

Presentation to Gainesville City Commission

Public School Concurrency

December 10, 2007

School Concurrency

What is 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

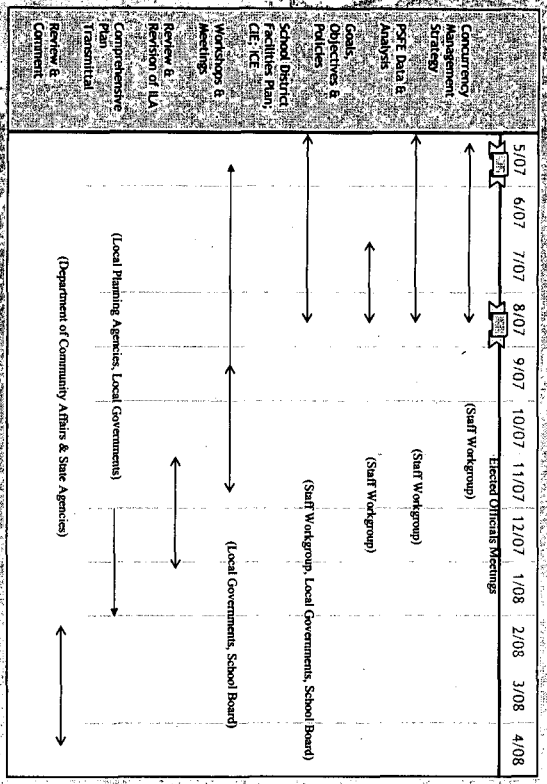
Purposes for School Concurrency

- > Ensure community is 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)
- > Local Government Comprehensive Plans
 - o Public School Facilities Element
 - o Capital Improvements Element
 - o Intergovernmental Coordination Element
 - o Future Land Use Element
- > Florida Comprehensive Plans by July 1, 2008
- > Local Government Land Development Regulations

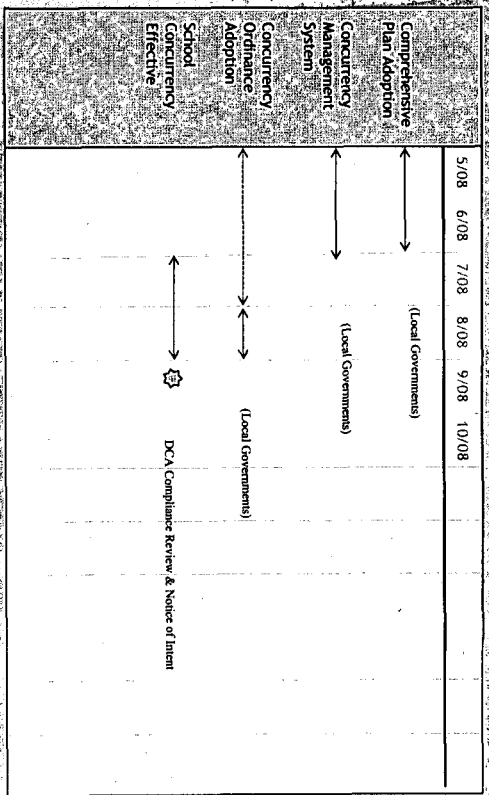
Alachua County School Concurrency Implementation Plan
 Revised 5/22/2007



**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.

Alachua County School Concurrency Implementation Plan
 (Continued) Revised 5/22/2007



**Alachua County
 School Concurrency Strategy**

- School Concurrency Analysis
- Level of Service Standards
- Concurrency Service Areas
- Findings and Conclusions
- Recommendations

Establishing Level of Service

(Chapter 3)

- Florida Inventory of School Houses (FISH) Capacity
- FISH Permanent
- Temporary Capacity
- FISH Total Capacity
- Program Capacity

Establishing Level of Service

- ▣ Recommended Action #2
- Permanent Program Capacity

School Utilization

School Type	2007	2012	2017
Elementary	91.7%	95.8%	105.7%
Middle	78.3%	80.0%	82.2%
High	96.1%	80.3%	86.0%

