

Presentation to Community Development Committee

Public School Concurrency

February 14, 2008

School Concurrency

Senate Bill 360 (2005 Legislature)

- **Requirement that public school facilities needed to serve new residential development be in place prior to or concurrent with the impacts of the development**

Why School Concurrency?

- **Ensure community adequately served with schools**
- **Coordinate school plans and local plans**
- **Link land use and capital planning for schools**
- **Link development approvals and school capacity**

Key Documents for School Concurrency

- **Interlocal Agreement for Public School Facility Planning**
(Update of September 1, 2006 Agreement)

- **Comprehensive Plan**
 - **Public School Facilities Element**
 - **Capital Improvements Element**
 - **Intergovernmental Coordination Element**
 - **Future Land Use Element**
(Amend by July 1, 2008)

- **Local Government LDRs**

Alachua County Elected Officials Group

- Accepted School Concurrency Strategy (whitepaper) as presented at August 30th Meeting and directed Staff Workgroup to present to local governments.

Level of Service Standard

**100% of Permanent Program
Capacity for Elementary, Middle
and High Schools**

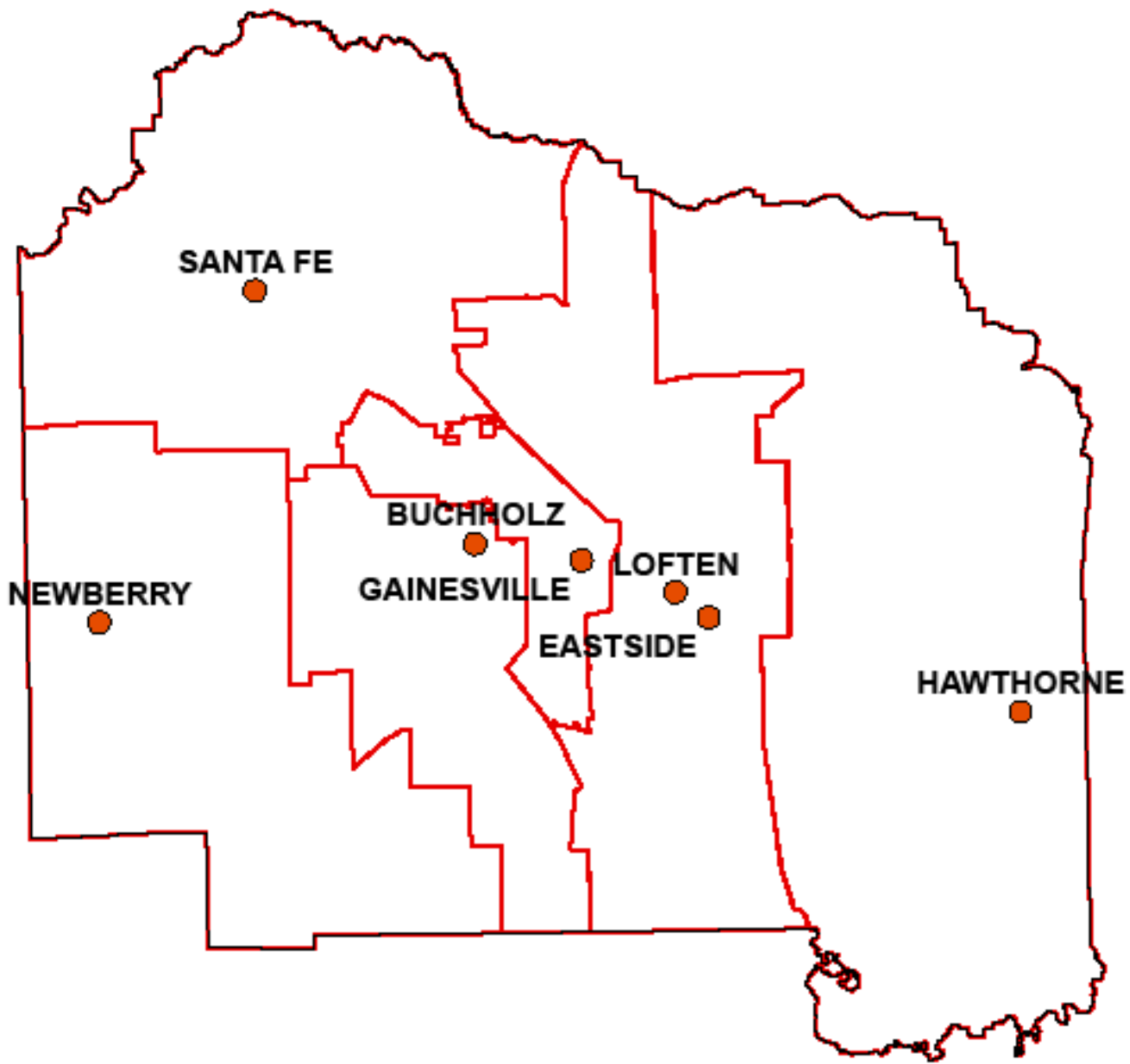
Concurrency Service Areas

- District-wide
- **Less Than District-wide**
 - School Attendance Zones
 - Community-based Concurrency Service Areas

High School

Community-Based Concurrency Service Areas

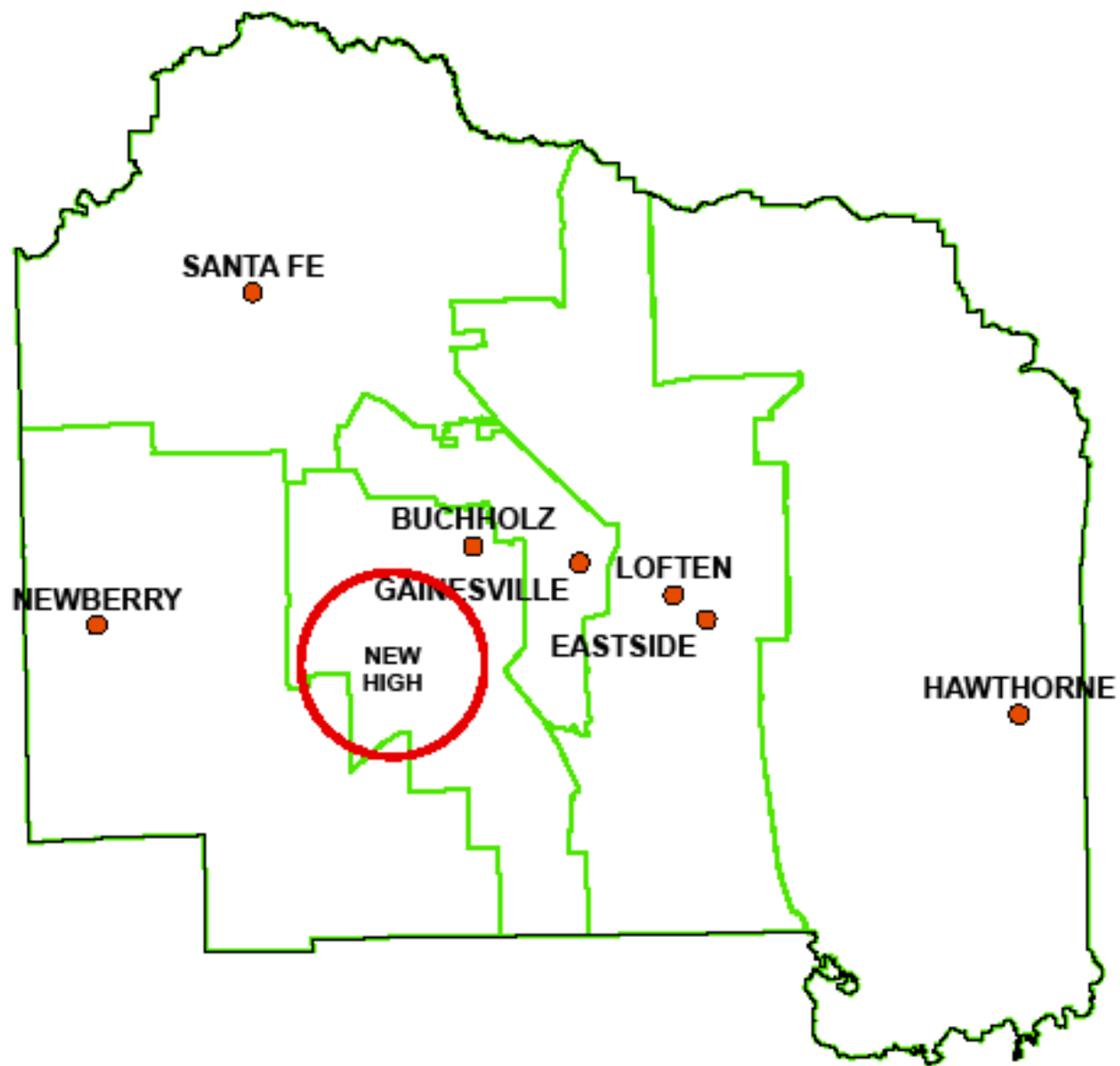
- Adaptation/Grouping of School Attendance Zones
 1. Municipal Reserve and Extra-territorial Areas
 2. Reduce Effect of “Adjacency Rule”
 3. Recognizable Geographic Features



