

Report on 1707 Ralston Branch for John & Jane Doe

by Sheila Cox, REALTOR®

October 2018

What other agent provides this level of service? Please remember to give me a Five-Star rating on your client satisfaction survey from HAR.



kw

KELLERWILLIAMS

IMPORTANT: This report contains information obtained from various online sources. The information is deemed reliable but neither Sheila Cox or Keller Williams Southwest warrants or guarantees the accuracy of this information. Do not rely on this information without verifying its accuracy.

Contents	
MLS Description	2
Tax Info	4
Price History	5
Energy Efficiency	6
Comparative Market Analysis	7
Location	9
Aerial Views.....	10
Neighborhood Info.....	12
Neighborhood Sales Stats.....	13
School: Elementary	14
School: Middle	17
School: High School.....	20
School District.....	23
Flood Information	27
Sex Offenders	28

Sheila Cox

HAR Client Experience Rating

4.99/5.0 ★★★★★

"I'll help you get the RIGHT house in the RIGHT neighborhood at the RIGHT price. I've got your back."



-  832-779-2890
-  www.SugarLandTXhome.com
-  scox@SugarLandTXhome.com
-  Sheila Cox
-  Sheila Cox
-  sheilakcox
-  sheilakcox

kw
KELLERWILLIAMS.

2020 FIVE STAR REAL ESTATE AGENT 
Sheila Cox
2011 • 2012 • 2013 • 2014 • 2015 • 2016 • 2017 • 2018 • 2019 • 2020

MLS Description



Single-Family Option Pending

ML#: 90166858
 Address: 1707 Ralston Branch Way
 Area: 29
 Tax Acc #: 8707-92-001-0150-907
 City/Location: Sugar Land
 County: Fort Bend
 Market Area: Sugar Land West
 Subdivision: Telfair Sec 29-B
 Lot Size: 7,789 / Appr Dist
 Lot Value: No
 Master Planned: Yes/Telfair
 Legal Desc: TELFAIR SEC 29-B, BLOCK 1, LOT 15

List Price: \$409,000
 Orig Price: \$439,000
 LP/SF: \$145.34
 DOM: 91 / 121
 State: Texas
 Zip Code: 77479 - 4565
 Key Map: 607G
 Country: United States
 Section #: 29-B
 SqFt: 2,814 / Appr Dist
 Lease Also: No
 Year Built: 2012 / Appr Dist

1 / 33



Directions: From Hwy 59 in Sugar Land, North on University Blvd., West on Telfair Avenue until the dead end, then Right on Ralston Branch Way, follow around until 1707 Ralston Branch Way on the Right

Recent Change: 10/11/2018 : OP : A->OP

Listing Office Information

List Broker: KWSW01 /Keller Williams Realty -SW Request an Appointment
 List Agent: mparikh/Mona R. Parikh Appt #: 713-977-7469 / Showing Service
 Agent Cell: 832-656-9825 Agent Phone: 832-656-9825
 Address: 1650 US Highway 6 Suite#350, Sugar Land TX 77478 Office Phone: 281-265-0000
 List Agent Web: Fax #: 281-265-0123
 Agent Email: mparikh@kw.com Office Web: <http://www.kws.com>
 Licensed Supervisor: Chad St. Jean

School Information

School District: 19 - Fort Bend Elem: CORNERSTONE ELEMENTARY SCHOOL
 Middle: SARTARTIA MIDDLE SCHOOL High: CLEMENTS HIGH SCHOOL

SCHOOL INFORMATION IS COMPUTER GENERATED AND MAY NOT BE ACCURATE OR CURRENT. BUYER MUST INDEPENDENTLY VERIFY AND CONFIRM ENROLLMENT.

Description Information

Style: Contemporary/Modern # Stories: 2 Bedrooms: 4/
 Type: Patio Home Access: Baths F/H: 3/0
 New Constr.: No Appx Complete: Builder Nm: Pulte
 Lot Dim: Acres: .179
 Frt. Door Faces: Garage: 3/Attached Garage, Tandem
 Gar/Car: Auto Garage Door Opener Carport:

Showing Instruct: Appointment Required, Leave Business Card, Supra Keybox

Agent Remarks:

Earnest Money: 1 percent of Sales Price. Option Money: \$250 for 10 days. Please Include Pre-approval letter with Offer. Note: Room Measurements should be Independently Verified.

Public Remarks:

Amazing 2 Story Home in Telfair Zoned to Fort Bend ISD Schools. OVERALL PRICE REDUCED BY \$30,000! Open Floor Plan with 4 Beds, 3 Bath, Study, & about 2,800 sq feet. NOT FLOODED BY HARVEY! Nice Home with 2 Bedrooms Down, Beautiful Family Room with Fireplace, and Lovely Study with French Doors. Gorgeous Island Kitchen with Granite Countertops, Stainless Steel Appliances, Dark Wood Cabinets and Walk-in Butler's Pantry- Unique to the Home. Fabulous Master Bedroom with Classy Master Bathroom with Double Sinks, Nice Tub, and Walk in Closet. Game Room Upstairs & Spacious Backyard. Excellent Condition Home with Real Hardwood Floors, Natural Brown Tiles, Well Maintained Carpet, and Fresh Paint In Entire Home. Covered Outdoor Patio! Refrigerator & Washer/ Dryer Included in Home. Nice 3 Car Garage! Easy Access to Highway 59 & Close to Telfair Rec Center. PRICED TO SELL! ONE OF LOWEST PRICED HOMES IN TELFAIR!

Rooms Information

Room	Dimensions	Location	Features	Room	Dimensions	Location	Features
Mstr Bedroom	16 x 12	1st		Bedroom	12 x 11	2nd	
Bedroom	12 x 11	1st		Bedroom	12 x 11	2nd	
Study/Library	12 x 10	1st		Game Room	19 x 17	2nd	
Sunroom	13 x 11	1st		Kitchen	15 x 12	1st	
Breakfast	9 x 9	1st		Mstr Bath	14 x 10	1st	
Den	18 x 14	1st		Dining Room	12 x 11	1st	

Continued on next page...

Interior, Exterior, Utilities and Additional Information					
Microwave:	Yes	Dishwasher:	Yes	Compactor:	No
Fireplace:	1/Gaslog Fireplace	Utility Dist:	Yes	Disposal:	Yes
Connect:	Electric Dryer Connections, Gas Dryer Connections, Washer Connections	Range:	Gas Cooktop	Sep Ice Mkr:	No
Energy:	Ceiling Fans	Flooring:	Carpet, Tile, Wood		
Oven:	Electric Oven	Foundation:	Slab		
Green/Energy Cert:		Countertops:	Granite		
Roof:	Composition	Prvt Pool:	No		
Interior:	Alarm System - Leased, Dryer Included, Fire/Smoke Alarm, Island Kitchen, Washer Included	Area Pool:	Yes		
Exterior Constr:	Brick Veneer	Waterfront Feat:			
Exterior:	Back Yard, Back Yard Fenced, Satellite Dish, Subdivision Tennis Court	Water/Sewer:	Public Sewer, Public Water, Water District		
Lot Description:	Patio Lot, Subdivision Lot	Cool:	Central Electric		
Heat:	Central Gas	Golf Course Nm:			
St Surf:	Concrete, Curbs	Exclusions:			
Restrictions:	Deed Restrictions				
Disclosures:	Sellers Disclosure				
MgmtCo./HOA Name:	Yes / Sterling Associates / 8326784500	List Type:	Exclusive Right to Sell/Lease		
List Date:	07/10/2018	Expire Date:			
Comp: SubAgt:	3%	Buyer Agent:	3%	Bonus:	
				Bonus End:	
				Var/Dual Rt:	No

Financial Information					
1st Assumable:		Finance Cnsdr:	Cash Sale, Conventional, FHA, VA		
Ownership Type:	Full Ownership	Vacation Rental:	No		
Maint. Fee:	Mandatory/\$1,871/Annually				
Other Mand Fee:	Yes/340	Exemptions:			
Taxes w/o Exempt:	\$12,252/2017	Tax Rate:	3.0916		
Loss Mitigation:	No	Auction:	No	Online Bidding:	No

Pending Information					
Pending Date:	10/11/2018	Est Close Dt:	11/15/2018	OPT End:	10/21/2018
Contingent on Sale of Other Property:	No				

[Click here to view Photos](#)

Prepared By: **Sheila Cox**

**Data Not Verified/Guaranteed by MLS
Obtain Signed HAR Broker Notice to Buyer Form**

Date: **10/15/2018 9:03 AM**

Copyright 2018 Houston Realtors Information Service, Inc. All Rights Reserved. Users are Responsible for Verifying All Information for Total Accuracy.

