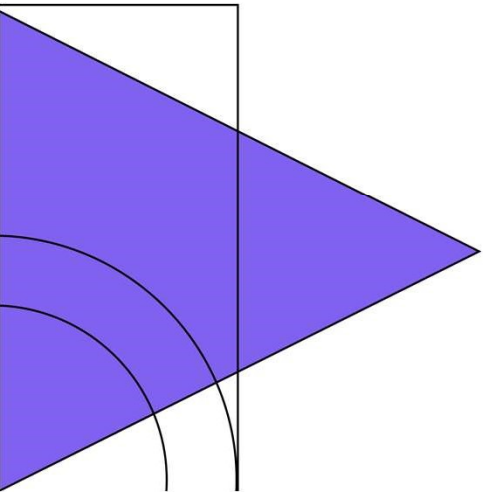
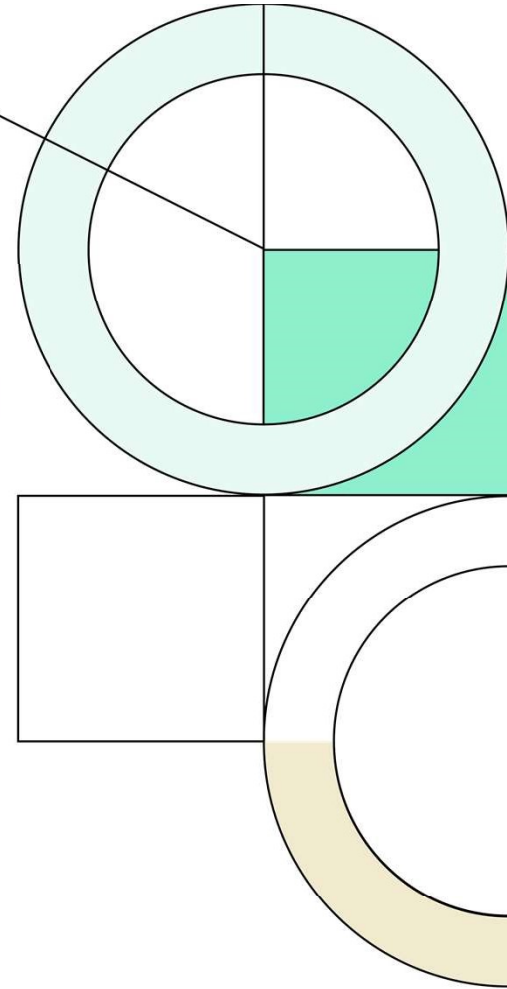