**HIGH SCHOOLS & MODIFIED CONCURRENCY
SERVICE AREAS**

TABLE A3: HIGH SCHOOL CSAs- 5 YR PLAN: PROJECTED LEVEL OF SERVICE by YEAR

	2007-08	2008-09	2009-10	2010-11	2011-12
Buchholz CSA	110.5%	97.3%	92.9%	90.6%	87.1%
Eastside CSA	88.0%	80.9%	79.8%	79.9%	79.4%
Gainesville CSA	96.4%	90.4%	90.3%	91.2%	91.9%
Hawthorne CSA	56.4%	51.6%	50.8%	50.6%	50.2%
Newberry CSA	92.1%	89.9%	93.8%	94.6%	95.3%
Santa Fe CSA	116.9%	92.5%	76.2%	78.0%	79.0%
TOTAL HIGH SCHOOL	97.9%	88.0%	84.3%	84.3%	83.7%

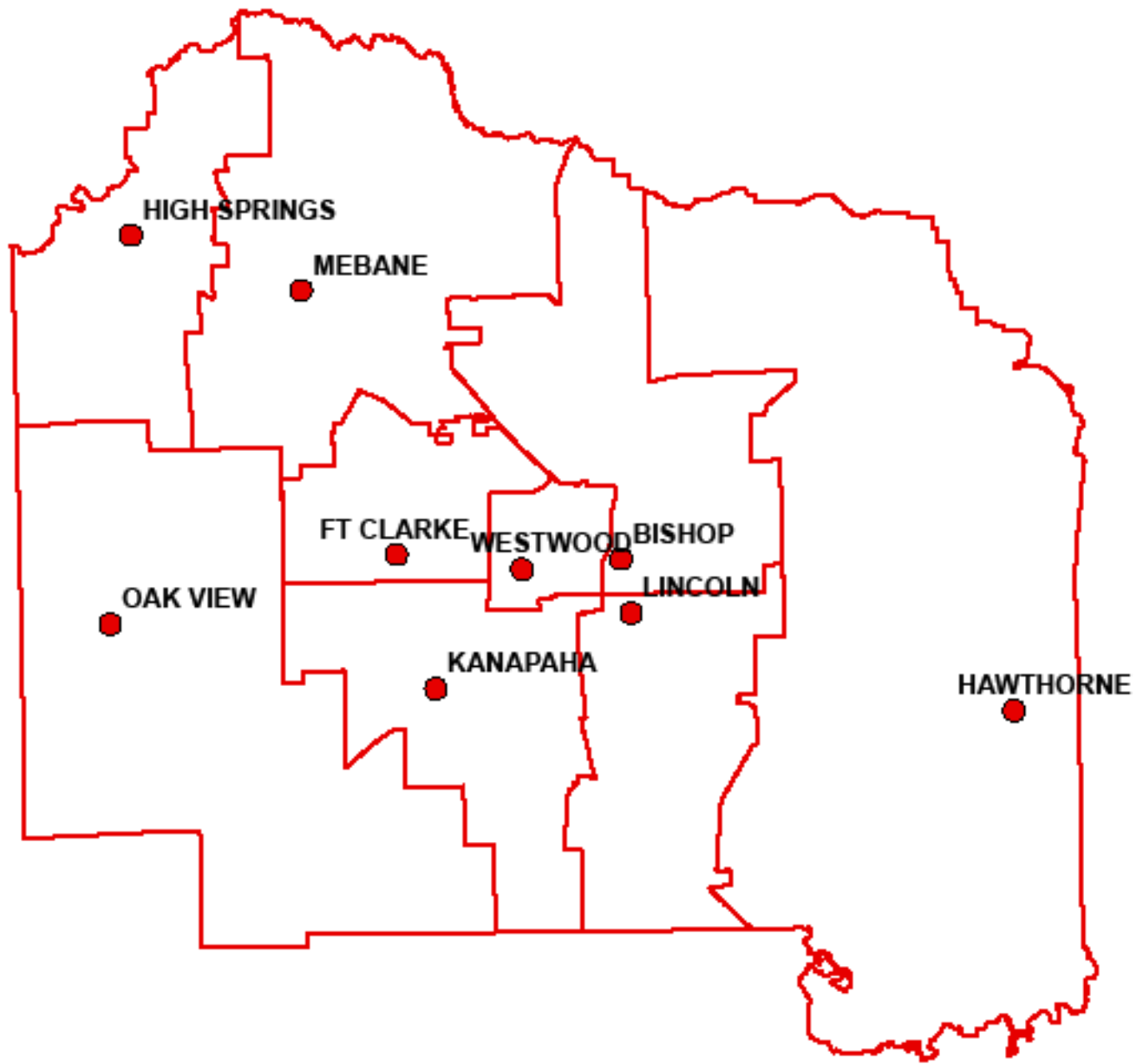


MAP 20: FUTURE CONDITIONS 20 YR HIGH

Middle School

Community-Based Concurrency Service Areas

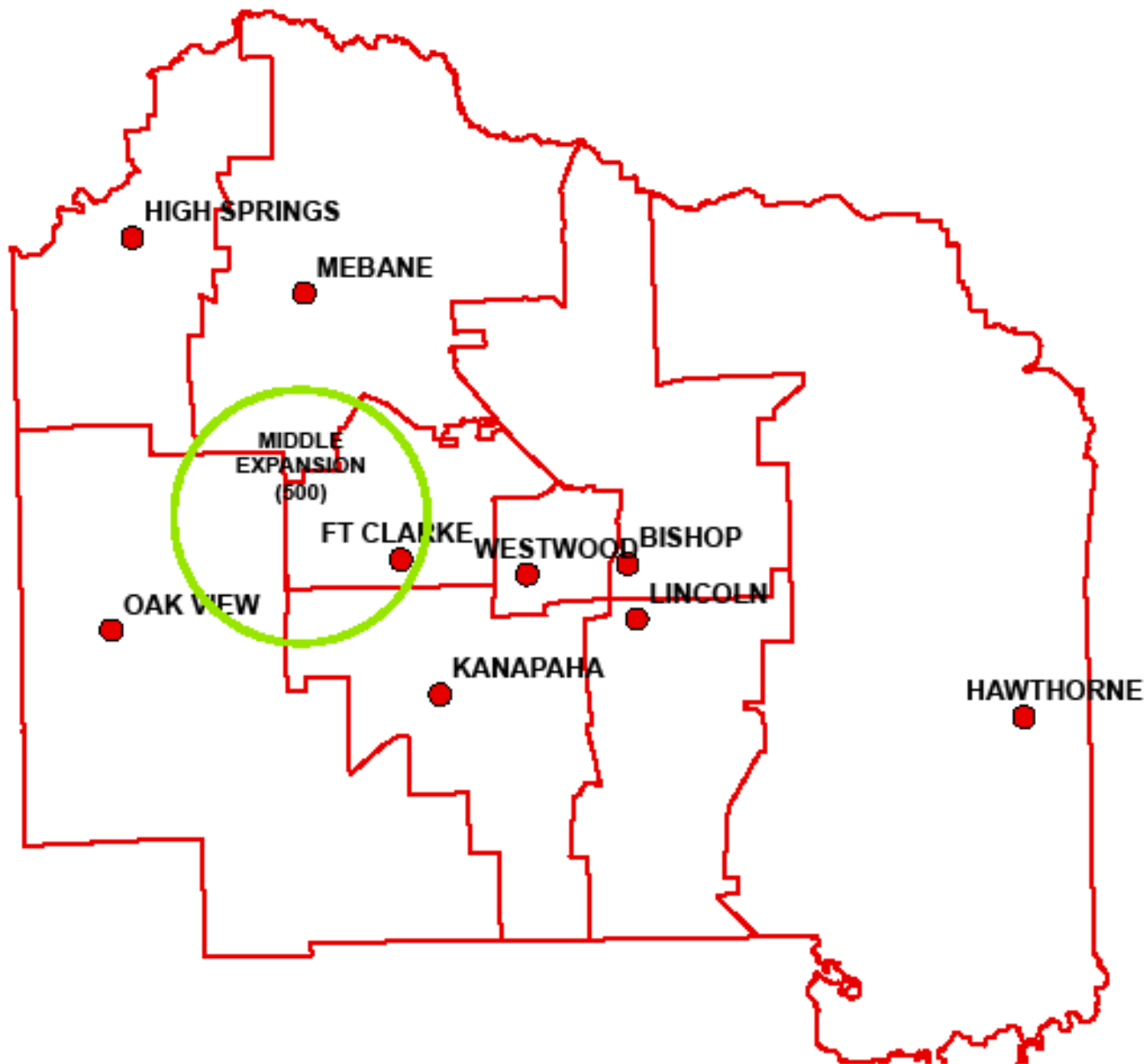
- Adaptation/Grouping of School Attendance Zones
 1. Municipal Reserve and Extra-territorial Areas
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**MIDDLE SCHOOLS & MODIFIED CONCURRENCY
SERVICE AREAS**

