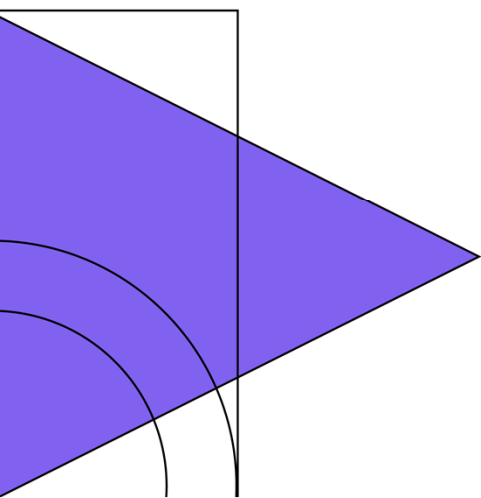
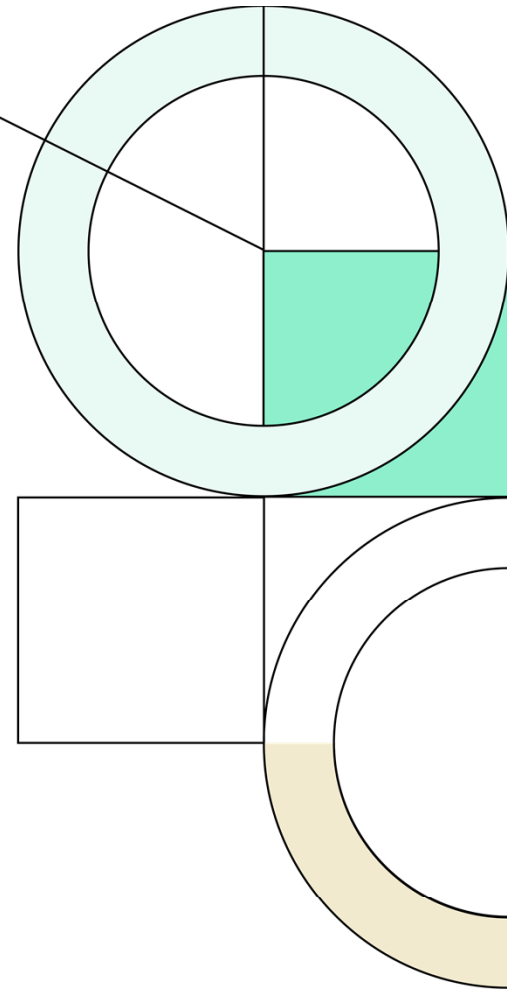




