

HAYS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT BOARD OF TRUSTEES

Date: May 19, 2025

Agenda Item: J.10

Board Goal: Community Relations

Subject: Consideration and possible approval of the Final Plat at Tom Green Elementary School

Administrator Responsible/Position: Max Cleaver, Chief Operations Officer
Nathan Wensowitch, Exec. Dir of Facilities, Construction & Bond Programs

A. Purpose of Agenda Item:

☒ Action needed ☐ Information only ☐ Receive input

B. Authority for This Action:

☒ Local Policy: ☐ Law or Rule ☐ N/A
CDB (Legal) and (Local) – Sale,
Lease, or Exchange of School-
Owned Property

C. Goal or Need Addressed: Work with local entities to meet development standards.

D. Summary:

- ☒ **Previous board action relating to this item:** On September 24, 2024, the Board reviewed the schematic designs and associated pricing of fourteen potential 2025 Bond projects (2023 Bond BP12 for planning) including Tom Green ES. On October 28, 2024, the Board approved for further consideration the schematic design for the 2023 Bond Bid Package 12 Projects and middle school renovations and additions. On January 27, 2025 the Board approved for further consideration the design development (DD) for 2023 Bond Bid Package 12 Projects at Fuentes ES, Hemphill ES, Kyle ES, Tom Green ES, Chapa MS, Simon MS and Wallace MS
- ☒ **Future action anticipated:** None anticipated
- ☒ **Background information:** Our construction permitting activities have triggered the need to plat this property. In reviewing available information, it was discovered that Tom Green School Road, a public street, is owned by Hays CISD and maintained by the City of Buda. The recommended solution is for the Board to dedicate a 60' public access easement by separate instrument as shown on the plat document and access easement survey document. The City of Buda's in-kind contribution would be the maintenance of the streets and sidewalks. Alternatively, the Board could negotiate for compensation for the 2.263-acre access easement tract. Also, current code requires the dedication of a minimum 15' public utility easement around the perimeter of the property and an existing drainage easement, to be dedicated on the plat, as shown on the plat document.

E. Comments Received:

☒ Cabinet ☐ DLT ☐ FBOC ☐ Teacher Org. Reps. ☐ Other:

F. Administrative Recommendation: Administration recommends consideration and approval of the plat.

Advantages and benefits of this proposal: N/A

Expected results in terms of student benefit/achievement: N/A

Effect of this action on other parts of the system: N/A

Consequences of not approving this recommendation: N/A

G. Fiscal Impact and Cost: Minimal survey fees

☐ Budget ☒ 2021 Bond Land Due Diligence ☐ Other

☐ Budget Amendment Needed

Prior Year Spending: N/A

Reasons for rejecting alternatives: N/A

Future/Ongoing: N/A

H. Monitoring and Reporting Time Line:

Person responsible for evaluating this decision or action: Max Cleaver and Nathan Wensowitch

Evaluation method and time line: N/A

Next report to the board: N/A

I. Suggested Motion:

I move that the Hays CISD Board of Trustees approve the Final Plat for Tom Green Elementary School, and authorize the Superintendent and/or Board President to negotiate and execute documents necessary and/or convenient to complete the transaction, as presented.