



Buda is known for quality schools, quaint downtown, and close proximity to Austin and the SH 130/SH 45 toll bypass, festivals, walking trails, and family fun! Just 20 minutes south of Austin, off the beaten path lies Buda, Texas - a friendly city with small town charm and big plans for the future that is equal parts pragmatic and idyllic. Steeped in area history, Buda holds fast to the values and rich potential that made it a choice location for the first settlers of the 1880s.

1 LIVING IN BUDA

The same qualities that made the city attractive in the past hold true today. Safe, affordable, wholesome Buda is a city centered on community, an oasis of country calm at the edge of civilization, unspoiled by the pace of Austin and San Antonio's big city ways.

Put your feet up, and breathe easy - Buda's city fathers have seen to it that its historic flavor, laid-back lifestyle, and family-friendly atmosphere will be protected and preserved for the next generation. Buda's unique character has spurred increased residential development, with the population growing by over 205%. With more parkland per capita, Buda is the Outdoor Capital of Texas. World famous festivals and events bring countless visitors to our community each year.

Buda is the fastest growing city in the State of Texas with a population over 10,000. According to the Texas State Data Center, Buda's population as of January 1, 2013 was 10,162, an increase of 39.3% from 2010 data.

2 EDUCATION

Buda is served by one public school system, Hays Consolidated I.S.D., and four private schools.

HAYS CISD

Located in North Central Hays County, the Hays Consolidated Independent School District serves over 221 square miles. The district's 22 campuses are located throughout the Buda and Kyle communities, drawing nearly 16,000 students. Two 4-year high schools, five middle schools (6-8 grades), 13 elementary schools, an alternative high school of choice and disciplinary campus comprise the district's campuses, which have tripled in number since 2000.

The district features a state-of-the-art Performing Arts Center; a dual-language magnet program at two elementary campuses; a science/technology engineering/math (STEM) magnet program at two elementary schools; Project Lead the Way designation at both of the comprehensive high schools' and music, art, library, and PE included in

3 BUSINESS

Property Taxes

Property taxes are assessed per \$100 value of real and personal property. Residents and Businesses in the City of Buda pay property taxes to: Hays County, City of Buda, Hays CISD, Emergency Services District #8, Emergency Services District #2, and Austin Community College.

| <u>Jurisdiction</u> | <u>Tax Rate</u> |
|---------------------|-----------------|
| Hays County | 0.4252 |
| City of Buda | 0.2979 |
| Hays CISD | 1.4613 |
| ESD #8 | 0.1000 |
| ESD #2 | 0.0300 |
| ACC | 0.0949 |
| | Total 2.4093 |

Sales Taxes

Sales Taxes are capped at 8.25% in Texas. Hays County collects 0.5% in sales tax and the State of Texas collects 6.25%, depending on the location the City of Buda and/or Emergency Services

1 LIVING IN BUDA

Buda is home to over 15 subdivisions, which at full-build out will represent over 4,800 single family homes. Additionally, there are 8 subdivisions, located just outside the City of Buda that represented an additional 6,780 single family residences.

Buda is home to 3 multi-family developments with over 740 units, 2 senior apartment complexes (290 units), and an additional multi-family development in under construction along Cabela's Drive. The new development will add over 300 new units to the City of Buda.

Buda residents are primarily the owner-occupants of housing, with only 16.5% of the houses being occupied by renters. The median value of owner-occupied housing is \$180,468. The majority of houses (52.61%) were built from 2000 to now. A variety of houses are currently on the market. Houses range from historic homes to new construction from a variety of builders.

Buda is fortunate to be served by a wide variety of quality healthcare options. Seton Medical Center Hays, a regional hospital located just 5 minutes from Buda, provides hospital care to Buda residents. Buda is served by family practice doctors, pediatricians, dentist, chiropractors, and other medical doctors, all of which have an outstanding reputation for their quality of care. Buda is also home to facilities that specialize in Alzheimer's care.

Recreation

Buda is home to approximately 268 acres of developed public park land and is served by over 3 miles of existing concrete and crushed granite trails. Several neighborhoods also have hiking and biking trails and the Bradfield Park Trail, which will circle Bradfield park and connect to downtown Buda is currently under construction. Recreational and competitive bikers frequent several Buda roads that provide diverse terrain and scenic views.

