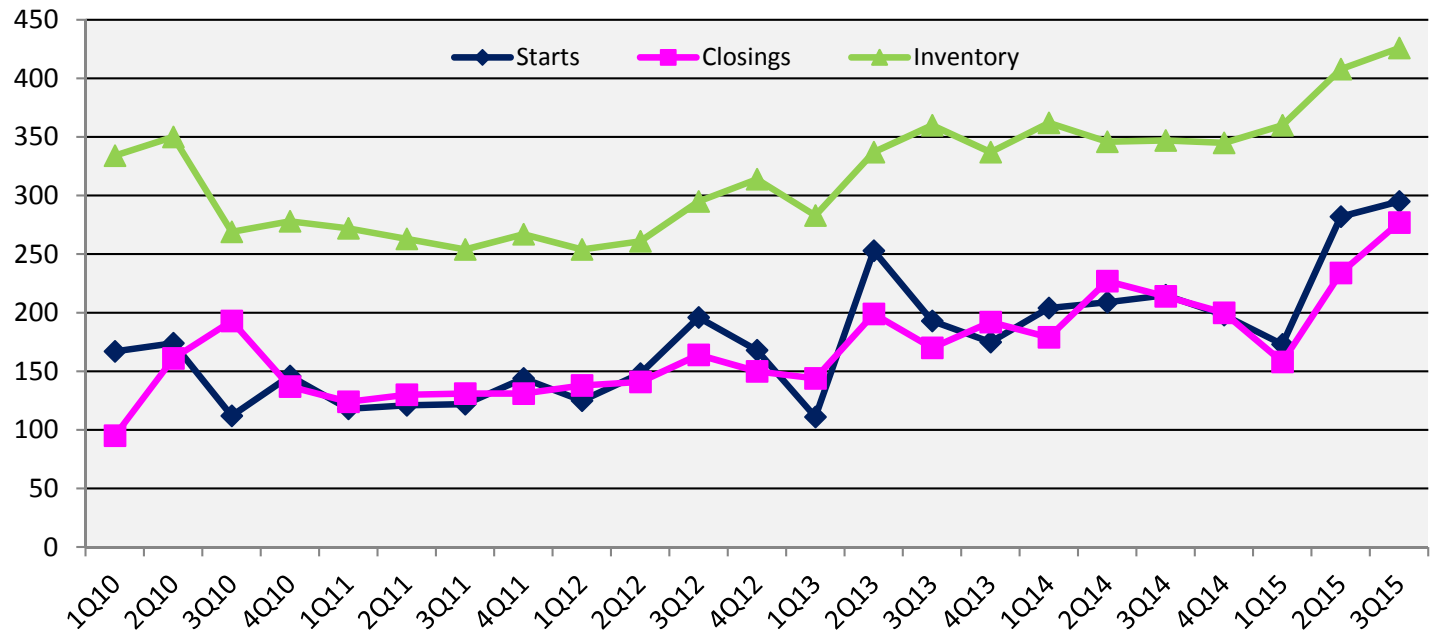
Year Over Year Comparisons





# New Housing Activity

## EMS ISD



Starts	2010	2011	2012	2013	2014	2015
1Q	167	118	125	112	205	173
2Q	177	121	148	253	209	282
3Q	112	122	196	193	215	295
4Q	144	144	168	176	198	
Total	600	505	637	734	827	750

Closings	2010	2011	2012	2013	2014	2015
1Q	95	123	138	144	181	158
2Q	161	130	141	199	227	234
3Q	193	131	164	171	214	277
4Q	136	131	150	195	200	
Total	585	515	593	709	822	669

