



**Planning Services**

4421 Stuart Andrew Blvd.  
 Charlotte, NC 28217  
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**Petition No: 2022-069**

**IMPACT UNDER CURRENT ZONING**

Number of housing units allowed under current zoning: the approximately 16.6985 acres zoned TOD-MO & TOD (RO)

would allow: the number of units to be determined (TBD)

Number of students potentially generated under current zoning: (TBD)

**IMPACT OF THE PROPOSED DEVELOPMENT**

Proposed Housing Units: The TOD-UC (CD) and TOD-NC (CD) zoning petition has too many possible uses to calculate potential student impact.

CMS Planning Group: Central

Average Student Yield per Unit: To be determined (TBD)

Number of students this development may add to the schools in this area: (TBD)

The following data is as of 20<sup>th</sup> Day of the 2021-22 school year.

Schools Affected	Total Classroom Teachers	Building Classrooms/ Teacher Stations	20 <sup>th</sup> Day Enrollment	Building Classroom/ Adjusted Capacity (Without Mobiles)	20 <sup>th</sup> Day, Building Utilization (Without Mobiles)	Additional Students As a result of this development	Utilization As of result of this development (Without Mobiles)
DILWORTH (SEDFIELD CAMPUS K-2)	23.50	42	344	615	56%	TBD	TBD
DILWORTH (LATTA CAMPUS 3-5)	15.00	28	264	493	54%	TBD	TBD
SEDFIELD MIDDLE	30.8	45	508	742	68%		
MYERS PARK HIGH <sup>1</sup>	168.5	140	3539	2940	120%	TBD	TBD

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

1. Construction of a new high school; relieves crowding at South Mecklenburg, Ardrey Kell and Myers Park High schools.



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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 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.