Buda is home to 13 public parks, 10 playgrounds, 9 pavilions, and 1 amphitheater. The Buda Sportsplex, which was built by the Buda EDC, has 4 full-side soccer fields, and 4 youth baseball/softball fields.

The City of Buda hosts the following annual activities: Easter Egg Hunt, Movies in the Park, Red, White and Buda, Buda-Halloween, and the Trail of Lights.

Tourism

Buda is home to a wide-variety activities for visitors and residents of all ages. Festivals, a historic downtown district, playing at a public park, being one with the animals at Cabela's, listening to live music, enjoying some unique dining options, or shopping at the renovated Mill are just a few options available. Come see what Buda has to offer.

2 EDUCATION

the weekly rotation at the elementary level. Award-winning music, theater and athletic programs are part of the student offerings at Lehman High School and Hays High School as part of a rigorous general curriculum.

Private Schools

Santa Cruz Catholic School

The first Catholic Elementary School in Hays County and is Accredited by the Texas Catholic Conference Education Department. Located in Buda and currently teaches PreK-8th Grade.

San Marcos Academy

A coeducational boarding school for 7th to 12th graders which currently has 298 students.

Hill Country Christian School

Located in San Marcos, TX and is a Christian school providing education for grades kindergarten through 12th.

Wonderland School

Located outside San Marcos, TX and is a privately owned, state-approved school. Wonderland currently serves over 200 students at its 14,000 square foot campus.

Higher Education

Austin Community College

The Hays Campus of ACC opened in Spring 2014. Their current facility can house up 2,000 students and there are plans to expand the campus in the future to accommodate additional students and programs. Some of the programs offered include computer studies, biology, chemistry, accounting, and criminal justice.

UT Austin

Located 20 minutes from Buda, Texas and serves as one of the four-year universities serving Buda residents. The University of Texas at Austin is a comprehensive university with a broad mission of undergraduate and graduate education, research, and service to society. Current enrollment is approximately 48,000.

Texas State University

TSU, located in San Marcos, is only 15 minutes from Buda. This four-year university provides a comprehensive and culturally diverse instruction for both undergraduate and graduate students. Current enrollment exceeds 35,000 students. Texas State offers 96 bachelor's, 87 master's, and 12 doctoral degree programs.

3 BUSINESS

District #8 collect with a maximum of 1.5% combined.

In Texas, the majority of grocery items are not subject to sales tax. Buda's sales tax collections have continued to rise since 2012 and are currently on track to exceed \$4.5 Million during FY 13-14.

Primary Retail Trade Area

Buda's Primary Trade Area population is estimated at 65,676 and is projected to grow to 75,754 by 2019. The PTA's average household income is \$85,878 and the median household income is \$75,911. Buda's PTA consists of young white-collar professionals with extra income to spend on retail goods and services. The average age is 32.8, with over 86% of the population having a high school diploma or higher education. The average household size is 3.17 and the median value of owner-occupied housing is \$161,577.

The median network in the Primary Retail Trade area ranges from \$167,500 (253% of the National Average) to \$500,000+ (754% of the National Average). Retail spending per household in the Primary Retail Trade Area ranges from 112% to 172% of the national average with the average being around \$30,000 (135% of National Average).

Cabela's is one of the retail drivers of the Buda PTA, and has spurred additional retail and commercial development in the area. Cabela's attracts consumers to Buda from across the State of Texas and neighboring states. However, the retail needs of the Buda PTA are not being met, with over \$247 Million in Retail Sales Leakage annually. Buda's PTA experiences retail leakage in all sectors except General Merchandise, Recreational Vehicles, and Sporting Goods categories.

Buda is home to four distinct retail trade markets: Downtown Submarket, Regional Freeway Submarket, Emerging 1626/967 Submarket, and the Emerging Sunfield Submarket. Each of these markets has available land for a development, and several have pad sites or existing retail space available. Interstate 35 frontage property is also available in the Regional Freeway Submarket and Sunfield Submarket. Land and building costs are inexpensive when compared to the surrounding area, and the property taxes in Buda are significantly lower than surrounding communities.