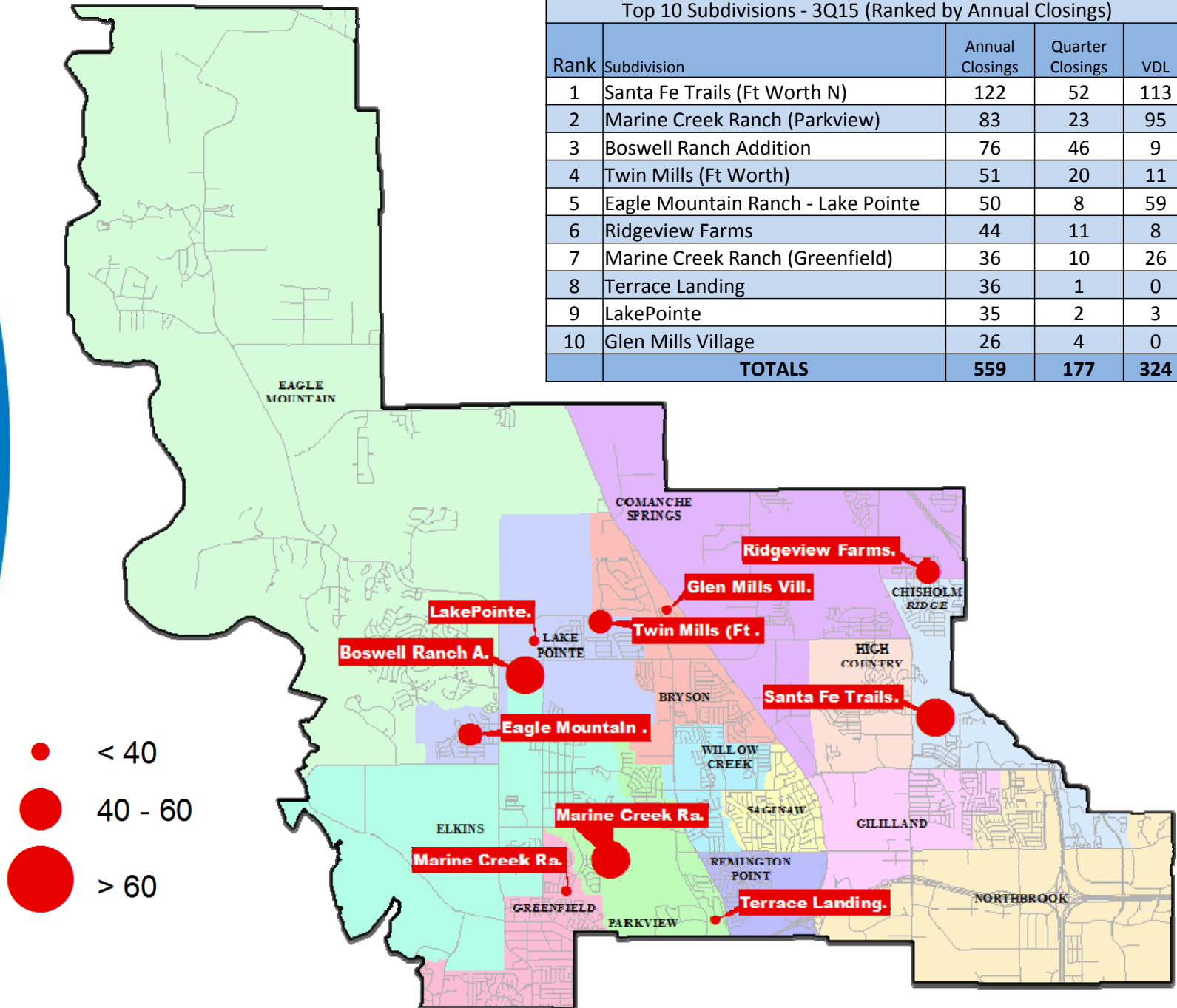
- EMS ISD had more than 290 new home starts in 3Q15, the most third quarter starts in the last 8 years
- The district is on pace to start 925-950 new homes in 2015
- 3Q15 new home closings were up 63 units, or 29.4%, since 3Q14
- New home inventory is in a good position to maintain the current closing rate





# Annual Closing Distribution 3Q15

Top 10 Subdivisions - 3Q15 (Ranked by Annual Closings)				
Rank	Subdivision	Annual Closings	Quarter Closings	VDL
1	Santa Fe Trails (Ft Worth N)	122	52	113
2	Marine Creek Ranch (Parkview)	83	23	95
3	Boswell Ranch Addition	76	46	9
4	Twin Mills (Ft Worth)	51	20	11
5	Eagle Mountain Ranch - Lake Pointe	50	8	59
6	Ridgeview Farms	44	11	8
7	Marine Creek Ranch (Greenfield)	36	10	26
8	Terrace Landing	36	1	0
9	LakePointe	35	2	3
10	Glen Mills Village	26	4	0
<b>TOTALS</b>		<b>559</b>	<b>177</b>	<b>324</b>