LAMAR CISD

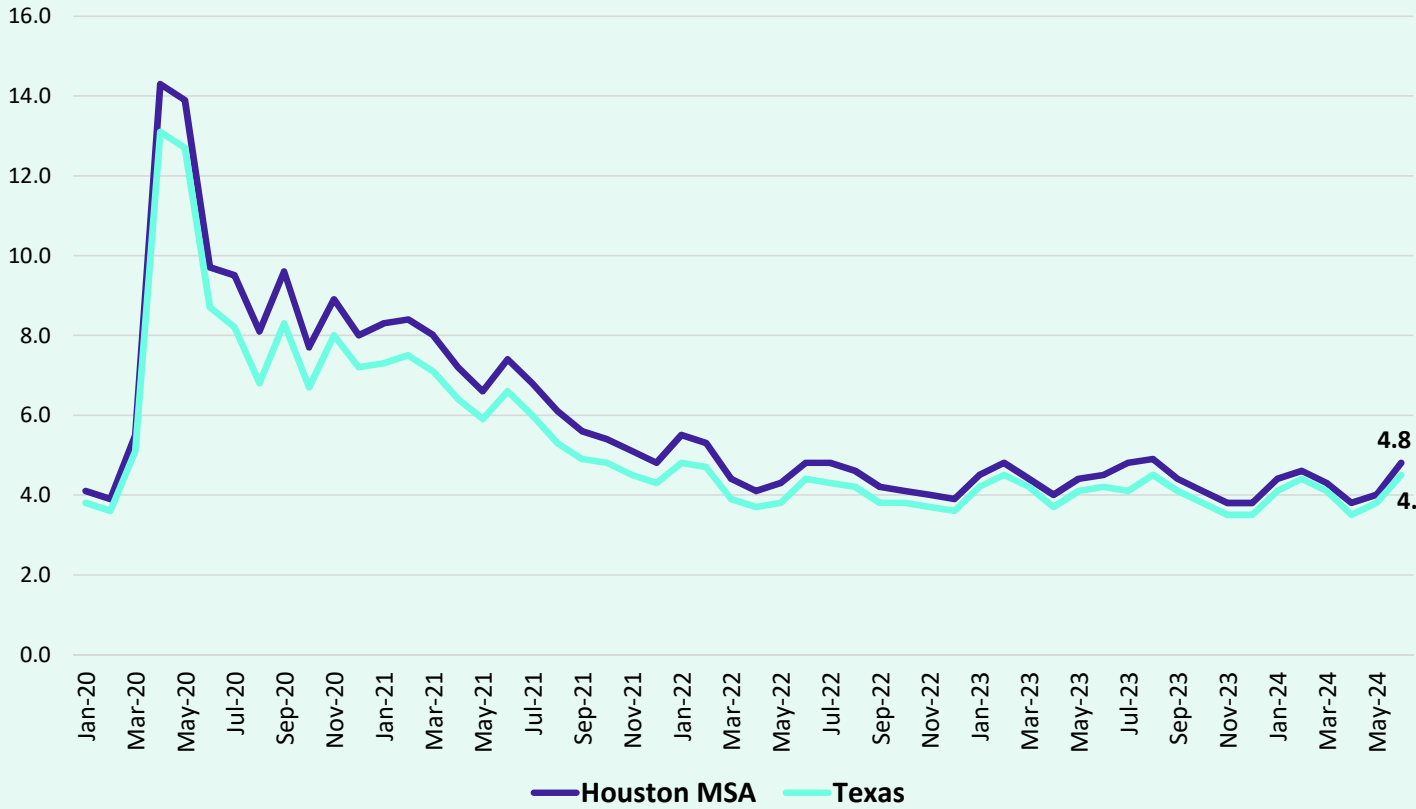
October 15th, 2024
Demographic Report



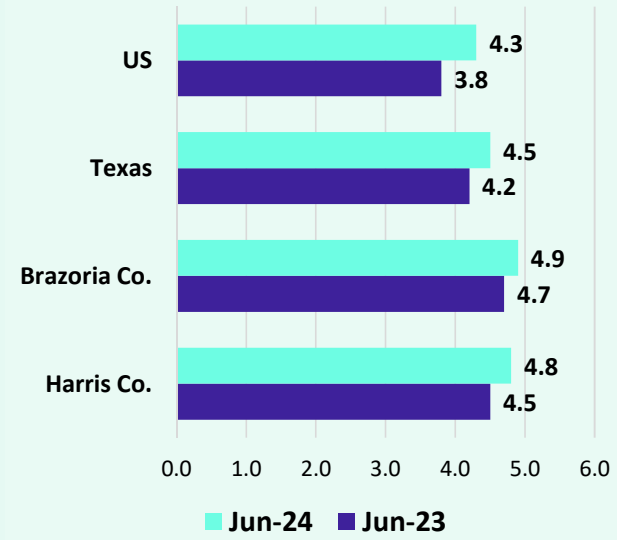


Local Economic Conditions

Unemployment Rates, Jan. 2020 - June 2024



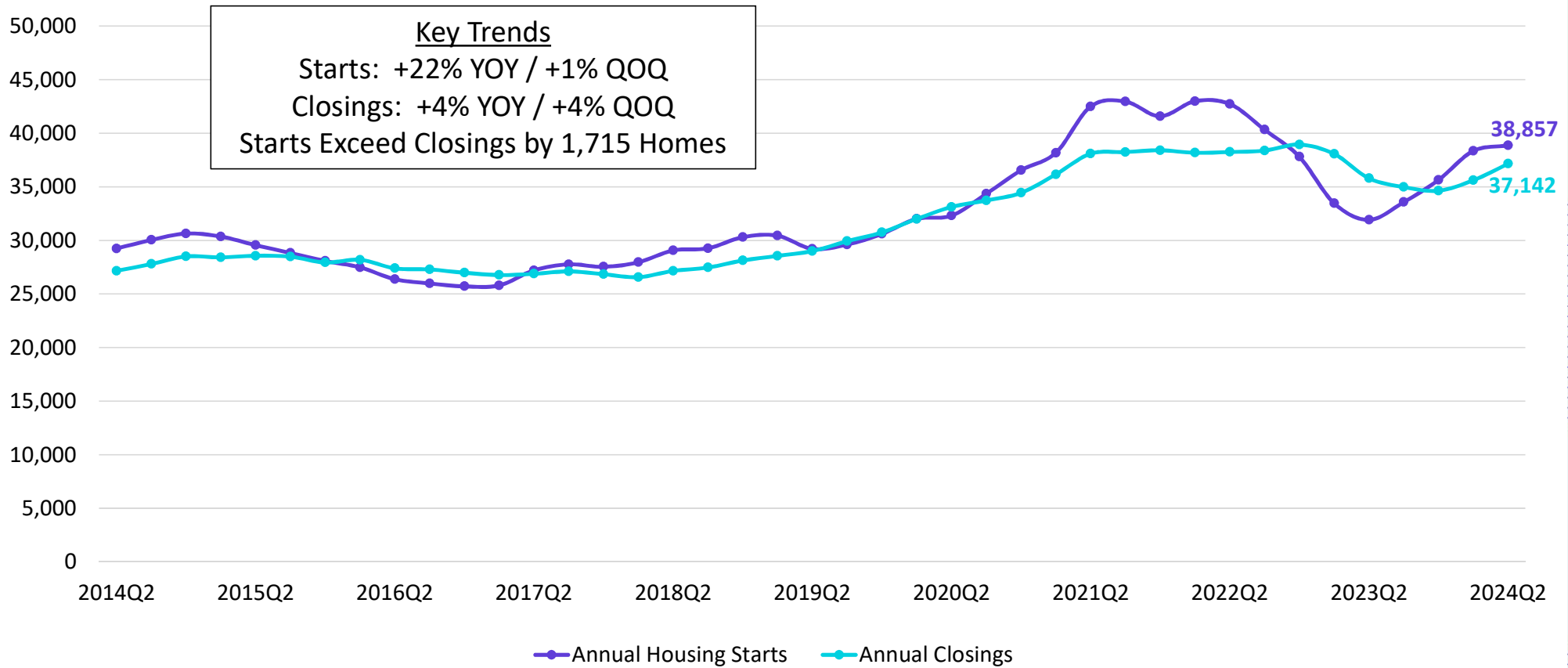
Unemployment Rate, Year Over Year





Houston New Home Starts & Closings

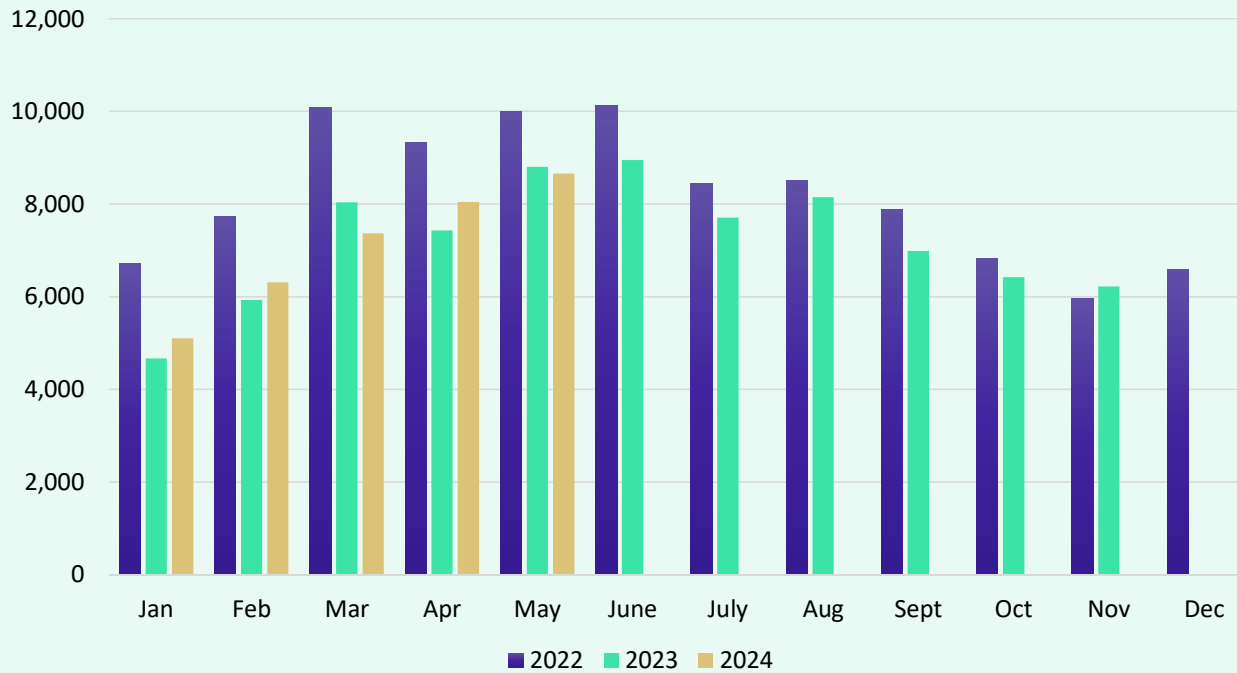
Annual Housing Starts vs. Annual Closings





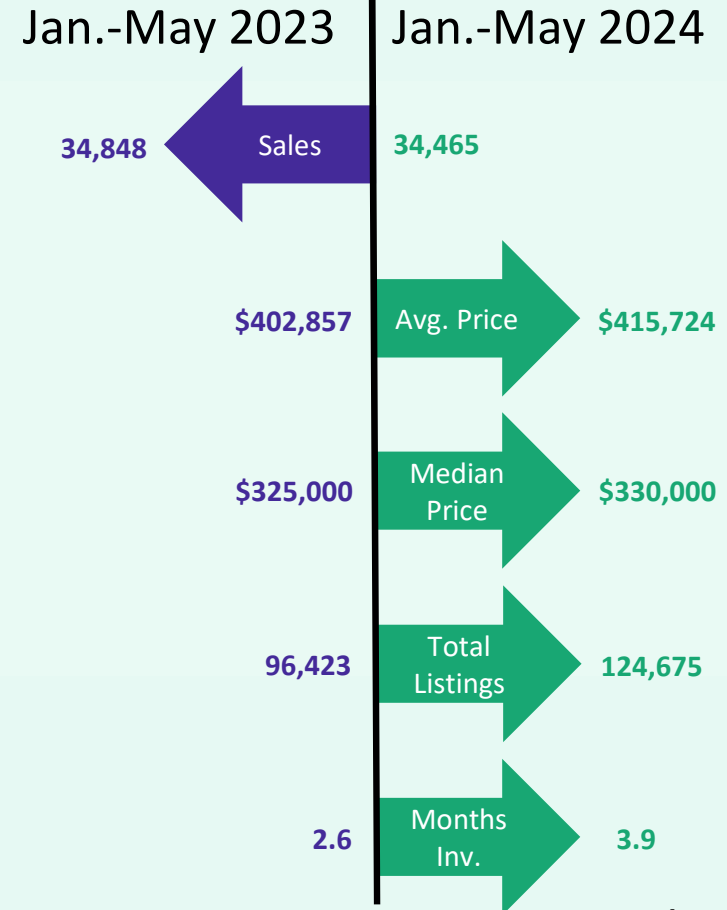
Houston Housing Market Trends

Houston MSA Monthly Sales, 2022-2024



- Median and average home prices increased in the first half of 2024 as the number of listings increased over the same period in 2023
- After a solid start to the year, buyer confidence has tempered, and sales have followed
- Inventory continued to climb in the first half of 2024 as sales slowed

YOY Housing Trends





Housing Market Trends: Multi-family Market- June 2024

Stabilized and Lease-up Properties

Conventional Properties	Jun 2024	Annual Change
Occupancy	87.7	-1.8%
Unit Change	21,482	
Units Absorbed (Annual)	8,559	
Average Size (SF)	892	+0.5%
Asking Rent	\$1,357	+1.0%
Asking Rent per SF	\$1.52	+0.6%
Effective Rent	\$1,325	+0.2%
Effective Rent per SF	\$1.49	-0.1%
% Offering Concessions	35%	+30.2%
Avg. Concession Package	6.2%	+12.3%





Houston New Home Ranking Report

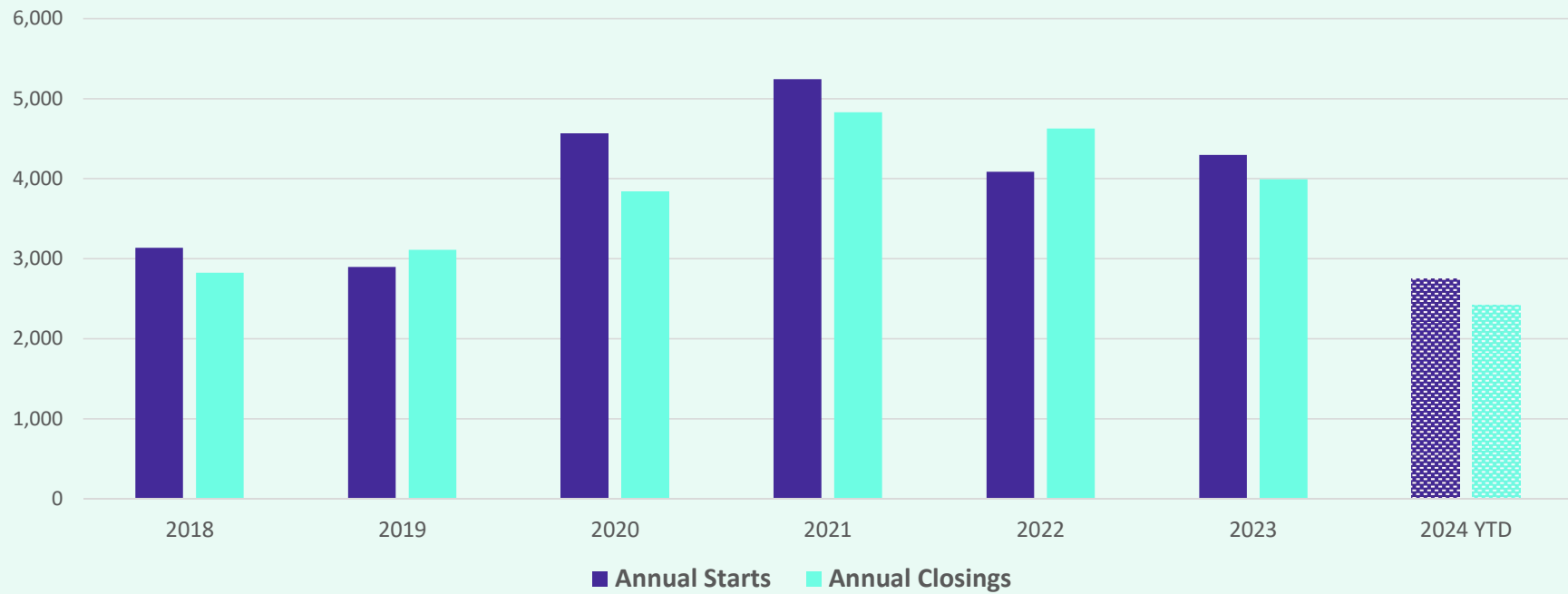
ISD Ranked by Annual Closings – 2Q24

Rank	District Name	Annual Starts	Annual Closings	Inventory	VDL	Future
1	LAMAR CISD	5,088	4,305	2,811	4,733	39,971
2	CONROE ISD	3,808	3,751	2,265	4,707	23,914
3	KATY ISD	3,186	3,240	1,591	3,059	16,480
4	CYPRESS-FAIRBANKS ISD	2,511	2,853	1,311	1,243	11,695
5	FORT BEND ISD	2,383	2,432	1,428	1,751	9,730
6	HOUSTON ISD	2,596	2,384	2,522	2,877	14,431
7	MAGNOLIA ISD	2,075	1,728	1,246	3,592	36,152
8	WALLER ISD	2,328	1,703	1,436	2,795	48,605
9	ALVIN ISD	1,449	1,563	879	2,834	18,362
10	NEW CANEY ISD	1,365	1,419	729	1,314	7,654
11	SPRING ISD	1,212	1,316	461	514	6,157
12	TOMBALL ISD	1,151	1,166	674	1,074	4,932
13	WILLIS ISD	1,404	1,114	1,028	3,481	8,899
14	SPLENDORA ISD	648	911	432	1,776	11,209
15	HUMBLE ISD	633	806	323	458	1,880
16	DICKINSON ISD	1,171	797	841	1,853	9,284
17	GOOSE CREEK CISD	562	794	231	356	2,764
18	MONTGOMERY ISD	451	520	317	1,762	9,578
19	CLEAR CREEK ISD	716	509	468	989	8,577
20	CROSBY ISD	478	476	309	1,018	7,196

* Based on additional research by Zonda Education
 ** Totals **DO NOT** include age-restricted communities



District New Home Activity



Starts	2018	2019	2020	2021	2022	2023	2024
1Q	668	656	1,058	1,244	1,094	724	1,302
2Q	1,012	701	878	1,636	1,205	1,232	1,447
3Q	768	794	1,456	1,423	1,239	1,310	
4Q	688	746	1,167	938	547	1,029	
Total	3,136	2,897	4,559	5,241	4,085	4,295	2,749

Closings	2018	2019	2020	2021	2022	2023	2024
1Q	642	671	738	1,314	1,320	1,040	1,131
2Q	710	813	890	1,285	1,231	1,065	1,288
3Q	782	826	1,166	1,118	978	909	
4Q	688	798	1,045	1,111	1,096	977	
Total	2,822	3,108	3,839	4,828	4,625	3,991	2,419



