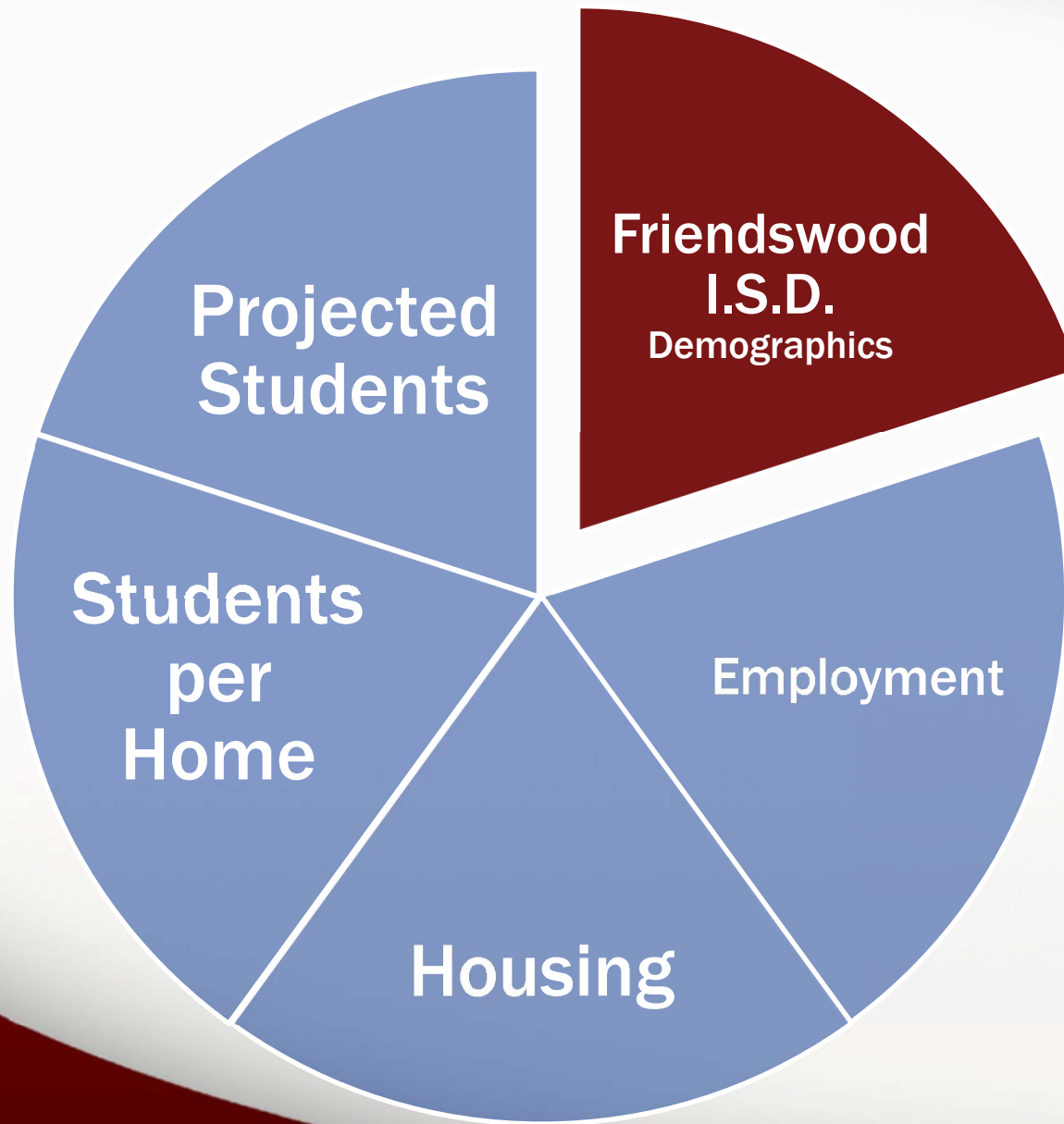


# **Friendswood I.S.D.**

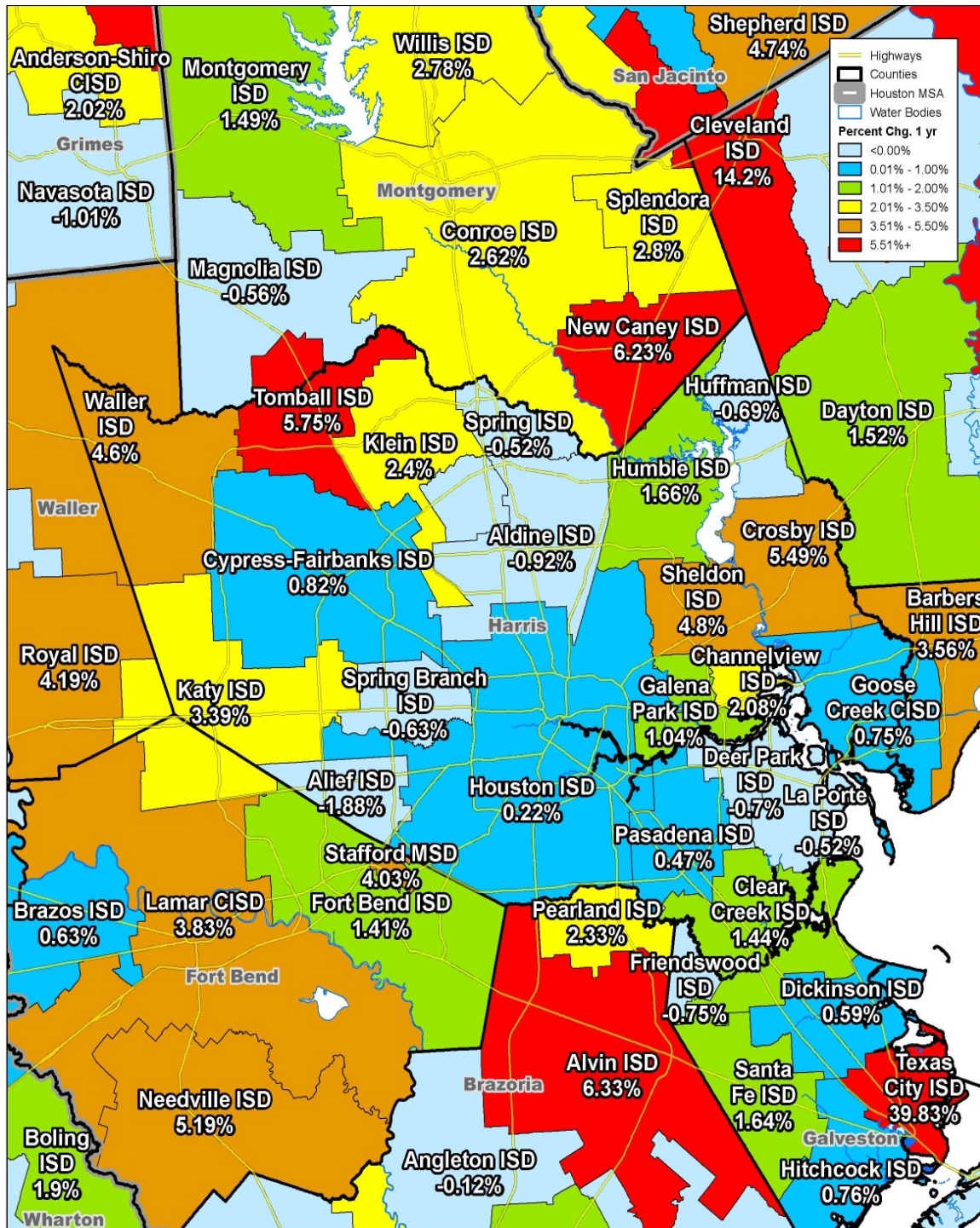
## **Demographic Update**

**Fall, 2017**



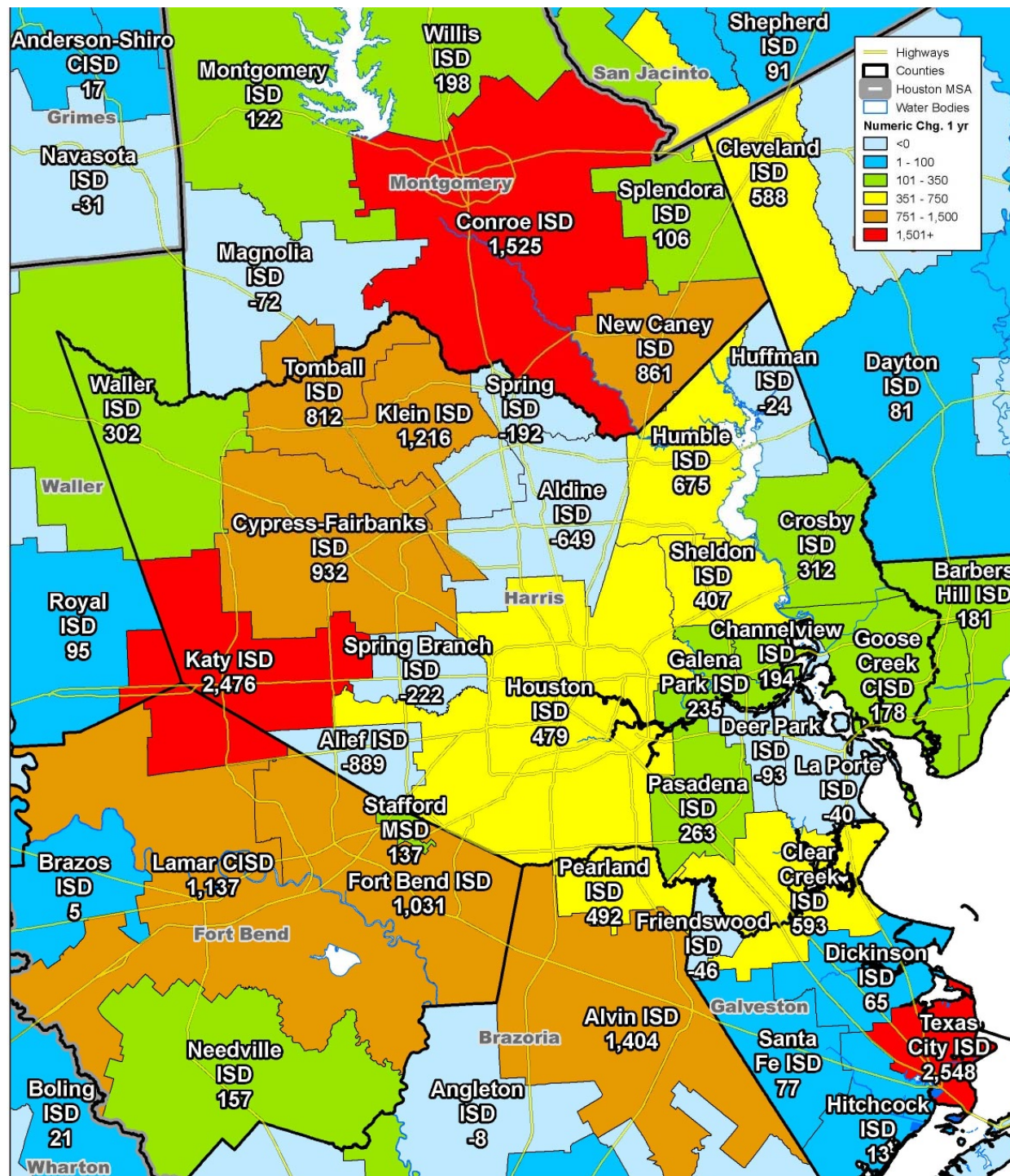


# 2017 Demographic Update



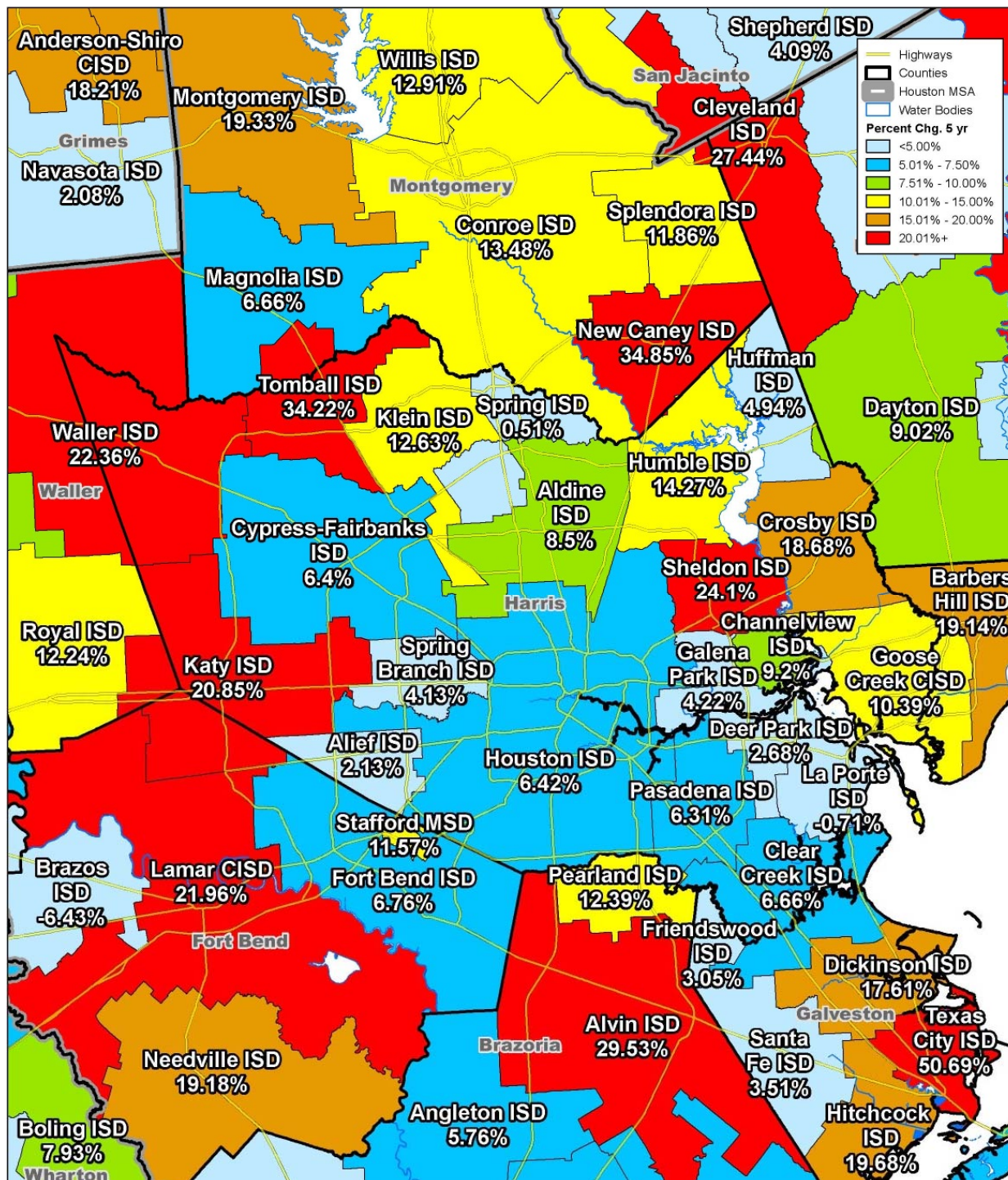
# Percent Change Enrollment: 2015-16 to 2016-17