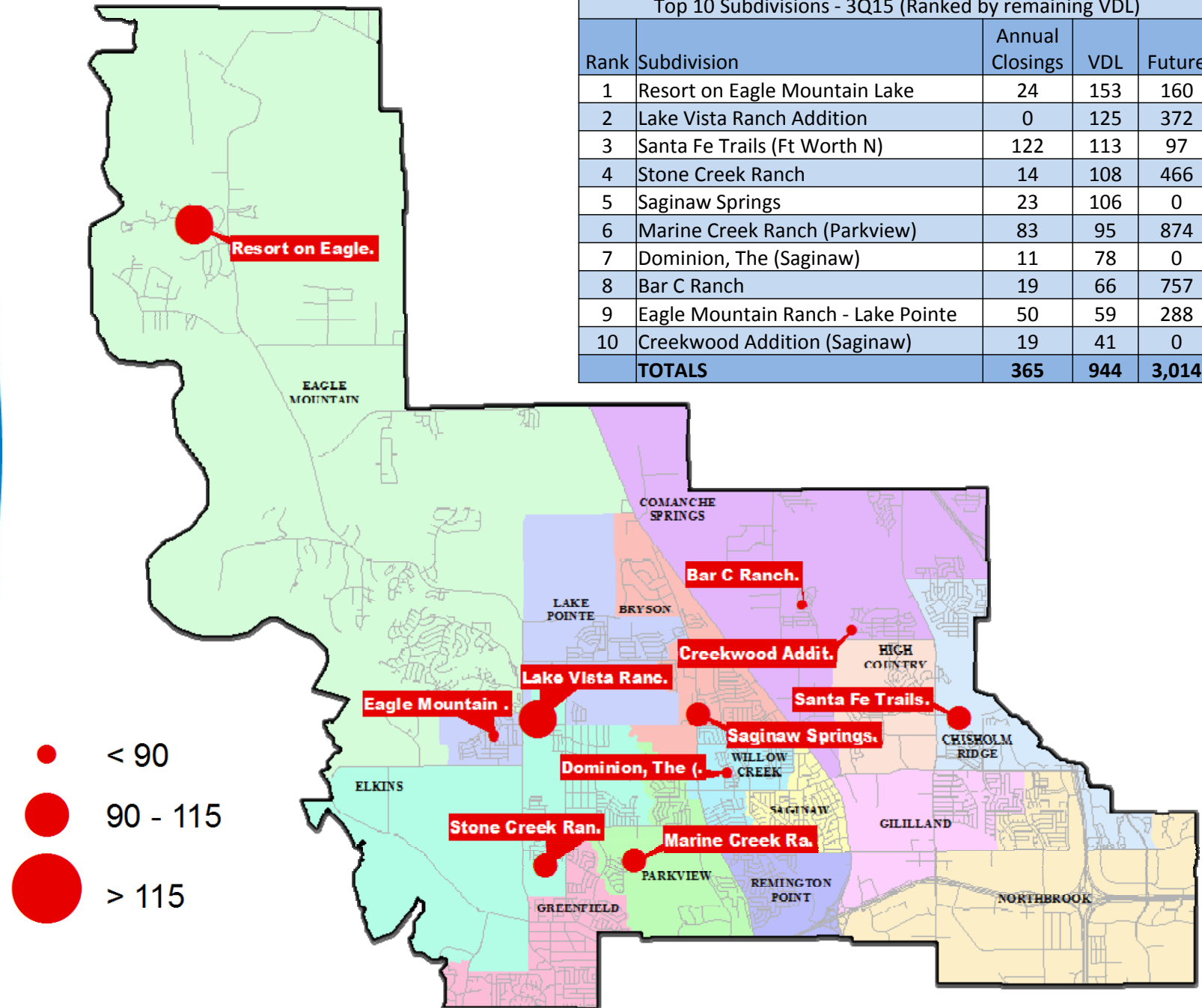




# Vacant Developed Lots 3Q15

Top 10 Subdivisions - 3Q15 (Ranked by remaining VDL)

Rank	Subdivision	Annual Closings	VDL	Future
1	Resort on Eagle Mountain Lake	24	153	160
2	Lake Vista Ranch Addition	0	125	372
3	Santa Fe Trails (Ft Worth N)	122	113	97
4	Stone Creek Ranch	14	108	466
5	Saginaw Springs	23	106	0
6	Marine Creek Ranch (Parkview)	83	95	874
7	Dominion, The (Saginaw)	11	78	0
8	Bar C Ranch	19	66	757
9	Eagle Mountain Ranch - Lake Pointe	50	59	288
10	Creekwood Addition (Saginaw)	19	41	0
<b>TOTALS</b>		<b>365</b>	<b>944</b>	<b>3,014</b>