TABLE B3: MIDDLE SCHOOL CSAs - 5 YR PLAN: PROJECTED LEVEL OF SERVICE by YEAR

	2007-08	2008-09	2009-10	2010-11	2011-12
BISHOP CSA	68.9%	72.6%	74.2%	74.8%	77.5%
FORT CLARKE CSA	94.6%	83.5%	85.8%	86.7%	90.2%
HAWTHORNE CSA	72.9%	71.0%	67.1%	62.8%	59.7%
HIGH SPRINGS CSA	77.4%	81.7%	83.7%	84.5%	87.2%
KANAPAHA CSA	78.6%	88.1%	89.9%	90.6%	93.6%
LINCOLN CSA	67.8%	71.4%	73.1%	71.0%	76.2%
MEBANE CSA	58.3%	61.5%	62.8%	63.3%	65.5%
OAK VIEW CSA	49.9%	68.1%	73.4%	77.7%	84.0%
WESTWOOD CSA	79.4%	89.9%	91.8%	92.6%	95.7%
TOTAL MIDDLE SCHOOLS	72.4%	77.6%	79.5%	80.0%	83.3%

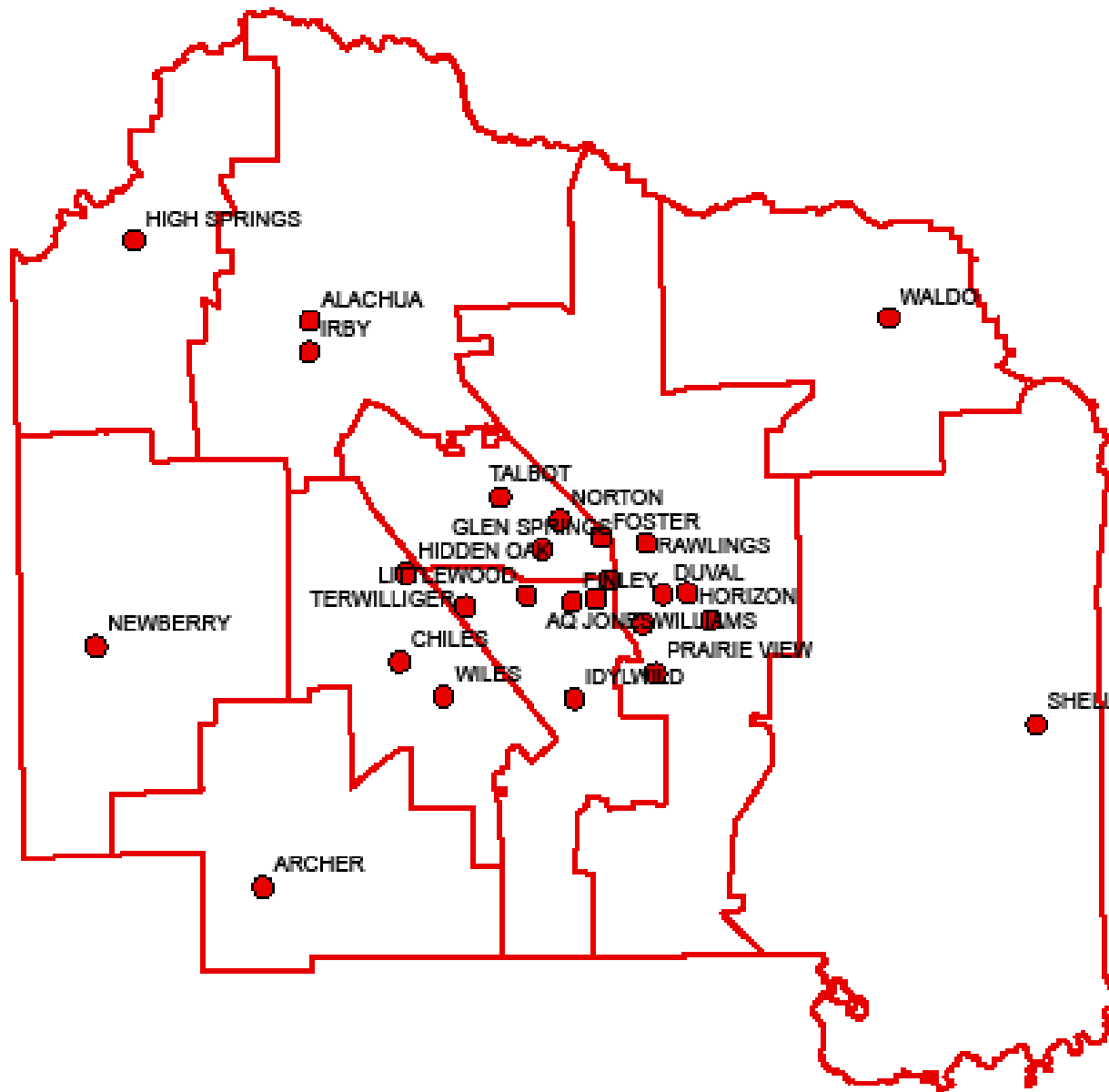


FUTURE CONDITIONS 20 YR MIDDLE

Elementary School

Community-Based Concurrency Service Areas

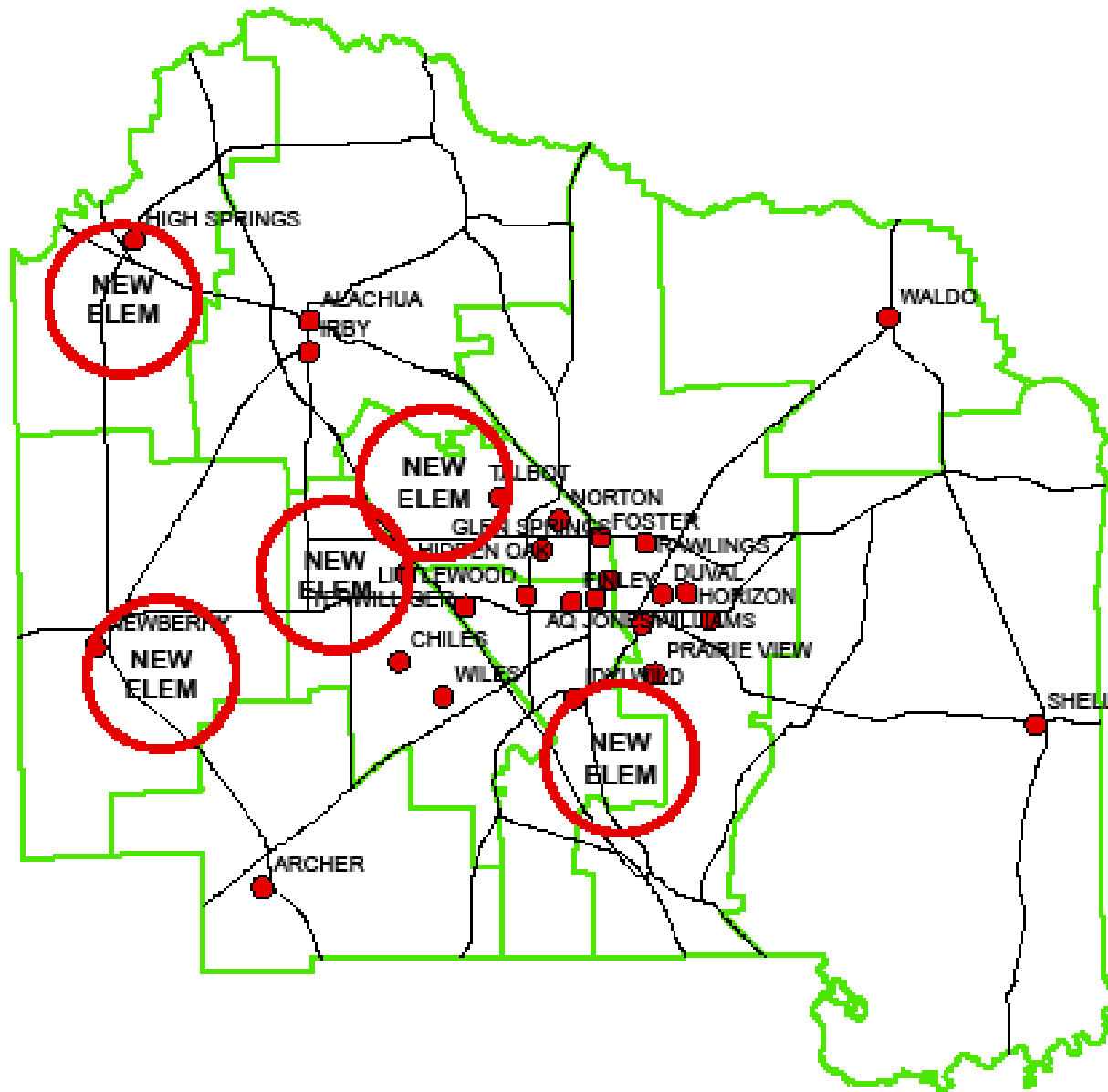
- Adaptation/Grouping of School Attendance Zones
 1. Municipal Reserve and Extra-territorial Areas
 2. Reduce Effect of “Adjacency Rule”
 3. Recognizable Geographic Features
 4. *Clustering of Elementary Schools within Urban Areas*



