



Agenda of Board Workshop

The Board of Trustees McAllen Independent School District

A Board Workshop of the Board of Trustees of the McAllen Independent School District will be held Tuesday, October 28, 2025, beginning at 5:30 PM in the UTRGV McAllen ISD Collegiate Academy, 801 East Lakeview Drive, McAllen, Texas 78501.

At this meeting there may be discussion and action by the Board on the item(s) and subject(s) listed as follows:

Items listed on this agenda may be taken in an order other than as shown on this agenda.

1. **CALL MEETING TO ORDER**
2. **PUBLIC COMMENTS**
3. **REPORT REGARDING** the McAllen ISD Facility Master Plan 2025 through 2035 **2**
by MGT
Presenter: Dr. René Gutiérrez, Superintendent
4. **ADJOURNMENT**

If, during the course of the meeting, discussion of any item on the agenda should be held in a closed meeting, the Board will conduct a closed meeting in accordance with the Texas Open Meetings Act, Government Code, Chapter 551, Subchapters D and E. Before any closed meeting is convened, the presiding officer will publicly identify the section or sections of the Act authorizing the closed meeting. All final votes, actions, or decisions will be taken in open meeting.

Pursuant to Texas Government Code 551.127, a member or employee of a governmental body is authorized to participate remotely in a meeting of the governmental body through a videoconference call, as long as a quorum of the governmental body is physically present at the location of the Board Meeting. Any video conference conducted pursuant to this section will comply with the technical requirements of this section.

Pursuant to Texas Government Code 551.129, the Board of Trustees may use a telephone conference call, video conference call, or communications over the internet to conduct a public consultation with its attorney in an open meeting of the governmental body, or, a private consultation with its attorney in closed meeting of the governmental body.

*The notice for this meeting was posted in compliance with the Texas Open Meeting Act on October 22, 2025 by 3:00 P.M.
Natalia Goza, on behalf of the Board of Trustees*



MGT

McAllen School Board Report October 2025

McAllen
INDEPENDENT SCHOOL DISTRICT

Welcome & Study Session Purpose



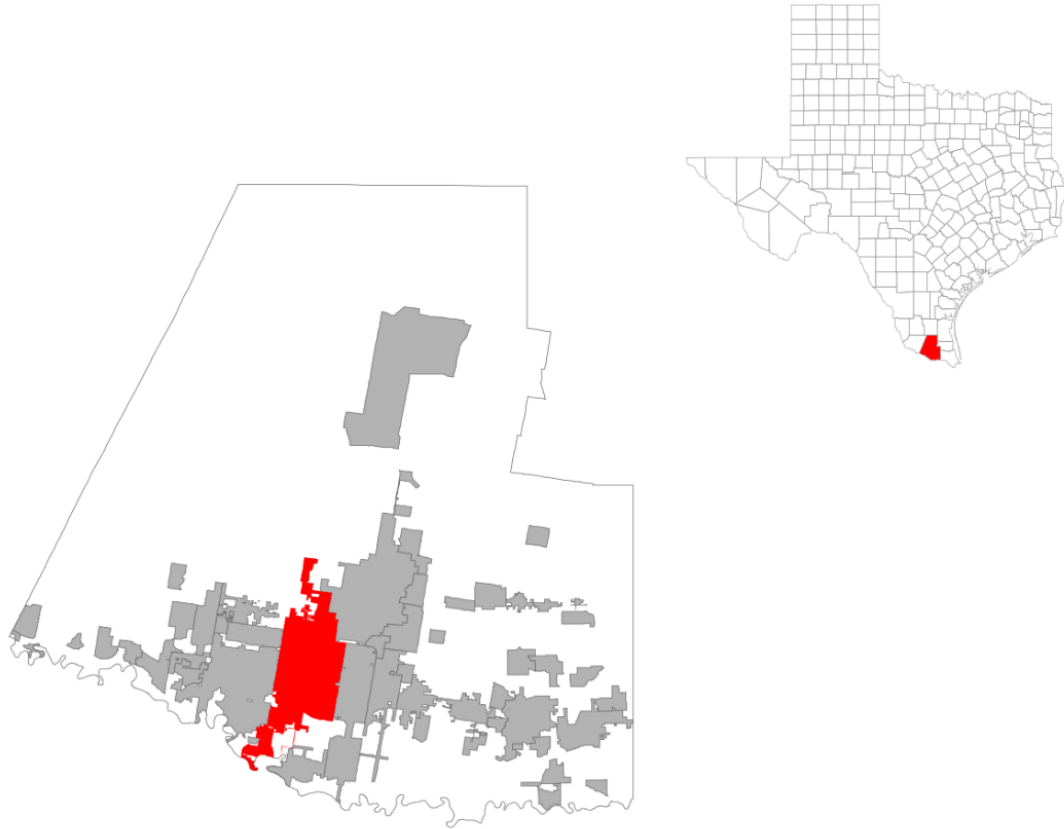
- Introductions
- Interactive session to review Facility Master Plan findings.
- Goal: Share key facility needs and recommendations.

Input from Board and Cabinet is welcome throughout.

Agenda

- **Welcome & Purpose**
- **Methodology**
- **Educational Programs**
- **Demographics Overview**
- **Enrollment Projections, Capacity and Utilization**
- **Community Engagement**
- **Districtwide Conditions Overview**
- **School-Specific Findings**
- **New STEM Academy and MOT Facility**
- **Districtwide Cost Summary**
- **Funding Opportunities**

Demographic Overview

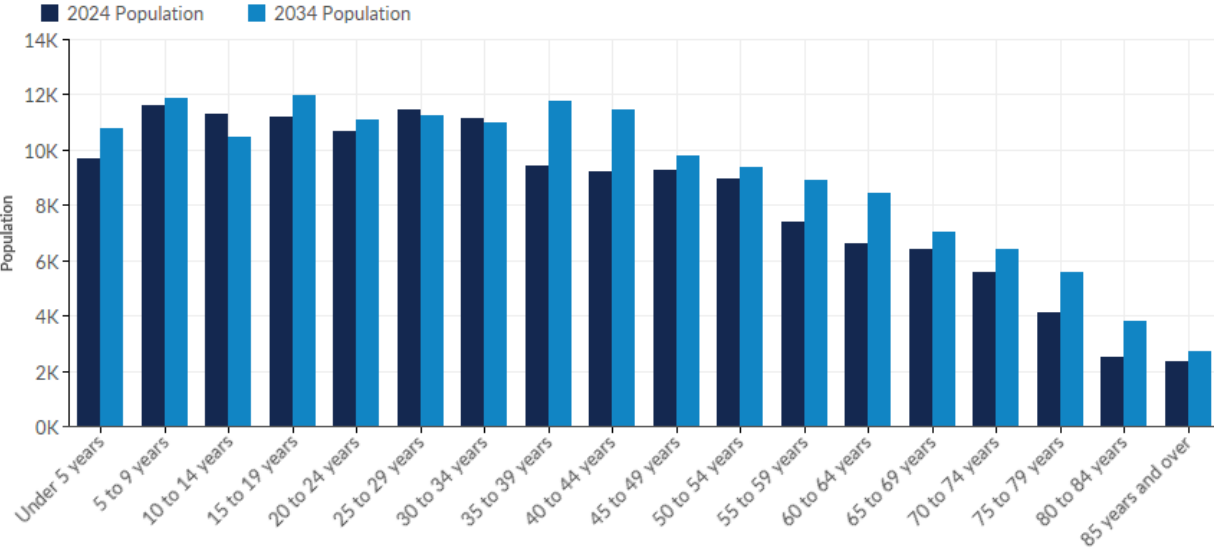


Map of McAllen, Tx

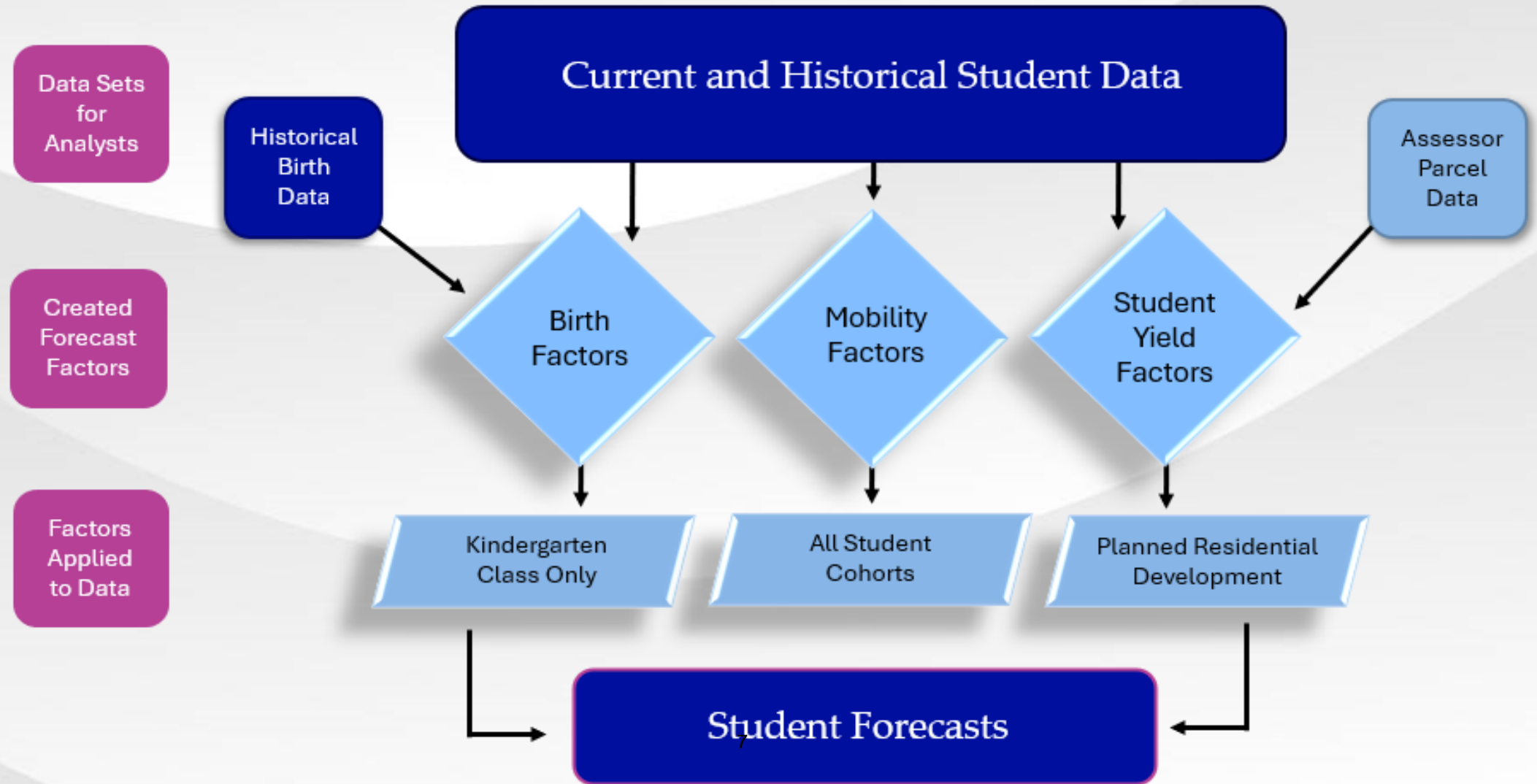
Area	2024 Population	2034 Population	Change	% Change
McAllen Zip Codes	148,859	163,568	14,710	10%
Hidalgo County	906,021	999,211	93,190	10%
Texas	30,912,083	35,256,823	4,344,740	14%
Nation	336,486,167	351,040,055	14,553,887	4%

Population by Age

Age Cohort	2024 Population	2034 Population	Change	% Change	2034 % of Cohort
Under 5 years	9,696	10,793	1,096	11%	7%
5 to 9 years	11,599	11,860	260	2%	7%
10 to 14 years	11,284	10,440	(844)	(7%)	6%
15 to 19 years	11,200	11,987	786	7%	7%
20 to 24 years	10,684	11,066	382	4%	7%
25 to 29 years	11,460	11,241	(220)	(2%)	7%
30 to 34 years	11,139	10,979	(159)	(1%)	7%
35 to 39 years	9,421	11,766	2,345	25%	7%
40 to 44 years	9,213	11,427	2,214	24%	7%
45 to 49 years	9,289	9,800	512	6%	6%
50 to 54 years	8,930	9,364	435	5%	6%
55 to 59 years	7,383	8,892	1,509	20%	5%
60 to 64 years	6,614	8,428	1,815	27%	5%
65 to 69 years	6,404	7,047	643	10%	4%
70 to 74 years	5,547	6,391	844	15%	4%
75 to 79 years	4,118	5,549	1,431	35%	3%
80 to 84 years	2,515	3,813	1,298	52%	2%
85 years and over	2,363	2,726	362	15%	2%
Total	148,859	163,568	14,710	10%	100%



Student Projections Flowchart



Methodology

Enrollment projections are an estimate of future activity.

Average Percentage Increase Model

Calculates future school enrollment growth based on the historical average growth from year to year.

Linear Regression Model

Estimates by performing calculations on known historical values and to create future values to provide a trend line. MGT has chosen a “straight-line” model to estimate future enrollment values that finds the best fit based on the historical data.

Cohort Survival Model

This model calculates the growth or decline in a grade level over a period of five years based on the ratio of students who attend each of the previous years, or the “survival rate.”

Student-Age of Population Model

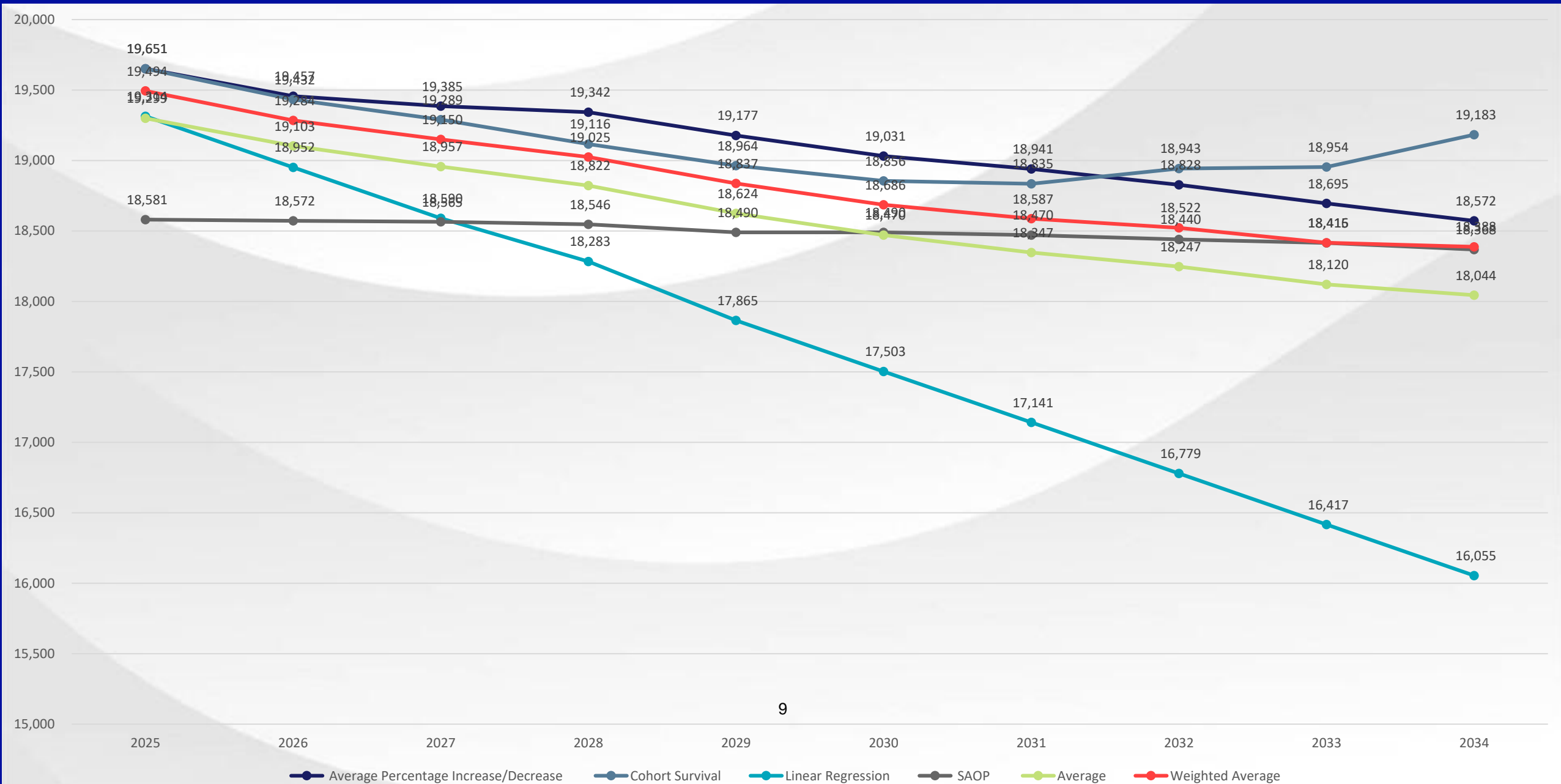
Utilizes age related population data to indicate the number of students within each school level that can be expected based upon population projections to project future enrollment.

Weighted Average

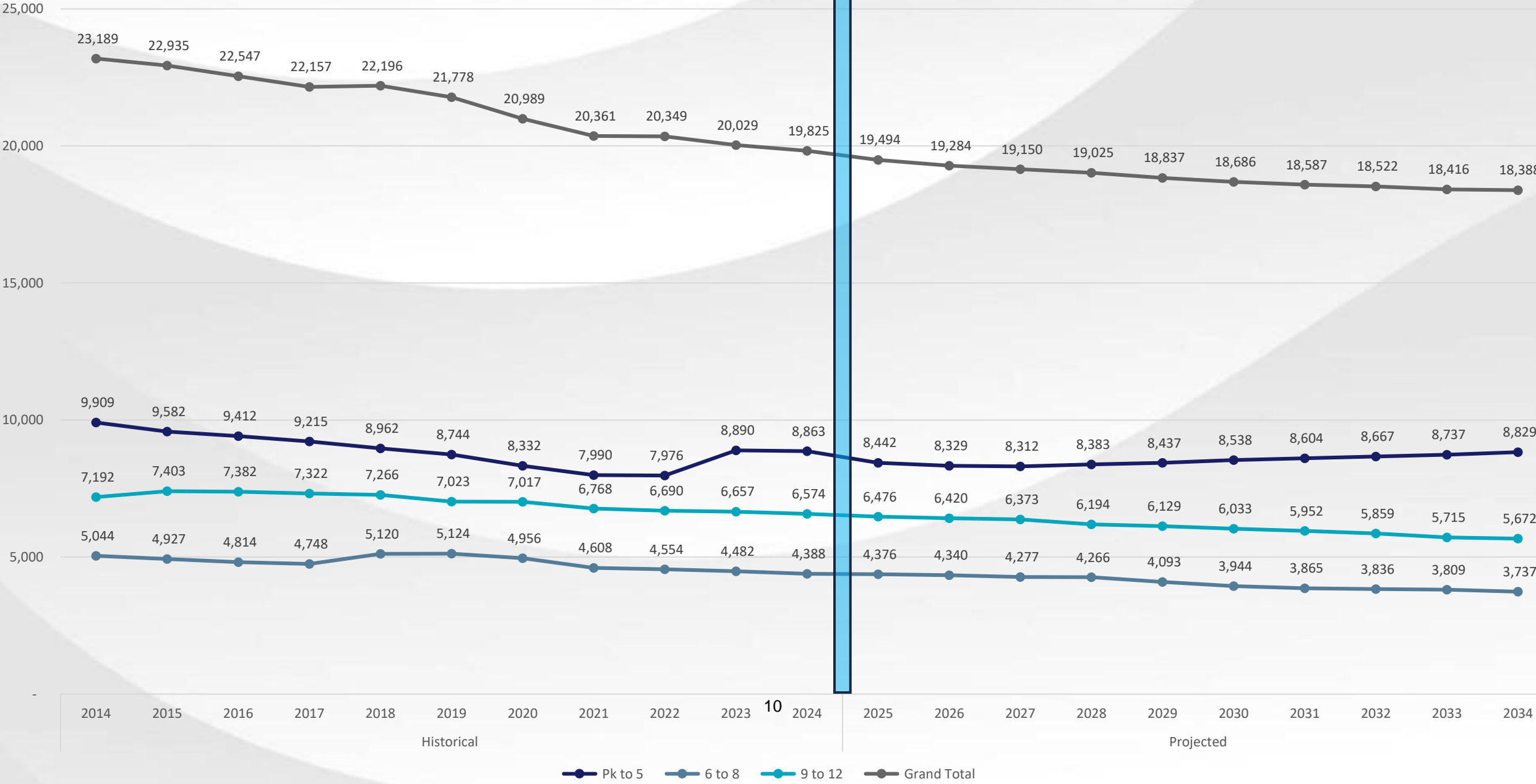
Average of each of models to reflect the trends and the over-arching themes to maximize the strengths of each of the base models.



Projected Enrollment by Model



Historical and Projected Enrollment by Grade Band



Capacity and Utilization Study

School	Maximum Capacity	Target Capacity
Alvarez ES	698	628
Blanca E Sanchez ES	659	593
Castaneda ES	809	728
Dr. Pablo Perez ES	750	675
Escandon ES	636	572
Instruction & Guidance Center	144	108

**Maximum Capacity:
All rooms 100% full**

**Target Capacity:
90% for Elementary
66% for Middle
66% for High**

**Utilization based on
Target Capacity**

Develop and Validate Building Capacity



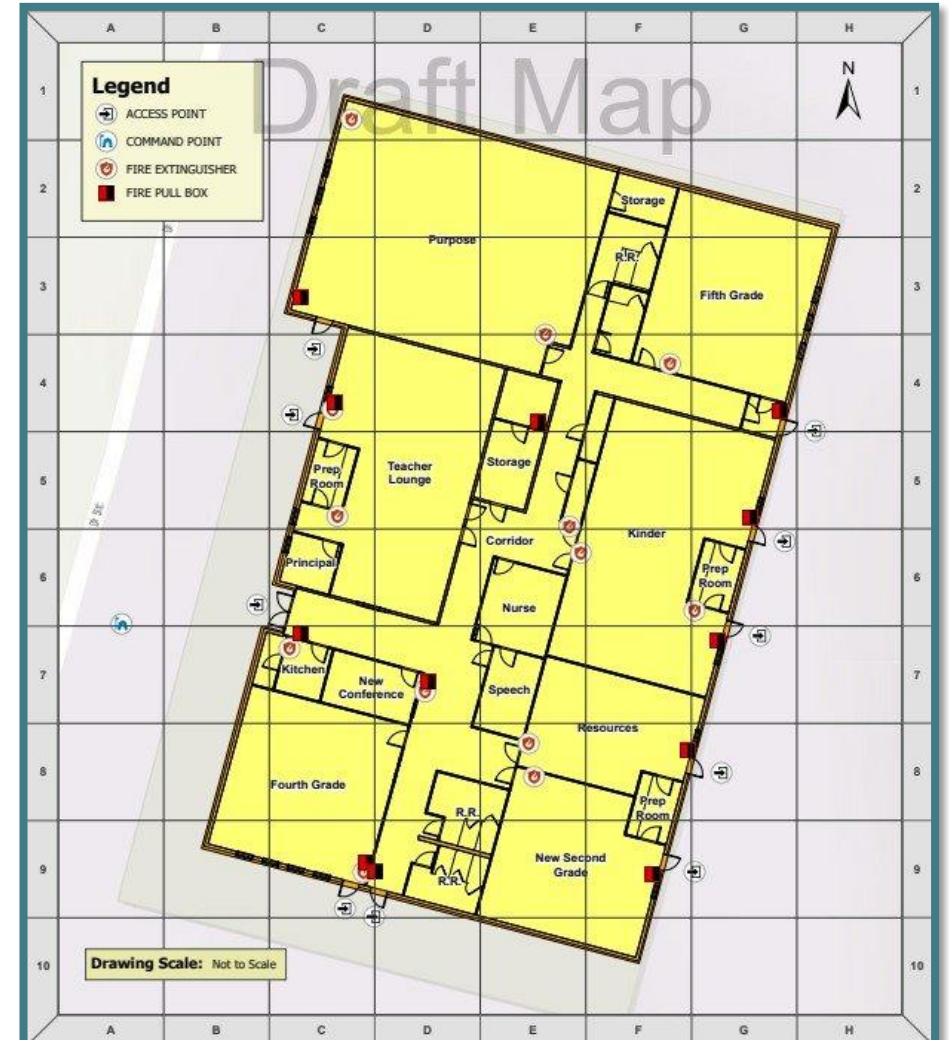
Functional Capacity is a choice:

- Facility's age and condition,
- Space functionality
- Program priorities
- Student needs (STEM, dual language, special education, art and physical education, and career and technical spaces)

Functional Capacity is developed using:

- Staffing worksheets
- Building plans and layouts
- Loading standards
- Current enrollment
- Intensive support rooms
- PreK classrooms
- Special programs
- Portables

MGT reviewed MISD's current capacities, facility maps, and program requirements in partnership with division leadership and building staff.



Capacity and Utilization K-5

Work with district staff to understand current program offerings, capacity, and utilization numbers for each building.

School	Current Enrollment**	Maximum Capacity*	Target Functional Capacity	Utilization*
Alvarez EL	435	698	628	69.25%
Blanca E Sanchez EL	502	659	593	84.64%
Castaneda EL	374	809	728	51.37%
Dr. Pablo Perez EL	601	750	675	89.04%
Escandon EL	457	636	572	79.84%
Fields EL	438	634	571	76.76%
Garza EL	409	765	689	59.40%
Gonzalez EL	818	700	630	129.84%
Houston EL	397	617	555	71.49%
Jackson EL	548	861	775	70.72%
Lucile Hendricks EL	432	598	538	80.27%
McAuliffe EL	385	751	676	56.96%
Milam EL	811	812	731	110.97%
Rayburn EL	530	706	635	83.41%
Roosevelt EL	357	815	734	48.67%
Seguin EL	526	766	689	76.30%
Thigpen-Zavala EL	470	679	611	76.91%
Wilson EL	408	561	505	80.81%
K-5 Total/Avg	8,898	12,817	11,535	77.14%

* Does Not Include Portables **Includes Dual Enrollment

Efficiency Rate	Description	Number of Schools
> 110	Inadequate Space	2
95 - 110	Approaching Inadequate Space	0
80 - 95	Adequate Space	5
70 - 80	Approaching Inefficient Use of Space	6
< 70	Inefficient Use of Space	5



Capacity and Utilization 6-8

Work with district staff to understand current program offerings, capacity, and utilization numbers for each building.

Efficiency Rate	Description	Number of Schools
> 110	Inadequate Space	1
95 - 110	Approaching Inadequate Space	2
80 - 95	Adequate Space	0
70 - 80	Approaching Inefficient Use of Space	1
< 70	Inefficient Use of Space	2

School	Current Enrollment**	Maximum Capacity*	Target Functional Capacity	Utilization*
<u>Brown MS</u>	580	1,261	832	69.69%
<u>Cathey MS</u>	827	1,278	843	98.05%
<u>De Leon MS</u>	664	1,269	838	79.28%
<u>Michael E. Fossum MS</u>	791	1,247	823	96.11%
<u>Morris MS</u>	999	1,111	733	136.24%
<u>Travis MS</u>	505	1,223	807	62.56%
6-8¹⁴ Total/Avg	4,366	7,389	4,877	89.53%

* Does Not Include Portables

**Includes Dual Enrollment

Capacity and Utilization 9-12

Work with district staff to understand current program offerings, capacity, and utilization numbers for each building.

Efficiency Rate	Description	Number of Schools
> 110	Inadequate Space	1
95 - 110	Approaching Inadequate Space	2
80 - 95	Adequate Space	1
70 - 80	Approaching Inefficient Use of Space	0
< 70	Inefficient Use of Space	0

School	Current Enrollment**	Maximum Capacity*	Target Functional Capacity	Utilization*
Achieve Early College HS	428	741	489	87.51%
McAllen HS	2,134	2,693	1,777	120.06%
Rowe HS	1,905	2,750	1,815	104.96%
Memorial HS	2,021	2,853	1,883	107.33%
9-12th Total/Avg	6,488	9,037	5,964	108.78%

* Does Not Include Portables

**Includes Dual Enrollment

Capacity and Utilization Other Facilities

Work with district staff to understand current program offerings, capacity, and utilization numbers for each building.

Efficiency Rate	Description	Number of Schools
> 110	Inadequate Space	0
95 - 110	Approaching Inadequate Space	0
80 - 95	Adequate Space	1
70 - 80	Approaching Inefficient Use of Space	0
< 70	Inefficient Use of Space	2

School	Current Enrollment**	Maximum Capacity*	Target Functional Capacity	Utilization*
Instructional Guidance Center	60	144	108	55.56%
UTRGV **	350	600	500	70%
Lamar **	395	867	572.22	69.03%
Other Total Average	805	1,611	1,180	68.21%

* Does Not Include Portables

**Includes Dual Enrollment

Overall Capacity and Utilization

Work with district staff to understand current program offerings, capacity, and utilization numbers for each building.

Efficiency Rate	Description	Number of Schools
> 110	Inadequate Space	4
95 - 110	Approaching Inadequate Space	4
80 - 95	Adequate Space	7
70 - 80	Approaching Inefficient Use of Space	7
< 70	Inefficient Use of Space	9

* Does Not Include Portables
 **Includes Dual Enrollment

School	Current Enrollment**	Maximum Capacity*	Target Functional Capacity	Utilization*
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Wilson EL	408	561	505	80.81%
K-5 Total/Avg	8,898	12,817	11,535	77.14%
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6-8 Total/Avg	4,366	7,389	4,877	89.53%
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9-12 Total/Avg	6,488	9,037	5,964	108.78%
Instructional Guidance Center	60	144	108	55.56%
UTRGV **	350	600	500	70.00%
Lamar **	395	867	572	69.03%
Other Total Average	805	1,611	1,180	68.21%
District Total/Avg**	20,557	30,854	23,557	87.27%

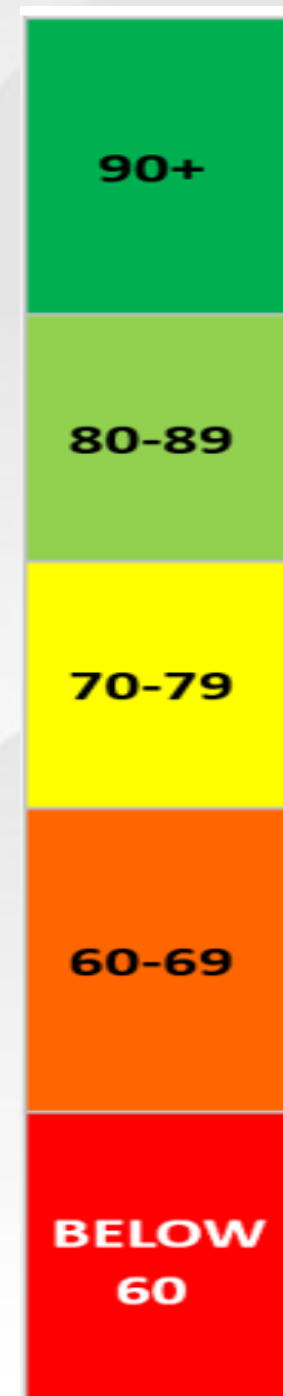
Facilities Assessments

Conducted at each school site using **MGT's BASYS®** Facility Assessment Software.

Assessments include:

- Building Condition
- Educational Suitability
- Technology Readiness
- Grounds Condition
- Combined Scores

Each assessment results in score based on a 100-point scale.



Facilities Assessments

Building Condition

90+	<p>New or Like New: The building and/or a majority of its systems are in very good condition and only require preventive maintenance.</p>
80-89	<p>Good: The building and/or a majority of its systems are in good condition and only require routine maintenance.</p>
70-79	<p>Fair: The building and/or some of its systems are in fair condition based on age and operations</p>
60-69	<p>Poor: The building and/or a significant number of its systems are in poor condition and require major repair, renovation, or replacement.</p>
BELOW 60	<p>Unsatisfactory: The building and/or a majority of its systems should be replaced due to risk of system failure, inefficient operation, and increased maintenance requirements.</p>

Site	Building Condition
Elementary Schools	
Alvarez ES	68.15
Blanca E Sanchez ES	85.77
Castaneda ES	63.44
Dr. Pablo Perez ES	88.47
Escandon ES	77.46
Fields ES	85.35
Garza ES	68.59
Gonzalez ES	69.03
Houston ES	63.66
Jackson ES	66.60
Lucile Hendricks ES	88.47
McAuliffe ES	65.10
Milam ES	83.60
Rayburn ES	77.55
Roosevelt ES	65.86
Seguin ES	64.67
Thigpen-Zavala ES	83.70
Wilson ES	78.02
Elementary Averages	74.64
Middle Schools	
Brown MS	69.49
Cathey MS	75.73
De Leon MS	74.28
Michael E. Fossum MS	78.81
Morris MS	71.27
Travis MS	64.54
Middle Averages	72.35

Facilities Assessments

Building Condition

90+	<p>New or Like New: The building and/or a majority of its systems are in very good condition and only require preventive maintenance.</p>
80-89	<p>Good: The building and/or a majority of its systems are in good condition and only require routine maintenance.</p>
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BELOW 60	<p>Unsatisfactory: The building and/or a majority of its systems should be replaced due to risk of system failure, inefficient operation, and increased maintenance requirements.</p>

Site	Building Condition
High Schools	
Achieve Early College HS	67.84
McAllen HS	73.57
Rowe HS	74.09
Memorial HS	69.96
High Average	71.37
Other Educational Facilities	
Instruction/Guidance	62.18
Lamar Academy	74.54
UTRGV Collegiate	100.00
Other Averages	78.91
Administrative Facilities	
Central Administration	74.50
Crockett-School Police	76.48
FMO	88.68
Navarro-Admin	76.48
Professional Learning Center	81.79
Stadium and Athletics	80.27
Administrative Averages	79.70
District Average	
	75.39

Facilities Assessments

Educational Suitability

90+	Excellent: The facility is designed to provide for and support the governmental/educational program offered.
80-89	Good: The facility is designed to provide for and support a majority of the educational/governmental program offered.
70-79	Fair: The facility has some problems meeting the needs of the educational/governmental program and will require remodeling/renovation.
60-69	Poor: The facility has numerous problems meeting the needs of the educational/governmental program and needs significant remodeling, additions, or replacement.
BELOW 60	Unsatisfactory: The facility is unsuitable in support of the educational/governmental program.