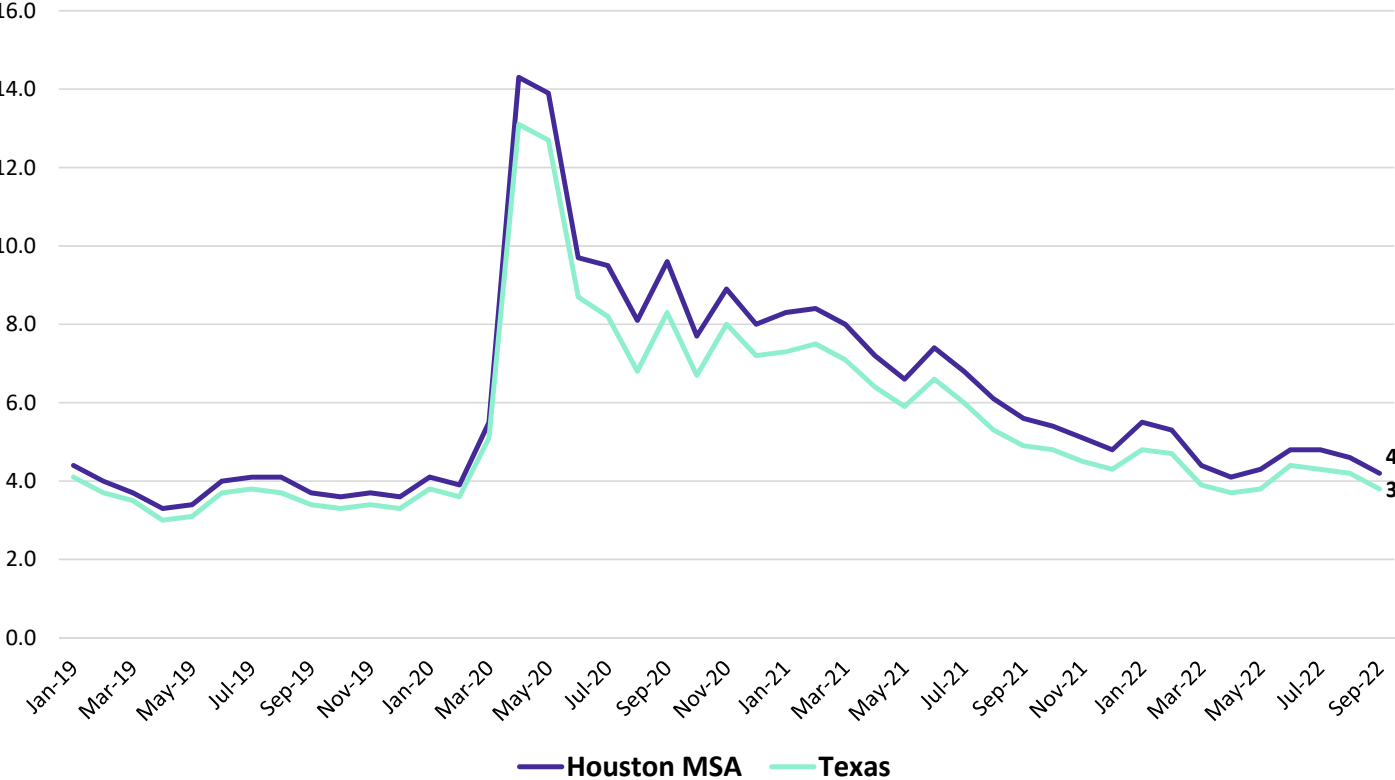
2022 Fall

# Demographic Report

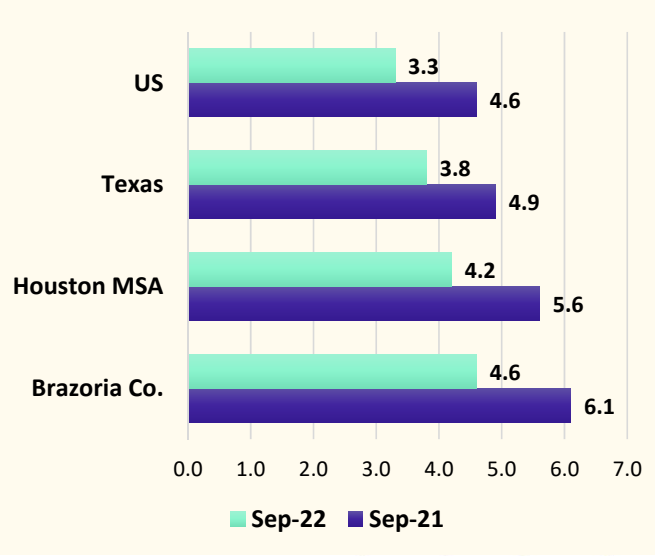


# Local Economic Conditions

Unemployment Rates, Jan. 2019 - Sep. 2022

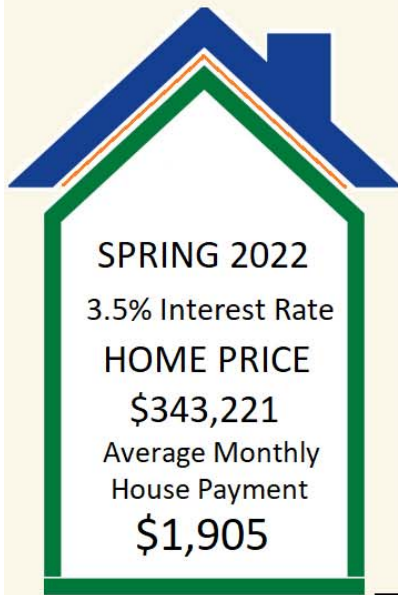


Unemployment Rate, Year Over Year

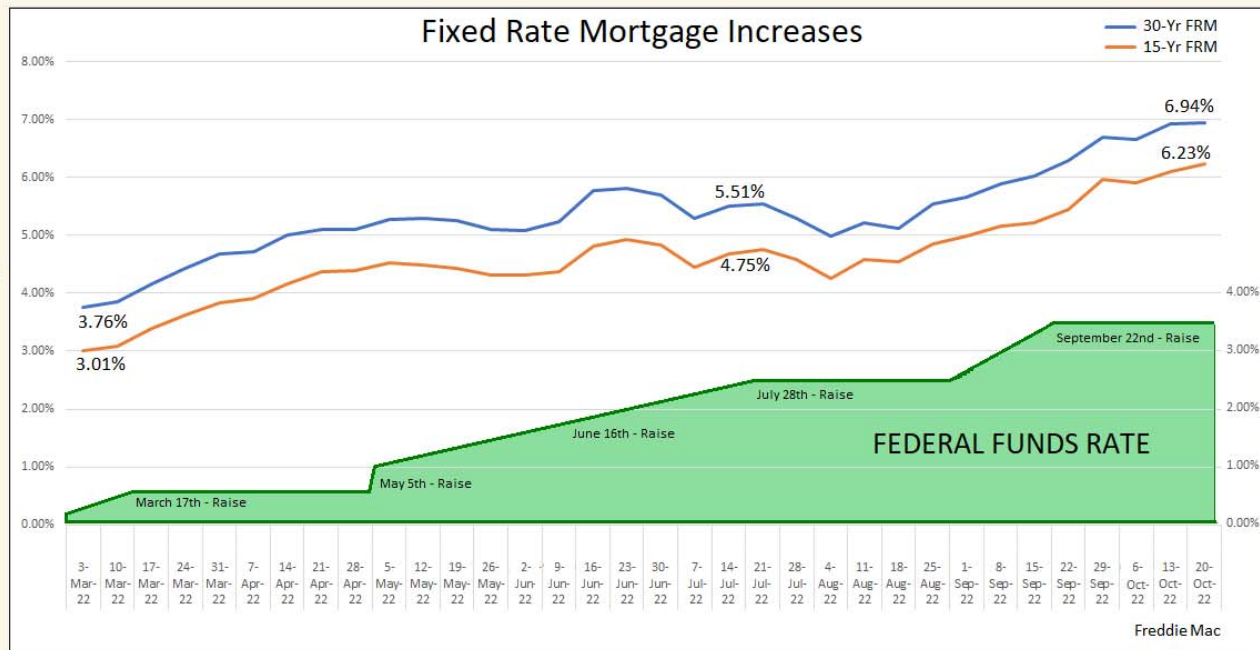
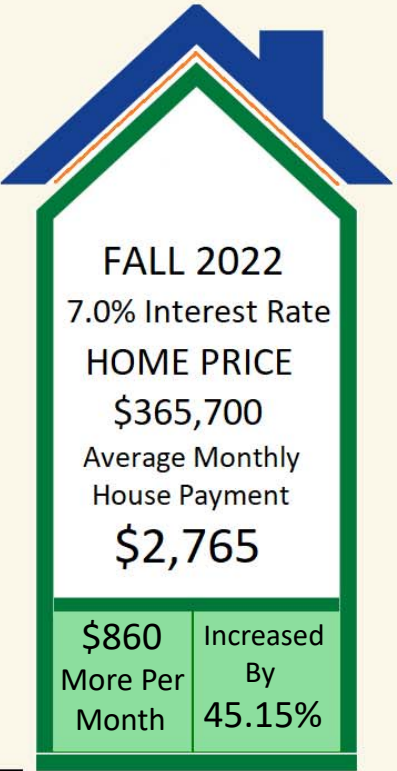