District Housing Overview by Elementary Zone

Elementary	Annual Starts	Quarter Starts	Annual Closings	Quarter Closings	Under Const.	Inventory	Vacant Dev. Lots	Future
ADOLPHUS	62	34	29	8	34	54	20	0
ARREDONDO	144	62	101	26	69	75	80	407
AUSTIN	0	0	0	0	0	0	0	0
BEASLEY	287	101	112	53	128	188	833	3,946
BENTLEY	218	105	118	41	119	130	382	269
BOWIE	203	26	152	65	80	101	213	837
CAMPBELL	0	0	0	0	0	0	0	0
CARTER	290	53	144	28	177	230	235	144
CULVER	117	41	92	27	55	64	66	751
DICKINSON	8	0	9	0	7	8	180	0
FROST	32	0	48	3	19	24	67	504
GRAY	480	106	371	150	181	214	122	2,528
HUBENAK	0	0	0	0	0	0	0	0
HUGGINS	485	210	443	112	275	305	566	3,958
HUTCHISON	0	0	0	0	0	0	0	0
JACKSON	146	51	62	44	76	100	22	527
LINDSEY	75	17	131	29	19	40	37	0
LONG	40	4	56	11	6	9	3	24
MCNEILL	0	0	0	0	0	0	1	0
MELTON	322	69	275	81	84	128	42	976
MEYER	141	0	270	55	5	10	1	551
MORGAN	578	170	409	125	268	346	1,061	1,233
PHELAN	97	25	99	14	73	82	63	0
PINK	0	0	1	0	0	0	0	0
RANDLE	384	110	327	114	156	231	216	216
RAY	0	0	0	0	0	0	0	15
SMITH	0	0	0	0	0	0	0	145
TAMARRON	660	194	777	172	203	308	129	2,986
TERRELL	305	69	240	130	115	144	293	327
THOMAS	0	0	14	0	0	1	2	3,896
TRAVIS	0	0	0	0	0	0	0	8
VELASQUEZ	8	0	15	0	10	10	45	15,723
WILLIAMS	6	0	10	0	9	9	54	0
GRAND TOTAL	5,088	1,447	4,305	1,288	2,168	2,811	4,733	39,971

Highest activity in the category

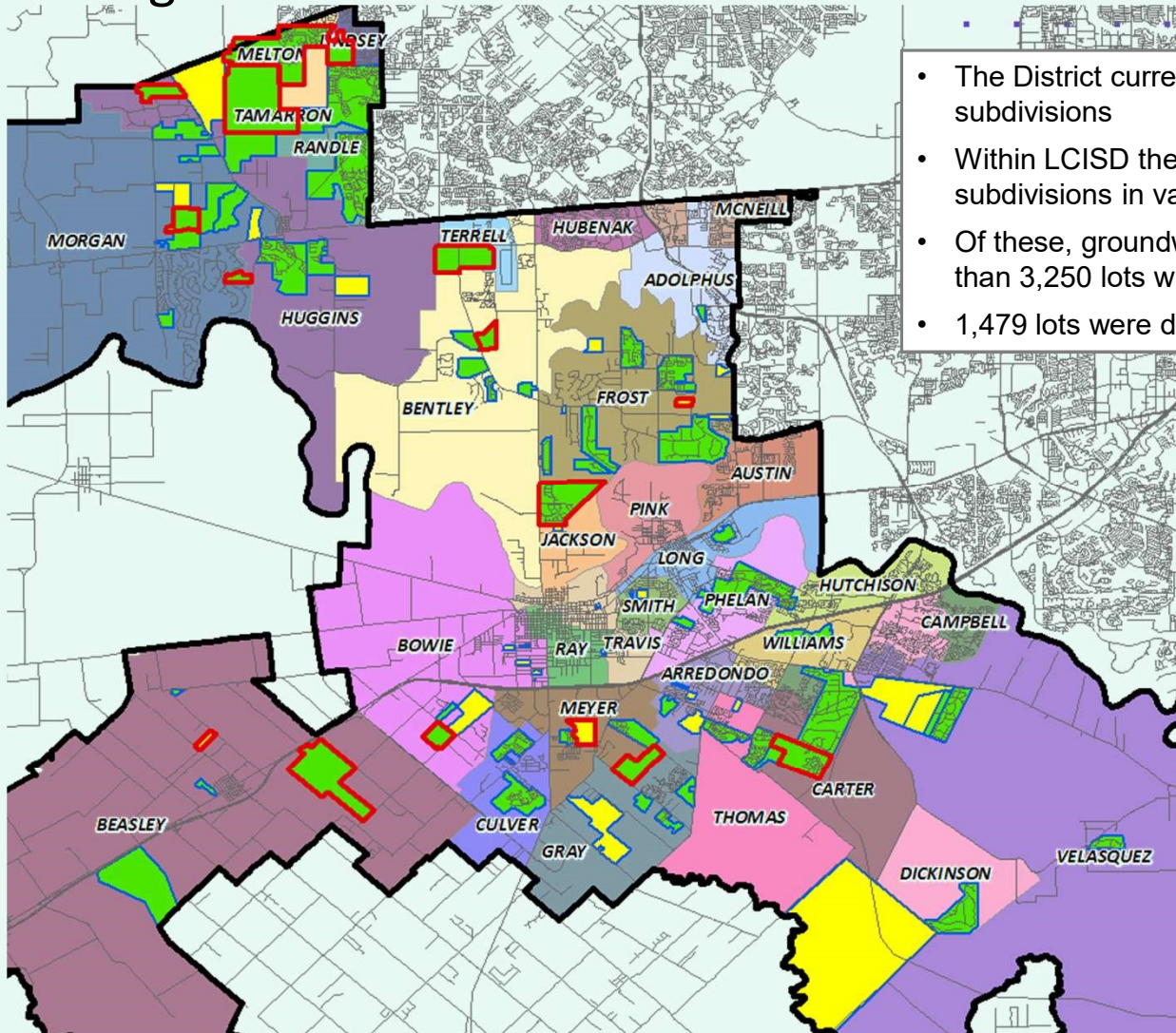
** Totals do not include age-restricted communities

Second highest activity in the category

Third highest activity in the category



District Housing Overview

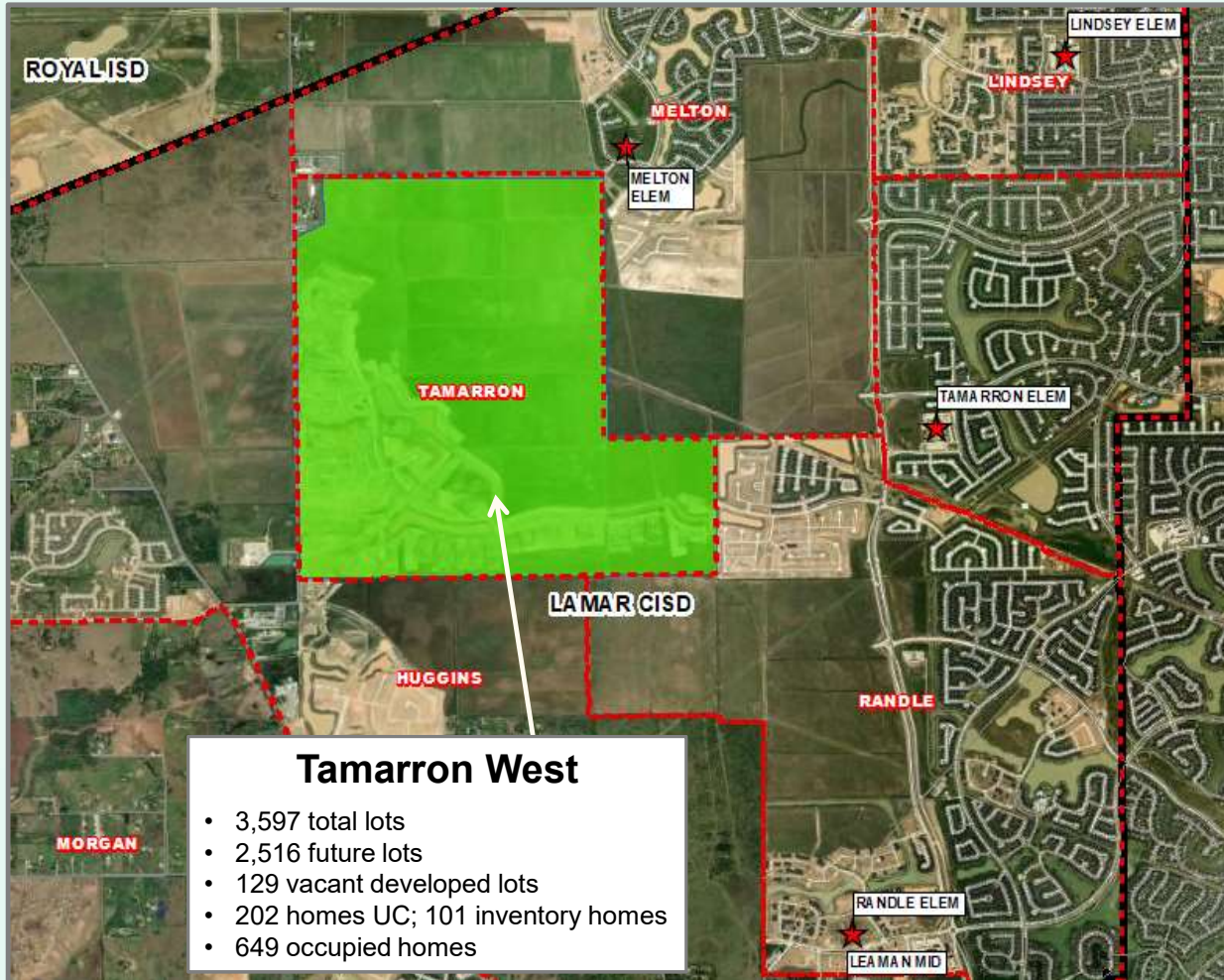


- The District currently has 90 actively building subdivisions
- Within LCISD there are 32 future subdivisions in various stages of planning
- Of these, groundwork is underway on more than 3,250 lots within 15 subdivisions
- 1,479 lots were delivered in the 2nd quarter