Site	Suitability Score
High School	
Achieve Early College HS	76.92
McAllen HS	70.22
Rowe HS	80.76
Memorial HS	70.11
High School Average	74.50
Middle Schools	
Brown MS	73.98
Cathey MS	74.78
De Leon MS	75.22
Michael E. Fossum MS	83.24
Morris MS	68.12
Travis MS	77.04
Middle School Averages	75.40
Elementary Schools	
Alvarez EL	62.24
Blanca E Sanchez EL	81.28
Castaneda EL	86.22
Dr. Pablo Perez EL	87.73
Escandon EL	77.63
Fields EL	77.43
Garza EL	75.07
Gonzalez EL	71.89
Houston EL	68.14
Jackson EL	69.87
Lucile Hendricks EL	76.35
McAuliffe EL	69.11
Milam EL	62.99
Rayburn EL	80.92
Roosevelt EL	84.02
Seguin EL	68.60
Thigpen-Zavala EL	86.49
Wilson EL	77.98
Elementary School Averages	75.78
Other Educational Facilities	
Instructional Guidance Center	41.53
Lamar Academy	78.00
Other Averages	59.77
District Averages	74.03

Facilities Assessments

Technology Readiness

90+	<p>Excellent:</p> <p>The facility has excellent infrastructure to support information technology.</p>
80-89	<p>Good:</p> <p>The facility has the infrastructure to support information technology.</p>
70-79	<p>Fair:</p> <p>The facility is lacking in some infrastructure to support information technology.</p>
60-69	<p>Poor:</p> <p>The facility lacks significant infrastructure to support information technology.</p>
BELOW 60	<p>Unsatisfactory:</p> <p>The facility has little or no infrastructure to support information technology.</p>

Site	Technology
Elementary Schools	
Alvarez ES	87.68
Blanca E Sanchez ES	100.00
Castaneda ES	89.47
Dr. Pablo Perez ES	100.00
Escandon ES	94.74
Fields ES	84.21
Garza ES	89.47
Gonzalez ES	84.21
Houston ES	94.74
Jackson ES	94.74
Lucile Hendricks ES	100.00
McAuliffe ES	86.11
Milam ES	100.00
Rayburn ES	100.00
Roosevelt ES	84.22
Seguin ES	89.47
Thigpen-Zavala ES	94.44
Wilson ES	100.00
Elementary Averages	92.97
Middle Schools	
Brown MS	94.12
Cathey MS	79.79
De Leon MS	100.00
Michael E. Fossum MS	89.47
Morris MS	78.89
Travis MS	89.47
Middle Averages	88.62
High Schools	
Achieve Early College HS	100.00
McAllen HS	84.21
Rowe HS	94.74
Memorial HS	100.00
High Average	94.74
Other Educational Facilities	
Instruction/Guidance	90.00
Lamar Academy	100.00
UTRGV Collegiate	100.00
Other Averages	96.67
District Average	93.25

Facilities Assessments

Grounds Condition

90+	<p>New or Like New:</p> <p>The site and/or a majority of its systems are in good condition, less than three years old, and only require preventive maintenance.</p>
80-89	<p>Good:</p> <p>The site and/or a majority of its systems are in good condition and only require routine maintenance.</p>
70-79	<p>Fair:</p> <p>The site and/or some of its systems are in fair condition and require minor to moderate repair.</p>
60-69	<p>Poor:</p> <p>The site and/or a significant number of its systems are in poor condition and will require major repair or renovation.</p>
BELOW 60	<p>Unsatisfactory:</p> <p>The site and/or a majority of its systems should be renovated.</p>

Site	Grounds
Elementary Schools	
Alvarez ES	68.29
Blanca E Sanchez ES	81.92
Castaneda ES	67.03
Dr. Pablo Perez ES	90.00
Escandon ES	85.29
Fields ES	85.59
Garza ES	66.67
Gonzalez ES	70.01
Houston ES	65.54
Jackson ES	79.90
Lucile Hendricks ES	90.00
McAuliffe ES	65.00
Milam ES	87.83
Rayburn ES	90.00
Roosevelt ES	73.74
Seguin ES	76.12
Thigpen-Zavala ES	86.65
Wilson ES	85.13
Elementary Averages	78.60
Middle Schools	
Brown MS	80.94
Cathey MS	84.77
De Leon MS	86.82
Michael E. Fossum MS	82.65
Morris MS	62.44
Travis MS	80.69
Middle Averages	79.72
High Schools	
Achieve Early College HS	73.87
McAllen HS	66.61
Rowe HS	69.58
Memorial HS	88.32
High Average	74.60
Other Educational Facilities	
Instruction/Guidance	57.85
Lamar Academy	86.96
UTRGV Collegiate	100.00
Other Averages	81.60
Administrative Facilities	
Central Administration	66.67
Crockett-School Police	69.67
FMO	63.16
Navarro-Admin	81.34
Professional Learning Center	73.87
Stadium and Athletics	79.97
Administrative Averages	72.45
District Average	77.39

Facilities Assessments

Grounds Condition

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Castaneda ES	67.03
Dr. Pablo Perez ES	90.00
Escandon ES	85.29
Fields ES	85.59
Garza ES	66.67
Gonzalez ES	70.01
Houston ES	65.54
Jackson ES	79.90
Lucile Hendricks ES	90.00
McAuliffe ES	65.00
Milam ES	87.83
Rayburn ES	90.00
Roosevelt ES	73.74
Seguin ES	76.12
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Facilities Assessments

Grounds Condition

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High Schools	
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McAllen HS	66.61
Rowe HS	69.58
Memorial HS	88.32
High Average	74.60
Other Educational Facilities	
Instruction/Guidance	57.85
Lamar Academy	86.96
UTRGV Collegiate	100.00
Other Averages	81.60
Administrative Facilities	
Central Administration	66.67
Crockett-School Police	69.67
FMO	63.16
Navarro-Admin	81.34
Professional Learning Center	73.87
Stadium and Athletics	79.97
Administrative Averages	72.45
District Average	77.63

**Overall Combined Scores
ELEMENTARY SCHOOLS**

Site	Building Condition (50%)	Suitability (30%)	Technology (10%)	Grounds Condition (10%)	Combined Score
Elementary Schools					
Alvarez ES	68.15	62.24	87.68	68.29	68.34
Blanca E Sanchez ES	85.77	81.28	100.00	81.92	85.46
Castaneda ES	63.44	86.22	89.47	67.03	73.24
Dr. Pablo Perez ES	88.47	87.73	100.00	90.00	89.55
Escandon ES	77.46	77.63	94.74	85.29	80.02
Fields ES	85.35	77.43	84.21	85.59	82.88
Garza ES	68.59	75.07	89.47	66.67	72.43
Gonzalez ES	69.03	71.89	84.21	70.01	71.50
Houston ES	63.66	68.14	94.74	65.54	68.30
Jackson ES	66.60	69.87	94.74	79.90	71.73
Lucile Hendricks ES	88.47	76.35	100.00	90.00	86.14
McAuliffe ES	65.10	69.11	86.11	65.00	68.39
Milam ES	83.60	62.99	100.00	87.83	79.48
Rayburn ES	77.55	80.92	100.00	90.00	82.05
Roosevelt ES	65.86	84.02	84.22	73.74	73.93
Seguin ES	64.67	68.60	89.47	76.12	69.47
Thigpen-Zavala ES	83.70	86.49	94.44	86.65	85.91
Wilson ES	78.02	²⁶ 77.98	100.00	85.13	80.92
Elementary Averages	74.64	75.78	92.97	78.60	77.21

**Overall Combined Scores
MIDDLE & HIGH SCHOOLS**

Site	Building Condition (50%)	Suitability (30%)	Technology (10%)	Grounds Condition (10%)	Combined Score
Middle Schools					
Brown MS	69.49	73.98	94.12	80.94	74.45
Cathey MS	75.73	74.78	79.79	84.77	76.76
De Leon MS	74.28	75.22	100.00	86.82	78.39
Michael E. Fossum MS	78.81	83.24	89.47	82.65	81.59
Morris MS	71.27	68.12	78.89	62.44	70.20
Travis MS	64.54	77.04	89.47	80.69	72.40
Middle Averages	72.35	75.40	88.62	79.72	75.63
High Schools					
Achieve Early College HS	67.84	76.92	100.00	73.87	74.38
McAllen HS	73.57	70.22	84.21	66.61	72.93
Rowe HS	63.75	80.76	94.74	69.58	72.54
Memorial HS	69.96	70.11	100.00	88.32	74.85
High Average	68.78	74.50	94.74	74.60	73.67

**Overall Combined Scores
OTHER SCHOOLS & ADMINISTRATION**

Site	Building Condition (50%)	Suitability (30%)	Technology (10%)	Grounds Condition (10%)	Combined Score
Other Educational Facilities					
Instruction/Guidance	62.18	41.53	90.00	57.85	58.33
Lamar Academy	74.54	78.00	100.00	86.96	79.37
UTRGV Collegiate	100.00	98.12	100.00	100.00	99.44
Other Averages	78.91	72.55	96.67	81.60	79.05
Administrative Facilities					
Central Administration	74.50			66.67	72.93
Crockett-School Police	76.48			69.67	75.12
FMO	88.68			63.16	83.58
Navarro-Admin	76.48			81.34	81.34
Professional Learning Center	81.79			73.87	73.87
Stadium and Athletics	80.27			79.97	79.97
Administrative Averages	79.70			72.45	77.80
District Average	74.88	74.56	93.25	77.39	76.39

A diverse group of people of various ages and ethnicities are shown in a state of high excitement and celebration. Many have their mouths open as if shouting or cheering, and several have their hands raised in the air, some with clenched fists and others with open palms. The background is dark, making the people stand out. The overall mood is one of joy and collective enthusiasm.

Overall Survey Data from FFAC, In Person, Community

FFAC Polling Report Summary



The majority of participants were **District Staff Member**, followed by **Parent/Guardian of Districts Student(s)**, then **Community Member**.



The most important items to address in schools were **Aging Infrastructure (61%)**, **Heating and Cooling (HVAC) (50%)**, then **Security and Safety Systems** and **Parking and Drop-Off Areas (28% each)**.



When ranking aspects of school facilities by importance, the **number 1 priority** was **Student Safety**, followed by **Air Quality and Ventilation**, then **Modern Instructional Spaces**.



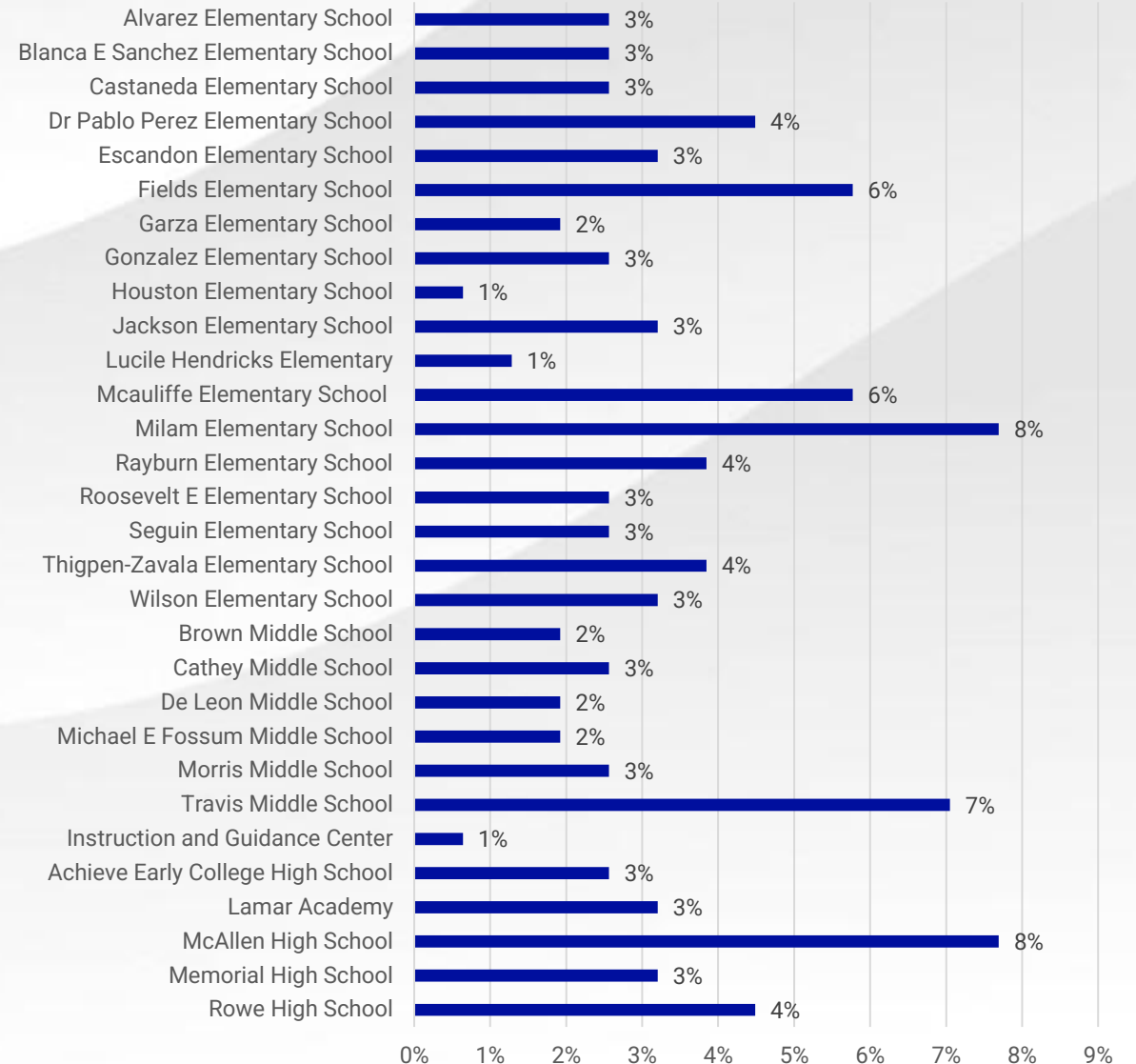
In rating the quality of aspects of a basic school facility standards-- **Water-Tight Building Envelope, Reliable HVAC in All Educational Areas, Career and Technical Education (CTE) Space, Playgrounds, Interior Finishes, and Restrooms** were rated as **"Fair"**.



The **Secured/Locked Building** was the only area that received a rating of **"Good."** All other areas, including **On Site Athletic Fields, Performing Arts Space, Music Space, and Technology Infrastructure**, were rated as **"Poor."** The **Maker Space and STEM Labs** received identical ratings, resulting in a tie.

2. Which school are you connected with or reviewing?

Response options	Count	Percent
Alvarez Elementary School	4	3%
Blanca E Sanchez Elementary School	4	3%
Castaneda Elementary School	4	3%
Dr Pablo Perez Elementary School	7	4%
Escandon Elementary School	5	3%
Fields Elementary School	9	6%
Garza Elementary School	3	2%
Gonzalez Elementary School	4	3%
Houston Elementary School	1	1%
Jackson Elementary School	5	3%
Lucile Hendricks Elementary	2	1%
Mcauliffe Elementary School	9	6%
Milam Elementary School	12	8%
Rayburn Elementary School	6	4%
Roosevelt E Elementary School	4	3%
Seguin Elementary School	4	3%
Thigpen-Zavala Elementary School	6	4%
Wilson Elementary School	5	3%
Brown Middle School	3	2%
Cathey Middle School	4	3%
De Leon Middle School	3	2%
Michael E Fossum Middle School	3	2%
Morris Middle School	4	3%
Travis Middle School	11	7%
Instruction and Guidance Center	1	1%
Achieve Early College High School	4	3%
Lamar Academy	5	3%
McAllen High School	12	8%
Memorial High School	5	3%
Rowe High School	7	4%
Total	156	100%



3. What do you believe are the greatest strengths or points of pride in your school?

1) Strong, Dedicated Teachers and Staff

- The most frequently cited point of pride across all schools.
- Respondents consistently emphasized teacher quality, dedication, and collaboration.
- Phrases like “Staff and teachers are the greatest strength” appeared dozens of times—demonstrating clear consensus.

2) Clean, Well-Maintained Campuses

- “Cleanliness” and “clean campus” were repeated throughout all responses.
- Many comments praised custodial staff and noted that facilities were “very well kept” and “inviting.”
- Cleanliness is tied to both pride and perceived safety.

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3) Attractive and Inviting Facilities

- Aesthetic appeal—“beautiful campus,” “attractive building,” “new gym,” “welcoming courtyard”—was a major strength.
- Natural light, decorative walls, trophy cases, and landscaping were often mentioned as contributing to school pride.

3. What do you believe are the greatest strengths or points of pride in your school?

4) Tradition and Legacy

- Schools with long histories or strong reputations (e.g., McHi, Wilson, Milam) are described as “*rich in tradition*” and “*longstanding community symbols*.”
- Alumni connections and intergenerational pride enhance loyalty and school identity.

5) Community and Family Engagement

- Several respondents highlighted community ties, PTO involvement, and “*family support*.”
- “Community engagement” was directly listed as a strength, with many noting strong partnerships and neighborhood pride.

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6) Academic Excellence and School Ratings

- Frequent mention of “A-rated campus,” “academic success,” and “high performance.”
- Many associate academic success with staff dedication and student motivation.
- Some noted IB and dual language programs as key sources of pride.

4. What improvements would you most like to see in your school?

1) Fix the basics: HVAC, roofs, leaks, and moisture control

- Widespread reports of inconsistent AC (rooms “too hot/too cold”; “chillers inconsistent”).
- Roof leaks/water intrusion.
- Drainage issues causing flooding (gyms, courtyards, sidewalks, covered walkways).
- Odors linked to moisture/HVAC problems (“gym smell VERY BAD,” musty spaces).

2) Replace portables; build permanent classrooms and a new wing

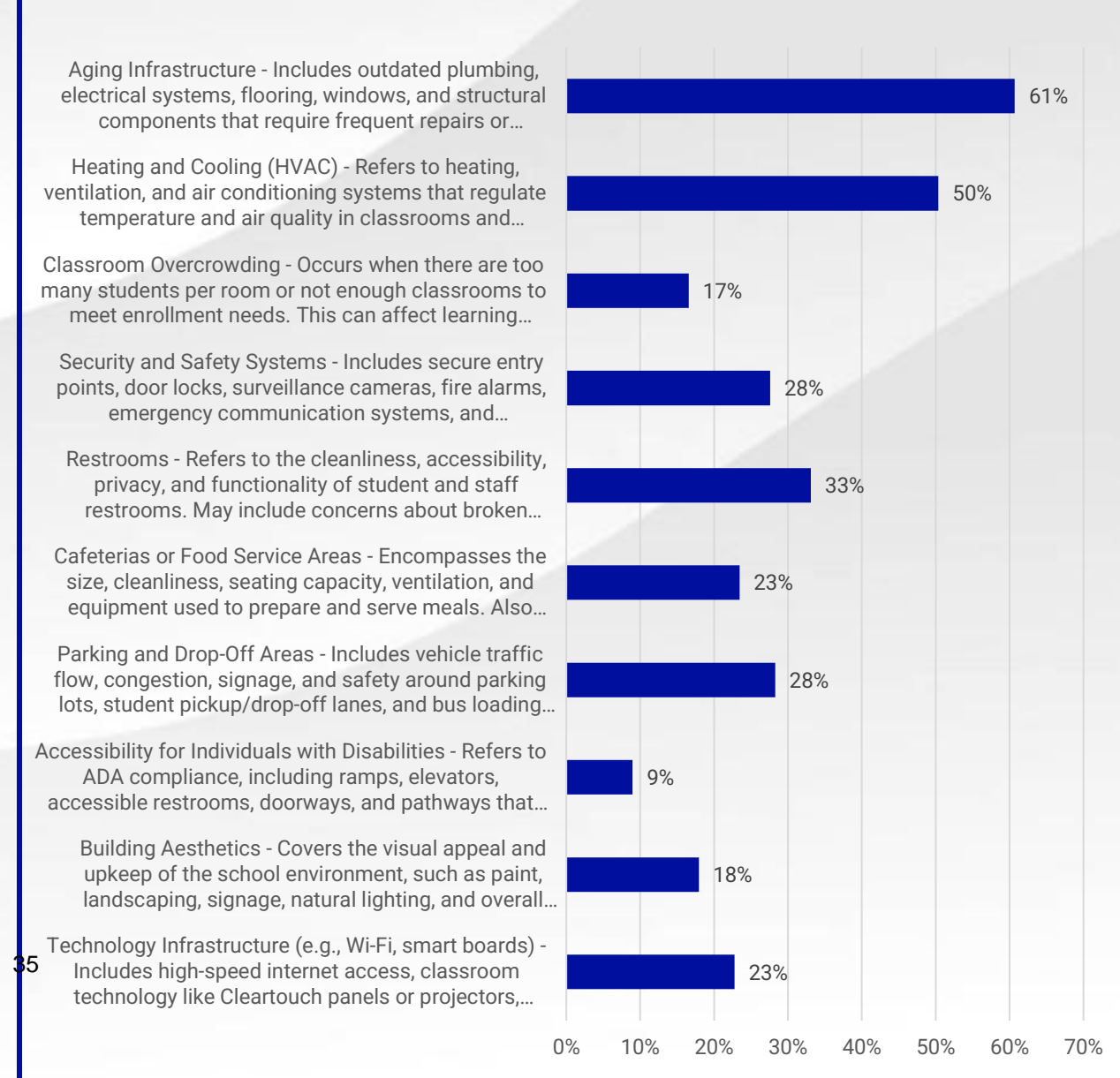
- Repeated call to remove portables and add a new wing (15–20 rooms cited).
- Covered pathways from portables to main buildings for safety/weather protection.
- Portables described as decrepit, with roof nails, ant problems, poor AC, and restroom gaps.

3) Right-size common spaces: cafeteria, gym, library, and circulation

- Cafeterias need expansion/redesign (more serving lines; storage; supervision).
- Dedicated gyms (not café-gyms), new gym floors/bleachers, odor mitigation, AC.
- Libraries and hallways undersized; lockers removal suggested to widen passing areas for 2,300 students.

5. Select the top 3 items you believe are MOST important to address in facility planning

Response options	Count	Percent
Aging Infrastructure - Includes outdated plumbing, electrical systems, flooring, windows, and structural components that require frequent repairs or upgrades to meet current safety and usability standards.	88	61%
Heating and Cooling (HVAC) - Refers to heating, ventilation, and air conditioning systems that regulate temperature and air quality in classrooms and common areas. Issues may include poor airflow, unreliable systems, or uncomfortable indoor temperatures.	73	50%
Classroom Overcrowding - Occurs when there are too many students per room or not enough classrooms to meet enrollment needs. This can affect learning quality, noise levels, and teacher effectiveness.	24	17%
Security and Safety Systems - Includes secure entry points, door locks, surveillance cameras, fire alarms, emergency communication systems, and procedures for lockdowns or evacuations.	40	28%
Restrooms - Refers to the cleanliness, accessibility, privacy, and functionality of student and staff restrooms. May include concerns about broken fixtures, lack of supplies, or inadequate numbers of stalls.	48	33%
Cafeterias or Food Service Areas - Encompasses the size, cleanliness, seating capacity, ventilation, and equipment used to prepare and serve meals. Also includes concerns about traffic flow and time to eat.	34	23%
Parking and Drop-Off Areas - Includes vehicle traffic flow, congestion, signage, and safety around parking lots, student pickup/drop-off lanes, and bus loading zones.	41	28%
Accessibility for Individuals with Disabilities - Refers to ADA compliance, including ramps, elevators, accessible restrooms, doorways, and pathways that ensure all students, staff, and visitors can safely and comfortably access school facilities.	13	9%
Building Aesthetics - Covers the visual appeal and upkeep of the school environment, such as paint, landscaping, signage, natural lighting, and overall appearance that can affect school pride and student morale.	26	18%
Technology Infrastructure (e.g., Wi-Fi, smart boards) - Includes high-speed internet access, classroom technology like Cleartouch panels or projectors, reliable device access, and support for modern teaching tools and digital learning.	33	23%
Total	273	188%



9. What is your vision for an ideal school environment in this district 5–10 years from now?

2–3 years

- Life-safety and reliability (HVAC/plumbing/electrical), security/PA, worst roof/leak/drainage fixes, ADA routes, portable mitigation.

3–5 years

- New classroom wing(s), dedicated gym(s), cafeteria re-design, SPED/Life Skills expansions, core site/parking and canopies.

5–10 years

- Fine Arts/CTE hubs, campus-wide smart building systems, comprehensive modernization and equitable standards across all campuses.

10. Do you have any other comments or concerns about the condition of your school's buildings or grounds?

(Examples: lighting, flooring, ceiling tiles, storage space, classroom furniture, pest control, ADA accessibility, signage, traffic flow, parking, etc.)

1) Life-safety & health: leaks, odors, and moisture

- Recurrent roof/ceiling leaks, stained tiles, and musty/mildew odors (esp. gyms, nurses' areas).
- Moisture concerns cited repeatedly; moisture blamed on HVAC cycling and envelope failure.
- Drainage/ponding at courtyards, walkways, and gym entries → slip hazards and closures.

2) HVAC reliability and air quality

- Inconsistent temperatures; ductwork sweating; units too old for parts; chillers unreliable.
- AC shutdowns on weekends/summer linked to moisture/artwork falling and odor issues.
- Calls for quiet, balanced systems and better ventilation/filtration.

3) Electrical/IT backbone and secure networking

- Campus-wide recabling, more data drops, AP density, and cooling for IT rooms.
- Repeated request: secure, enclosed networking racks; address load limits and bad outlets.
- Multiple near-duplicate entries list the same marquee/cameras/access control/PA-intercom package.

10. Do you have any other comments or concerns about the condition of your school's buildings or grounds?

4) Portables: condition, safety, and access

- Portables described as decrepit: leaking roofs, ant/rodent issues, soft floors, clogged restrooms.
- Safety/communications gaps (distance from main building; poor intercom/cell reception).
- Desire to remove portables via permanent wings; interim need for covered ADA routes.

5) Restrooms, locker rooms, and staff facilities

- More and modernized restrooms for students and staff; better ventilation; privacy in showers.
- Life Skills/SPED: in-room restrooms, changing areas, storage; nurse's room upgrades.
- Staff amenities (lounges/workrooms) often undersized and dated.

6) Fine Arts & CTE spaces not fit for purpose

- Sound-isolated rehearsal halls for choir/band/orchestra; mariachi should not be in a portable.
- CTE (welding/bio/SciTech) needs proper ventilation, showers, utilities, and room sizing.
- Auditorium/black box lighting reliability; gym acoustics and odor mitigation.

Overall In Person Summary



The majority of participants were ***District Staff Member***, followed ***by Community Member***, then ***Parent/Guardian of Districts Student(s)***.



The overall perception of the condition of school facilities was they are ***“Fair” (40%)***. A large portion (***23%***) of respondents believed the conditions to be ***“Poor.”***



The top 2 most important planning objectives at ***61%*** and ***41%*** each were ***“Building Condition”*** and ***“Equitable Facilities District-Wide”***



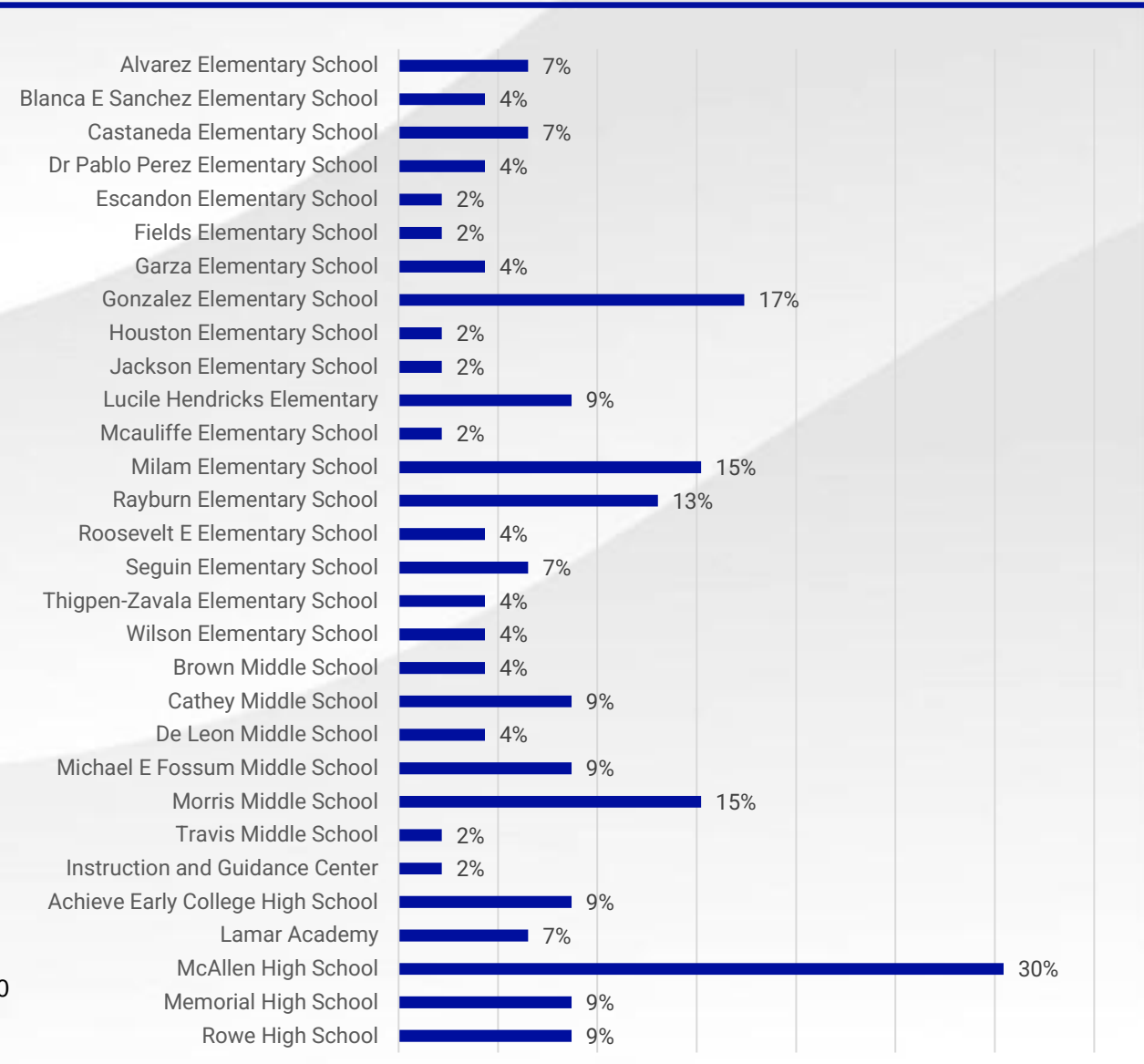
In terms of requirements for school facilities, ***“Reliable air conditioning in all educational spaces” (89%)***, ***“Water-tight building envelope” (78%)***, and ***“Secured/locked building” (69%)*** were the top 3 choices.



The majority (***95%***) of participants ***agreed*** they ***would support renovations and additions to existing buildings address the facility condition and optimization issues***

3. If you have a child (or are a student) that attends school in the District, what school do they attend?

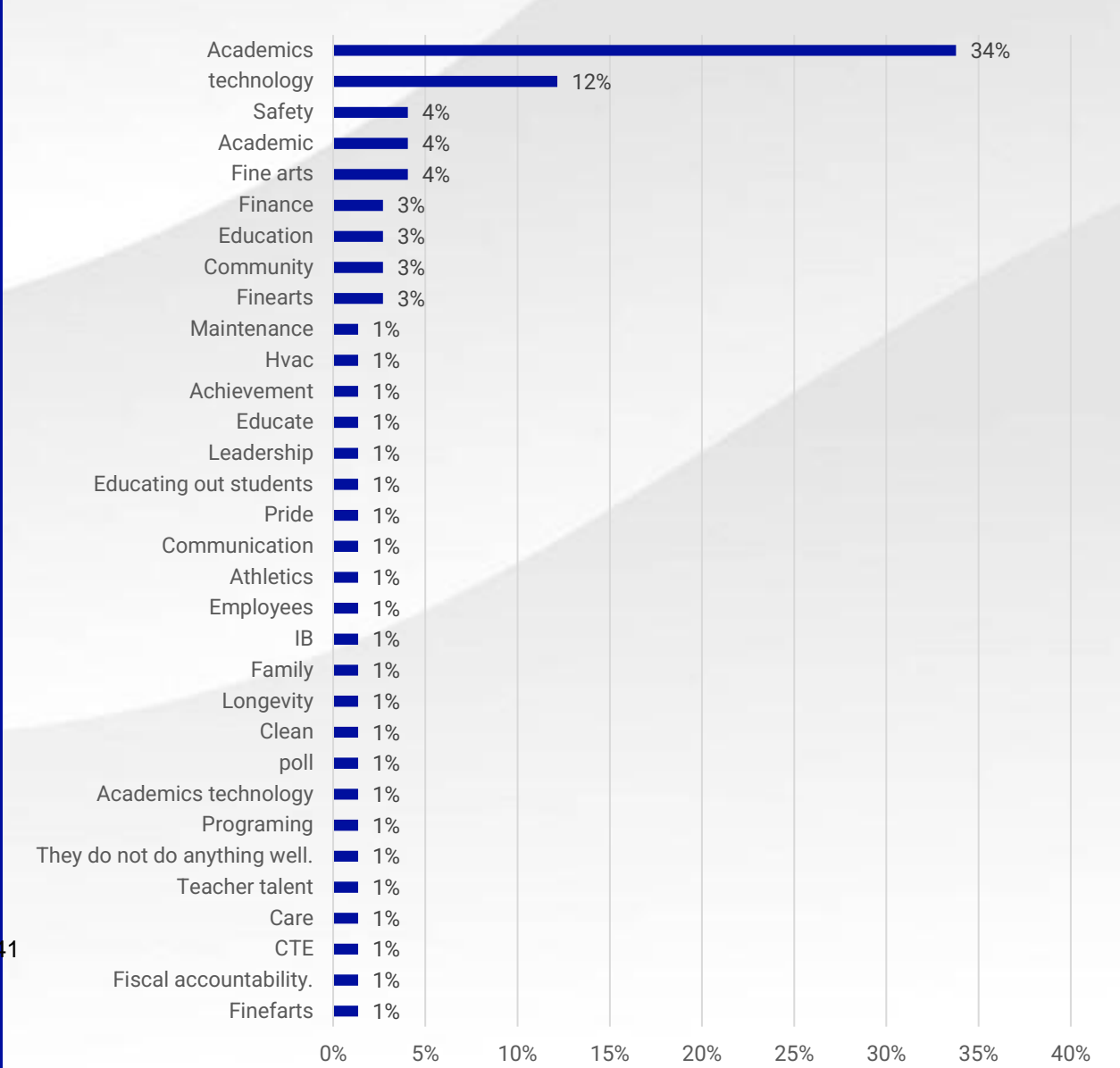
Response options	Count	Percent
Alvarez Elementary School	3	7%
Blanca E Sanchez Elementary School	2	4%
Castaneda Elementary School	3	7%
Dr Pablo Perez Elementary School	2	4%
Escandon Elementary School	1	2%
Fields Elementary School	1	2%
Garza Elementary School	2	4%
Gonzalez Elementary School	8	17%
Houston Elementary School	1	2%
Jackson Elementary School	1	2%
Lucile Hendricks Elementary	4	9%
Mcauliffe Elementary School	1	2%
Milam Elementary School	7	15%
Rayburn Elementary School	6	13%
Roosevelt E Elementary School	2	4%
Seguin Elementary School	3	7%
Thigpen-Zavala Elementary School	2	4%
Wilson Elementary School	2	4%
Brown Middle School	2	4%
Cathey Middle School	4	9%
De Leon Middle School	2	4%
Michael E Fossum Middle School	4	9%
Morris Middle School	7	15%
Travis Middle School	1	2%
Instruction and Guidance Center	1	2%
Achieve Early College High School	4	9%
Lamar Academy	3	7%
McAllen High School	14	30%
Memorial High School	4	9%
Rowe High School	4	9%
Total*	101	220%



*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.

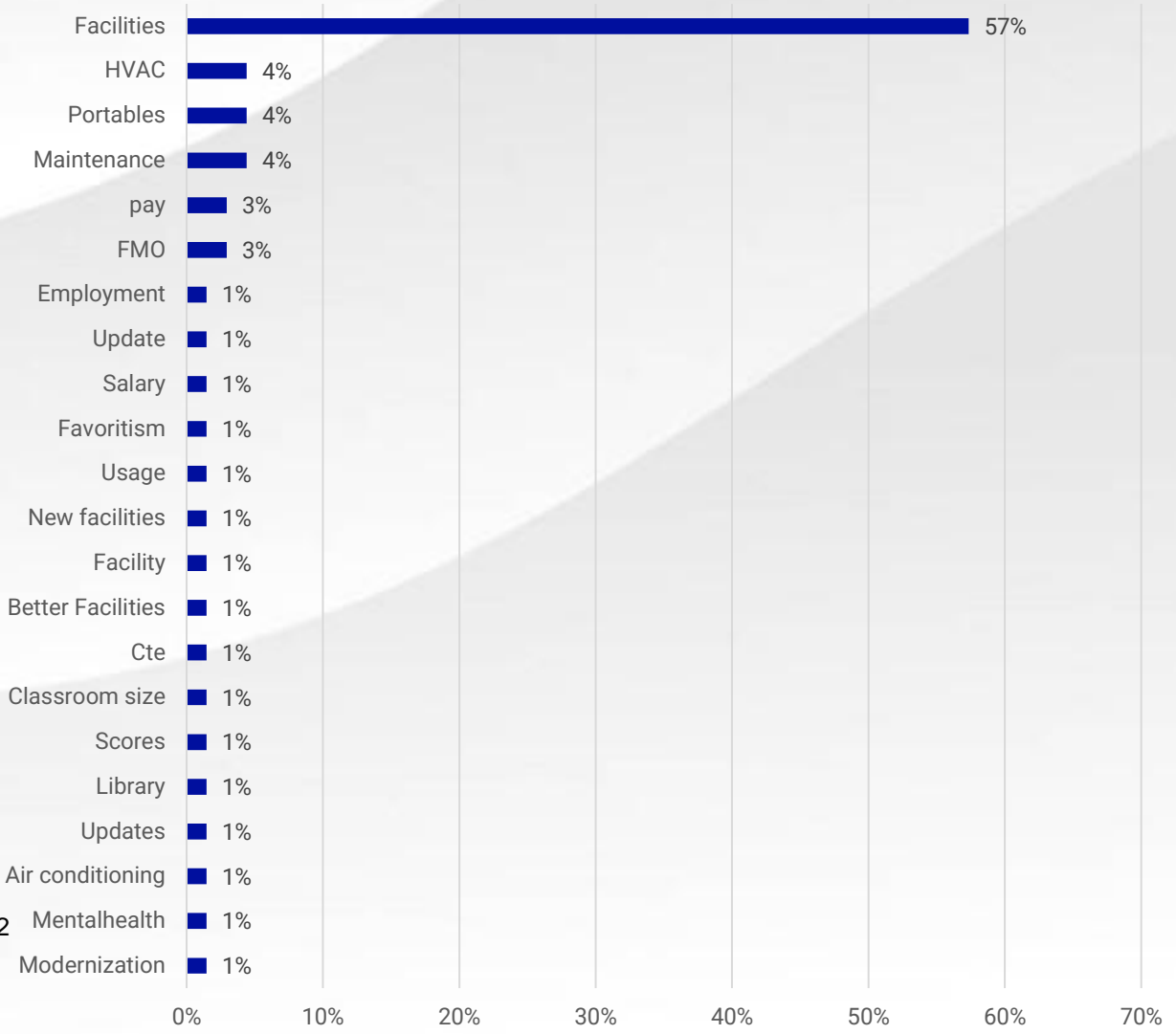
4. In one word, please describe an area or focus where the District does well. (What are you most proud of in your schools?)

