

Petition No: 2017-083

RECOMMENDATION

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

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

TOTAL IMPACT FROM PROPOSED DEVELOPMENT

Proposed Housing Units: The conditional district request seeks to allow a total of 23 single family attached dwelling units consisting of eight single family attached dwelling units (in two quadraplex buildings), and 15 single family attached townhome units under UR-2(CD) zoning.

CMS Planning Area: 1,2,3

Average Student Yield per Unit: 0.0350

This development will add zero (0) students to the schools in this area.

The following data is as of 20th Day of the 2016-17 school year.

<i>Schools Affected</i>	<i>Total Classroom Teachers</i>	<i>Building Classrooms/ Teacher Stations</i>	<i>20th Day, Enrollment (non-ec)</i>	<i>Building Classroom/ Adjusted Capacity (Without Mobiles)</i>	<i>20th Day, Building Utilization (Without Mobiles)</i>	<i>Additional Students As a result of this development</i>	<i>Utilization As of result of this development (Without Mobiles)</i>
WALTER G. BYERS PREK-8	36.8	36	445	435	102%	0	102%
WALTER G. BYERS PREK-8	-	-	-	-	-	0	102%
WEST CHARLOTTE HIGH	92.0	96	1530	1597	96%	0	96%

INCREMENTAL IMPACT FROM PROPOSED DEVELOPMENT*

Existing number of housing units allowed: The subject property is vacant. The conventional I-2 allows all uses permitted in the I-2 district. Residential dwellings are not allowed in industrial districts.

Number of students potentially generated under current zoning: zero (0) students

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.