



Planning Services

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

Petition No: 2021-130 Revised 2

IMPACT UNDER CURRENT ZONING

The number of housing units allowed under current zoning: approximately 5.589 acres zoned R-22MF would allow 55 multi-family units.

The subject property is commercial and single family.

Number of students potentially generated under current zoning: 10 students (5 elementary, 2 middle, 3 high)

IMPACT OF THE PROPOSED DEVELOPMENT

Proposed Housing Units: The UR-2(CD) zoning petition seeks to allow up to 58 single family attached units (townhomes).

CMS Planning Group: Central

Average Student Yield per Unit: 0.0608

This development may add **3** students to the schools in this area.

The following data is as of the 20th Day of the 2020-21 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>
ASHLEY PARK PRE-K-8	36.5	32	382	316	114%	0	114%
WEST CHARLOTTE HIGH ¹	91.8	96	1374	1438	96%	3	96%

The following project is included on the CMS 2017 Bond Projects list, as approved by county voters:

1. Construction of a new 100 classroom school; to replace current facility built in 1954

RECOMMENDATION

No significant impact.