Responses	Count	Percent
Academics	25	34%
technology	9	12%
Safety	3	4%
Academic	3	4%
Fine arts	3	4%
Finance	2	3%
Education	2	3%
Community	2	3%
Finearts	2	3%
Maintenance	1	1%
Hvac	1	1%
Achievement	1	1%
Educate	1	1%
Leadership	1	1%
Educating out students	1	1%
Pride	1	1%
Communication	1	1%
Athletics	1	1%
Employees	1	1%
IB	1	1%
Family	1	1%
Longevity	1	1%
Clean	1	1%
poll	1	1%
Academics technology	1	1%
Programing	1	1%
They do not do anything well.	1	1%
Teacher talent	1	1%
Care	1	1%
CTE	1	1%
Fiscal accountability.	1	1%
Finefarts	1	1%
Total	74	100%



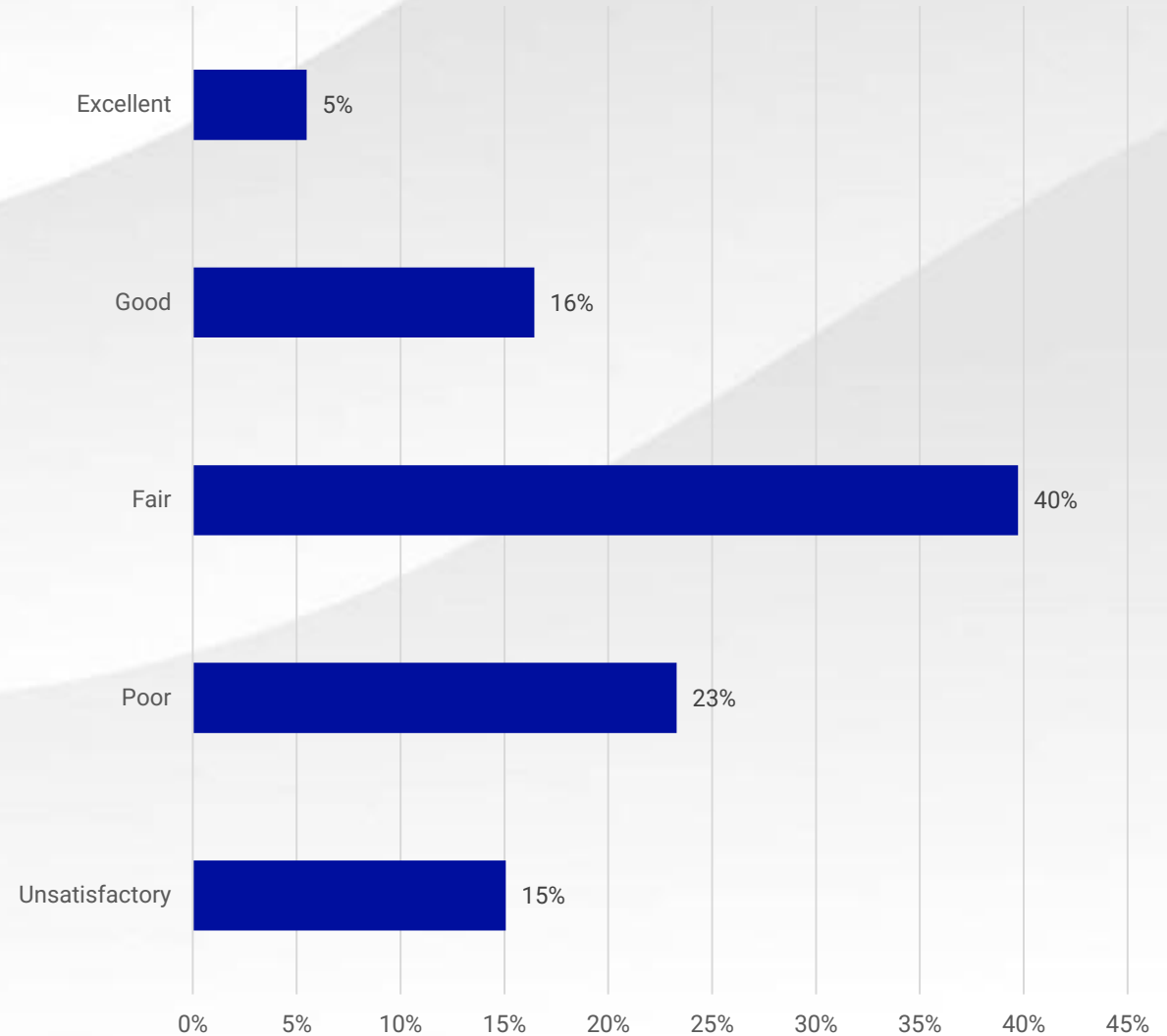
5. In one word, please describe an area or focus for improvement in the district. (A wish for the district)

Responses	Count	Percent
Facilities	39	57%
HVAC	3	4%
Portables	3	4%
Maintenance	3	4%
pay	2	3%
FMO	2	3%
Employment	1	1%
Update	1	1%
Salary	1	1%
Favoritism	1	1%
Usage	1	1%
New facilities	1	1%
Facility	1	1%
Better Facilities	1	1%
Cte	1	1%
Classroom size	1	1%
Scores	1	1%
Library	1	1%
Updates	1	1%
Air conditioning	1	1%
Mentalhealth	1	1%
Modernization	1	1%
Total	68	100%



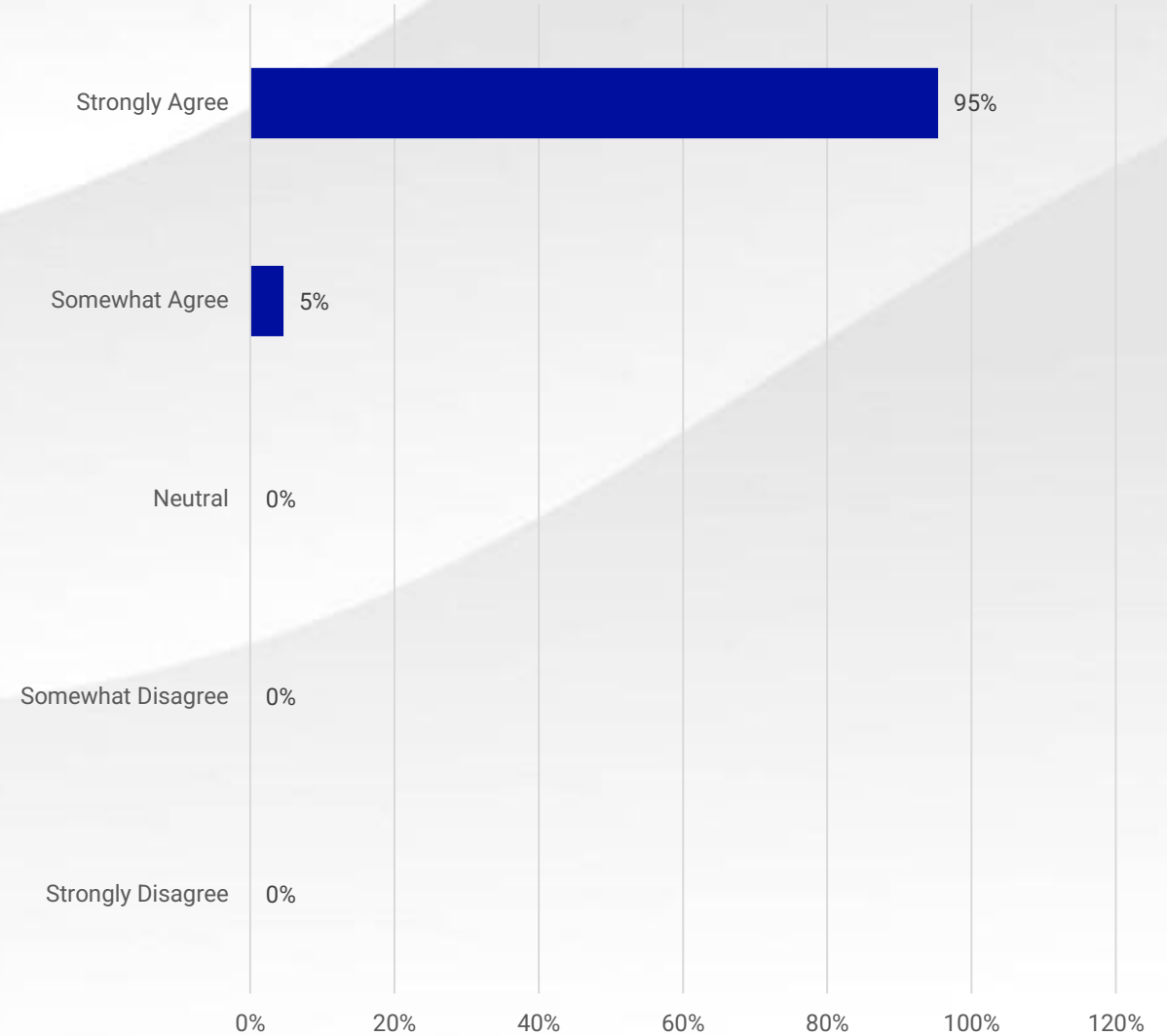
6. What is your perception of the overall condition of the school facilities in the school(s) you are associated with?

Response options	Count	Percent
Excellent	4	5%
Good	12	16%
Fair	29	40%
Poor	17	23%
Unsatisfactory	11	15%
Total	73	100%



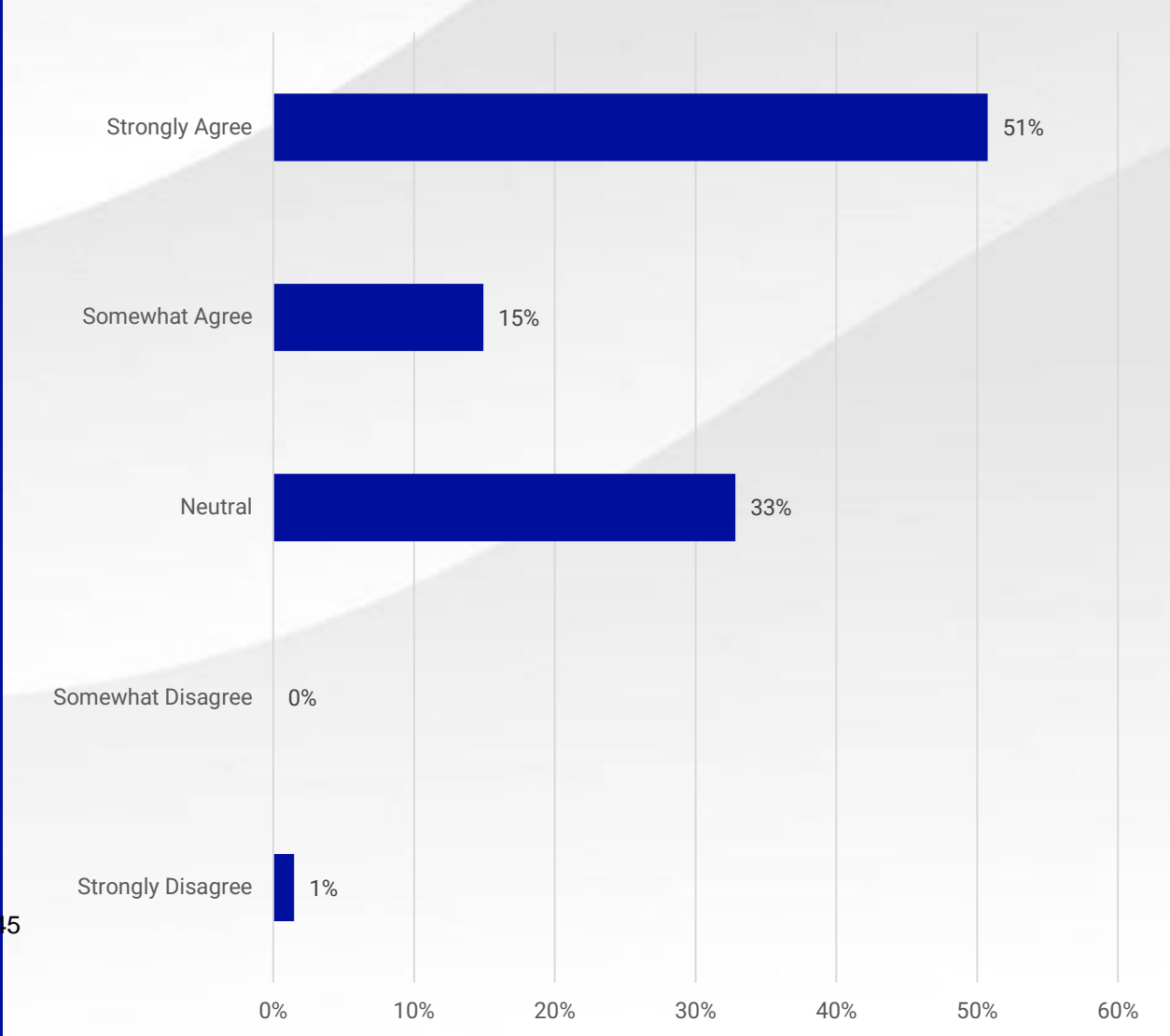
7. Do you agree or disagree with the following statement? "There should be equal academic opportunities for all students across the district in all schools."

Response options	Count	Percent
Strongly Agree	62	95%
Somewhat Agree	3	5%
Neutral	0	0%
Somewhat Disagree	0	0%
Strongly Disagree	0	0%
Total	65	100%



8. Do you agree or disagree with the following statement? "There should be an expansion of Music and Performing Arts activities in all schools."

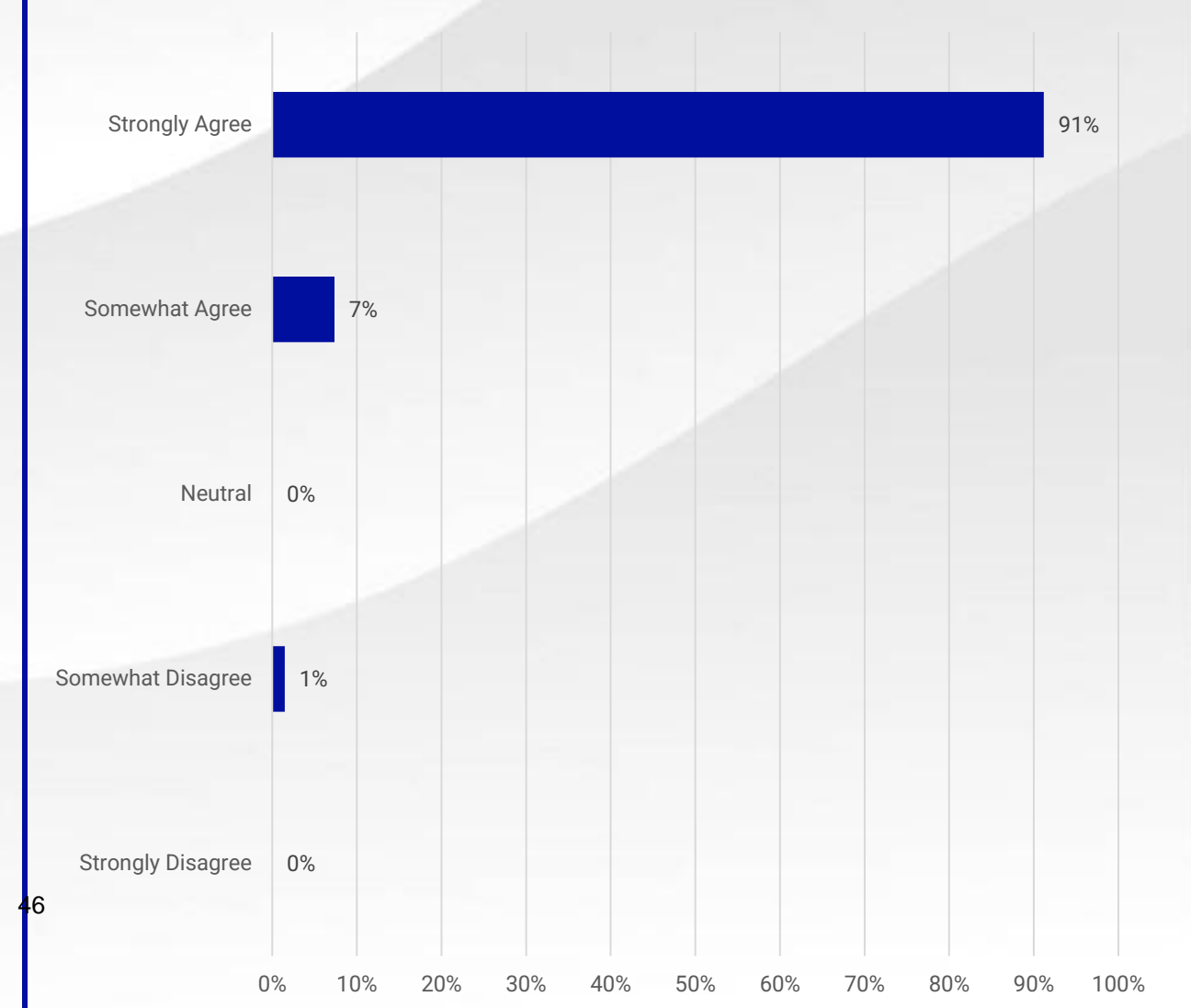
Response options	Count	Percent
Strongly Agree	34	51%
Somewhat Agree	10	15%
Neutral	22	33%
Somewhat Disagree	0	0%
Strongly Disagree	1	1%
Total	67	100%



45

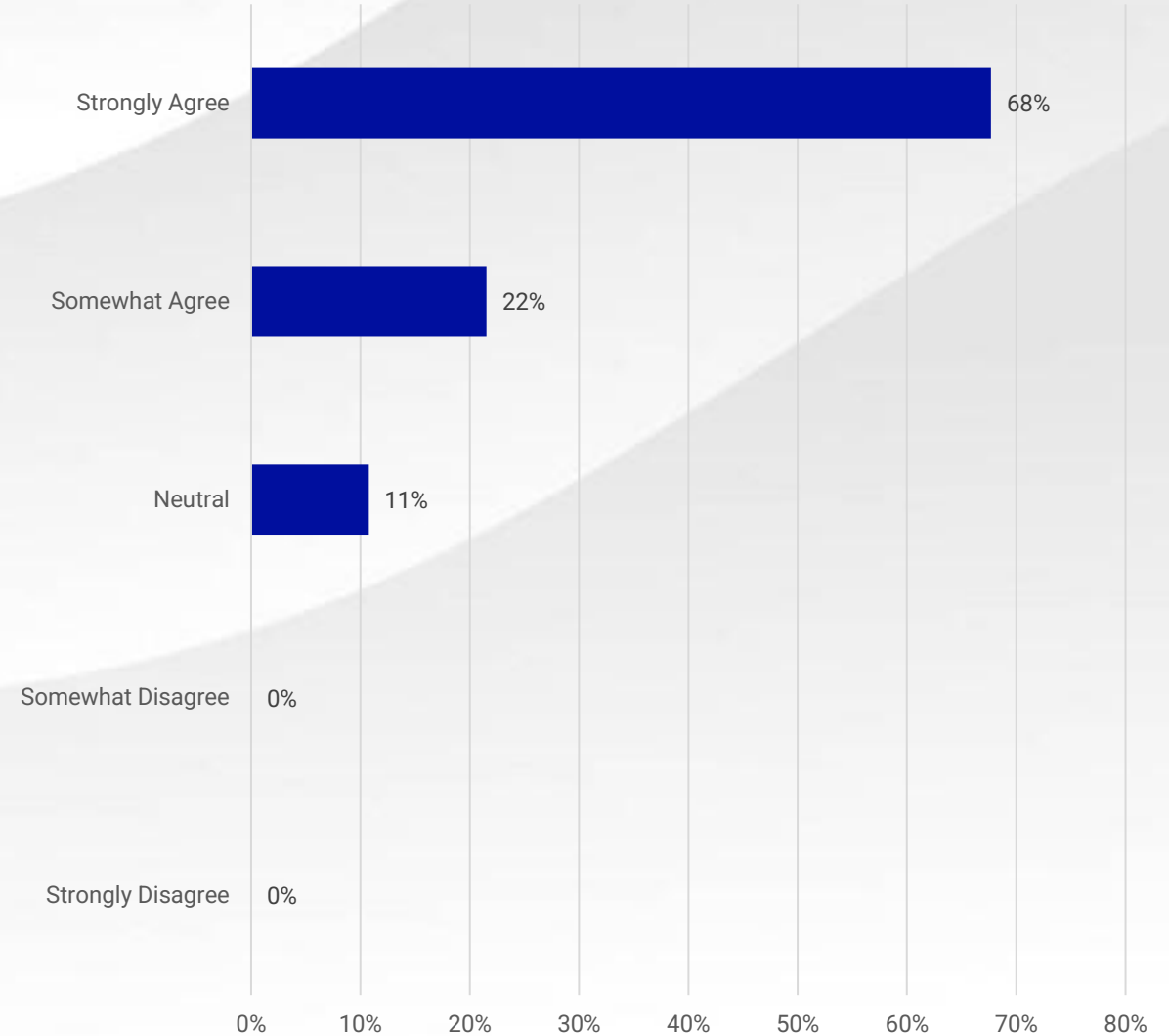
9. Do you agree or disagree with the following statement? "There should be equal resources for special education, tutoring, counseling, and other support services in all schools."

Response options	Count	Percent
Strongly Agree	62	91%
Somewhat Agree	5	7%
Neutral	0	0%
Somewhat Disagree	1	1%
Strongly Disagree	0	0%
Total	68	100%



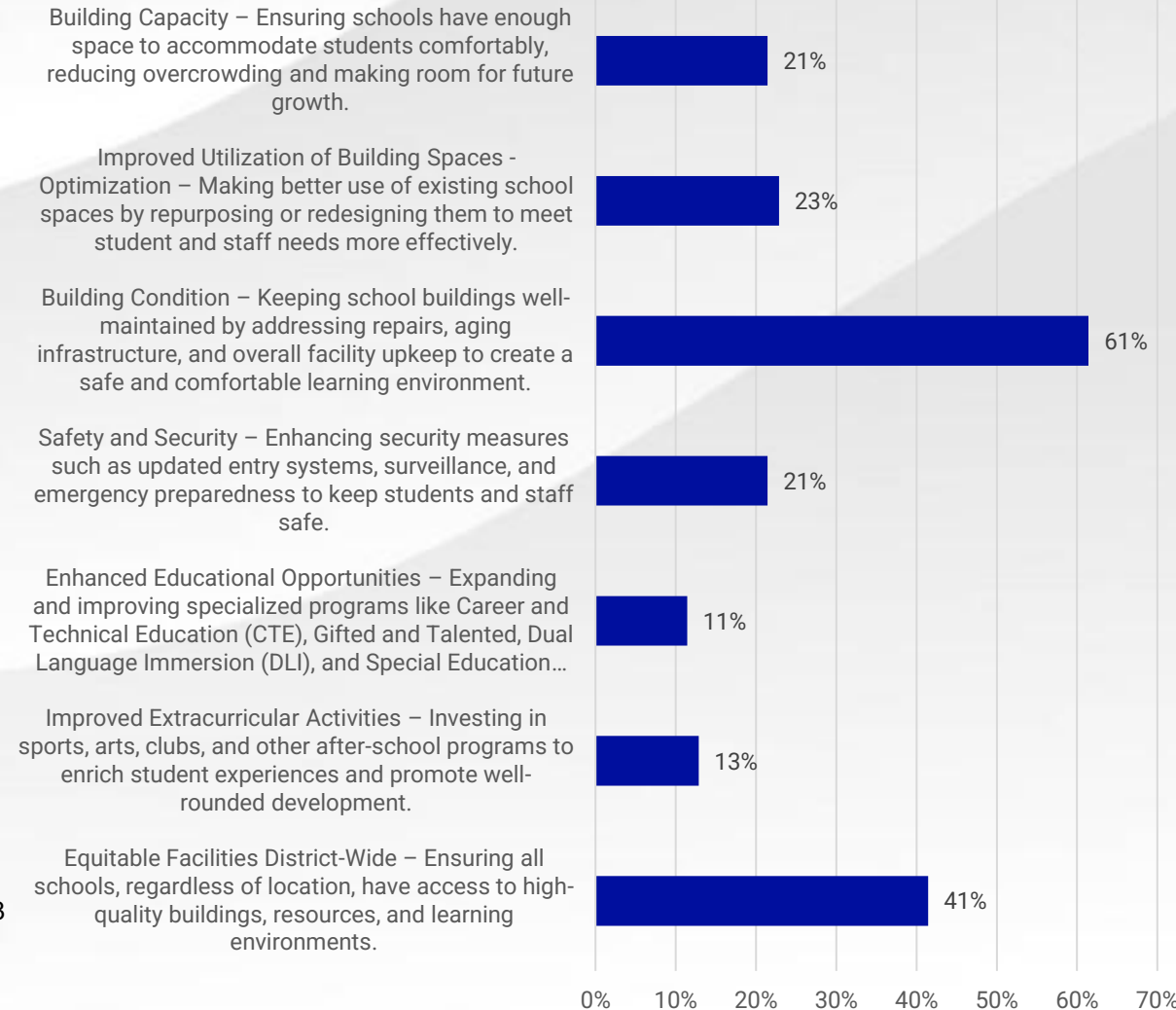
10. Do you agree or disagree with the following statement? "There should be expansion of Career and Technical Education/STEM (Science, Technology, Engineering, and Mathematics) across the District."

Response options	Count	Percent
Strongly Agree	44	68%
Somewhat Agree	14	22%
Neutral	7	11%
Somewhat Disagree	0	0%
Strongly Disagree	0	0%
Total	65	100%



11. What facility planning objectives are MOST important to you? (Choose 2)

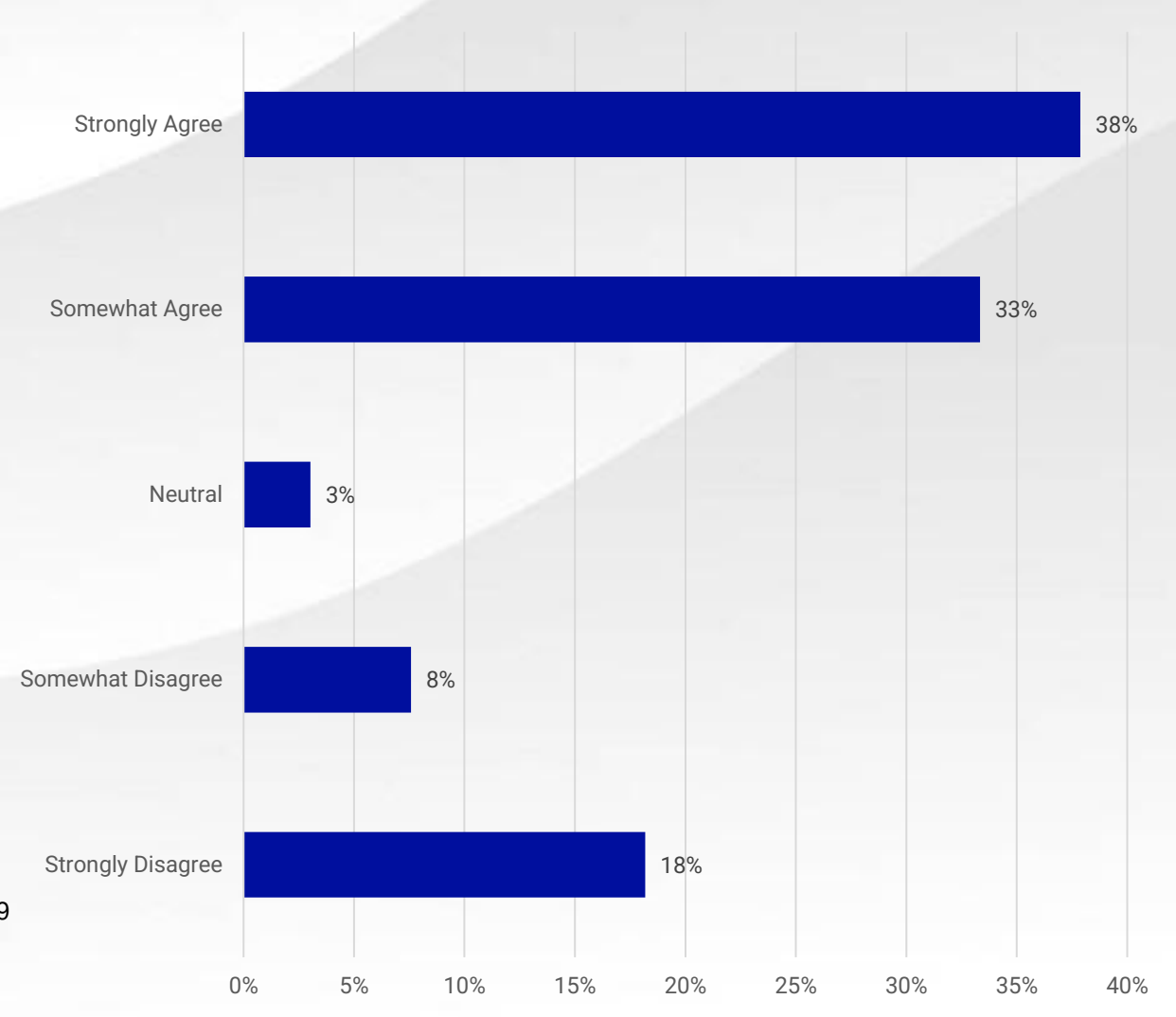
Response options	Count	Percent
Building Capacity – Ensuring schools have enough space to accommodate students comfortably, reducing overcrowding and making room for future growth.	15	21%
Improved Utilization of Building Spaces - Optimization – Making better use of existing school spaces by repurposing or redesigning them to meet student and staff needs more effectively.	16	23%
Building Condition – Keeping school buildings well-maintained by addressing repairs, aging infrastructure, and overall facility upkeep to create a safe and comfortable learning environment.	43	61%
Safety and Security – Enhancing security measures such as updated entry systems, surveillance, and emergency preparedness to keep students and staff safe.	15	21%
Enhanced Educational Opportunities – Expanding and improving specialized programs like Career and Technical Education (CTE), Gifted and Talented, Dual Language Immersion (DLI), and Special Education (SpEd) to provide more learning options for all students	8	11%
Improved Extracurricular Activities – Investing in sports, arts, clubs, and other after-school programs to enrich student experiences and promote well-rounded development.	9	13%
Equitable Facilities District-Wide – Ensuring all schools, regardless of location, have access to high-quality buildings, resources, and learning environments.	29	41%
Total *	135	193%



*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.

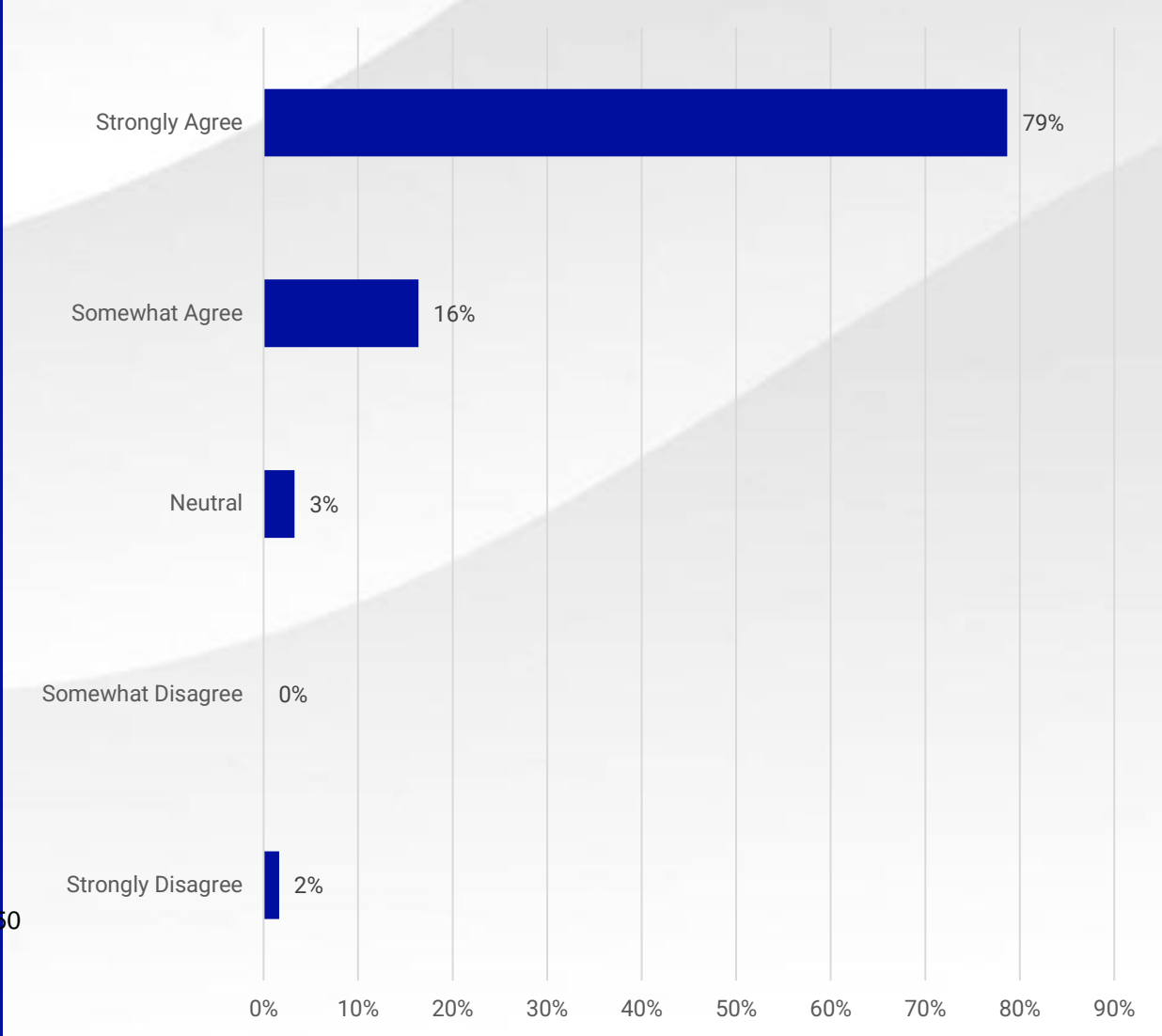
13. Do you agree or disagree with the following statement? "I would support consolidation or closure of buildings to address the facility optimization issues of our schools and to accommodate future needs."

Response options	Count	Percent
Strongly Agree	25	38%
Somewhat Agree	22	33%
Neutral	2	3%
Somewhat Disagree	5	8%
Strongly Disagree	12	18%
Total	66	100%



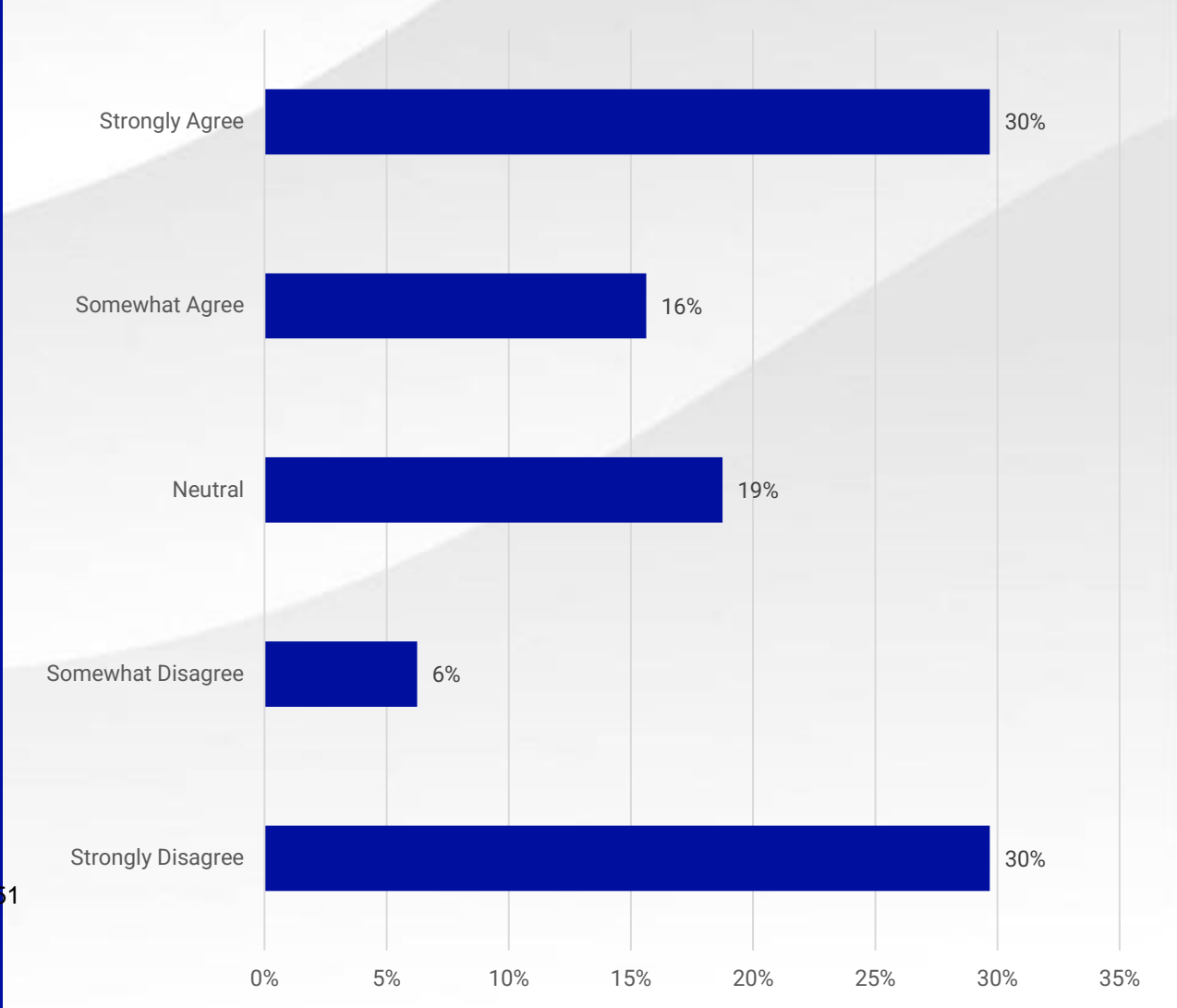
14. Do you agree or disagree with the following statement? "I would support renovations and additions to existing buildings to address the optimization issues of our schools and to accommodate future needs."

Response options	Count	Percent
Strongly Agree	48	79%
Somewhat Agree	10	16%
Neutral	2	3%
Somewhat Disagree	0	0%
Strongly Disagree	1	2%
Total	61	100%



15. Do you agree or disagree with the following statement? "I would support the new construction of a centralized performing arts center that would be open for use by all schools and students."