Tax Info

Location Information

Subdivision:	Telfair Sec 29-B	Market Area:	SUGAR LAND WEST
School District Name:	Fort Bend ISD	Key Map:	607g
Neighborhood Code:	Telfair S6-9705	Census Tract:	6739.02
Township:	Sugar Land	Map Facet:	A-099-M
MLS Area:	29		

Tax Information

Parcel ID:	8707-92-001-0150-907	% Improved:	85%
Parcel ID:	8707920010150907	Tax Area:	G01
Lot #:	15	Water Tax Dist:	W39
Block #:	1		
Legal Description:	TELFAIR SEC 29-B, BLOCK 1, LOT 15		
M.U.D. Information:	M205		

Assessment & Tax

Assessment Year	2017	2016	2015
Assessed Value - Total	\$396,310	\$404,040	\$377,630
Assessed Value - Land	\$57,480	\$57,480	\$57,480
Assessed Value - Improved	\$338,830	\$346,560	\$320,150
YOY Assessed Change (\$)	-\$7,730	\$26,410	
YOY Assessed Change (%)	-1.91%	6.99%	
Market Value - Total	\$396,310	\$404,040	\$377,630
Market Value - Land	\$57,480	\$57,480	\$57,480
Market Value - Improved	\$338,830	\$346,560	\$320,150

Tax Year	Total Tax	Change (\$)	Change (%)
2015	\$11,978		
2016	\$12,586	\$607	5.07%
2017	\$12,252	-\$333	-2.65%

Jurisdiction	Tax Rate	Tax Amount
Fort Bend ISD	1.32	\$5,231.29
Ft Bend Lid 17	.57	\$2,258.97
Ft Bend Co Gen	.453	\$1,795.28
Fort Bend Drng	.016	\$63.41
City Of Sugar Land	.31762	\$1,258.76
Ft Bend Mud 137	.415	\$1,644.69
Total Estimated Tax Rate	3.0916	

Price History

[1707 Ralston Branch Way](#)

Cumulative Days On Market (CDOM): 121

Current Listing Days On Market (DOM): 91

MLS# 90166858		Single-Family					
Agent	Office	Field	Change Info	Change Type	Price	Date	DOM
SHEILACX	KWSW01	Status	ACT->OP	Option Pending	\$409,000	10/11/2018	91
mparikh	KWSW01	ListPrice	\$425,000->\$409,000	Price Decrease	\$409,000	08/23/2018	42
mparikh	KWSW01	ListPrice	\$439,000->\$425,000	Price Decrease	\$425,000	07/30/2018	18
mparikh	KWSW01	Status	WITH->ACT	Back On Market	\$439,000	07/12/2018	0
mparikh	KWSW01	Status	ACT->WITH	Withdrawn	\$439,000	07/10/2018	0
mparikh	KWSW01	Status	->ACT	New Listing	\$439,000	07/10/2018	0

MLS# 56287942		Single-Family					
Agent	Office	Field	Change Info	Change Type	Price	Date	DOM
VARAVA	STJR01	Status	ACT->TERM	Terminated	\$449,900	07/03/2018	30
VARAVA	STJR01	Status	->ACT	New Listing	\$449,900	06/03/2018	1

Prepared By: Sheila Cox

Data Not Verified/Guaranteed by MLS
Obtain Signed HAR Broker Notice to Buyer Form

Date: 10/15/2018 9:11 AM

Copyright 2018 Houston Realtors Information Service, Inc. All Rights Reserved. Users are Responsible for Verifying All Information for Total Accuracy.

Energy Efficiency

I do not have reliable info from the listing agent regarding the energy-efficient features of this home. However, when Pulte was listing similarly-aged homes in Telfair, it put this in the description:

Energy: **Digital Program Thermostat, Energy Star Appliances, High-Efficiency HVAC, HVAC>13 SEER, Insulated/Low-E windows, Insulation - Batt, Radiant Attic Barrier**

Here is the electric bill summary I received from the listing agent:



Reliant
PO BOX 3765
HOUSTON, TX 77253-3765

October 14, 2018

AYESHA AZIM
1707 RALSTON BRANCH WAY
SUGAR LAND, TX 77479-4565

Re: 12 Month Consumption - Reliant Account 70565443 - 2

Dear AYESHA AZIM:

Thank you for contacting Reliant. At your request, we have compiled a history of your electricity usage with Reliant.

Account 70565443 - 2
1707 RALSTON BRANCH WAY, SUGAR LAND, TX 77479-4565
ESID: 1008901001900641130112

<u>Meter Read Date</u>	<u>Usage (kWh)</u>	<u>Amount</u>
10/09/18	1,269	\$226.88
09/10/18	1,698	\$301.66
08/09/18	1,789	\$310.40
07/11/18	1,022	\$180.09
06/11/18	1,603	\$282.69
05/10/18	765	\$148.24
04/11/18	655	\$129.23
03/12/18	649	\$128.20
02/09/18	524	\$109.21
01/11/18	628	\$127.33
12/08/17	666	\$132.57
11/07/17	965	\$174.02

Comparative Market Analysis

Comparative Market Analysis

	1707 Ralston Branch	6506 Terscott	707 Doscher	6838 Arborwood	1310 Lamonte	Averages
Bedrooms	4	4	4	3	4	
Full Baths	3	3	3	2	3	
Half Baths	0	0	1	1	0	
Garage Spaces	3	3	3	3	3	
Pool	0	0	0	0	0	
Year built	2012	2012	2007	2007	2007	
Size	2814	2775	3082	2792	3000	
Lot Size	7789	6756	7979	9986	15581	
Water View	0	0	0	0	0	
Outdoor Kitchen	0	0	0	0	0	
Outdoor Feature	1	0	0	1	0	
Detrimental Items	1	1	0	1	0	
Original Price	\$449,900	\$418,000	\$449,000	\$479,900	\$525,000	\$467,975
Sales Price	\$409,000	\$405,000	\$449,000	\$470,000	\$474,000	\$449,500
Sold Date		6/21/2018	6/29/2018	8/16/2018	7/10/2018	
Price/sf	\$145.34	\$145.95	\$145.68	\$168.34	\$158.00	\$154.49
Days on Market	116	27	3	49	246	81
Condition						
Adjustments	\$409,000	\$405,000	\$449,000	\$470,000	\$474,000	\$449,500
Size (square footage)		\$3,013	(\$20,702)	\$1,699	(\$14,368)	
Bedrooms		\$0	\$0	\$15,000	\$0	
Full Bathrooms		\$0	\$0	\$10,000	\$0	
Half Bathrooms		\$0	(\$5,000)	(\$5,000)	\$0	
Garage		\$0	\$0	\$0	\$0	
Pool		\$0	\$0	\$0	\$0	
Water View		\$0	\$0	\$0	\$0	
Outdoor Kitchen		\$0	\$0	\$0	\$0	
Outdoor Feature		\$10,000	\$10,000	\$0	\$10,000	
Detrimental Items		\$0	(\$10,000)	\$0	(\$10,000)	
Lot Size						
Overall Condition/Quality						
Total Adjustments		\$13,013	-\$25,702	\$21,699	-\$14,368	
Adjusted Price	\$409,000	\$418,013	\$423,298	\$491,699	\$459,632	\$448,161