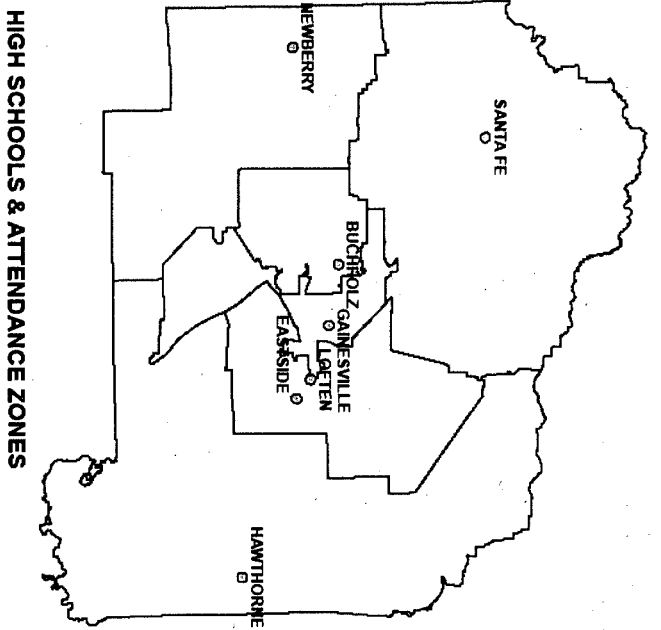
Level of Service Standard

- ▣ Recommended Action #3
- 100% of Permanent Program Capacity for Elementary, Middle and High Schools

Concurrency Service Areas

(Chapter 4/5)

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

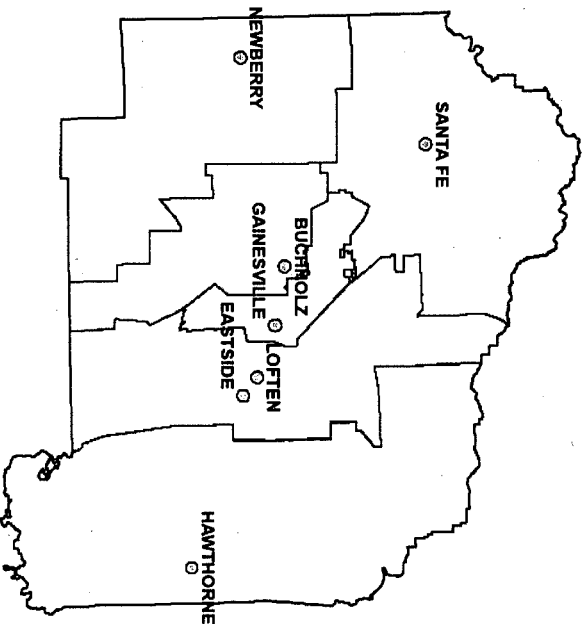


HIGH SCHOOLS & ATTENDANCE ZONES

**Community-Based
Concurrency Service Areas**

Adaptation/Grouping of School Attendance Zones

1. Municipal Reserve and Extra-territorial Areas
2. Reduction of Effect of "Adjacency Rule"
3. Recognizable Geographic Features

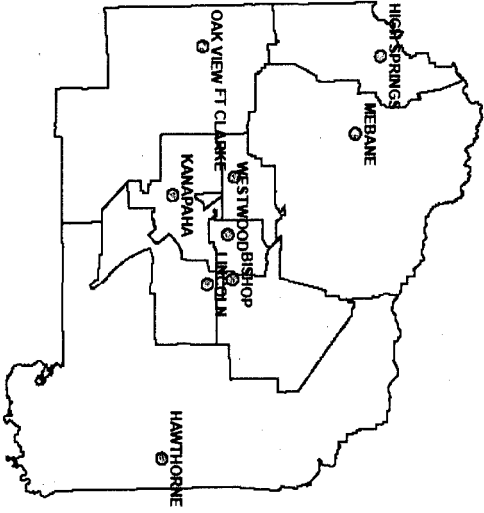


HIGH SCHOOLS & MODIFIED CONCURRENCY SERVICE AREAS

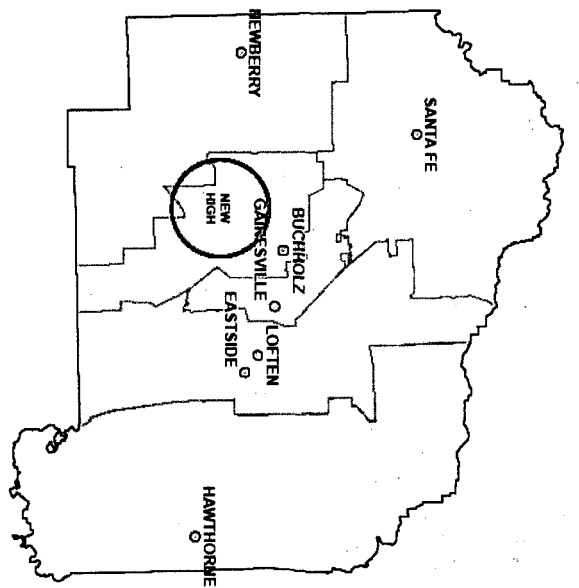
Table 4: High School Capacity Enrollment Projections