	Active
	Future
	Groundwork Underway



Residential Activity



July 2024

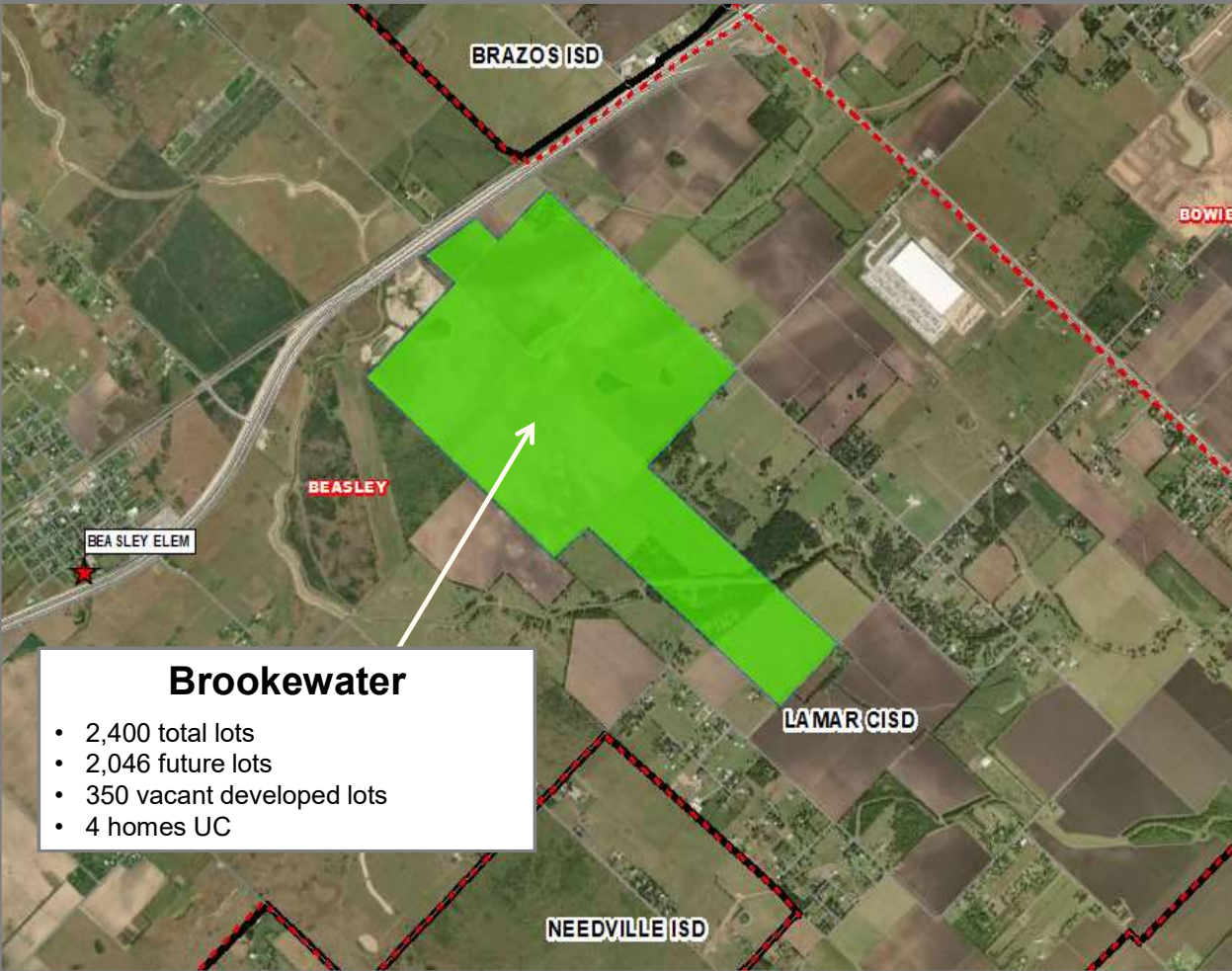




Residential Activity



July 2024

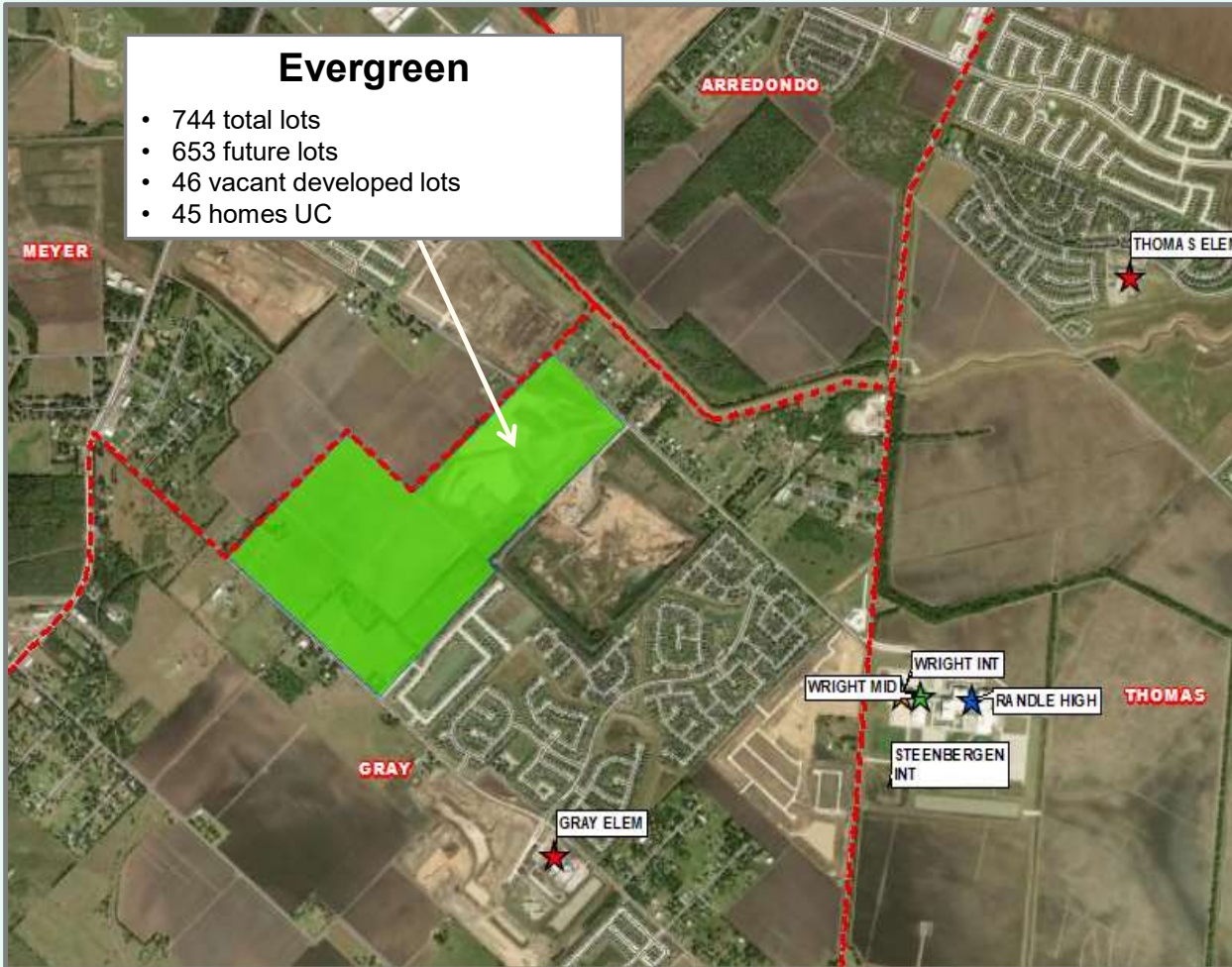




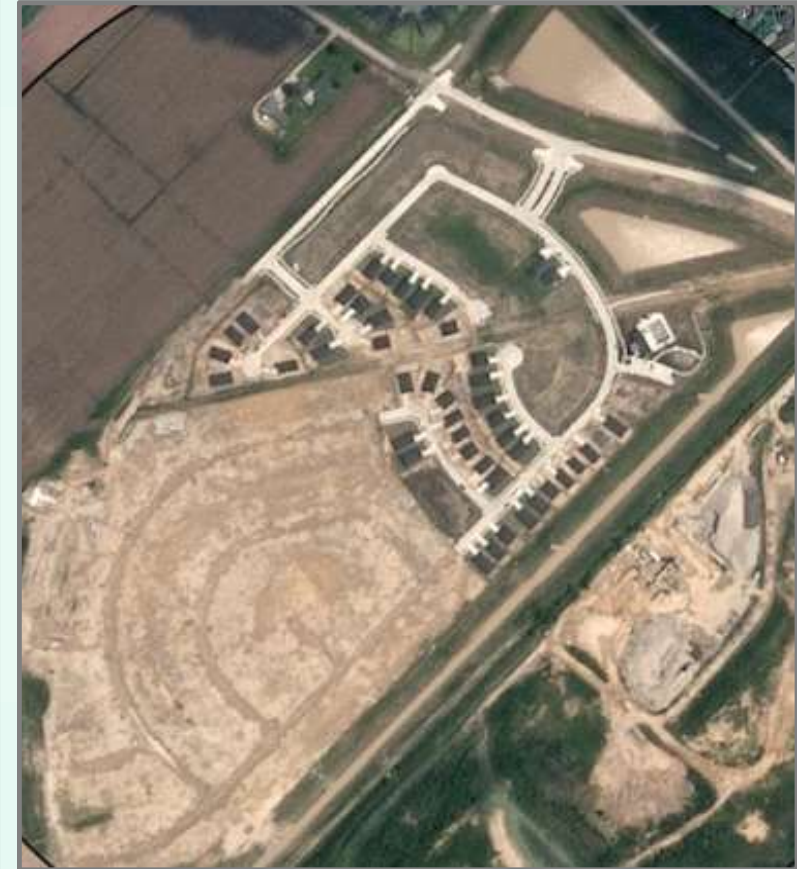
Residential Activity

