

City of Gainesville

Public School Facilities Element

Data and Analysis

February 6, 2008

Public School Facilities Element – Data & Analysis

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PUBLIC SCHOOL FACILITIES ELEMENT

Chapter 1: Purpose & Overview

The 2005 Florida Legislature adopted requirements that strengthen the relationship between land use planning and development, and planning for public schools and availability of school capacity. Under the statewide schedule, the Alachua County School District, Alachua County, and the cities of Alachua, Archer, Gainesville, LaCrosse, High Springs, Hawthorne, Micanopy, Newberry and Waldo must work together to adopt the necessary comprehensive plan amendments to establish school concurrency by July 1, 2008.

The School Board, the County and the municipalities are required to coordinate the adoption of the Public School Facilities Element (PSFE) and amendments to the Intergovernmental Coordination and Capital Improvements Elements to ensure all local government comprehensive plan elements within the County are consistent with each other.

The Public School Facilities Element must contain data and analysis that address the standards used by the School Board to evaluate school facilities; an inventory of existing facilities and planned future facilities; an evaluation of the school system based on these standards and determination of need; an analysis of funding; an analysis of coordination between school planning and local land use planning; and goals, objectives and policies for such coordination.

In addition, the data and analysis supports the PSFE for Alachua County required to implement school concurrency. The study evaluates the school system and its relationship to development and growth from both a countywide perspective and a finer grain look at schools within sectors and communities. The findings and conclusions support the goals, objectives and policies of the element including the establishment of levels of service standards and the delineation of concurrency service areas.

Public School Facilities Element (PSFE) Requirements

Over the past decade the Florida Legislature has progressively strengthened the ties between school planning and general land use and comprehensive planning through amendments to Chapters 163 and 1013, Florida Statutes.

The 2005 Legislature mandated that the availability of public schools be made a prerequisite for the approval of residential construction and directed a closer integration of planning for school capacity with comprehensive planning. Senate Bill 360:

- *requires that existing Interlocal Agreements between school boards and local governments be updated and expanded to comply with the legislation;*
- *requires each local government¹ to adopt a PSFE as part of its comprehensive plan;*
- *mandates school concurrency;*

¹ Some local governments may qualify for exemption under s. 163.3177(12)(a) and (b), F.S.

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- *requires that local governments update their Intergovernmental Coordination Elements to coordinate public school planning;*
- *requires that procedures for comprehensive plan amendments related to Capital Improvement Element updates; and,*
- *requires the establishment of a process and uniform methodology for proportionate share mitigation.*

The law requires that local governments adopt a public school facilities element as a part of their comprehensive plans to establish a framework for the planning of public schools (Section 163.3177(12), Florida Statutes). Local governments were granted approximately three years to adopt a public school facilities element. As directed by the legislation, the Florida Department of Community Affairs has established a phased schedule for adoption of the elements with each local government adopting no later than December 1, 2008². This schedule established due dates which are staggered throughout the course of the 2008 calendar year. In addition, the Legislature established enforcement mechanisms should a local government and school district fail to adopt a public school concurrency program.³

The data and analysis portion of the PSFE must address⁴:

- *how level-of-service (LOS) standards will be achieved and maintained;*
- *the interlocal agreement adopted pursuant to Section 163.31777, Florida Statutes, and the five-year school district facilities work program adopted pursuant to s. 1013.35;*
- *the educational plant survey prepared pursuant to Section 1013.31, Florida Statutes, and an existing educational and ancillary plant map or map series;*
- *information on existing development and development anticipated for the next five years and the long-term planning period;*
- *an analysis of problems and opportunities for existing schools and schools anticipated in the future;*
- *an analysis of opportunities to co-locate future schools with other public facilities such as parks, libraries, and community centers;*
- *an analysis of the need for supporting public facilities for existing and future schools;*
- *an analysis of opportunities to locate schools to serve as community focal points;*

² s. 163.3177(12)(i), F.S.

³ s. 163.3177(12)(j & k), F.S.

⁴ s. 163.3177(12)(c), F.S.

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- *projected future population and associated demographics, including development patterns year by year for the upcoming five-year and long-term planning periods; and,*
- *anticipated educational and ancillary plants with land area requirements.*

The legislation prescribed the following minimum content requirements for goals, objectives, and policies⁵:

- *procedure of annual update process;*
- *procedure for school site selection;*
- *procedure for school permitting;*
- *provision of infrastructure necessary to support proposed schools; and,*
- *provision for co-location of other public facilities in proximity to public schools; provision for location of schools proximate to residential areas and to complement patterns of development; measures to ensure compatibility of school sites and surrounding land uses; and coordination with adjacent local governments and the school district on emergency preparedness issues.*

In addition, the element is to include one or more future conditions maps which generally depict the anticipated location of educational and ancillary plants anticipated over the five-year and long-term planning period.

- *depict the anticipated location of educational and ancillary plants, including the general location of improvements to existing schools or new schools anticipated over the five-year or long-term planning period; and*

of necessity, the maps will be general for the long-term planning period and more specific for the five-year period. Maps indicating general locations of future schools or school improvements may not prescribe a land use on a particular parcel of land.

Overview

Schools can act as an anchor in the community. They are a symbol of a neighborhood's stability and attract families to the community. They transmit knowledge to new generations, advance knowledge, display the achievements of society and bring neighbors together for Parent Teacher Association meetings, school plays, and sporting events. They offer their classrooms and media centers to residents for adult education classes, and community and club meetings. They are key determinants of the quality of life and are valued symbols of community identity and achievement. The entire community benefits from schools. Moreover, the community is often evaluated on the basis of the quality of its schools. The planning process that guides decision-making on school size, location, and programs should therefore be coordinated with the process that guides all community development.

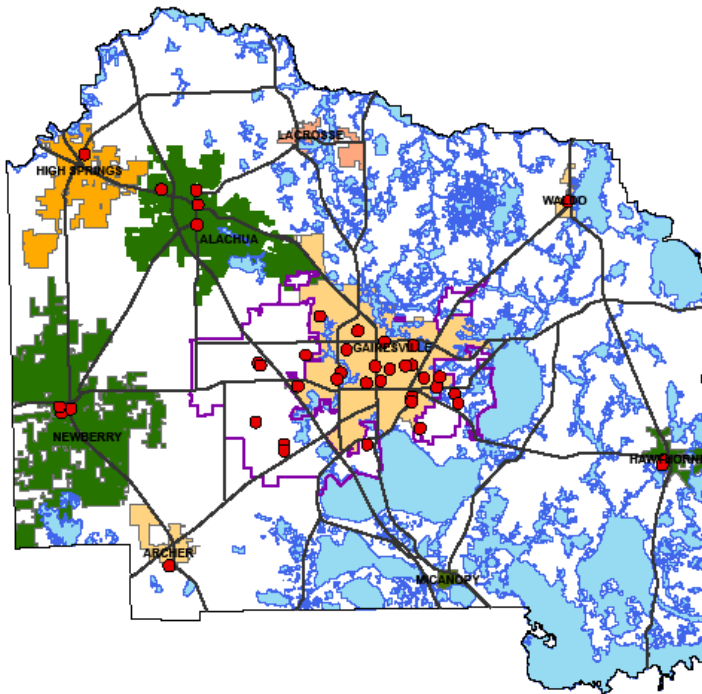
⁵ s. 163.3177(12)(g), F.S.

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Planning for school facilities is one of the responsibilities of the local School Board. In the past, it was often a separate process from local government planning. The proper functioning and the best distribution of schools is possible only when school planning is coordinated with the larger process of community planning for growth and change. Recognizing this fact, Alachua County governments, in cooperation and coordination with the School Board of Alachua County (School Board), are seeking to incorporate public schools in the framework of the Comprehensive Plan. Currently there is no specific regulatory mandate that all public school levels of service (LOS) standards be met prior to the issuance of a development order and permit. The 2005 legislation now requires that school concurrency be included in the concurrency management system of local government.