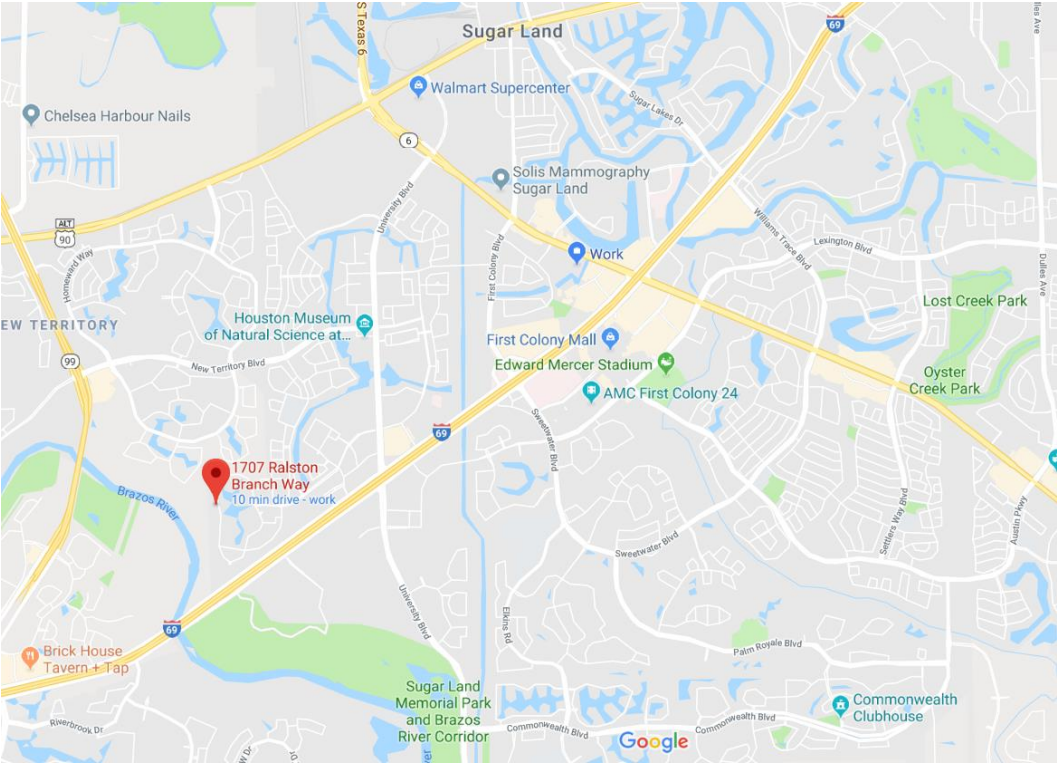
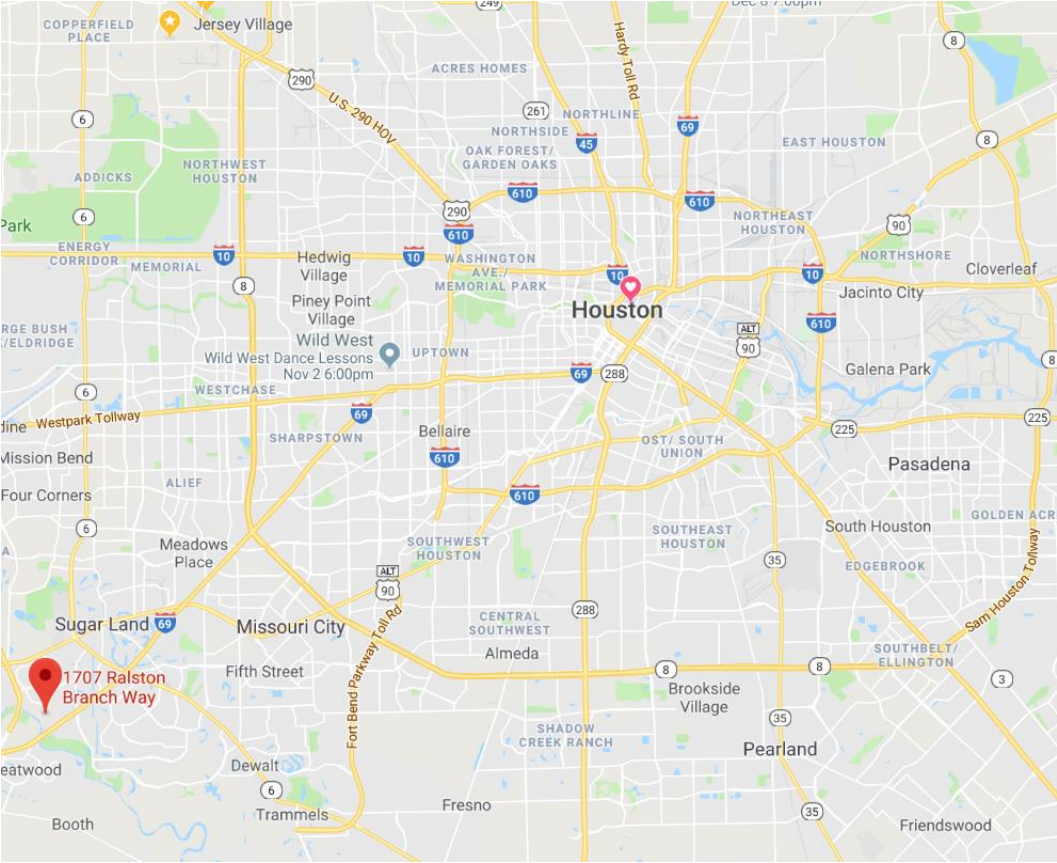
CMA Price is between:	\$439,197	\$457,124	(+/- 2% Avg Adj Price)
Average Adjusted Price:	\$448,161		
Square Footage Price:	\$434,741		

THIS IS A COMPARATIVE MARKET ANALYSIS AND SHOULD NOT BE CONSIDERED AN APPRAISAL OR OPINION OF VALUE. In making any decision that relies upon my work, you should know that I have NOT followed the guidelines for development of an appraisal or analysis contained in the Uniform Standards of Professional Appraisal Practice of the Appraisal Foundation.