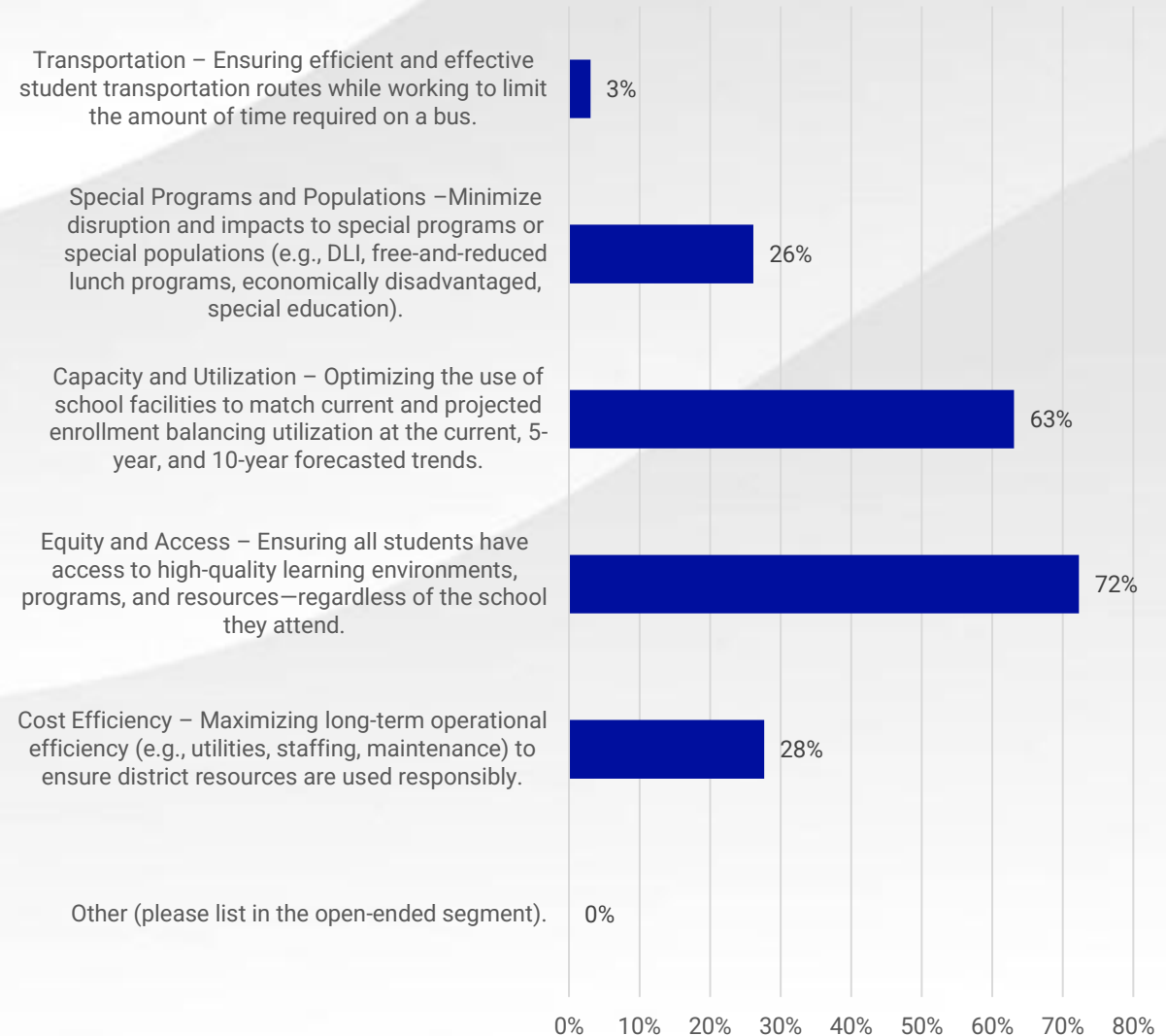
Response options	Count	Percent
Strongly Agree	19	30%
Somewhat Agree	10	16%
Neutral	12	19%
Somewhat Disagree	4	6%
Strongly Disagree	19	30%
Total	64	100%



16. Which priorities do you consider most important in the development of a school optimization plan? (choose up to 2)

Response options	Count	Percent
Transportation – Ensuring efficient and effective student transportation routes while working to limit the amount of time required on a bus.	2	3%
Special Programs and Populations –Minimize disruption and impacts to special programs or special populations (e.g., DLI, free-and-reduced lunch programs, economically disadvantaged, special education).	17	26%
Capacity and Utilization – Optimizing the use of school facilities to match current and projected enrollment balancing utilization at the current, 5-year, and 10-year forecasted trends.	41	63%
Equity and Access – Ensuring all students have access to high-quality learning environments, programs, and resources—regardless of the school they attend.	47	72%
Cost Efficiency – Maximizing long-term operational efficiency (e.g., utilities, staffing, maintenance) to ensure district resources are used responsibly.	18	28%
Other (please list in the open-ended segment).	0	0%
Total*	125	192%

*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.



17. Of the following options, what should be included in a school facility's basic standard requirements? (Choose 5)

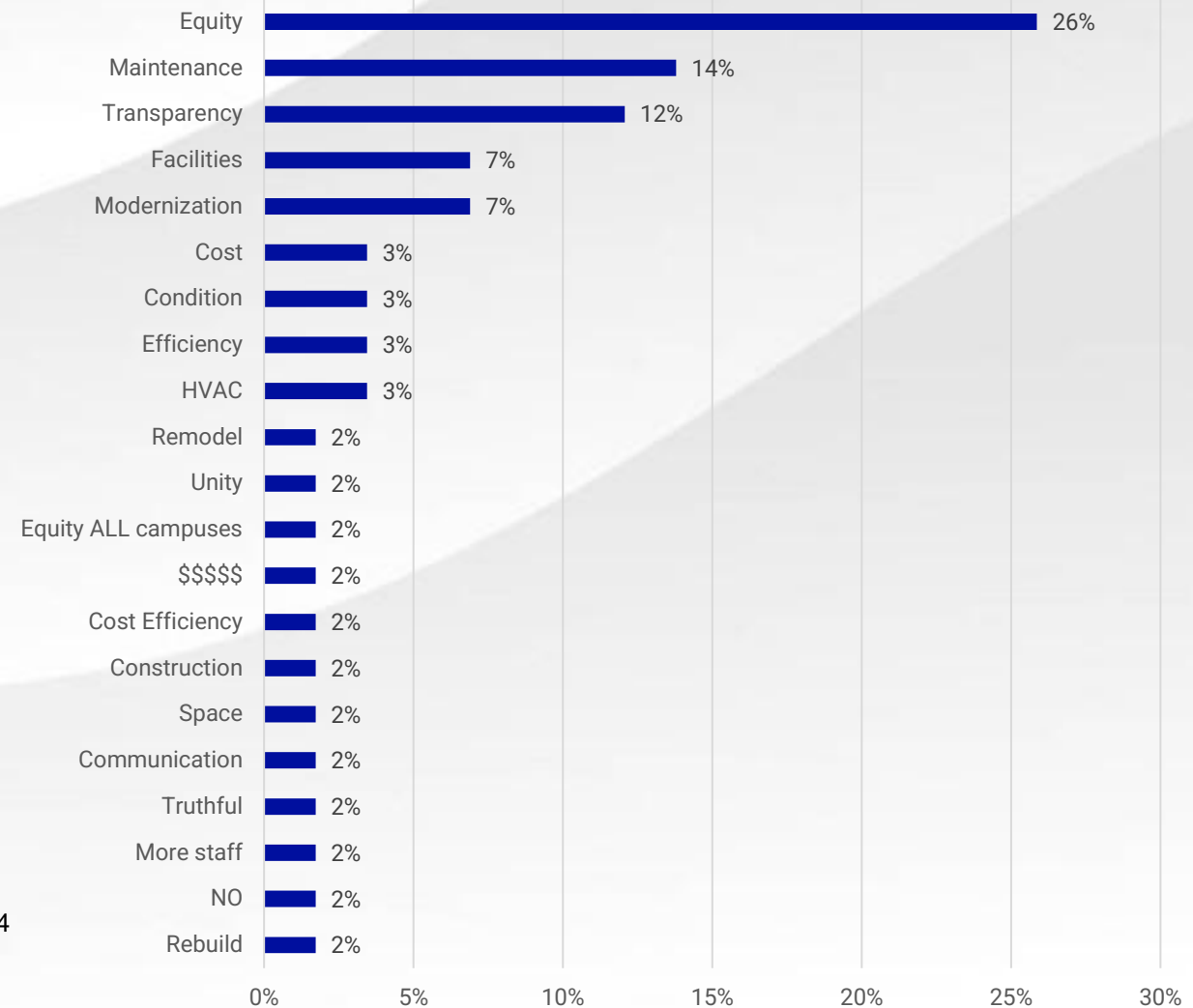
Response options	Count	Percent
Water-tight building envelope (Roof, Windows, Walls) – Prevents leaks, mold, and structural damage, ensuring a safe and comfortable learning environment.	51	78%
Reliable heating in all educational areas – Provides consistent warmth in classrooms during colder months, ensuring students and staff can focus without discomfort.	25	38%
Career and Technical Education space – Dedicated areas for hands-on learning in trades, technology, and career-focused programs that prepare students for future jobs.	17	26%
Maker Space / STEM – Interactive spaces designed for science, technology, engineering, and math (STEM) activities, fostering creativity and innovation.	11	17%
Reliable air conditioning in all educational spaces – Keeps classrooms cool in warmer months, improving comfort and learning conditions for students and teachers.	58	89%
On-site athletic fields – Provides space for physical education, sports teams, and recreational activities that support student health and teamwork.	8	12%
Playgrounds – Outdoor play areas that encourage physical activity and social interaction for younger students.	29	45%
Secured/locked building – Controlled access points and security measures to protect students and staff from unauthorized entry.	45	69%
Performing Arts space – Dedicated areas for theater, music, and dance programs, supporting creative expression and extracurricular activities.	12	18%
Reliable internet connectivity – Ensures students and teachers have access to fast, dependable internet for digital learning and communication.	36	55%
Total*	292	449%

*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.



18. In one word, please describe what you feel is the most critical issue to be addressed in the development of the facility optimization plan.

Responses	Count	Percent
Equity	15	26%
Maintenance	8	14%
Transparency	7	12%
Facilities	4	7%
Modernization	4	7%
Cost	2	3%
Condition	2	3%
Efficiency	2	3%
HVAC	2	3%
Remodel	1	2%
Unity	1	2%
Equity ALL campuses	1	2%
\$\$\$\$\$	1	2%
Cost Efficiency	1	2%
Construction	1	2%
Space	1	2%
Communication	1	2%
Truthful	1	2%
More staff	1	2%
NO	1	2%
Rebuild	1	2%
Total	58	100%



Online Survey Summary



The majority of participants were **Parent/Guardian of Districts Student(s)**, followed by **District Staff Member**, then **Community Member**.



The overall perception of the condition of school facilities was they are **"Good"** (34%). A large portion (27%) of respondents believed the conditions to be **"Fair."**



The top 2 most important planning objectives at **48%** and **45%** each were **"Building Condition"** and **"Safety and Security"**



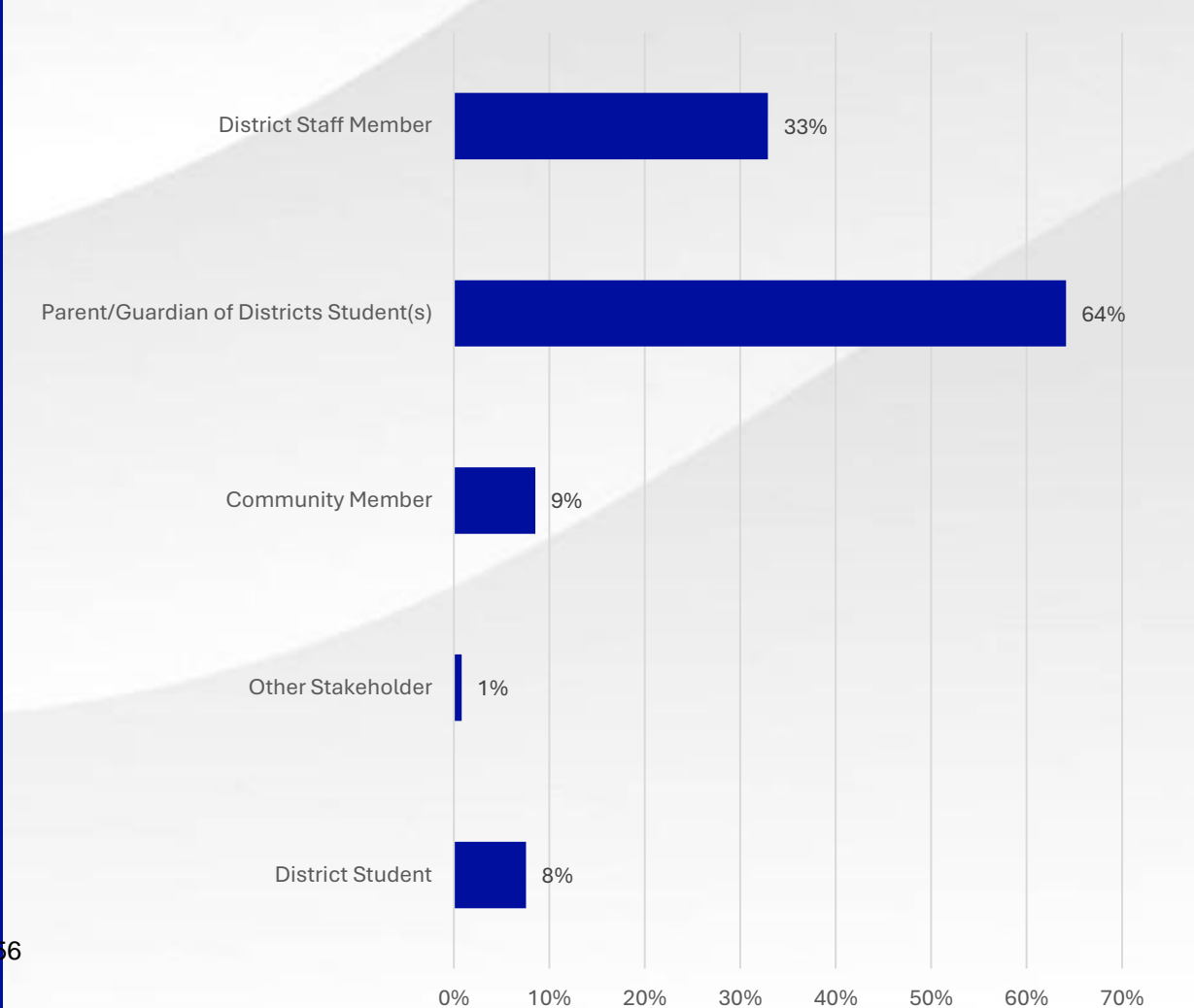
In terms of requirements for school facilities, **"Reliable air conditioning in all educational spaces"** (83%), **"Water-tight building envelope"** (79%), and **"Secured/locked building"** (72%) were the top 3 choices.



The majority (90%) of participants **agreed** they **would support renovations and additions to existing buildings address the facility condition and optimization issues**

1. What describes your relationship to the school district? (check all that apply)

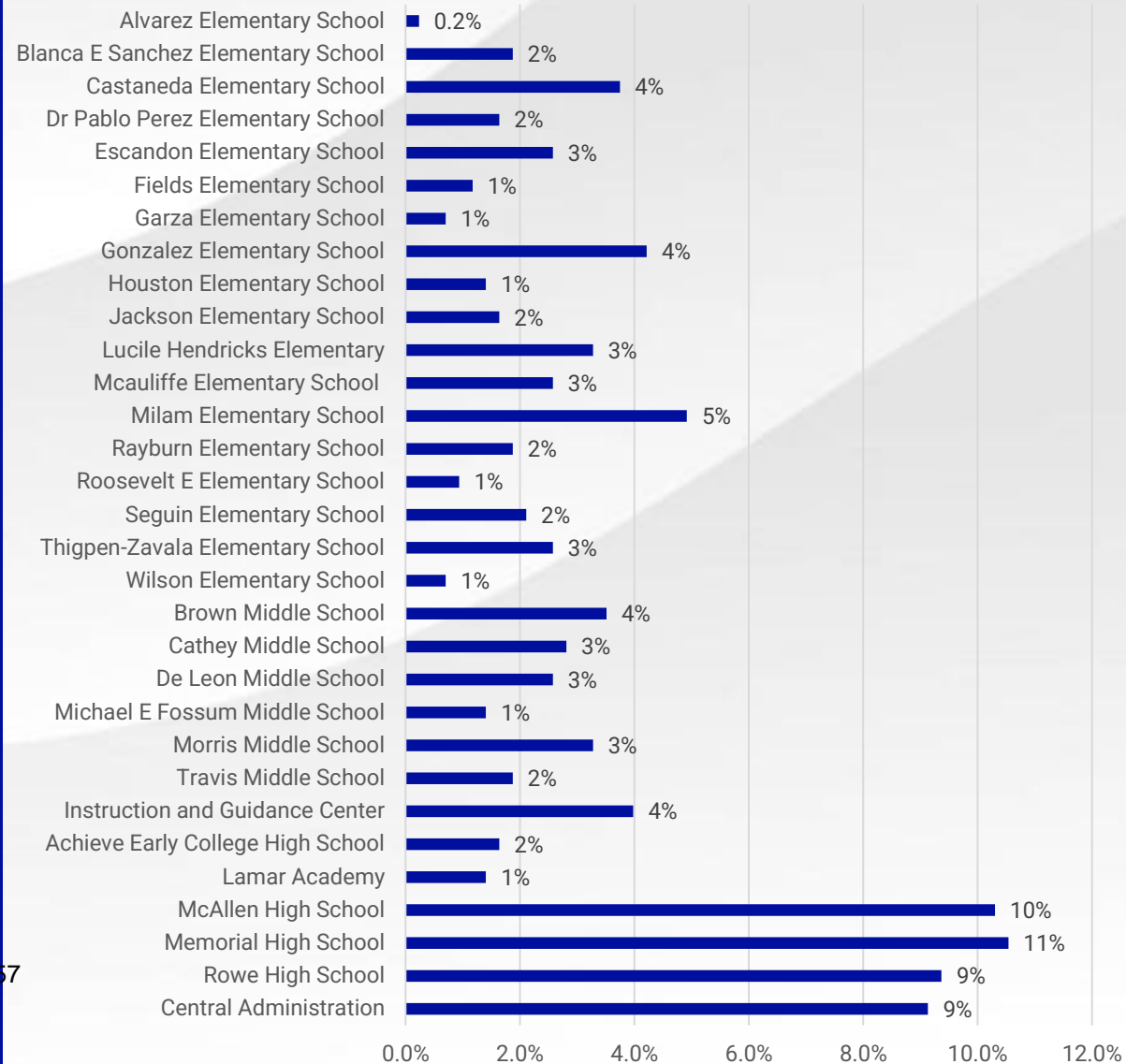
Response options	Count	Percent
Community Member	740	33%
Parent/Guardian of Districts Student(s)	1442	64%
District Staff Member	192	9%
District Student	18	1%
Other Stakeholder	170	8%
Total*	2562	114%



*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.

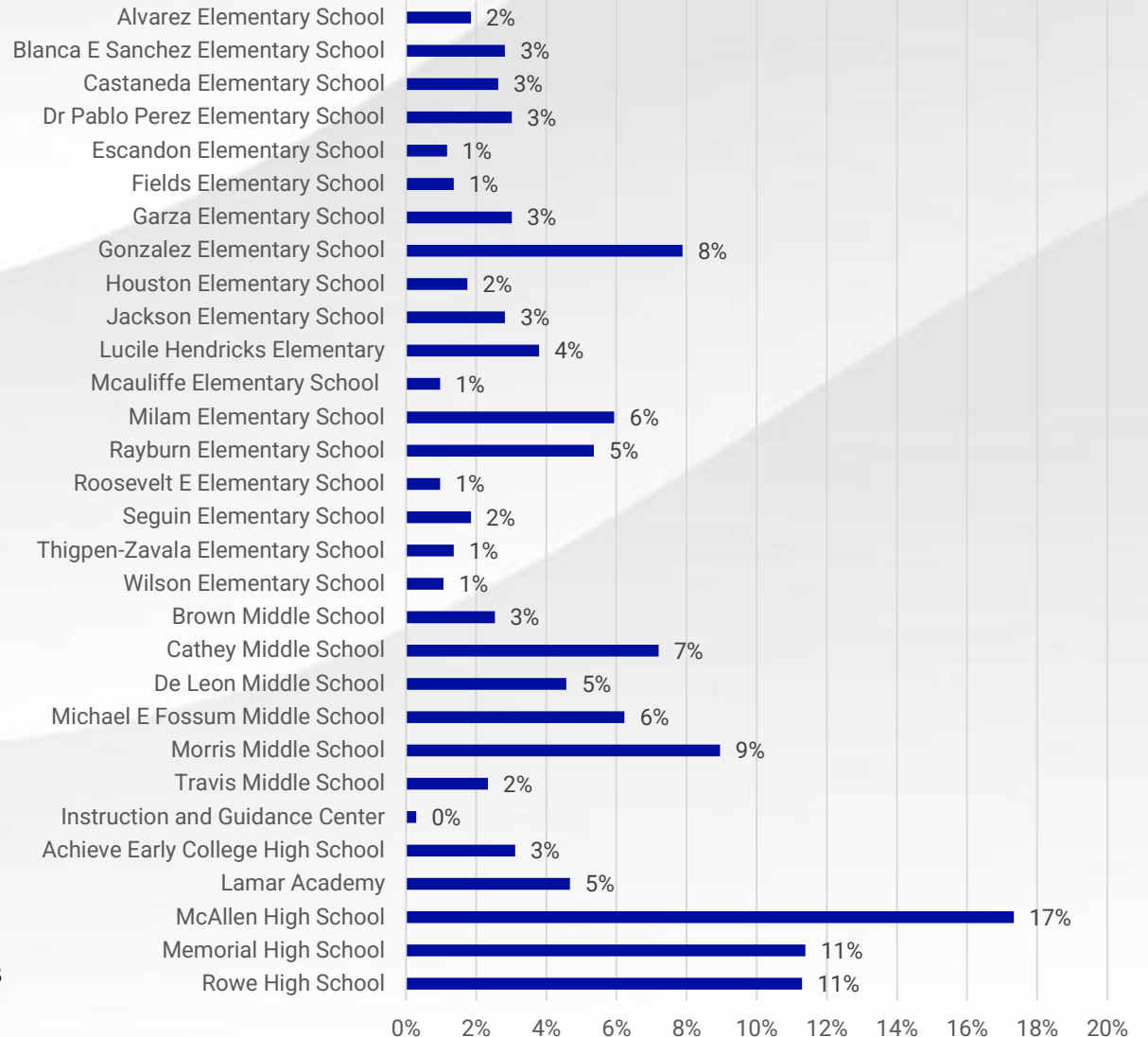
2. If you are an employee of the District, where do you work?

Response Options	Count	Percent
Alvarez Elementary School	1	0.2%
Blanca E Sanchez Elementary School	8	2%
Castaneda Elementary School	16	4%
Dr Pablo Perez Elementary School	7	2%
Escandon Elementary School	11	3%
Fields Elementary School	5	1%
Garza Elementary School	3	1%
Gonzalez Elementary School	18	4%
Houston Elementary School	6	1%
Jackson Elementary School	7	2%
Lucile Hendricks Elementary	14	3%
Mcauliffe Elementary School	11	3%
Milam Elementary School	21	5%
Rayburn Elementary School	8	2%
Roosevelt E Elementary School	4	1%
Seguin Elementary School	9	2%
Thigpen-Zavala Elementary School	11	3%
Wilson Elementary School	3	1%
Brown Middle School	15	4%
Cathey Middle School	12	3%
De Leon Middle School	11	3%
Michael E Fossum Middle School	6	1%
Morris Middle School	14	3%
Travis Middle School	8	2%
Instruction and Guidance Center	17	4%
Achieve Early College High School	7	2%
Lamar Academy	6	1%
McAllen High School	44	10%
Memorial High School	45	11%
Rowe High School	40	9%
Central Administration	39	9%
Total	427	100%



3. If you have a child (or are a student) that attends school in the District, what school do they attend?

Response options	Count	Percent
Alvarez Elementary School	19	2%
Blanca E Sanchez Elementary School	29	3%
Castaneda Elementary School	27	3%
Dr Pablo Perez Elementary School	31	3%
Escandon Elementary School	12	1%
Fields Elementary School	14	1%
Garza Elementary School	31	3%
Gonzalez Elementary School	81	8%
Houston Elementary School	18	2%
Jackson Elementary School	29	3%
Lucile Hendricks Elementary	39	4%
Mcauliffe Elementary School	10	1%
Milam Elementary School	61	6%
Rayburn Elementary School	55	5%
Roosevelt E Elementary School	10	1%
Seguin Elementary School	19	2%
Thigpen-Zavala Elementary School	14	1%
Wilson Elementary School	11	1%
Brown Middle School	26	3%
Cathey Middle School	74	7%
De Leon Middle School	47	5%
Michael E Fossum Middle School	64	6%
Morris Middle School	92	9%
Travis Middle School	24	2%
Instruction and Guidance Center	3	0%
Achieve Early College High School	32	3%
Lamar Academy	48	5%
McAllen High School	178	17%
Memorial High School	117	11%
Rowe High School	116	11%
Total*	1333	130%

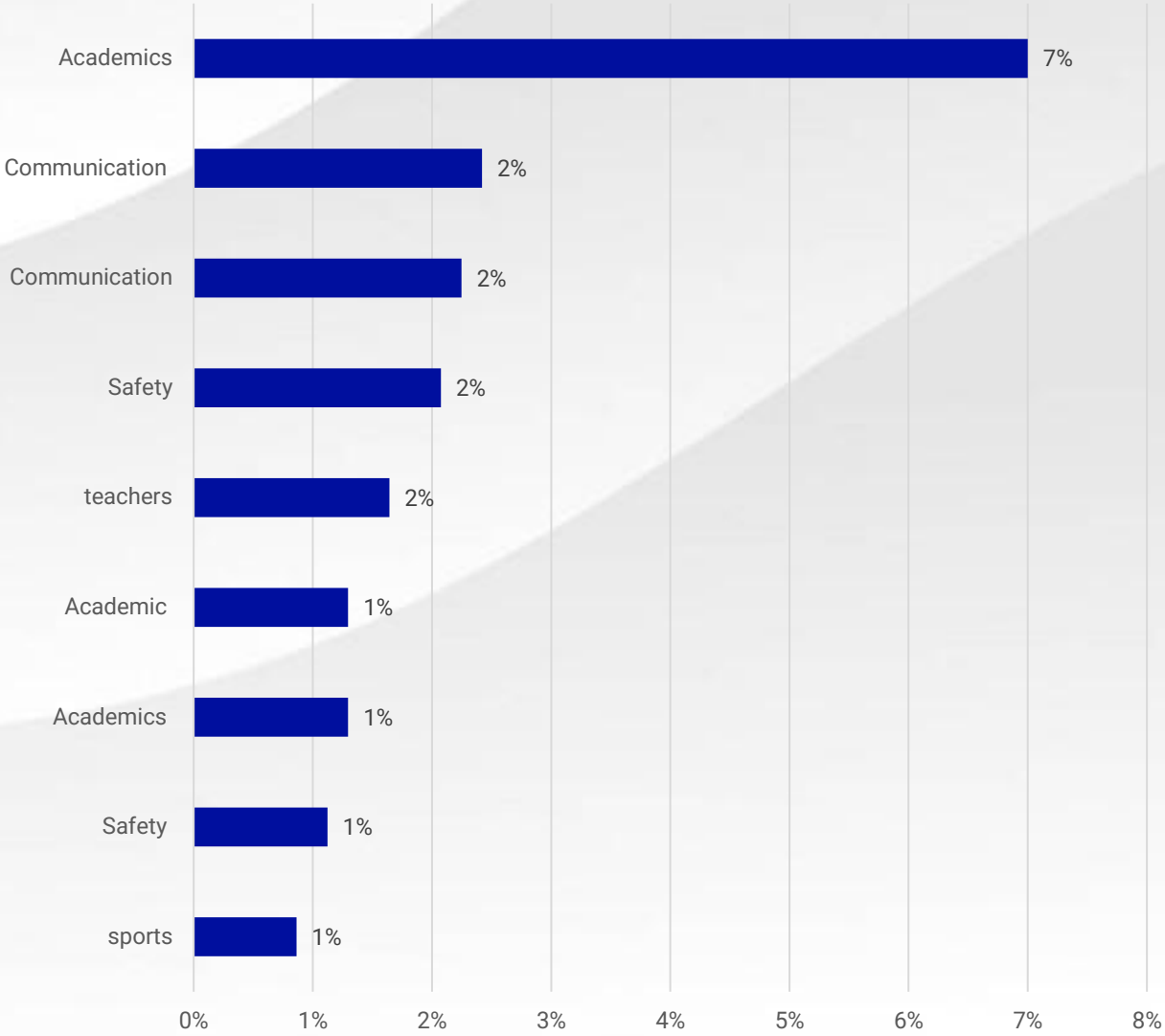


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*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.

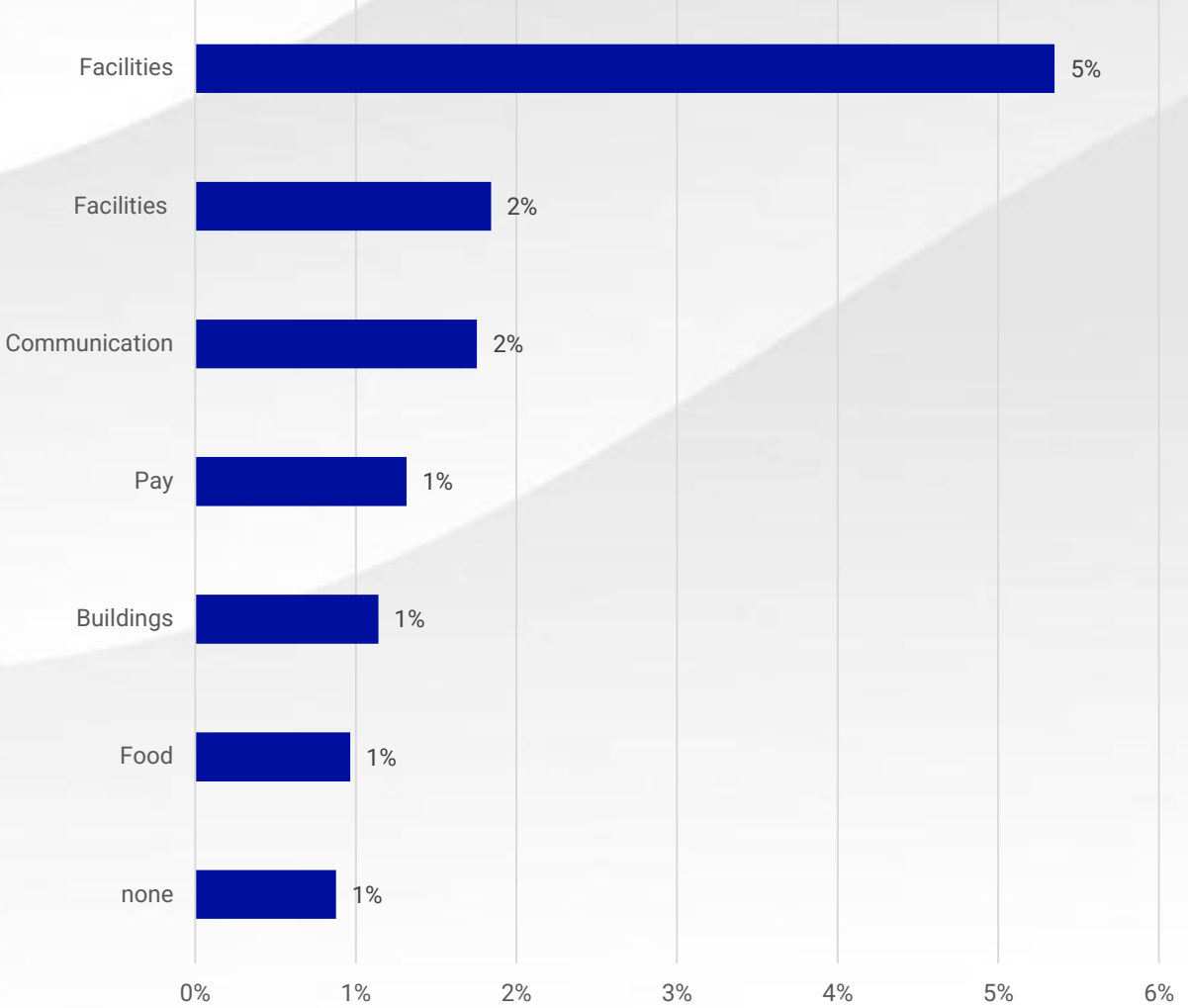
4. In one word, please describe an area or focus where the District does well. (What are you most proud of in your schools?)

Response	Count	Percent
Academics	81	7%
Communication	28	2%
Communication	26	2%
Safety	24	2%
teachers	19	2%
Academic	15	1%
Academics	15	1%
Safety	13	1%
sports	10	1%



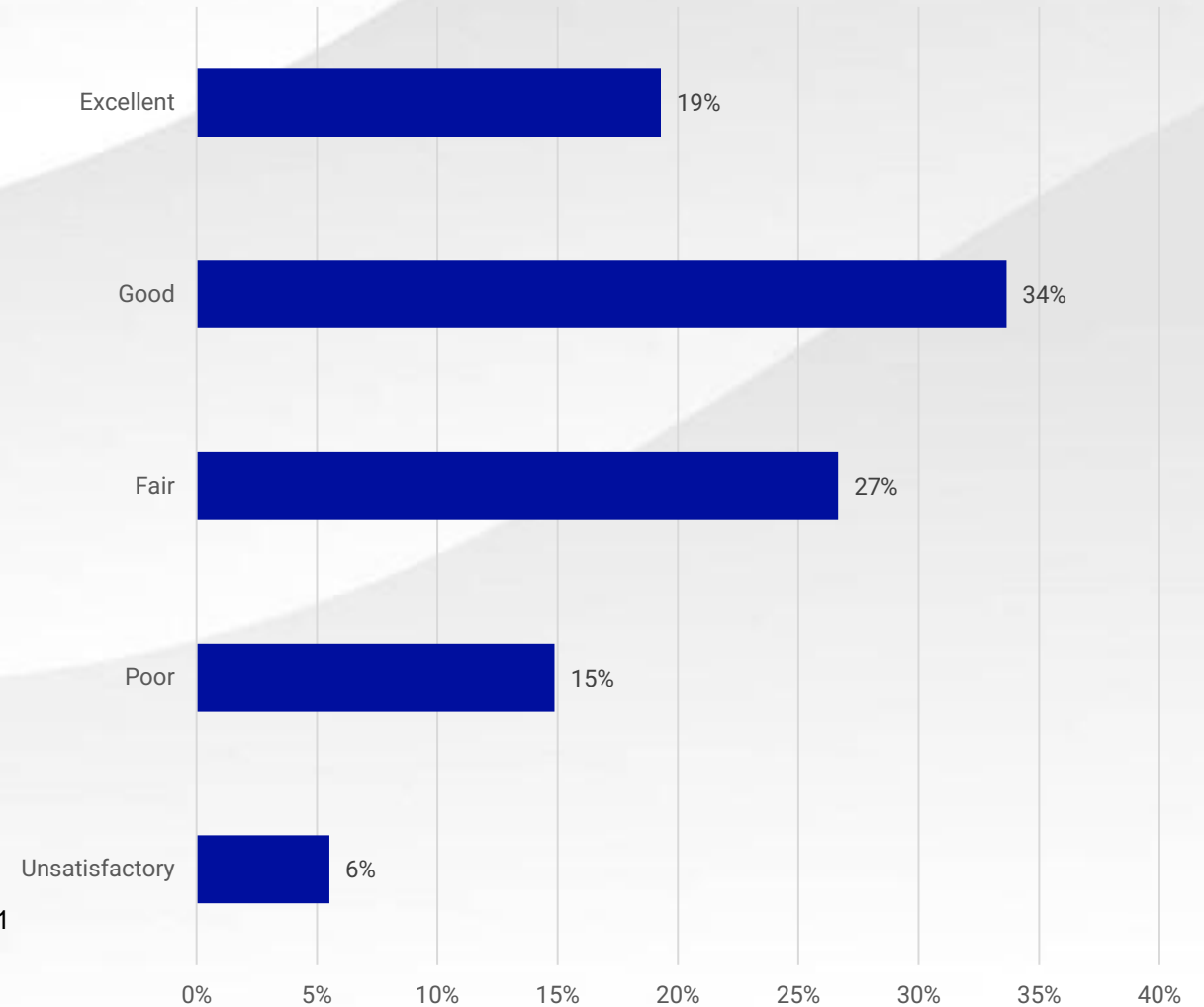
5. In one word, please describe an area or focus for improvement in the district. (A wish for the district)

Response	Count	Percent
Facilities	61	5%
Facilities	21	2%
Communication	20	2%
Pay	15	1%
Buildings	13	1%
Food	11	1%
none	10	1%



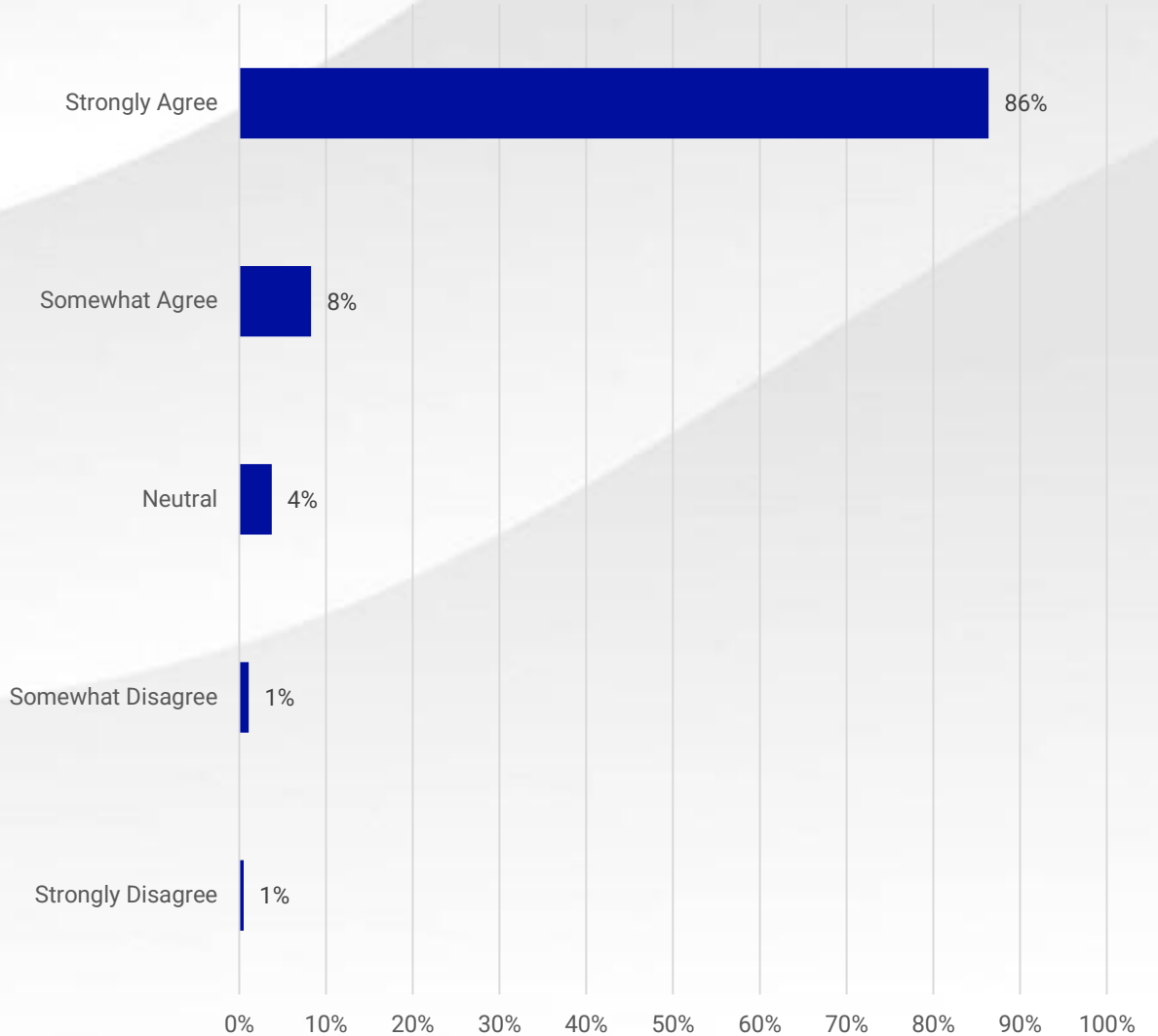
6. What is your perception of the overall condition of the school facilities in the school(s) you are associated with?

