



Planning Services

4421 Stuart Andrew Blvd.
 Charlotte, NC 28217
 Phone: 980-343-6246
 Email: planning@cms.k12.nc.us

Petition No: 2020-061

IMPACT UNDER CURRENT ZONING

Number of housing units allowed under current zoning: the approximately 5.204 acres zoned TOD-M(O) and I-2 would allow approximately TBD housing units.

The subject property is developed with commercial and industrial use.

Number of students potentially generated under current zoning: 0 students.

IMPACT OF THE PROPOSED DEVELOPMENT

Proposed Housing Units: The TOD-UC zoning petition seeks to allow up to TBD.

CMS Planning Group: Central

Average Student Yield per Unit: TBD

This development may add TBD students to the schools in this area.

The following data is as of 20th Day of the 2019-20 school year.

<i>Schools Affected</i>	<i>Total Classroom Teachers</i>	<i>Building Classrooms/ Teacher Stations</i>	<i>20th Day Enrollment</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>
VILLA HEIGHTS ELEMENTARY	8	12	115	173	67%	TBD	TBD
EASTWAY MIDDLE	60	51	927	788	118%	TBD	TBD
GARINGER HIGH	108.5	89	1717	1408	122%	TBD	TBD

The total estimated capital costs of providing the additional school capacity for this new development is \$ TBD; calculated as follows:



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RECOMMENDATION

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

Applicants are encouraged to contact us in advance of their project submittals to inform CMS of their prospective impacts and discuss mitigation alternatives.