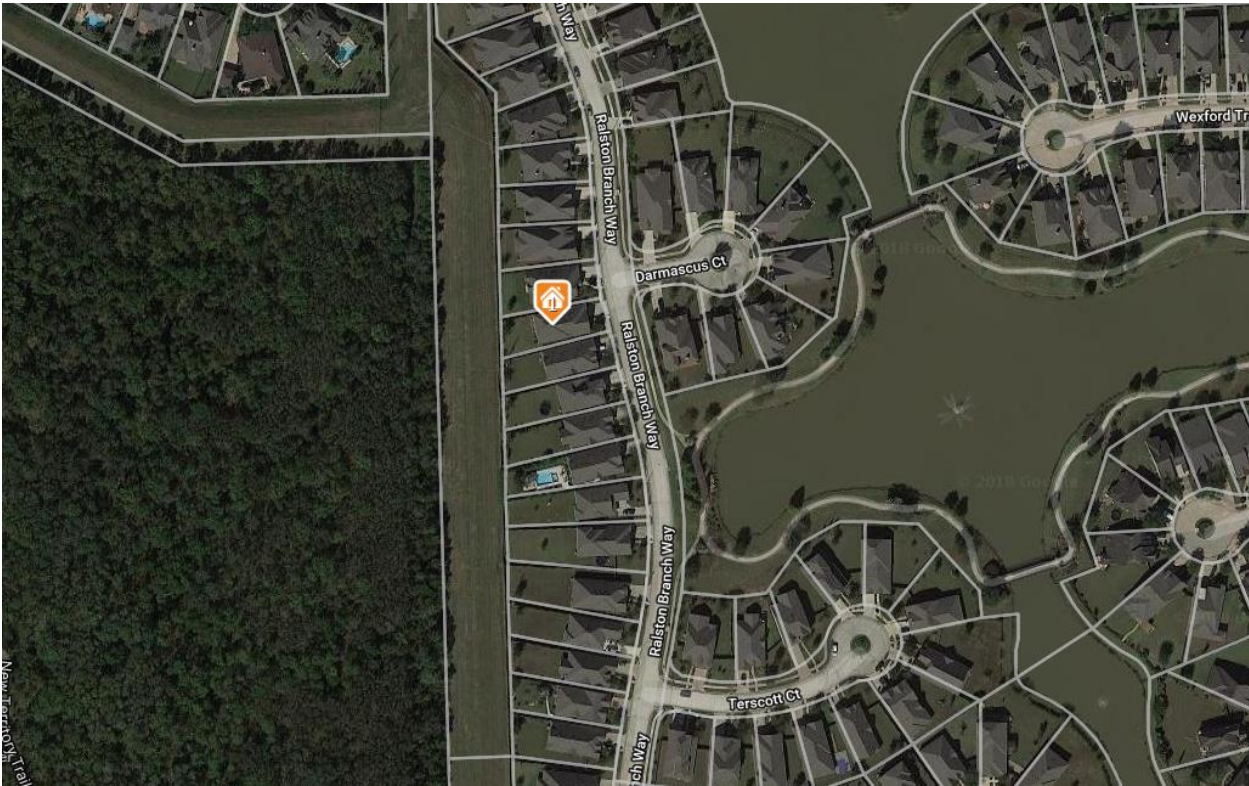
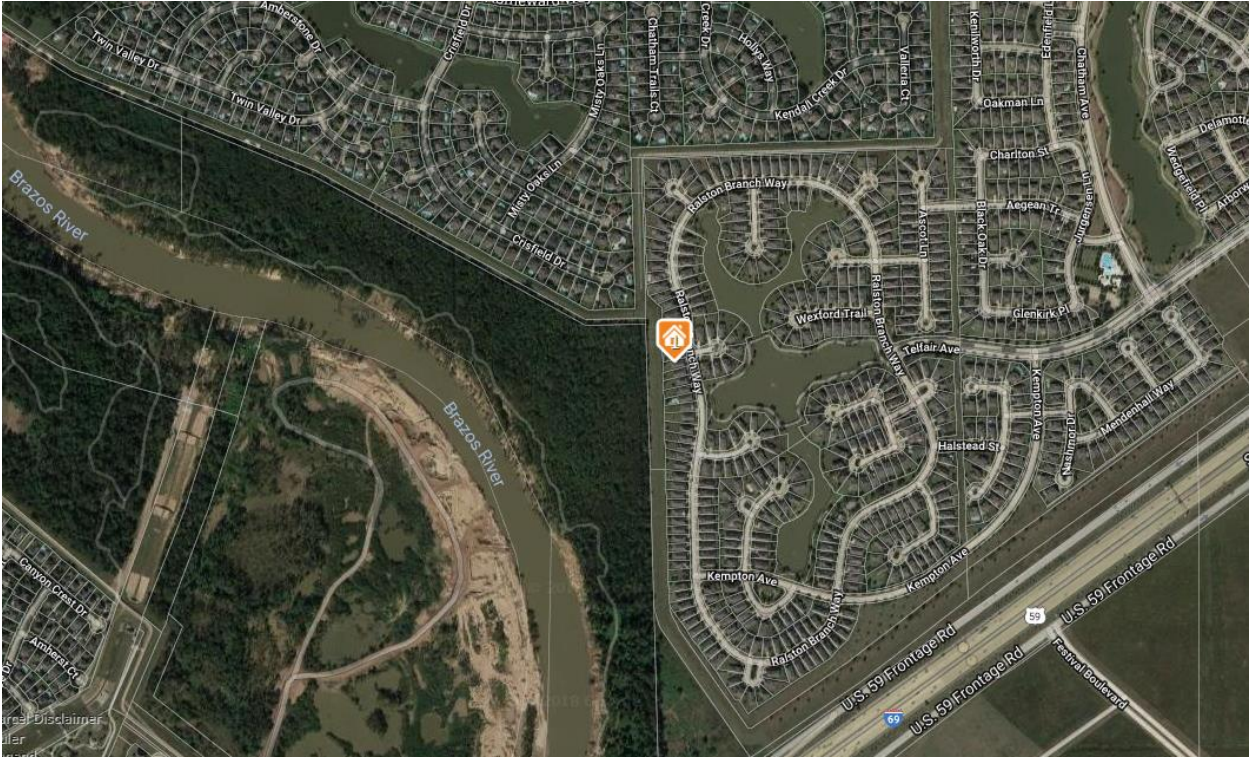
Summary of all sales activity in Telfair in past 6 months on MLS...

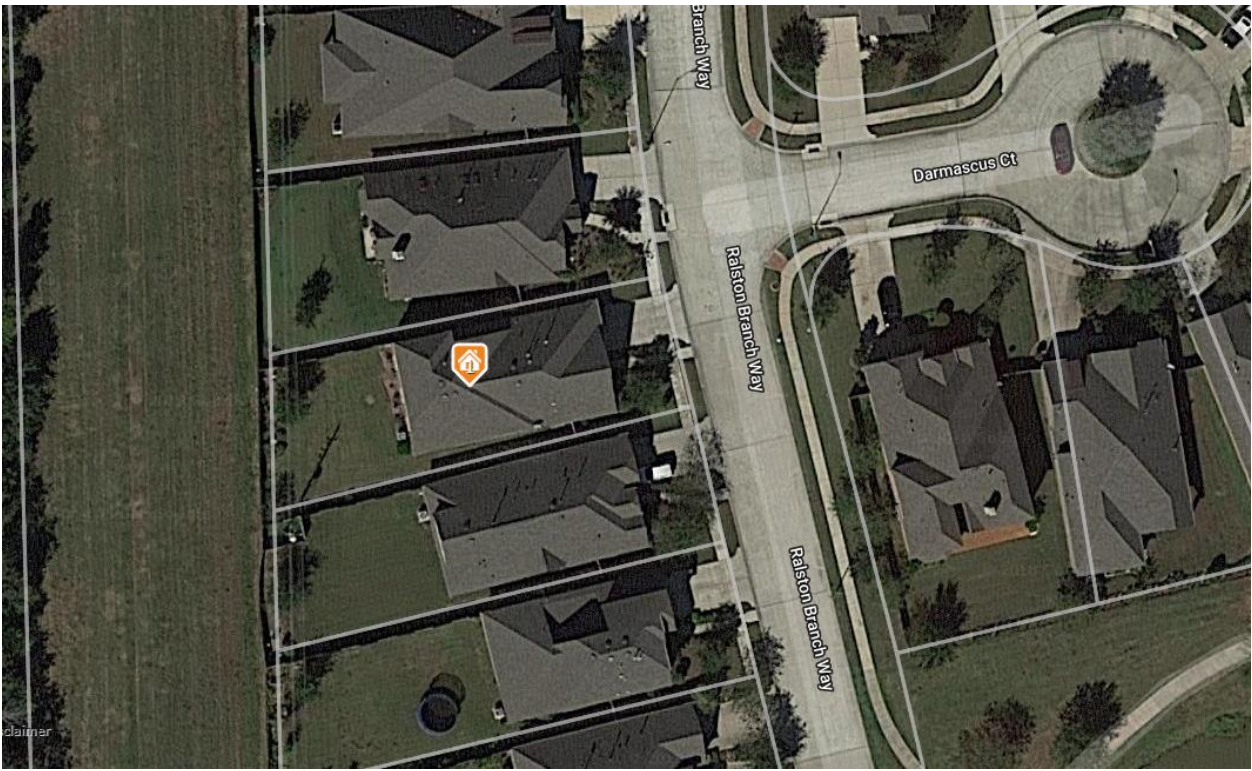
Market Analysis																			
Status: Active (27)																			
Property Type: Single-Family (27)																			
	SqFt	BD	FB	HB	Yr Built	Acres	Lot Size	List Price	LP/SqFt	LP/Acre	Sale Price	Close Price Adj	SP/SqFt	Price Sq Ft Adj Sold	SP/Acre	SP/LP%	SP/OLP%	DOM	CDOM
Min	2,268	3	2		2006	0.15	6,325	\$352,000	\$133.72	\$1,913,428.43	-	-	-	-	-	-	-	6	6
Max	10,197	6	7	2	2012	0.32	19,620	\$2,499,880	\$245.16	\$3,835,103.06	-	-	-	-	-	-	-	222	333
Avg	4,123	5	3	1	2009	0.22	9,973	\$681,162	\$157.43	\$2,822,717.28	-	-	-	-	-	-	-	75	119
Median	3,920	5	3	1	2009	0.22	9,025	\$568,000	\$148.96	\$2,701,915.07	-	-	-	-	-	-	-	66	106
Status: Pend Cont to Show (1)																			
Property Type: Single-Family (1)																			
	SqFt	BD	FB	HB	Yr Built	Acres	Lot Size	List Price	LP/SqFt	LP/Acre	Sale Price	Close Price Adj	SP/SqFt	Price Sq Ft Adj Sold	SP/Acre	SP/LP%	SP/OLP%	DOM	CDOM
Min	2,294	4	2		2006	0.19	8,459	\$349,999	\$152.57	\$1,802,260.56	-	-	-	-	-	-	-	104	104
Max	2,294	4	2		2006	0.19	8,459	\$349,999	\$152.57	\$1,802,260.56	-	-	-	-	-	-	-	104	104
Avg	2,294	4	2		2006	0.19	8,459	\$349,999	\$152.57	\$1,802,260.56	-	-	-	-	-	-	-	104	104
Median	2,294	4	2		2006	0.19	8,459	\$349,999	\$152.57	\$1,802,260.56	-	-	-	-	-	-	-	104	104
Status: Pending (3)																			
Property Type: Single-Family (3)																			
	SqFt	BD	FB	HB	Yr Built	Acres	Lot Size	List Price	LP/SqFt	LP/Acre	Sale Price	Close Price Adj	SP/SqFt	Price Sq Ft Adj Sold	SP/Acre	SP/LP%	SP/OLP%	DOM	CDOM
Min	2,691	3	3		2007	0.15	6,442	\$429,990	\$153.12	\$2,464,197.53	-	-	-	-	-	-	-	30	59
Max	3,383	4	3	1	2012	0.20	8,822	\$518,000	\$162.38	\$2,907,302.23	-	-	-	-	-	-	-	112	112
Avg	3,049	3	3		2010	0.18	7,808	\$482,330	\$158.43	\$2,712,372.14	-	-	-	-	-	-	-	67	90
Median	3,073	3	3		2010	0.19	8,160	\$499,000	\$159.79	\$2,765,616.66	-	-	-	-	-	-	-	59	99
Status: Sold (60)																			
Property Type: Single-Family (60)																			
	SqFt	BD	FB	HB	Yr Built	Acres	Lot Size	List Price	LP/SqFt	LP/Acre	Sale Price	Close Price Adj	SP/SqFt	Price Sq Ft Adj Sold	SP/Acre	SP/LP%	SP/OLP%	DOM	CDOM
Min	1,769	2	2		2006	0.14	6,133	\$295,000	\$123.30	\$1,306,285.26	\$280,000	\$279,000	\$118.47	\$91.20	\$1,325,132.79	87.67%	82.74%	2	2
Max	5,574	6	6	1	2013	0.36	19,978	\$1,095,000	\$196.45	\$4,708,894.88	\$960,000	\$960,000	\$176.91	\$176.91	\$4,582,210.24	105.69%	105.69%	407	473
Avg	3,549	4	3	1	2009	0.21	9,448	\$537,534	\$150.94	\$2,497,123.09	\$522,047	\$521,082	\$146.92	\$146.14	\$2,429,729.90	97.39%	95.85%	55	106
Median	3,547	4	3	1	2009	0.20	8,750	\$492,450	\$151.67	\$2,463,656.75	\$486,250	\$486,250	\$146.53	\$146.09	\$2,430,536.70	97.94%	96.60%	34	54