Response	Count	Percent
Excellent	262	19%
Good	457	34%
Fair	362	27%
Poor	202	15%
Unsatisfactory	75	6%
Total	1358	100%



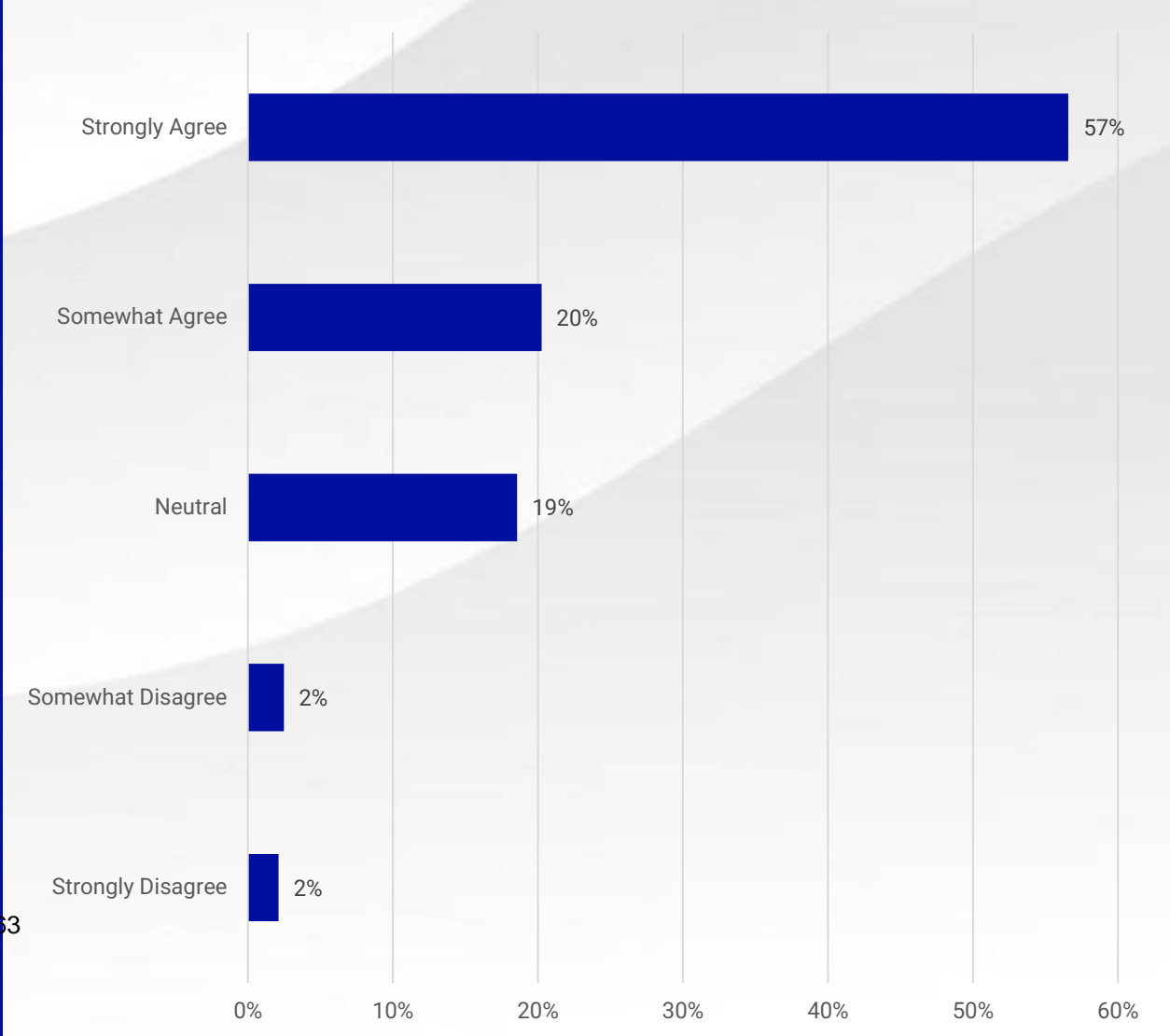
7. Do you agree or disagree with the following statement? "There should be equal academic opportunities for all students across the district in all schools."

Response options	Count	Percent
Strongly Agree	1177	86%
Somewhat Agree	113	8%
Neutral	51	4%
Somewhat Disagree	15	1%
Strongly Disagree	7	1%
Total	1363	100%



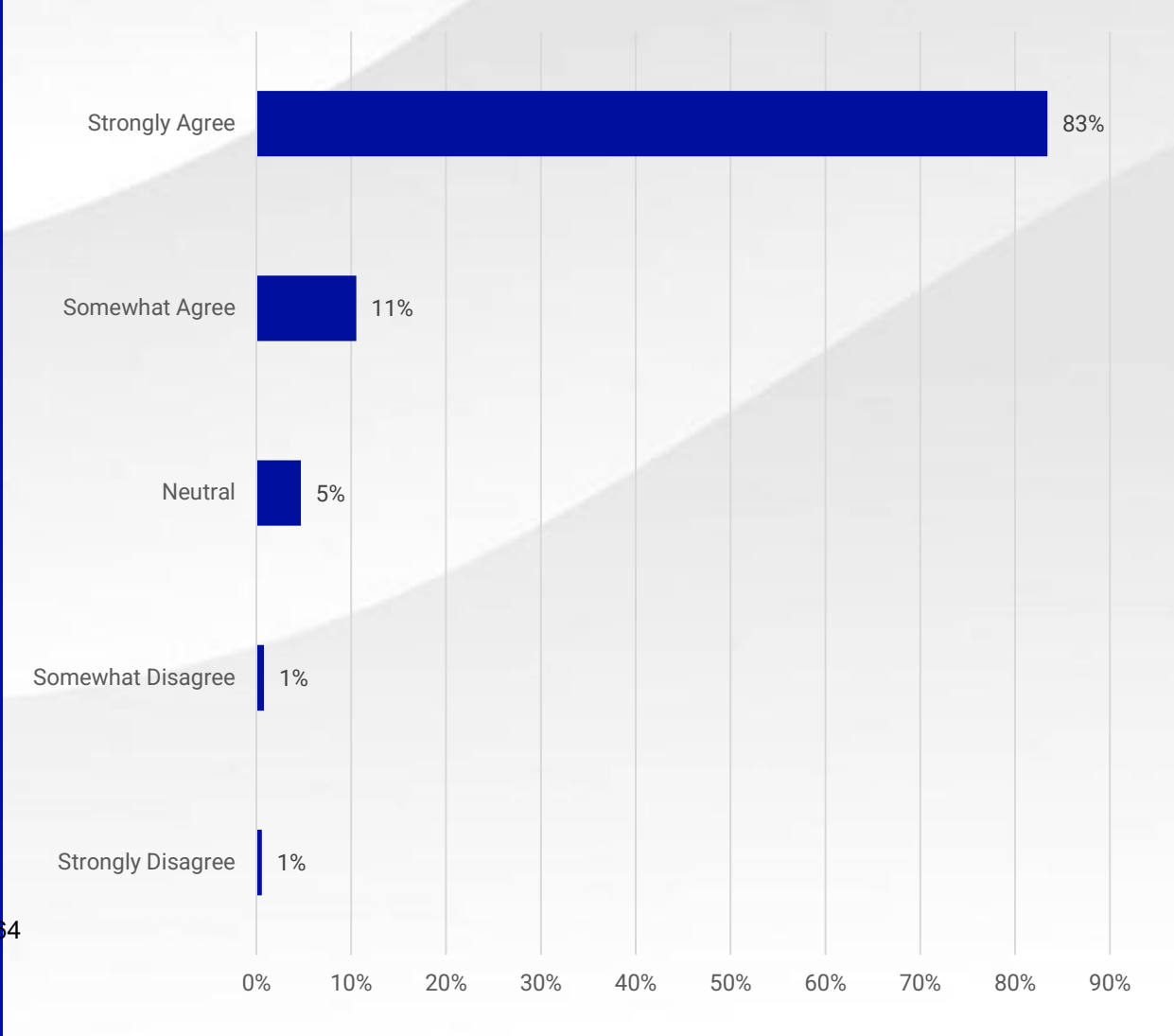
8. Do you agree or disagree with the following statement? "There should be an expansion of Music and Performing Arts activities in all schools."

Response options	Count	Percent
Strongly Agree	774	57%
Somewhat Agree	277	20%
Neutral	254	19%
Somewhat Disagree	34	2%
Strongly Disagree	29	2%
Total	1368	100%



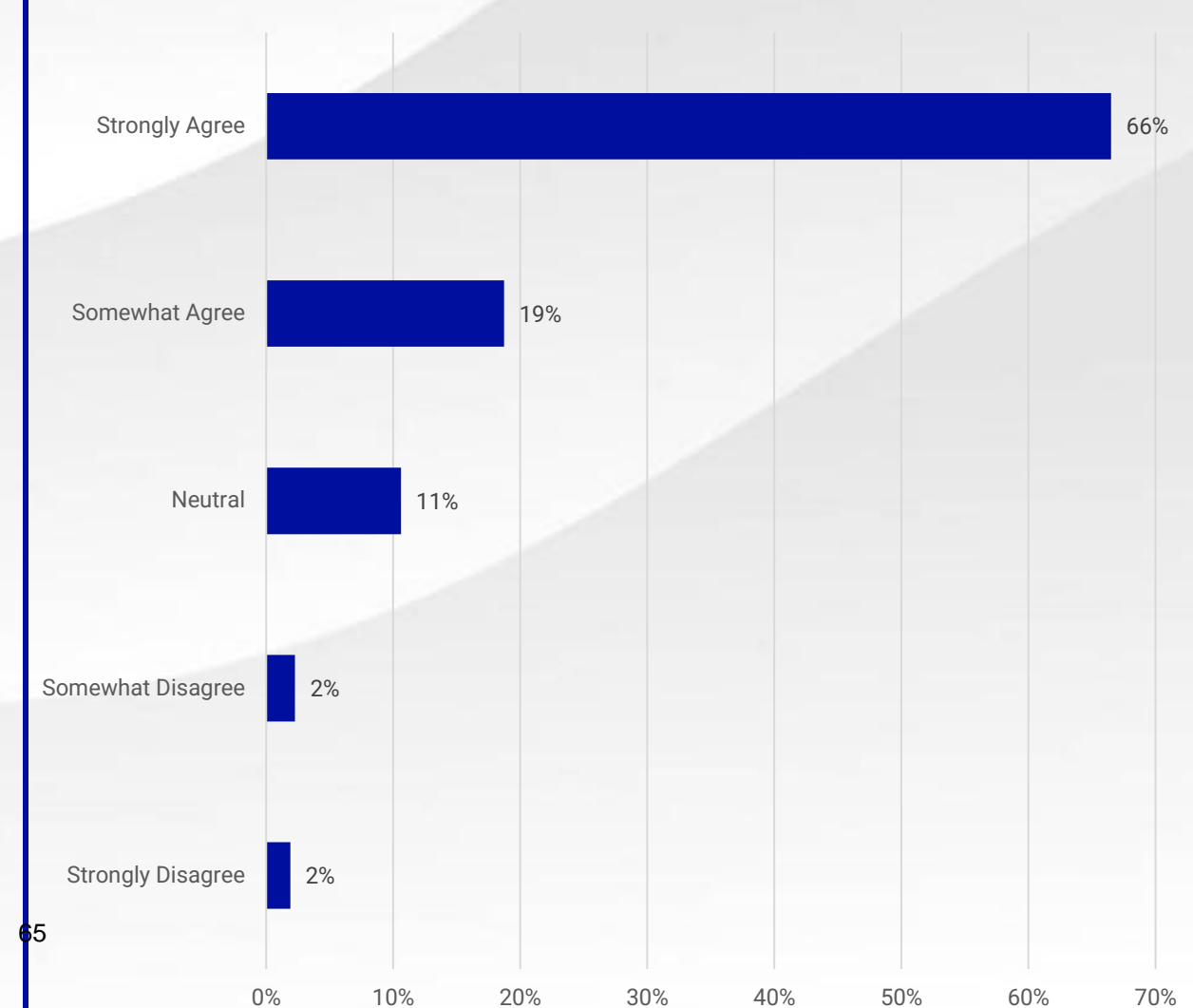
9. Do you agree or disagree with the following statement? "There should be equal resources for special education, tutoring, counseling, and other support services in all schools."

Response options	Count	Percent
Strongly Agree	1140	83%
Somewhat Agree	144	11%
Neutral	64	5%
Somewhat Disagree	11	1%
Strongly Disagree	8	1%
Total	1367	100%



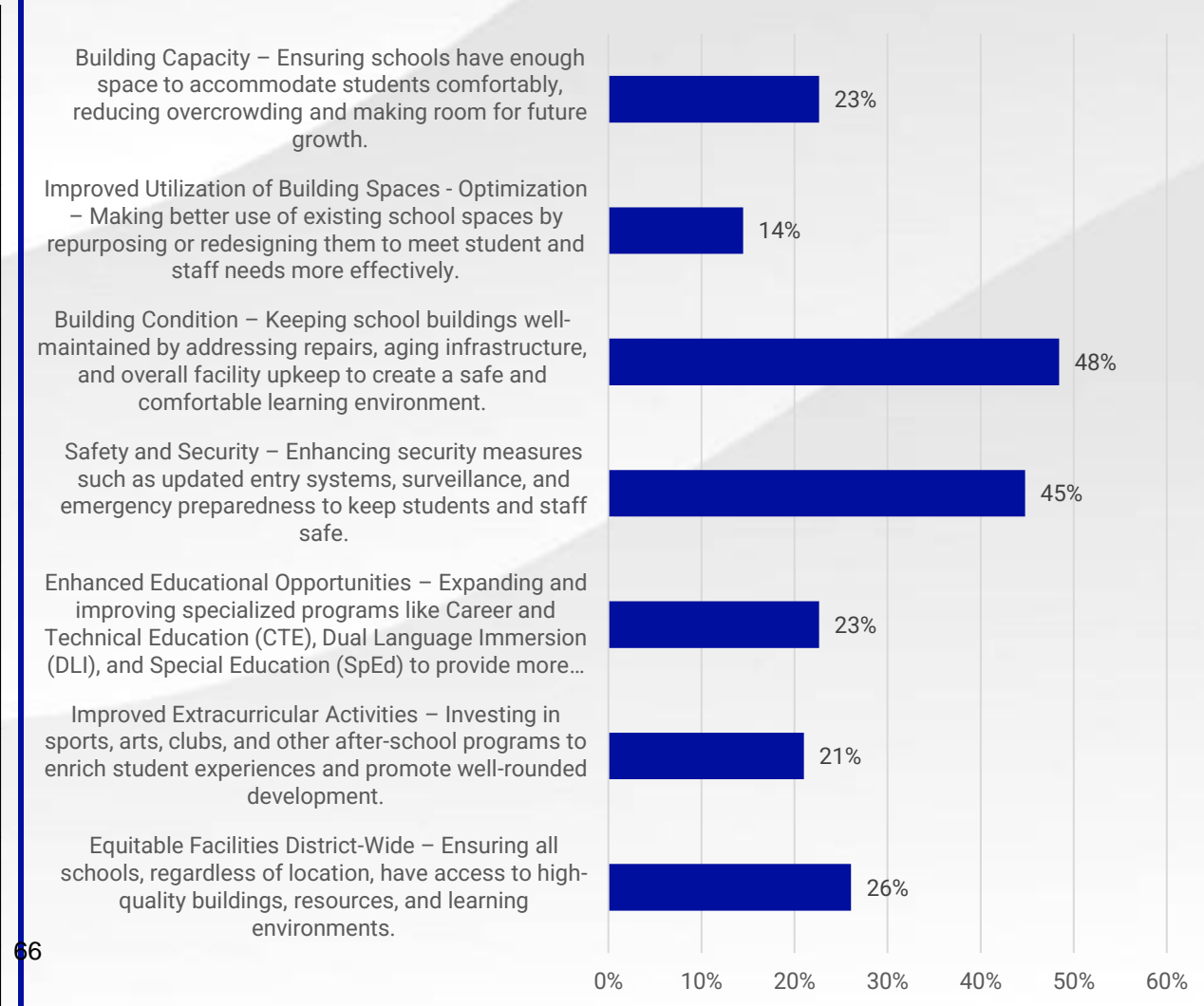
10. Do you agree or disagree with the following statement? "There should be expansion of Career and Technical Education/STEM (Science, Technology, Engineering, and Mathematics) across the District."

Response options	Count	Percent
Strongly Agree	909	66%
Somewhat Agree	256	19%
Neutral	145	11%
Somewhat Disagree	31	2%
Strongly Disagree	26	2%
Total	1367	100%



11. What facility planning objectives are MOST important to you? (Choose 2)

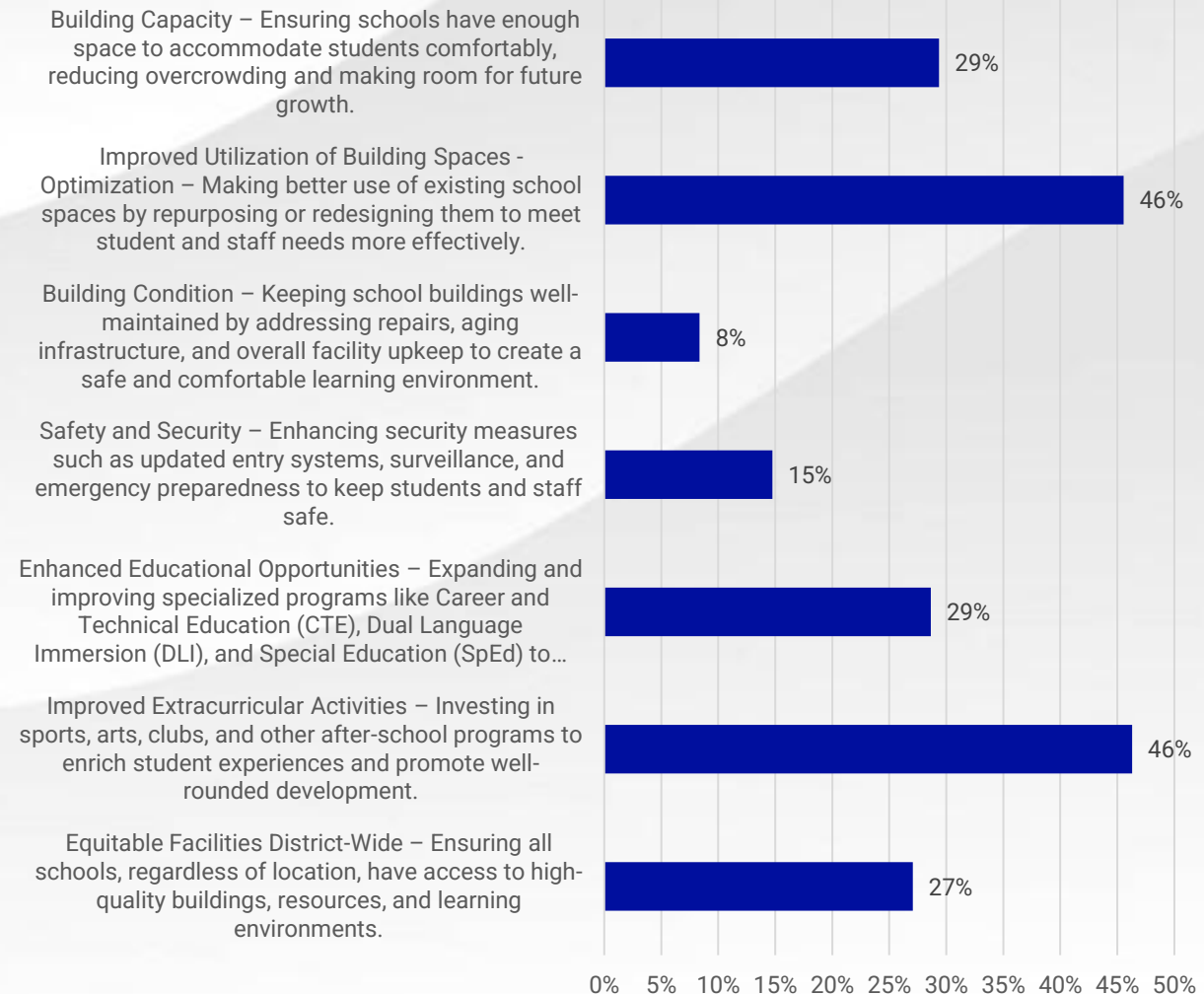
Response options	Count	Percent
Building Capacity – Ensuring schools have enough space to accommodate students comfortably, reducing overcrowding and making room for future growth.	236	23%
Improved Utilization of Building Spaces - Optimization – Making better use of existing school spaces by repurposing or redesigning them to meet student and staff needs more effectively.	151	14%
Building Condition – Keeping school buildings well-maintained by addressing repairs, aging infrastructure, and overall facility upkeep to create a safe and comfortable learning environment.	505	48%
Safety and Security – Enhancing security measures such as updated entry systems, surveillance, and emergency preparedness to keep students and staff safe.	467	45%
Enhanced Educational Opportunities – Expanding and improving specialized programs like Career and Technical Education (CTE), Gifted and Talented, Dual Language Immersion (DLI), and Special Education (SpEd) to provide more learning options for all students	236	23%
Improved Extracurricular Activities – Investing in sports, arts, clubs, and other after-school programs to enrich student experiences and promote well-rounded development.	219	21%
Equitable Facilities District-Wide – Ensuring all schools, regardless of location, have access to high-quality buildings, resources, and learning environments.	272	26%
Total *	1814	174%



*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.

12. What facility planning objectives are LEAST important to you? (Choose 2)

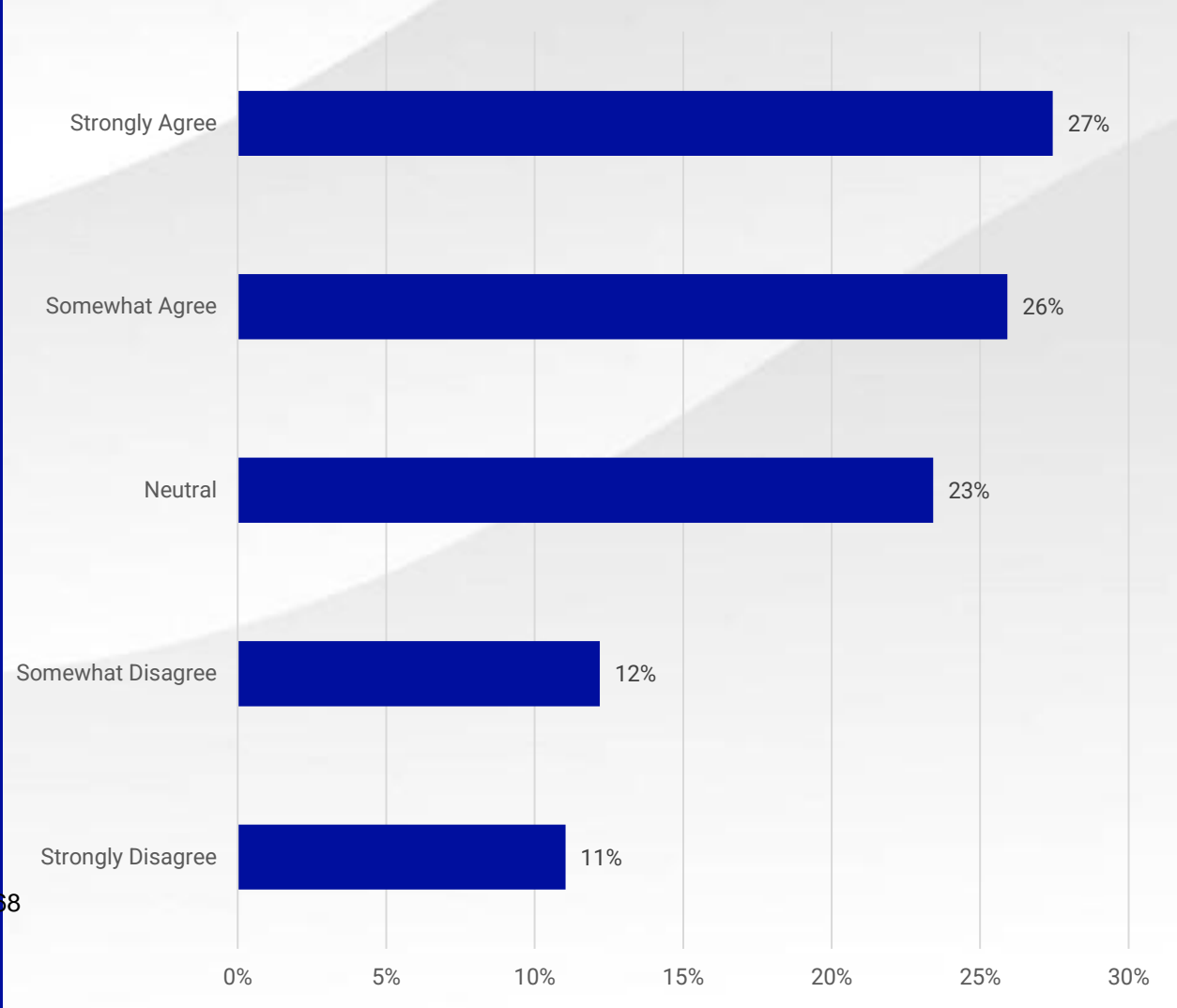
Response options	Count	Percent
Building Capacity – Ensuring schools have enough space to accommodate students comfortably, reducing overcrowding and making room for future growth.	281	29%
Improved Utilization of Building Spaces - Optimization – Making better use of existing school spaces by repurposing or redesigning them to meet student and staff needs more effectively.	436	46%
Building Condition – Keeping school buildings well-maintained by addressing repairs, aging infrastructure, and overall facility upkeep to create a safe and comfortable learning environment.	80	8%
Safety and Security – Enhancing security measures such as updated entry systems, surveillance, and emergency preparedness to keep students and staff safe.	141	15%
Enhanced Educational Opportunities – Expanding and improving specialized programs like Career and Technical Education (CTE), Gifted and Talented, Dual Language Immersion (DLI), and Special Education (SpEd) to provide more learning options for all students	274	29%
Improved Extracurricular Activities – Investing in sports, arts, clubs, and other after-school programs to enrich student experiences and promote well-rounded development.	443	46%
Equitable Facilities District-Wide – Ensuring all schools, regardless of location, have access to high-quality buildings, resources, and learning environments.	259	27%
Total *	1914	200%



*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.

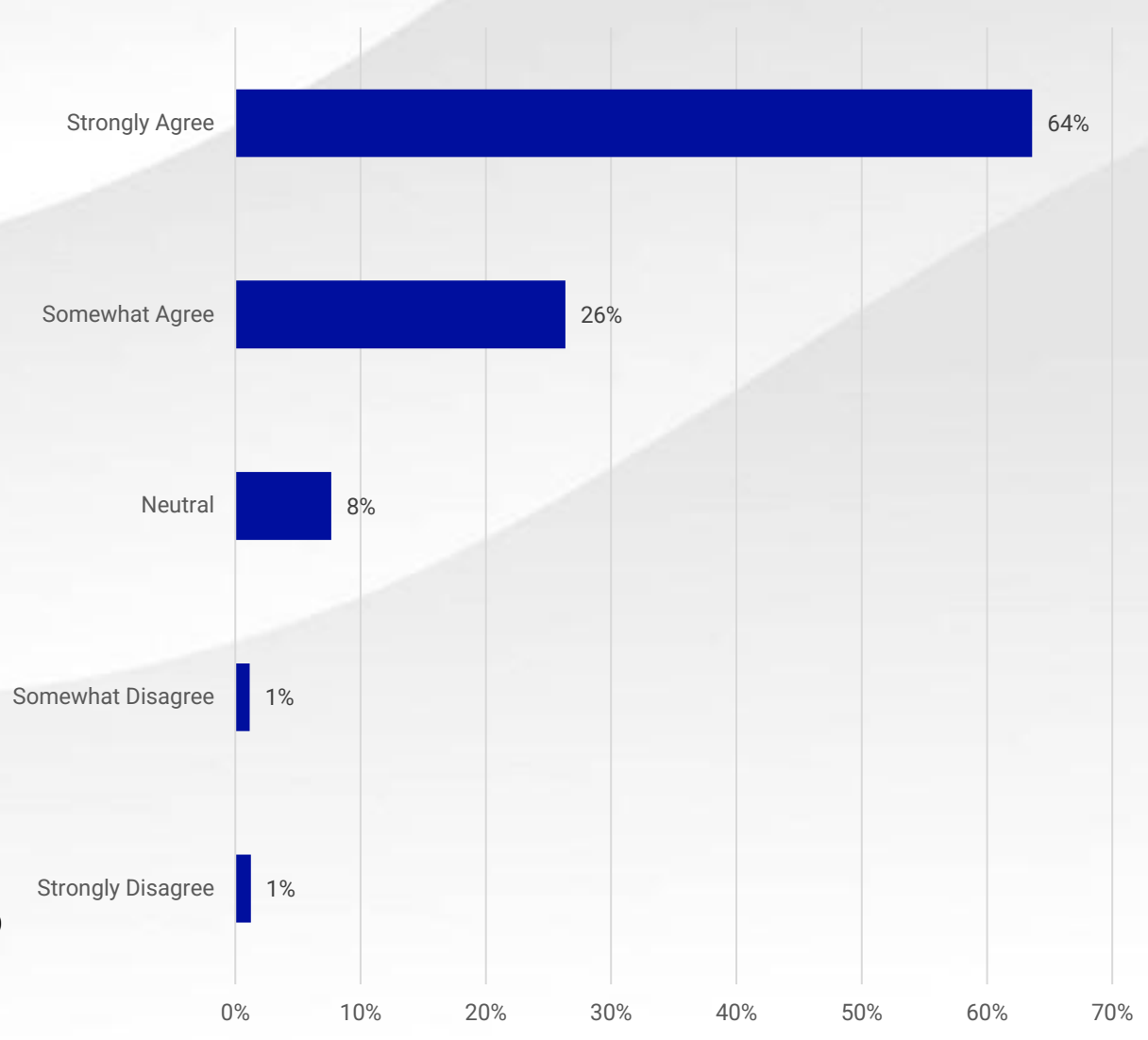
13. Do you agree or disagree with the following statement? "I would support consolidation or closure of buildings to address the facility optimization issues of our schools and to accommodate future needs."

Response options	Count	Percent
Strongly Agree	286	27%
Somewhat Agree	270	26%
Neutral	244	23%
Somewhat Disagree	127	12%
Strongly Disagree	115	11%
Total	1042	100%



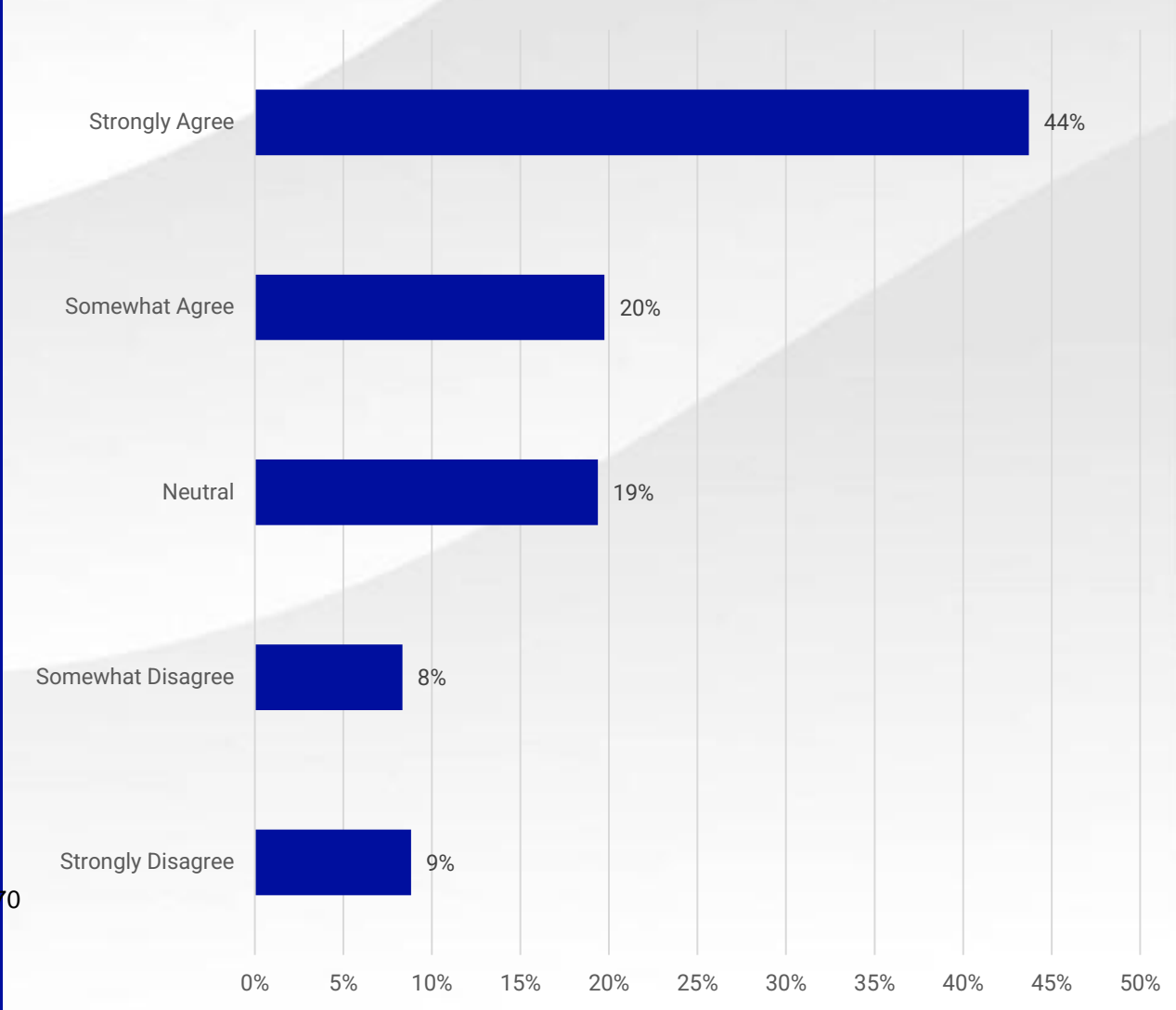
14. Do you agree or disagree with the following statement? "I would support renovations and additions to existing buildings to address the optimization issues of our schools and to accommodate future needs."

Response options	Count	Percent
Strongly Agree	664	64%
Somewhat Agree	275	26%
Neutral	80	8%
Somewhat Disagree	12	1%
Strongly Disagree	13	1%
Total	1044	100%



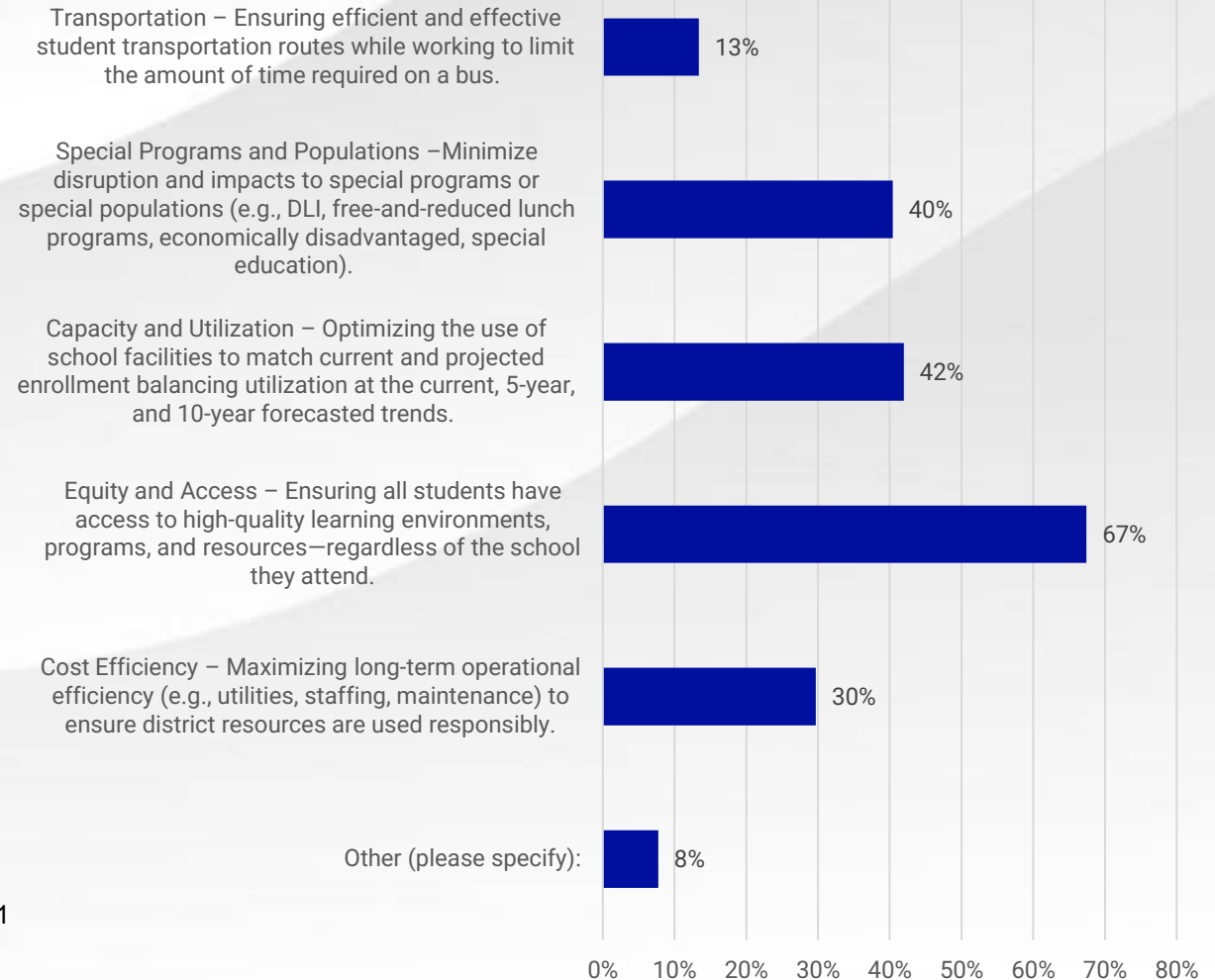
15. Do you agree or disagree with the following statement? "I would support the new construction of a centralized performing arts center that would be open for use by all schools and students."

