

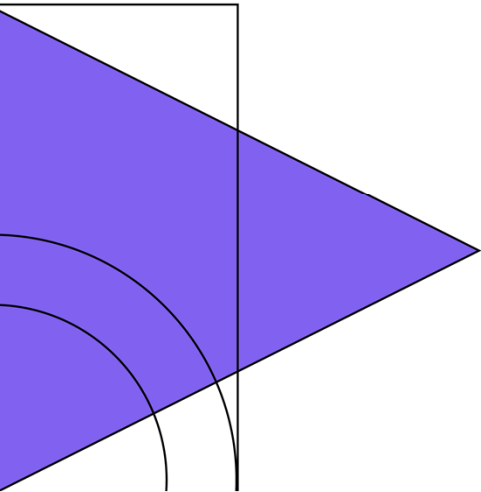
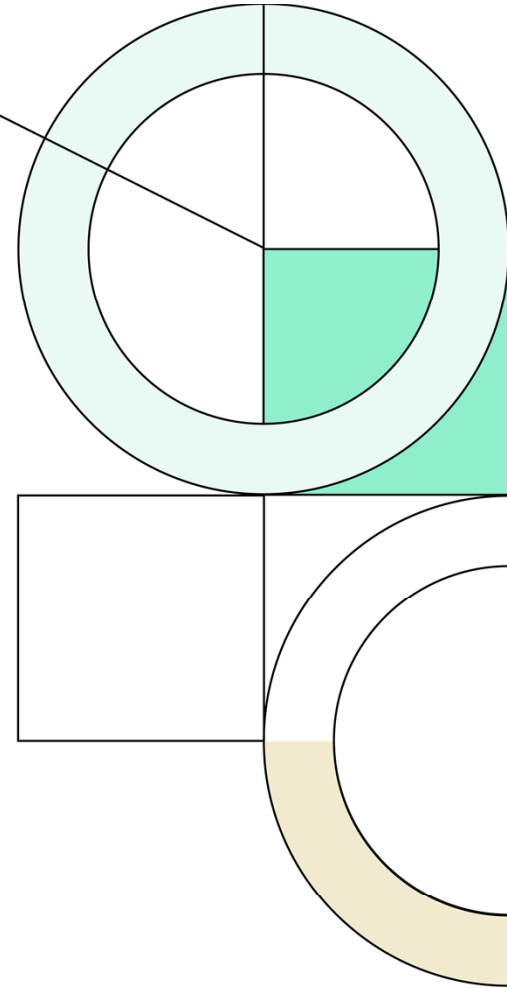
DRAFT