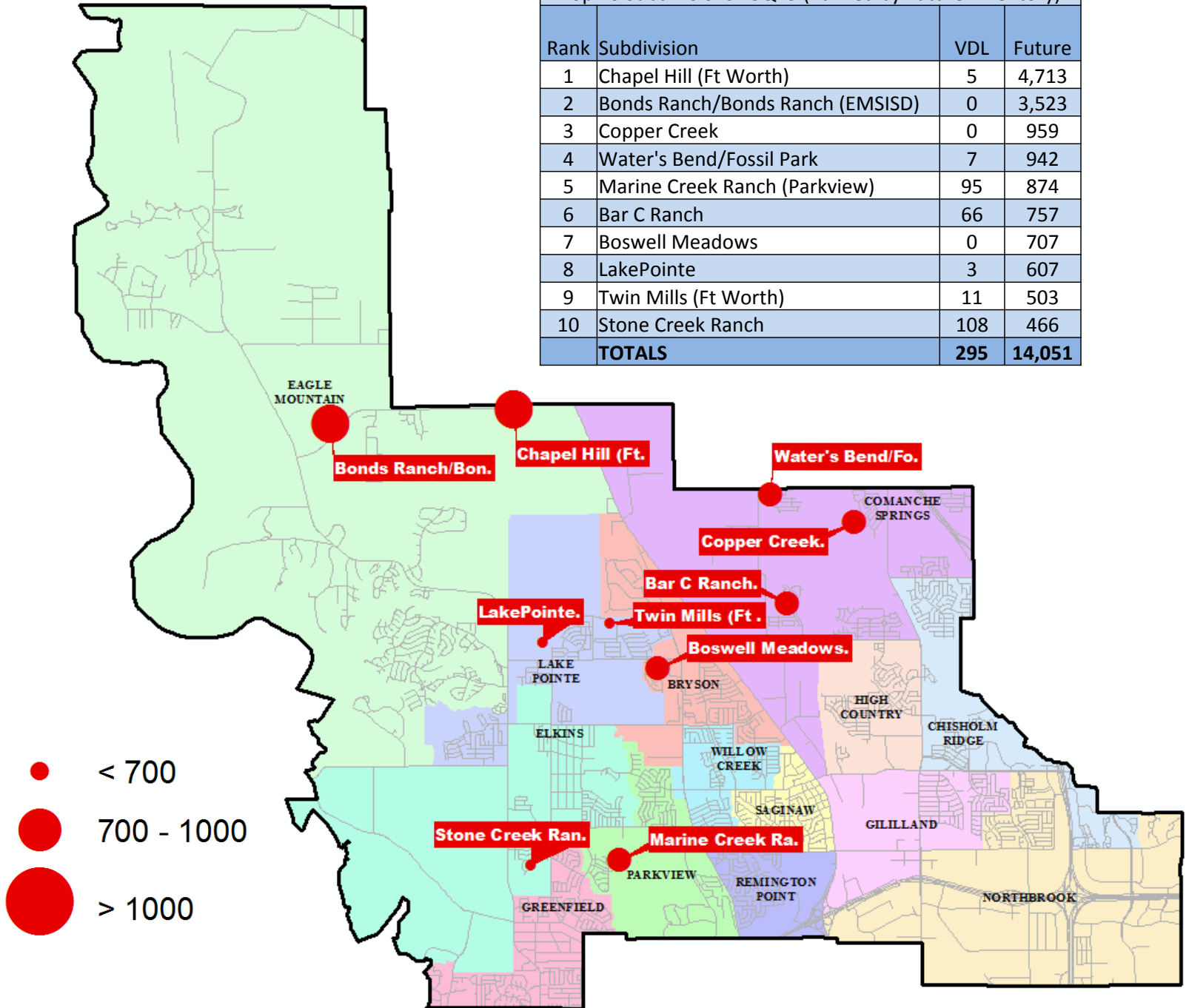






# Future Lots 3Q15

Top 10 Subdivisions - 3Q15 (Ranked by Future Inventory)			
Rank	Subdivision	VDL	Future
1	Chapel Hill (Ft Worth)	5	4,713
2	Bonds Ranch/Bonds Ranch (EMSISD)	0	3,523
3	Copper Creek	0	959
4	Water's Bend/Fossil Park	7	942
5	Marine Creek Ranch (Parkview)	95	874
6	Bar C Ranch	66	757
7	Boswell Meadows	0	707
8	LakePointe	3	607
9	Twin Mills (Ft Worth)	11	503
10	Stone Creek Ranch	108	466
<b>TOTALS</b>		<b>295</b>	<b>14,051</b>








# Overall Housing Data

## By Elementary Attendance Zone

Elementary Zone	Annual Starts	Quarter Starts	Annual Closings	Quarter Closings	Inventory	VDL	Future
BRYSON	55	27	53	11	33	107	970
CHISHOLM RIDGE	182	61	122	52	79	113	790
COMANCHE SPRINGS	154	54	119	43	84	141	3305
EAGLE MOUNTAIN	63	16	75	20	36	302	9746
ELKINS	45	28	39	7	38	266	1668
GILILLAND	0	0	0	0	0	0	0
GREENFIELD	77	12	74	25	32	67	192
HIGH COUNTRY	5	1	13	3	0	4	141
LAKE POINTE	216	41	237	85	53	99	1518
NORTHBROOK	0	0	0	0	0	0	41
PARKVIEW	121	42	122	24	54	112	1301
REMLINGTON POINT	0	0	1	0	0	0	0
SAGINAW	1	1	2	1	0	3	0
WILLOW CREEK	29	12	12	6	17	114	124
<b>Grand Total</b>	<b>948</b>	<b>295</b>	<b>869</b>	<b>277</b>	<b>426</b>	<b>1,328</b>	<b>19,796</b>