Response options	Count	Percent
Strongly Agree	456	44%
Somewhat Agree	206	20%
Neutral	202	19%
Somewhat Disagree	87	8%
Strongly Disagree	92	9%
Total	1043	100%



16. Which priorities do you consider most important in the development of a school optimization plan? (choose up to 2)

Response options	Count	Percent
Transportation – Ensuring efficient and effective student transportation routes while working to limit the amount of time required on a bus.	139	13%
Special Programs and Populations –Minimize disruption and impacts to special programs or special populations (e.g., DLI, free-and-reduced lunch programs, economically disadvantaged, special education).	419	40%
Capacity and Utilization – Optimizing the use of school facilities to match current and projected enrollment balancing utilization at the current, 5-year, and 10-year forecasted trends.	435	42%
Equity and Access – Ensuring all students have access to high-quality learning environments, programs, and resources—regardless of the school they attend.	699	67%
Cost Efficiency – Maximizing long-term operational efficiency (e.g., utilities, staffing, maintenance) to ensure district resources are used responsibly.	308	30%
Other (please list in the open-ended segment).	80	8%
Total*	2080	201%

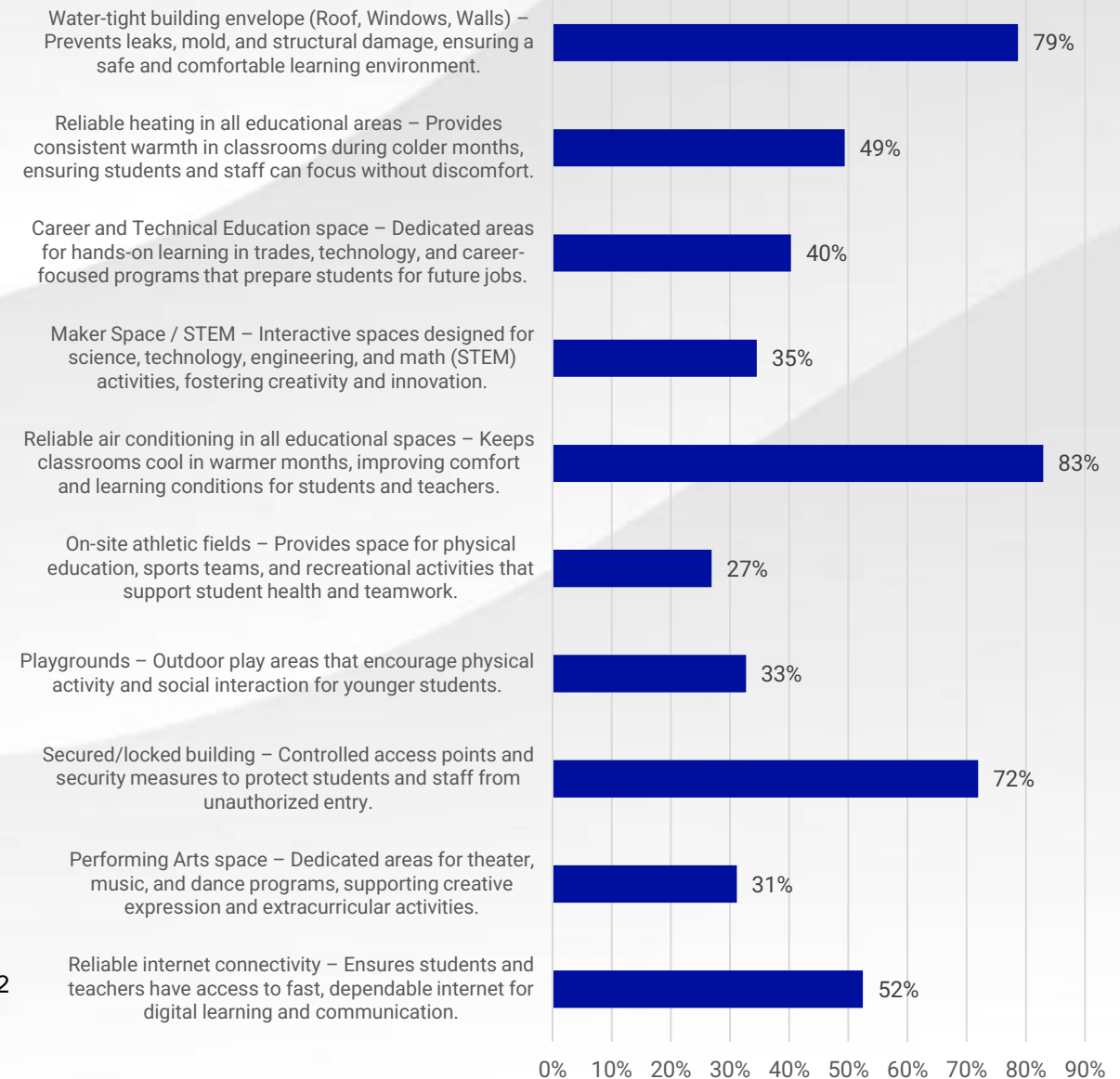


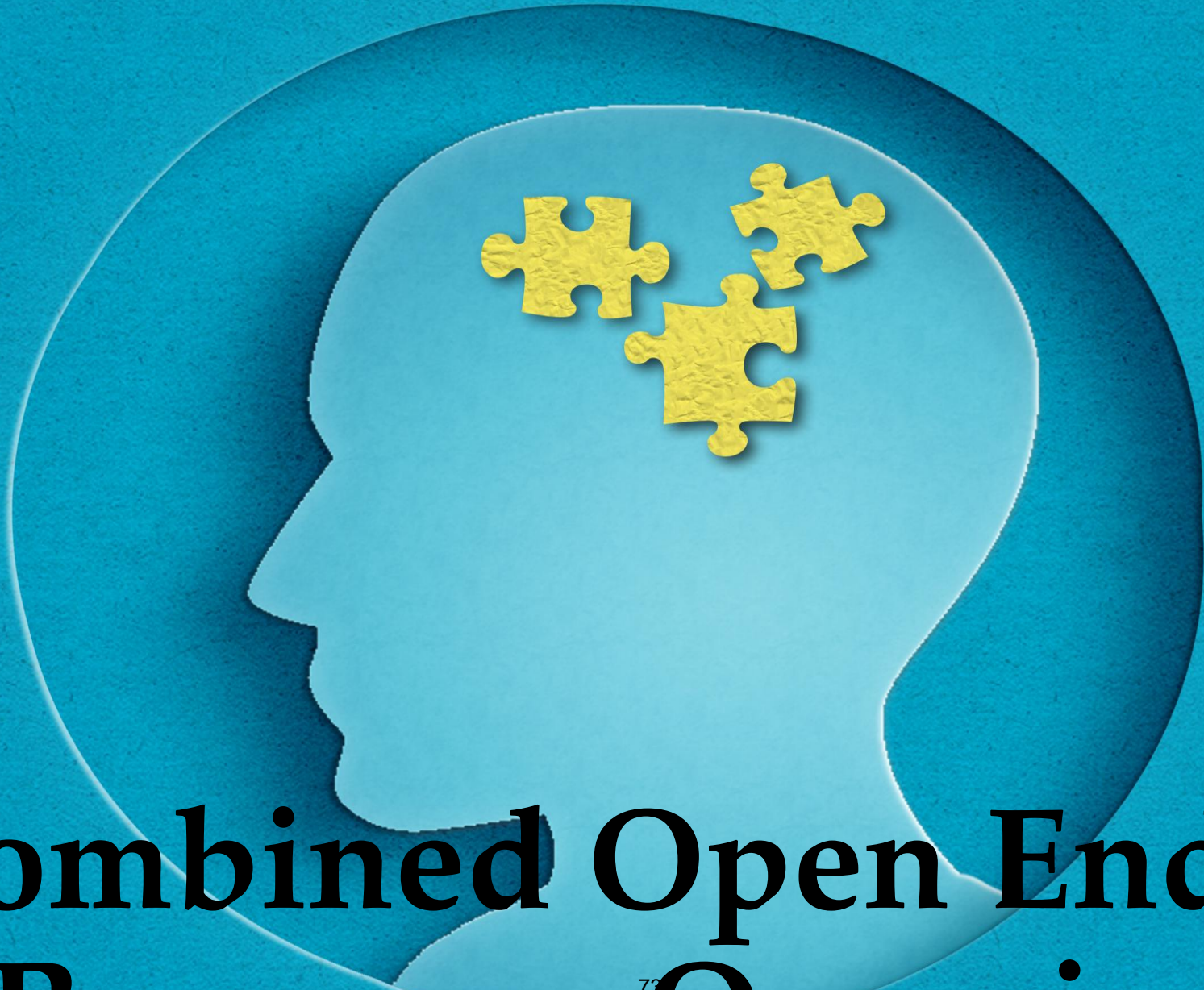
*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.

17. Of the following options, what should be included in a school facility's basic standard requirements? (Choose 5)

Response options	Count	Percent
Water-tight building envelope (Roof, Windows, Walls) – Prevents leaks, mold, and structural damage, ensuring a safe and comfortable learning environment.	816	79%
Reliable heating in all educational areas – Provides consistent warmth in classrooms during colder months, ensuring students and staff can focus without discomfort.	512	49%
Career and Technical Education space – Dedicated areas for hands-on learning in trades, technology, and career-focused programs that prepare students for future jobs.	418	40%
Maker Space / STEM – Interactive spaces designed for science, technology, engineering, and math (STEM) activities, fostering creativity and innovation.	358	35%
Reliable air conditioning in all educational spaces – Keeps classrooms cool in warmer months, improving comfort and learning conditions for students and teachers.	860	83%
On-site athletic fields – Provides space for physical education, sports teams, and recreational activities that support student health and teamwork.	279	27%
Playgrounds – Outdoor play areas that encourage physical activity and social interaction for younger students.	339	33%
Secured/locked building – Controlled access points and security measures to protect students and staff from unauthorized entry.	746	72%
Performing Arts space – Dedicated areas for theater, music, and dance programs, supporting creative expression and extracurricular activities.	323	31%
Reliable internet connectivity – Ensures students and teachers have access to fast, dependable internet for digital learning and communication.	544	52%
Total*	5195	501%

*Note: Some questions allowed participants to select multiple responses; therefore, totals may exceed 100%.





Combined Open Ended Response Overview

18. Do you have any additional thoughts on this topic or information you want to share? Do you have any additional recommendations for the district?

1. Modernize Aging Facilities and Infrastructure

- Stakeholders widely emphasized that many campuses—especially McHi, Memorial, Lamar, Milam, and Travis—are decades overdue for replacement or full renovation.
- Frequent frustration with “band-aid fixes”. The community members want comprehensive, long-term solutions rather than patchwork repairs.
- Calls for prioritizing older schools first, ensuring modernization reflects the district’s academic excellence and reputation.

2. Health, Safety, and Security as Foundational Priorities

- Repeated concerns about water leaks, rodents, and deteriorating air quality creating unsafe learning conditions.
- Requests for stronger campus security—more officers, better fencing, working locks, visitor control, and stricter vaping enforcement.
- Many noted anxiety about national school safety trends. Many families want assurance that all facilities meet the highest safety standards.

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3. Reliable HVAC, Roofs, and Building Envelopes

- Consistent mention of unreliable AC units, temperature extremes, and repair delays that disrupt learning and staff morale.
- Recommendations to increase HVAC technician staffing, streamline maintenance response times, and replace rather than patch failing systems.
- Roof leaks and window seal failures were cited as ongoing issues contributing to ceiling damage, and higher energy costs.

18. Do you have any additional thoughts on this topic or information you want to share? Do you have any additional recommendations for the district?

4. Right-Sizing Schools: Enrollment Balance, Rezoning, and Portables

- Stakeholders urged re-evaluating open enrollment policies to prevent overcrowding in “popular” schools and underuse elsewhere.
- Many called for strategic rezoning and consolidation of older, low-enrollment campuses to focus resources efficiently.
- Portables were described as unsafe, outdated, and inequitable compared to permanent classrooms, families want students housed in main buildings.

5. Equity Across Campuses and Programs

- Strong perception that south-side and older schools have been neglected compared to newer north-side facilities.
- Requests for equitable distribution of resources, fine arts and athletic funding, and program access across all neighborhoods.
- Stakeholders urged the district to adopt transparent, data-driven criteria for prioritizing projects to rebuild trust and fairness.

6. Purpose-Built Learning and Activity Spaces

- Stakeholders want modern, functional facilities for fine arts (band, orchestra, choir, mariachi, dance), CTE, and STEM programs.
- Specific needs included new tennis courts, improved natatoriums, and consideration of a centralized performing arts center.
- Many recommended updating music and arts facilities to match the excellence of the district’s academic and athletic programs.

18. Do you have any additional thoughts on this topic or information you want to share? Do you have any additional recommendations for the district?

7. Traffic Flow, Parking, ADA Access, and Playgrounds

- Parents and staff reported unsafe traffic and drop-off conditions, particularly at older campuses with limited on-site parking.
- Requests for expanded parent parking lots, covered walkways, improved sidewalks, and safer crossing areas.
- ADA-compliant and inclusive playgrounds, especially for ECSE and SPED programs, were identified as urgent needs.

8. Staffing, Pay, and Operational Support

- Many respondents emphasized retaining and respecting high-quality teachers through competitive pay and manageable workloads.
- Repeated calls to increase SPED aides, custodial staff, maintenance crews, and HVAC technicians to improve daily operations.
- Staff cited inconsistent maintenance response and favoritism in work orders, calling for greater accountability and oversight.

9. Transparency, Funding Strategy, and Centralized Services

- Stakeholders requested greater clarity on how bond funds and district budgets are allocated and monitored.
- Some supported a phased bond strategy: demonstrate results with one bond, then pursue additional projects.
- Several noted inefficiencies in having central offices scattered across the city and recommended consolidating or modernizing administrative facilities.

10. Student Experience and Everyday Quality of Life

- Families and staff highlighted the importance of clean restrooms, functional plumbing, and overall building cleanliness.
- Requests for healthier cafeteria food, updated lunch programs, lockers to reduce backpack weight, and shaded outdoor spaces.
- Parents encouraged more engaging enrichment opportunities and life-skills programs that reflect McAllen ISD's "whole child" vision.

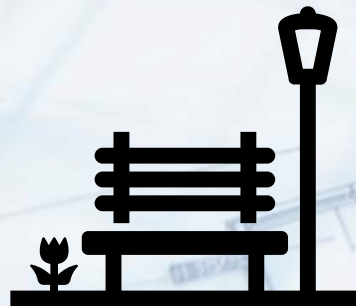
Facility Assessments and Planning



Building Condition



Educational Suitability



Grounds Condition



Technology Readiness

Districtwide BASYS Score Averages

Site	Building Condition (50%)	Suitability (30%)	Technology (10%)	Grounds Condition (10%)	Combined Score
Elementary Schools					
Elementary Averages	74.64	75.78	92.97	78.60	77.21
Middle Schools					
Middle Averages	72.35	75.40	88.62	79.72	75.63
High Schools					
High Average	68.78	74.50	94.74	74.60	73.67
Other Educational Facilities					
Other Averages	78.91	72.55	96.67	81.60	79.05
Administrative Facilities					
Administrative Averages	79.70			72.45	77.80
District Average	74.88	74.56	93.25	77.39	78 76.39

**Overall District Average:
76.39% (Fair Condition)**

McAllen ISD's facility portfolio is generally well maintained, with fair building condition scores and strong technology readiness across most campuses.

Differences by school level reflect the cumulative impact of aging infrastructure and deferred maintenance priorities that have been postponed due to limited capital funding opportunities.

Districtwide BASYS Score Averages

- **High School Building Condition (68.78%):** Lower building condition scores due to aging interiors, outdated classroom layouts, and worn CTE shops requiring modernization.
- **Middle Schools Technology (88.62%):** Reflecting moderate modernization needs and issues with shared server space.
- **Elementary Schools Overall (77.21%):** Consistent facility condition across sites; primary needs include deferred maintenance, aging interiors and outdated portable classrooms.
- **Grounds Condition Overall (77.39%):** Common issues include aged asphalt, deteriorated covered walkways and localized drainage problems.
- **Administrative & Other Facilities Overall (77–79%):** Facilities are well maintained overall with only routine renewal needs in spaces that are in use*

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*Specific buildings at Crockett and Navarro are not in use and are low priority for modernization or deferred maintenance funding.



Districtwide Projects



Building a Smarter, Safer, and More Efficient District

- **LED Lighting Modernization:** Retrofit all campuses with energy-efficient LED fixtures to reduce energy costs and improve lighting quality across classrooms, parking areas, and walkways.
- **HVAC & Energy Management Controls:** Expand the district's digital control system to unify HVAC management. Centralized scheduling and monitoring will enhance comfort, efficiency, and long-term savings.
- **Access Control & Security Cameras:** Standardize electronic keycard access and upgrade to high-definition camera systems across all campuses to ensure consistent safety and visibility.
- **Elementary School Data Cabling Upgrades:** Replace outdated cabling at all elementary schools to support high-speed⁸⁰ internet and modern instructional technology.

Enrollment and Capacity Balance

Findings:

- **Districtwide utilization averages 87%**, but imbalances exist among levels and campuses.
- **Elementary:** Several underutilized schools (Roosevelt, Castaneda, Garza) and overcrowded sites (Gonzalez, Milam) rely on aging portables.
- **Middle:** Morris Middle exceeds 130% utilization—requires permanent classroom expansion.
- **High Schools:** Operating at functional capacity

Recommendations:

- Replace portables with permanent classroom wings at **Gonzalez, Milam, and Morris.**
- Modernize high school core facilities, such as adding outdoor covered seating at **McAllen HS and Rowe HS.**
- Continue annual monitoring of enrollment trends and capacity needs.

Facility Equity and Modernization

Findings:

- Wide variation between newer campuses and older schools built 1950s to 1980s.
- Aging facilities face outdated interiors, worn systems, and limited specialized spaces.

Recommendations:

- Enclose or construct elementary gymnasiums at **Perez, Castaneda, Sanchez, Hendricks, and Houston** for equity.
- Replace portables with permanent classrooms at **Gonzalez, Milam, and Morris**.
- Expand and/or remodel cafeterias and kitchens at **Seguin, Milam, Alvarez and Morris MS**.
- Develop a long-term portable removal strategy districtwide.
- Modernize legacy campuses with roofing, HVAC, electrical, and ADA upgrades.
- Establish consistent design standards for modernization and finishes.

Building Systems and Infrastructure Renewal

Findings:

- Many pre-1990 campuses require HVAC, lighting, electrical, and plumbing renewal.
- Deferred maintenance backlog tied to aging systems and partial LED retrofits.

Recommendations:

- Replace aging HVAC, lighting, and electrical systems in phases.
- Complete districtwide LED conversion with occupancy and daylight sensors.
- Standardize EMS controls for HVAC districtwide.
- Continue roof and envelope renewal to extend facility life.
- Integrate renewal projects into the Maintenance Management Plan for budgeting efficiency.

Maintenance and Life Cycle Management

Findings:

- Strong maintenance culture but limited life cycle forecasting tools.
- Need for data-driven planning to manage aging assets.

Recommendations:

- Develop a districtwide Maintenance Management Plan with preventive schedules.
- Implement life cycle renewal forecasting tied to major systems.
- Prioritize deferred maintenance reduction and align with modernization efforts.
- Expand preventive maintenance inspections and logs.
- Coordinate maintenance, technology, and capital planning for efficiency.

Safety, Security, and Accessibility

Findings:

- Security improvements made, but gaps remain in vestibules, cameras, and access control.
- Fire alarm and ADA compliance upgrades needed at several campuses.

Recommendations:

- Reconfigure vestibules at all high schools and De Leon MS for secure entry.
- Extend keycard access to all exterior doors and integrate with central monitoring.
- Replace outdated fire alarm systems and expand camera coverage districtwide.
- Enhance exterior lighting and correct accessibility deficiencies.

Technology and Learning Readiness

Findings:

- Strong digital foundation; newer schools have robust Wi-Fi and devices.
- Older campuses lag in cabling, electrical capacity, and full network integration.

Recommendations:

- Standardize classroom technology (interactive displays, charging, connectivity).
- Modernize electrical and data systems to support 1:1 learning.
- Expand HVAC and lighting automation through districtwide EMS controls.
- Extend electronic access control to all exterior doors and upgrade camera systems.
- Establish a long-range technology renewal cycle.

New Construction and Expansion

Elementary Gymnasium Construction & Enclosures*

Expands equitable access to indoor physical education, assemblies, and community events.

Perez & Castaneda Elementary Schools: Enclose existing covered pavilions to create conditioned gymnasiums with restrooms, storage, and offices.

Estimated \$423/SF ~ approximately \$2.63 million per site

Sanchez, Hendricks, & Houston Elementary Schools: New 6,200-SF standalone gymnasiums.

Estimated \$614/SF ~ approximately \$3.8 million per project

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New Construction and Expansion

New Classroom Wings*

Replaces aging portable classrooms with permanent, technology-ready instructional space.

Gonzalez ES: 14,000 SF ~ Approximately \$7.87 M

Milam ES: 13,300 SF ~ Approximately \$7.48 M

Morris MS: 19,000 SF ~ Approximately \$10.68 M

Improves safety, energy efficiency, and long-term maintenance sustainability while supporting modern instructional delivery

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Performing Arts Center

Celebrating McAllen ISD's Legacy of Excellence in the Arts

Why It Matters

McAllen ISD is recognized statewide and nationally as a **leader in mariachi and fine arts education**.

McAllen High School's *Mariachi Oro* has earned **eight TAME State Championships** and consistent UIL top ratings.

The district has been named a **Best Community for Music Education** for more than a decade.

McAllen ensembles have won multiple top honors at the **Mariachi Vargas Extravaganza**, including sweeping all major categories.

Performing Arts Center

Celebrating McAllen ISD's Legacy of Excellence in the Arts

The Case for a Districtwide Performing Arts Center (PAC)

- **Professional-Level Acoustics:** Purpose-built rehearsal and performance spaces to eliminate sound transfer and enhance tonal quality.
- **Dedicated Rehearsal & Storage:** Properly sized ensemble rooms and climate-controlled instrument storage.
- **Audience & Community Venue:** A 1,000-seat hall for concerts, musicals, and competitions—reducing off-campus rentals.
- **Equity & Access:** A shared district facility ensuring all students benefit from professional performance experiences.
- **Community Pride:** Reinforces McAllen ISD's reputation for artistic excellence and creates a hub for regional events.

Performing Arts Center

Flagship Performing Arts Center | Districtwide Fine Arts Hub

Program Features

Main hall: 1,000 seats with orchestra pit, fly tower, variable acoustics.

Education/rehearsal: two ensemble rooms for rehearsal, assembly before performances or for instruction

Production/Support: scene/costume room, storage, dressing/green rooms, wardrobe, load-in dock.

Front-of-house: lobby, box office, concessions, restrooms.

Admin/tech: control rooms (FOH/BOH), IT/AV, facilities office, equipment cages.

Site: bus/box-truck circulation, patron drop/pick-up, secure instrument load-in, parking.

Estimated Cost*

Estimated Total Cost: \$45–\$50M

Hard Construction Budget: ≈ \$35M

Facility Size: 65,000–75,000 SF

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Career and Technical Education Center

Preparing Students for College, Career, and Community Impact

Why It Matters

McAllen ISD has a long-standing record of excellence in **Career and Technical Education**, offering students real-world skills, certifications, and dual-credit opportunities.

Students consistently earn top rankings in **SkillsUSA, FFA, and HOSA competitions** and graduate ready to succeed in high-demand trades, healthcare, and technology fields.

Dual-credit programs with **South Texas College** enable students to earn college credit and workforce certifications before graduation.

Career and Technical Education Center

The Case for a Centralized CTE Center

Why It Matters

- **Aging and Inconsistent Facilities:** Many CTE spaces were designed for outdated programs and lack proper ventilation, power, and safety systems.
- **Equity and Access:** Program quality currently depends on the campus attended; a centralized facility ensures equal access for all students.
- **Workforce Alignment:** Expands capacity in high-demand areas such as healthcare, welding, construction, and automotive technology to meet regional labor needs.
- **Collaboration & Dual Credit:** Strengthens partnerships with South Texas College and local employers for certifications, internships, and apprenticeships.
- **Safety & Compliance:** Purpose-built infrastructure ensures compliance with OSHA, TEA, and Perkins V standards while protecting students and staff

Career and Technical Education Center

A Central Hub for Technical Excellence and Workforce Development

Program Features

6–8 Automotive Bays with lifts, alignment rack, and tool cages.

16–20 Welding Booths with shared LEV manifold and CNC table.

Compact Carpentry / Construction Lab with multipurpose layout.

1 Shared Health Skills Lab convertible to classroom use.

4–6 General Classrooms, Testing Room, Career Center, and Admin Suite.

Core Infrastructure sized for future additions (electrical, water, air, data).

Simplified Site with service yard and expansion pad.

Estimated Cost*

Estimated Total Cost: \$45–\$55 M

Hard Construction Budget: ≈ \$35 M

Facility Size: 75,000–85,000 SF

Phased “Core Trades Hub” Approach:

Focuses on high-impact programs (automotive, welding, construction) now, with infrastructure in place for future expansion (health science, manufacturing, HVAC).

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Districtwide Renovation Costs

Renovation Budget Methodology

Data-Driven Approach: MGT's budgeting method is based on the *value of building construction* using historical cost data (e.g., RSMeans).

System-Based Allocation: Each building system (roof, HVAC, plumbing, etc.) is assigned a percentage of total construction cost—adding up to 100%.

Renovation Budget Formula: Renovation cost = *Current cost per square foot* × *total building area* × *Facility Condition Index (FCI) adjustment*.

Facility Condition Index (FCI): Represents the percentage of building value needing reinvestment (e.g., FCI = 20 → 20% of building value needed for renewal).

Comprehensive Budgeting: Project budgets include **hard construction costs** plus allowances for **soft costs, furnishings, technology, and contingencies** (typically 25–35%).

Equity and Quality Standard: Renovating schools to achieve a **score of 85 or higher (“Good” condition)** ensures safe, modern, and equitable learning environments across the District.

Districtwide Renovation Costs*

Renovation Budget - Elementary

Site Name	Gross Sq Ft	Bldg Budget 85%	Suit Budget 85%	Tech Budget 85%	Grounds Budget 85%	Total Budget 85%
Alvarez ES	56,203	\$ 5,324,493	\$ 2,517,205	\$ -	\$ 960,046	\$ 8,801,745
Blanca E Sanchez ES	67,440	\$ -	\$ 493,682	\$ -	\$ 212,336	\$ 706,019
Castaneda ES	65,361	\$ 7,922,939	\$ -	\$ -	\$ 1,200,668	\$ 9,123,607
Dr Pablo Perez ES	67,440	\$ -	\$ -	\$ -	\$ -	\$ -
Escandon ES	65,918	\$ 2,794,436	\$ 956,001	\$ -	\$ -	\$ 3,750,438
Fields ES	72,755	\$ -	\$ 1,083,791	\$ 5,685	\$ -	\$ 1,089,476
Garza ES	65,916	\$ 6,081,606	\$ 1,288,033	\$ -	\$ 1,235,121	\$ 8,604,760
Gonzalez ES	70,962	\$ 6,371,616	\$ 1,830,693	\$ 5,544	\$ 1,087,386	\$ 9,295,239
Houston ES	57,406	\$ 6,887,642	\$ 1,904,591	\$ -	\$ 1,141,974	\$ 9,934,207
Jackson ES	72,976	\$ 7,549,475	\$ 2,172,731	\$ -	\$ 380,458	\$ 10,102,663
Lucile Hendricks ES	66,679	\$ -	\$ 1,134,990	\$ -	\$ -	\$ 1,134,990
Mcauliffe ES	78,694	\$ 8,804,680	\$ 2,460,665	\$ -	\$ 1,608,895	\$ 12,874,240
Milam ES	72,979	\$ 574,440	\$ 3,160,857	\$ -	\$ -	\$ 3,735,297
Rayburn ES	66,623	\$ 2,790,611	\$ 534,898	\$ -	\$ -	\$ 3,325,509
Roosevelt E ES	73,083	\$ 7,864,609	\$ 140,938	\$ 5,638	\$ 841,223	\$ 8,852,408
Seguin ES	71,470	\$ 8,169,209	\$ 2,306,506	\$ -	\$ 648,773	\$ 11,124,488
Thigpen-Zavala ES	77,967	\$ 569,866	\$ -	\$ -	\$ -	\$ 569,866
Wilson ES	54,328	\$ 2,132,053	\$ 750,495	\$ -	\$ -	\$ 2,882,548
Elementary Totals	1,224,200	\$ 73,837,676	\$ 22,736,076	\$ 16,867	\$ 9,316,880	\$ 105,907,500

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Districtwide Renovation Costs*

Renovation Budget – Middle and High Schools

Site Name	Gross Sq Ft	Bldg Budget 85%	Suit Budget 85%	Tech Budget 85%	Grounds Budget 85%	Total Budget 85%
Brown MS	116,815	\$ 10,186,600	\$ 2,533,186	\$ -	\$ 484,820	\$ 13,204,607
Cathey MS	124,390	\$ 6,483,120	\$ 2,501,631	\$ 64,096	\$ 29,246	\$ 9,078,093
De Leon MS	138,741	\$ 8,362,160	\$ 2,670,119	\$ -	\$ -	\$ 11,032,279
Michael E Fossum MS	119,782	\$ 4,168,704	\$ 414,850	\$ -	\$ 287,750	\$ 4,871,304
Morris MS	108,526	\$ 8,377,669	\$ 3,604,899	\$ 65,582	\$ 2,502,817	\$ 14,550,967
Travis MS	121,897	\$ 14,022,244	\$ 1,909,383	\$ -	\$ 537,065	\$ 16,468,691
Middle School Totals	730,151	\$ 51,600,497	\$ 13,634,068	\$ 129,678	\$ 3,841,698	\$ 69,205,941
Achieve Early College HS	92,776	\$ 8,951,005	\$ 1,475,142	\$ -	\$ 1,055,570	\$ 11,481,717
McAllen HS	354,214	\$ 22,763,069	\$ 10,302,131	\$ 27,676	\$ 6,658,917	\$ 39,751,793
Memorial HS	317,962	\$ 26,886,973	\$ 9,316,587	\$ -	\$ -	\$ 36,203,560
Rowe HS	374,348	\$ 22,962,498	\$ 3,123,405	\$ -	\$ 5,900,870	\$ 31,986,773
High School Totals	1,139,300	\$ 81,563,545	\$ 24,217,264	\$ 27,676	\$ 13,615,357	\$ 119,423,842

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Districtwide Renovation Costs*

Renovation Budget – Alternative, Administration and Totals

Site Name	Gross Sq Ft	Bldg Budget 85%	Suit Budget 85%	Tech Budget 85%	Grounds Budget 85%	Total Budget 85%
Instruction and Guidance	21,434	\$ 2,750,032	\$ 1,833,495	\$ -	\$ 594,880	\$ 4,749,283
Lamar Academy	97,910	\$ 5,758,079	\$ 1,348,690	\$ -	\$ -	\$ 3,784,540
UTRGV	-	\$ -	\$ -	\$ -	\$ -	\$ -
Alternative Totals	119,344	\$ 8,508,111	\$ 3,182,185	\$ -	\$ 594,880	\$ 8,533,823
Central Administration	22,321	\$ 1,317,716	\$ 461,201	\$ 40,465	\$ 418,246	\$ 2,237,628
Crockett-School Police	44,537	\$ 2,133,435	\$ 746,702	\$ 67,526	\$ 697,942	\$ 3,645,605
Facilities Maintenance	73,950	\$ -	\$ -	\$ 159,734	\$ 1,651,000	\$ 1,810,734
Navarro Admin	61,549	\$ 2,948,353	\$ 1,031,923	\$ 22,280	\$ 230,281	\$ 4,232,837
Pro Learning Center	18,003	\$ 324,914	\$ 113,720	\$ 5,716	\$ 204,831	\$ 649,181
Administration Totals	220,360	\$ 6,724,418	\$ 2,353,546	\$ 295,721	\$ 3,202,300	\$ 12,575,985
Grand Total	3,433,355	\$ 222,234,246	\$ 66,123,140	\$ 469,941	\$ 30,571,116	\$ 315,647,092

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Funding Sources

Local Funding Sources

- **General Obligation (GO) Bonds:** Voter-approved bonds used for construction, modernization, land, safety, and technology.
- **I&S (Debt Service) Tax Rate:** Repays bonds; separate from M&O operating funds.
- **Tax Notes / Certificates of Obligation:** Short-term borrowing for urgent or mid-range projects (e.g., HVAC, roofs).
- **General Fund Transfers:** Limited use for small facility improvements or project matches.
- **Developer / Impact Fees:** May offset costs in growth areas, subject to local ordinances.

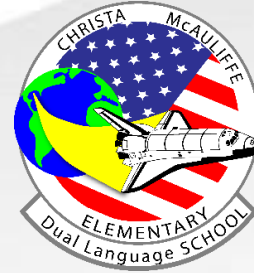
State-Level Support

- **Permanent School Fund (PSF) Guarantee:** Lowers borrowing costs by backing district bonds.
- **Foundation School Program:** Supports operations, not capital construction.
- **Targeted State Grants:** Periodic opportunities for energy, safety, or CTE projects.

Other Supplemental Sources

- **Federal Grants:** May assist with safety, accessibility, or regulatory compliance projects.
- **Philanthropy & Partnerships:** Foundations, corporations, and higher-ed collaborations for shared or community facilities.

Elementary School Sites



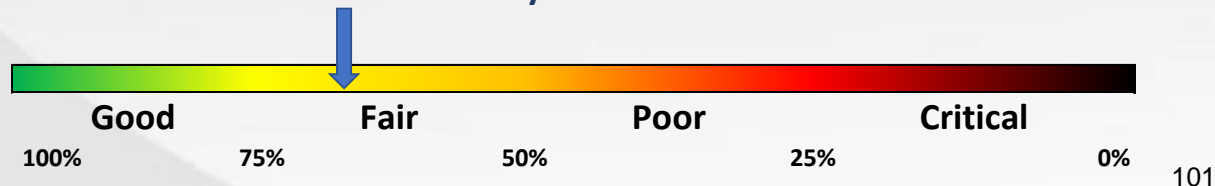
Alvarez Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	68.15%	Fair	Aging systems, dated finishes, roof & HVAC issues
Educational Suitability	62.24%	Fair-Poor	Undersized classrooms, limited specialized spaces
Grounds Condition	68.29%	Fair	Drainage & flooding problems, worn play courts
Technology Readiness	87.00%	Good	Adequate systems; electrical limitations, Wi-Fi dead zones

- Roof ponding and water damage in Main Building.
- Outdated and non-compliant exit hardware.
- Outdated and worn interior finishes
- Undersized cafeteria, clinic, and administration spaces.
- Flooding and drainage problems at the front of campus.
- Poor site lighting and deteriorated play courts.
- Aging HVAC systems and unreliable electrical panels

Alvarez Elementary Overall Score = 68.34%



Modernization & Priority Projects

1. New Construction

- Expand cafeteria and modernize food service.

2. Safety & Security

- Install panic hardware on rear exits in the cafeteria and gym.
- Expand access controls and upgrade camera systems.

3. Modernization

- Refresh classroom interiors with new flooring, ceilings, lighting, and paint.
- Replace outdated door hardware and upgrade to LED lighting campuswide.

4. Site & Infrastructure

- Replace HVAC controls, pumps, and piping in Main Building.
- Repair roofs, drainage, walkways, and awnings.
- Add site lighting for parking and pedestrian safety.

5. Educational Adequacy

- Create dedicated science, art, and music rooms.
- Update Pre-K and Kindergarten classrooms for flexible learning.

6. Technology Readiness

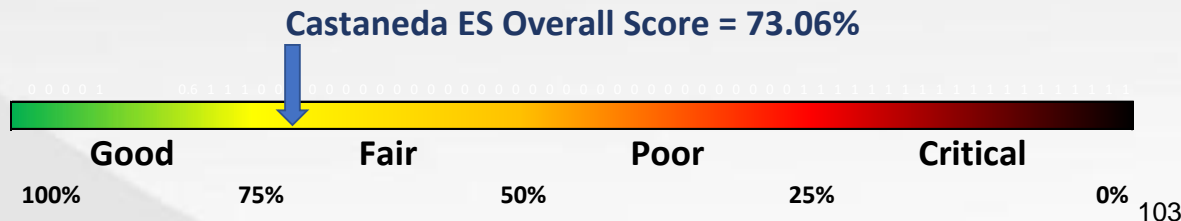
- Replace cabling and increase electrical capacity.
- Add outlets and circuits to support instructional technology.

Dr. Carlos Castaneda Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	63.44%	Fair	Roof deterioration, ceiling damage, aging HVAC and plumbing; LED lighting needed.
Educational Suitability	86.22%	Good	Functional classrooms; limited P.E. and performing arts spaces; HVAC comfort issues.
Grounds Condition	67.03%	Fair	Worn asphalt, cracked sidewalks, poor irrigation and turf; minimal site lighting.
Technology Readiness	87.68%	Good	Strong infrastructure; server cooling and network upgrades needed.

- Roof leaks and water damage in library and administration areas.
- Chiller at end of life; HVAC imbalances across classrooms.
- Rusted plumbing fixtures and recurring sewer odors.
- Sparse lighting in parking and playground areas.
- Worn asphalt, cracked curbs, and limited drainage/irrigation.
- Undersized restrooms and staff lounge; limited ARD/IEP meeting space.