Hays
Consolidated
Independent
School District

2Q21

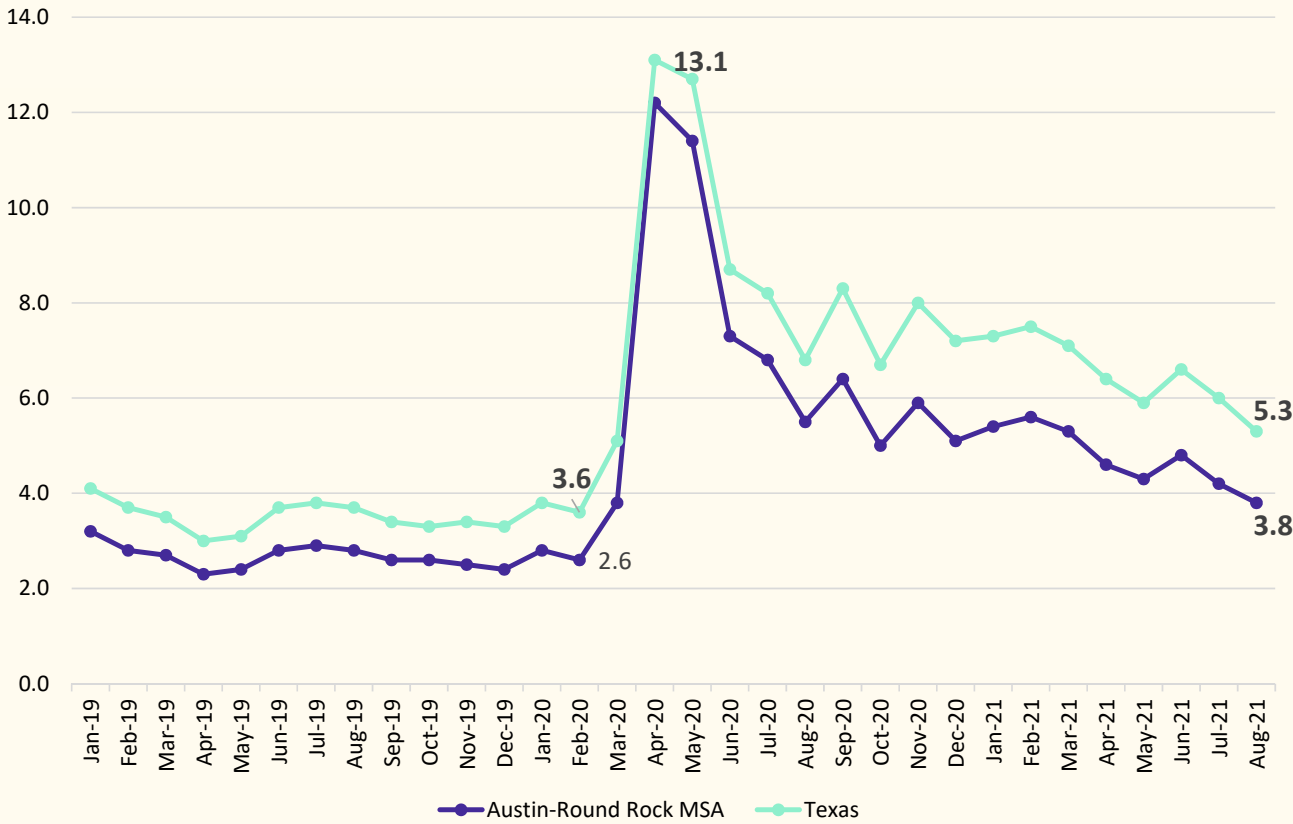
Demographic Report



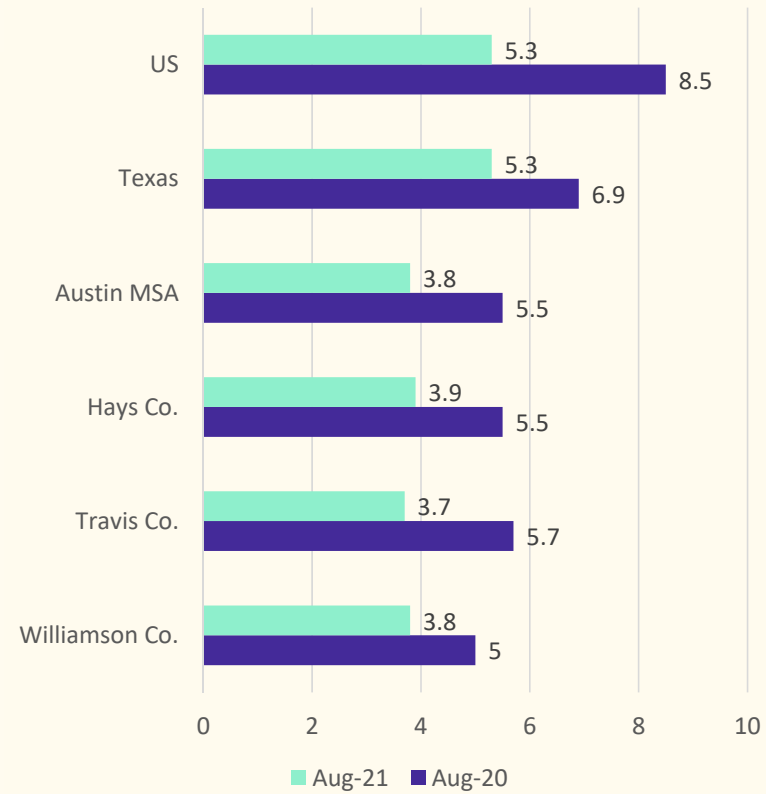


Local Economic Conditions

Unemployment Rate, Jan 2019 - Aug 2021

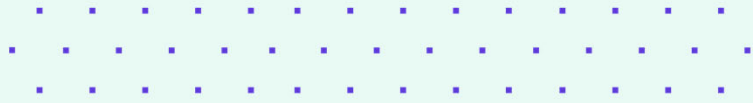


Unemployment Rate, Year Over Year





Housing Market Trends



	2Q21	% YOY
Annual Starts	24,606	20.0%
Quarter Starts	6,530	22.5%
Annual Closings	21,994	11.5%
Quarter Closings	5,077	0.9%
Housing Inventory	14,194	23.2%
VDL Inventory	26,765	-5.3%



Austin New Home Ranking Report

ISD Ranked by Annual Closings – 2Q21

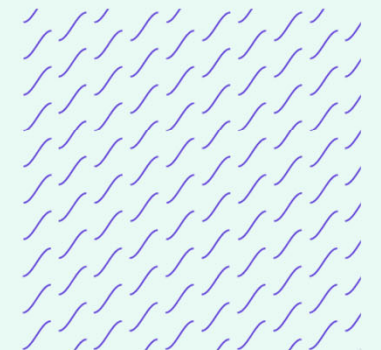
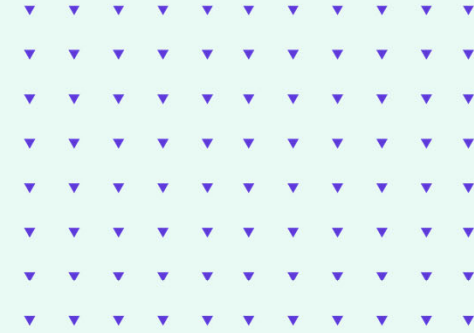
Rank	District Name	Annual Starts	Annual Closings	Inventory	VDL	Future
1	Leander ISD	2,987	2,845	1,613	2,855	8,140
2	Georgetown ISD	2,911	2,425	1,555	2,786	18,445
3	Hays CISD	2,878	2,144	1,597	3,439	60,923*
4	Liberty Hill ISD	2,450	1,870	1,403	2,053	11,277
5	Pflugerville ISD	1,950	1,714	1,118	1,288	8,283
6	Austin ISD	1,265	1,620	1,356	1,508	11,141
7	Del Valle ISD	1,494	1,540	722	1,117	23,830
8	Hutto ISD	1,547	1,394	801	1,911	7,479
9	Manor ISD	1,246	1,342	553	1,239	15,428
10	Dripping Springs ISD	1,131	997	672	651	6,392
11	Round Rock ISD	622	922	409	1,121	5,482
12	Jarrell ISD	1,143	894	502	770	12,756
13	Lake Travis ISD	833	690	692	1,238	4,199
14	Bastrop ISD	683	495	362	2,712	17,062
15	San Marcos CISD	496	450	302	999	6,309
16	Elgin ISD	433	321	182	186	9,073
17	Lago Vista ISD	225	157	157	487	4,081
18	Taylor ISD	210	148	117	174	1,153
19	Lockhart ISD	85	46	49	7	16,203
20	Eanes ISD	23	14	22	92	54