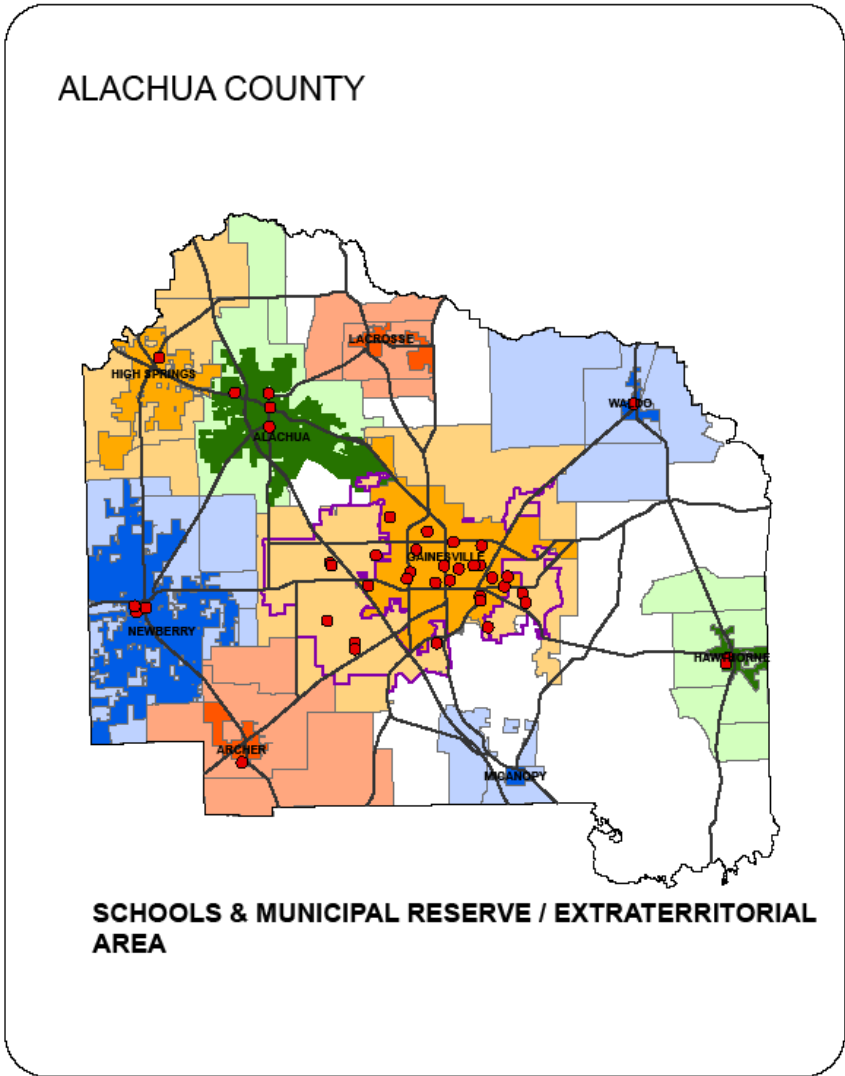
Coordinated school facility planning requires a partnership between the school district and local governments. Consequently, this data and analysis recognizes the role of Alachua County, the cities of Gainesville, Alachua, Archer, Hawthorne, High Springs, LaCrosse, Micanopy, Newberry and Waldo and the Alachua County School District. **Map PSFE 1** shows the location of schools and the geographic relationships of these participants. **Map PSFE 2** shows the location of schools in relation to the municipal reserve boundaries.

ALACHUA COUNTY



SCHOOLS & KEY FEATURES

Map PSFE 1: Municipalities



Map PSFE 2: Schools and Municipal Reserve/ Extraterritorial Area

Chapter 2: Existing Community Conditions

Introduction

Alachua County is situated in north central Florida and encompasses a total land area of 874 square miles. The population is estimated to be 247,561 as of April 1, 2007 (refer to **Table PSFE 1**) representing a density of 283 persons per square mile. The population predominantly resides in the urbanized areas associated with the City of Gainesville.

As shown by **Map PSFE 1**, the municipalities of Alachua, Archer, Gainesville, Hawthorne, High Springs, LaCrosse, Micanopy, Newberry, Waldo are located within the County.

The primary purpose of this analysis is to (1) describe the historical and current relationship between population, housing and school enrollment and (2) provide a framework for projecting the demands of projected growth on school capacity.

Population & Housing

Population

The population of Alachua County has expanded steadily and rapidly since the year 1940.

Table PSFE 1: Alachua County Population Growth – 1950-2007

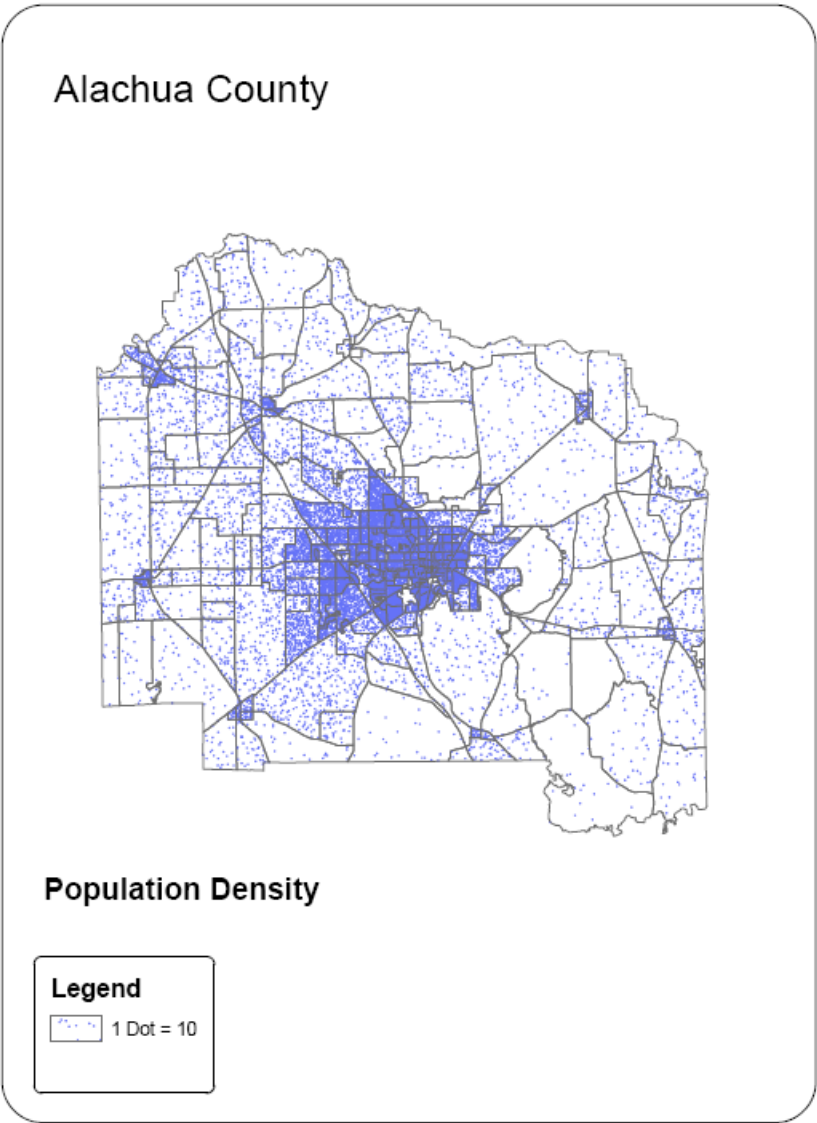
| Year | Alachua County Total Population | 10 Yr Increase (%) | Average Annual Growth (%) | Unincorporated Alachua County | 10 Yr Increase (%) | Unincorporated as % of Total |
|--------|---------------------------------|--------------------|---------------------------|-------------------------------|--------------------|------------------------------|
| 1950 | 57,026 | 74.7% | 7.5% | 21,753 | -36% | 38% |
| 1960 | 74,074 | 29.9% | 3% | 26,163 | 20% | 35% |
| 1970 | 104,764 | 41.4% | 4.4% | 30,020 | 15% | 29% |
| 1980 | 151,369 | 44.5% | 4.5% | 61,885 | 106% | 41% |
| 1990 | 181,596 | 20.0% | 2.0% | 83,815 | 35% | 46% |
| 2000 | 217,955 | 20.0% | 2.0% | 104,910 | 25% | 48% |
| 2005* | 240,764 | 10.5% | 2.1% | 100,507 | -4.2% | 42% |
| 2007** | 247,561 | 2.8% | 1.4% | 103,217 | 2.9 | 42% |

Source: US Bureau of the Census; 2005 Estimate, Florida Estimates of Population, Bureau of Economic & Business Research, University of Florida

* 5 Yr Increase (%)

** 2 Yr Increase (%)

Map PFSE 3 illustrates the population distribution throughout Alachua County.