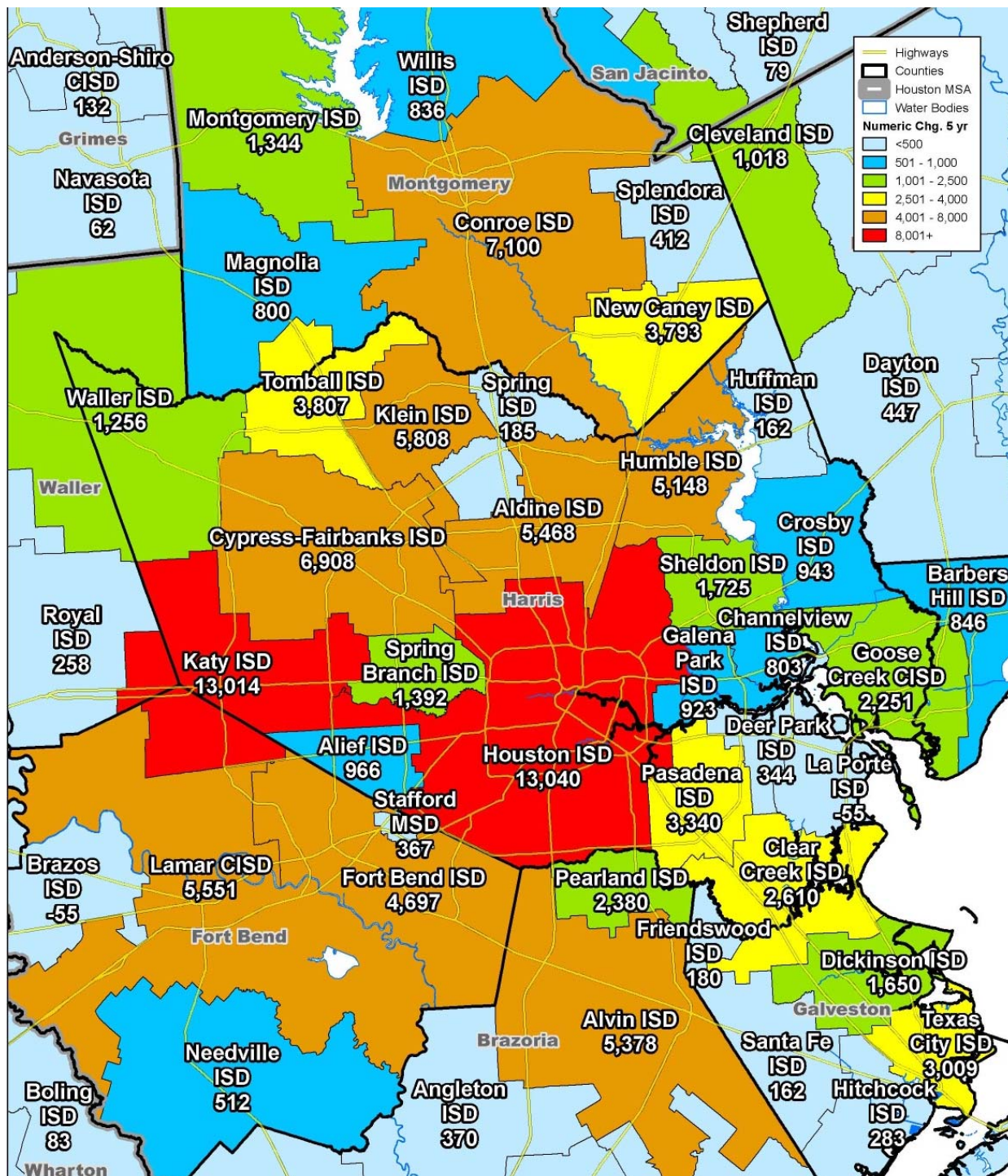
**Numeric  
Change  
Enrollment:  
2015-16  
to  
2016-17**





# 5-Year Percent Change Enrollment: 2011-12 to 2016-17





# 5-Year Numeric Change Enrollment: 2011-12 to 2016-17



# Demographic Characteristics

## Friendswood I.S.D.



**Median Age** 41.9  
Houston Metro 34.1

### Economically Disadvantaged Student Population

7.97% State of Texas 58.95%



### Median Household Income

\$104,091  
Houston Metro \$61,465



### Population Ages 5–17

23%  
Houston Metro 20%



### Mean Travel Time to Work 31.7

Houston Metro 30.2 minutes

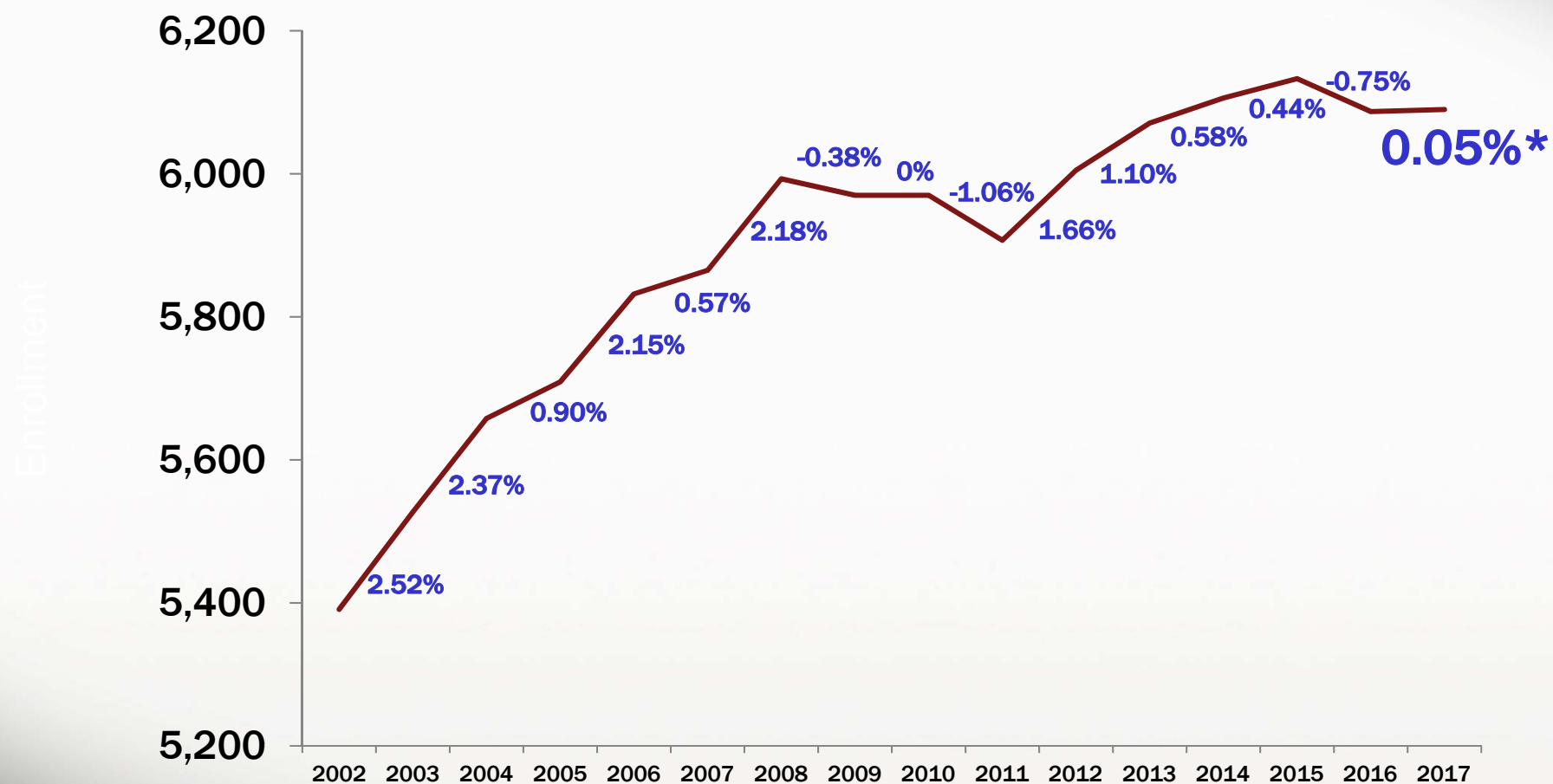


**STAAR Passage Rate** 90.2%  
Texas – 71.31%



**Bachelor's Degree** 53%  
Houston Metro - 32%

# Past Growth Rates



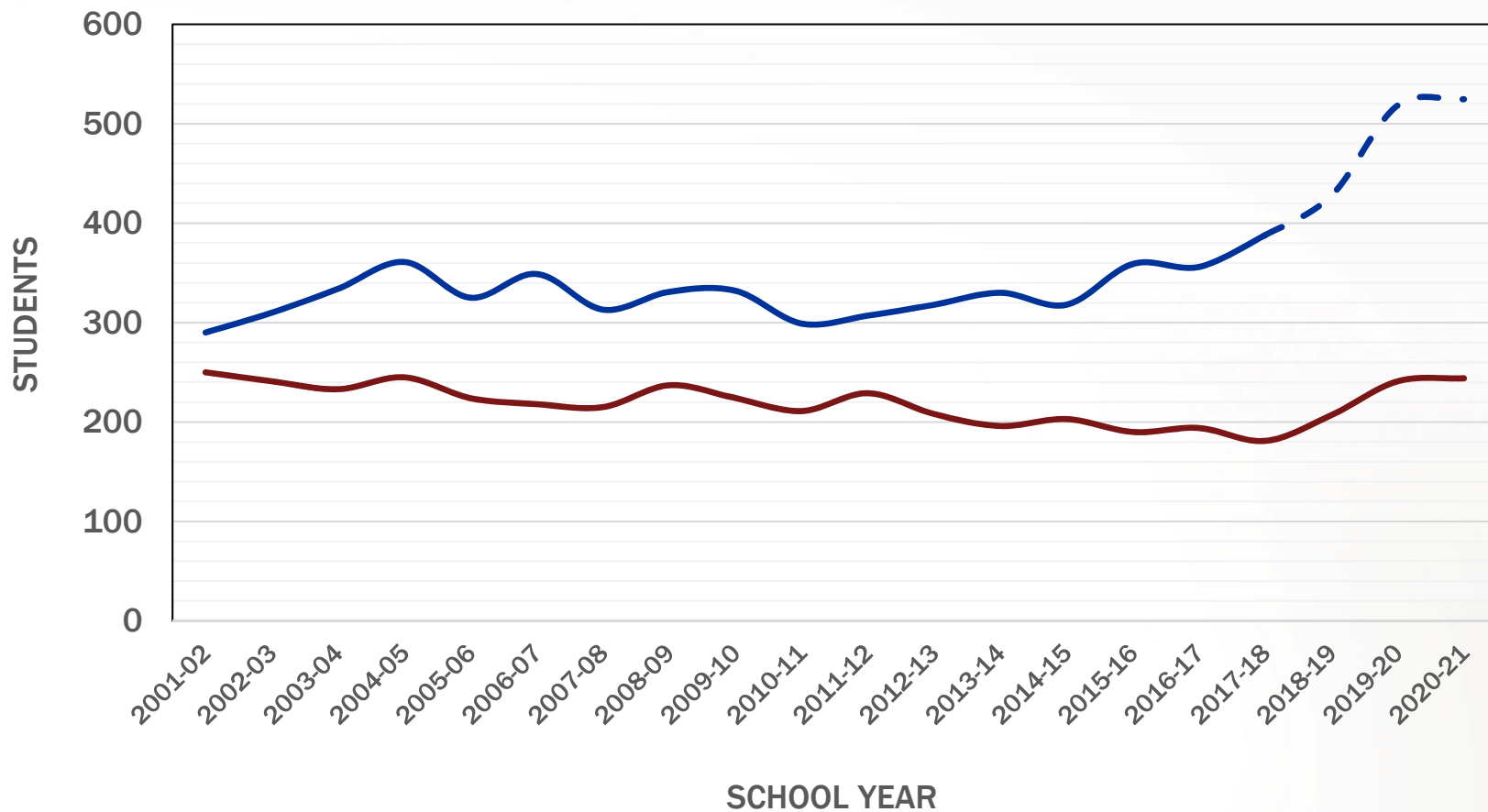
\*2017 Growth Rate is measured from PEIMS 2016 to Sept 2017