Evergreen

- 744 total lots
- 653 future lots
- 46 vacant developed lots
- 45 homes UC

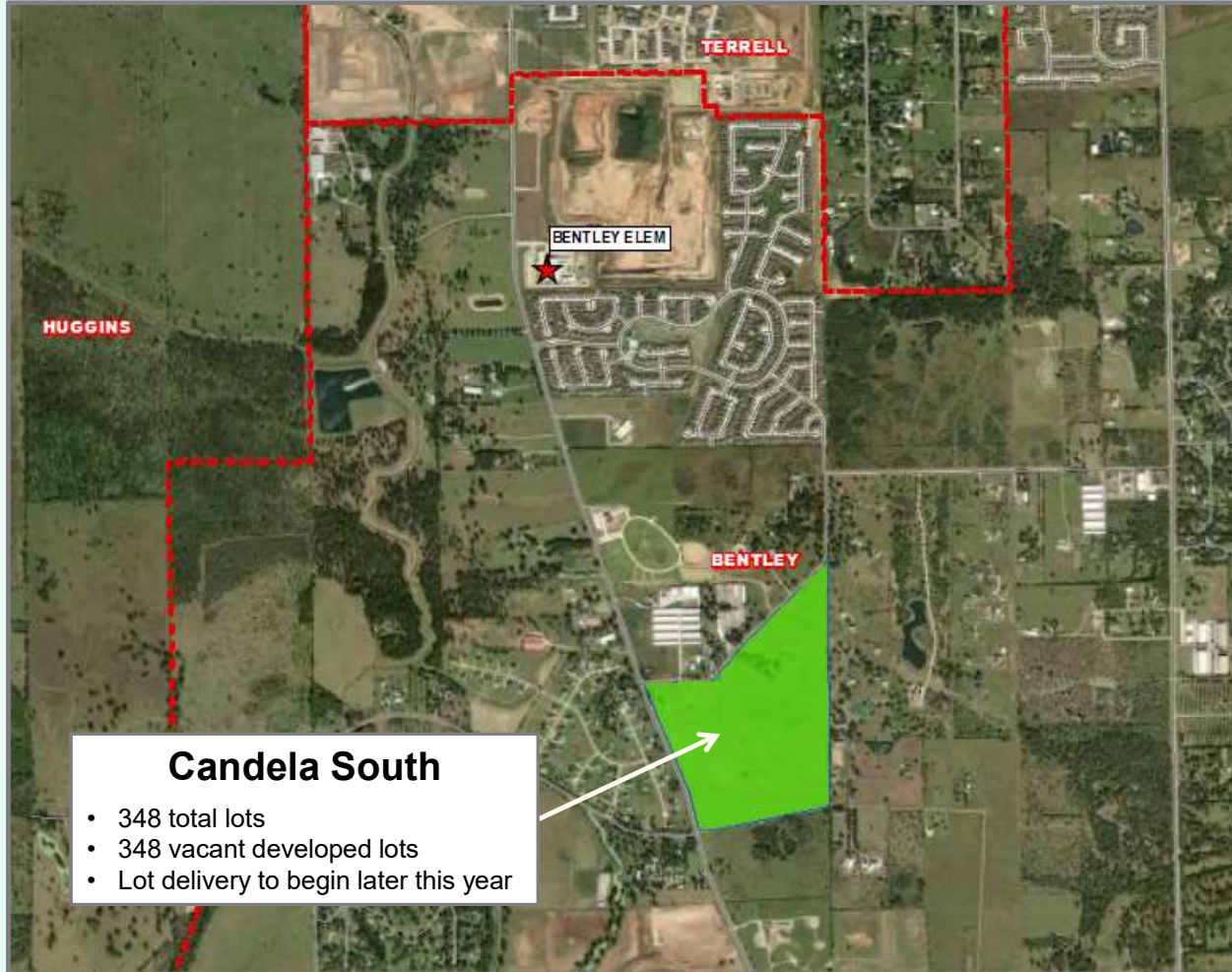


July 2024





Residential Activity



July 2024

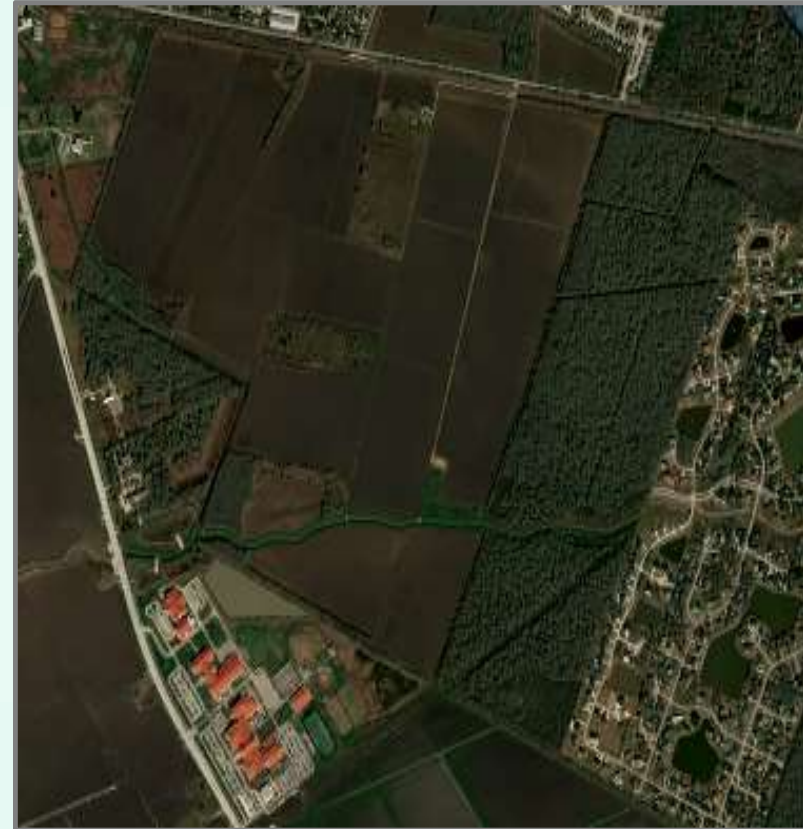
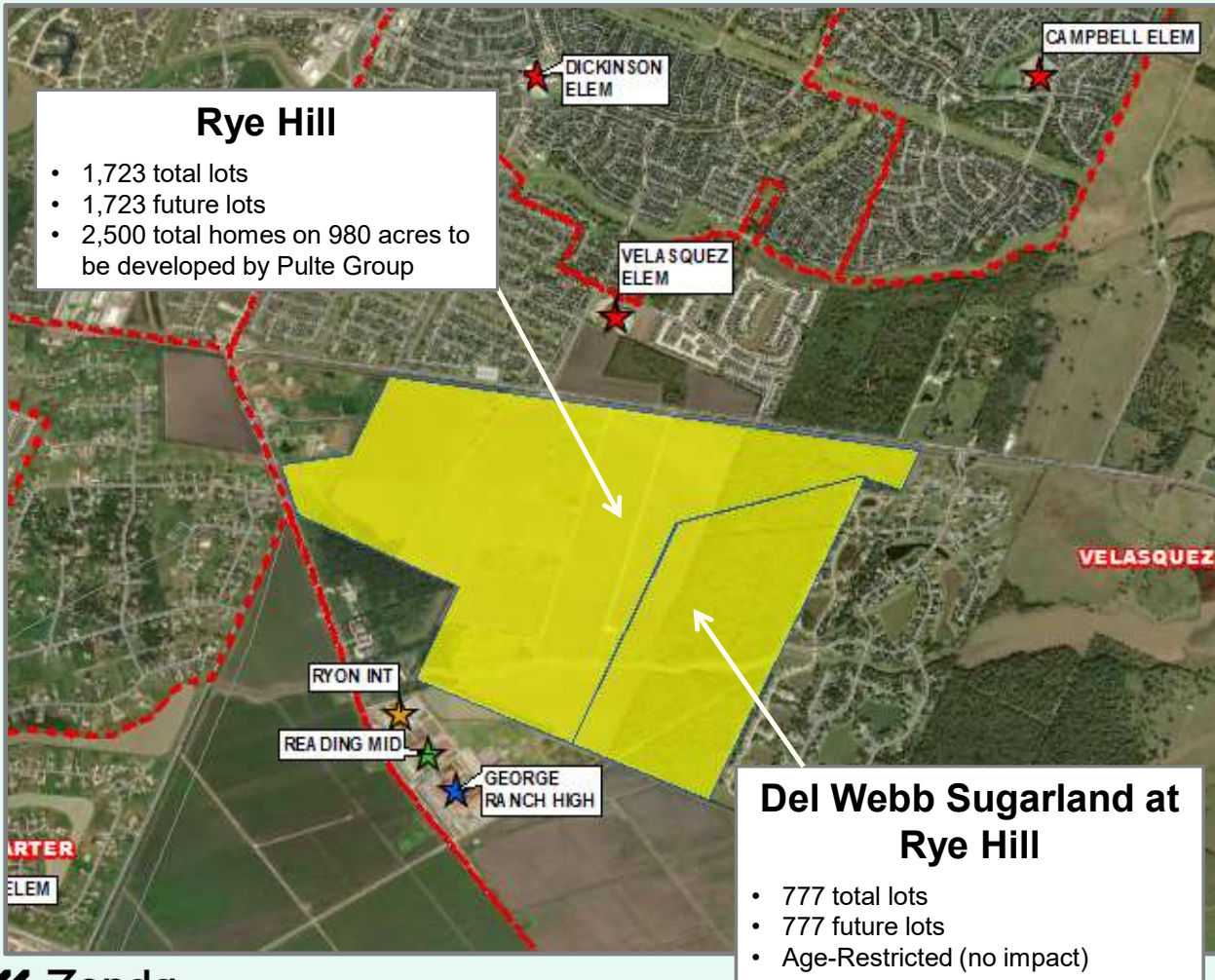