# Economic Conditions

Combination of Price Escalation & Interest Rate Increases Impact on Monthly Payments



**SPRING 2022**  
 3.5% Interest Rate  
**HOME PRICE**  
 \$343,221  
 Average Monthly House Payment  
**\$1,905**

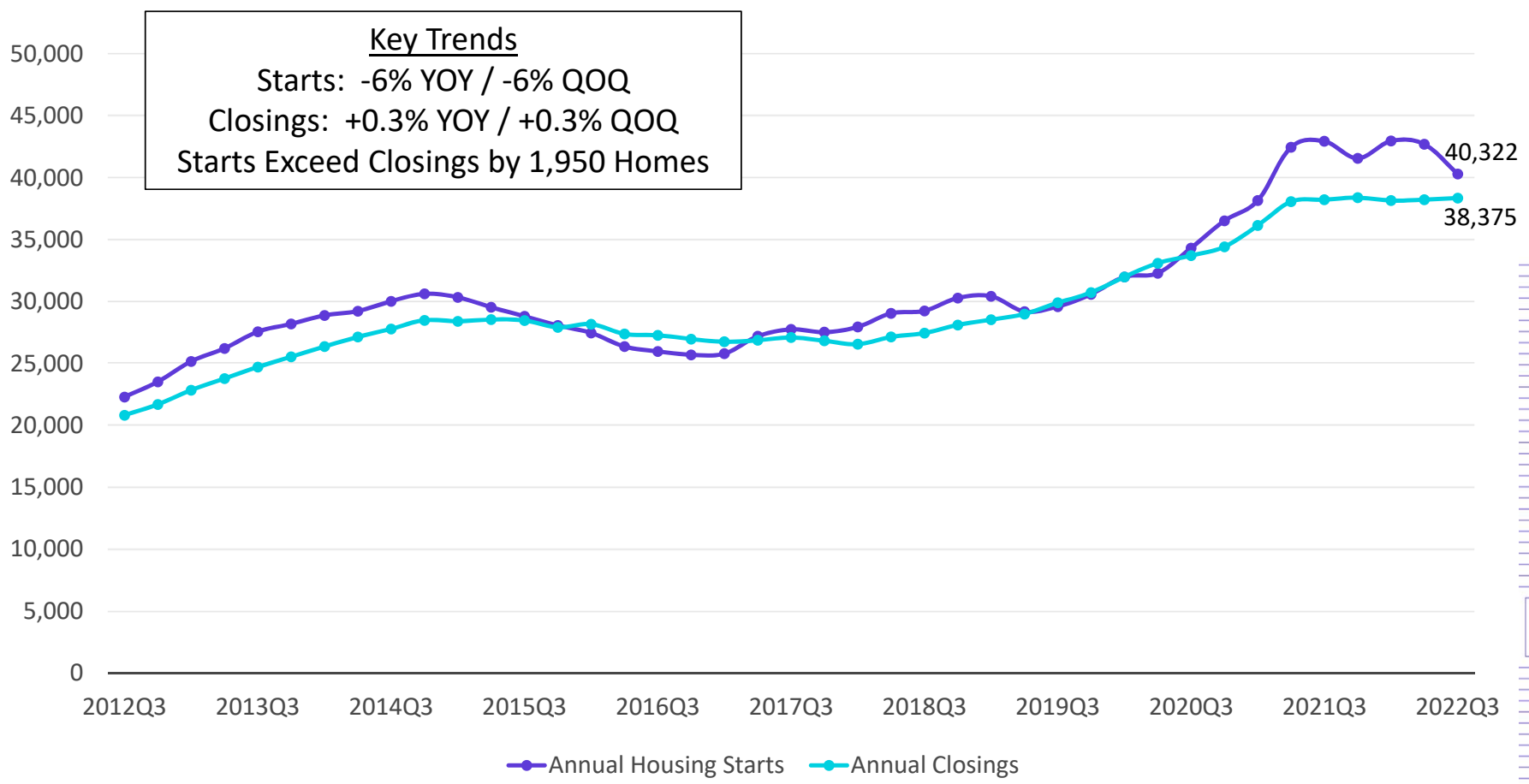



**FALL 2022**  
 7.0% Interest Rate  
**HOME PRICE**  
 \$365,700  
 Average Monthly House Payment  
**\$2,765**

**\$860** More Per Month  
 Increased By **45.15%**

\* Since January 2022 – Base Prices have been up by 8% and Mortgage Rates up by approximately 79%