Map PSFE 3: 2000 Population Distribution

The county's population by municipality is shown the **Table PSFE 2**.

| Table PSFE 2: Alachua County Population Characteristics by Municipality | | | | | | |
|--|--------------------|--------------------|--------------------|--|-------------------|------------------|
| Municipality | Population | | | 2000 Population Characteristics | | |
| | 1990 | 2000 | 2007 | Median Age | % Under 18 | % Over 65 |
| Alachua | 4,529 | 6,098 | 7,854 | 37.1 | 27.8% | 11.7% |
| Archer | 1,372 | 1,289 | 1,229 | 33.6 | 31.3% | 11.6% |
| Gainesville | 84,770 | 95,447 | 122,671 | 26.4 | 17.8% | 9.8% |
| Hawthorne | 1,305 | 1,415 | 1,401 | 38.0 | 28.3% | 17.2% |
| High Springs | 3,144 | 3,863 | 4,739 | 39.4 | 25.4% | 15.7% |
| La Crosse | 122 | 143 | 195 | 41.8 | 17.5% | 14.7% |
| Micanopy | 612 | 653 | 637 | 43.0 | 19.8% | 14.2% |
| Newberry | 1,644 | 3,316 | 4,787 | 35.1 | 27.7% | 11.0% |
| Waldo | 1,017 | 821 | 831 | 36.9 | 26.1% | 15.6% |
| Unincorporated Alachua County | 83,081 | 104,910 | 103,217 | 30.0 | 21.2% | 4.2% |
| Total Alachua County | 181,596 | 217,955 | 247,561 | 29.0 | 20.2% | 9.6% |
| Florida | 12,938,071 | 15,982,824 | 18,680,367 | 38.7 | 22.8% | 17.6% |
| United States | 248,709,873 | 281,421,906 | 301,621,157 | 35.3 | 25.7% | 12.4% |

Source: US Bureau of the Census; 2007 Estimate, Florida Estimates of Population, Bureau of Economic & Business Research, University of Florida.

With a median age of 29 years (2000), Alachua County's population is less than the Florida's median age of 38.7 years and the national median age of 35.3 years. Correspondingly, the percentage of persons under the age of 18 is 25.7% in Alachua County compared to 22.8% for the State and 25.7% nationally. This difference is attributed to the influence of the University of Florida on the demographics of Gainesville.

The communities within Alachua County exhibit different demographic characteristics that are significant for school planning, as shown in **Table PSFE 2**.

School Age Population

In 2006, Alachua County's school age population (5-17) represented 13.51% of the total population compared to 16.9% for the State. This percentage is forecasted to increase to 13.54% by 2020 and then to decline to 13.09% in 2030 due to the aging of the population and the tendency toward smaller families (refer to **Table PFSE 3**).

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Table PSFE 3: School Age & Total Population 2000- 2030

| Year | School Age Population (Ages 5-17) | Numerical Change | Percent Change | Total Population | Numerical Change | Percent Change | School Age Population (% of Total) |
|-------------|--|-------------------------|-----------------------|-------------------------|-------------------------|-----------------------|---|
| 2000 | 32,777 | | | 217,955 | | | 15.04% |
| 2006* | 32,933 | 156 | 0.48% | 247,561 | 29,606 | 13.58% | 13.51% |
| 2010** | 34,427 | 1,494 | 4.54% | 259,838 | 16,059 | 6.59% | 13.25% |
| 2015** | 37,169 | 2,742 | 7.96% | 277,311 | 17,473 | 6.72% | 13.40% |
| 2020** | 39,502 | 2,333 | 6.28% | 291,780 | 14,469 | 5.22% | 13.54% |
| 2025** | 40,795 | 1,293 | 3.27% | 304,745 | 12,965 | 4.44% | 13.39% |
| 2030** | 41,459 | 664 | 1.63% | 316,783 | 12,038 | 3.95% | 13.09% |

Source: Bureau of Economic & Business Research, Bulletin 148, University of Florida, June 2007

*Estimate

** Projection

Housing Characteristics

Table PSFE 4 displays the differences in ownership, occupancy, and household size between the municipalities in Alachua County.

Table PSFE 4: Alachua County 2000 Housing Characteristics

| | Housing Units | Occupied Housing Units | % Occupied | Vacant Housing Units | % Vacant | % Seasonal | Average Household Size (occupied units) |
|---------------------|----------------------|-------------------------------|-------------------|-----------------------------|-----------------|-------------------|--|
| Alachua, City of | 2,501 | 2,348 | 93.9% | 153 | 6.1% | 0.5% | 2.59 |
| Archer | 529 | 487 | 92.1% | 42 | 7.9% | 0.8% | 2.65 |
| Gainesville | 40,105 | 37,279 | 93.0% | 2,826 | 7.0% | 0.4% | 2.25 |
| Hawthorne | 598 | 537 | 89.8% | 61 | 10.2% | 1.0% | 2.64 |
| High Springs | 1,668 | 1,539 | 92.3% | 129 | 7.7% | 0.8% | 2.47 |
| La Crosse | 64 | 62 | 96.9% | 2 | 3.1% | 0.0% | 2.31 |
| Micanopy | 346 | 302 | 87.3% | 44 | 12.7% | 1.7% | 2.16 |
| Newberry | 1,360 | 1,258 | 92.5% | 102 | 7.5% | 0.4% | 2.64 |
| Waldo | 407 | 347 | 85.3% | 60 | 14.7% | 3.4% | 2.37 |
| Unincorporated | 47,535 | 43,350 | 91.20% | 4,185 | 8.80% | 0.9% | 2.38 |
| Total County | 95,113 | 87,509 | 92.0% | 7,604 | 8.0% | 0.7% | 2.34 |

Source: US Bureau of the Census, 2000.

Relationship of Growth and Public Schools

The population of Alachua County is projected to grow from its 2007 estimate of 247,561 to 304,700⁶ by 2025 representing an increase of over 57,000 residents. This projection is shown by **Figure PSFE 1**.