Residential Activity



January 2024





Residential Activity

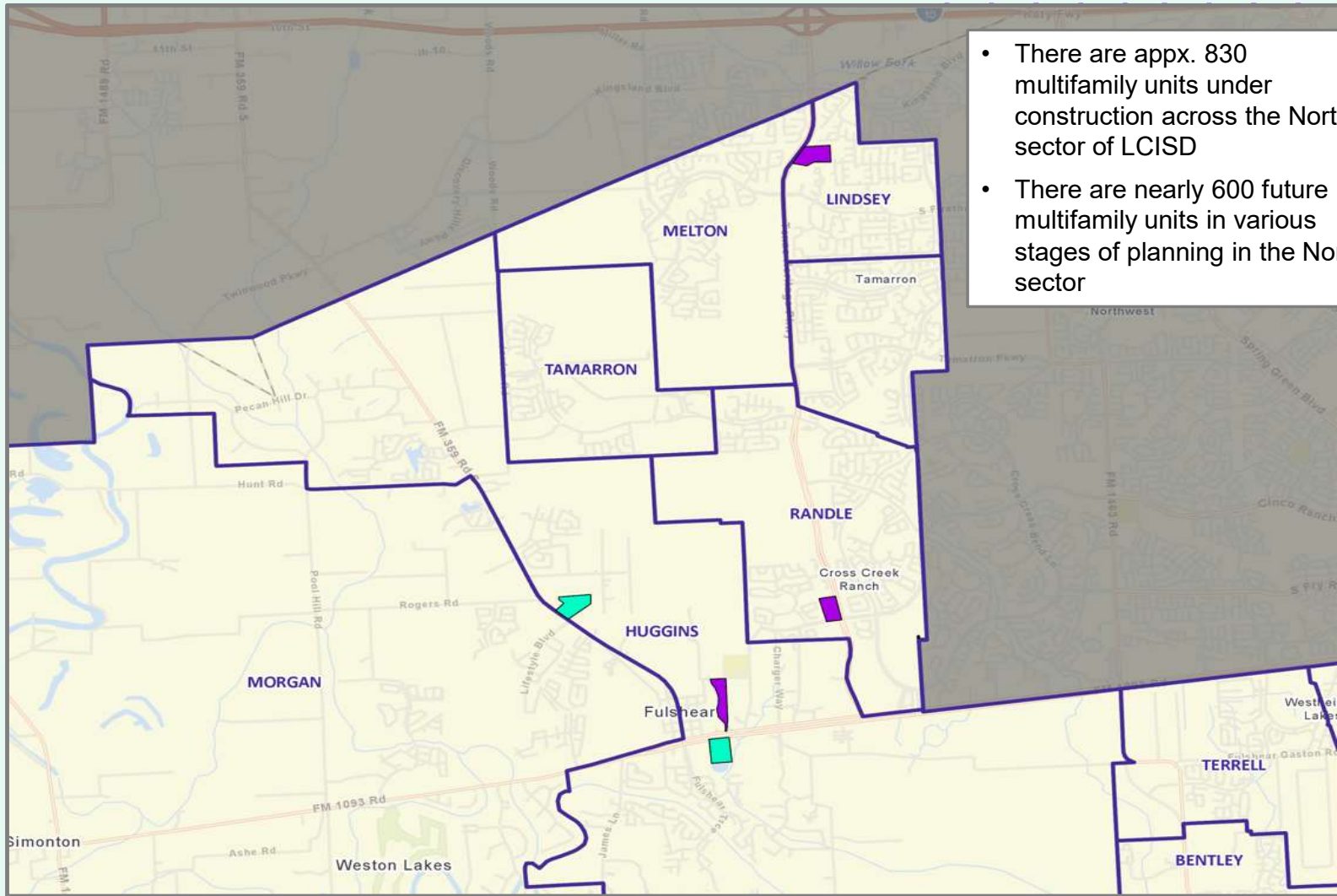


July 2024





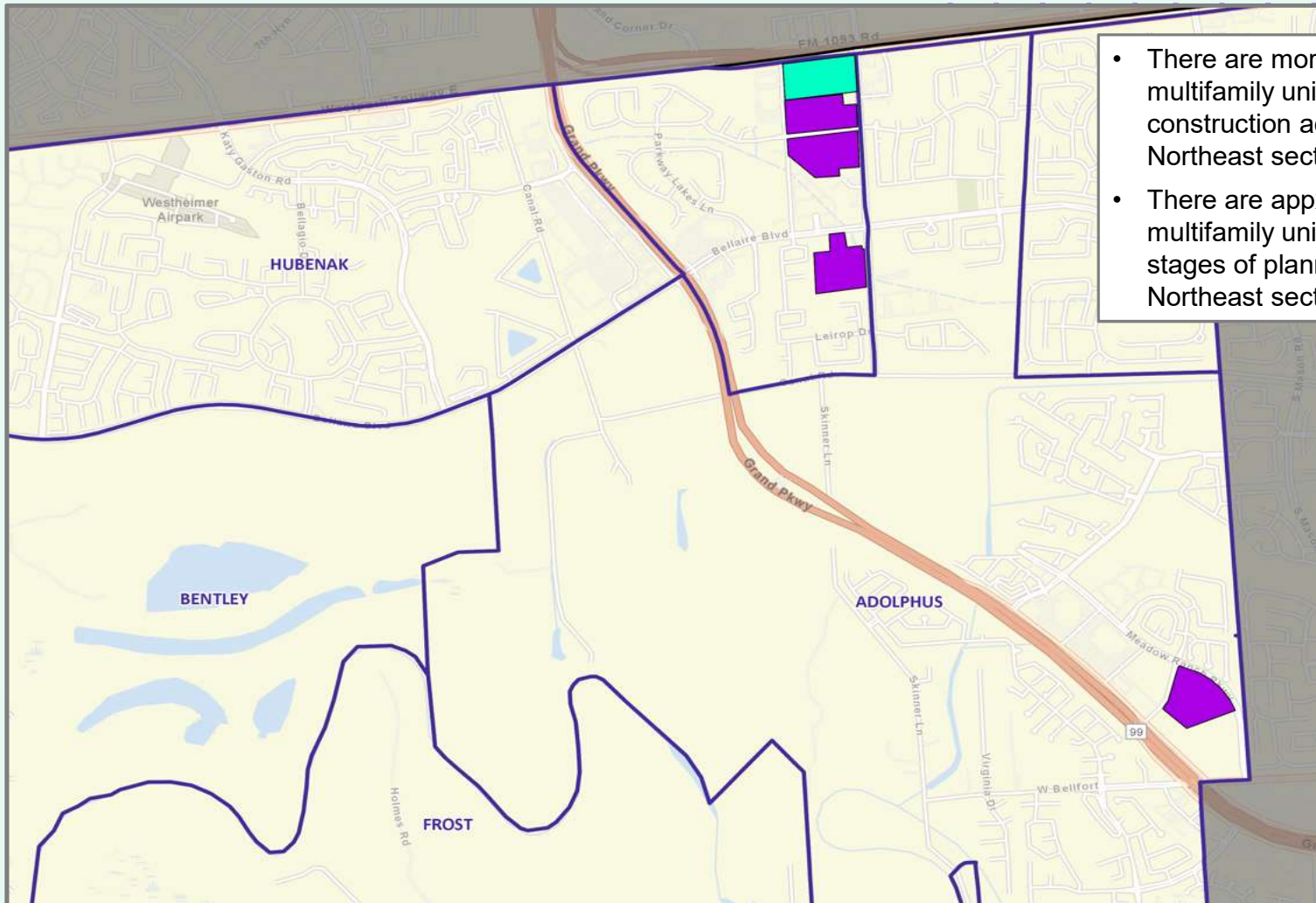
Multifamily Overview - North



- There are appx. 830 multifamily units under construction across the North sector of LCISD
- There are nearly 600 future multifamily units in various stages of planning in the North sector



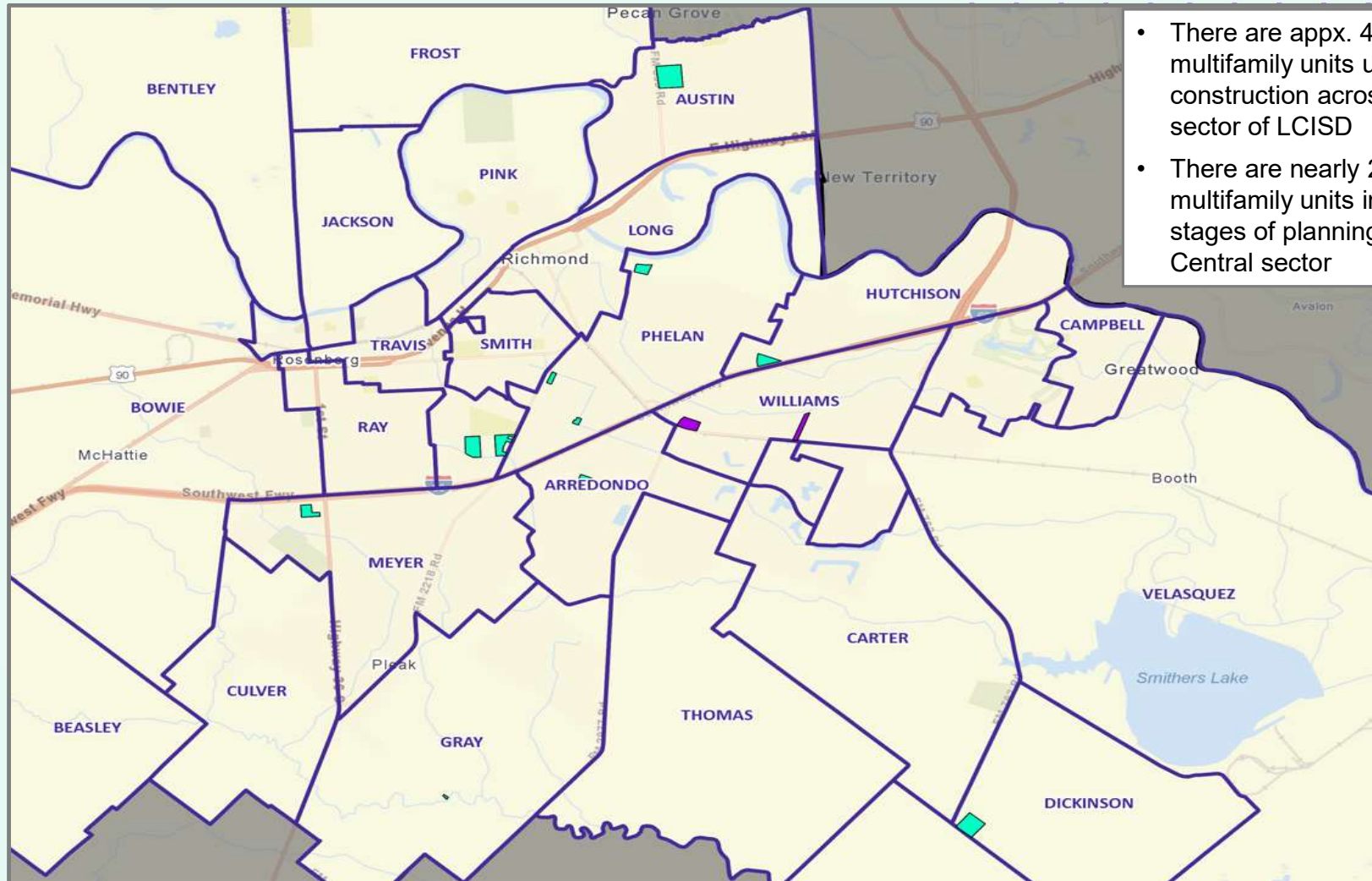
Multifamily Overview - Northeast



- There are more than 1,000 multifamily units under construction across the Northeast sector of LCISD
- There are appx. 300 future multifamily units in various stages of planning in the Northeast sector



Multifamily Overview - Central



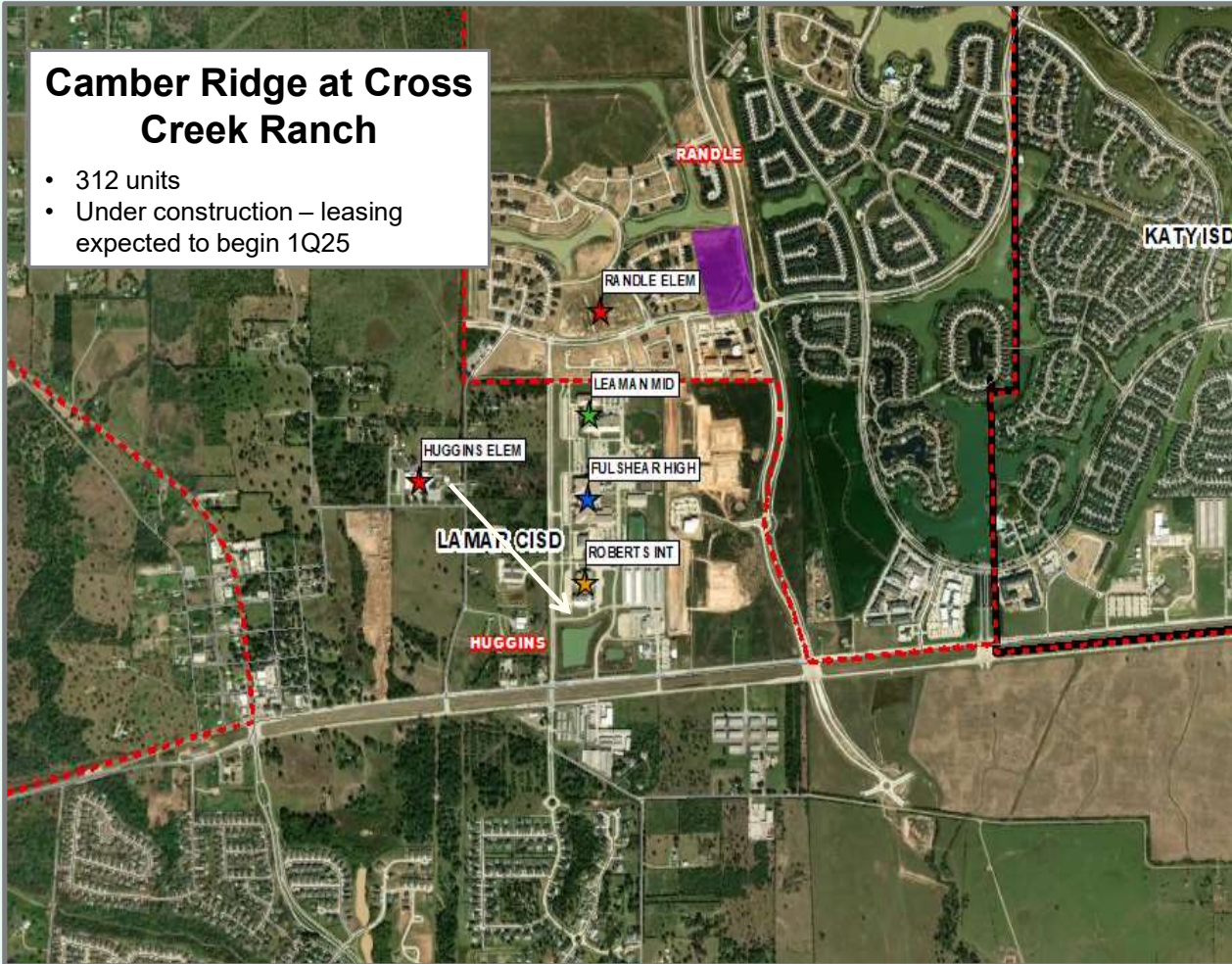
- There are appx. 450 multifamily units under construction across the Central sector of LCISD
- There are nearly 2,200 future multifamily units in various stages of planning in the Central sector