School	2007			2012			2017		
	Program Capacity	Enrollment	% Utilization	Program Capacity	Projected Enrollment	% Utilization	Program Capacity	Projected Enrollment	% Utilization
BUCHHOLZ	2,054	2,224	108.8%	2,054	1,912	93.1%	2,054	2,049	99.7%
EASTSIDE	2,037	1,699	83.5%	2,037	1,589	78.0%	2,037	1,702	83.6%
GAINESVILLE	2,029	2,071	102.1%	2,029	1,721	84.8%	2,029	1,844	90.9%
HAWTHORNE	423	294	69.5%	423	239	56.3%	423	289	68.3%
LOFTEN	348	305	87.7%	348	243	69.8%	348	280	80.5%
MEMBERRY	612	549	90.0%	612	453	74.0%	612	486	79.4%
SANTA FE	1,181	1,192	100.9%	1,252	1,030	82.3%	1,252	1,103	88.1%
AG JONES	31	38	122.6%	31	29	93.5%	31	27	87.1%
HORIZON	129	117	90.7%	129	105	81.4%	129	112	86.8%
SIDNEY LAMIER / ANCHOR	82	73	89.0%	82	67	81.7%	82	72	87.8%
TOTAL HIGH	9,126	8,772	96.1%	9,197	7,383	80.3%	9,197	7,909	86.0%

Projected enrollment based on COFTE projections for elementary, middle & high made by the Florida Department of Education. Individual school projections made by Alachua County Public Schools.



MIDDLE SCHOOLS & ATTENDANCE ZONES



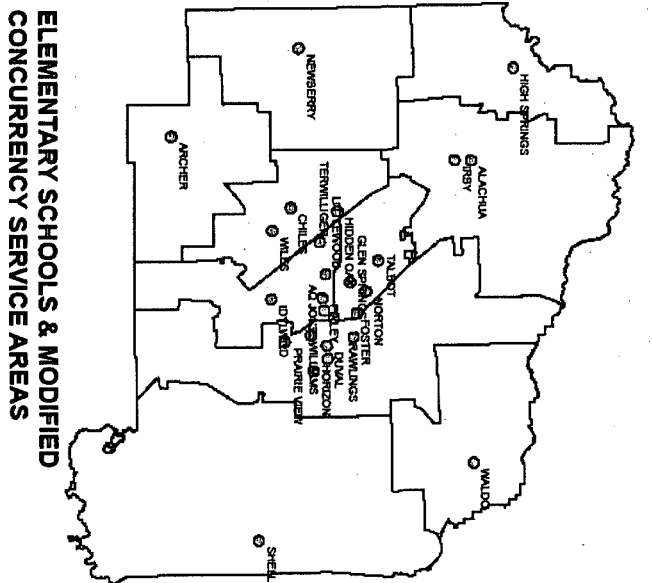
MAP 20: FUTURE CONDITIONS 20 YR HIGH

Community-Based Concurrency Service Areas

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

Community-Based Concurrency Service Areas

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

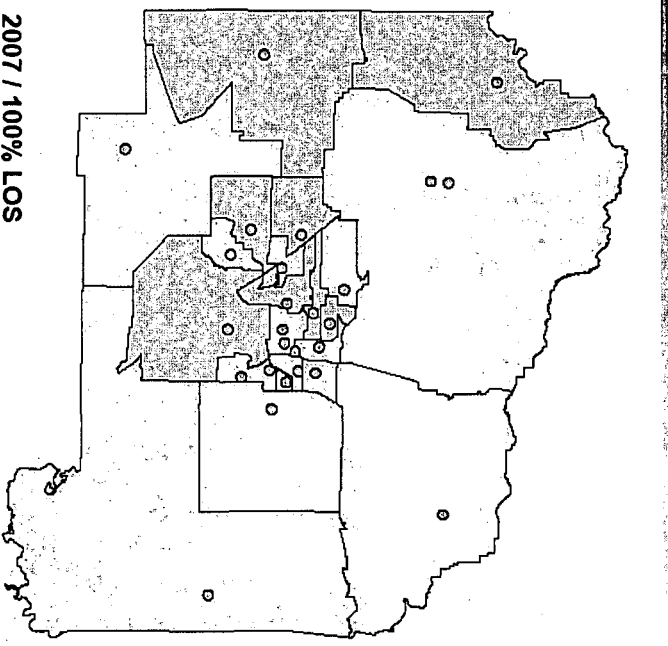
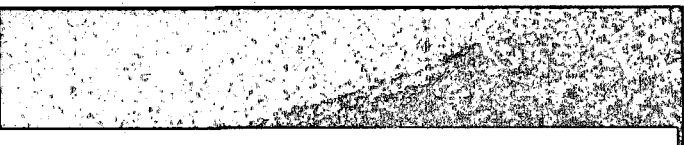