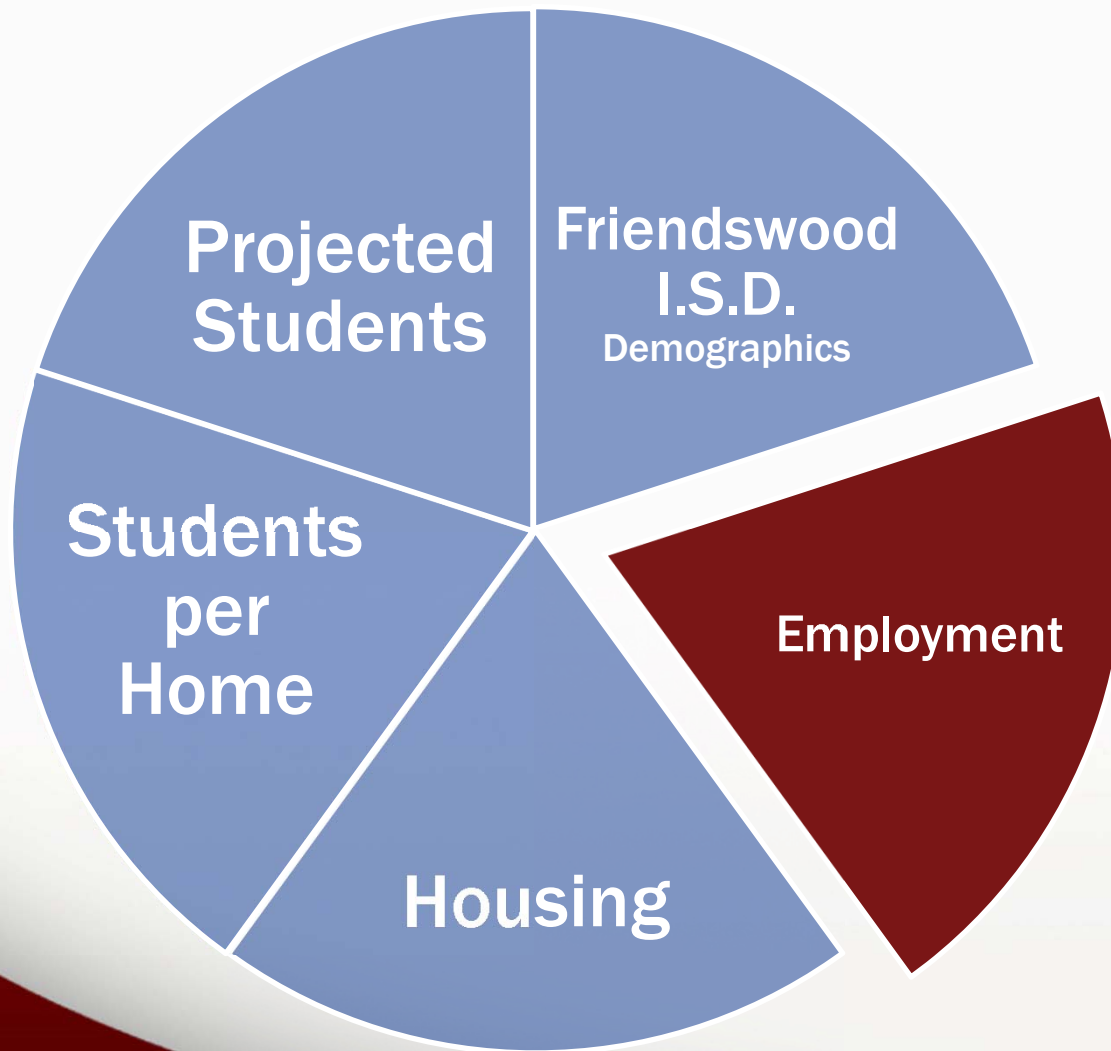




# Kindergarten Enrollment vs. Births

— Births (Adjusted 5 Years) — Kindergarten Enrollment





# 2017 Demographic Update





## Annual Employment Trends

	August 2016	February 2017	August 2017	6-Month Pct. Change	Annual Pct. Change
<b>City of Friendswood</b>					
Employment	18,535	18,690	18,762	0.39%	1.22%
Unemployment Rate	5.0	5.2	4.0		
<b>City of Pearland</b>					
Employment	56,170	56,633	56,895	0.46%	1.29%
Unemployment Rate	4.4	4.5	4.0		
<b>Galveston County</b>					
Employment	149,558	150,781	151,391	0.40%	1.23%
Unemployment Rate	5.8	6.0	5.5		
<b>Harris County</b>					
Employment	2,125,069	2,143,699	2,151,260	0.35%	1.23%
Unemployment Rate	5.7	5.9	5.2		

# Employment & Economic Trends

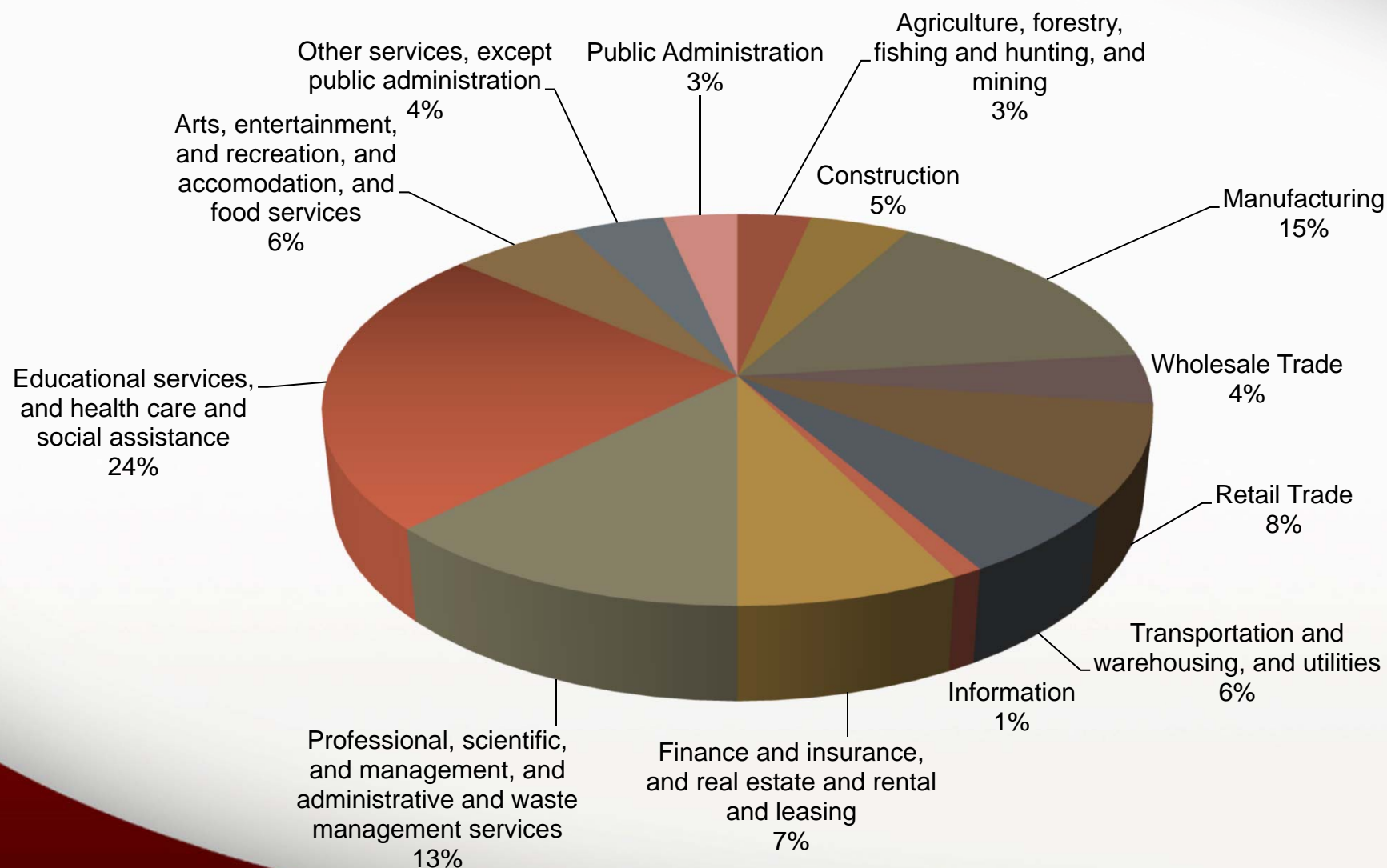
- Industrial Boom
  - Chemical and midstream/downstream energy sector
    - » Baytown
    - » Brazoria County
  - Port of Freeport expansion and potential
- Texas Medical Center
  - \$3 Billion being invested in building projects
  - Texas Children's, Baylor St. Luke's, Memorial Hermann, and Methodist are expanding
- Texas Economy
  - Oil/gas industry sluggish but rebounding
  - Hurricane Harvey/Irma/Maria impacts

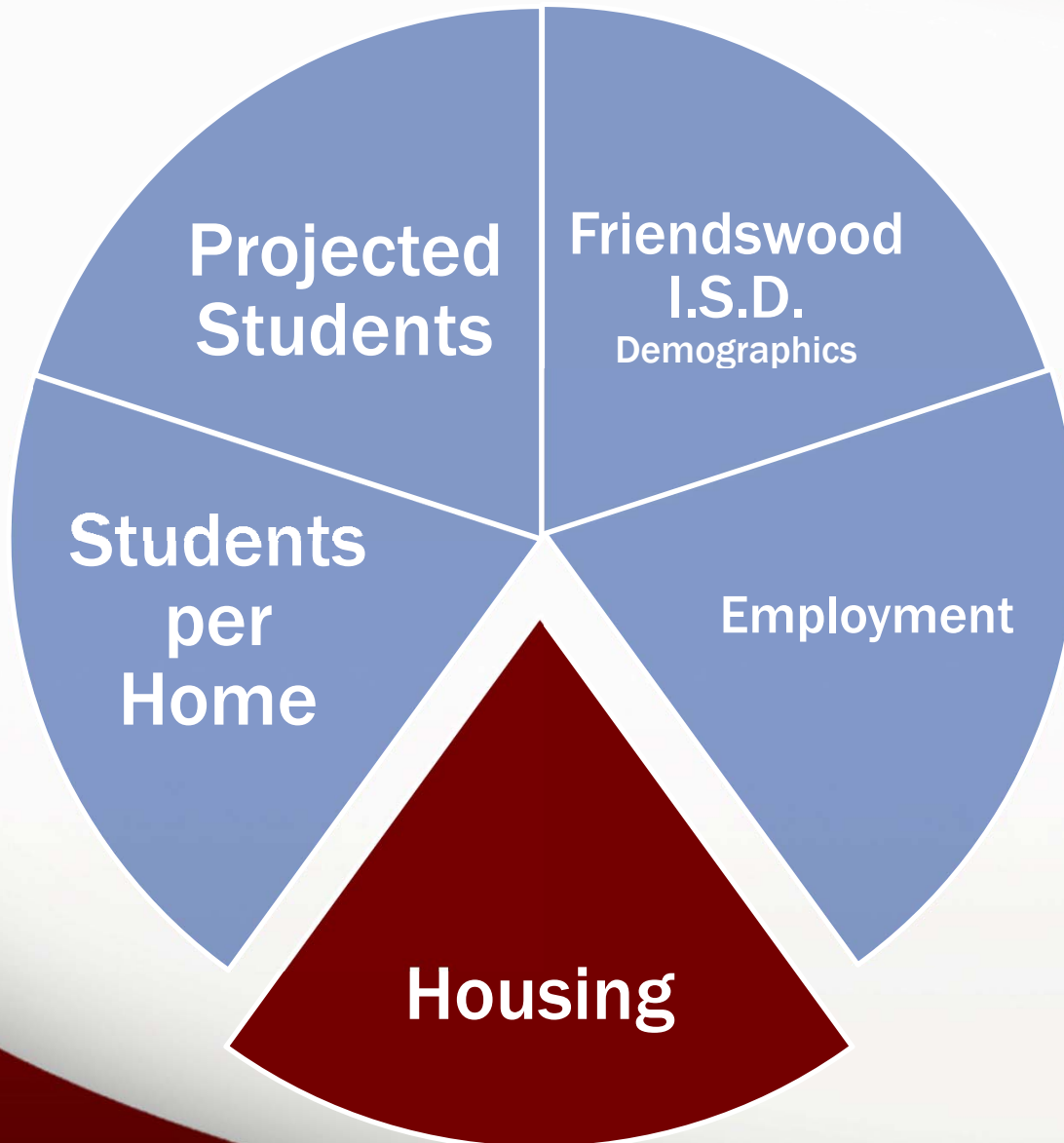











# Friendswood ISD Employment by Sector



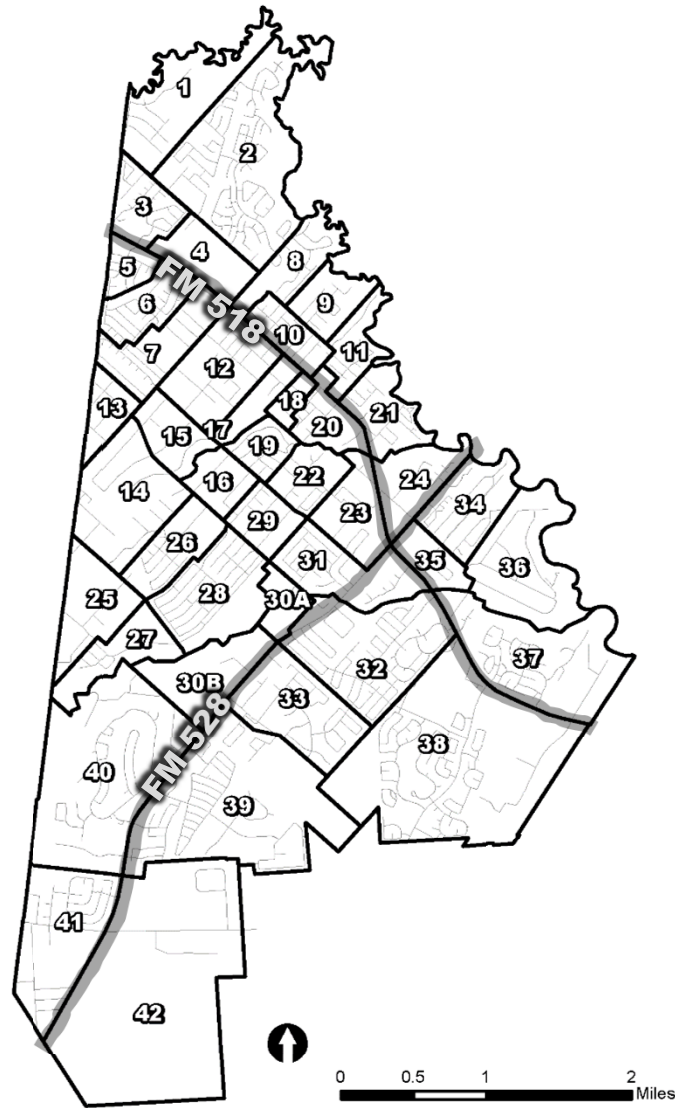


# 2017 Demographic Update

# Student Growth by Type of Housing

		Resident Students in 2016	Resident Students in 2017	Added Students 2016 to 2017 #		Percent of Growth
	Subdivisions - Built-out	5,277	5,155	-122	-2%	---
	Subdivisions - Actively Building	311	438	127	41%	91%
	Apartments	108	118	10	9%	7%
	Condos/ Townhomes	75	77	2	3%	1%
	MHP	86	77	-9	-10%	---