Location



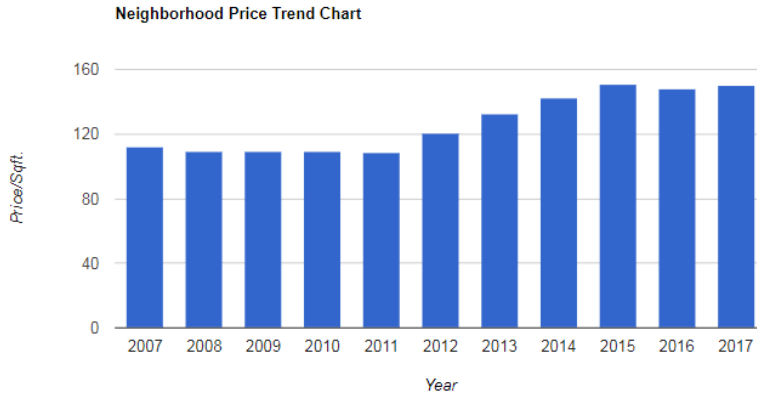
Aerial Views





Neighborhood Info

Price Trend Based on MLS Sold Data



Tax Year	Med. Price/SQFT	# of Sold
2007	112.23	89
2008	109.68	160
2009	109.14	159
2010	109.49	174
2011	108.73	180
2012	121.00	169
2013	132.96	195
2014	142.90	105
2015	151.00	94
2016	148.19	91
2017	150.16	106

[View More](#)

Telfair neighborhood is located in city (77479 zipcode) which is part of Fortbend county. Telfair has 2,899 single family properties with 3,578 Median Square Feet. The median year built is 2009. The home values ranges between \$357 - \$707 K and you can view the square feed price change data since 1998. The median sold price/sqft is \$148.19 while the median appraised value is \$ 138.84/ sqft. View homes for Sale/Rent in Telfair and also see the homes which are trending, foreclosed, new homes and much more.

Quick overview of current real estate market:

- Telfair has 24 homes for sale with average list price \$ 681,349.
- Telfair has 13 homes for rent with average list price \$ 2,873.

Telfair 2017 Facts

County / Zip Code	Fortbend / 77479
Single Family Properties	2,899
Average Bedrooms	4.16
Average Baths	3.16
Median Square Feet	3,578
Median Lot Square Feet	9,620
Median Year Built	2009
Median Appraised Value	\$ 490,900
Median Market Value	\$ 490,900
Neighborhood Value Range	\$357 - \$707 K
Median Sold Price / SqFt.	\$ 148.19
Median Appraised Value / SqFt.	\$ 138.84

Telfair Tax Rate

Tax Type	Tax Name	Tax Rate
CITY	CITY OF SUGAR LAND	0.32%
COUNTY	FT BEND CO GEN	0.45%
DRAINAGE DISTRICT	FORT BEND DRNG	0.02%
INDEPENDENT SCHOOL DISTRICT	FORT BEND ISD	1.32%
LEVEE IMPROVEMENT DISTRICT	FT BEND LID 17	0.57%
MUNICIPAL UTILITY DISTRICT	FT BEND MUD 137	0.42%
MUNICIPAL UTILITY DISTRICT	FT BEND MUD 138	0.42%
MUNICIPAL UTILITY DISTRICT	FT BEND MUD 139	0.41%

Source: https://www.har.com/pricetrends/6723_telfair

NOTE

Also go to <http://www.ciaservices.com/cia-community-documents.php?id=474> to view the Covenants, Conditions, & Restrictions details on the Homeowner's Association Website.

Neighborhood Sales Stats

Months of inventory

As of 10/08/2018

Criteria: Property Type is 'Single-Family'
Master Planned Community is 'Telfair'

Months of Inventory	Sold Date - Previous 12 Months		Current Active Data	
	Number Sold	Average Price	Number Active	Average Price
3.4	96	\$528,618	27	\$681,162



Time frame is from Jan 2008 to Sep 2018
 Legal Subdivision is 'TELFAIR'
 Property Type is 'Single-Family'
 Results calculated from 1,435 listings

School: Elementary

Cornerstone Elementary School Unclaimed ?

1800 Chatham Avenue, Sugar Land, TX 77479 | Fort Bend Independent School District | Contact info

10_{/10} New! ? GREATSCHOOLS RATING

REVIEWS **21** ★★★★★

GRADES **PK-5**

STUDENTS **1,069**

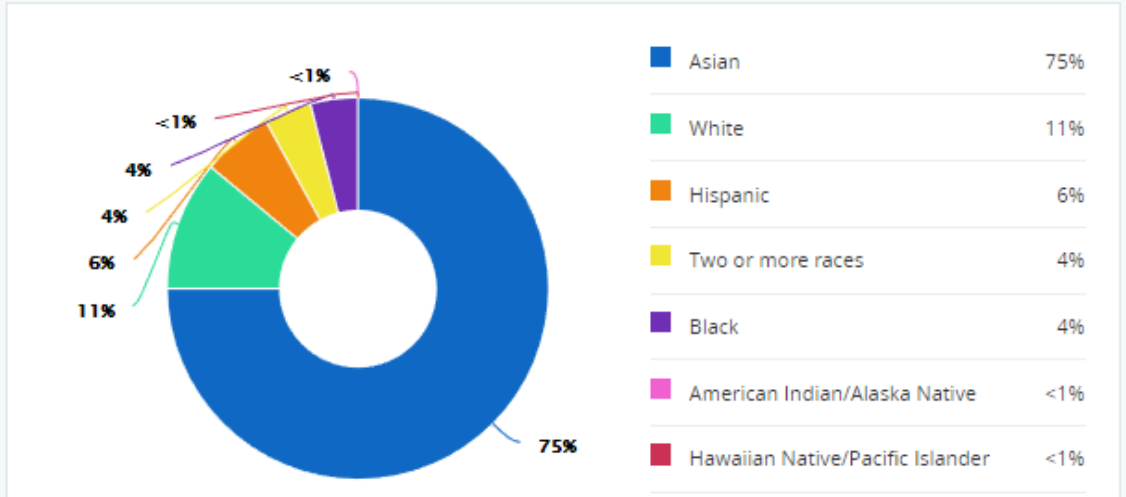
TYPE **Public**



Students

Share

Studies show that diversity in school leads to long-term benefits for students. Discover why!