As shown by **Table PSFE 6**, the 2007 public school enrollment is 26,235 or 10.6% of the population. Using the assumption that this ratio of public school students to population will continue through 2025, the public school enrollment is projected to be 32,290 by 2025 representing a growth approximately 6,000 students.

| Table PSFE 6: Population & Student Enrollment Projections | | | | | | |
|---|---------------------|---------|---------|---------|---------|-------------------|
| | 2007 | 2010 | 2015 | 2020 | 2025 | 2007 -2025 Growth |
| Population | 247,561 | 259,800 | 277,300 | 291,800 | 304,700 | 57,139 |
| Public School Enrollment* | | | | | | |
| Elementary | 11,831 | 12,416 | 13,252 | 13,945 | 14,562 | 2,731 |
| Middle | 5,676 | 5,957 | 6,358 | 6,690 | 6,986 | 1,310 |
| High | 8,728 | 9,159 | 9,776 | 10,288 | 10,742 | 2,014 |
| Total | 26,235 ^a | 27,532 | 29,387 | 30,923 | 32,290 | 6,055 |
| Public School Capacity | | | | | | |
| Elementary | 13,556 | | | | | |
| Middle | 7,842 | | | | | |
| High | 8,917 | | | | | |
| Total | 30,315 ^b | | | | | |
| Public School Capacity Needs | | | | | | |
| Elementary | 1,725 | 1,140 | 304 | -389 | -1,006 | |
| Middle | 2,166 | 1,885 | 1,484 | 1,152 | 856 | |
| High | 189 | -242 | -859 | -1,371 | -1,825 | |
| Total | 4,080 | 2,783 | 928 | -608 | -1,975 | |

* Public School Enrollment for years 2010 through 2025 is derived by applying the 2007 ratio of elementary, middle and high school student enrollment (actual) to the BEBR 2007 population estimate. This method assumes that the 2007 public school enrollment / population ratio will remain constant for the planning period.

The “permanent program capacity” provided by the Alachua County school district in 2007-08 is 30,315. By 2025, the projected student growth will generate a long-range need for approximately 1,000 additional elementary student stations and about 1,800 additional high school stations.

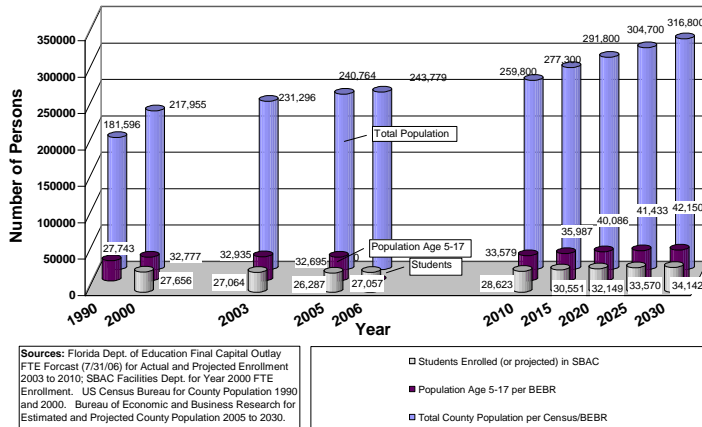
⁶ Bureau of Economic and Business Research, University of Florida

⁷ Actual enrollment, Oct 2007, School Board of Alachua County

⁸ Permanent program capacity, 2007-08, School Board of Alachua County

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Figure 1 - Actual and Projected Alachua County Population and SBAC Enrollment: 1990-2030

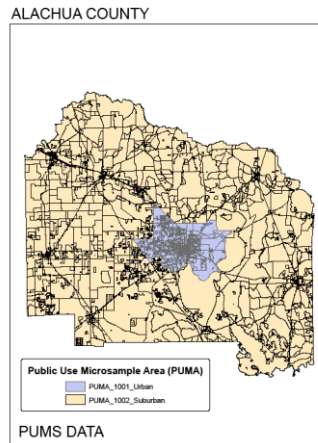


Student Generation Multipliers

The relationship between housing and the capacity of public schools is derived by the application of a “student generation multiplier”. **Table PSFE 5** shows the “student generation multipliers” (SGM) for Alachua County derived from the 2000 US Census.⁹ The ratios shown include public school enrollment only.

Table PSFE 5 distinguishes between the urban area of Alachua County, generally defined as Gainesville and its immediate surroundings, and the suburban portions of the County including the small municipalities and the unincorporated areas. A composite SGM is also shown. The composite SGM is used to define the population and public student enrollment

The multipliers are also segregated by the type or level of school i.e. elementary (PK-5), middle (6-8) and high (9-12) and by housing type i.e. single-family and multi-family.



⁹ Public Use Micro Sample (PUMS)

| Table PSFE 5: Student Generation Multipliers | | | | |
|---|-------------|---------------|-------------|--------------|
| PUMA1001 | ELEM | MIDDLE | HIGH | TOTAL |
| Single Family | 0.163 | 0.130 | 0.141 | 0.434 |
| Multi Family | 0.063 | 0.049 | 0.048 | 0.159 |
| Composite | 0.112 | 0.088 | 0.093 | 0.293 |
| | | | | |
| PUMA 1002 | ELEM | MIDDLE | HIGH | TOTAL |
| Single Family | 0.143 | 0.131 | 0.143 | 0.417 |
| Multi Family | 0.103 | 0.086 | 0.072 | 0.260 |
| Composite | 0.122 | 0.107 | 0.106 | 0.335 |
| | | | | |
| Composite | ELEM | MIDDLE | HIGH | TOTAL |
| Single Family | 0.153 | 0.130 | 0.142 | 0.425 |
| Multi Family | 0.084 | 0.068 | 0.060 | 0.212 |
| Composite | 0.117 | 0.098 | 0.100 | 0.315 |

Source: 2000 US Census, Public Use Micro Sample Data

Guidelines for the Development of Schools

The public school system in Alachua County has expanded to meet the needs of growth. A profile of this system is provided in this section.

The Educational Facilities Plant Survey, a school district's official list of approved projects, is required by the State at least every five years. Alachua County School's latest survey was completed in 2007.

According to the State Requirements for Educational Facilities (SREF), a school site should be adequate to address existing needs based on school programs and enrollment and to allow economical future expansion and development. The choice of sites for new schools is of critical importance in the overall development of a school facilities program. New sites should be located to minimize transportation and infrastructure costs and should be sized so that they provide adequate space for school buildings, stormwater retention, off street parking, queuing for parent and bus loading and unloading, and playground areas.

SREF presents minimum space requirements based on program needs, pursuant to Rule A-2.032, Florida Administrative Code, Size of Space, and Occupant Design Capacity Criteria. The minimum space requirements include student capacity, student stations, gross square footage of buildings, and facilities utilization. Student capacity is the maximum number of students a school facility is designed to accommodate. A student station is the area necessary for a student to engage in learning activities, and varies with particular types of activities. It is a measure of the use of space in schools.

According to State criteria, student capacity in elementary schools can be equated to the number of student stations, since elementary school students are assigned to one classroom throughout the day. In secondary schools (middle and high), however, students move from

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classroom to classroom depending on their subjects. Scheduling then becomes a factor in calculating capacity as well as the number of students and student stations. Therefore, utilization factors of 90% for middle schools and 95% for high schools have been established in determining capacity.

According to the Educational Facilities Survey, the optimum size of elementary schools is 600-800 students. The School Board has indicated that the operation and administration of larger schools is more economically feasible than smaller schools, so long as the educational standards are maintained. It is educationally and economically desirable for an elementary school to be large enough to justify a full time principal, a librarian, and instructional and clerical services. The optimum size for middle schools is 1,000-1,200 students, and for high schools it is 1,800-2,000 students.