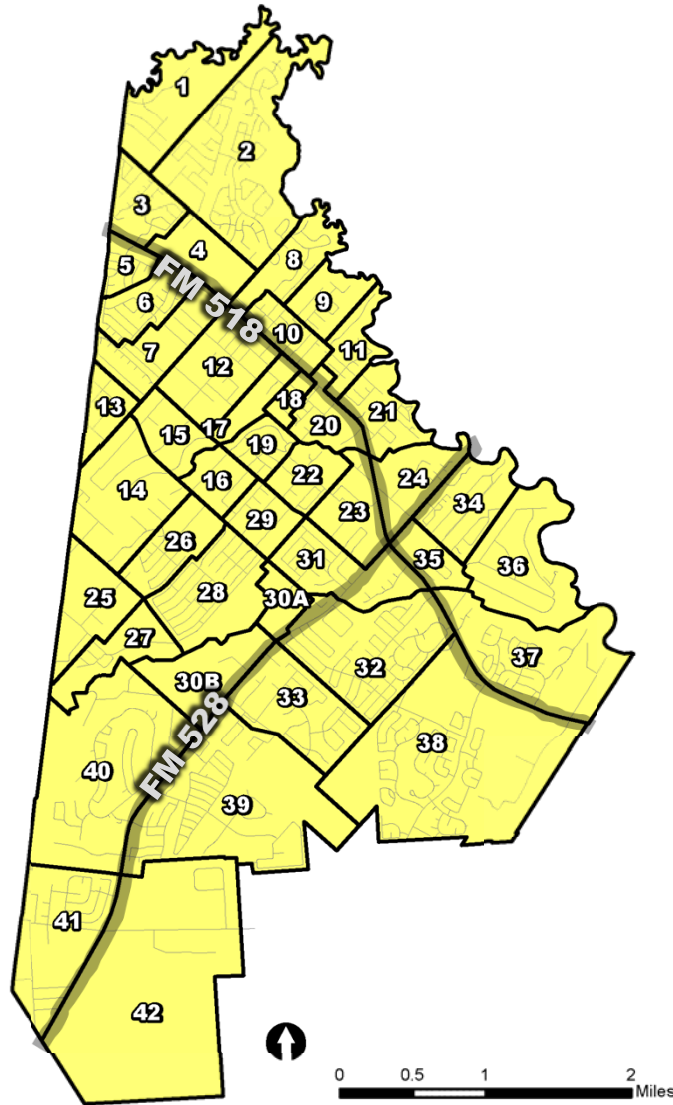
# Housing Projections



- **Planning Units**

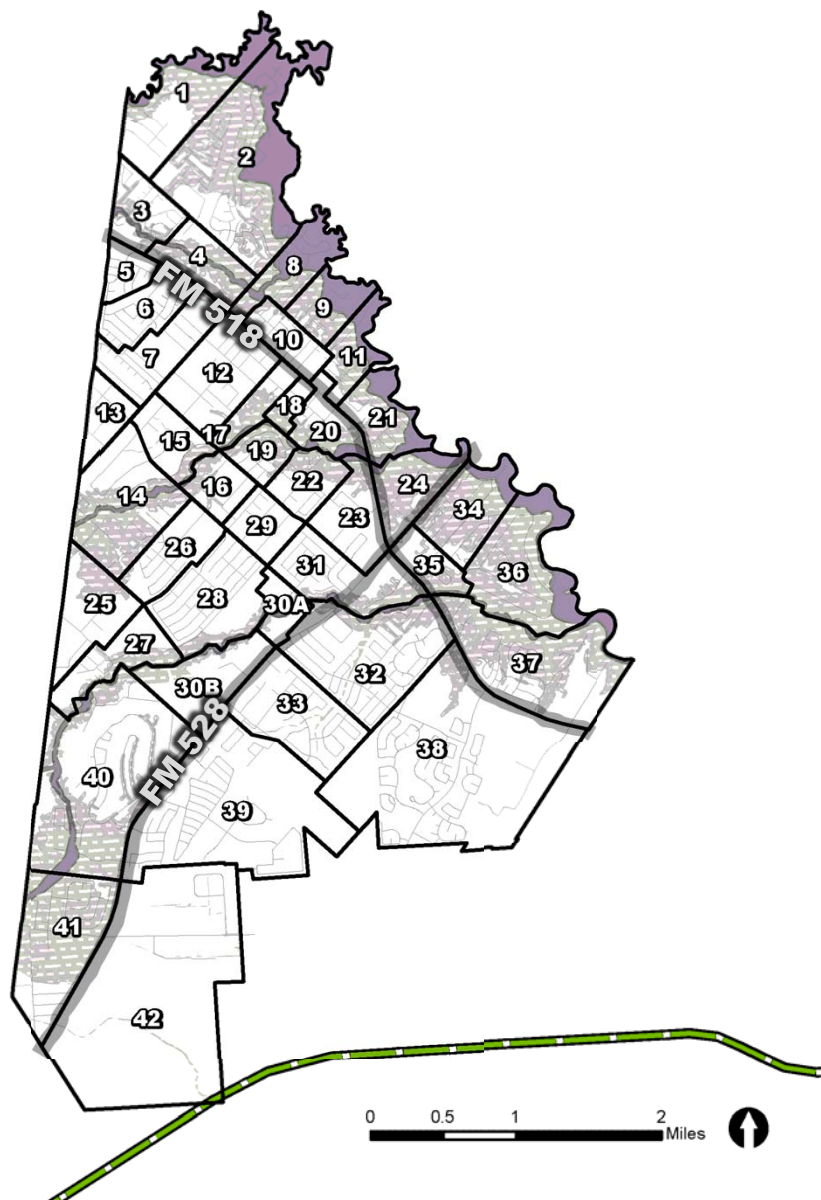


# Housing Projections



- **Planning Units**
- **Local Regulations**
  - City of Friendswood

# Housing Projections



- Planning Units
- Local Regulations
- Planned Infrastructure
- Natural Hazards

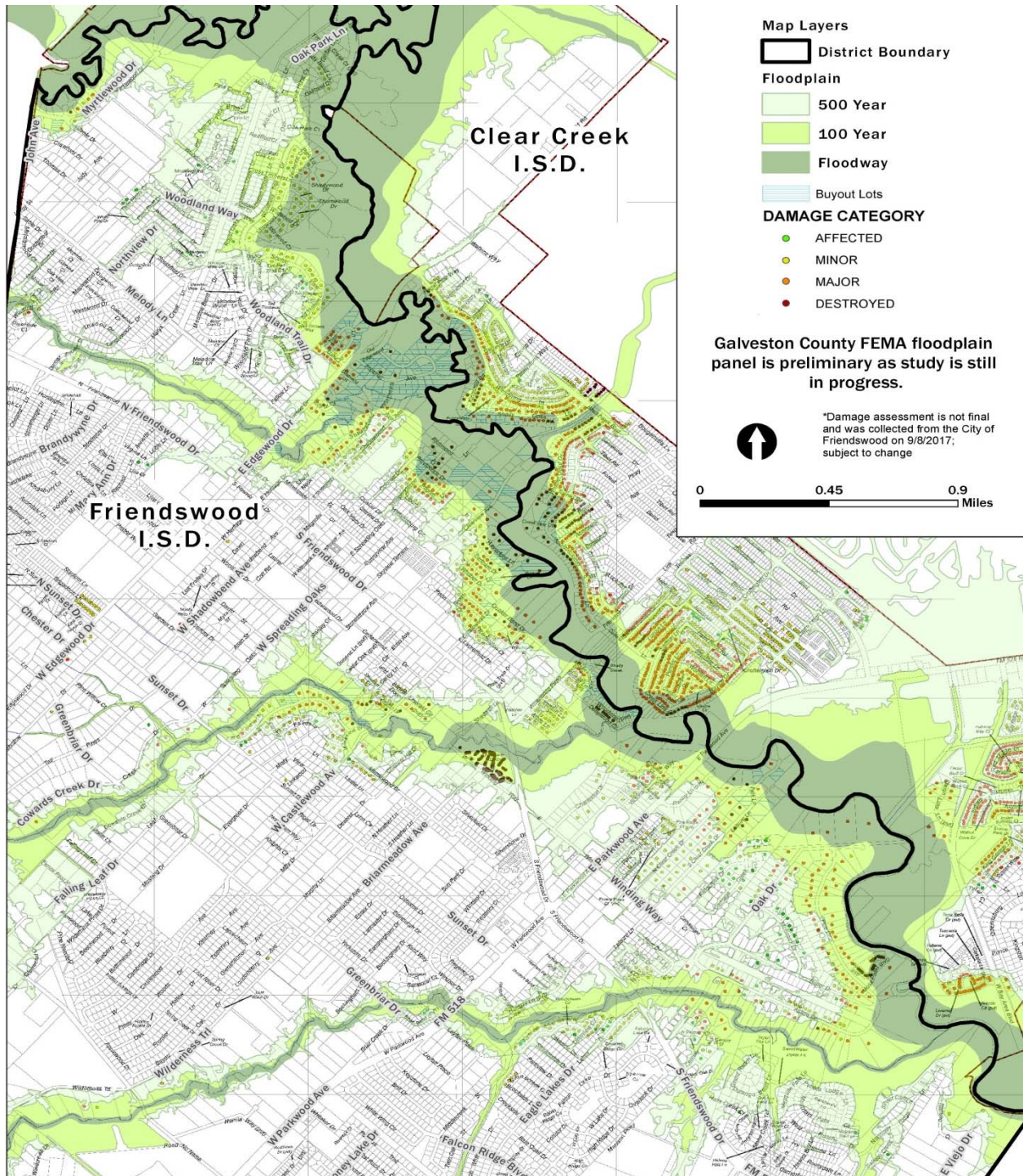
# Infrastructure Improvements

## Transportation Improvements Drive New Housing Construction

- **Grand Parkway (SH 99)**
  - Over half of this 180+ mile ring road is complete in the western and northern suburbs of Houston
  - Eastern portion of the roadway has been funded and will be partially completed in 2022
  - Segment B (South Frwy. to Gulf Frwy.) likely next to be funded
- **Gulf Freeway**
  - Widening of Interstate 45 through Harris County is now complete
  - Next Phase = Clear Creek to Texas City
- **Sam Houston Parkway (Beltway 8)**
  - Finalizing the design of a major construction project that will widen the lanes of Beltway 8 from two to four lanes in each direction between Interstate 10 (East Freeway) and Interstate 45 (Gulf Freeway)



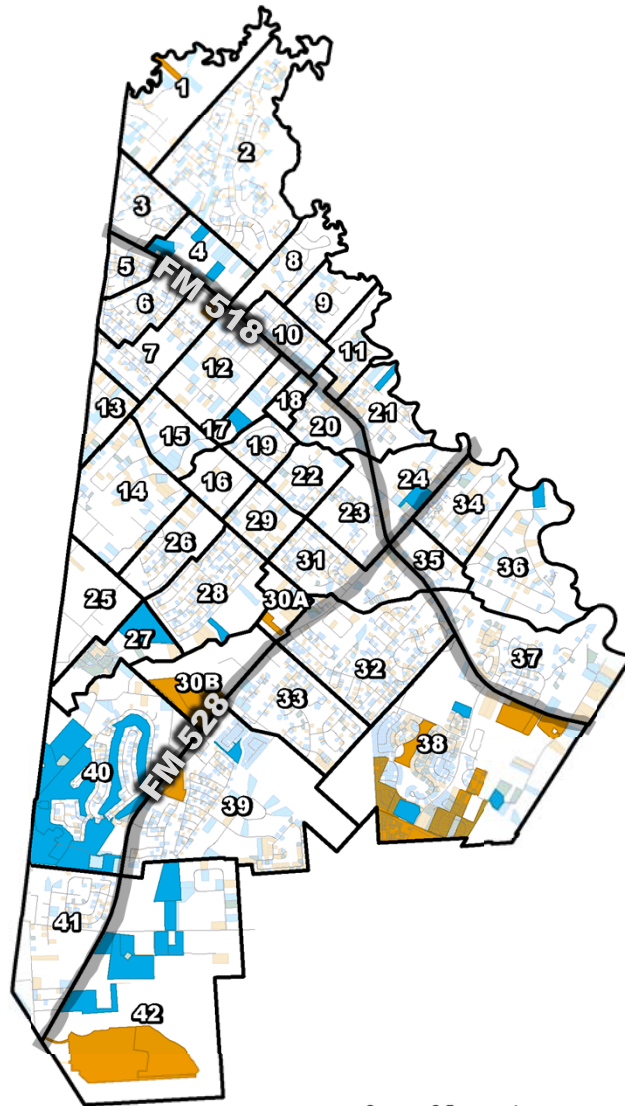




# Hurricane Harvey Damage Assessment



# Changes in Ownership

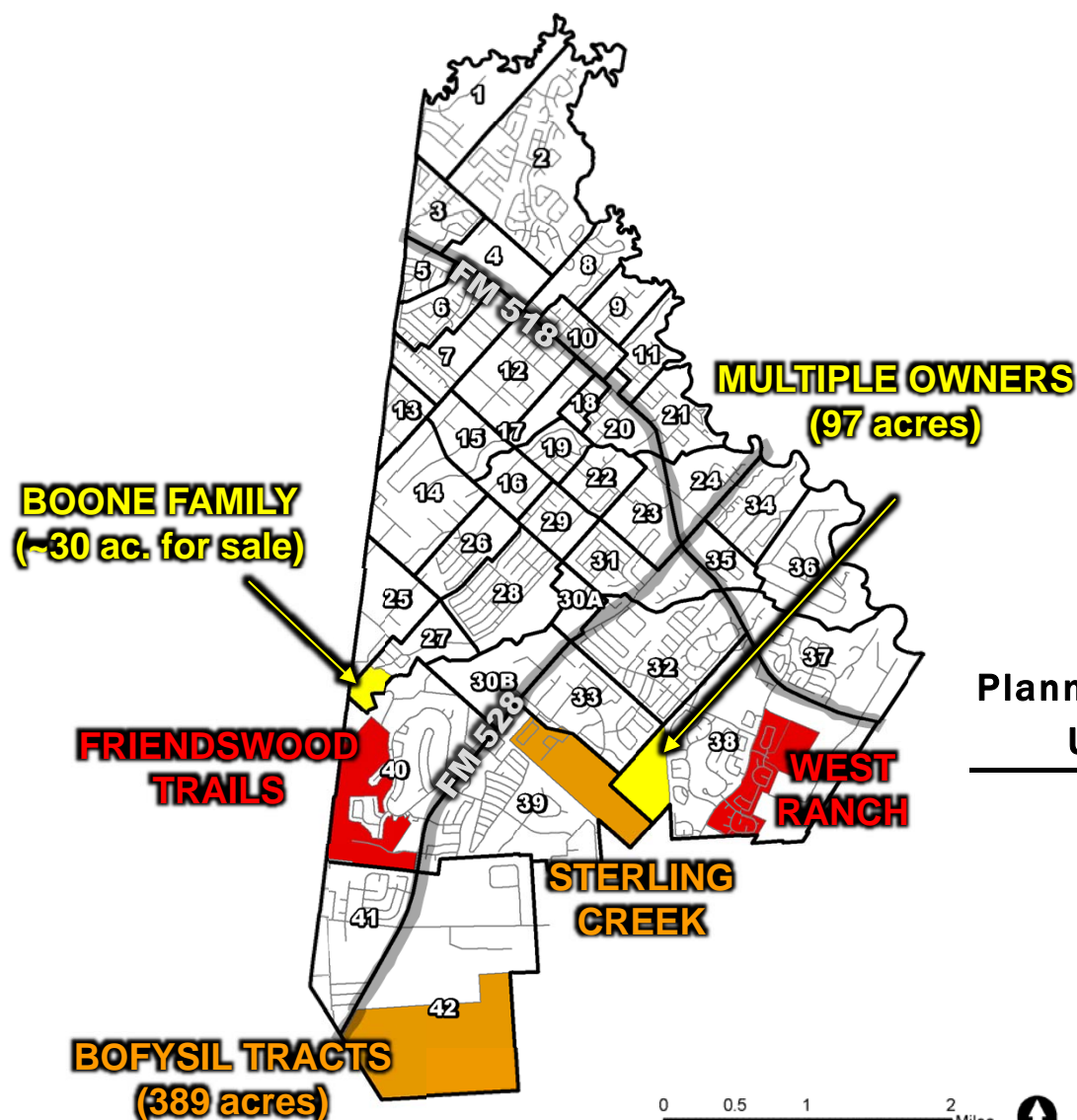


0 0.5 1 2 Miles 

- 5+ acre tracts highlighted
- Blue: since 2014
- Orange: 2012 & 2013

# Most Impactful Housing Developments

2017-2027



Planning Unit	Subdivision Names or Owner(s) Names	Projected Units
40	Friendswood Trails	410
38	West Ranch	269
42	Bofysil Tracts	235
39	Sterling Creek	144
38	Multiple Owners Tract	121
27	Boone Family Tracts	48