Source: Greatschools.org

Cornerstone Elementary School

★★★★★ Met Standard (Based on 2017 STAAR Data)

Find school details, real estate for sale, real estate for rent and more near Cornerstone Elementary School



Write a Review

- Detail
- Student/Staff Statistics
- STAAR Statistics
- Map/Drive Time
- School Reviews

About Cornerstone Elementary School

School Summary

Cornerstone Elementary School is located at 1800 CHATHAM AVE, SUGAR LAND, TX, 77479. The school is part of FORT BEND ISD.

To contact the school, call (281) 634-6400.

Teachers

Cornerstone Elementary School employs 62 teachers, who have been with the school an average of 7 years. The teachers average 10 years of experience in teaching. The school currently has 1,087 students with a student to teacher ratio of 17.70 S/T. The special education division has 3 teachers assisting it. Cornerstone Elementary School also employs 8 education aids.



Enrollment	1089
Is Charter	No
School District:	FORT BEND ISD
Phone Number:	(281) 634-6400
Address:	1800 CHATHAM AVE , SUGAR LAND , 77479 Directions
County:	Fort Bend County
Accountability Rating of Cornerstone Elementary School:	Met Standard ★★★★★
Grade Span	KG - 05

Accountability Rating of Cornerstone Elementary School

4 / 4

Performance Index

★★★★★

[List](#) | [Chart View](#)

	School Index	Required
Student Achievement	96	60 60.00%
Student Progress	64	32 100.00%
Closing Performance Gaps	65	28 132.14%
Post-secondary Readiness	87	12 625.00%

6 / 7

Distinction Designations

Read/ELA	Mathematic
Science	Social Studies
Top 25% Student Progress	Post-secondary
Top 25% Closing Performance Gaps	

Cornerstone Elementary School Student / Staff Statistics



Student Statistics

Racial/Ethnic Group	Number	Percent
African American	32	2.94 %
Hispanic	55	5.06 %
White	105	9.66 %
Asian	842	77.46 %
Native American	5	0.46 %
Two or More Races	45	4.14 %
Total Students	1,087	100.00%
Economically Disadvantaged	30	2.76 %
Limited English Proficiency	279	25.67 %

Program	Number	Percent
Bilingual	249	22.91 %
Gifted & Talented	251	23.09 %
Special Education	33	3.04 %
Teacher Student Ratio		17.70 S/T

Staff Statistics

Experience	Number	Percent
Over 20 years	3	5.03%
10 - 20 years	23	37.34%
6 - 10 years	18	28.73%
1- 5 years	18	28.90%
Beginning Teacher	0	0.00%
Teacher Experience Average	10.30 yrs	
Teacher Tenure Average	7.00 yrs	

Teacher Type	Number	Percent
Total Teachers	62	100.00%
Female Teachers	56	90.10%
Male Teachers	6	9.74%
School Admin	3	
School Support	6	
Edu Aids	8	
Special Education	3	

Cornerstone Elementary School 2017 STAAR Statistics



Group	All Subjects	Read	Math	Science	SocStudies	Writing
ALL	96 %	96 %	97 %	98 %	. %	94 %
African American	82 %	86 %	79 %	100 %	. %	* %
Hispanic	89 %	96 %	88 %	83 %	. %	80 %
White	95 %	96 %	96 %	88 %	. %	94 %
Asian	97 %	96 %	98 %	99 %	. %	96 %
Two or More Races	97 %	96 %	96 %	100 %	. %	100 %
Economically Disadvantaged	76 %	80 %	75 %	* %	. %	* %
Male Students	96 %	96 %	97 %	98 %	. %	92 %
Female Students	97 %	96 %	97 %	98 %	. %	95 %
Special Education	73 %	74 %	68 %	* %	. %	75 %
Limited English Proficiency	86 %	84 %	90 %	85 %	. %	82 %

Source: HAR.com

School: Middle

Sartartia Middle School Unclaimed ?

8125 Homeward Way, Sugar Land, TX 77479 | Fort Bend Independent School District | [Contact info](#)

10 /10 New! [?](#)
GREATSCHOOLS RATING

REVIEWS
42 ★★☆☆

GRADES
6-8

STUDENTS
1,320

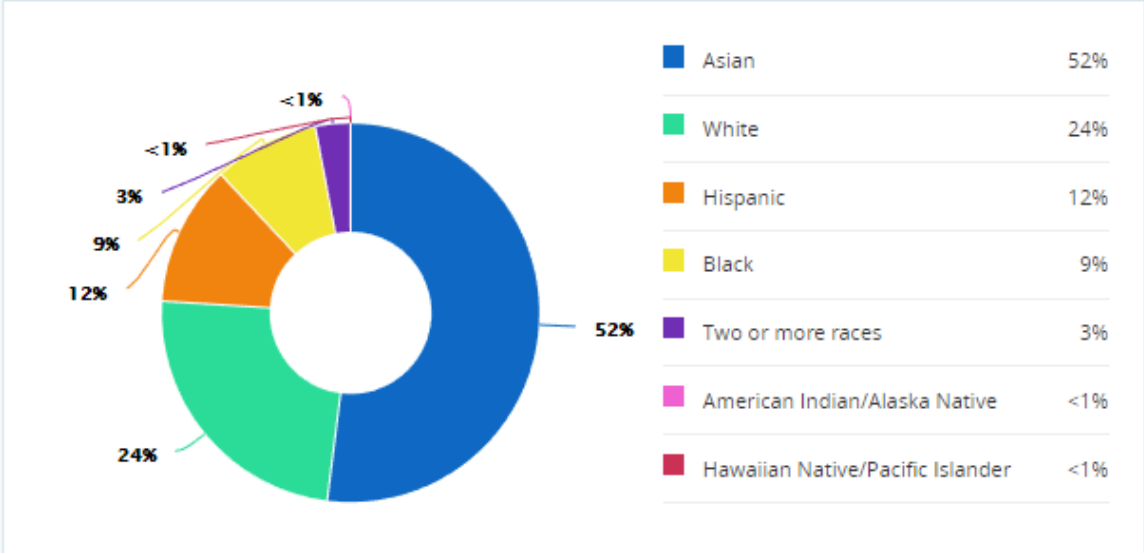
TYPE
Public



Students

[Share](#)

Studies show that diversity in school leads to long-term benefits for students. [Discover why!](#)



Source: Greatschools.org

Sartartia Middle School

★★★★★ Met Standard (Based on 2017 STAAR Data)

Find school details, real estate for sale, real estate for rent and more near Sartartia Middle School



Write a Review

- Detail
- Student/Staff Statistics
- STAAR Statistics
- Map/Drive Time
- School Reviews

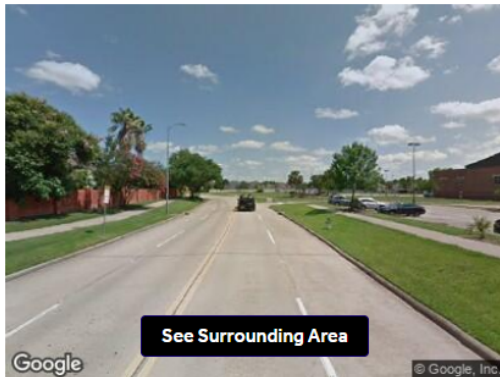
About Sartartia Middle School

School Summary

Sartartia Middle School is located at 8125 HOMEWARD WAY, SUGAR LAND, TX, 77479-5656. The school is part of FORT BEND ISD. To contact the school, call (281) 634-6310.

Teachers

Sartartia Middle School employs 66 teachers, who have been with the school an average of 9 years. The teachers average 11 years of experience in teaching. The school currently has 1,298 students with a student to teacher ratio of 19.60 S/T. The special education division has 4 teachers assisting it. Sartartia Middle School also employs 8 education aids.