	Highest activity in the category
	Second highest activity in the category
	Third highest activity in the category





# Active Subdivision

Santa Fe Trails – City of Ft. Worth



**Santa Fe Trails**

- 531 total lots
- 242 occupied lots
- 97 future lots
- 113 vacant developed lots
- 63 under construction
- 182 annual starts
- Estimated student yield: 0.49
- \$222K-\$288K
- DR Horton
- Chisholm Ridge Elementary





# Active Subdivision

## Marine Creek Ranch – City of Ft. Worth

**Marine Creek Ranch**

- 2,282 total lots
- 1,288 occupied lots
- 874 future lots
- 121 vacant developed lots
- 68 under construction
- 145 annual starts
- Estimated student yield: 0.65
- Split between Greenfield & Parkview Elementary



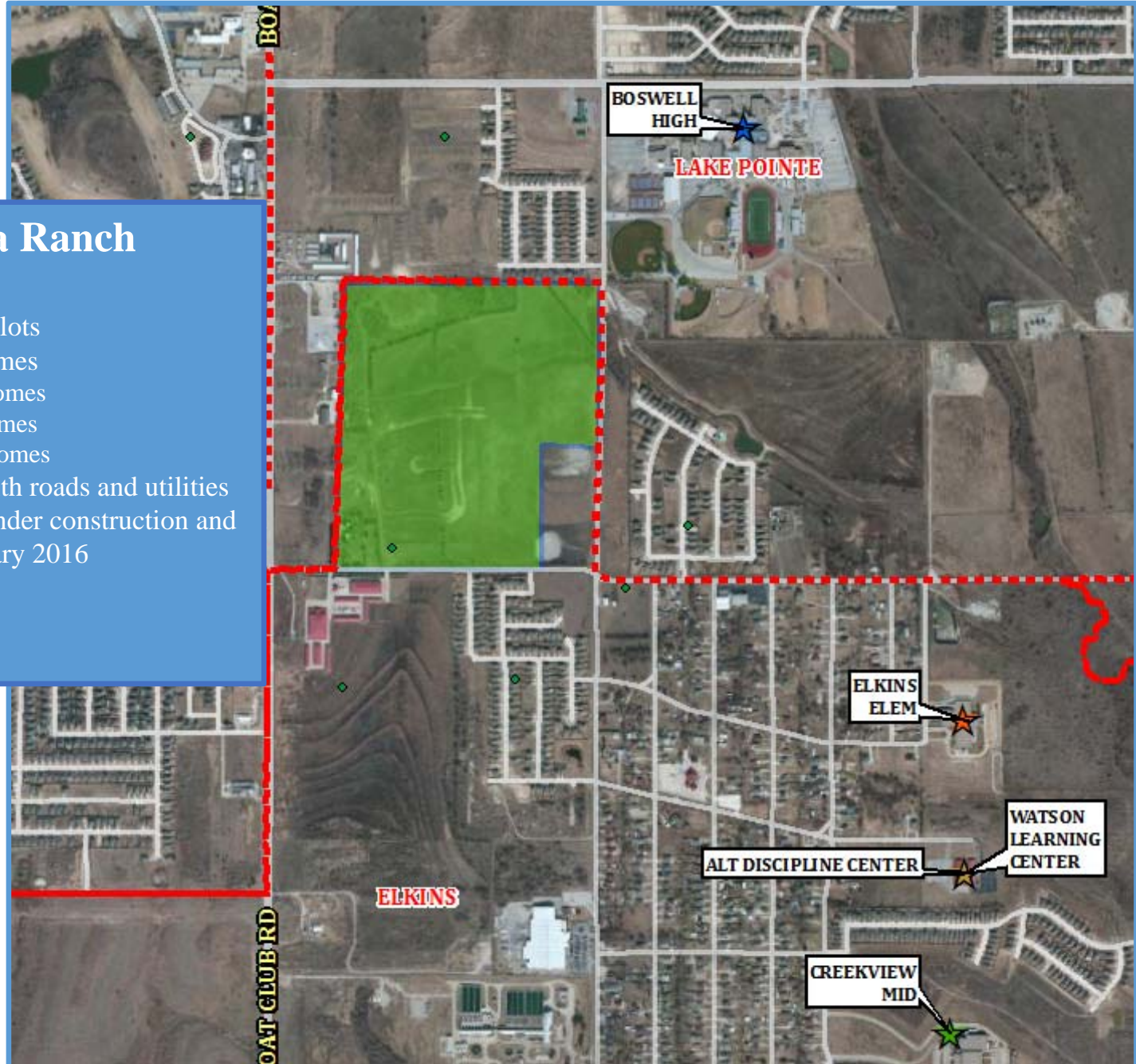


# Active Subdivision

## Lake Vista Ranch – City of Ft. Worth

### Lake Vista Ranch

- 505 futures
- 124 vacant developed lots
- Initial phase = 322 homes
  - Phase I = 124 homes
  - Phase 2 = 92 homes
  - Phase 3 = 106 homes
- Phase I is complete with roads and utilities
- First model home is under construction and will complete in January 2016
- First residents = 2Q16
- \$170K-\$240K
- Elkins Elementary