* Based on additional Templeton Demographics housing research



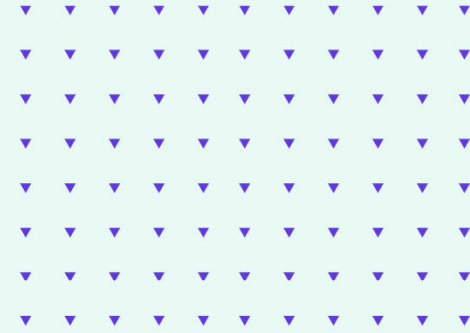
1 Year Change in District Housing

	2Q20	2Q21	Difference
Annual Starts	1,618	2,878	+1,260
Quarterly Starts	411	918	+507
Annual Closings	1,584	2,144	+560
Quarterly Closings	464	554	+90
Under Construction	583	1,407	+824
Inventory	840	1,597	+757
VDL	2,252	3,439	+1,187
Futures	60,002	60,923	+921



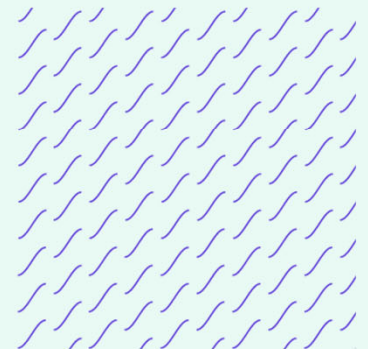


District Housing Overview by Elementary Zone



Elementary School	Annual Starts	Quarter Starts	Annual Closings	Quarter Closings	Under Const.	Inventory	Vacant Dev. Lots	Future Lots
BLANCO VISTA	181	54	164	44	97	116	128	8,487
BUDA	223	134	102	26	166	176	162	1,324
CAMINO REAL	130	35	139	72	11	16	739	8,866
CARPENTER HILL	138	21	125	25	78	86	62	561
ELM GROVE	0	0	0	0	0	0	0	0
FUENTES	205	33	177	39	74	84	338	3,834
HEMPHILL	467	115	215	77	240	272	537	15,485
KYLE	158	74	64	24	94	109	207	740
NEGLEY	340	135	266	75	199	223	525	12,830
PFLUGER	105	8	106	32	32	43	9	463
SCIENCE HALL	151	47	114	27	58	66	126	912
TOBIAS	229	70	178	26	104	116	109	861
TOM GREEN	537	178	494	87	240	276	466	3,637
UHLAND	14	14	0	0	14	14	31	2,923
TOTAL	2,878	918	2,144	554	1,407	1,597	3,439	60,923