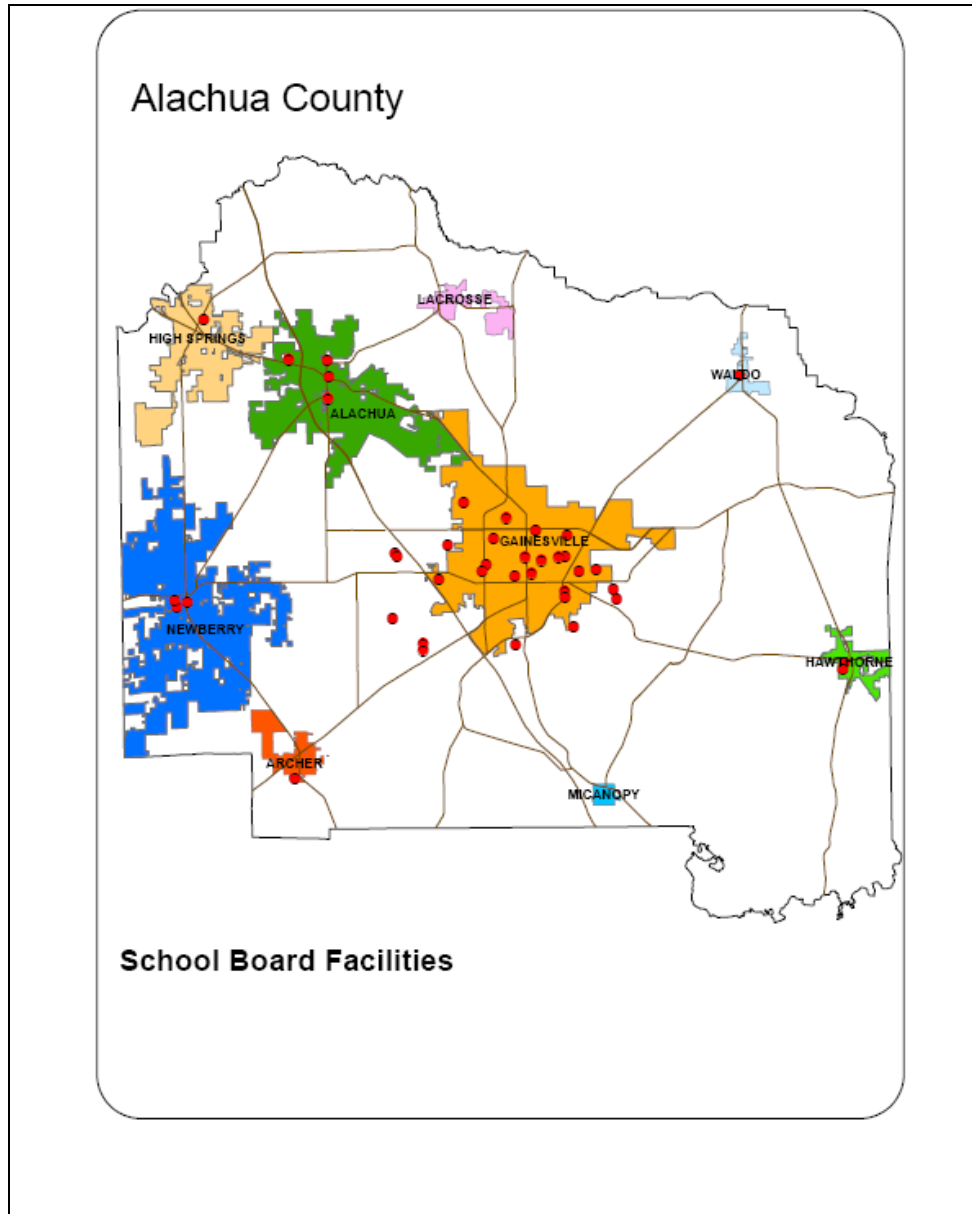
Alachua County School District reports capacity to the Department of Education using the standards of the Florida Inventory of School Houses (FISH). FISH capacity is reported in a variety of ways including: permanent satisfactory student stations, satisfactory student stations assigned to relocatables (portables) and FISH capacity from permanent facilities and from portables. Alachua County uses FISH capacity for reporting purposes to the Department of Education.

For the purposes of implementing school concurrency the Alachua County School Board has directed District staff to modify FISH capacity based on program use as an alternative method for measuring the capacity of some schools within the District. This capacity measure is a more exact means of reflecting the actual programs and capacity of its schools, taking into account special needs students and special programs that may or may not be counted as capacity. In some instances, specialized programs may be recognized as legitimate classroom uses and therefore may add capacity to FISH. In other instances, program capacity may reduce FISH capacity. If these factors are not considered when discussing capacity, the result may be a mistaken impression that classrooms are being under- or over-utilized.

Historic Overview

The growth of the public school system is reflected in **Table PFSE 7**. As noted, 11% of the physical plant was constructed in the last 10 years with 21% constructed during the last 20 years. Only 18% of this physical plant was in place prior to 1955 (50 years).

In Alachua County, elementary schools include pre-kindergarten through fifth grade (PK-5), while middle schools include grades 6-8, and high schools, grades 9-12. As of 2007, Alachua County had twenty-four elementary schools, seven middle schools, seven high schools, three special education schools, and thirteen charter schools. **Map PSFE 4** presents the location of existing School Board facilities.



Map PSFE 4: School Board Facilities

Current State of Public Schools

The Alachua School District currently reports the following profile for the 2007-08 school year:

| | | |
|-----------------|------------------|-----------------|
| Elementary | 24 schools | 11,750 students |
| Middle | 9 | 5,573 |
| High | 7 | 8,488 |
| Special | 3 | 390 |
| Charter Schools | 13 ¹⁰ | 1,274 |
| TOTAL | 56 | 27,475 |

As of June 30, 2007, Florida Department of Education records indicate that the total FISH capacity of the public school system is 33,125¹¹. Approximately 93% of this capacity is housed in permanent structures with the remaining 7% provided by relocatables.

The District maintains approximately 5 million sq ft of school facilities with 1.6 million sq ft of classroom space. (Refer to **Table PSFE 7**).

The analysis of school capacity and its impact on adopted LOS standards presented in the PSFE is based on “**permanent program capacity**.” The LOS standard for schools is expressed as a percentage of student enrollment to school capacity based on its program capacity.

Whereas the Department of Education's FISH capacity is determined by formulas applied to each school's design, program capacity is a District-determined measure based upon the actual use of the school. For program capacity, the major capacity factors are constitutional class size limits, student educational needs, and staff scheduling. District staff analyzed the capacity of each school to determine its program capacity. For elementary, middle and high schools only the capacity of permanent facilities was considered. Finally, the capacity of schools was adjusted based on the planned addition of permanent and relocatable spaces over the five period corresponding to the concurrency management program.

¹⁰ Charter schools are not maintained by the School Board of Alachua County

¹¹ “FISH Capacity” is defined as the total design capacity of a school including relocatables

Table PSFE 7: Alachua School District -Florida Inventory of School Houses (FISH) Data

| | |
|---------------------------|-----------|
| PHYSICAL PLANT | |
| High Schools | 7 |
| Middle Schools | 7 |
| Elementary Schools | 24 |
| Special Schools | 3 |
| Relocatable Buildings | 266 |
| Permanent Stations | 32,109 |
| Relocatable Stations | 2,312 |
| Total Stations | 34,421 |
| FISH CAPACITY | 33,125 |
| Permanent Classrooms | 1,534 |
| Relocatable Classrooms | 108 |
| Total Classrooms | 1,642 |
| TOTAL NET SQ FT | 5,003,560 |
| Permanent Net Sq Ft | 4,819,275 |
| Relocatable Net Sq Ft | 184,285 |
| Instructional Net Sq Ft | 1,561,597 |
| | |
| % Sq Ft 1 – 10 Years Old | 11% |
| % Sq Ft 11 – 20 Years Old | 21% |
| % Sq Ft 21 – 30 Years Old | 9% |
| % Sq Ft 31 – 40 Years Old | 26% |
| % Sq Ft 41 – 50 Years Old | 14% |
| % Sq Ft Over 50 Years Old | 18% |

Source: Florida Department of Education, Office of Educational Facilities, June 30, 2007