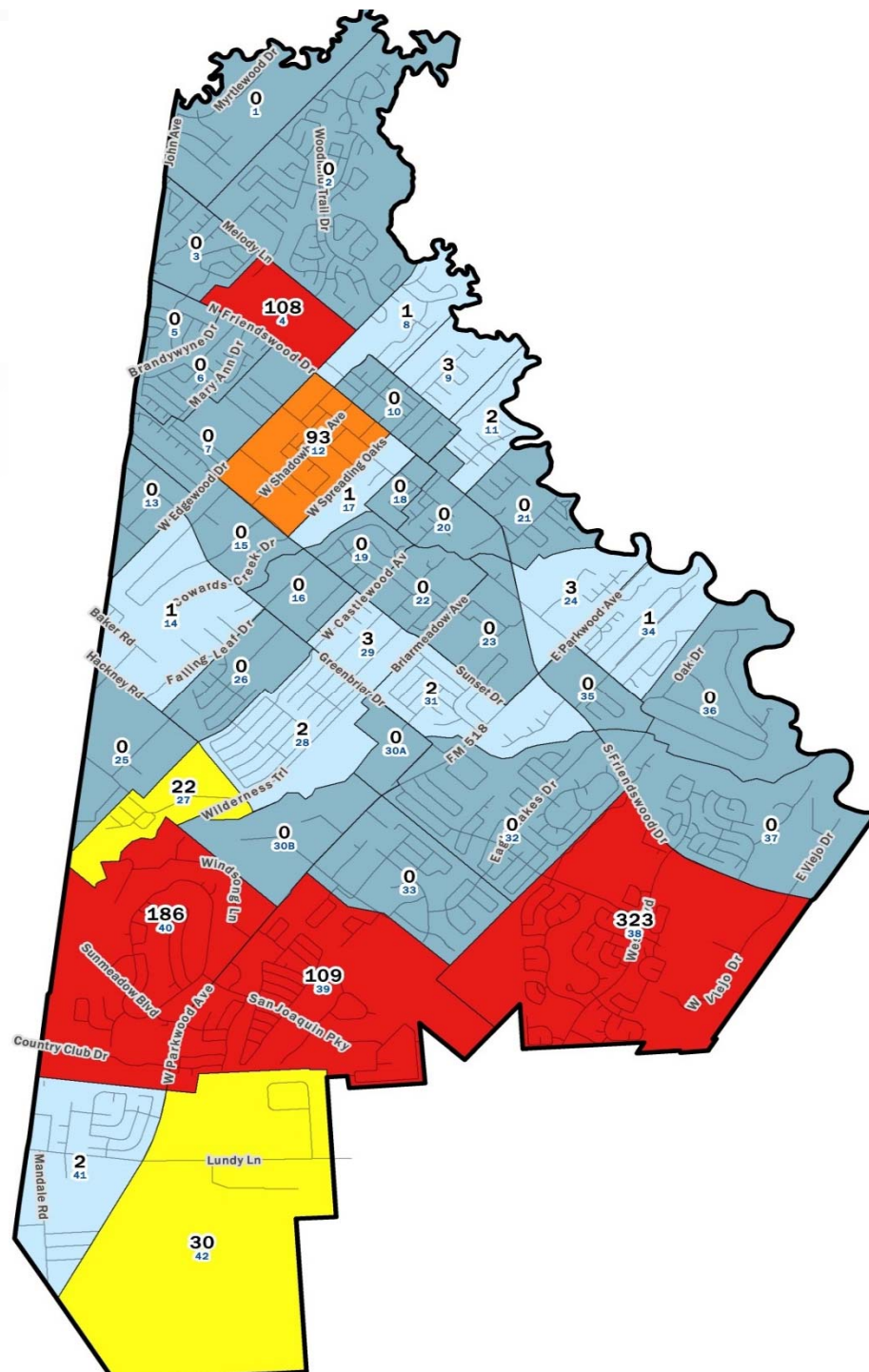
# Multi-Family Developments

Planning Unit	Development	Senior Housing	Units
38	West Ranch Village Center		150
4	The Beldon	✓	108
12	Future Mixed Use Building		85

## Summary of Largest Multi-Family Developments

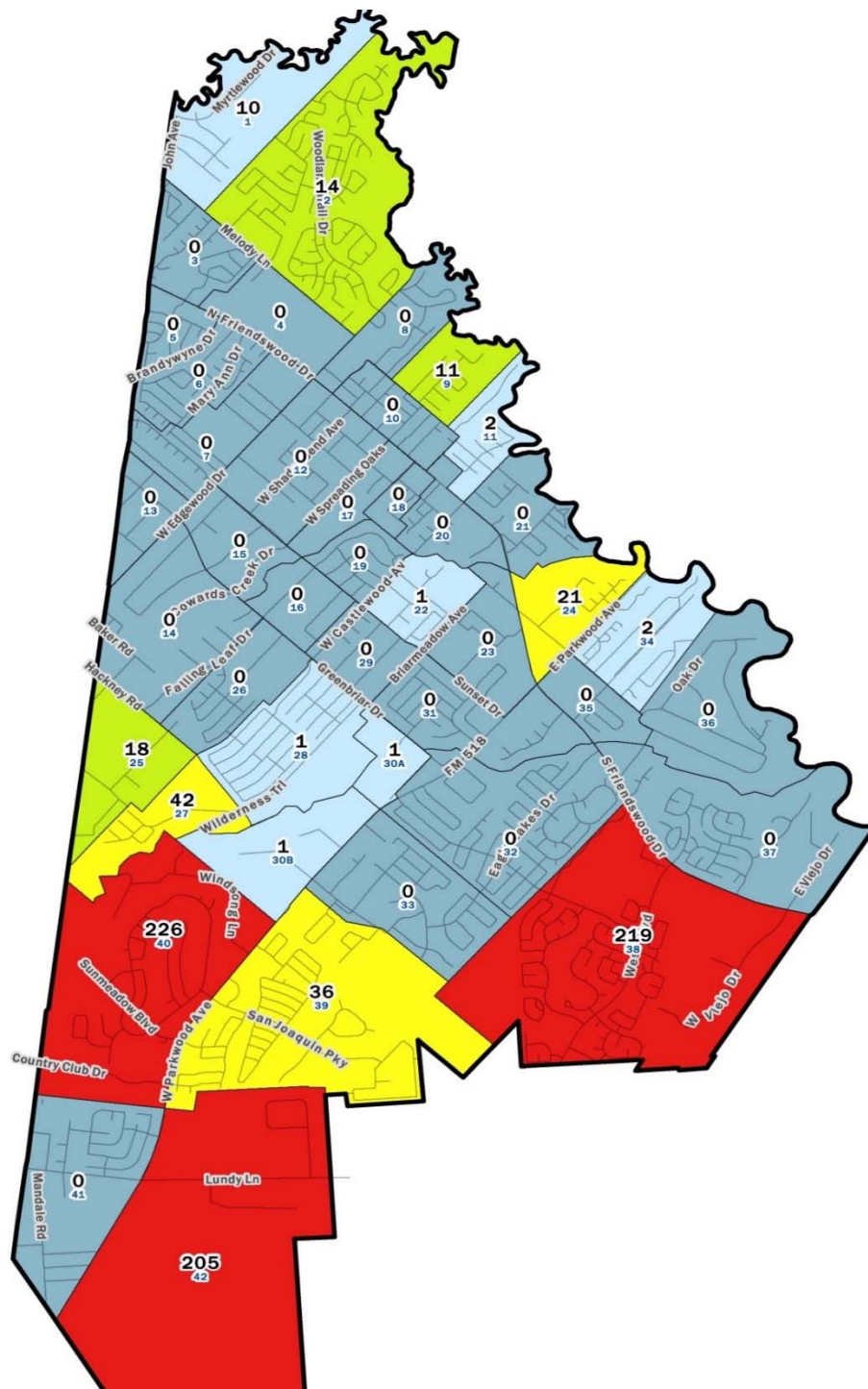
Sorted by Projected Housing Occupancies, 2017 to 2027





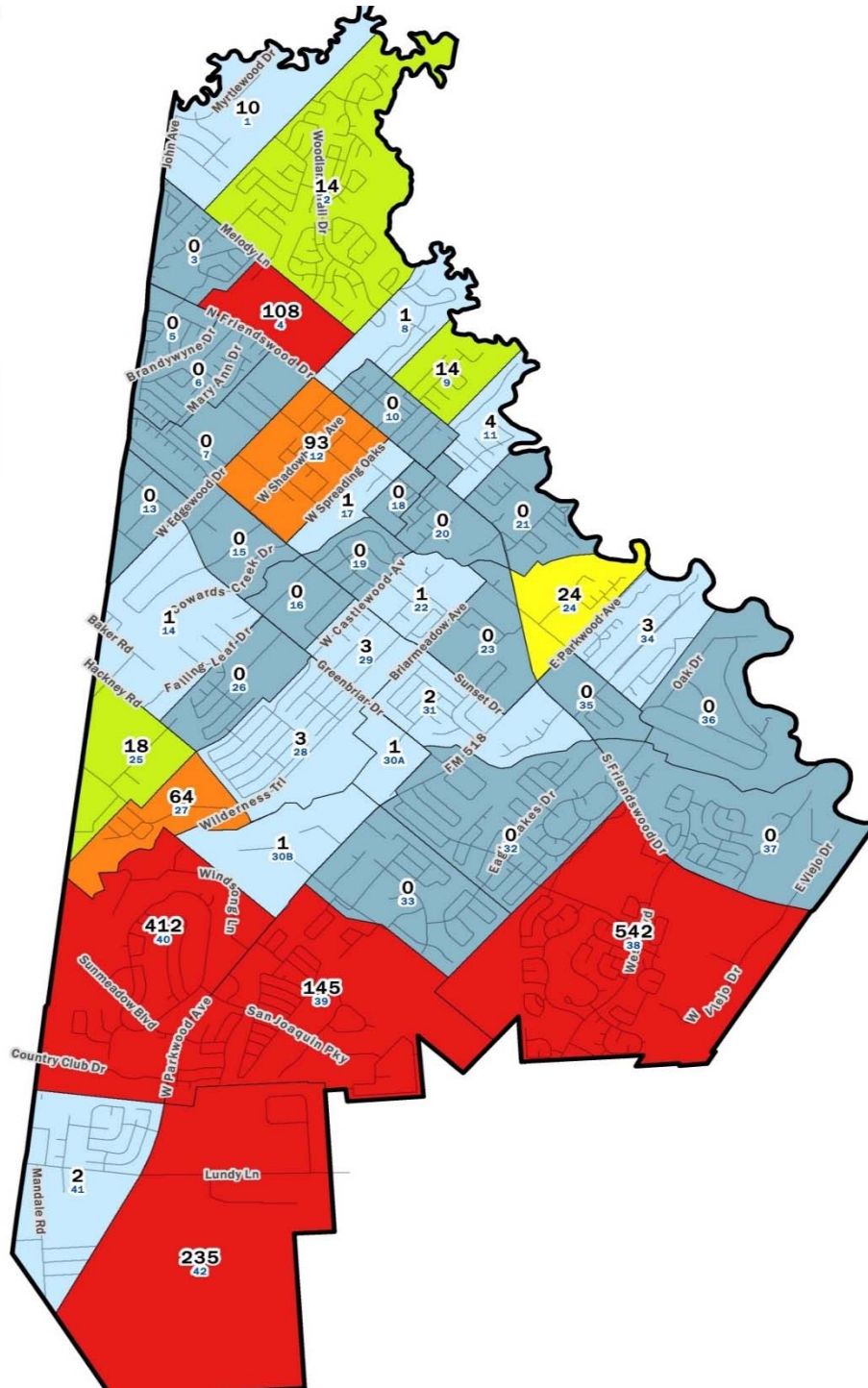
# Projected New Housing Occupancies

August 2017  
to  
October 2022



# Projected New Housing Occupancies

October 2022  
to  
October 2027



**August 2017  
to  
October 2027**



# Projected New Housing Occupancies 2017 - 2027



Single-Family  
Housing Total



Multi-Family  
Housing Total



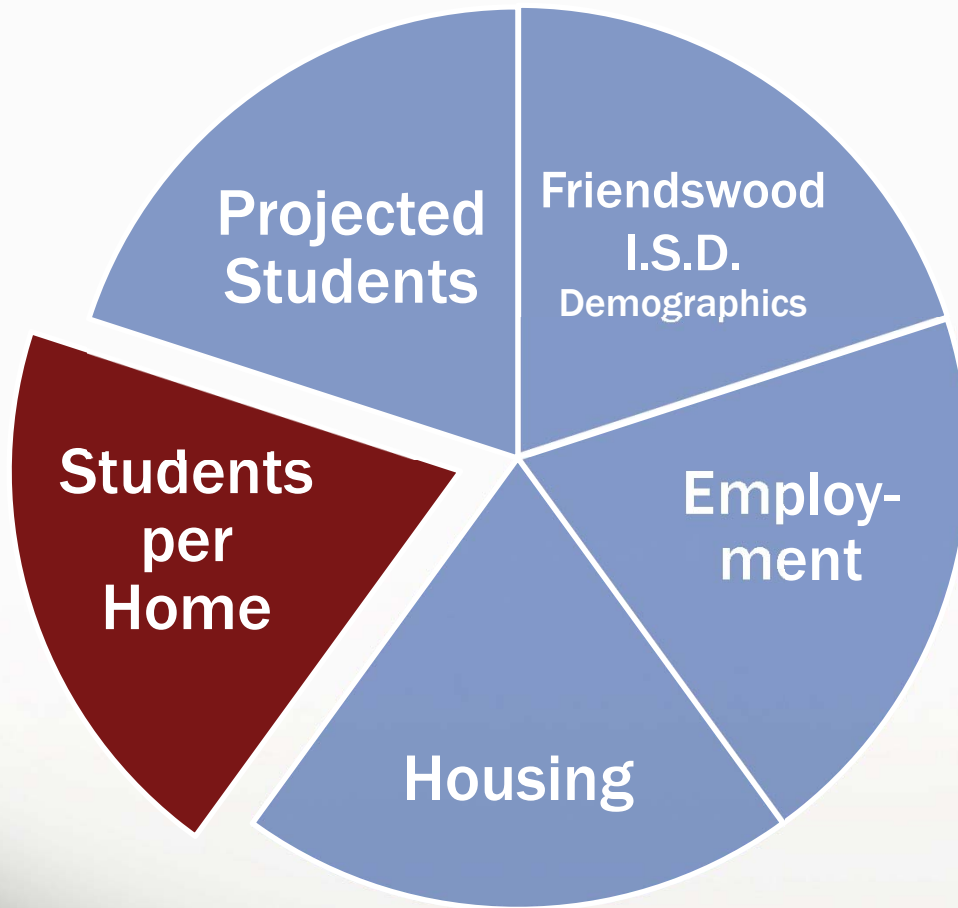
Mixed Use/  
Condos



Age  
Restricted

Total

	Single-Family Housing Total	Multi-Family Housing Total	Mixed Use/ Condos	Age Restricted	Total
Aug 2017-Oct. 2017	10	0	0	0	10
Oct. 2017-Oct. 2018	106	0	0	40	146
Oct. 2018-Oct. 2019	143	0	45	50	238
Oct. 2019-Oct. 2020	143	0	40	18	201
Oct. 2020-Oct. 2021	128	25	0	0	153
Oct. 2021-Oct. 2022	119	25	0	0	144
Oct. 2022-Oct. 2023	126	50	0	0	176
Oct. 2023-Oct. 2024	142	25	0	0	167
Oct. 2024-Oct. 2025	142	25	0	0	167
Oct. 2025-Oct. 2026	149	0	0	0	149
Oct. 2026-Oct. 2027	151	0	0	0	151
Aug 2017-Oct 2022	649	50	85	108	892
Oct 2022-Oct 2027	710	100	0	0	810
Aug 2017-Oct 2027	1,359	150	85	108	1,702