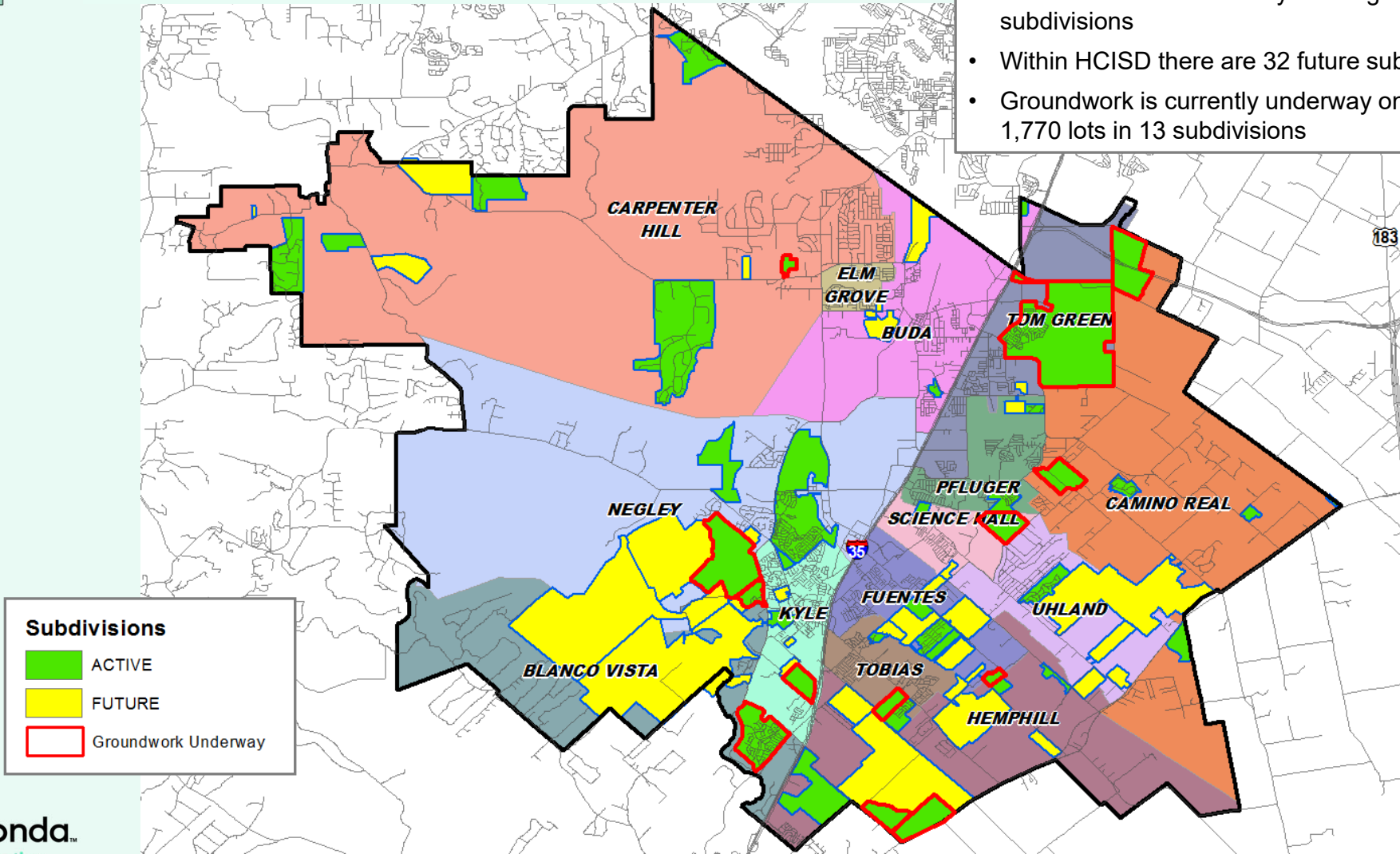
- Highest activity in the category
- Second highest activity in the category
- Third highest activity in the category