HIGH SCHOOLS

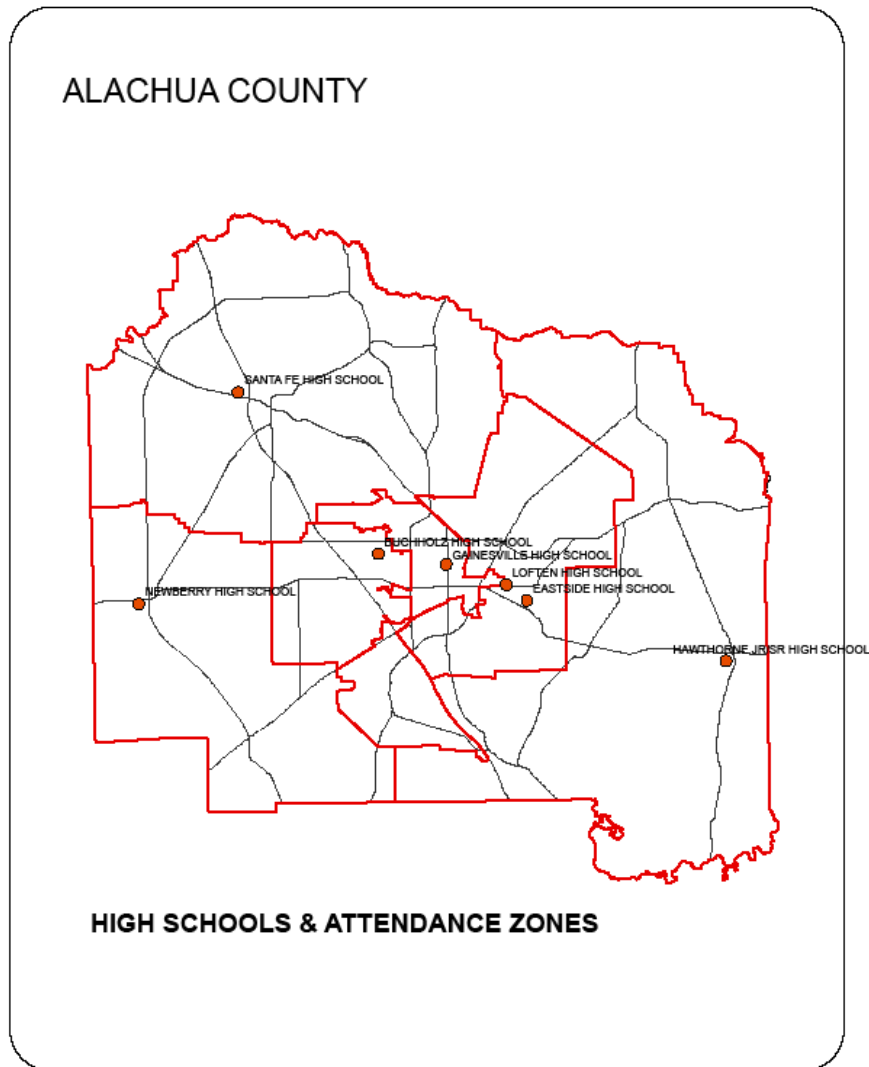
Seven public high schools are provided by the Alachua County School District. High school capacity is also provided by three special schools. A profile of these schools is shown by **Table PSFE 8**. Their locations and attendance zones are illustrated by **Map PSFE 5**.

Table PSFE 8: Inventory of Alachua County Public High Schools

| School | Permanent Program Capacity 2007-08 | Actual COFTE Enrollment 2007-08 | Actual Utilization 2007-08 |
|--|---|---------------------------------------|-------------------------------|
| BUCHHOLZ | 2,054 | 2,376 | 115.7% |
| EASTSIDE | 2,037 | 1,839 | 90.3% |
| GAINESVILLE | 2,029 | 2,023 | 99.7% |
| HAWTHORNE | 464 | 261 | 56.3% |
| LOFTEN | 420 | 178 | 42.4% |
| NEWBERRY | 612 | 581 | 94.9% |
| SANTA FE | 1,001 | 1,230 | 122.9% |
| TOTAL HIGH SCHOOLS | 8,617 | 8,488 | 98.5% |
| HIGH CAPACITY / ENROLLMENT IN SPECIAL SCHOOLS | | | |
| AQ JONES | 44 | 37 | 84.1% |
| HORIZON | 150 | 118 | 78.7% |
| ANCHOR | 106 | 85 | 80.2% |
| ALL HIGH CAPACITY | 8,917 | 8,728 | 97.9% |

Source: Alachua County School District, 2007-08

The permanent program capacity of the Alachua County high schools is 8,917. The 2007-08 reported actual enrollment within the seven high schools is 8,728 students. On a district-wide basis, Alachua County's high schools are operating at 97.9% of their permanent program capacity. With the exception of Santa Fe High and Buchholz High, student enrollment at high schools is below the permanent program capacity.



Map PSFE 5: High Schools & Attendance Zones

MIDDLE SCHOOLS

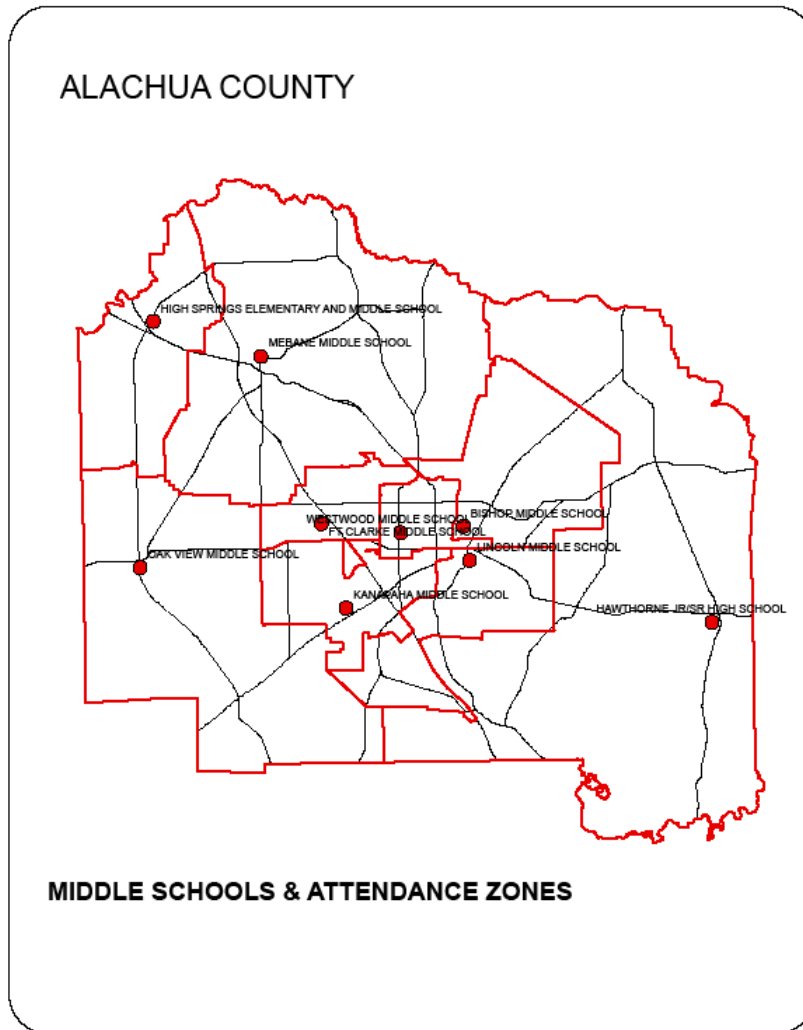
Seven public middle schools and one community school are provided by the Alachua County School District. A profile of these schools is shown by **Table PSFE 9**. Their locations and attendance zones are illustrated by **Map PSFE 6**.

