

McKinney Independent School District
#1 Duvall Street, McKinney, Texas 75069

To: Board of Trustees

From: Shawn Pratt, Superintendent

Subject: Consider approval of the delegation of authority to the Superintendent or designee to negotiate, finalize and execute an interlocal agreement between the District and the City of McKinney, Texas for the development, construction and operation of a multi-generational recreational center to be located on a 110.42-acre tract of land in the Cunis Tarlton Survey, Abstract A0211, Tracts 10 and 22, City of McKinney, Collin County, Texas.

Date: January 20, 2026

McKinney ISD administration requests approval to enter into an Interlocal Agreement with the City of McKinney to support the development of a Multi-Generational Recreation Center (MGC). The agreement follows the previously approved Purchase and Sale Agreement of approximately 110.42 acres of MISD-owned property to the City of McKinney, which includes a \$19 million total consideration, \$7.5 million in cash and \$11.5 million in in-kind benefits. The City will design, construct, staff, and operate the MGC, featuring a UIL-compliant competition swimming pool. MISD will receive long-term access rights to aquatic facilities:

- Up to 10 lanes at the new MGC pool for 10 hours per week for 50 years
- Up to 7 lanes at the existing Apex Centre pool for 10 hours per week for 52 years

The City must complete the MGC by August 1, 2030, or pay MISD \$8 million as a remedy. The agreement ensures shared community benefits, expanded student athletic opportunities, and safeguards MISD's interests through detailed scheduling, operational provisions, and future sale protections.

In accordance with Board Policy CH, the Board must authorize interlocal agreements between McKinney ISD and another governmental entity. By approving the agreement, the Board of Trustees authorize the Superintendent to negotiate and execute the agreement, and take all actions, necessary to provide services to the District under the agreement.

Impact Statement: Revenue from sale of real property.

It is recommended: Approval of the interlocal agreement between McKinney ISD and the City of McKinney for the development, construction and operation of a multi-generational recreational center and authorize the Superintendent to execute the agreement.

Resource Person(s): Dr. Dennis Womack, Assistant Superintendent
Greg Suttle, Chief Operations Officer

Respectfully submitted,

Shawn Pratt
Superintendent

Dr. Dennis Womack
Assistant Superintendent