Multi-Family Activity

Camber Ridge at Cross Creek Ranch

- 312 units
- Under construction – leasing expected to begin 1Q25



July 2024





Multi-Family Activity



July 2024



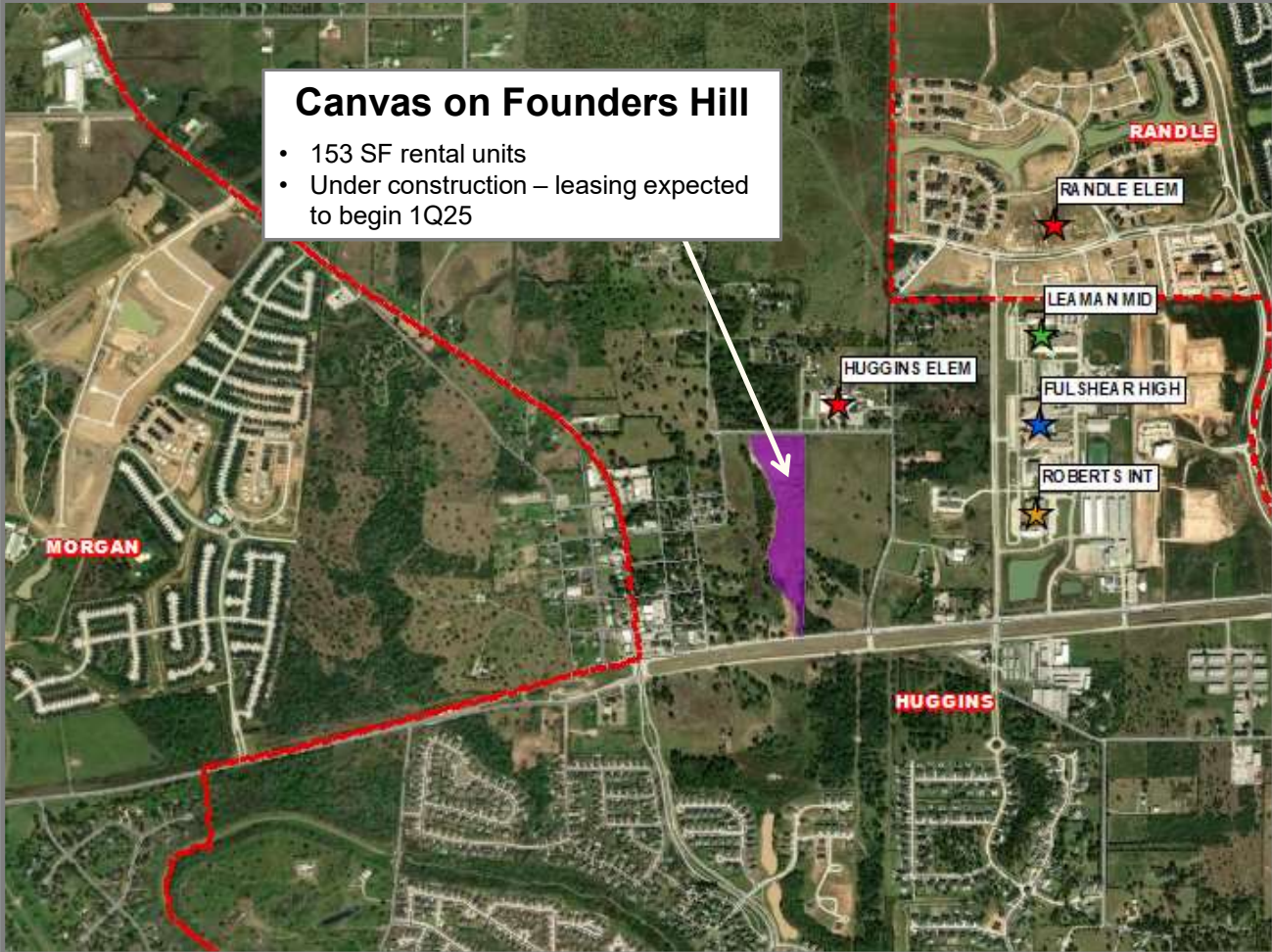


Multi-Family Activity



Canvas on Founders Hill

- 153 SF rental units
- Under construction – leasing expected to begin 1Q25

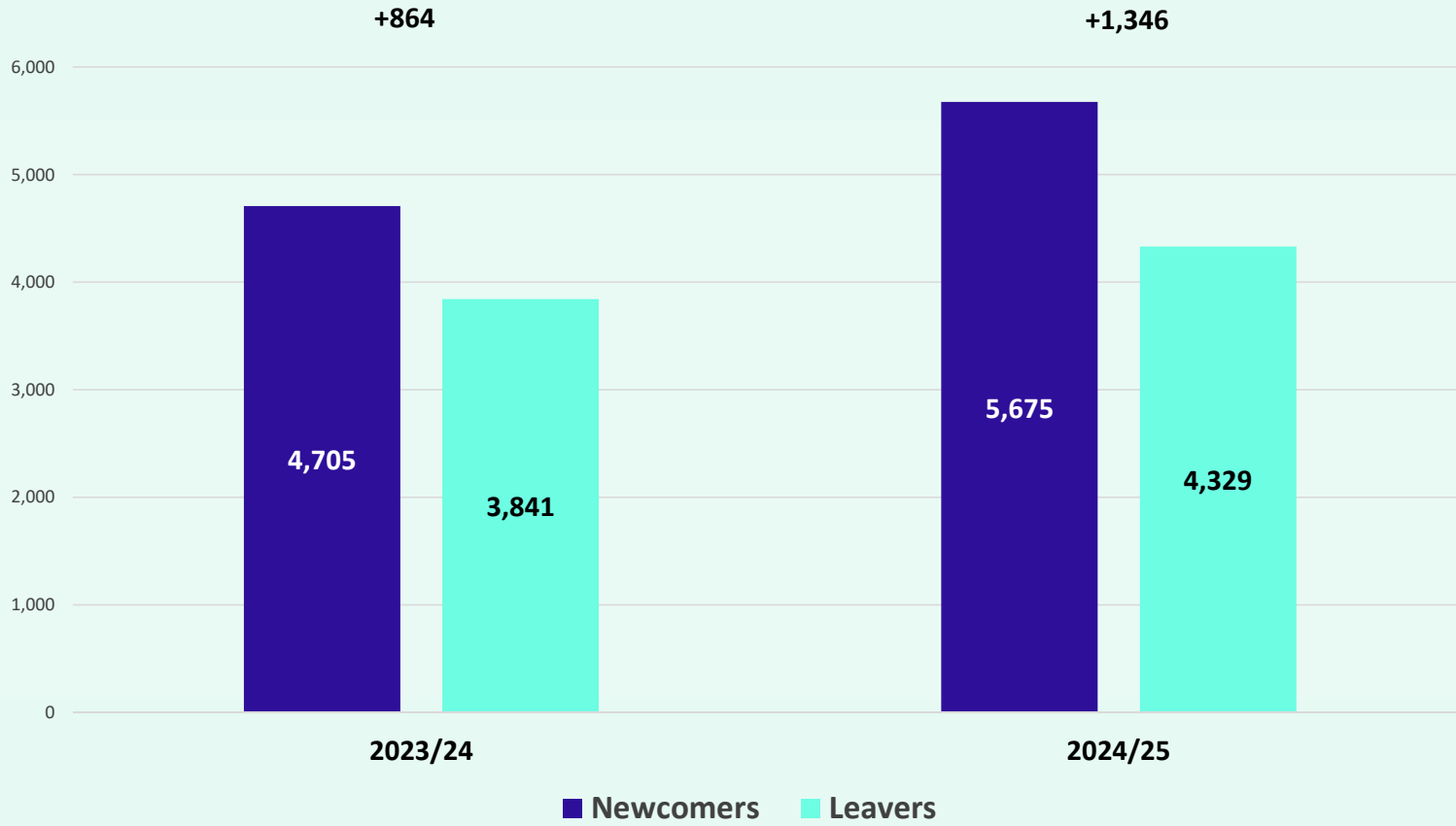


July 2024





Newcomers and Leavers





Ten Year Forecast by Grade Level

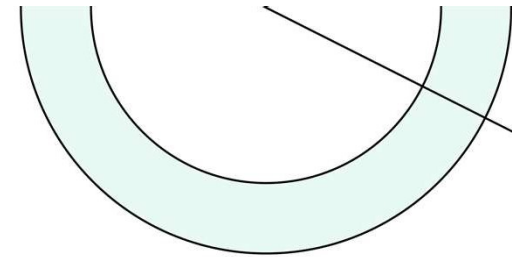
Year (Oct.)	EE	PK	K	1st	2nd	3rd	4th	5th	6th	7th	8th	9th	10th	11th	12th	Total	Total Growth	Total %
2020/21	268	905	2,575	2,732	2,786	2,679	2,718	2,559	2,870	2,806	2,879	2,794	2,782	2,581	2,411	36,345		
2021/22	299	1,107	2,927	2,976	2,980	2,953	2,936	2,938	2,898	3,063	3,024	3,369	2,930	2,867	2,359	39,626	3,281	9.0%
2022/23	368	1,389	2,954	3,301	3,200	3,261	3,153	3,128	3,134	3,086	3,265	3,341	3,383	2,958	2,541	42,462	2,836	7.2%
2023/24	301	1,548	3,124	3,209	3,423	3,361	3,391	3,323	3,266	3,244	3,205	3,567	3,396	3,409	2,703	44,470	2,008	4.7%
2024/25	224	1,674	3,207	3,310	3,339	3,604	3,530	3,600	3,409	3,456	3,367	3,584	3,655	3,414	3,152	46,525	2,055	4.6%
2025/26	236	1,687	3,337	3,446	3,448	3,514	3,750	3,719	3,730	3,597	3,598	3,763	3,664	3,701	3,130	48,320	1,795	3.9%
2026/27	237	1,780	3,554	3,553	3,607	3,652	3,689	3,935	3,876	3,923	3,704	4,023	3,866	3,635	3,382	50,417	2,096	4.3%
2027/28	238	1,940	3,780	3,760	3,704	3,804	3,828	3,901	4,105	4,027	4,053	4,133	4,010	3,844	3,317	52,444	2,028	4.0%
2028/29	239	2,005	3,853	4,018	3,925	3,925	4,000	4,016	4,092	4,235	4,175	4,529	4,130	4,001	3,513	54,656	2,211	4.2%
2029/30	239	2,079	4,002	4,098	4,178	4,129	4,106	4,204	4,121	4,231	4,383	4,677	4,530	4,142	3,663	56,781	2,125	3.9%
2030/31	241	2,150	4,134	4,278	4,244	4,410	4,327	4,303	4,319	4,262	4,394	4,906	4,683	4,555	3,803	59,010	2,230	3.9%
2031/32	241	2,204	4,199	4,430	4,453	4,451	4,620	4,525	4,419	4,467	4,425	4,937	4,910	4,721	4,177	61,179	2,169	3.7%
2032/33	243	2,245	4,261	4,473	4,584	4,629	4,641	4,820	4,650	4,568	4,640	4,968	4,948	4,948	4,338	62,958	1,779	2.9%
2033/34	243	2,265	4,262	4,516	4,626	4,790	4,815	4,821	4,956	4,805	4,745	5,212	4,979	5,000	4,549	64,584	1,626	2.6%
2034/35	244	2,311	4,380	4,514	4,669	4,815	4,973	5,016	4,961	5,121	4,990	5,325	5,225	5,031	4,596	66,172	1,589	2.5%