# **2017 Demographic Update**

# Students per Home

	EE- 2nd	3rd- 5th	6th- 8th	9th- 12th	Total
<b>North</b> (Westwood/Bales)	0.11	0.11	0.13	0.19	<b>0.54</b>
<b>South</b> (Cline/Windsong)	0.13	0.14	0.17	0.23	<b>0.67</b>

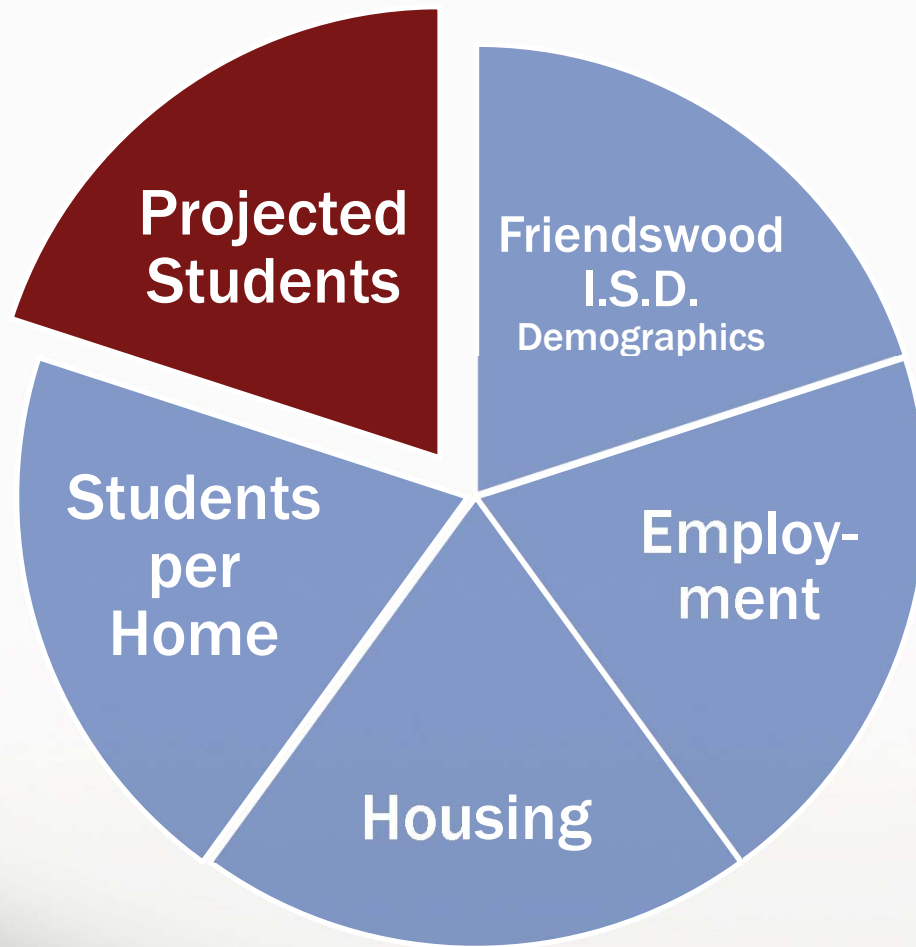
# Students per Home in New Neighborhoods

	EE- 2nd	3rd- 5th	6th- 8th	9th- 12th	Total
West Ranch	0.23	0.23	0.25	0.21	0.92
Sterling Creek	0.28	0.10	0.23	0.40	1.02



# Long-Term Trends in Students per Home, Districtwide

	2000	2004	2014	2017
Students per Home	0.78	0.7	0.64	0.62



# 2017 Demographic Update

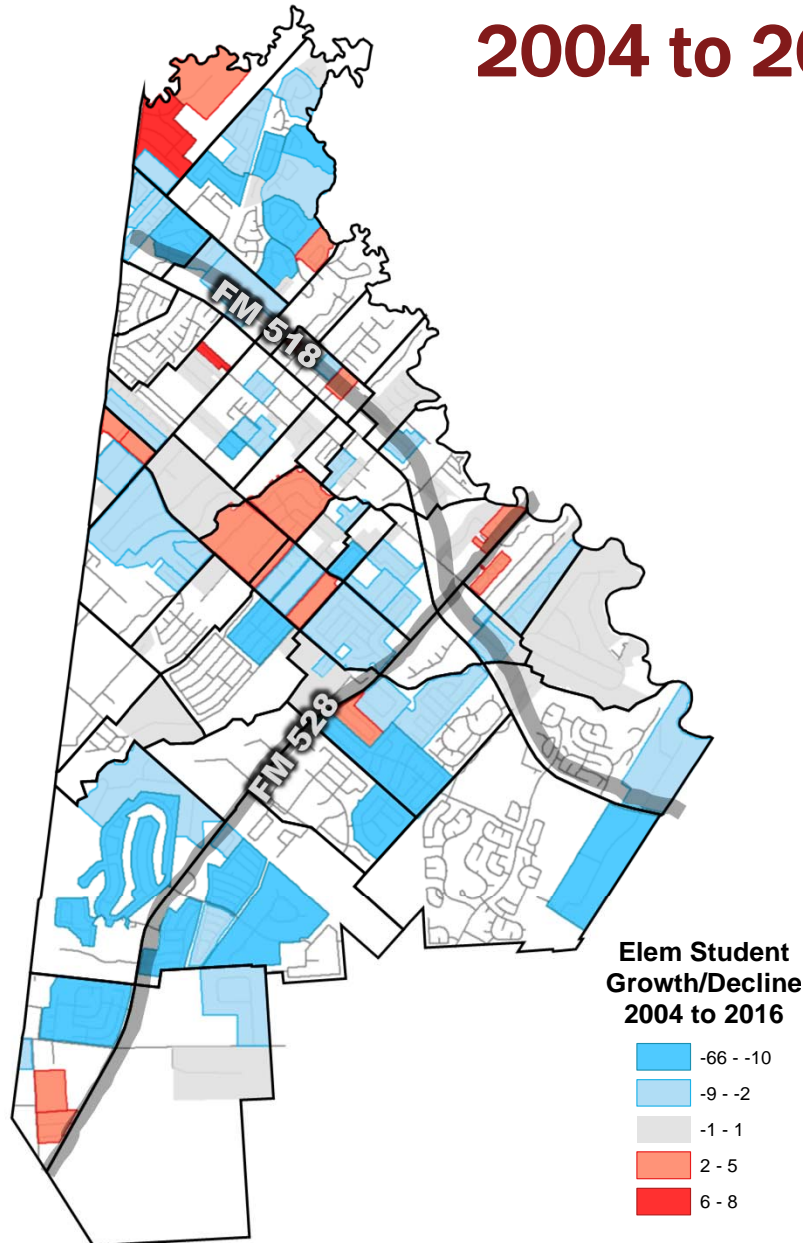
# Factors Impacting Future Student Population

- New housing construction
- Harvey
- Economic/employment
- Aging of existing student population
- Regeneration in older homes

# Regeneration in Built-Out Areas

## Elementary Student Growth/Decline

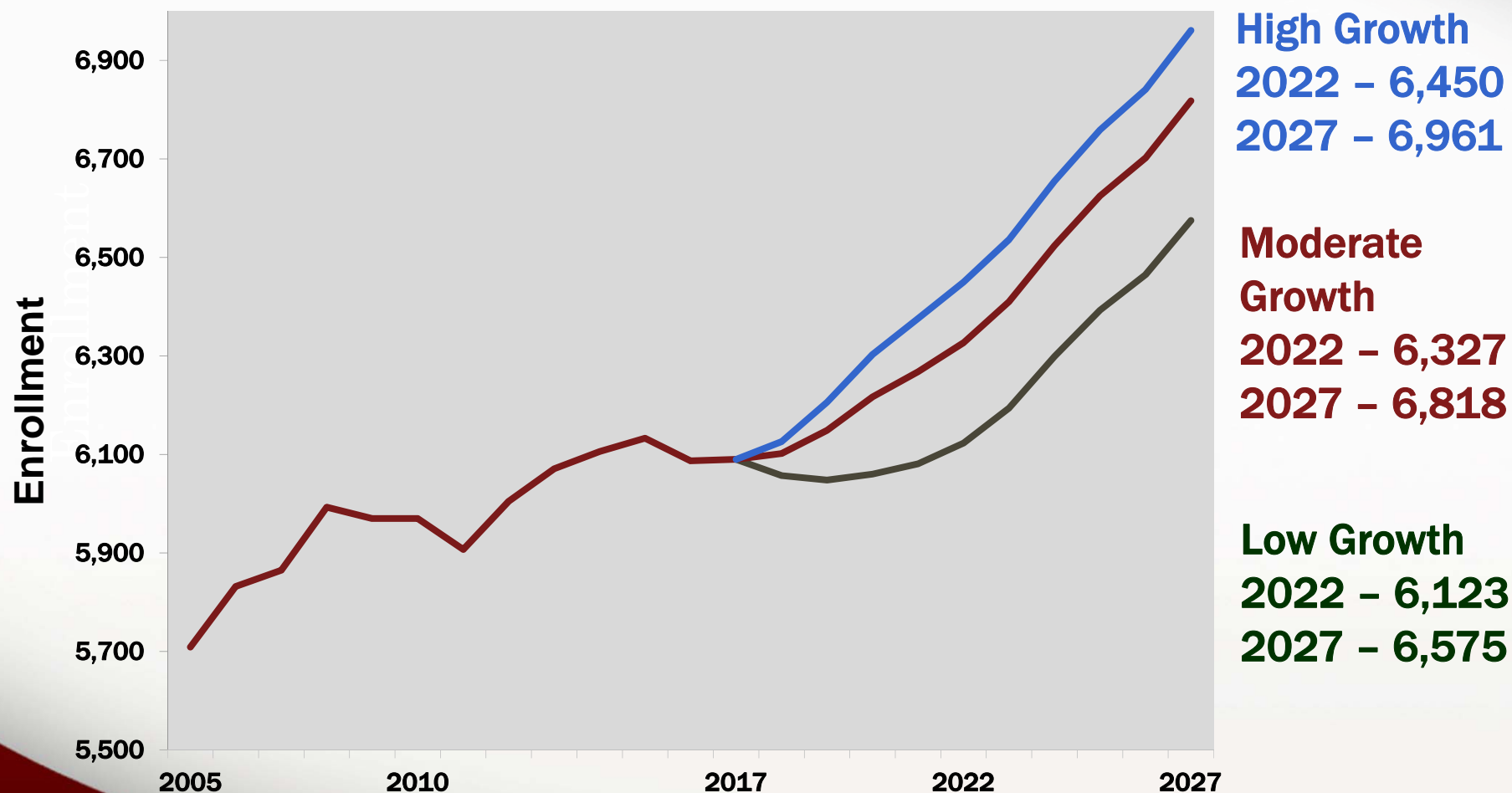
2004 to 2016



- Subdivisions built before 2004
- 25% fewer Elementary students between 2004 and 2012 (8 yrs)
- 4% fewer Elementary students between 2012 and 2016 (4 yrs)
- Some of these neighborhoods are slowly beginning to regenerate with younger families



# Three Scenarios of Growth



# Projected Student Population

## Moderate Growth Scenario

	Projected Enrollment at PEIMS Snapshot Date				
	2018	2019	2020	2021	2022
<b>Enrollment</b>	<b>6,102</b>	<b>6,149</b>	<b>6,217</b>	<b>6,268</b>	<b>6,327</b>
<b>% Growth</b>	0.20%	0.77%	1.11%	0.82%	0.94%
<b>Growth</b>	12	47	68	51	59

	Projected Enrollment at PEIMS Snapshot Date				
	2023	2024	2025	2026	2027
<b>Enrollment</b>	<b>6,410</b>	<b>6,524</b>	<b>6,625</b>	<b>6,702</b>	<b>6,818</b>
<b>% Growth</b>	1.31%	1.79%	1.54%	1.16%	1.73%
<b>Growth</b>	83	115	100	77	116