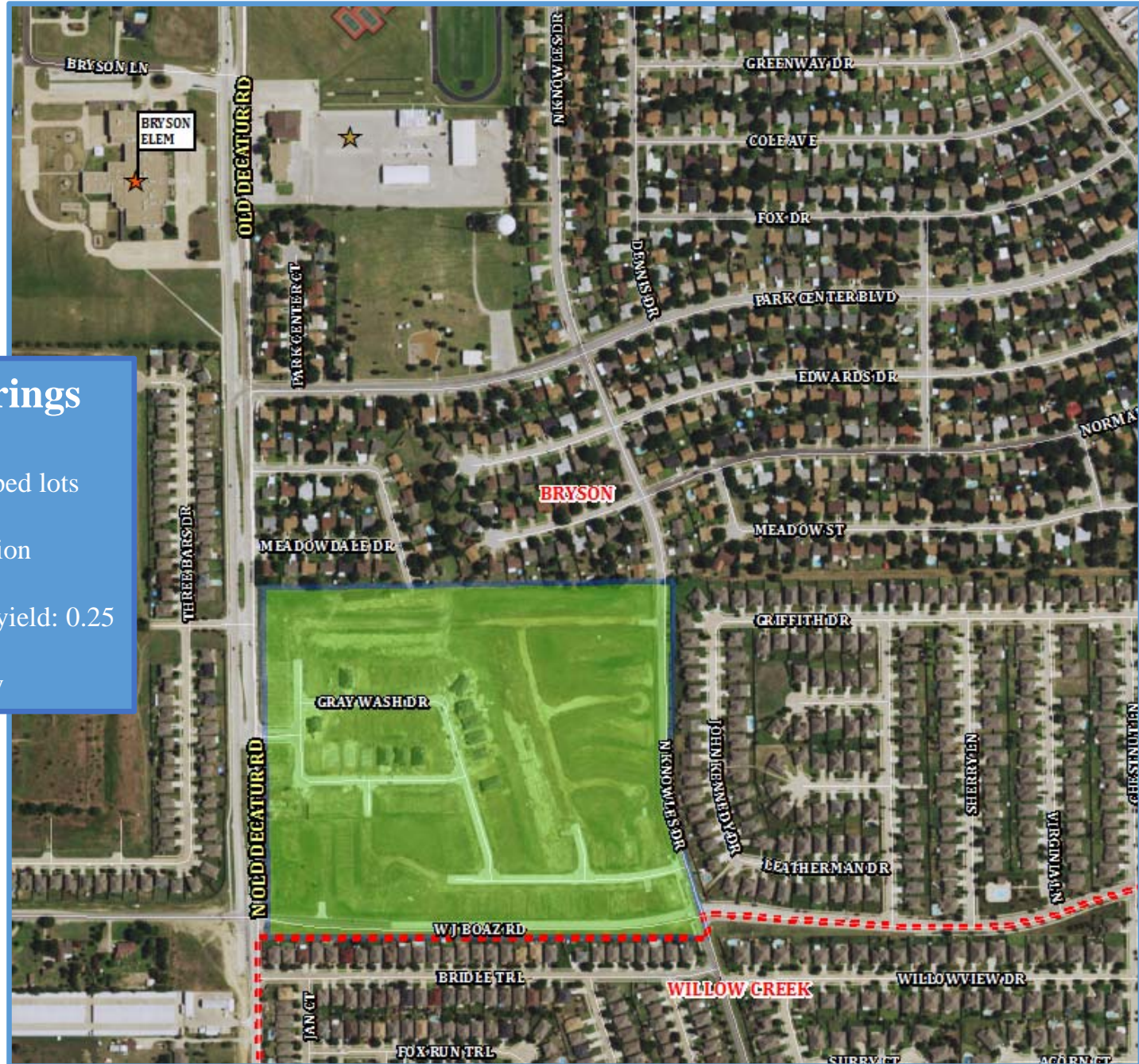


# Active Subdivision

## Saginaw Springs – City of Saginaw

### Saginaw Springs

- 161 total lots
- 106 vacant developed lots
- 24 occupied
- 27 under construction
- 40 annual starts
- Estimated student yield: 0.25
- \$150K-\$225K
- Bryson Elementary