Modernization & Priority Projects

1. New Construction

- Enclose pavilion to create a dedicated gymnasium.

2. Safety & Security

- Upgrade access controls and install additional security cameras.

2. Modernization

- Replace worn flooring, stained ceilings, and dated finishes.
- Convert all interior and exterior lighting to LED for energy efficiency.

3. Site & Infrastructure

- Replace HVAC controls and aging chiller to restore comfort and reliability.
- Replace roofs and seal exterior walls to prevent leaks.
- Rehabilitate parking lots, walkways, and play courts; improve drainage and irrigation.

4. Educational Adequacy

- Upgrade library and music rooms with improved carpet, ventilation, and acoustics.

5. Technology Readiness

- Replace cabling and increase electrical capacity.
- Add outlets and circuits to support instructional technology.

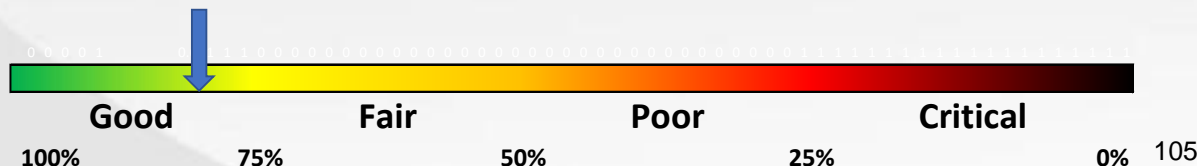
Escandon Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	77.46%	Fair-Good	Structural stability but aging roofs, insulation issues, and outdated lighting and finishes.
Educational Suitability	77.63%	Fair-Good	Functional classrooms; limited specialized spaces; undersized admin and clinic areas.
Grounds Condition	85.29%	Good	Well-maintained site; cracked play courts and limited ADA access in play areas.
Technology Readiness	94.74%	Excellent	Reliable systems; outdated cabling causes occasional connectivity issues.

- Roof leaks in main, gym, and music buildings Aging chillers and poor insulation on chilled-water lines.
- Outdated fluorescent lighting; need full LED conversion.
- Dented/rusted exterior doors and single-pane or boarded windows.
- Undersized admin, counseling, and clinic spaces.
- Music is housed in a small, dimly lit space with poor acoustics
- Outdated cabling and poor LAN connectivity in classrooms/portables.

Escandon ES Overall Score = 80.02%



Escandon Elementary

Modernization & Priority Projects

1. Safety & Security

- Enhance camera coverage and expand access controls.
- Improve signage and reconfigure entry points.

2. Modernization

- Replace worn floors, wall finishes, and ceilings.
- Replace aged cafeteria bleachers, shelving, and cabinetry.
- Relocate or remodel music space for improved acoustics and HVAC.
- Replace chillers and repair piping insulation.

3. Site & Infrastructure

- Replace roof systems across campus.
- Repaint and refinish exterior walls and doors.
- Expand and pave parking areas; add marked crosswalks.
- Resurface sidewalks and play courts.

4. Educational Adequacy Improvements

- Reconfigure and expand administrative, counseling, and clinic areas.
- Enhance specialized instructional spaces for music, science, and performing arts.

5. Technology Readiness

- Replace outdated cabling and upgrade network hardware.
- Improve technology infrastructure in portables and support spaces.

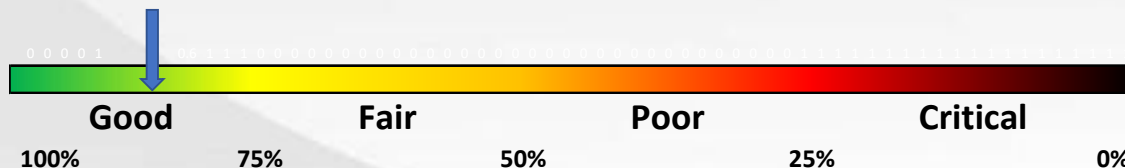
Victor Fields Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	85.35%	Good	Structurally sound; roof nearing end of life; aging lighting, HVAC controls, and fire alarm systems.
Educational Suitability	77.43%	Fair-Good	Strong classrooms and admin spaces; limited storage, undersized music room, and restroom aging.
Grounds Condition	85.59%	Good	Maintained parking and play areas; minor cracking and drainage near gym; aging playfield equipment.
Technology Readiness	84.21%	Good	Reliable infrastructure; limited cooling and electrical capacity; no classroom audio systems.

- Roof nearing end of service life with parapet leaks.
- Outdated fluorescent lighting; conversion to LED recommended.
- Obsolete fire alarm and emergency lighting systems.
- HVAC control issues cause inconsistent comfort; some portable units in use.
- Undersized music room and lack of art/computer labs.
- Aging restrooms, worn flooring, and limited staff lounge space.
- Stormwater ponding near gym and rusted playfield equipment.
- Server room lacks dedicated cooling and electrical capacity.

Fields ES Overall Score = 82.88%



Victor Fields Elementary

Modernization & Priority Projects

1. Safety & Security

- Replace obsolete fire alarm and emergency lighting systems.
- Expand access control, upgrade cameras, and enhance signage and supervision.

2. Modernization

- Replace HVAC controls and ventilation systems to eliminate portable units.
- Convert all interior/exterior lighting to LED.
- Refinish interior doors, walls, and restroom partitions.
- Paint gym exterior and replace restroom partitions.

3. Site & Infrastructure

- Replace 2007 roof to prevent water intrusion (2027).
- Add dedicated Pre-K and Kindergarten play areas; replace aging equipment.

4. Technology Readiness

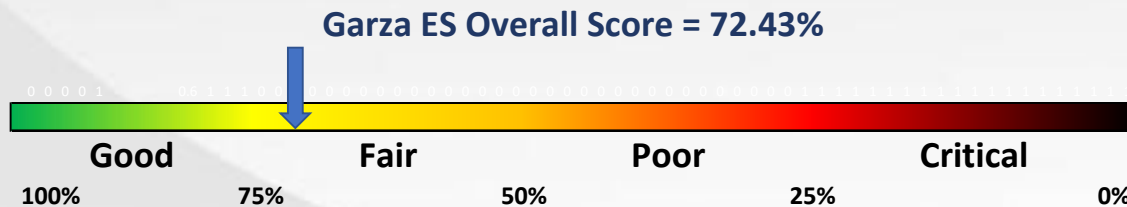
- Relocate and upgrade server room with dedicated cooling and electrical capacity.

Reynaldo G. Garza Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	68.59%	Fair	Aging infrastructure, leaks in gym roof and walls, obsolete HVAC, and ADA deficiencies.
Educational Suitability	75.07%	Fair	Functional classrooms; poor acoustics and HVAC in music/gym; undersized admin and clinic spaces.
Grounds Condition	66.67%	Fair	Cracked paving, flooding near gym walkway, and insufficient site lighting.
Technology Readiness	89.47%	Poor–Fair	Reliable network but limited outlets, outdated panels, and undersized IT spaces.

- Cracked exterior walls and foundation settlement.
- Gym roof leaks, water intrusion, and daylight through panel joints.
- Aged plumbing fixtures with rust and sewer odor issues.
- Outdated HVAC units, deteriorated ductwork, and poor insulation.
- Accordion classroom walls causing sound transfer.
- Rusted restroom partitions and non-ADA restrooms.
- Insufficient lighting, both interior (non-LED) and exterior.
- Congested parent drop-off, poor drainage, and open access to city park.



Modernization & Priority Projects

1. Safety & Security

- Expand access control and camera systems for improved site monitoring.
- Add exterior lighting and clear wayfinding signage for visibility and safety.

2. Modernization

- Replace HVAC distribution systems campuswide.
- Convert all interior and exterior lighting to LED.
- Replace movable classroom walls with permanent partitions to reduce noise.
- Refinish casework, ceilings, and restroom partitions; repaint interiors.

3. Site & Infrastructure

- Replace obsolete electrical panels to increase capacity and reliability.
- Repair and reseal roofs and building envelopes (gym, courtyard, north wing).
- Improve drainage, sidewalks, and canopy supports near cafeteria and gym walkway.

4. Educational Adequacy Improvements

- Develop dedicated, properly equipped rooms for music and art.
- Improve acoustics and HVAC systems in performance areas.
- Resurface cracked play courts and replace worn surfacing for accessibility and safety.

6. Technology Readiness

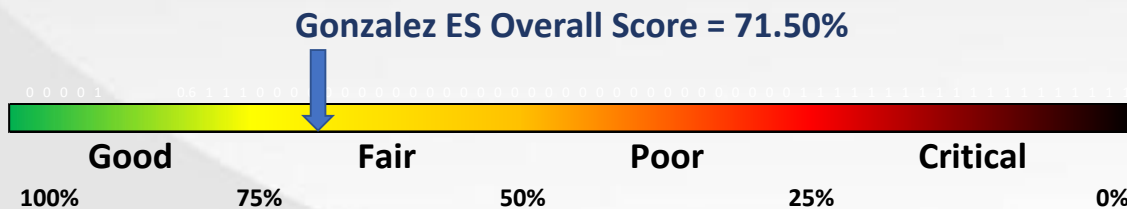
- Upgrade cabling and network systems; increase electrical outlets and IT space.

Leonelo H. Gonzalez Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	69.03%	Fair	Stable main building; portables in poor condition; outdated HVAC, electrical, and plumbing systems.
Educational Suitability	71.89%	Fair	Core classrooms functional; portables undersized and outdated; limited storage and program space.
Grounds Condition	70.01%	Fair	Cracked paving, drainage issues, and limited lighting; solid fencing and maintained playfields.
Technology Readiness	84.21%	Good	Reliable connectivity; limited outlets, undersized IT rooms, and power capacity constraints.

- Heavy reliance on deteriorated portable classrooms with structural and accessibility issues.
- Outdated electrical panels and limited classroom outlets.
- Aging plumbing fixtures, rusted fountains, and sewer odor concerns.
- Non-LED lighting and aging finishes throughout.
- Undersized and overcrowded clinic, counseling, and administration areas.
- No dedicated art, computer, or proper music rooms.
- Drainage and flooding in southeast parking lot; cracked sidewalks and courts.
- Limited site lighting and aging HVAC systems in both permanent and portable buildings.



Modernization & Priority Projects

1. New Construction

- Construct a new permanent classroom wing to replace aging portables and consolidate special programs.
- Include flexible layouts, integrated restrooms, and modern learning technology to align with district standards.

2. Safety & Security

- Replace all knob-style door hardware with ADA-compliant levers and panic hardware.
- Upgrade campus access controls and expand camera coverage to improve monitoring and emergency preparedness.
- Add exterior lighting and signage for safer circulation and visibility.

3. Modernization

- Convert all interior and exterior lighting to energy-efficient LED fixtures.
- Replace outdated electrical panels and add outlets in classrooms and staff spaces.
- Refinish interior surfaces, replace cabinetry, restroom partitions, and ceiling tiles.

4. Site & Infrastructure

- Repair and restripe parking lots and sidewalks; address drainage in the southeast lot.
- Seal roof-to-wall connections on Gym; repair water intrusion and repaint corrugated panels.

Modernization & Priority Projects

5. Educational Adequacy Improvements

- Develop dedicated, properly equipped spaces for music, art, and science instruction.
- Expand or reconfigure administration, counseling, and clinic spaces to meet ADA and capacity needs.
- Modernize the media center with added outlets and storage to support technology integration.

6. Technology Readiness

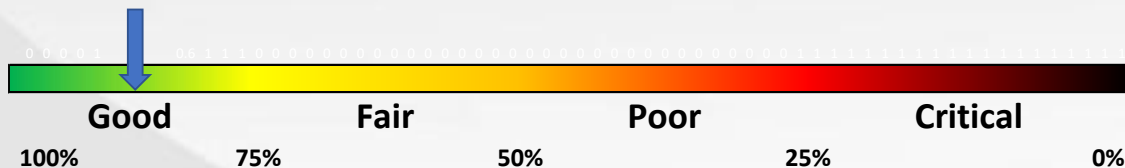
- Upgrade network cabling and expand dedicated MDF/IDF rooms for equipment.
- Add electrical capacity and classroom outlets to support instructional technology.

Lucile Hendricks Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	88.47%	Good	Solid structural systems; roof under warranty; minor rust on ducts; fire alarm system due for replacement.
Educational Suitability	76.35%	Fair-Good	Strong classrooms and support areas; undersized early learning and cafeteria spaces; limited art and music areas.
Grounds Condition	90.00%	Excellent	Well-maintained site with reliable utilities, new fencing, and safe playgrounds.
Technology Readiness	100.00%	Excellent	Fully reliable technology infrastructure; lacks only classroom audio systems.

Hendricks ES Overall Score = 86.14%



- Fire alarm system outdated and requires replacement.
- Ventilation ducts and pumps show rust; monitoring and maintenance needed.
- Lighting remains fluorescent; LED conversion recommended.
- Early learning and cafeteria spaces undersized for enrollment.
- Music program lacks a dedicated room with acoustical support.
- Traffic congestion at dismissal creates safety challenges.
- Wayfinding signage limited for visitors and emergency responders.

Lucile Hendricks Elementary

Modernization & Priority Projects

1. New Construction

- Construct a new gymnasium to support physical education and campus equity.

2. Safety & Security

- Expand access controls and upgrade camera systems to improve supervision.
- Add wayfinding signage and enhance controlled entry for emergency response.
- Implement traffic flow improvements at arrival and dismissal.

3. Modernization

- Convert all lighting to energy-efficient LED fixtures.
- Replace the obsolete fire alarm system and update finishes as needed.

3. Site & Infrastructure

- Replace HVAC control system to improve reliability and efficiency.
- Continue roof monitoring and plan full replacement by 2028.

4. Educational Adequacy Improvements

- Provide dedicated, acoustically treated music and art spaces.

5. Technology Readiness

- Upgrade network cabling and infrastructure to maintain reliable connectivity.
- Prepare IT rooms for future classroom audio and digital learning upgrades.

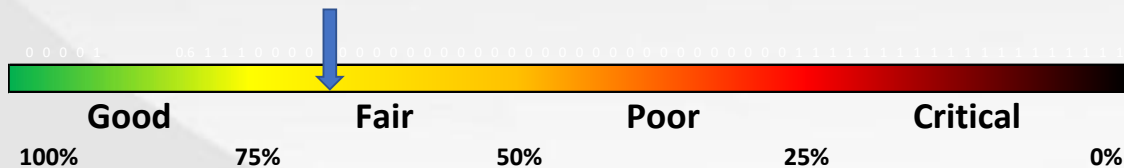
Sam Houston Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	63.66%	Fair	Stable structure; aging roof, worn finishes, and non-compliant hardware in portables.
Educational Suitability	68.14%	Fair	Limited specialized spaces; no dedicated gym; undersized admin and resource areas.
Grounds Condition	65.54%	Fair	Cracked paving, poor drainage, aging play equipment, and limited site lighting.
Technology Readiness	94.74%	Excellent	Strong connectivity and digital systems; lacks independent cooling for IT spaces.

- Roof leaks near band area; portables with missing shingles and soft flooring.
- Cracked window frames, wood rot, and aged door hardware.
- Outdated VCT flooring, stained ceilings, and worn finishes.
- HVAC distribution inconsistent; aging portable wall units.
- Fluorescent lighting throughout campus; LED conversion needed.
- One aging portable classroom not ADA compliant.
- Lacks enclosed gymnasium; relies on outdoor pavilion.
- Shared public park used for recreation; limited security.
- Undersized admin area and limited parking; cracked walkways and drainage issues.
- Playground equipment rusted with pea-gravel surfacing; uneven irrigation.

Houston ES Overall Score = 68.30%



Sam Houston Elementary

Modernization & Priority Projects

1. New Construction

- Build new enclosed gymnasium

2. Safety & Security

- Replace interior and exterior door hardware with ADA-compliant levers and panic bars.
- Expand access controls and upgrade campus camera systems.

3. Modernization

- Convert all interior and exterior lighting to LED.
- Renew worn flooring, ceilings, and locker-room finishes.
- Install lockable classroom doors.
- Repair plumbing fixtures, sealants, and failed food-service equipment.

4. Site & Infrastructure

- Replace aging roof systems campus-wide.
- Replace outdated HVAC controls.
- Resurface asphalt paving; rehabilitate parking lots and driveways.
- Seal cracks and restore building envelope.
- Repair drainage, replace canopy structures, and upgrade irrigation and playground surfacing.

5. Educational Adequacy Improvements

- Create dedicated art and music rooms with improved acoustics and storage.

6. Technology Readiness

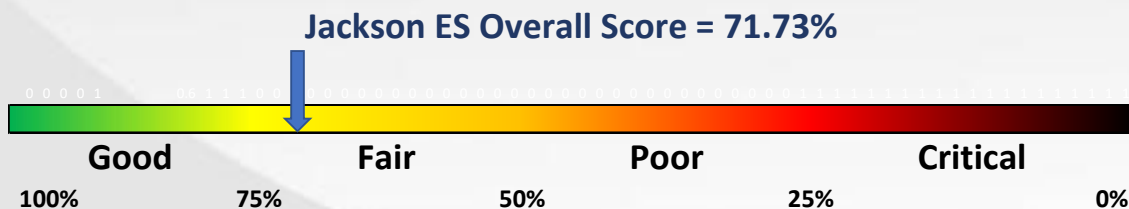
- Replace outdated cabling and improve LAN performance.
- Install independent cooling for IT/server rooms.

Andrew Jackson Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	66.60%	Fair	Aging roof, worn finishes, HVAC deficiencies, and outdated electrical systems.
Educational Suitability	69.87%	Fair	Functional but undersized classrooms and labs; limited fine arts and flexible learning spaces.
Grounds Condition	79.90%	Good	Maintained landscape; cracked paving, drainage ponding, and limited lighting.
Technology Readiness	94.74%	Excellent	Strong infrastructure; lacks dedicated IT room and classroom audio systems.

- Roof nearing end of life with leaks and ceiling damage.
- Single-pane windows and rusted or difficult-to-operate exterior doors.
- Outdated interior finishes, old casework, and worn restroom partitions.
- Aging HVAC units requiring frequent repair; inconsistent airflow.
- Limited outlets, tripping breakers, and undersized electrical capacity.
- Plumbing fixtures outdated; nurse's clinic lacks a sink.
- Outdated fluorescent lighting with missing lens covers.
- Cracked sidewalks and play courts; water ponding and incomplete irrigation.
- Aging playground equipment and limited site lighting.
- Music and media center undersized; kindergarten and ECE spaces below standards.



Andrew Jackson Elementary

Modernization & Priority Projects

1. Safety & Security

- Replace all knob-style interior door hardware with ADA-compliant levers or panic hardware.
- Expand access controls and upgrade campus camera systems.
- Install additional site lighting in parking areas, walkways, and dark zones.

2. Modernization

- Convert all interior and exterior lighting to LED.
- Repaint interior and exterior wall finishes.
- Replace worn flooring, damaged ceilings, and restroom partitions.
- Replace outdated playground equipment.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Replace aging air handlers and re-insulate chilled water lines.
- Replace roof systems across campus.
- Upgrade plumbing fixtures and add a sink in nurse's clinic.

4. Educational Adequacy Improvements

- Reconfigure or relocate music spaces with improved acoustics and storage.
- Upgrade cafeteria stage lighting, acoustics, and storage for performances.

5. Technology Readiness

- Replace outdated cabling and improve LAN performance.
- Relocate IT spaces to secure, climate-controlled rooms.

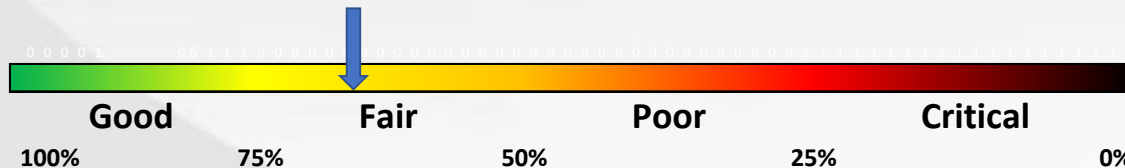
Christa McAuliffe Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	65.10%	Fair	Roof deterioration and leaks; aging HVAC, windows, and finishes; ADA and plumbing deficiencies.
Educational Suitability	69.11%	Fair	Functional core spaces; undersized early childhood and music rooms; limited storage and cafeteria capacity.
Grounds Condition	86.11%	Good	Cracked paving and drainage issues; limited irrigation; playground surfacing not ADA accessible.
Technology Readiness	65.00%	Fair	Aging intercom and network systems; no classroom audio; server lacks dedicated cooling.

- Roof and ceiling deterioration in main and gym buildings.
- Outdated HVAC units and unreliable controls.
- Deteriorated finishes and outdated lighting (non-LED).
- Gym roof failure and stage access non-compliant.
- Cracked parking lots and sidewalks; poor drainage and irrigation.
- Limited storage and undersized early childhood and music rooms.

Christa McAuliffe ES Overall Score = 68.39%



Christa McAuliffe Elementary

Modernization & Priority Projects

1. Safety & Security

- Replace all door hardware with ADA-compliant lever and panic hardware.
- Upgrade access controls, cameras, and emergency systems.

2. Modernization

- Replace ceilings, flooring, and casework; repaint interior/exterior surfaces.
- Convert all lighting to LED.
- Modernize student restrooms

3. Site & Infrastructure

- Replace main and gym roofs and obsolete electrical panels.
- Install new HVAC controls and upgrade aging mechanical systems.
- Resurface parking lots, sidewalks, and play courts; improve drainage.
- Refinish exterior doors and walls; replace plumbing fixtures.

4. Educational Adequacy

- Expand or relocate art and music programs to dedicated spaces.
- Modernize early childhood classrooms with age-appropriate layouts and restrooms.
- Upgrade gym stage acoustics and equipment.
- Replace outdated play equipment and pea gravel with modern, accessible systems.

5. Technology Readiness

- Replace aging cabling and improve campus-wide network reliability.
- Relocate IT server to dedicated cooled room.

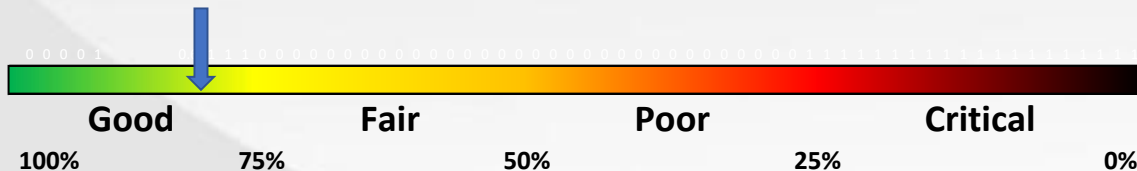
Ben Milam Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	83.60%	Good	Solid structure; outdated HVAC, electrical panels, and interior finishes; non-ADA restrooms in areas.
Educational Suitability	62.99%	Fair	Limited program flexibility; undersized ECE, cafeteria, and special education spaces; portables outdated.
Grounds Condition	87.83%	Very Good	Well-maintained playfields, parking, and landscaping; minor sidewalk cracking.
Technology Readiness	100%	Excellent	Strong connectivity and system reliability; fully climate-controlled IT environment.

- Main building roof (2012) showing ponding and early deterioration.
- Aged doors, cracked floors, and stained ceilings.
- Outdated HVAC units with rusted components and insulation damage.
- Obsolete electrical panels and controls.
- Non-ADA restrooms and limited accessibility in portables.
- Single-pane, inefficient windows and rusted hardware.
- Cafeteria undersized for enrollment; requires six lunch periods.
- Inadequate music, art, and performing arts spaces.
- Portables with aged finishes, non-compliant hardware, and poor acoustics.
- Limited storage in special education and early learning classrooms.

Milam ES Combined Score = 79.48%



Modernization & Priority Projects

1. New Construction

- Build new permanent classroom wing to replace outdated portables

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace stained ceilings, cracked flooring, and wood paneling; repaint and refresh finishes.

3. Site & Infrastructure

- Replace obsolete electrical panels.
- Replace HVAC systems and restore insulation on piping and ductwork.
- Replace outdated HVAC controls campuswide.
- Replace aging exterior doors across campus.
- Replace sinks, faucets, and fountains with modern fixtures.

4. Educational Adequacy Improvements

- Construct new classroom wing to remove outdated portables.
- Expand cafeteria and modernize food service areas.
- Expand and reconfigure ECE and special education classrooms with restrooms and storage.
- Create dedicated music and art spaces; upgrade gym stage acoustics, storage, and lighting.

5. Technology Readiness

- Replace outdated cabling and improve LAN performance campuswide.

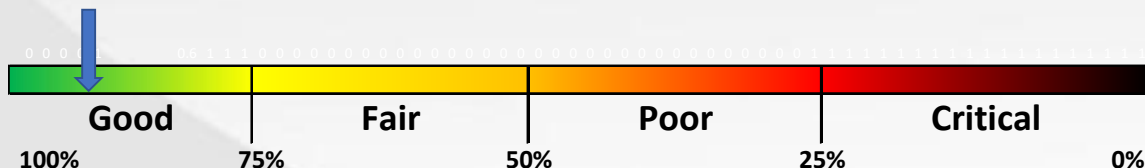
Dr. Pablo Perez Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	88.47%	Good	Solid structure; HVAC nearing end of life; limited electrical capacity for full 1:1 device support.
Educational Suitability	87.73%	Good	Functional learning spaces; undersized Pre-K, special education, and music rooms; no dedicated art space.
Grounds Condition	90.00%	Excellent	Well-maintained playfields, walkways, and parking; strong fencing and site lighting.
Technology Readiness	100%	Excellent	Robust infrastructure; reliable connectivity and secure IT systems.

- HVAC chillers and controls nearing life cycle replacement.
- Limited electrical outlets and circuits for full device integration.
- Pre-K rooms lack in-room restrooms and sufficient storage.
- Special education classroom undersized and missing specialized fixtures.
- Music room undersized for program needs.
- Existing pavilion unenclosed; lacks dedicated gym space.
- Roof system in good condition but nearing warranty expiration (2027).
- Minor cracking in sidewalks and parking areas; play courts need resurfacing.

Dr. Pablo Perez ES Condition Score = 89.55%



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Modernization & Priority Projects

1. Safety & Security

- Replace obsolete fire alarm system.
- Expand access controls and upgrade camera systems.

2. Modernization

- Replace outdated HVAC controls campuswide.
- Replace chillers and update HVAC systems.
- Install lighting in mechanical and electrical rooms for safety.

3. Site & Infrastructure

- Enclose existing pavilion to create a new gymnasium.
- Repair and resurface cracked and potholed parking lots, sidewalks, and play courts.
- Plan and budget for roof renewal prior to warranty expiration (2027).

4. Educational Adequacy Improvements

- Expand and equip special education classrooms to meet current standards.
- Expand or reconfigure undersized music room for improved acoustics and storage.

5. Technology Readiness

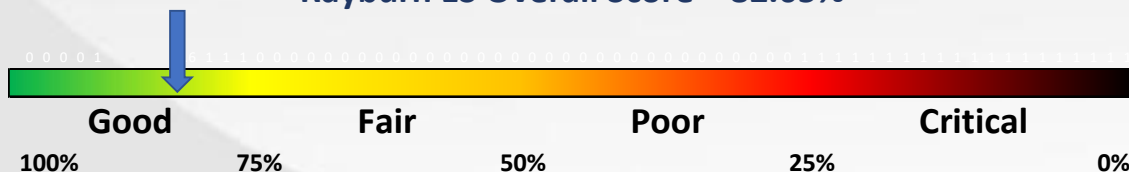
- Add classroom and common area outlets and circuits to support 1:1 technology program.

Sam Rayburn Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	77.55%	Fair-Good	Stable structure; outdated electrical panels; HVAC inefficiencies and fluorescent lighting.
Educational Suitability	80.92%	Good	Functional classrooms; undersized Pre-K, music, and special education spaces; limited natural light.
Grounds Condition	90.00%	Excellent	Resurfaced parking and play courts; well-maintained lawns and irrigation.
Technology Readiness	100.00%	Excellent	Reliable connectivity and systems supporting instruction and operations.

Rayburn ES Overall Score = 82.05%



- Federal Pacific Electric switchgear poses a safety hazard and requires replacement.
- Aging air handlers, corroded valves, and missing insulation on HVAC piping.
- Worn and cracked VCT flooring, outdated cabinetry, and restroom partitions.
- Fluorescent lighting throughout campus; LED conversion needed.
- Accordion walls cause noise transfer and reduce usability of classrooms.
- Limited natural light and undersized Pre-K and special education spaces.
- Music and performing arts spaces lack proper acoustics and storage.
- 126 Clinic undersized; lacks full ADA accessibility and nurse's office space.

Sam Rayburn Elementary

Modernization & Priority Projects

1. Safety & Security

- Replace Federal Pacific Electric switchgear and upgrade main electrical panels.
- Expand use of access controls and upgrade camera systems.

2. Modernization

- Replace chiller and air handlers at end of life.
- Upgrade all interior and exterior lighting to LED.
- Replace cracked VCT flooring, cabinetry, and restroom partitions.
- Replace obsolete accordion walls where sound transfer occurs.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.

4. Educational Adequacy Improvements

- Modernize Pre-K and Kindergarten classrooms with storage and learning resources.
- Upgrade science labs with new casework and storage.
- Create larger, acoustically treated music and performing arts spaces with dedicated storage.

5. Technology Readiness

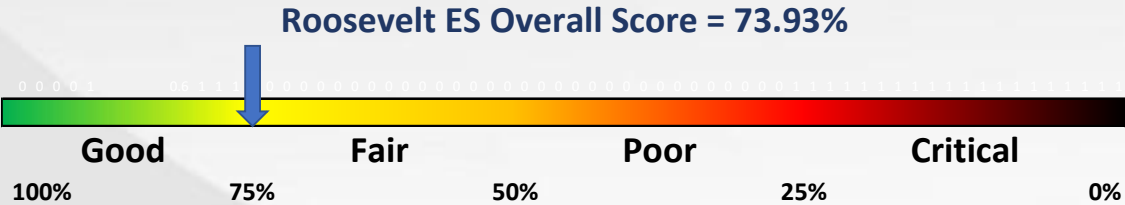
- Replace outdated cabling and improve LAN performance campuswide.

Theodore Roosevelt Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	65.86%	Fair	Stable structure with aging systems, foundation settlement, and hazardous electrical panels.
Educational Suitability	84.02%	Good	Functional classrooms; undersized special education and music spaces; limited storage and accessibility.
Grounds Condition	73.74%	Fair	Cracked sidewalks, drainage issues, and erosion near playgrounds and gym areas.
Technology Readiness	84.22%	Good	Reliable connectivity; outdated cabling and limited electrical capacity.

- Federal Pacific Electric switchgear poses a safety and fire hazard.
- Roof systems mixed; gym roof leaking due to clogged gutters and cracked skylights.
- Cracked flooring, stained ceilings, and mismatched finishes.
- Foundation settlement causing cracks and uneven floors.
- Rusting exterior doors, exposed rebar, and worn stucco.
- Aging HVAC equipment with corroded components and outdated controls.
- Inadequate site lighting, poor drainage, and erosion under sidewalks.
- Undersized and outdated music and performing arts spaces.
- Limited ADA compliance in clinic and restrooms.
- Outdated cabling and insufficient outlets in classrooms.



Theodore Roosevelt Elementary

Modernization & Priority Projects

1. Safety & Security

- Replace Federal Pacific Electric switchgear and upgrade main distribution panels.
- Expand access controls and upgrade campus camera systems.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace aging air handling units, pumps, and insulation.
- Replace cracked flooring, stained ceilings, cabinetry, and restroom partitions.
- Replace obsolete accordion walls to improve acoustics and flexibility.

3. Site & Infrastructure

- Correct flooding and erosion under sidewalks, near playground, and gym access points.
- Replace outdated HVAC controls campuswide.
- Clean, repaint, and repair stucco, exposed rebar, and rusted doors.

4. Educational Adequacy Improvements

- Provide dedicated science casework and storage.
- Expand and acoustically treat music and performing arts spaces.

5. Technology Readiness

- Replace outdated cabling and improve LAN performance campuswide.

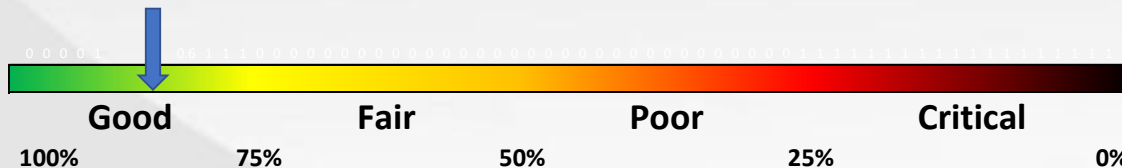
Blanca E. Sanchez Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	85.77%	Good	Stable structure; minor roof leak; aging doors, fluorescent lighting, and worn cabinetry.
Educational Suitability	81.28%	Good	Strong classrooms and support spaces; undersized Pre-K; no dedicated gym or art space.
Grounds Condition	81.92%	Good	Maintained lawns and playfields; aging playground surfaces and parking lots.
Technology Readiness	100.00%	Excellent	Reliable connectivity, robust infrastructure, and climate-controlled IT systems.

- Roof system nearing end of warranty (2027).
- Rusted exterior doors and hardware; interior doors need refinishing.
- HVAC duct cleaning needed.
- Fluorescent lighting throughout campus.
- Broken or worn cabinets in high-use areas.
- Limited outlets in classrooms; tripped breakers in cafeteria.
- No dedicated gym; PE held in cafeteria.
- Undersized Pre-K rooms lacking restrooms and storage.
- Stage stairs and projector screen need repair.
- Aging playground equipment; parking lots and walkways require resurfacing.

Sanchez ES Overall Score = 85.46%



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Modernization & Priority Projects

1. New Construction

- Build new enclosed gymnasium for physical education and extracurricular programs.

2. Safety & Security

- Replace obsolete fire alarm system.
- Expand access controls and upgrade camera systems.

3. Modernization

- Upgrade all interior and exterior lighting to LED.
- Clean and balance HVAC ductwork and air handling units.
- Repaint door frames, refinish peeling surfaces, and replace worn cabinets.

4. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Resurface asphalt, replace damaged curbs, and restripe parking and driveways.
- Construct new gymnasium to replace use of cafeteria for PE.
- Install additional covered walkways for pedestrian and weather protection.

5. Educational Adequacy Improvements

- Enhance Pre-K classrooms with storage and improved layouts.

6. Technology Readiness

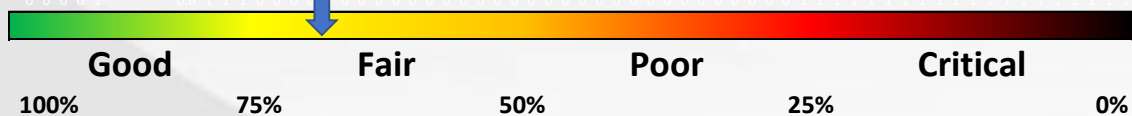
- Replace outdated cabling and upgrade LAN performance campuswide.

Juan Seguin Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	64.67%	Fair	Aging building systems, water intrusion, outdated HVAC and lighting, and partial ADA compliance.
Educational Suitability	68.60%	Fair	Undersized classrooms; outdated cafeteria, limited music and science facilities.
Grounds Condition	76.12%	Fair-Good	Functional site; poor drainage and cracked sidewalks; limited lighting.
Technology Readiness	89.47%	Good	Outdated cabling and limited connectivity reduce instructional reliability.

Seguin ES Overall Score = 69.47%



- Roof and wall water intrusion in gym and building foundations.
- Cracked, worn flooring and ceiling tiles; deteriorated casework.
- Outdated fluorescent lighting and insufficient classroom outlets.
- Aging HVAC system with rusted pumps and obsolete controls.
- Undersized and outdated cafeteria; limited storage in food service area.
- No dedicated art room; undersized music and science spaces.
- Drainage issues causing ponding and erosion around walkways.
- Cracked sidewalks and trip hazards near main entries.
- 132 Weak wireless connectivity and old cabling infrastructure.

Juan Seguin Elementary

Modernization & Priority Projects

1. Safety & Security

- Install panic hardware on cafeteria exit doors.
- Expand access controls and upgrade camera systems.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace worn flooring, casework, ceiling tiles, and wall finishes.
- Clean, balance, and update HVAC air handling and ventilation systems.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Repair water intrusion at foundations and gym roof-to-wall connections.
- Improve drainage systems to reduce ponding and erosion.
- Resurface and repair parking lots, driveways, and sidewalks.
- Add site lighting in parking and pedestrian areas.

4. Educational Adequacy Improvements

- Expand cafeteria and modernize food prep and storage areas.
- Improve music room acoustics, HVAC, and storage.

5. Technology Readiness

- Replace outdated cabling and improve LAN performance campuswide.

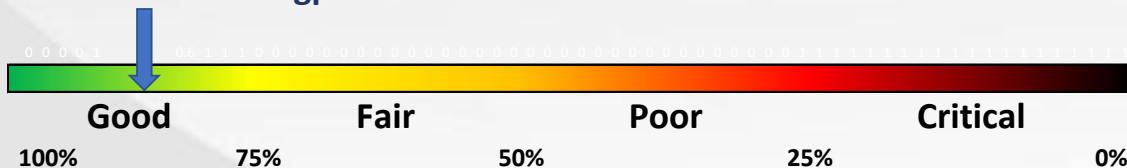
Thigpen-Zavala Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	83.70%	Good	Stable structure; interior finishes and electrical capacity nearing end of life; portable safety systems outdated.
Educational Suitability	86.49%	Good	Strong learning environments; limited natural light and undersized music and special education spaces.
Grounds Condition	86.65%	Good	Well maintained; localized flooding between gym and main building.
Technology Readiness	94.44%	Excellent	Reliable infrastructure; inconsistent LAN connectivity in some areas.

- Routine roof maintenance needed; warranty expires in 2027.
- Flooding and poor grading between gym and main building.
- Cracked flooring, stained ceilings, and aged cabinetry.
- Worn doors and exterior finishes requiring refinishing.
- Outdated fluorescent lighting across main building and gym.
- Limited electrical outlets in classrooms.
- Undersized music room with poor acoustics and limited storage.
- Several classrooms lack natural light and built-in storage.
- Inconsistent LAN performance in classrooms and offices.