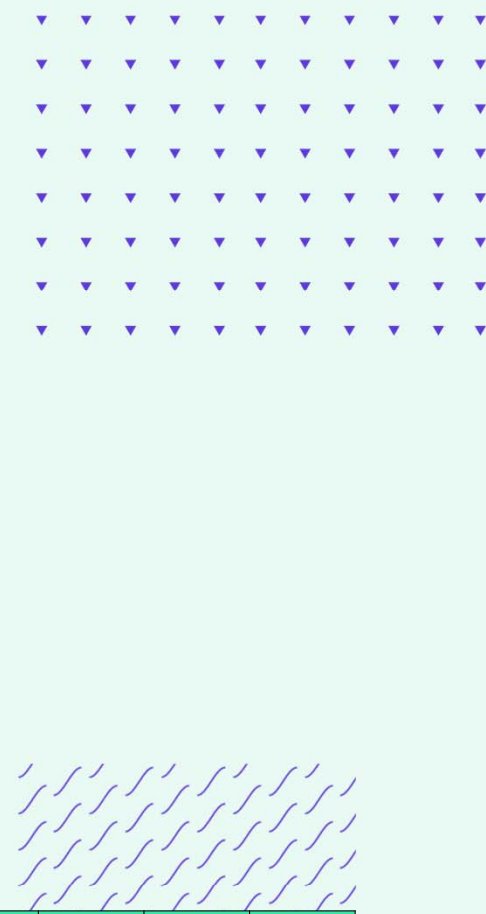
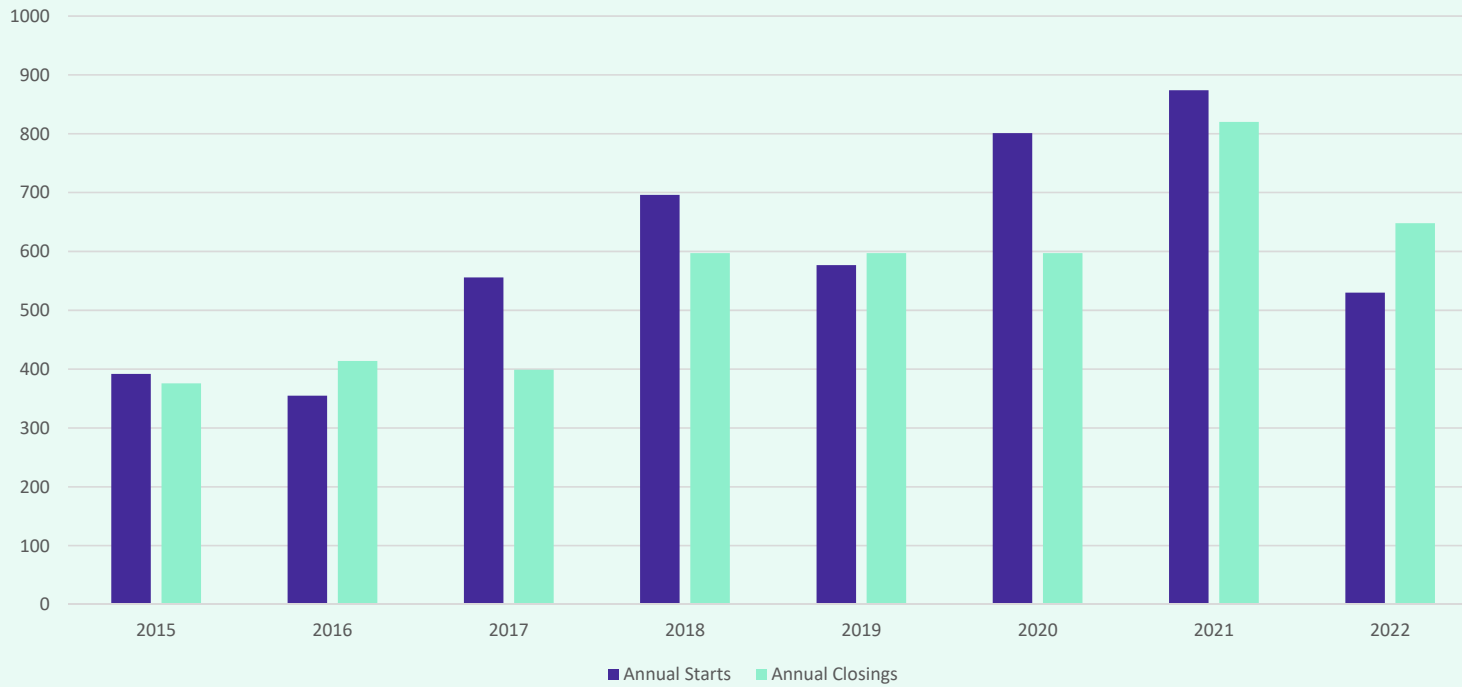
# Houston New Home Starts & Closings are Flattening Out



Source: Zonda



# District New Home Starts and Closings



Starts	2015	2016	2017	2018	2019	2020	2021	2022
1Q	71	79	104	103	118	160	169	193
2Q	94	91	172	219	154	158	215	170
3Q	122	111	161	169	134	245	353	167
4Q	105	74	119	205	171	238	137	
Total	392	355	556	696	577	801	874	530

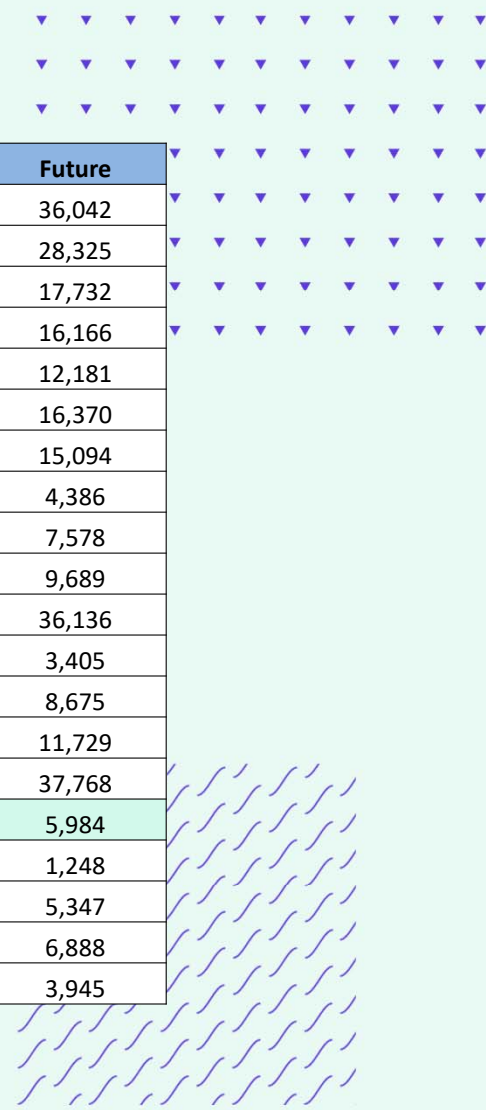
Closings	2015	2016	2017	2018	2019	2020	2021	2022
1Q	117	122	70	120	137	121	212	252
2Q	85	107	66	146	160	169	325	218
3Q	60	97	152	196	171	182	158	178
4Q	114	88	111	135	129	125	125	
Total	376	414	399	597	597	597	820	648