# Ten Year Forecast

## By Grade Level

	EE/PK	K	1st	2nd	3rd	4th	5th	6th	7th	8th	9th	10th	11th	12th	Total	Total Growth	Total %
2011/12	521	1,385	1,368	1,359	1,391	1,339	1,289	1,401	1,333	1,298	1,280	1,301	1,056	834	17,155		
2012/13	486	1,436	1,449	1,365	1,365	1,392	1,352	1,337	1,399	1,351	1,388	1,260	1,214	934	17,728	573	3.34%
2013/14	446	1,413	1,485	1,417	1,386	1,356	1,430	1,419	1,366	1,389	1,422	1,359	1,198	1,111	18,197	469	2.65%
2014/15	458	1,300	1,503	1,520	1,406	1,400	1,373	1,474	1,453	1,367	1,528	1,433	1,323	1,121	18,659	462	2.54%
2015/16	430	1,285	1,352	1,528	1,562	1,447	1,472	1,422	1,533	1,504	1,517	1,540	1,402	1,218	19,212	553	2.96%
2016/17	430	1,365	1,376	1,386	1,574	1,606	1,509	1,569	1,485	1,588	1,635	1,496	1,488	1,283	19,790	578	3.01%
2017/18	430	1,393	1,453	1,416	1,428	1,630	1,673	1,604	1,640	1,538	1,741	1,615	1,453	1,370	20,384	594	3.00%
2018/19	430	1,453	1,484	1,500	1,453	1,480	1,694	1,747	1,674	1,690	1,697	1,715	1,572	1,356	20,946	561	2.75%
2019/20	430	1,510	1,553	1,534	1,550	1,509	1,544	1,787	1,820	1,736	1,851	1,672	1,666	1,442	21,604	659	3.15%
2020/21	430	1,547	1,609	1,596	1,578	1,592	1,567	1,642	1,881	1,897	1,906	1,829	1,628	1,531	22,234	630	2.91%
2021/22	430	1,582	1,643	1,649	1,644	1,628	1,647	1,671	1,739	1,963	2,053	1,865	1,771	1,497	22,782	548	2.46%
2022/23	430	1,616	1,689	1,684	1,695	1,700	1,693	1,753	1,763	1,825	2,118	2,016	1,802	1,625	23,410	628	2.76%
2023/24	430	1,664	1,726	1,731	1,732	1,751	1,765	1,801	1,845	1,830	1,985	2,097	1,952	1,691	23,999	589	2.52%
2024/25	430	1,715	1,773	1,771	1,782	1,793	1,823	1,873	1,881	1,911	1,984	1,954	2,048	1,834	24,572	573	2.39%
2025/26	430	1,760	1,828	1,820	1,825	1,846	1,865	1,939	1,968	1,958	2,113	1,996	1,936	1,934	25,218	647	2.63%

\*Yellow box = largest grade per year

\*Green box = second largest grade per year

- EMS ISD will reach 20,000 enrollment in the fall of 2017
- 5 year growth = 3,022 students
- 2020/21 enrollment = 22,234 students
- 10 year growth = 6,006 students
- 2025/26 enrollment = 25,218 students

# Ten Year Forecast

## By Elementary Campus

Campus	History	Current	Enrollment Projections									
	Capacity	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26
HAFLEY DEVELOPMENT CENTER	300	275	275	275	275	275	275	275	275	275	275	275
BRYSON ELEMENTARY	675	526	544	566	583	607	632	636	638	640	638	643
CHISHOLM RIDGE ELEMENTARY	769	684	708	730	733	749	767	776	794	812	826	846
COMANCHE SPRINGS ELEMENTARY	753	566	586	621	654	683	721	761	803	846	895	942
EAGLE MOUNTAIN ELEMENTARY	745	607	621	652	699	737	767	795	820	846	878	909
ELKINS ELEMENTARY	605	640	670	698	723	734	771	802	832	869	906	946
GILILLAND ELMENTARY	734	612	621	606	605	596	621	625	630	634	639	643
GREENFIELD ELEMENTARY	803	759	770	755	736	723	729	735	741	750	760	771
HIGH COUNTRY ELEMENTARY	745	615	598	607	585	589	608	632	650	667	684	698
LAKE POINTE ELEMENTARY	749	710	745	769	756	759	777	830	887	943	994	1,037
NORTHBROOK ELEMENTARY	706	665	677	697	689	696	706	709	716	727	741	750
PARKVIEW ELEMENTARY	706	704	722	735	753	789	836	886	932	980	1,028	1,079
REMINGTON POINT ELEMENTARY	758	593	564	567	569	565	584	621	640	653	660	667
SAGINAW ELEMENTARY	519	418	434	433	417	418	413	419	420	423	424	426
WILLOW CREEK ELEMENTARY	748	701	710	711	716	709	711	720	728	733	738	741
<b>ELEMENTARY TOTALS</b>	<b>10,315</b>	<b>9,075</b>	<b>9,245</b>	<b>9,422</b>	<b>9,493</b>	<b>9,629</b>	<b>9,918</b>	<b>10,222</b>	<b>10,506</b>	<b>10,798</b>	<b>11,086</b>	<b>11,373</b>
Elementary Percent Change		1.29%	1.87%	1.91%	0.75%	1.43%	3.00%	3.07%	2.78%	2.78%	2.67%	2.59%
Elementary Absolute Change		116	170	177	71	136	289	304	284	292	288	287