Enrollment	1298
Is Charter	No
School District:	FORT BEND ISD
Phone Number:	(281) 634-6310
Address:	8125 HOMEWARD WAY , SUGAR LAND , 77479-5656 Directions
County:	Fort Bend County
Accountability Rating of Sartartia Middle School:	Met Standard ★★★★★
Grade Span	06 - 08

Accountability Rating of Sartartia Middle School

4 / 4

Performance Index

★★★★★

[List](#) | [Chart View](#)

	School Index	Required
Student Achievement	96	60 60.00%
Student Progress	50	30 66.67%
Closing Performance Gaps	60	26 130.77%
Post-secondary Readiness	77	13 492.31%

5 / 7

Distinction Designations

Read/ELA	Mathematic
Science	Social Studies
Top 25% Student Progress	Post-secondary
Top 25% Closing Performance Gaps	

Student Statistics

Racial/Ethnic Group	Number	Percent
African American	104	8.01 %
Hispanic	154	11.86 %
White	301	23.19 %
Asian	702	54.08 %
Native American	3	0.23 %
Two or More Races	34	2.62 %
Total Students	1,298	100.00%
Economically Disadvantaged	114	8.78 %
Limited English Proficiency	76	5.86 %

Program	Number	Percent
Bilingual	72	5.55 %
Gifted & Talented	173	13.33 %
Special Education	59	4.55 %
Teacher Student Ratio		19.60 S/T

Staff Statistics

Experience	Number	Percent
Over 20 years	6	9.53%
10 - 20 years	26	39.94%
6 - 10 years	19	29.35%
1- 5 years	12	18.15%
Beginning Teacher	2	3.03%
Teacher Experience Average	11.40 yrs	
Teacher Tenure Average	9.00 yrs	

Teacher Type	Number	Percent
Total Teachers	66	100.00%
Female Teachers	53	79.73%
Male Teachers	13	20.12%
School Admin	3	
School Support	8	
Edu Aids	8	
Special Education	4	

Sartartia Middle School 2017 STAAR Statistics



Group	All Subjects	Read	Math	Science	Soc Studies	Writing
ALL	96 %	95 %	97 %	95 %	97 %	94 %
African American	89 %	88 %	90 %	88 %	93 %	86 %
Hispanic	92 %	95 %	92 %	87 %	94 %	89 %
White	96 %	96 %	98 %	97 %	98 %	93 %
Asian	98 %	96 %	99 %	97 %	97 %	98 %
Two or More Races	96 %	95 %	98 %	100 %	94 %	92 %
Economically Disadvantaged	89 %	88 %	90 %	88 %	94 %	88 %
Male Students	95 %	94 %	97 %	93 %	96 %	91 %
Female Students	97 %	97 %	97 %	98 %	97 %	98 %
Special Education	63 %	56 %	72 %	56 %	63 %	63 %
Limited English Proficiency	69 %	61 %	84 %	50 %	57 %	70 %

Source: HAR.com

School: High School

Clements High School Unclaimed ?

4200 Elkins Road, Sugar Land, TX 77479 | Fort Bend Independent School District | [Contact info](#)

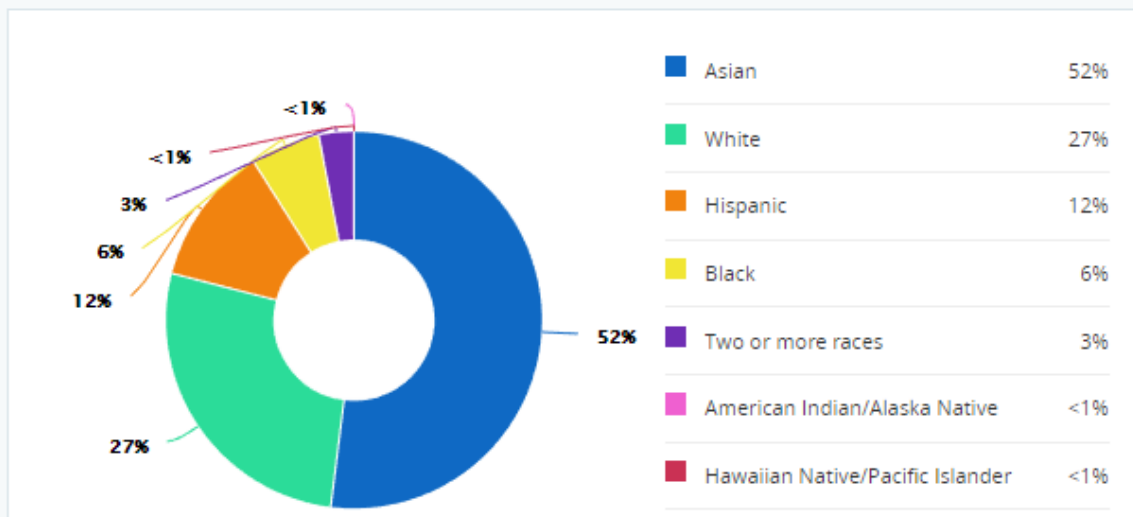
9/10 New! ? GREATSCHOOLS RATING | REVIEWS **77** ★★★★★ | GRADES **9-12** | STUDENTS **2,455** | TYPE **Public**



Students

[Share](#)

Studies show that diversity in school leads to long-term benefits for students. [Discover why!](#)



Source: Greatschools.org

Clements High School

★★★★★ Met Standard (Based on 2017 STAAR Data)

Find school details, real estate for sale, real estate for rent and more near Clements High School



Write a Review

- Detail
- Student/Staff Statistics
- STAAR Statistics
- Map/Drive Time
- School Reviews

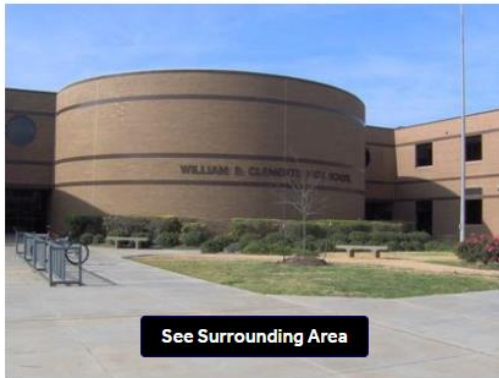
About Clements High School

School Summary

Clements High School is located at 4200 ELKINS DR, SUGAR LAND, TX, 77479-2403. The school is part of FORT BEND ISD. To contact the school, call (281) 634-2150.

Teachers

Clements High School employs 129 teachers, who have been with the school an average of 9 years. The teachers average 12 years of experience in teaching. The school currently has 2,496 students with a student to teacher ratio of 19.30 S/T. The special education division has 9 teachers assisting it. Clements High School also employs 17 education aids.



Enrollment	2499
Is Charter	No
School District:	FORT BEND ISD
Phone Number:	(281) 634-2150
Address:	4200 ELKINS DR , SUGAR LAND , 77479-2403 Directions
County:	Fort Bend County
Accountability Rating of Clements High School:	Met Standard ★★★★★
Grade Span	09 - 12

Accountability Rating of Clements High School

4 / 4

Performance Index

★★★★★

[List](#) | [Chart View](#)

	School Index	Required	
Student Achievement	95	60	58.33%
Student Progress	42	17	147.06%
Closing Performance Gaps	68	30	126.67%
Post-secondary Readiness	90	60	50.00%

7 / 7

Distinction Designations

Read/ELA

Science

Top 25% Student Progress

Top 25% Closing Performance Gaps

Mathematic

Social Studies

Post-secondary

Clements High School Student / Staff Statistics



Student Statistics

Racial/Ethnic Group	Number	Percent
African American	135	5.41 %
Hispanic	294	11.78 %
White	641	25.68 %
Asian	1,342	53.77 %
Native American	10	0.40 %
Two or More Races	73	2.92 %
Total Students	2,496	100.00%
Economically Disadvantaged	207	8.29 %
Limited English Proficiency	128	5.13 %

Program	Number	Percent
Bilingual	120	4.81 %
Gifted & Talented	582	23.32 %
Special Education	122	4.89 %
Teacher Student Ratio		19.30 S/T