# Houston New Home Ranking Report

ISD Ranked by Annual Closings – 3Q22




Rank	District Name	Annual Starts	Annual Closings	Inventory	VDL	Future
1	LAMAR CISD	4,478	4,641	2,727	3,953	36,042
2	CONROE ISD	4,462	3,930	2,886	4,292	28,325
3	KATY ISD	3,488	3,619	1,847	3,211	17,732
4	HOUSTON ISD	3,152	3,075	2,370	2,203	16,166
5	FORT BEND ISD	2,829	2,978	1,765	2,500	12,181
6	CYPRESS-FAIRBANKS ISD	2,776	2,184	1,975	2,691	16,370
7	ALVIN ISD	2,053	2,060	1,480	2,789	15,094
8	TOMBALL ISD	1,312	1,531	833	1,209	4,386
9	SPRING ISD	1,458	1,472	594	583	7,578
10	NEW CANEY ISD	1,647	1,396	965	1,207	9,689
11	MAGNOLIA ISD	1,771	1,333	1,129	1,910	36,136
12	HUMBLE ISD	791	975	467	663	3,405
13	WILLIS ISD	1,019	974	656	1,793	8,675
14	SPLENDORA ISD	962	850	525	1,360	11,729
15	WALLER ISD	1,192	846	651	1,776	37,768
16	DICKINSON ISD	668	773	496	1,290	5,984
17	SPRING BRANCH ISD	720	705	574	693	1,248
18	BARBERS HILL ISD	623	598	338	646	5,347
19	MONTGOMERY ISD	845	504	598	808	6,888
20	GOOSE CREEK CISD	564	495	309	509	3,945





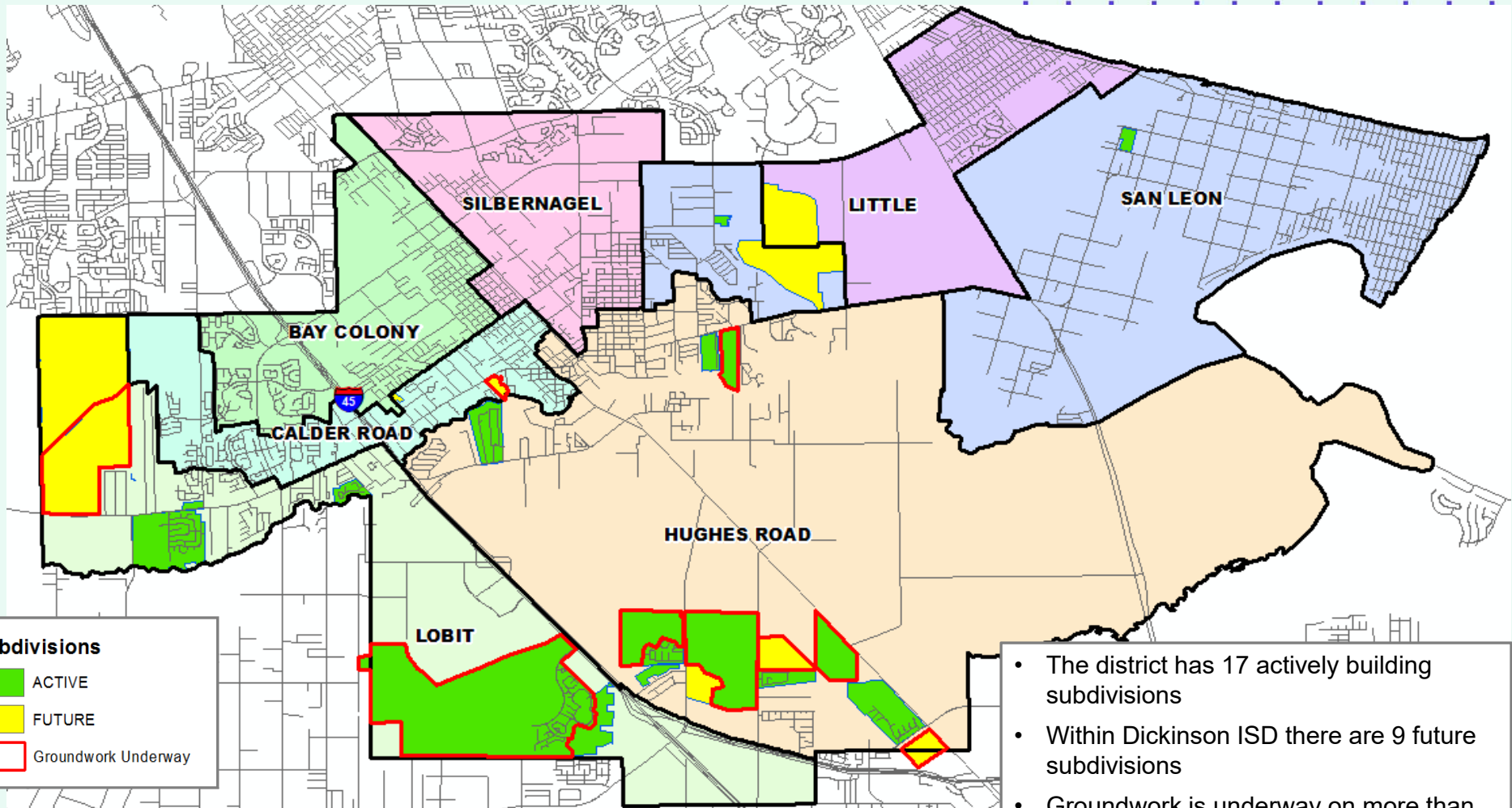
## District Housing Overview by Elementary Zone