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



Five Year Forecast by Elementary Schools

SCHOOL	CAPACITY	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30
ADOLPHUS	854	1,018	1,035	1,017	1,005	1,014	1,024
ARREDONDO	854	672	718	744	748	792	796
AUSTIN	625	464	424	396	367	364	349
BEASLEY	336	488	534	594	690	835	999
BENTLEY	854	588	629	673	710	777	823
BOWIE	565	512	531	553	579	601	622
CAMPBELL	854	575	554	538	507	498	489
CARTER	854	740	753	777	806	831	831
CULVER	854	824	834	840	828	837	858
DICKINSON	810	612	600	637	682	729	768
FAGERT	854	664	661	648	644	635	655
FROST	854	780	761	766	782	793	802
GRAY	854	601	615	652	692	711	777
HAYGOOD	854	342	584	837	1,073	1,303	1,491
HUBENAK	854	746	746	735	740	712	727
HUGGINS	585	687	686	675	688	670	669
HUTCHISON	854	544	499	505	533	558	562
JACKSON	455	281	294	307	317	333	329
LINDSEY	854	869	899	917	918	924	918



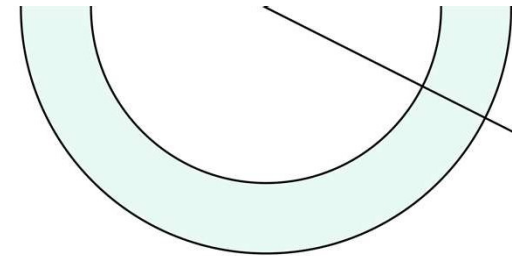
- 2024/25 enrollments are as if zones were in place today
- Projections include new elementary school opening fall 2025
- Projections will adjust as transfer and program locations are established

YELLOW 95% - 100% CAPACITY
 ORANGE 100% - 105% OVER CAPACITY
 RED > 105% OVER CAPACITY



Five Year Forecast by Elementary Schools

SCHOOL	CAPACITY	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30
LONG	854	450	457	454	458	443	454
MCNEILL	854	920	928	915	905	900	850
MELTON	854	633	733	829	933	972	1,009
MEYER	722	475	481	484	500	513	538
MORGAN	854	817	882	966	1,053	1,082	1,141
PHELAN	811	754	803	846	874	934	954
PINK	810	801	474	460	447	444	446
RANDLE	854	792	865	946	973	1,071	1,163
RAY	675	625	611	603	587	566	566
SMITH	628	312	299	296	305	304	308
TAMARRON	854	977	922	897	860	810	776
TERRELL	854	574	627	666	702	747	770
THOMAS	854	680	680	714	723	750	803
TRAVIS	653	569	538	536	536	519	508
VELASQUEZ	810	486	497	575	712	913	1,129
WILLIAMS	810	675	715	718	706	715	729
TOTAL	24,667	22,547	22,869	23,716	24,583	25,600	26,633

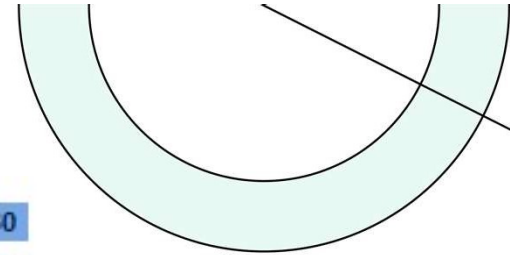


- Projections include new elementary school opening fall 2025
- Projections will adjust as transfer and locations are established

YELLOW 95% - 100% CAPACITY
 ORANGE 100% - 105% OVER CAPACITY
 RED > 105% OVER CAPACITY



Five Year Forecast by Middle Schools



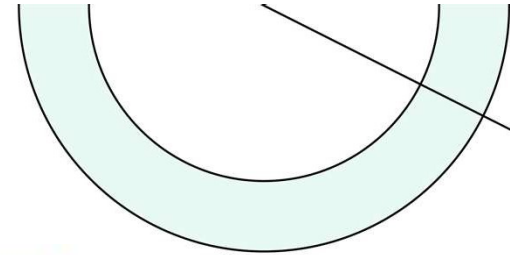
SCHOOL	CAPACITY	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30
BIELSTEIN	650	486	525	526	523	500	479
NAVARRO	650	346	425	410	469	450	426
ROBERTS	650	801	1,001	1,133	1,187	1,341	1,346
RYON	650	528	501	488	509	482	577
STEENBERGEN	650	489	478	528	611	532	553
WERTHEIMER	650	381	402	408	426	401	396
WESSENDORFF	650	378	381	382	386	389	389
TOTAL		3,409	3,713	3,875	4,111	4,095	4,166

* Yellow exceeds capacity

- Middle School enrollments will vary depending on transfer decisions



Five Year Forecast by Junior High Schools

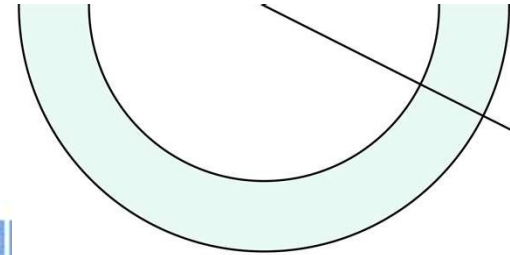


SCHOOL	CAPACITY	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30
BANKS	1,225	964	1,014	1,071	1,102	1,085	1,065
BRISCOE	1,225	816	863	887	900	915	910
GEORGE	1,425	768	721	770	829	869	901
LAMAR	1,425	818	805	736	728	725	712
LEAMAN	1,225	1,429	1,712	2,128	2,488	2,670	2,890
READING	1,225	1,074	1,062	999	963	952	946
WRIGHT	1,225	947	1,023	1,036	1,079	1,195	1,194
TOTAL	8,975	6,816	7,200	7,627	8,089	8,411	8,618

- High School enrollment will vary depending on transfer decisions



Five Year Forecast by High Schools



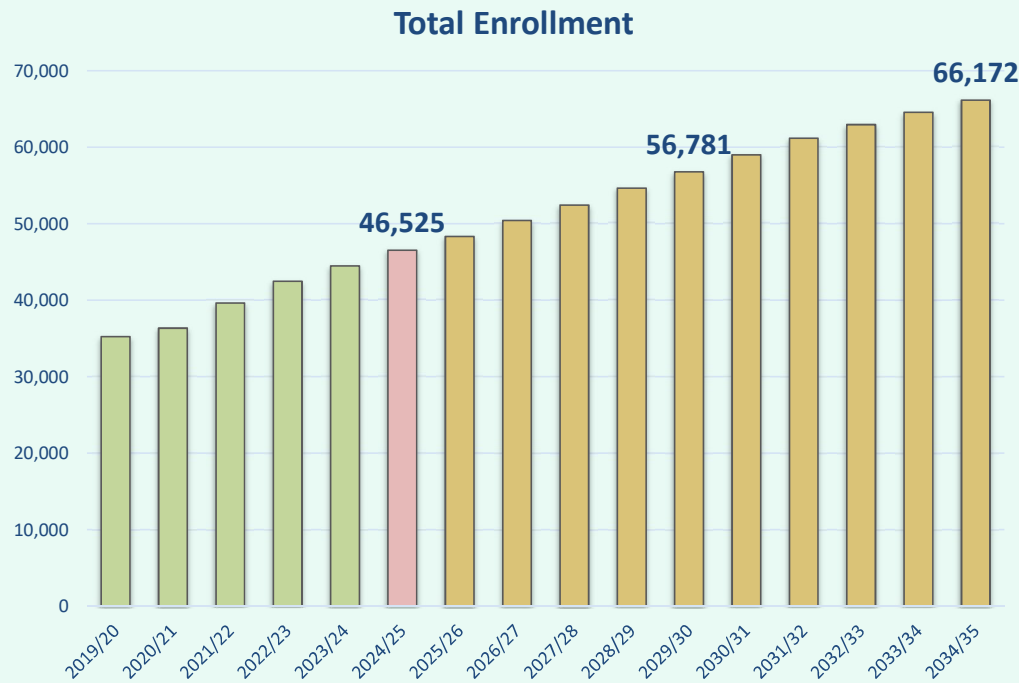
SCHOOL	CAPACITY	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30
FOSTER	2,075	1,803	1,843	1,903	1,964	1,989	2,014
FULSHEAR	2,075	2,561	2,979	3,531	4,190	4,742	5,259
GEORGE RANCH	2,075	2,336	2,265	2,295	2,241	2,305	2,330
LAMAR	1,875	1,735	1,688	1,689	1,627	1,608	1,589
RANDLE	2,075	1,959	2,087	2,184	2,261	2,355	2,476
TERRY	1,875	1,548	1,469	1,456	1,429	1,456	1,500
TOMAS	2,575	1,795	1,826	1,898	1,986	1,996	2,016
TOTAL	14,625	13,737	14,157	14,956	15,698	16,451	17,184

* Yellow exceeds capacity

- High School enrollment will vary depending on transfer decisions



Key Takeaways



- Housing starts in the District are up significantly (appx. 40% YTD) versus the same period in 2023 and with interest rates forecast to decline later this year, the pace may remain strong
- Groundwork is currently underway on more than 3,250 lots in 15 subdivisions within LCISD
- There are appx. 2,300 multi-family units under construction across the District along with roughly 3,000 units in various stages of planning
- Lamar CISD is forecasted to enroll appx. 56,700 students in 2029/30 and over 66,100 by 2034/35