# Projected Student Population

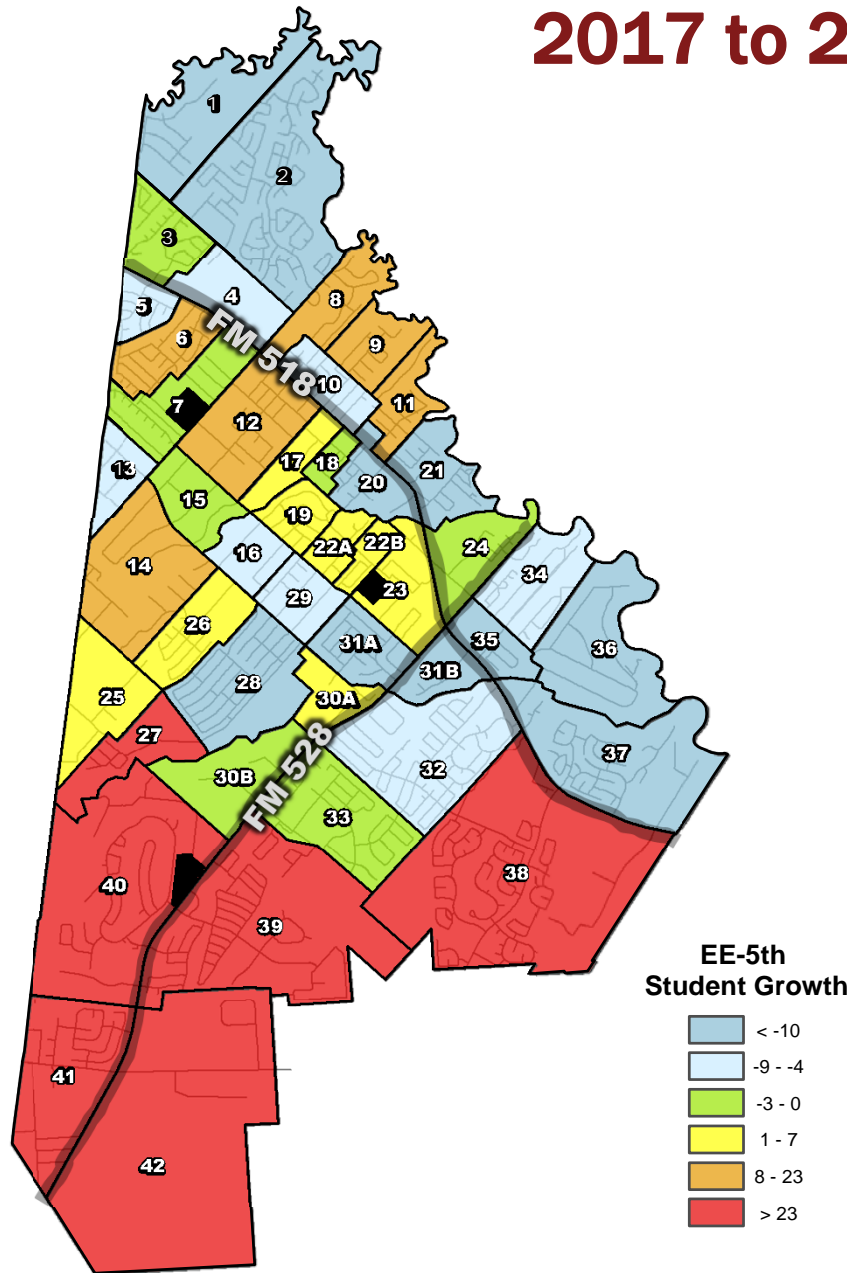
## Moderate Growth Scenario

### By Grade Group

	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027
EE-5th	2,563	2,613	2,718	2,788	2,867	2,895	2,921	2,932	2,922	2,909
6th-8th	1,419	1,426	1,425	1,451	1,445	1,532	1,579	1,650	1,685	1,719
9th-12th	2,120	2,110	2,074	2,030	2,015	1,983	2,024	2,043	2,095	2,189
Total	6,102	6,149	6,217	6,268	6,327	6,410	6,524	6,625	6,702	6,818

# Projected Student Growth

## 2017 to 2027

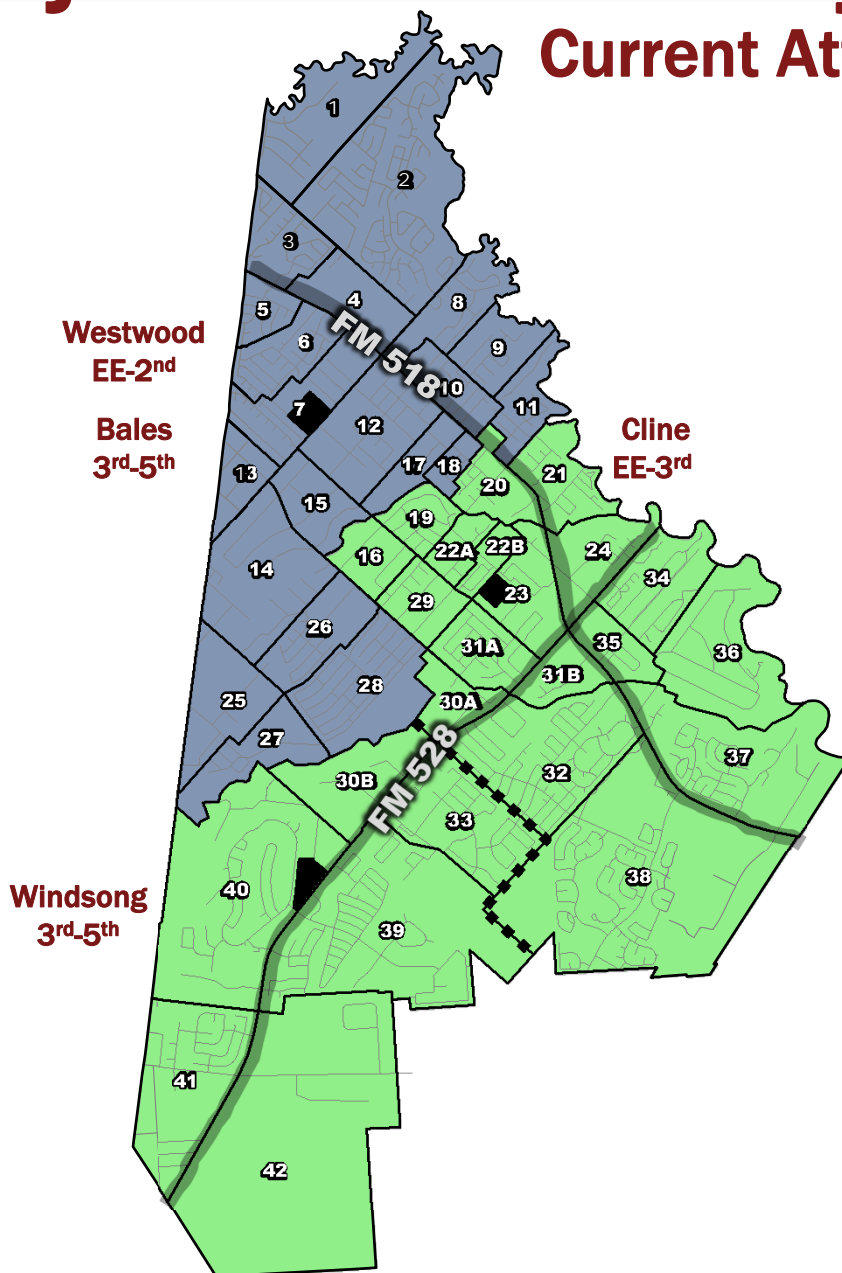


- Projected growth +415 Elementary students
- Growth largely focused in the south



# Projected Elementary Students

## Current Attendance Zones



### Resident Students

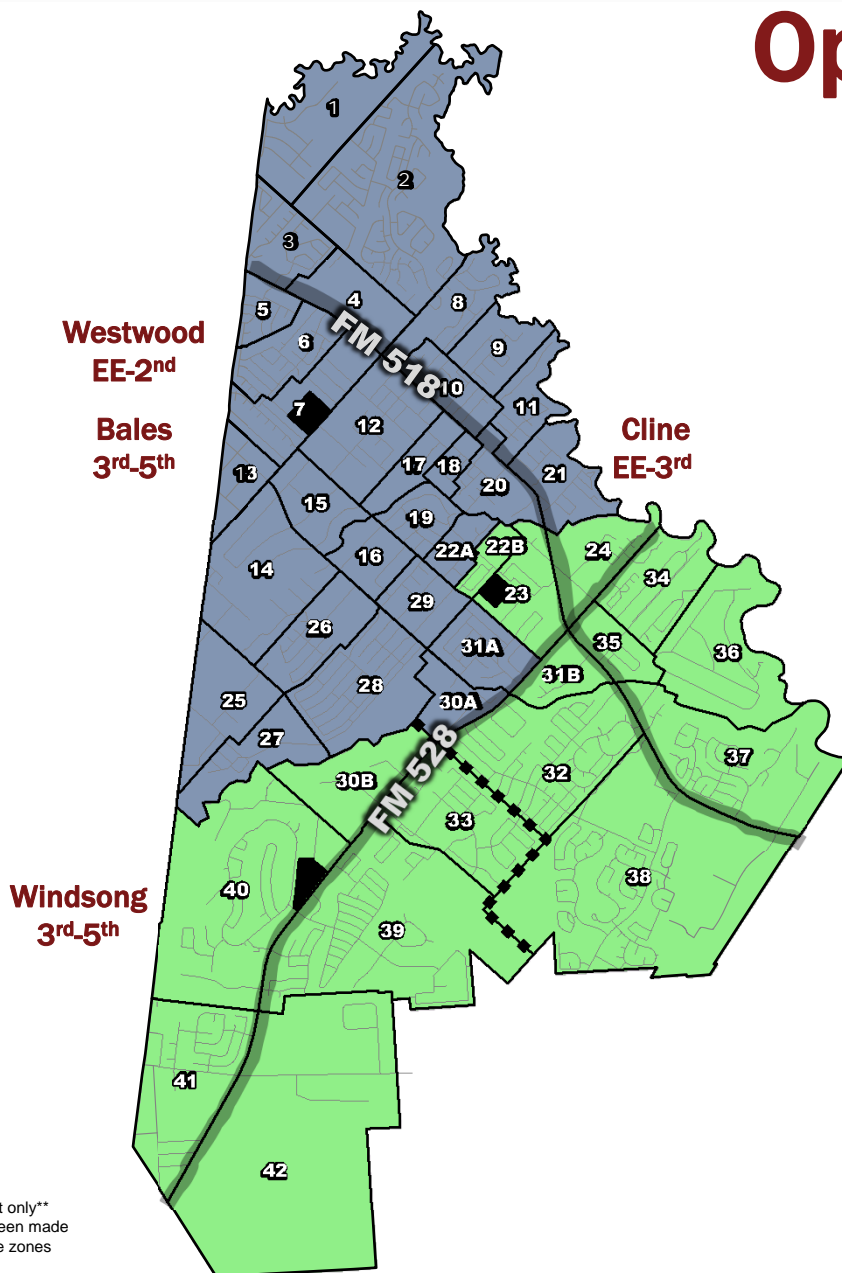
	Current	2018-19	2022-23	2027-28
<b>Westwood</b> EE-2nd	<b>457</b> (64%)	<b>459</b> (65%)	<b>479</b> (67%)	<b>434</b> (61%)
<b>Bales</b> 3rd-5th	<b>467</b> (72%)	<b>475</b> (73%)	<b>500</b> (77%)	<b>485</b> (75%)
<b>Cline</b> EE-3rd	<b>934</b> (110%)	<b>990</b> (116%)	<b>1,107</b> (130%)	<b>1,133</b> (133%)
<b>Windsong</b> 3rd-5th	<b>637</b> (98%)	<b>638</b> (98%)	<b>780</b> (120%)	<b>858</b> (132%)

### Resident Students +/- Transfers

	Current	2018-19	2022-23	2027-28
<b>Westwood</b> EE-2nd	<b>496</b> (70%)	<b>498</b> (70%)	<b>518</b> (73%)	<b>473</b> (67%)
<b>Bales</b> 3rd-5th	<b>502</b> (77%)	<b>510</b> (78%)	<b>535</b> (82%)	<b>520</b> (80%)
<b>Cline</b> EE-3rd	<b>868</b> (102%)	<b>924</b> (109%)	<b>1,041</b> (122%)	<b>1,067</b> (126%)
<b>Windsong</b> 3rd-5th	<b>629</b> (97%)	<b>630</b> (97%)	<b>772</b> (119%)	<b>850</b> (131%)

# Rezone Students from South to North

## Option 1a

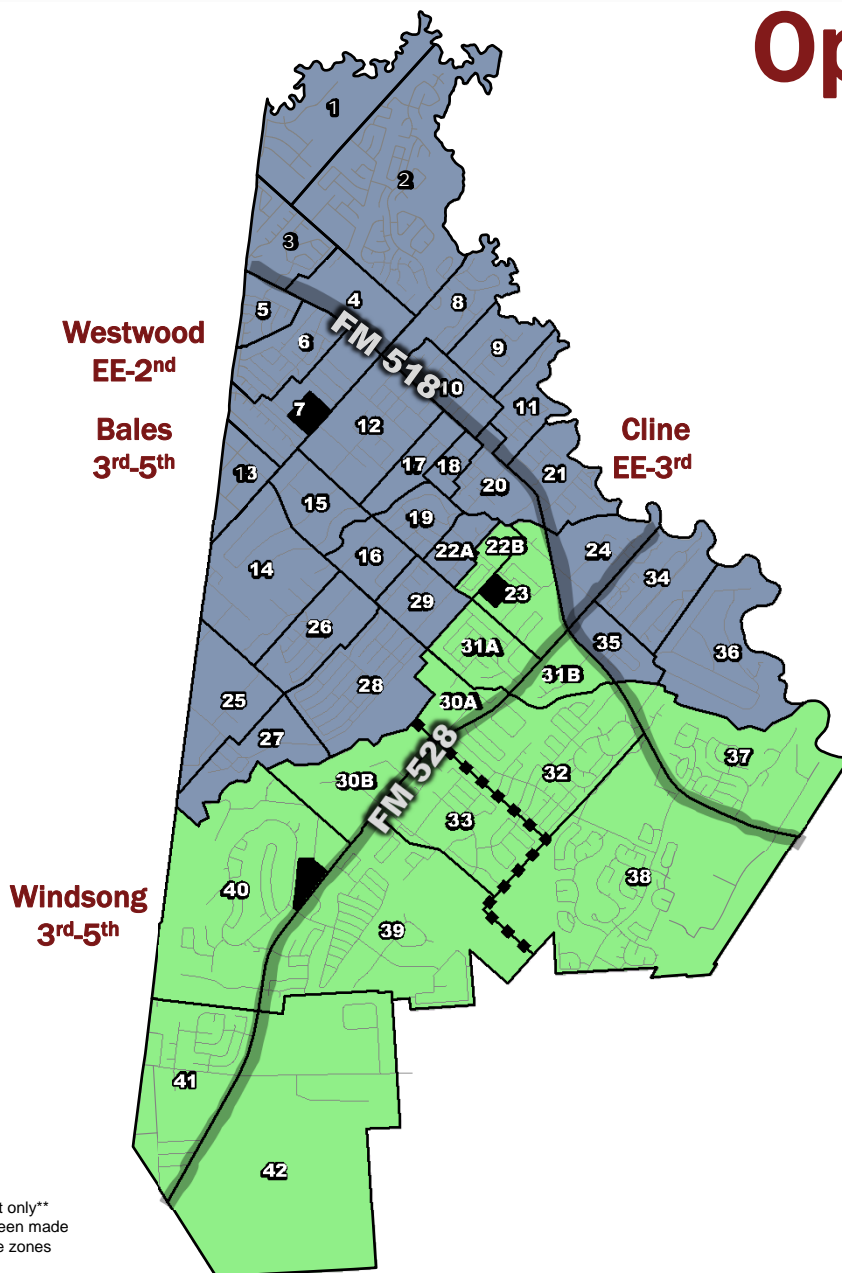


		Resident Students			
		Current	2018-19	2022-23	2027-28
	<b>Westwood</b>				
	EE-2 <sup>nd</sup>	559 (79%)	549 (77%)	567 (80%)	516 (73%)
	<b>Bales</b>				
	3 <sup>rd</sup> -5 <sup>th</sup>	566 (87%)	585 (90%)	588 (90%)	569 (88%)
	<b>Cline</b>				
	EE-3 <sup>rd</sup>	804 (95%)	861 (101%)	993 (117%)	1,026 (121%)
	<b>Windsong</b>				
	3 <sup>rd</sup> -5 <sup>th</sup>	566 (87%)	567 (87%)	720 (111%)	801 (123%)