Elementary Zone	Annual Starts	Quarter Starts	Annual Closings	Quarter Closings	Under Construction	Inventory	Vacant Dev. Lots	Future Lots
BAY COLONY	0	0	7	0	0	0	0	0
CALDER ROAD	4	3	10	0	3	3	50	102
HUGHES ROAD	171	50	224	38	102	159	548	1,737
LITTLE	0	0	0	0	0	0	0	600
LOBIT	493	114	532	140	230	334	692	3,204
SAN LEON	0	0	0	0	0	0	9	341
SILBERNAGEL	0	0	0	0	0	0	0	0
<b>Grand Total</b>	<b>668</b>	<b>167</b>	<b>773</b>	<b>178</b>	<b>332</b>	<b>496</b>	<b>1,290</b>	<b>5,984</b>

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



# District Housing Overview



- The district has 17 actively building subdivisions
- Within Dickinson ISD there are 9 future subdivisions
- Groundwork is underway on more than 1,000 lots within 8 subdivisions





# Residential Activity



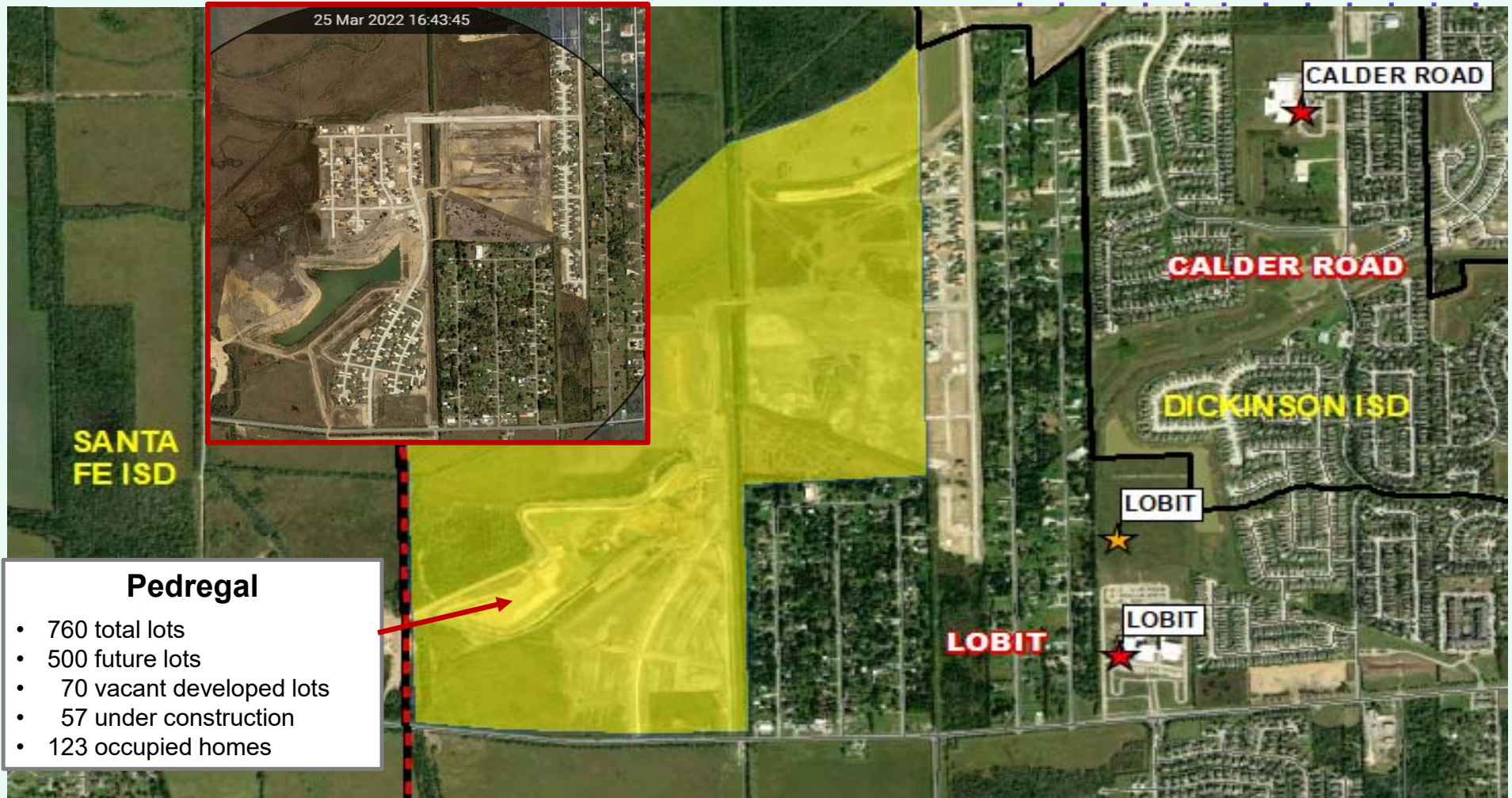
**Lago Mar**

- 3,997 total lots
- 2,321 future lots
- 619 vacant developed lots
- 171 under construction
- 1,267 occupied homes