ELEMENTARY SCHOOLS & MODIFIED CONCURRENCY SERVICE AREAS

Table 15: Elementary School Capacity Enrollment Projections - Scenario C

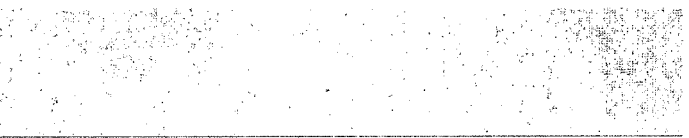
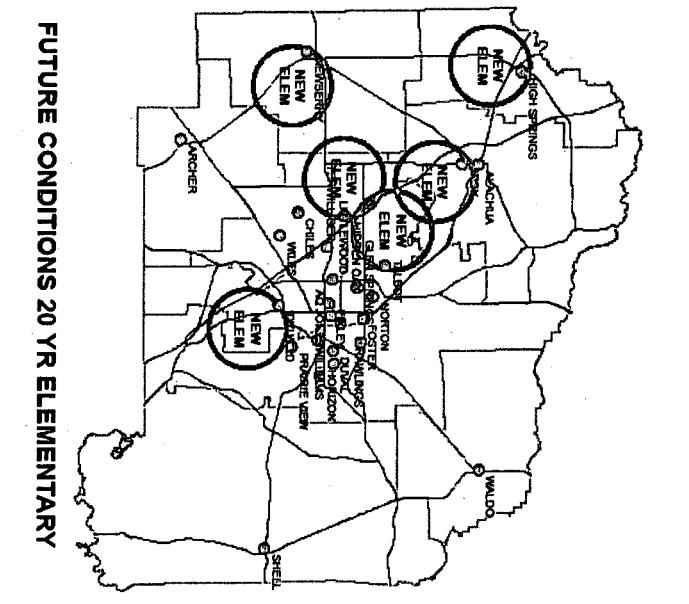
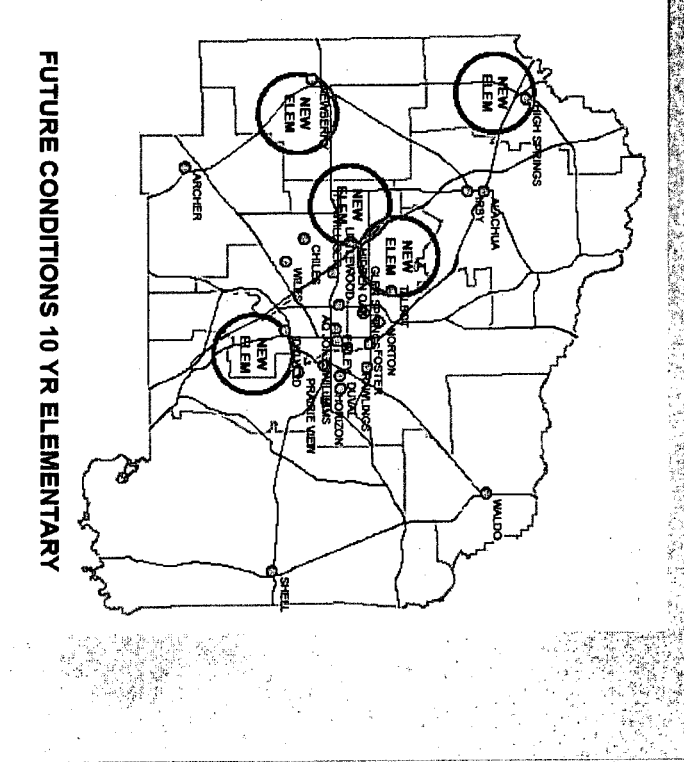
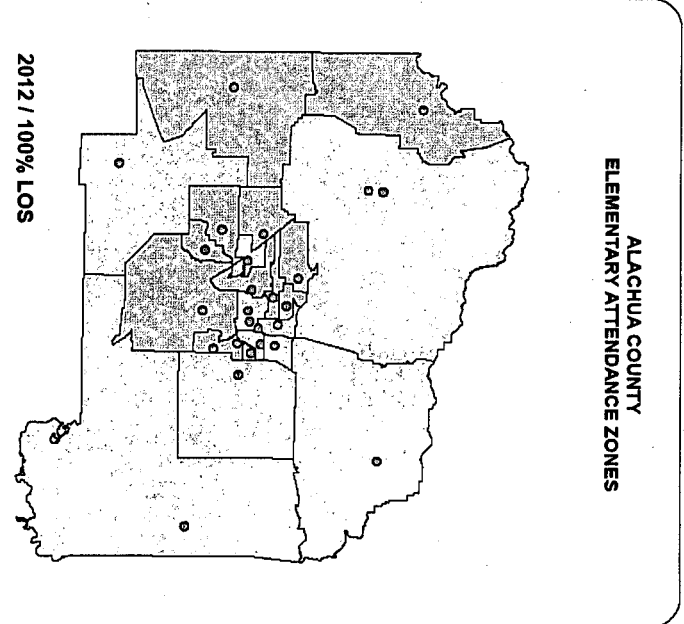
School / CSA	2007			2012			2017		
	Program Capacity	Enrollment	% Utilization	Program Capacity	Projected Enrollment	% Utilization	Program Capacity	Projected Enrollment	% Utilization
ALACHUA	525	487	92.6%	525	466	88.8%	525	514	97.9%
ARCHER	406	351	86.4%	406	352	86.7%	406	352	86.7%
FAIRBANKS	406	345	84.9%	406	344	84.7%	406	349	85.9%
NEMBERTY	507	503	99.2%	507	501	98.8%	507	504	99.4%
FOSTER	498	423	84.9%	498	446	89.6%	498	492	98.8%
GLEN SPRINGS	475	446	93.9%	475	446	94.7%	475	457	96.4%
NORTON	699	699	100.0%	699	739	105.9%	699	813	116.3%
WALTON	211	175	82.9%	211	171	81.0%	211	171	81.0%
GANNESVILLE	2378	2323	97.6%	2378	2440	102.6%	2378	2482	104.4%
DUNN	492	464	94.3%	492	504	102.4%	492	507	103.1%
LAKE FOREST	466	432	92.7%	466	432	92.7%	466	478	102.6%
VENTURALE	506	506	100.0%	506	506	100.0%	506	506	100.0%
PRINCE VIEW	575	575	100.0%	575	575	100.0%	575	575	100.0%
WILKS	518	498	96.3%	518	503	97.1%	518	509	98.3%
A.O. JONES	31	27	87.1%	31	30	96.8%	31	31	100.0%
ANCHOR	32	26	81.3%	32	31	96.9%	32	34	106.3%
EAST GANNESVILLE	3198	2321	72.6%	3198	2488	77.8%	3198	2488	77.8%
DALE	489	448	91.6%	489	459	93.9%	489	517	105.7%
LITTLEWOOD	618	608	98.4%	618	706	114.2%	618	729	117.9%
TERRELL	501	501	100.0%	501	501	100.0%	501	501	100.0%
SOUTH GANNESVILLE	2383	2387	100.2%	2383	2384	100.1%	2383	2422	101.6%
WALTON	783	783	100.0%	783	783	100.0%	783	783	100.0%