Staff Statistics

Experience	Number	Percent
Over 20 years	27	20.76%
10 - 20 years	31	23.70%
6 - 10 years	33	25.17%
1- 5 years	32	25.10%
Beginning Teacher	7	5.27%
Teacher Experience Average	12.20 yrs	
Teacher Tenure Average	9.40 yrs	

Teacher Type	Number	Percent
Total Teachers	129	100.00%
Female Teachers	79	61.27%
Male Teachers	50	38.73%
School Admin	6	
School Support	17	
Edu Aids	17	
Special Education	9	

Clements High School 2017 STAAR Statistics



Group	All Subjects	Read	Math	Science	SocStudies	Writing
ALL	95 %	92 %	95 %	98 %	98 %	. %
African American	90 %	84 %	88 %	91 %	100 %	. %
Hispanic	93 %	91 %	89 %	98 %	96 %	. %
White	95 %	91 %	96 %	97 %	98 %	. %
Asian	97 %	95 %	98 %	99 %	99 %	. %
Two or More Races	93 %	85 %	100 %	100 %	100 %	. %
Economically Disadvantaged	89 %	83 %	90 %	97 %	94 %	. %
Male Students	94 %	90 %	94 %	97 %	98 %	. %
Female Students	97 %	95 %	96 %	99 %	99 %	. %
Special Education	65 %	53 %	69 %	83 %	75 %	. %
Limited English Proficiency	75 %	64 %	88 %	84 %	85 %	. %

Source: HAR.com

School District

Fort Bend ISD



★★★★ Met Standard (Based on 2017 STAAR Data)

Find school details, real estate for sale, real estate for rent and more near Fort Bend ISD

[District Information](#) [Student Statistics](#) [Staff Statistics](#) [STAAR Statistics](#) [2016 Graduates](#)

Welcome to the Fort Bend ISD school district detail page. Here you can find information on various school districts in Texas such as: contact information, student, staff and TAKS statistics as well as graduate information. Fort Bend ISD is located at 16431 LEXINGTON BLVD, SUGAR LAND, 77479-2308 in [View FORT BEND COUNTY County](#).

District Information



**Number of
Students**



**Number of
Teachers / Staff**



**Number of
Campuses**

16431 LEXINGTON BLVD, SUGAR LAND, 77479-2308

[Directions](#)

Phone: (281) 634-1000

[View FORT BEND COUNTY County](#)

[Information](#)

Email: Charles.Dupre@fortbendisd.com

Website: [Visit Website](#)

[View 77 Campuses in Fort Bend ISD](#)

[View List of Schools District in FORT BEND COUNTY County](#)



Student Statistics

Racial/Ethnic Group	Number	Percent	Grades	Pct
African American	20,464	27.6%	EE	0.2%
Hispanic	19,500	26.3%	PK	1.6%
White	12,679	17.1%	G01	6.9%
Asian	18,981	25.6%	G02	7.2%
Native American	297	0.4%	G03	7.4%
Two or More Races	2,076	2.8%	G04	7.5%
Total Students	74,146	100%	G05	7.5%
Eco Disadvantaged	27,656	37.3%	G06	7.7%
Limited English Proficiency	12,012	16.2%	G07	7.8%
Program	Count	Pct	G08	8.0%
Bilingual	11,418	15.4%	G09	8.6%
Gifted & Talented	5,413	7.3%	G10	8.3%
Special Education	4,968	6.7%	G11	7.9%
Vocational	17,128	23.1%	G12	7.2%
Teacher Student Ratio	16.50 S/T			

Staff Statistics

Staff

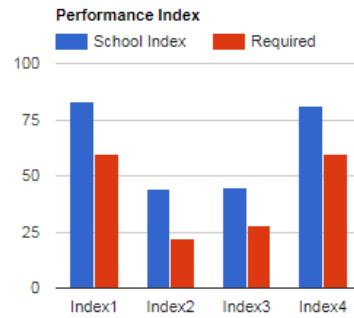
Group	Count	Pct
Teachers	4,461	49.70%
School Admin	228	2.54%
Central Admin	31	0.34%
Teachers		
By Ethnicity		
By Ethnicity	Count	Pct
African American	1,316	29.5%
Hispanic	633	14.2%
White	2,177	48.8%
Asian	228	5.1%
Two or More Races	94	2.1%
By Experience		
By Experience	Count	Pct
Over 20 years	602	13.5%
11 - 20 years	1,392	31.2%
6 - 10 years	986	22.1%
1- 5 years	1,236	27.7%
Beginning Teacher	245	5.5%

Group	Count	Pct
Professional Support	1,075	11.98%
Education Aide	718	8.00%
Total Auxiliary Staff	2,463	27.44%
Total Staff	8,976	100%
By Degree		
By Degree	Count	Pct
No Degree	36	0.8%
Bachelors	3,172	71.1%
Masters	1,205	27.0%
Doctorate	54	1.2%
By Program		
By Program	Count	Pct
Bilingual / ESL		4.7%
Career & Technology		4.0%
Gifted & Talented		1.8%
Special Education		6.8%
Regular		79.0%

2017 STAAR Statistics



Group	All Subjects	Read	Math	Science	Soc Studies	Writing
ALL	83%	80%	85%	85%	86%	75%
African American	74%	71%	76%	76%	78%	65%
Hispanic	75%	71%	79%	78%	80%	63%
White	91%	91%	93%	94%	94%	84%
Asian	95%	93%	97%	95%	96%	93%
Two or More Races	88%	87%	90%	90%	90%	82%
Economically Disadvantaged	71%	68%	75%	74%	76%	60%
Male Students	80%	77%	84%	84%	86%	70%
Female Students	85%	84%	87%	85%	86%	80%
Special Education	43%	38%	46%	48%	48%	36%





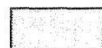
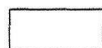

Index1: Student Achievement
 Index2: Student Progress
 Index3: Closing Performance Gaps
 Index4: Post-secondary Readiness

Source: Har.com at https://www.har.com/school_district/fort-bend-isd_079907

Flood Information

LEGEND

	SPECIAL FLOOD HAZARD AREAS INUNDATED BY 100-YEAR FLOOD
ZONE A	No base flood elevations determined.
ZONE AE	Base flood elevations determined.
ZONE AH	Flood depths of 1 to 3 feet (usually areas of ponding); base flood elevations determined.
ZONE AO	Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.
ZONE A99	To be protected from 100-year flood by Federal flood protection system under construction; no base elevations determined.
ZONE V	Coastal flood with velocity hazard (wave action); no base flood elevations determined.
ZONE VE	Coastal flood with velocity hazard (wave action); base flood elevations determined.
























	FLOODWAY AREAS IN ZONE AE
	OTHER FLOOD AREAS
	ZONE X Areas of 500-year flood; areas of 100-year flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 100-year flood.
	OTHER AREAS
	ZONE X Areas determined to be outside 500-year floodplain.
	ZONE D Areas in which flood hazards are undetermined.

National Flood Hazard Layer FIRMette




Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

	Without Base Flood Elevation (BFE) <i>Zone A, V, A99</i>
	With BFE or Depth <i>Zone AE, AO, AH, VE, AR</i>
	Regulatory Floodway
	0.2% Annual Chance Flood Hazard. Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile <i>Zone X</i>
	Future Conditions 1% Annual Chance Flood Hazard <i>Zone X</i>
	Area with Reduced Flood Risk due to Levee. See Notes. <i>Zone X</i>
	Area with Flood Risk due to Levee <i>Zone D</i>
	Area of Minimal Flood Hazard <i>Zone X</i>
	Effective LOMRs
	Area of Undetermined Flood Hazard <i>Zone D</i>
	Channel, Culvert, or Storm Sewer
	Levee, Dike, or Floodwall
	Cross Sections with 1% Annual Chance Water Surface Elevation
	Coastal Transect
	Base Flood Elevation Line (BFE)
	Limit of Study
	Jurisdiction Boundary
	Coastal Transect Baseline
	Profile Baseline
	Hydrographic Feature
	Digital Data Available
	No Digital Data Available
	Unmapped

MAP PANELS

-  The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards.

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 10/15/2018 at 10:53:49 AM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and undetermined areas cannot be used for regulatory purposes.

Source:

<https://msc.fema.gov/portal/search?AddressQuery=1707%20ralston%20branch%20way%2C%2077479#searchresultsanchor>

Sex Offenders