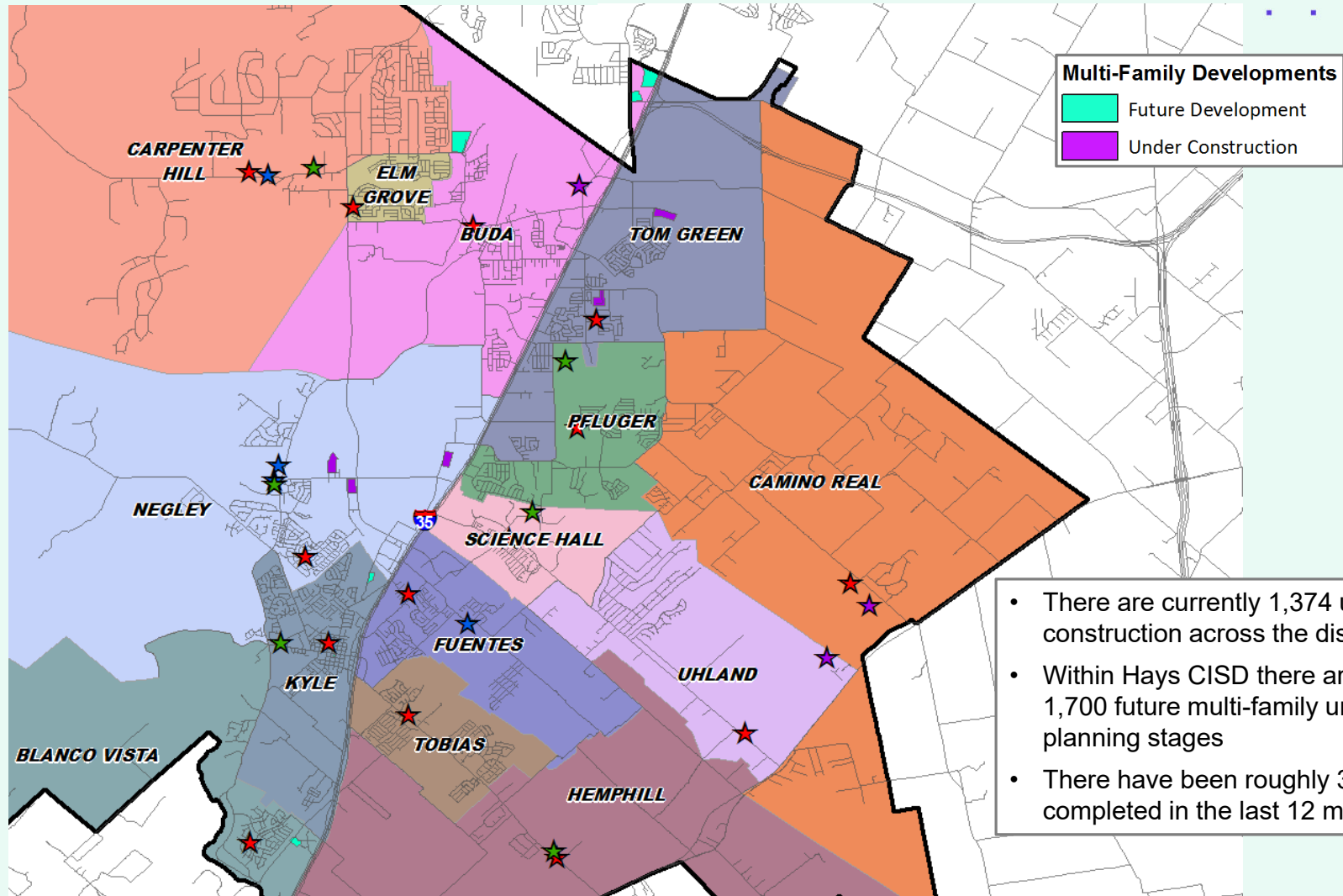
District Housing Overview

- The district has 41 actively building subdivisions
- Within HCISD there are 32 future subdivisions
- Groundwork is currently underway on roughly 1,770 lots in 13 subdivisions