# Residential Activity







# Residential Activity



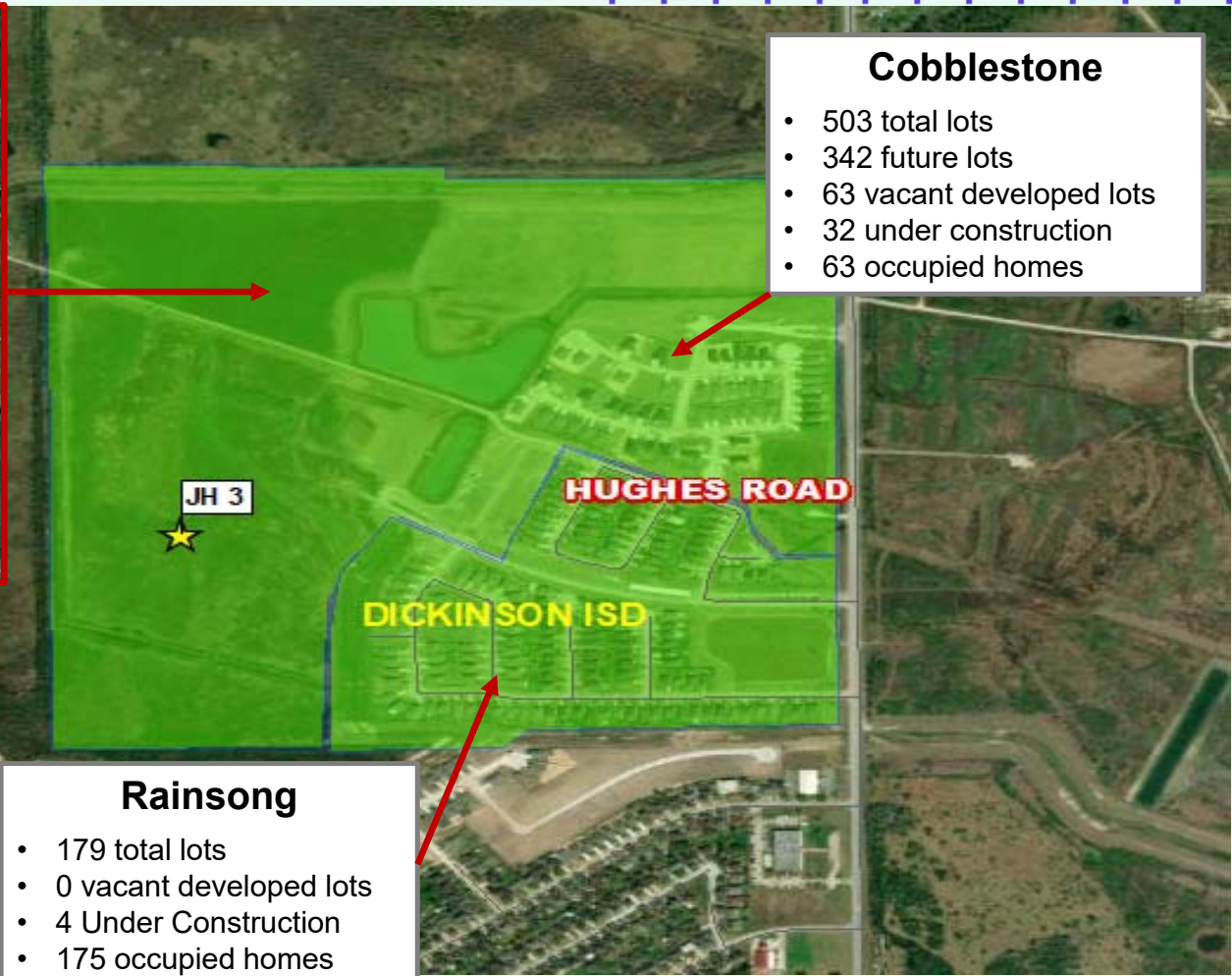
**Central Park East**

- 433 total lots
- 264 future lots
- 87 Vacant Developed Lots
- 64 Occupied Homes





# Residential Activity







# Residential Activity



**Bayou Maison**

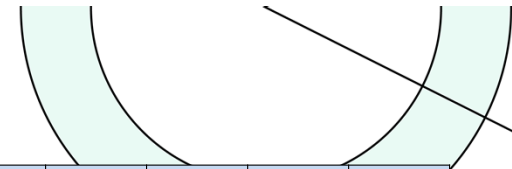
- 178 total lots
- 54 vacant developed lots
- 8 homes under construction
- 107 occupied homes

**Bayou Bend Estates & TH's**

- 121 total lots
- 44 future lots
- 59 vacant developed lots
- 17 Under Construction
- Groundwork underway



# 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
2018/19	77	373	794	785	831	868	847	874	925	893	806	935	855	642	657	11,162		
2019/20	69	376	874	844	823	841	899	906	894	965	942	888	890	761	685	11,657	495	4.4%
2020/21	71	273	809	842	838	830	847	924	903	926	961	986	848	813	761	11,632	-25	-0.2%
2021/22	74	326	820	860	863	850	890	850	928	930	962	1,136	937	731	775	11,932	300	2.6%
2022/23	68	340	845	887	896	894	898	917	888	963	962	1,140	1,058	821	745	12,322	390	3.3%
2023/24	68	360	891	893	922	926	938	951	931	937	1,015	1,053	1,093	969	811	12,758	436	3.5%
2024/25	68	387	929	950	933	961	968	978	963	953	976	1,145	1,006	1,011	985	13,213	454	3.6%
2025/26	68	402	973	998	991	973	992	1,010	999	982	989	1,087	1,091	931	1,017	13,503	290	2.2%
2026/27	68	405	1,010	1,040	1,041	1,033	1,010	1,040	1,033	1,015	1,019	1,101	1,040	1,006	934	13,795	292	2.2%
2027/28	68	421	1,052	1,078	1,087	1,084	1,074	1,054	1,062	1,053	1,055	1,140	1,051	961	1,014	14,254	459	3.3%
2028/29	68	433	1,077	1,126	1,129	1,141	1,127	1,122	1,078	1,083	1,091	1,175	1,088	971	967	14,676	423	3.0%
2029/30	68	441	1,119	1,155	1,187	1,182	1,189	1,178	1,149	1,097	1,122	1,215	1,122	1,005	977	15,206	529	3.6%
2030/31	68	450	1,149	1,201	1,211	1,245	1,235	1,242	1,207	1,170	1,138	1,250	1,160	1,036	1,011	15,773	567	3.7%
2031/32	68	455	1,168	1,236	1,261	1,273	1,305	1,289	1,273	1,230	1,212	1,267	1,193	1,072	1,042	16,344	571	3.6%
2032/33	68	457	1,185	1,259	1,302	1,326	1,334	1,363	1,323	1,298	1,273	1,349	1,209	1,102	1,078	16,926	582	3.6%