Table PSFE 9: Inventory of Alachua County Public Middle Schools

| School | Permanent Program Capacity 2007-08 | Actual COFTE Enrollment 2007-08 | Actual Utilization 2007-08 |
|--|---|---------------------------------------|-------------------------------|
| BISHOP | 1,108 | 785 | 70.8% |
| FORT CLARKE | 868 | 862 | 99.3% |
| HAWTHORNE | 244 | 183 | 75.0% |
| HIGH SPRINGS | 436 | 349 | 80.0% |
| KANAPAHA | 1,079 | 879 | 81.5% |
| LINCOLN | 1,053 | 734 | 69.7% |
| MEBANE | 778 | 463 | 59.5% |
| OAK VIEW | 579 | 394 | 68.0% |
| WESTWOOD | 1,122 | 924 | 82.4% |
| TOTAL MIDDLE SCHOOLS | 7,465 | 5,573 | 74.7% |
| MIDDLE CAPACITY / ENROLLMENT IN SPECIAL SCHOOLS | | | |
| LOFTEN (8) | 108 | 25 | 23.1% |
| AQ JONES | 33 | 17 | 51.5% |
| HORIZON | 142 | 47 | 33.1% |
| LANIER | 94 | 14 | 14.9% |
| ALL MIDDLE CAPACITY | 7,644 | 5,676 | 74.3% |

Source: Alachua County School District, 2007-08

The 2007-08 reported actual enrollment within the seven middle schools and four special schools is 5,676 students. The permanent program capacity for middle schools is 7,644. On a district-wide basis, Alachua County's middle schools are operating at 74.3% of their permanent program capacity. All middle schools in Alachua County are currently operating below the 100% utilization rate.



Map PSFE 6 Middle Schools & Attendance Zones

ELEMENTARY SCHOOLS

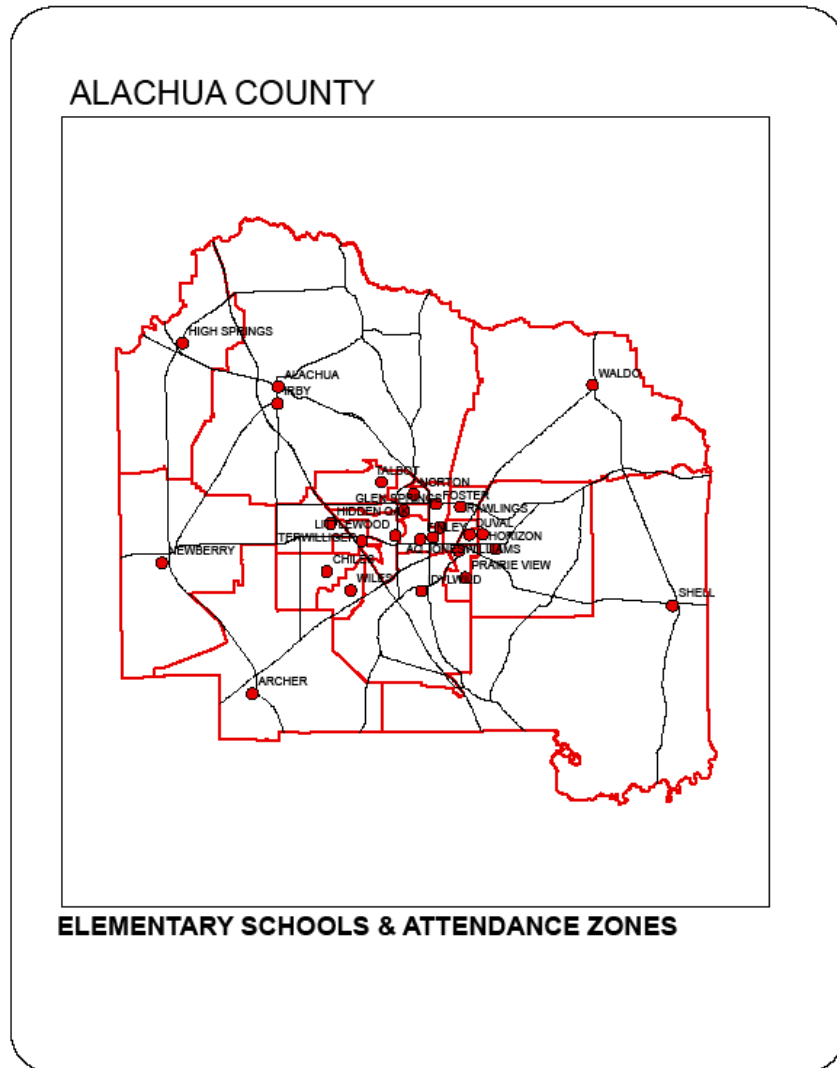
Twenty four public elementary are provided by the Alachua County School District. A profile of these schools is shown by **Table PSFE 10**. Their locations and attendance zones are illustrated by **Map PSFE 7**.

Table PSFE 10: Inventory of Alachua County Public Elementary Schools

| School | Permanent Program Capacity 2007-08 | Actual COFTE Enrollment 2007-08 | Actual Utilization 2007-08 |
|--|---|---------------------------------------|-------------------------------|
| ALACHUA | 525 | 462 | 88.0% |
| ARCHER | 429 | 321 | 74.8% |
| CHILES | 761 | 799 | 105.0% |
| DUVAL | 492 | 468 | 95.1% |
| FINLEY | 489 | 420 | 85.9% |
| FOSTER | 495 | 479 | 96.8% |
| GLEN SPRINGS | 475 | 464 | 97.7% |
| HIDDEN OAK | 743 | 819 | 110.2% |
| HIGH SPRINGS | 544 | 608 | 111.8% |
| IDYLWILD | 615 | 576 | 93.7% |
| IRBY | 595 | 477 | 80.2% |
| LAKE FOREST | 466 | 368 | 79.0% |
| LITTLEWOOD | 616 | 615 | 99.8% |
| METCALFE | 509 | 295 | 58.0% |
| NEWBERRY | 507 | 594 | 117.2% |
| NORTON | 687 | 654 | 95.2% |
| PRAIRIE VIEW | 575 | 199 | 34.6% |
| RAWLINGS | 518 | 344 | 66.4% |
| SHELL | 406 | 194 | 47.8% |
| TALBOT | 721 | 700 | 97.1% |
| TERWILLIGER | 615 | 507 | 82.4% |
| WALDO | 268 | 211 | 78.7% |
| WILES | 724 | 677 | 93.5% |
| WILLIAMS | 535 | 499 | 93.3% |
| TOTAL ELEMENTARY SCHOOLS | 13,310 | 11,750 | 88.3% |
| ELEMENTARY CAPACITY & ENROLLMENT IN SPECIAL SCHOOLS | | | |
| AQ JONES | 179 | 30 | 16.8% |
| HORIZON | 67 | 51 | 76.1% |
| ANCHOR | 0 | 0 | 0.0% |
| ALL ELEMENTARY CAPACITY | 13,556 | 11,831 | 87.3% |

Source: Alachua County School District and Florida Department of Education, 2007-08

The 2007-08 reported enrollment within elementary schools is 11,831. The permanent program capacity for elementary schools is 13,556. On a district-wide basis, Alachua County's elementary schools are operating at 87.3% of their permanent program capacity.