Multi-Family Housing Overview





Ten Year Forecast by Grade Level

Year (Oct.)	EE	PK	K	1st	2nd	3rd	4th	5th	6th	7th	8th	9th	10th	11th	12th	Total	Growth	% Growth
2017/18	148	533	1,411	1,473	1,417	1,458	1,593	1,568	1,520	1,552	1,520	1,643	1,511	1,311	1,204	19,862		
2018/19	135	501	1,310	1,365	1,405	1,445	1,531	1,661	1,512	1,600	1,608	1,642	1,618	1,317	1,275	19,925	63	0.32%
2019/20	177	713	1,450	1,431	1,433	1,462	1,549	1,614	1,660	1,592	1,650	1,812	1,552	1,449	1,249	20,793	868	4.36%
2020/21	121	488	1,402	1,411	1,404	1,371	1,466	1,505	1,562	1,634	1,583	1,788	1,799	1,486	1,302	20,322	-471	-2.27%
2021/22	112	633	1,483	1,525	1,490	1,469	1,451	1,538	1,562	1,641	1,745	1,986	1,766	1,625	1,373	21,399	1,077	5.30%
2022/23	112	662	1,597	1,626	1,628	1,599	1,552	1,541	1,601	1,655	1,727	1,959	1,921	1,662	1,577	22,419	1,020	4.77%
2023/24	112	662	1,715	1,767	1,740	1,748	1,716	1,682	1,638	1,695	1,755	1,954	1,915	1,815	1,613	23,527	1,108	4.94%
2024/25	112	662	1,795	1,862	1,873	1,847	1,864	1,825	1,797	1,719	1,763	1,970	1,890	1,810	1,761	24,550	1,023	4.35%
2025/26	112	662	1,894	1,946	1,960	1,972	1,953	1,979	1,924	1,874	1,783	1,977	1,905	1,788	1,755	25,484	934	3.80%
2026/27	112	662	1,980	2,060	2,045	2,064	2,086	2,079	2,060	2,023	1,944	1,999	1,911	1,802	1,733	26,560	1,076	4.22%
2027/28	112	662	2,086	2,185	2,169	2,149	2,190	2,214	2,160	2,166	2,101	2,177	1,930	1,809	1,747	27,857	1,297	4.88%
2028/29	112	662	2,203	2,275	2,299	2,284	2,280	2,293	2,328	2,270	2,250	2,351	2,097	1,827	1,753	29,284	1,427	5.12%
2029/30	112	662	2,304	2,389	2,381	2,398	2,396	2,392	2,400	2,448	2,357	2,516	2,261	1,982	1,769	30,767	1,483	5.06%
2030/31	112	662	2,418	2,503	2,508	2,485	2,526	2,522	2,513	2,525	2,541	2,634	2,419	2,136	1,918	32,422	1,655	5.38%
2031/32	112	662	2,514	2,619	2,626	2,622	2,619	2,662	2,645	2,643	2,622	2,799	2,528	2,282	2,064	34,019	1,597	4.93%

Yellow box = largest grade per year
Green box = second largest grade per year



Ten Year Forecast by Campus

Campus	Capacity	Fall	ENROLLMENT PROJECTIONS									
		2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32
BLANCO VISTA ELEMENTARY	800	715	776	825	860	882	905	917	932	952	980	1,013
BUDA ELEMENTARY	900	686	717	784	809	848	880	902	934	968	1,019	1,069
CAMINO REAL ELEMENTARY	800	763	832	908	946	996	1,060	1,123	1,162	1,197	1,238	1,278
CARPENTER HILL ELEMENTARY	800	618	640	669	709	740	772	809	845	866	892	914
ELM GROVE ELEMENTARY	982	762	775	774	787	788	776	798	801	813	832	846
FUENTES ELEMENTARY	720	659	703	779	840	894	908	954	1,028	1,109	1,215	1,330
TOM GREEN ELEMENTARY	714	826	889	1,011	1,116	1,204	1,302	1,408	1,523	1,633	1,748	1,868
HEMPHILL ELEMENTARY	720	436	500	584	658	736	785	854	926	999	1,082	1,158
KYLE ELEMENTARY	770	579	606	661	709	713	738	753	764	782	801	820
NEGLEY ELEMENTARY	967	909	999	1,105	1,229	1,333	1,476	1,614	1,761	1,913	2,069	2,217
PFLUGER ELEMENTARY	800	778	792	811	834	838	846	890	920	931	934	945
SCIENCE HALL ELEMENTARY	720	593	656	705	762	833	862	872	882	886	890	887
TOBIAS ELEMENTARY SCHOOL	720	656	696	754	799	857	900	909	912	917	923	927
UHLAND ELEMENTARY SCHOOL	900	720	735	771	781	815	877	963	1,017	1,067	1,112	1,163
ELEMENTARY SCHOOL TOTAL	11,313	9,700	10,316	11,141	11,839	12,477	13,087	13,766	14,407	15,033	15,735	16,435
Elementary Absolute Change		532	616	825	698	638	610	679	641	626	702	700
Elementary Percent Change		5.80%	6.35%	8.00%	6.27%	5.39%	4.89%	5.19%	4.66%	4.35%	4.67%	4.45%

