

Petition No: 2010-062

RECOMMENDATION

We have the following comments that are critical to CMS' support of this petition:

Adequacy of existing school capacity in this area is a significant problem. We are particularly concerned about rezoning cases where school utilization exceeds 100% since the proposed development will exacerbate this situation. Approval of this petition will increase overcrowding and/or reliance upon mobile classrooms at the schools listed below.

*There is no significant impact from the proposed development on the schools listed below.

CMS recommends the petitioner schedule a meeting with staff to discuss any opportunities that the petitioner/developer may propose to improve the adequacy of school capacity in the immediate area of the proposed development.

TOTAL IMPACT FROM PROPOSED DEVELOPMENT

Proposed Housing Units: 28.6 units (type of units to be determined) under NS zoning

CMS Planning Area: 12

Average Student Yield per Unit: 0.4822 (based on single family units "worst case scenario")

This development will add approximately 14 students to the schools in this area.

The following data is as of 20th Day of the 2009-10 school year.

<i>Schools Affected</i>	<i>20th Day, 2009-10 Enrollment (non-ec)</i>	<i>Total Classroom Teachers</i>	<i>Building Classrooms/ Teacher Stations</i>	<i>20th Day, 2009-10 Building Utilization (Without Mobiles)</i>	<i>Building Classroom/ Adjusted Capacity (Without Mobiles)</i>	<i>Additional Students As a result of this development</i>	<i>Utilization As of result of this development (Without Mobiles)</i>
SMITHFIELD ES	557	34	36	94%	627	7	95%
QUAIL HOLLOW MS	882	51	74	69%	1280	3	69%
SOUTH MECKLENBURG HS	1866	105	140	75%	2488	4	75%

INCREMENTAL IMPACT FROM PROPOSED DEVELOPMENT*

Existing number of housing units allowed: Single family, duplex, triplex, quadraplex and multi-family at maximum density 12 DUA under O-1 zoning

Number of students potentially generated under current zoning: unable to be determined

The development allowed under existing zoning would generate an undetermined number of students, while the development allowed under the proposed zoning will produce 14 students. Therefore, the net change in the number of students generated from existing zoning to proposed zoning is undetermined.

As requested, we are also providing information regarding the difference in the number of potential students from the existing zoning to the proposed zoning. Please note that this method of determining potential numbers of students from an area underestimates the number of students CMS may gain from the new development.