**\*\*Planning document only\*\***  
No decisions have been made  
regarding attendance zones  
and/or school sites.

# Rezone Students from South to North

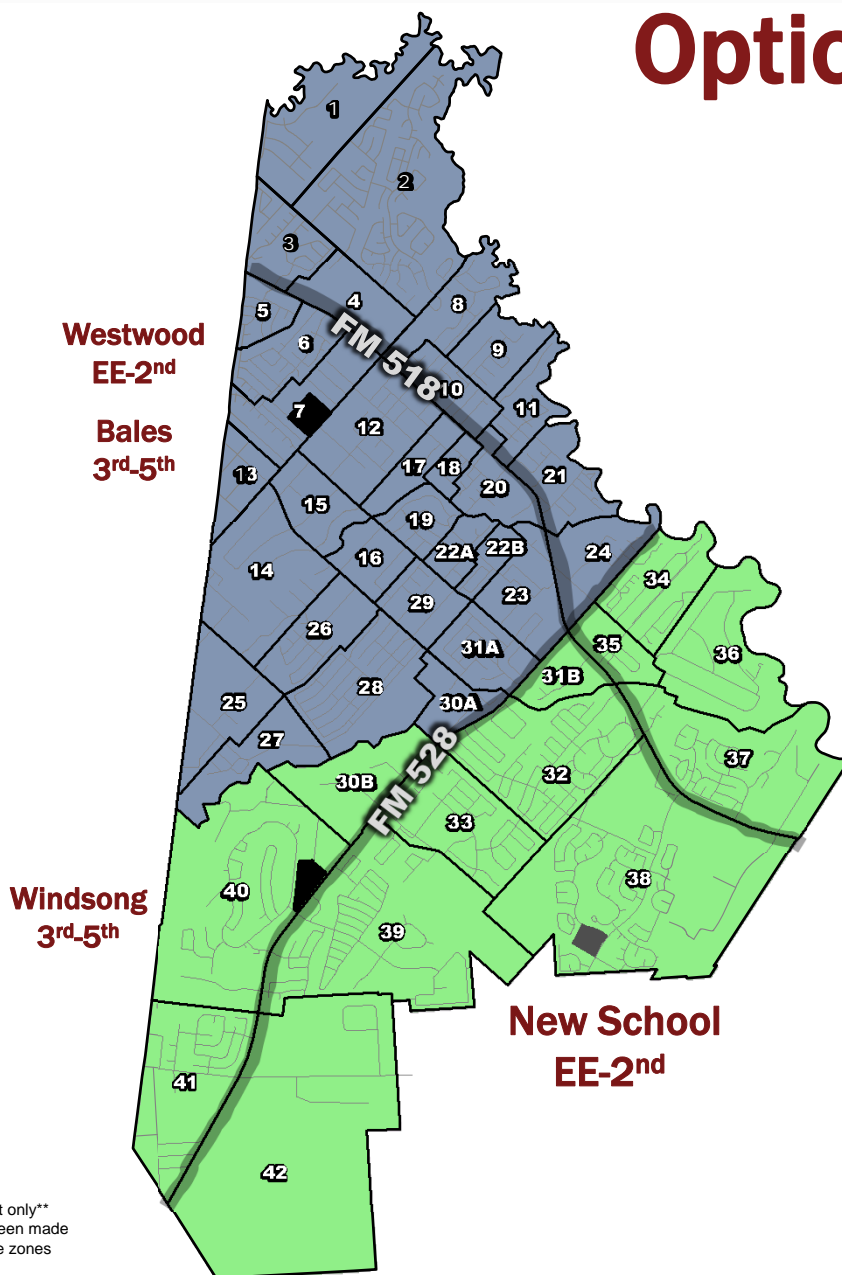
## Option 1b



		Resident Students			
		Current	2018-19	2022-23	2027-28
Westwood EE-2nd	Bales 3rd-5th	567 (80%)	546 (77%)	554 (78%)	508 (72%)
	Cline EE-3rd	578 (89%)	604 (93%)	574 (88%)	559 (86%)
Cline EE-3rd	Windsong 3rd-5th	792 (93%)	855 (101%)	1,011 (119%)	1,038 (122%)
	Windsong 3rd-5th	558 (86%)	557 (86%)	729 (112%)	807 (124%)

**\*\*Planning document only\*\***  
No decisions have been made  
regarding attendance zones  
and/or school sites.

# Build New School to Replace Cline Option 2a



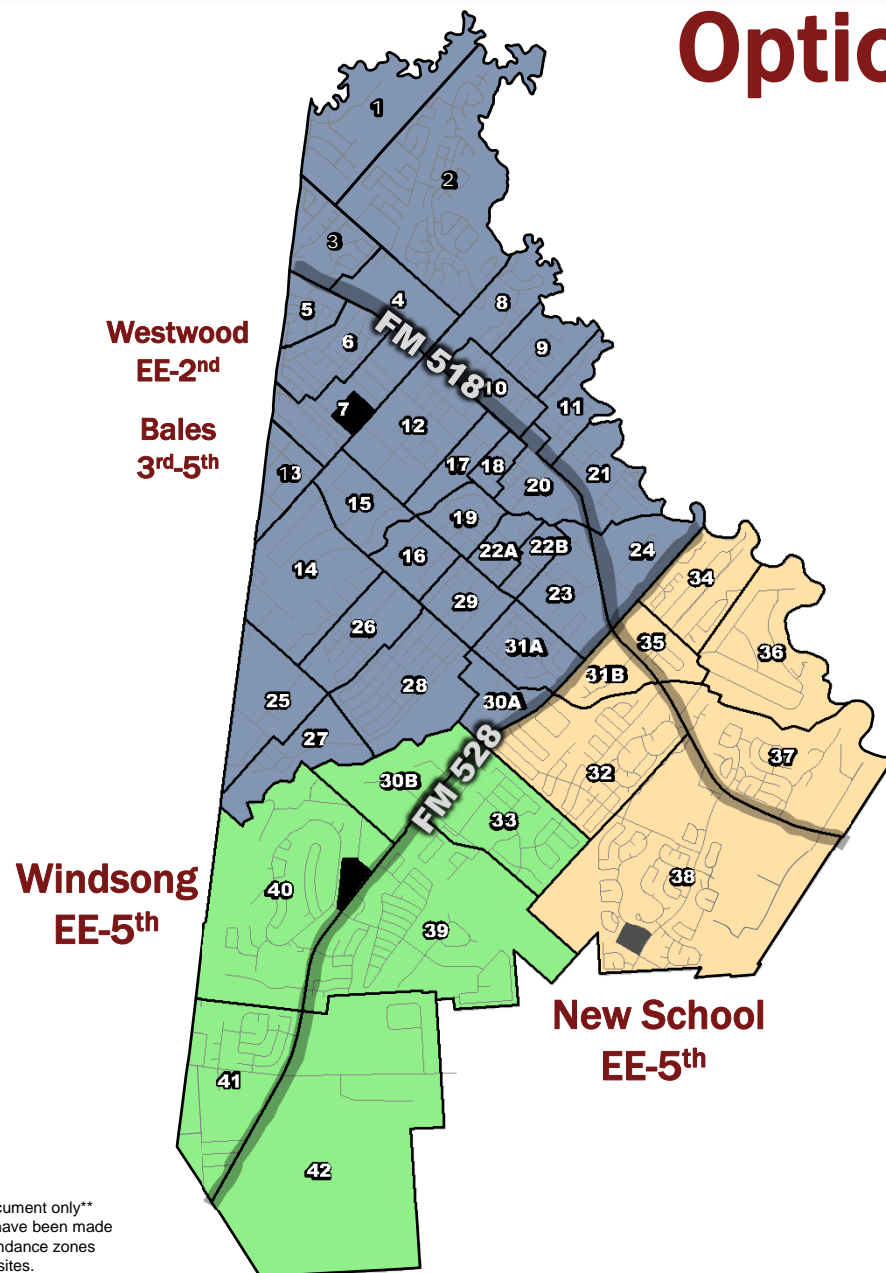
		Resident Students			
		Current	2018-19	2022-23	2027-28
Westwood EE-2 <sup>nd</sup> Bales 3 <sup>rd</sup> -5 <sup>th</sup>	Westwood EE-2 <sup>nd</sup>	597 (84%)	587 (83%)	607 (85%)	551 (78%)
	Bales 3 <sup>rd</sup> -5 <sup>th</sup>	596 (92%)	615 (95%)	629 (97%)	610 (94%)
New School EE-2 <sup>nd</sup> Windsong 3 <sup>rd</sup> -5 <sup>th</sup>	New School EE-2 <sup>nd</sup>	638 (75%)	689 (81%)	796 (94%)	830 (98%)
	Windsong 3 <sup>rd</sup> -5 <sup>th</sup>	664 (102%)	671 (103%)	834 (128%)	919 (141%)

**\*\*Planning document only\*\***  
No decisions have been made  
regarding attendance zones  
and/or school sites.



# Build New School to Replace Cline

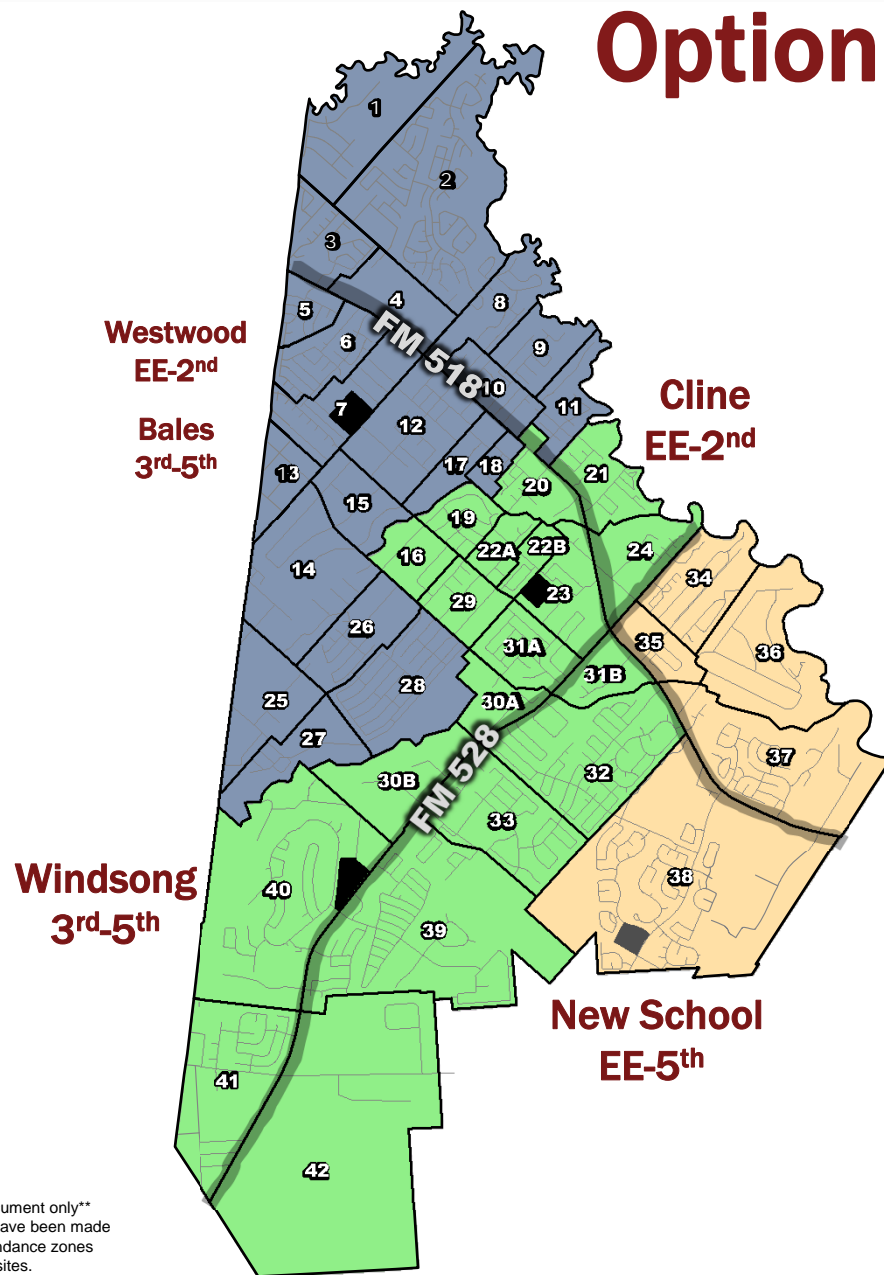
## Option 2b



		Resident Students			
		Current	2018-19	2022-23	2027-28
	<b>Westwood</b>				
	EE-2nd	597 (84%)	587 (83%)	607 (85%)	551 (78%)
	<b>Bales</b>				
	3rd-5th	596 (92%)	615 (95%)	629 (97%)	610 (94%)
	<b>Windsong</b>	563 (87%)	568 (87%)	751 (116%)	850 (131%)
	EE-5th				
	<b>New School</b>	739 (87%)	792 (93%)	879 (103%)	899 (106%)
	EE-5th				

**\*\*Planning document only\*\***  
No decisions have been made regarding attendance zones and/or school sites.

# Build New Elementary #5 Option 3



		Resident Students			
		Current	2018-19	2022-23	2027-28
Westwood EE-2 <sup>nd</sup> Bales 3 <sup>rd</sup> -5 <sup>th</sup>	Westwood EE-2 <sup>nd</sup>	457 (64%)	459 (65%)	479 (67%)	434 (61%)
	Bales 3 <sup>rd</sup> -5 <sup>th</sup>	467 (72%)	475 (73%)	500 (77%)	485 (75%)
Cline EE-2 <sup>nd</sup> Windsong 3 <sup>rd</sup> -5 <sup>th</sup>	Cline EE-2 <sup>nd</sup>	501 (59%)	528 (62%)	585 (69%)	606 (71%)
	Windsong 3 <sup>rd</sup> -5 <sup>th</sup>	532 (82%)	515 (79%)	635 (98%)	675 (104%)
New School EE-5 <sup>th</sup>	New School EE-5 <sup>th</sup>	538 (67%)	585 (73%)	667 (83%)	710 (89%)

**\*\*Planning document only\*\***  
No decisions have been made  
regarding attendance zones  
and/or school sites.

# **Friendswood I.S.D.**

## **Demographic Update**

**Fall, 2017**