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



# Ten Year Forecast by Campus (current grade configuration)

Campus	Capacity	History	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	2031/33
Bay Colony Elementary	750	667	637	640	648	639	631	648	653	660	656	659	659
Calder Road Elementary	700	707	711	768	780	781	802	794	796	803	803	805	811
Hughes Road Elementary	730	687	706	717	779	837	903	969	1,046	1,127	1,194	1,248	1,278
Jake Silbernagel Elementary	750	618	636	637	632	639	636	649	650	649	650	650	649
Kenneth E Little Elementary	750	600	635	632	652	667	681	695	706	711	719	725	730
Lobit Elementary	750	761	853	954	1,062	1,181	1,300	1,441	1,573	1,711	1,848	1,980	2,097
San Leon Elementary	750	643	650	650	642	652	654	654	677	683	690	699	709
<b>ELEMENTARY SCHOOL TOTAL</b>	<b>5,180</b>	<b>4,683</b>	<b>4,828</b>	<b>4,998</b>	<b>5,197</b>	<b>5,397</b>	<b>5,606</b>	<b>5,850</b>	<b>6,101</b>	<b>6,342</b>	<b>6,559</b>	<b>6,766</b>	<b>6,931</b>
Elementary Absolute Growth		173	145	170	198	200	209	244	252	240	217	207	165
Elementary Percent Growth		3.84%	3.10%	3.53%	3.97%	3.86%	3.87%	4.35%	4.30%	3.94%	3.43%	3.15%	2.44%
Dunbar Middle School	650	665	658	631	613	606	617	601	595	621	639	644	646
Barber Middle School	650	587	562	618	639	619	621	627	650	681	711	736	757
Lobit Middle School	650	526	585	633	689	784	835	888	955	1,025	1,099	1,182	1,283
<b>MIDDLE SCHOOL TOTAL</b>	<b>1,950</b>	<b>1,778</b>	<b>1,805</b>	<b>1,882</b>	<b>1,941</b>	<b>2,009</b>	<b>2,073</b>	<b>2,116</b>	<b>2,200</b>	<b>2,327</b>	<b>2,449</b>	<b>2,562</b>	<b>2,686</b>
Middle School Absolute Growth		-47	27	77	59	68	64	43	84	127	122	113	124
Middle School Percent Growth		-2.58%	1.52%	4.27%	3.13%	3.50%	3.19%	2.07%	3.97%	5.77%	5.24%	4.61%	4.84%
McAdams Junior High School	1,400	909	939	954	983	1,064	1,149	1,235	1,286	1,348	1,434	1,528	1,628
Kranz Junior High School	1,400	965	970	982	930	891	869	857	872	855	858	898	927
<b>JUNIOR HIGH TOTAL</b>	<b>4,200</b>	<b>1,874</b>	<b>1,909</b>	<b>1,936</b>	<b>1,913</b>	<b>1,955</b>	<b>2,018</b>	<b>2,092</b>	<b>2,158</b>	<b>2,203</b>	<b>2,292</b>	<b>2,426</b>	<b>2,555</b>
Junior High Absolute Growth		3	35	27	-23	42	63	74	66	45	89	134	129
Junior high Percent Growth		0.16%	1.87%	1.41%	-1.19%	2.20%	3.22%	3.67%	3.15%	2.09%	4.04%	5.85%	5.32%
Dickinson High School	3,600	3,497	3,670	3,832	4,053	4,032	3,987	4,072	4,107	4,225	4,363	4,480	4,644
Alternative Campuses		100	110	110	110	110	110	110	110	110	110	110	110
<b>HIGH SCHOOL TOTAL</b>	<b>3,600</b>	<b>3,597</b>	<b>3,780</b>	<b>3,942</b>	<b>4,163</b>	<b>4,142</b>	<b>4,097</b>	<b>4,182</b>	<b>4,217</b>	<b>4,335</b>	<b>4,473</b>	<b>4,590</b>	<b>4,754</b>
High School Absolute Growth		171	183	162	221	-21	-45	85	35	118	138	117	164
High School Percent Growth		4.99%	5.09%	4.29%	5.61%	-0.50%	-1.09%	2.07%	0.84%	2.80%	3.18%	2.62%	3.57%
<b>DISTRICT TOTALS</b>	<b>14,930</b>	<b>11,932</b>	<b>12,322</b>	<b>12,758</b>	<b>13,214</b>	<b>13,503</b>	<b>13,794</b>	<b>14,240</b>	<b>14,676</b>	<b>15,207</b>	<b>15,773</b>	<b>16,344</b>	<b>16,926</b>
District Absolute Growth		300	390	436	455	289	291	446	437	530	566	571	582
District Percent Growth		2.6%	3.3%	3.5%	3.6%	2.2%	2.2%	3.2%	3.1%	3.6%	3.7%	3.6%	3.6%

Yellow box = over 105% capacity  
Green box = within 5% capacity