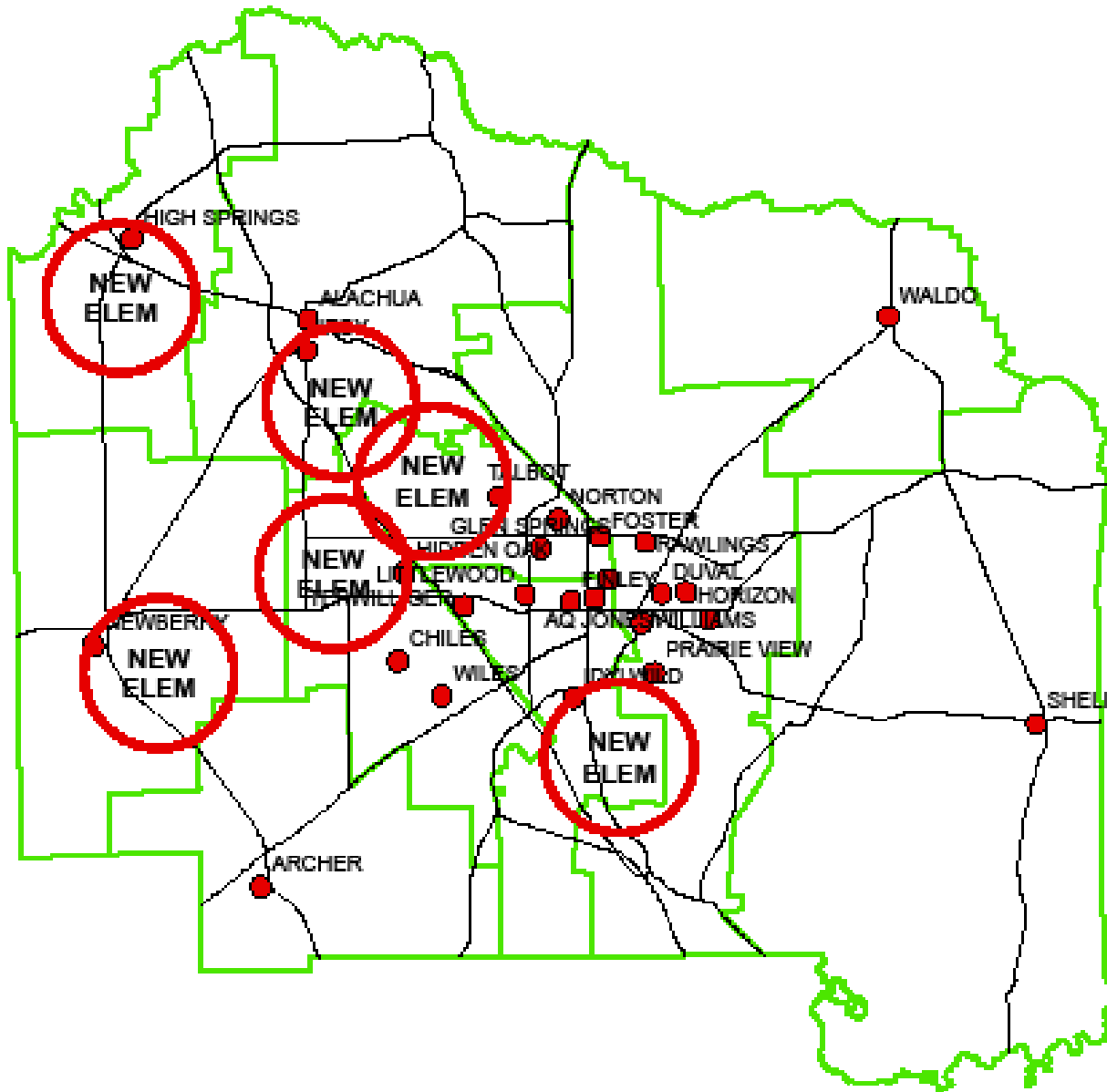
**ELEMENTARY SCHOOLS & MODIFIED
CONCURRENCY SERVICE AREAS**

**TABLE C3: ELEMENTARY SCHOOLS - 5 YR PLAN:
PROJECTED LEVEL OF SERVICE by YEAR**

	2007-08	2008-09	2009-10	2010-11	2011-12
ALACHUA CSA	81.1%	73.0%	73.8%	75.1%	76.3%
ARCHER CSA	73.3%	77.2%	78.1%	79.9%	80.5%
HAWTHORNE CSA	47.3%	49.7%	50.2%	50.9%	51.9%
HIGH SPRINGS CSA	106.3%	113.5%	116.0%	73.7%	74.4%
NEWBERRY CSA	110.9%	92.8%	91.0%	89.4%	87.8%
NORTHWEST GAINESVILLE CSA	92.6%	97.4%	96.5%	97.0%	98.1%
EAST GAINESVILLE CSA	75.9%	80.0%	82.7%	84.4%	85.3%
SOUTH GAINESVILLE CSA	87.3%	92.0%	93.0%	94.8%	96.0%
WALDO CSA	76.2%	80.1%	80.8%	82.3%	83.7%
WEST URBAN CSA	98.3%	104.4%	106.4%	111.9%	88.3%
TOTAL ELEMENTARY SCHOOLS	87.3%	89.9%	90.9%	90.5%	87.3%



FUTURE CONDITIONS 10 YR ELEMENTARY



FUTURE CONDITIONS 20 YR ELEMENTARY

Financial Feasibility & Tiered Level of Service Program (For Elementary Schools)

- Identify significant backlogged areas
- Establish “interim Level of Service Standard” for backlogged areas
- Develop financially feasible capital and/or program improvements for 10 years to achieve 100% LOS Standard
- Correct deficiencies and set priorities

Recommendations for School Concurrency

- 100% of Permanent Program Capacity as LOS Standard (elementary, middle, high)
- Community-based concurrency service areas
- “Tiered” concurrency management program for elementary (Interim LOS for backlogged areas and financially feasible program to achieve 100% LOS in ten years)

Recommendation

- The Community Development Committee refer this item to the City Commission and authorize staff to take school concurrency-related comprehensive plan amendments to the City Plan Board.

Discussion