*yellow over capacity



Ten Year Forecast by Campus

Campus	Capacity	Fall	ENROLLMENT PROJECTIONS									
		2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	2031/32
BARTON MIDDLE SCHOOL	972	759	810	864	950	1,025	1,078	1,173	1,268	1,366	1,449	1,552
CHAPA MIDDLE SCHOOL	765	676	652	684	733	755	881	956	1,042	1,038	1,072	1,116
DAHLSTROM MIDDLE SCHOOL	1,243	962	945	944	923	926	937	967	976	987	1,032	1,056
SIMON MIDDLE SCHOOL	765	725	741	738	765	795	882	931	994	1,053	1,114	1,168
MCCORMICK MIDDLE SCHOOL	1,236	1,015	1,019	1,027	1,058	1,168	1,258	1,325	1,421	1,540	1,624	1,685
WALLACE MIDDLE SCHOOL	765	806	811	826	845	907	986	1,070	1,142	1,216	1,283	1,328
MIDDLE SCHOOL TOTAL	5,746	4,943	4,978	5,083	5,274	5,576	6,022	6,422	6,843	7,200	7,574	7,905
Middle School Absolute Growth		164	35	105	191	302	446	400	421	357	374	331
Middle School Percent Growth		3.43%	0.71%	2.11%	3.76%	5.73%	8.00%	6.64%	6.56%	5.22%	5.19%	4.37%
LIVE OAK ACADEMY	200	251	251	251	251	251	251	251	251	251	251	251
HAYS HIGH SCHOOL	2,250	1,955	2,065	2,141	2,166	2,215	2,305	2,397	2,594	2,766	2,985	3,241
JOHNSON HIGH SCHOOL	2,250	2,467	2,656	2,725	2,822	2,859	2,855	2,890	2,966	3,105	3,240	3,385
LEHMAN HIGH SCHOOL	2,250	2,034	2,104	2,137	2,149	2,057	1,991	2,082	2,174	2,363	2,588	2,753
HIGH SCHOOL TOTAL	6,950	6,707	7,076	7,254	7,388	7,382	7,402	7,620	7,985	8,485	9,064	9,630
High School Absolute Growth		342	369	178	134	-6	20	218	365	500	579	566
High School Percent Growth		5.37%	5.50%	2.52%	1.85%	-0.08%	0.27%	2.95%	4.79%	6.26%	6.82%	6.24%
ALTERNATIVE IMPACT CENTER	0	49	49	49	49	49	49	49	49	49	49	49
ALTERNATIVE SCHOOL TOTAL		49	49	49	49	49	49	49	49	49	49	49
DISTRICT TOTAL	24,009	21,399	22,419	23,527	24,550	25,484	26,560	27,857	29,284	30,767	32,422	34,019
District Absolute Growth		1,077	1,020	1,108	1,023	934	1,076	1,297	1,427	1,483	1,655	1,597
District Percent Growth		5.3%	4.8%	4.9%	4.3%	3.8%	4.2%	4.9%	5.1%	5.1%	5.4%	4.9%

*yellow over capacity



Key Takeaways

- Austin area economy strongest of the major cities in Texas
- New housing continues record breaking pace
- Hays CISD has the highest future lot inventory of any school district in the Austin region
- Hays CISD 2,800 new home starts during the past 12 months
- 12 of the 14 elementary zones are adding more than 100 new homes per year
- District enrollment did bounce back this year with growth of over 1,000 students
- District enrollment likely to exceed 26,500 student by the 2026/27 school year
- Accelerated growth grade adding over 600 elementary students per year
- The district will need to prepare for multiple new campuses over the next 5-7 years
- 5-7 year needs: 4-6 additional elementary schools and 2-3 secondary schools