\*Green box = within 5% of capacity

\*Yellow box = over capacity

- Elkins and Parkview Elementary will be over capacity next fall
- Total elementary enrollment will top 9,200 students next fall
- Elementary enrollment will reach over 10,000 students by 2021





# Ten Year Forecast

## By Middle School & High School Campus

Campus	History	Current	Enrollment Projections									
	Capacity	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26
CREEKVIEW MIDDLE SCHOOL	1,078	851	902	942	998	1,054	1,073	1,084	1,083	1,097	1,118	1,164
HIGHLAND MIDDLE SCHOOL	1,050	821	856	886	965	995	968	914	882	917	942	960
PRAIRIE VISTA MIDDLE SCHOOL	1,002	905	922	945	1,022	1,103	1,152	1,154	1,159	1,173	1,199	1,245
WAYSIDE MIDDLE SCHOOL	1,002	972	990	1,013	1,066	1,103	1,143	1,185	1,205	1,247	1,306	1,365
WILLKIE MIDDLE SCHOOL	1,002	907	969	993	1,057	1,085	1,081	1,033	1,009	1,039	1,097	1,128
<b>MIDDLE SCHOOL TOTALS</b>	5,134	4,456	4,639	4,779	5,108	5,340	5,417	5,370	5,338	5,473	5,662	5,862
Middle School Percent Change		3.94%	4.11%	3.02%	6.88%	4.54%	1.44%	-0.87%	-0.60%	2.53%	3.45%	3.53%
Middle School Absolute Change		169	183	140	329	232	77	-47	-32	135	189	200
BOSWELL HIGH SCHOOL		1,699	1,824	1,966	2,041	2,157	2,244	2,326	2,489	2,565	2,630	2,704
SAGINAW HIGH SCHOOL		1,885	1,966	2,027	2,097	2,171	2,254	2,360	2,457	2,480	2,494	2,535
CHISHOLM TRAIL HIGH SCHOOL		1,978	1,997	2,071	2,087	2,188	2,282	2,385	2,502	2,564	2,581	2,625
WATSON HIGH SCHOOL		84	84	84	84	84	84	84	84	84	84	84
<b>HIGH SCHOOL TOTALS</b>		5,646	5,871	6,148	6,310	6,600	6,864	7,155	7,531	7,693	7,789	7,948
High School Percent Change		4.94%	3.98%	4.72%	2.63%	4.61%	3.99%	4.24%	5.26%	2.15%	1.24%	2.05%
High School Absolute Change		266	225	277	161	291	264	291	376	162	96	160
TARRANT COUNTY JJAEP		1	1	1	1	1	1	1	1	1	1	1
ALTERNATIVE DISCIPLINE SCHOOL		34	34	34	34	34	34	34	34	34	34	34
<b>ALTERNATIVE SCHOOL TOTALS</b>		35	35	35	35	35	35	35	35	35	35	35
<b>DISTRICT TOTALS</b>		<b>19,212</b>	<b>19,790</b>	<b>20,384</b>	<b>20,946</b>	<b>21,604</b>	<b>22,234</b>	<b>22,782</b>	<b>23,410</b>	<b>23,999</b>	<b>24,572</b>	<b>25,218</b>
District Percent Change		2.96%	3.01%	3.00%	2.75%	3.15%	2.91%	2.46%	2.76%	2.52%	2.39%	2.63%
District Absolute Change		553	578	594	561	659	630	548	628	589	573	647

\*Green box = within 5% of capacity

\*Yellow box = over capacity

- By the fall of 2018, three middle schools will be over capacity
- Prairie Vista, Wayside and Wilkie Middle Schools will top 1,000 students by fall 2018
- All three High Schools will top 2,000 enrollment by 2018



# Summary

- Texas unemployment has been below the national rate for 8 consecutive years.
- DFW will continue to be a leader in job and population growth by creating 98,700 jobs in the last 12 months.
- EMS ISD had more than 290 new home starts in 3Q15, the most third quarter starts in the last 8 years
- Chisholm Ridge, Comanche Springs and Lake Pointe remain the most active housing markets in the district accounting for 58.2% of the district's overall housing starts.
- EMS ISD can expect an increase of approximately 3,000 students during the next 5 years.
- 2020/21 enrollment projection: 22,234 students
- EMS ISD is projected to have 25,000 students for the 2025/26 school year.