HIDDEN OAK	721	721	100.0%	721	721	100.0%	721	721	100.0%
WILKS	724	724	100.0%	724	724	100.0%	724	724	100.0%
WEST HIDDEN OAK	2302	2302	100.0%	2302	2302	100.0%	2302	2302	100.0%
DISTRICT TOTAL	13,325	12,201	91.6%	13,325	12,782	95.9%	13,325	14,708	110.4%

Enrollment projections based on OPE projections for elementary schools and high school by the Florida Department of Education. Enrollment based projections made by Jackson County Schools.



2007 / 100% LOS

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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

Concurrency Service Area Strategy

- Recommended Actions #4 and #5
- Accept Concurrency Service Area (CSA) boundaries (per whitepaper) and authorize School Board staff in cooperation with County and municipal staff to refine boundaries consistent with guidelines for CSA.

Summary of Recommended Actions

- Whitepaper as basis for Public School Facilities Element
- 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)

Concurrency Service Area Strategy

- Recommended Action #6
- Develop "tiered" school concurrency management program for elementary schools
- Interim LOS Standard for backlogged areas (first five years)
 - Financially feasible schedule
 - Correct deficiencies and set priorities

Recommendation

- That the City Commission authorize staff to initiate comprehensive plan amendments to implement public school concurrency.

Alachua County
School Concurrency Strategy

Questions & Comments

Information Online

Department of Community Affairs (DCA)
Website for School Planning:

<http://www.dca.state.fl.us/dcp/dcp/schoolplanning>

Alachua County Schools Website:

<http://www.sbac.edu/~wpops/SchoolConcurrency>