Thigpen-Zavala ES Overall Score = 85.91%



Thigpen-Zavala Elementary

Modernization & Priority Projects

1. Safety & Security

- Expand access controls and upgrade camera systems.
- Correct stormwater drainage issues between gym and main building.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace aging flooring, ceilings, and cabinetry in main building and portables.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Plan and budget for roof replacement after 2027; correct gym roof-to-wall water intrusion.
- Install improved interior and exterior signage for campus navigation.

4. Educational Adequacy Improvements

- Provide acoustic treatments and storage upgrades for the undersized music space.

5. Technology Readiness

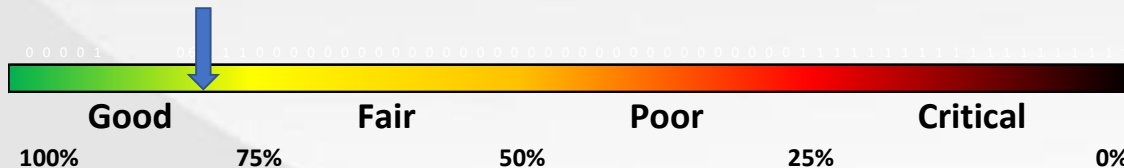
- Replace outdated cabling and improve LAN performance campuswide.

Woodrow Wilson Elementary

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	78.02%	Fair-Good	Stable structure; roof, HVAC, and finishes aging; electrical switchgear outdated.
Educational Suitability	77.98%	Fair-Good	Functional classrooms; undersized science, music, and Pre-K spaces.
Grounds Condition	85.13%	Good	Maintained playfields and driveways; minor cracking and worn playground equipment.
Technology Readiness	100.00%	Excellent	Reliable connectivity, power, and technology access throughout campus.

Wilson ES Overall Score = 80.92%



- Roof installed in 1988 has exceeded service life; leaks and deterioration present.
- Rusting condensing units and aged HVAC controls near end of life.
- Outdated fluorescent lighting across campus.
- Worn cabinetry, partitions, and ceiling tiles.
- Outdated exterior electrical switchgear poses reliability risk.
- Portable building beyond life cycle; lacks proper door hardware
- Science and music programs lack dedicated, adequately equipped spaces.
- Cracked sidewalks and worn playground equipment.
- ¹³⁶ Restroom partitions missing or damaged; limited ADA accessibility in older areas.

Woodrow Wilson Elementary

Modernization & Priority Projects

1. Safety & Security

- Expand access controls and upgrade camera systems campuswide.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace worn partitions, cabinetry, and movable walls; repaint interior walls.

3. Site & Infrastructure

- Replace aging electrical switchgear and upgrade service panels.
- Replace chillers and wall-hung HVAC units on portables.
- Replace outdated HVAC controls campuswide.
- Resurface deteriorated asphalt and repair damaged curbs; repaint striping.
- Replace aging roof systems to eliminate leaks and protect building interiors.

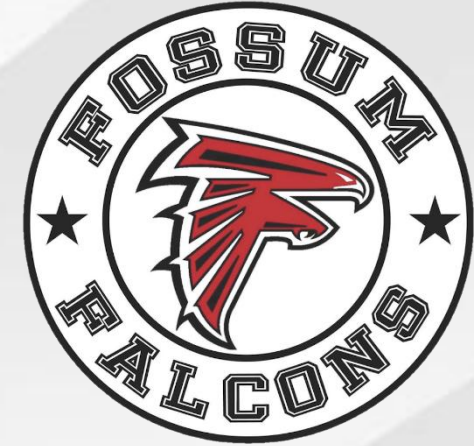
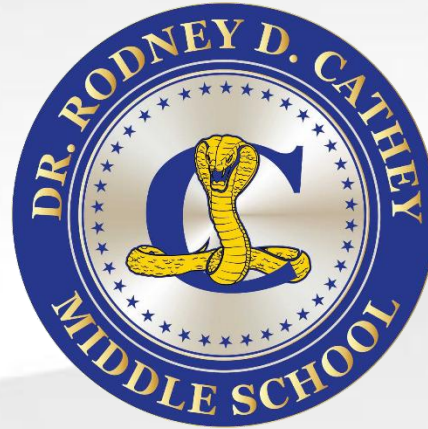
4. Educational Adequacy Improvements

(Not applicable for this site; existing needs addressed through modernization and system renewal.)

5. Technology Readiness

- Replace outdated 10+ year-old cabling and improve LAN performance campuswide.

Middle School Sites

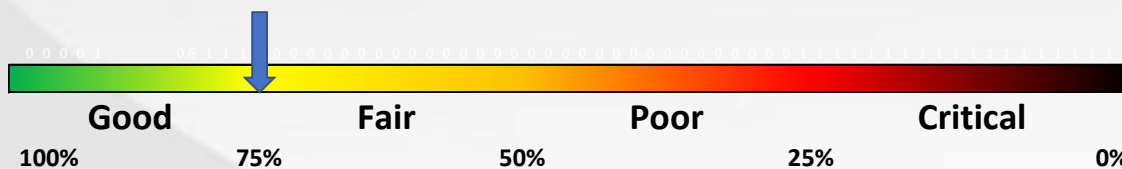


Dorothea W. Brown Middle

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	69.49%	Fair	Stable structure; aging roof, HVAC controls, and electrical systems; Federal Pacific switchgear is a critical safety
Educational Suitability	73.98%	Fair	Functional classrooms but dated interiors; undersized science, art, and CTE rooms; no dedicated performing arts space.
Grounds Condition	80.94%	Good	Maintained play courts and fields; minor ponding and irrigation repairs needed.
Technology Readiness	94.12%	Excellent	Reliable technology infrastructure; consistent connectivity across campus.

Brown Middle Overall Score = 74.45%



- Roof installed in 2006 nearing end of warranty; leaks and deterioration observed.
- Federal Pacific Electric tagged for immediate replacement.
- Outdated HVAC controls and aging air handling units reduce reliability and comfort.
- Worn interior finishes: paneling, ceiling tiles, and cabinetry.
- Fluorescent lighting throughout campus; conversion to LED recommended.
- Restrooms partially inoperable during assessment; plumbing renewal required.
- Science and art labs lack modern ventilation and safety equipment.
- Music and performing arts spaces undersized; poor acoustics and storage limitations.
- Locker rooms outdated with poor ventilation and unused shower areas.
- Congested traffic patterns and limited campus signage.

Modernization & Priority Projects

1. Safety & Security

- Expand access controls and upgrade camera systems.
- Replace Federal Pacific Electric switchgear and related panels.
- Improve room labels, directional signage, and wayfinding campuswide.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Refresh flooring, ceilings, cabinetry, and lighting in classrooms.
- Renovate locker rooms to improve ventilation, storage, and functionality.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Replace roofing system and repair fascia, gutters, and soffits.
- Repair cracked sidewalks and resurface play courts.
- Clean, repair, and repaint exterior walls and doors.

4. Educational Adequacy Improvements

- Reconfigure administration and counseling spaces for privacy and ventilation.
- Create a dedicated performing arts space with stage, acoustics, and storage.
- Add shaded outdoor seating and instructional areas.

5. Technology Readiness

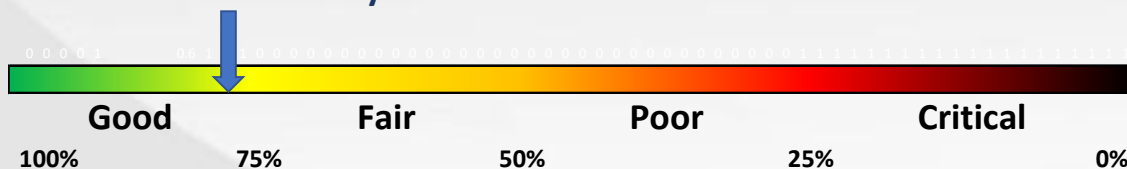
- Add classroom outlets to reduce reliance on extension cords.
- Upgrade electrical and network systems to support modern instructional technology.

Dr. Rodney D. Cathey Middle

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	75.73%	Fair-Good	Stable structure; aging HVAC systems and lighting; worn finishes and limited storage.
Educational Suitability	74.78%	Fair	Functional learning spaces but undersized special education and performing arts areas; dated locker rooms.
Grounds Condition	84.77%	Good	Maintained playfields and parking; minor cracking and ponding near tennis courts.
Technology Readiness	79.79%	Fair-Good	Reliable connectivity; temperature inconsistencies and limited classroom power distribution.

Cathey Middle Overall Score = 76.76%



- HVAC controls and aging systems causing inconsistent comfort.
- Roof system (installed 2000) nearing end of service life.
- Fluorescent lighting campuswide; LED upgrade needed.
- Electrical capacity limited in classrooms; reliance on power strips.
- Worn flooring, stained ceilings, and aged cabinetry.
- Undersized self-contained special education classrooms.
- Cracked and damaged athletic courts; ponding near tennis courts.
- Locker rooms aged with poor ventilation and limited accessibility.
- Performing arts space limited to cafeteria stage setup.
- Traffic circulation requires reconfiguration for bus and parent separation.

Modernization & Priority Projects

1. Safety & Security

- Expand access controls and upgrade camera systems.
- Reconfigure traffic circulation with signage and dedicated lanes for safety.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Upgrade main building electrical service and add classroom outlets.
- Add built-in storage in general and special education classrooms.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Resurface asphalt, repair curbs, and repaint parking and driveways.
- Replace aging roof systems to prevent water intrusion.
- Repair and resurface courts, replace rusted play equipment, and refinish gym floor.
- Clean, repair, and repaint exterior walls; refinish worn doors.

4. Educational Adequacy Improvements

- Expand and reconfigure special education classrooms to meet standards.
- Renovate locker rooms for ventilation, sanitation, and accessibility.
- Improve cafeteria stage acoustics and storage for performances.
- Relocate weight room to safer, more visible location.

5. Technology Readiness

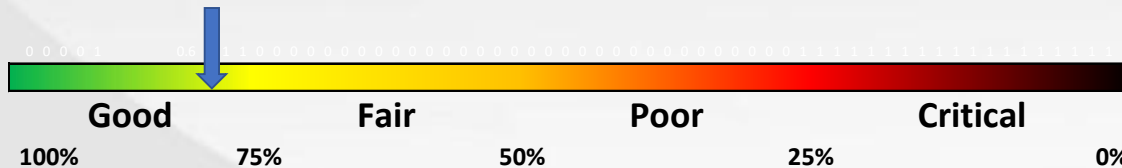
- Provide dedicated HVAC for IT/server rooms.
- Add classroom outlets and increase power distribution capacity.

Alonzo De Leon Middle

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	74.28%	Fair-Good	Stable structure; aging HVAC distribution and electrical systems; rusted fixtures and single-pane windows.
Educational Suitability	75.22%	Fair	Functional spaces; undersized resource and performing-arts rooms; restroom accessibility limited.
Grounds Condition	86.82%	Good	Resurfaced parking and driveways; well-maintained lawns and fencing.
Technology Readiness	100%	Excellent	Reliable connectivity, modern IT systems, and strong technology access campuswide.

De Leon Middle Overall Score = 78.39%



- Aging air-handling units, missing insulation, and outdated hydronic components.
- Rusting plumbing fixtures; electrical panels beyond service life.
- Fluorescent lighting throughout campus; LED conversion needed.
- Single-pane windows and worn doors within fenced areas.
- Undersized instructional resource rooms shared by multiple teachers.
- Performing arts space limited to cafeteria stage setup.
- Sidewalk cracking and faded paint; minor drainage and ponding issues.
- Gym floor requires refinishing; science casework and music lockers worn.

Modernization & Priority Projects

1. Safety & Security

- Reconfigure main entrance to include a secure vestibule.
- Expand access controls and upgrade campus camera systems.

2. Modernization

- Replace outdated electrical panels; add classroom outlets.
- Replace aging air handlers, re-insulate chilled-water lines, and renew hydronic fixtures.
- Upgrade all interior and exterior lighting to LED.
- Refinish or replace aged science cabinets, music lockers, and restroom partitions.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Resurface asphalt, repair curbs, and restripe parking and driveways.
- Sand, refinish, and repaint gymnasium floor.

4. Educational Adequacy Improvements

- Reconfigure or expand instructional resource rooms to eliminate shared spaces and improve storage.

5. Technology Readiness

- Replace outdated cabling and improve LAN performance campuswide.

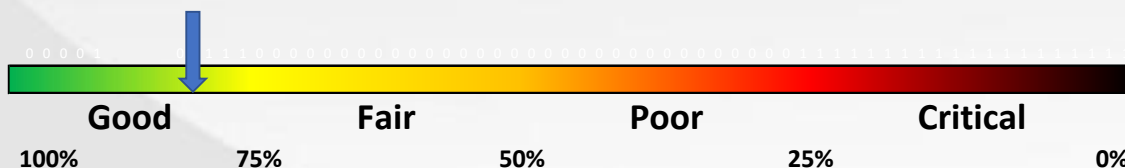
Michael E. Fossum Middle

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	78.81%	Good	Stable structure; HVAC piping leaks, aging chiller, and fluorescent lighting need renewal.
Educational Suitability	83.24%	Good	Strong programs; undersized art and performing arts spaces; limited acoustics and storage.
Grounds Condition	82.65%	Good	Maintained site; play courts deteriorating and rear lighting limited.
Technology Readiness	87.00%	Good	Reliable systems but inconsistent LAN speed; IT rooms lack dedicated cooling.

- Obsolete fire alarm system requiring replacement.
- HVAC piping leaks above band and locker rooms; ceiling and wall damage.
- Chiller nearing end of life; HVAC control inconsistencies.
- Fluorescent lighting campuswide; LED upgrade needed.
- Plumbing and valve leaks at custodial sinks; sealant failures.
- Rusted doors, soffits, and equipment; worn portable finishes.
- Undersized art and performing arts rooms with poor acoustics and ventilation.
- Limited rear lighting and camera blind spots near gym.
- Play courts cracked; curb and asphalt wear. IT/server rooms lack dedicated HVAC.

Fossum Middle Overall Score = 81.59%



Modernization & Priority Projects

1. Safety & Security

- Replace obsolete fire alarm systems.
- Expand access controls and upgrade camera systems.
- Add lighting near gym and rear site areas to improve safety.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Refresh flooring, ceilings, and casework in band and general classrooms.
- Improve drainage near gym to prevent erosion and ponding.
- Provide dedicated HVAC for IT/server rooms.¹⁴⁶

3. Site & Infrastructure

- Replace chillers and repair HVAC piping leaks.
- Replace outdated HVAC controls campuswide.
- Resurface play courts, repair curbs, and repaint striping.

4. Educational Adequacy Improvements

- Expand/reconfigure art and CTE rooms with proper storage and connectivity.
- Enhance performing arts spaces with improved acoustics and storage.

5. Technology Readiness

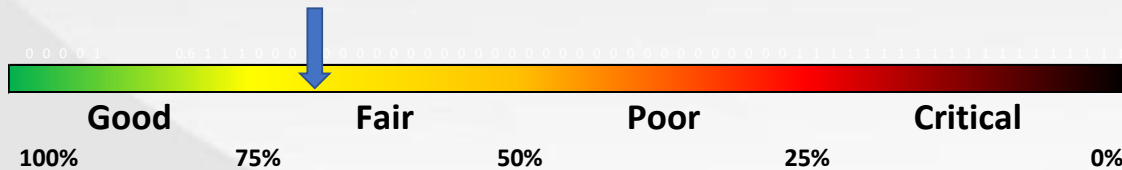
- Upgrade LAN-WAN speeds and provide dedicated IT room cooling.

Homer J. Morris Middle

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	71.27%	Fair	Stable structure; expired roof warranty, worn finishes, and aging HVAC and electrical systems.
Educational Suitability	68.12%	Fair	Overcrowded campus; undersized classrooms and specialized program spaces; heavy reliance on portables.
Grounds Condition	62.44%	Poor	Cracked driveways and sidewalks, drainage and erosion issues, and inadequate site lighting.
Technology Readiness	78.89%	Fair-Good	Reliable backbone systems but limited power, cooling, and classroom-level integration.

Morris Middle Overall Score = 70.20%



- Roof system beyond service life; leaks and ponding in gym and portables.
- Outdated windows and rusted doors; non-compliant ADA hardware.
- Aged HVAC systems and poor insulation in portables.
- Electrical panels obsolete and undersized; frequent breaker trips.
- Fluorescent lighting throughout campus; LED upgrades needed.
- Overcrowded campus with undersized cafeteria and art/music rooms.
- Portable buildings in poor condition with structural and safety concerns.
- Cracked driveways and play courts; canopy leaks and drainage issues.
- Insufficient parking and congested parent/bus circulation.
- 147 Restrooms and administrative spaces undersized and outdated.

Homer J. Morris Middle

Modernization & Priority Projects

1. New Construction

- Build new classroom wing to replace outdated portable classrooms.

2. Safety & Security

- Replace knob-style door hardware with ADA-compliant levers and panic hardware.
- Expand access controls and upgrade campus camera systems.

3. Modernization

- Replace aging air-handling units, improve insulation, and update portable HVAC systems.
- Convert all interior and exterior lighting to LED.
- Replace outdated MDPs, panels, and expand outlet capacity.
- Refresh ceilings, flooring, cabinetry, lockers, and library millwork.
- Modernize heavily used restrooms with new partitions and finishes.

4. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Replace main building roof and end-of-life shingle roofs on portables.
- Resurface west teacher parking lot, driveways, sidewalks, and play courts; correct drainage and canopy leaks.

5. Educational Adequacy Improvements

- Construct new classroom wing to replace portables.
- Expand cafeteria and modernize food service prep/storage.
- Relocate and modernize art, music, and performing arts programs in dedicated spaces.
- Expand administrative, counseling, and clinic areas.

6. Technology Readiness

- Provide dedicated, climate-controlled IT and video infrastructure spaces.

148

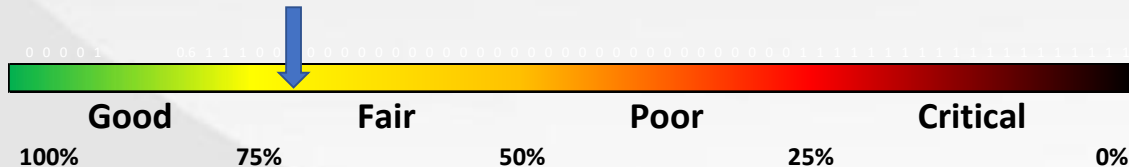
William B. Travis Middle

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	64.54%	Fair	Aging facility; roof leaks, deteriorating overhangs, obsolete electrical panels, and outdated HVAC systems.
Educational Suitability	77.04%	Fair-Good	Functional classrooms; limited specialized spaces; performing and art programs lack proper facilities.
Grounds Condition	80.69%	Good	Maintained fields; drainage and covered walkway deterioration pose safety hazards.
Technology Readiness	89.47%	Good	Obsolete cabling, inconsistent wireless coverage, and inadequate IT space cooling.

- Deteriorating concrete overhangs and exposed rebar pose safety hazards.
- Obsolete Federal Pacific and GE electrical panels present fire/electrocution risk.
- HVAC air handlers, boilers, and hydronic valves beyond life cycle.
- Roof leaks at gym and wall connections causing ceiling damage.
- Fluorescent lighting throughout; LED upgrades needed.
- Outdated knob-style hardware; ADA accessibility limited.
- Science, art, and performing arts spaces undersized and under-equipped.
- Cracked sidewalks, poor drainage, and failing covered walkways.
- Inadequate site lighting for parking and pedestrian areas.
- IT/server room lacks climate control; wireless coverage inconsistent.

Travis Middle Overall Score = 72.40%



Modernization & Priority Projects

1. Safety & Security

- Replace knob hardware with ADA-compliant levers and panic hardware.
- Expand access controls and upgrade camera systems.
- Address concrete overhang repairs at main building.

2. Modernization

- Replace AHUs, boilers, and hydronic valves; upgrade HVAC distribution.
- Upgrade all interior and exterior lighting to LED.
- Modernize science labs and wood shop; add dust collection system.
- Replace worn flooring, ceiling tiles, partitions, lockers, and cabinetry.
- Add classroom and CTE area outlets to expand electrical capacity.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Improve storm sewer drainage to prevent ponding and erosion.
- Rebuild rusted covered walkways to ensure safe access.
- Add site lighting in dark areas and parking lots.

4. Educational Adequacy Improvements

- Develop a dedicated performing arts space with proper acoustics and storage.
- Relocate and modernize art program into a larger, well-lit classroom.

5. Technology Readiness

- Move IT/server room to a climate-controlled space.
- Replace outdated cabling and expand wireless coverage.

High School Sites



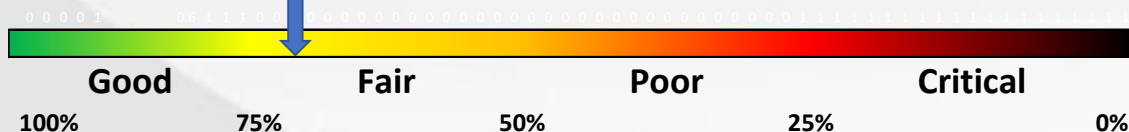
McAllen High School

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	73.57%	Fair-Good	Structurally sound but aging systems and finishes; outdated HVAC, electrical, and ADA deficiencies across multiple
Educational Suitability	70.22%	Fair	Functional learning spaces; vocational and fine arts programs limited by outdated infrastructure.
Grounds Condition	66.61%	Fair	Cracked pavement, poor drainage, and limited lighting near athletic and vocational areas.
Technology Readiness	84.21%	Good	Reliable network core; limited outlet capacity and IT cooling in older areas.

- ADA noncompliance in Vocational restrooms and Main Building elevator.
- Obsolete electrical panels present safety hazards.
- Outdated HVAC systems in Vocational, Music, and AEP Buildings.
- Aging portables with ramp, lighting, and exit safety deficiencies.
- Deteriorated overhangs and drainage issues near Vocational and Sports Medicine areas.
- Cafeteria is functional but lacks flexibility due to fixed seating.
- Outdated fluorescent lighting campuswide; LED conversion needed.
- Worn ceilings, walls, flooring, cabinetry, and fixtures in classrooms and corridors.
- Cooling, power, and ventilation issues in IT/server rooms.

McAllen High Overall Score = 72.93%



Modernization & Priority Projects

1. Safety & Security

- Replace Federal Pacific and Westinghouse panels across campus.
- Reconfigure main entrance with a secure vestibule for controlled access.
- Expand access controls, camera systems, and exterior site lighting.

2. Modernization

- Repaint and refinish worn walls, ceilings, and flooring throughout campus.
- Replace obsolete AHUs and wall-hung units in portables.
- Upgrade all lighting to LED
- Replace elevator with ADA-compliant lift in Main Building.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Repair asphalt and curbs around Vocational Building; correct ponding and drainage.

3. Site & Infrastructure (cont.)

- Add covered walkways connecting CTE, Gym, and Main Building.
- Replace fencing and gates near portables and athletic areas.
- Add outdoor seating near cafeteria and courtyard.

4. Educational Adequacy Improvements

- Modernize science labs with sinks, safety fixtures, and casework.
- Reconfigure administrative and counseling areas for efficiency and privacy.
- Replace aging portables through a phased permanent classroom program.

5. Technology Readiness

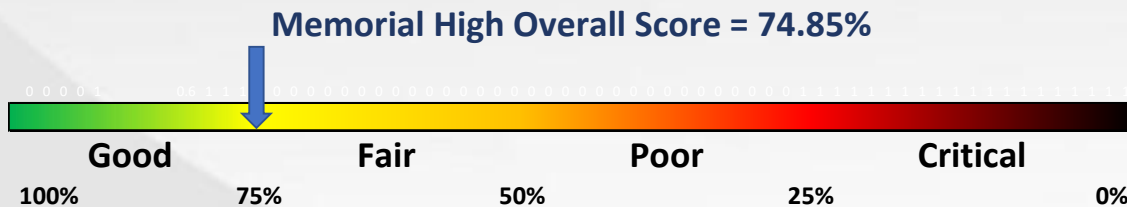
- Upgrade IT/server room cooling, power, and ventilation.
- Add outlets and dedicated circuits in vocational and CTE classrooms.

McAllen Memorial High School

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	69.96%	Fair	Structurally sound but aging systems and finishes; outdated HVAC, electrical panels, and ADA deficiencies across multiple
Educational Suitability	70.11%	Fair	Functional learning spaces; outdated labs, undersized fine arts and CTE areas; limited flexibility for modern programs.
Grounds Condition	88.32%	Good	Well-maintained fields, track, and parking; minor cracks in sidewalks and curbs.
Technology Readiness	100.00%	Excellent	Robust connectivity, classroom alert systems, and network reliability across campus.

- Obsolete electrical panels present safety hazards.
- HVAC controls, air handlers, and insulation outdated across multiple buildings.
- Non-ADA-compliant restrooms in vocational and fine arts areas.
- Fluorescent lighting campuswide; LED conversion recommended.
- Aging casework, lockers, and finishes throughout classrooms and corridors.
- Roofs in Vocational, Auto Shop, FFA, and Activity Center buildings have exceeded service life.
- Outdated cabinetry, flooring, and fixtures in science and CTE classrooms.
- Music and art rooms lack acoustic treatment and adequate storage.
- Cafeteria undersized; serving and prep areas need expansion.



McAllen Memorial High School

Modernization & Priority Projects

1. Safety & Security

- Replace obsolete electrical panels and equipment campuswide.
- Improve secure vestibule and upgrade access controls and camera systems.

2. Modernization

- Replace worn flooring, ceilings, casework and wall finishes; repaint instructional and support areas.
- Upgrade all lighting to LED fixtures campuswide.
- Replace outdated AHUs and RTUs; modernize HVAC controls.
- Refurbish science and CTE labs with compliant sinks, safety equipment, and ventilation.

3. Site & Infrastructure

- Replace end-of-life roofs at Vocational, Auto Shop, FFA, and Activity Center buildings.
- Replace or modernize Central Utility Plant

3. Site & Infrastructure (cont.)

- Redesign parking and traffic loops; expand staff parking.
- Install covered walkways connecting main and vocational buildings.

4. Educational Adequacy Improvements

- Modernize vocational and FFA buildings with new exhaust and dust-collection systems.
- Reorganize administrative and counseling suites for efficiency and privacy.
- Renovate special education and resource rooms for lighting, finishes, and secure storage.
- Create additional staff lounges and workrooms campuswide.

5. Technology Readiness

- Add circuits and outlets in classrooms and labs.
- Maintain technology infrastructure and ensure dedicated cooling for IT spaces.

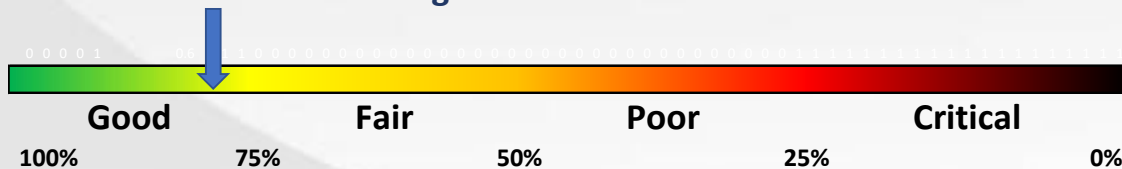
James “Nikki” Rowe High School

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	74.09%	Fair–Good	Stable structures with localized roof leaks, aging HVAC systems, and outdated finishes and lighting.
Educational Suitability	80.76%	Good	Functional academic spaces; labs and fine arts areas need modernization to meet 21st-century standards.
Grounds Condition	69.58%	Fair	Cracked sidewalks, foundation erosion, and inconsistent drainage and irrigation.
Technology Readiness	94.74%	Excellent	Reliable connectivity and communication systems; minor HVAC control and cooling inconsistencies in IT areas.

- Minor roof leaks and corrosion in HVAC ductwork and chilled-water lines.
- Foundation erosion near ROTC and amphitheater requiring stabilization.
- Cracked and stained exterior masonry needing repair and repainting.
- LED conversion needed campuswide.
- Obsolete HVAC controls and inconsistent temperature balance.
- Outdated science labs and worn classroom finishes.
- Auxiliary gym and ROTC buildings need ventilation and lighting upgrades.
- Sidewalk cracking, heaved pavers, and parking lot deterioration.
- Limited shade and outdoor seating in common areas.

Rowe High Overall Score = 77.71%



James “Nikki” Rowe High School

Modernization & Priority Projects

1. Safety & Security

- Improve secure vestibule with reconfigured main entry.
- Expand access control and upgrade campus camera systems.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace worn flooring, repaint walls, and install new ceiling tiles and door hardware.

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Resurface parking lots, replace damaged curbs, and restripe driveways.
- Clean, repair, and repaint exterior walls.

4. Educational Adequacy Improvements

- Renovate auxiliary gym finishes, lighting, and ventilation.
- Modernize science labs with new casework, fume hoods, and sinks.
- Upgrade special education classrooms with kitchenettes and improved accessibility.
- Convert underutilized rooms into flexible, collaborative learning spaces.

5. Technology Readiness

- Add environmental controls to IT and server rooms to ensure stable operation.

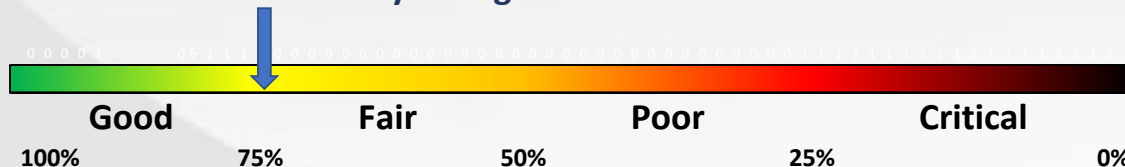
Achieve Early College High School

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	67.84%	Fair	Stable structures; aging HVAC and electrical systems, worn finishes, and outdated lighting.
Educational Suitability	76.92%	Good	Functional classrooms but undersized art and makerspace areas; limited electrical capacity and HVAC comfort.
Grounds Condition	73.87%	Fair	Functional site with worn parking lots, drainage issues, and damaged walkways.
Technology Readiness	100%	Excellent	Strong network and connectivity; climate control improvements needed for IT spaces.

- Outdated HVAC systems and controls; chiller near end of life.
- Aging electrical distribution and limited classroom outlets.
- LED conversion needed.
- Inconsistent HVAC comfort and insulation issues in gym and main building.
- Pooling and drainage problems along main walkways.
- Worn flooring, mismatched ceiling tiles, and dated interior finishes.
- Undersized library makerspace and art rooms; storage constraints.
- Limited parking capacity and deteriorated rear lot.
- Covered walkways damaged; no cover to STRIDES teaching house.
- Locker rooms outdated with poor ventilation.

Achieve Early College HS Overall Score = 74.38%



Achieve Early College High School

Modernization & Priority Projects

1. Safety & Security

- Expand access controls and upgrade campus camera systems.
- Add cameras and lighting to eliminate blind spots near media center and high-traffic areas.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace mismatched flooring, repair ceiling tiles, and refresh finishes campuswide.
- Upgrade Main Building electrical service
- Replace chiller and update HVAC systems

3. Site & Infrastructure

- Replace outdated HVAC controls campuswide.
- Sealcoat and restripe main lot; reconstruct rear lot and expand parking.
- Repair and extend covered walkways to gym and STRIDES house.
- Address drainage issues along main walkways with grading and sealing improvements.

4. Educational Adequacy Improvements

- Renovate gym and locker rooms with new finishes, bleachers, and ventilation.
- Expand library and makerspace for collaborative learning and CTE integration.
- Expand art room to meet program size and storage needs.
- Improve cafetorium lighting, acoustics, and storage for performing arts events.

5. Technology Readiness

- Add outlets and circuits to classrooms and labs.
- Maintain network and classroom audio systems; ensure proper IT cooling and ventilation.

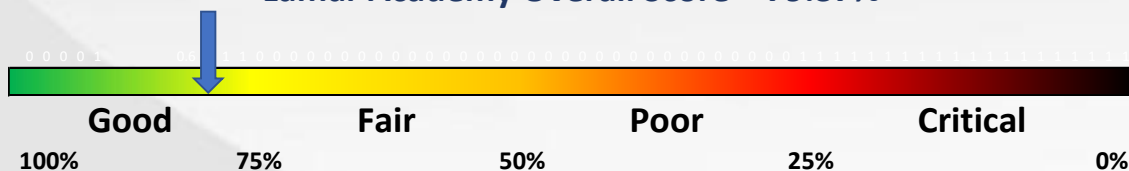
Lamar Academy

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	76.76%	Good	Stable, historically designated structure; aging systems, finishes, and lighting; outdated HVAC and electrical
Educational Suitability	68.52%	Fair	Limited flexibility and storage; performing arts and staff spaces undersized; ADA and HVAC inconsistencies.
Grounds Condition	82.36%	Good	Maintained parking and irrigation; cracked sidewalks; adequate lighting and fencing.
Technology Readiness	80.68%	Good	Reliable network infrastructure; outdated cabling in older areas and weak coverage in portables.

- Outdated HVAC controls and aging chillers in main and annex buildings.
- Obsolete electrical panels across main, gym, and art buildings.
- LED conversion needed campuswide.
- Partial ADA compliance; restroom and ramp upgrades needed.
- Worn flooring, cracked tiles, and stained ceilings in instructional areas.
- Outdated restrooms with corroded fixtures and rusted partitions.
- Poor camera coverage and insufficient access control at main entry.
- Aging roofs on main and annex buildings nearing end of life.
- Portables in poor condition: non-compliant exits, aged finishes, and failing HVAC.
- Limited fine arts and CTE facilities for IB and Options programs.

Lamar Academy Overall Score = 79.37%



Modernization & Priority Projects

1. Safety & Security

- Replace all door hardware with ADA-compliant levers and panic hardware.
- Expand access controls and upgrade camera systems.

2. Modernization

- Convert all interior and exterior lighting to LED.
- Replace worn flooring, ceiling tiles, and cabinetry in main and annex buildings.
- Repaint interior walls and refinish historic woodwork where feasible.

3. Site & Infrastructure

- Replace outdated HVAC controls and aged mechanical units.
- Replace main and annex building roofs and restore envelope integrity.
- Install new site lighting and repair or repaint perimeter fencing.
- Reconstruct parking lot and driveways with proper grading and drainage.

4. Educational Adequacy Improvements

- Replace or renovate portables for equitable, accessible learning environments.
- Modernize career tech and workroom spaces to enhance instructional flexibility.
- Expand performing arts areas with improved stage lighting, dressing rooms, and acoustics.

5. Technology Readiness

- Expand audio and alert systems to improve classroom safety and communication.
- Replace outdated cabling to strengthen LAN performance and system reliability.

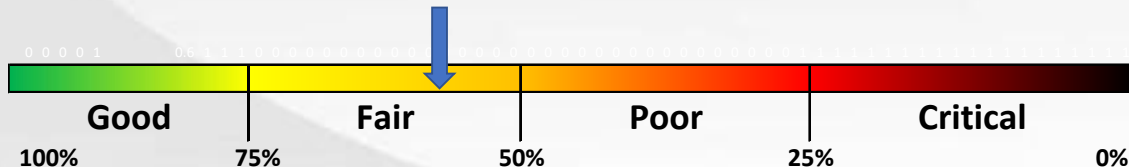
Instruction & Guidance Center

Facility Assessment Scores

Assessment Area	Score	Rating	Key Takeaways
Building Condition	62.18%	Fair	Structurally sound but aging systems; portables in poor condition; outdated lighting, roofing, and door hardware.
Educational Suitability	41.53%	Poor	Deteriorated instructional spaces; non-compliant portables; lack of dedicated labs and flexible learning areas.
Grounds Condition	46.85%	Poor	Cracked and worn parking and driveways; limited lighting and rusted fencing.
Technology Readiness	90.00%	Excellent	Reliable network and infrastructure; limited classroom alert coverage in portables.

- Roofs on main and annex buildings at end of life; active leaks and staining.
- Obsolete electrical panels and outdated fluorescent lighting.
- Aged HVAC systems with poor insulation and inefficient controls.
- Portables in poor condition with failing finishes and outdated HVAC.
- Doors lack panic hardware; deadbolts present egress hazards.
- Cracked floors, stained ceilings, and dated wood paneling in classrooms.
- Inadequate site lighting, damaged fencing, and poor drainage in parking areas.
- Insufficient fire and emergency lighting in annex and portable buildings.
- Worn cabinetry, aging restrooms, and poor ventilation in workspaces.

Instruction and Guidance Center Condition Score = 62.18%



Instruction & Guidance Center

Modernization & Priority Projects

1. Safety & Security

- Replace all door hardware with ADA-compliant levers and panic bars.
- Expand access controls and upgrade campus camera systems.

2. Modernization

- Upgrade all interior and exterior lighting to LED.
- Replace worn flooring, ceiling tiles, and finishes in main and annex buildings.
- Repaint interiors and replace aged cabinetry and casework.

3. Site & Infrastructure

- Replace HVAC controls and aged HVAC units in main and annex buildings.
- Replace main and annex roof systems
- Replace electrical panels and improve distribution.
- Install new site lighting and repair or repaint perimeter fencing.
- Reconstruct parking lots and driveways

4. Educational Adequacy Improvements

- Replace deteriorated portables with permanent classrooms.
- Add ADA-compliant ramps, hardware, lighting, and HVAC upgrades to portables as interim improvements.
- Modernize interior spaces to support credit recovery, art, and vocational programs.

5. Technology Readiness

- Expand campus audio/alert system coverage for safety.
- Replace outdated cabling to improve LAN performance and system reliability.

Administrative Facilities

Facility Assessment Scores

Facility	Primary Function	Overall Condition	Key Observations
Central Administration Office	District leadership, HR, finance, and curriculum offices	Fair	Structurally sound; aging finishes and systems; needs roof, lighting, and HVAC modernization.
Facilities, Maintenance & Operations Complex	Transportation, maintenance, child nutrition, and warehouse	Good	Buildings in good shape; major need is reconstruction of bus parking and LED lighting conversion.
Professional Learning Center	District training and professional development hub	Good	Sound structure; minor interior updates and portable modernization recommended.
Navarro Administration and Services	Federal Programs, Special Education, and Family Engagement	Fair	Serviceable but aging; roof replacement, HVAC renewal, and walkway/fence upgrades needed.
Crockett Police Department	District police operations and dispatch	Fair	Gym/Police facility in good condition; main building at end of life; roof and HVAC replacement needed.
Veterans Memorial Stadium & Athletics Offices	Athletics offices, stadium, and press box	164 Good	New press box in excellent condition; older offices and locker rooms need interior modernization and LED upgrades.

Questions & Answers



MGT

Thank you