Map PSFE 7: Elementary Schools & Attendance Zones

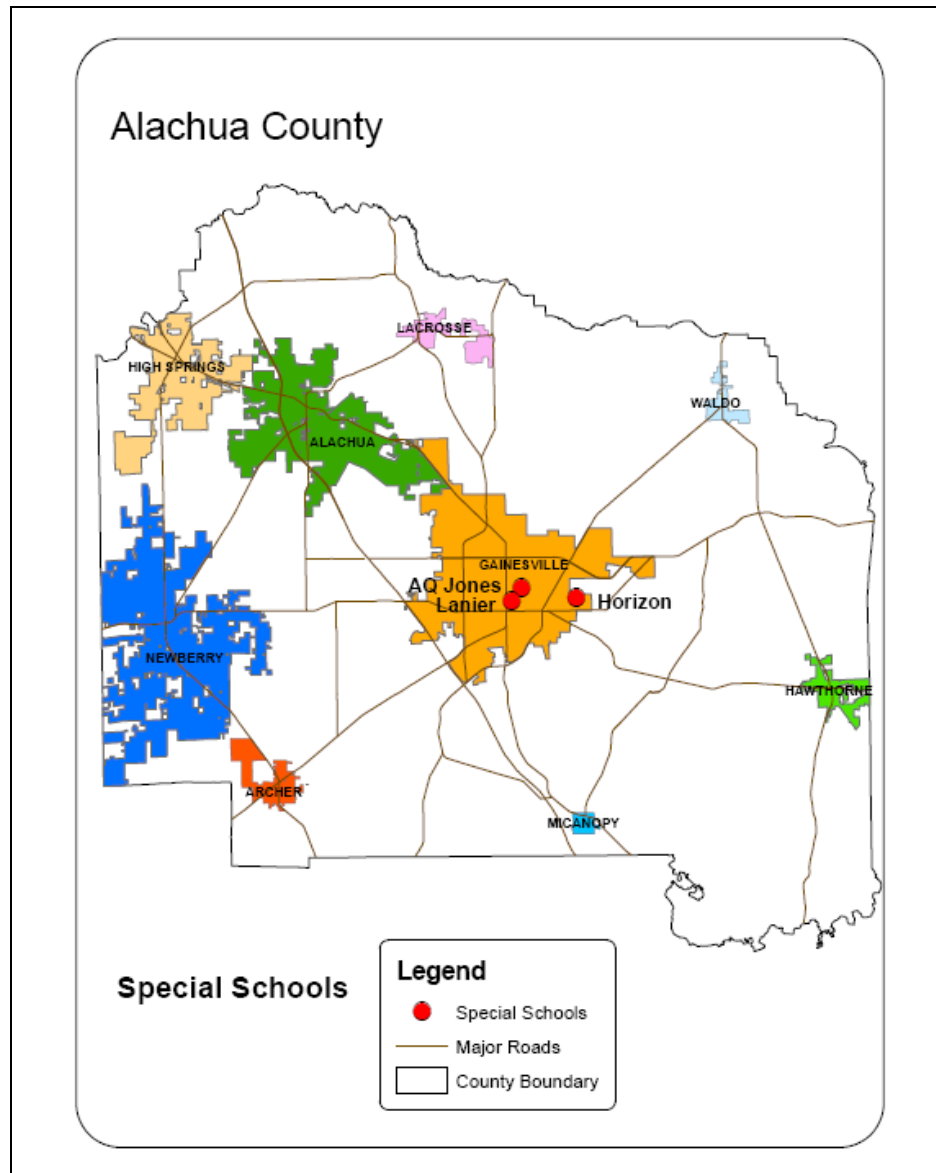
SPECIAL PURPOSE SCHOOLS

Alachua County School District operates three special schools and programs providing a variety of educational services. These schools and programs are as listed in **Table PSFE 11**. Special schools and programs are available to students on a district-wide basis. Their locations are illustrated by **Map PSFE 8**.

Table PSFE 11: Inventory of Alachua County Public Special Schools & Programs

| | Actual Permanent Program Capacity | Actual COFTE Enrollment | Actual Utilization |
|-----------------------|--|----------------------------|--------------------|
| SCHOOL | 2007-08 | 2007-08 | 2007-08 |
| AQ Jones | 144 | 100 | 69.4% |
| Horizon | 387 | 122 | 31.5% |
| Sidney Lanier/ Anchor | 409 | 168 | 41.1% |
| Total Special Schools | 940 | 390 | 41.5% |

Source: Alachua County School District and Florida Department of Education, 2007-08



Map PSFE 8: Special Purpose Schools

CHARTER SCHOOLS

The Alachua County School District charts 13 schools to be operated by private organizations. Although charter schools are public schools, the enrollment within these schools is excluded from the Capital Outlay Full Time Equivalent (COFTE) counts and projections provided by the Florida Department of Education (DOE). Charter school facilities are not required to meet the building standards of public schools nor are their curriculum dictated by the District. The capacities of charter schools are self reported. Additionally, there are no uniform standards for reporting charter school capacity. Their locations are illustrated by **Map PSFE 9**.

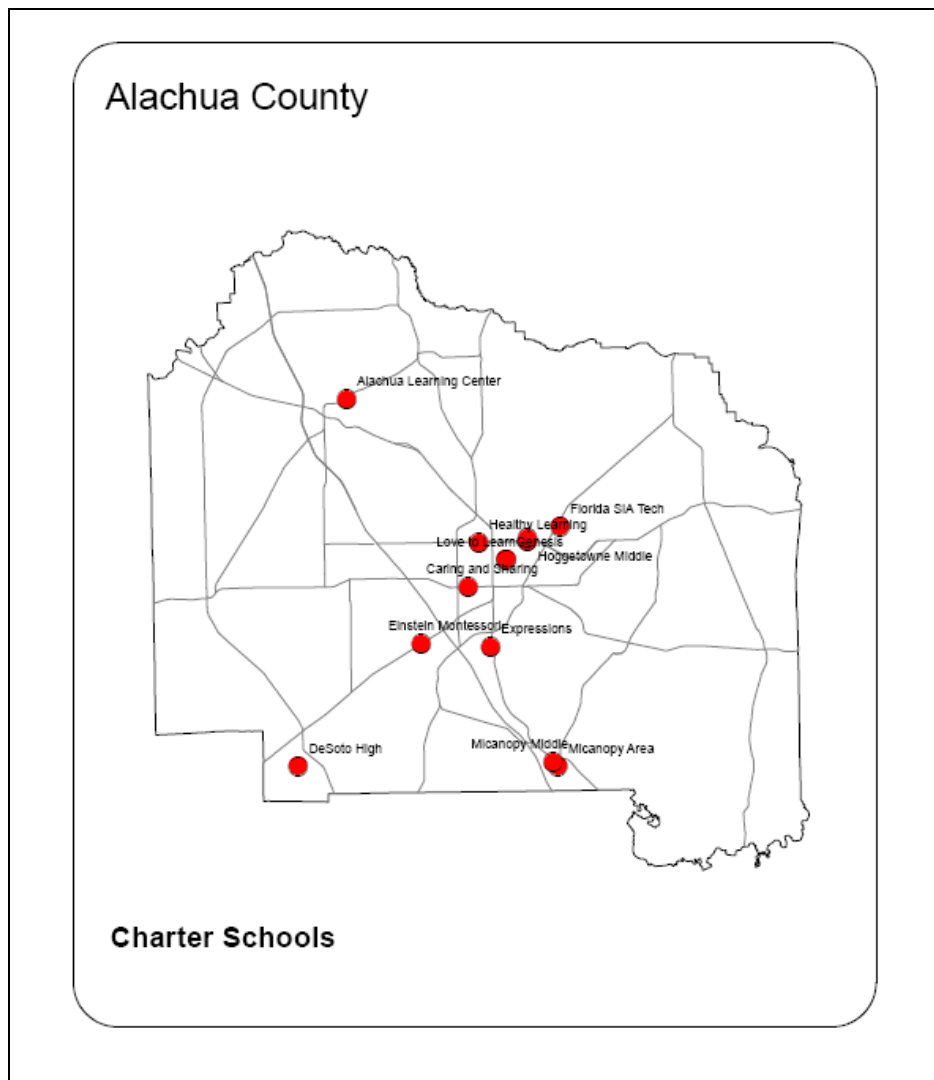
Table PSFE 12 provides an inventory of charter schools within Alachua County.

Table PSFE 12: Inventory of Alachua County Public Charter Schools

| SCHOOL | Capacity - Student Stations ¹² 2007-08 | Actual COFTE Enrollment 2007-08 | Actual Utilization 2007-08 |
|---|--|--|----------------------------------|
| Alachua Learning Center Inc. | 144 | 144 | 100% |
| Caring and Sharing Learning School, Inc. | 130 | 110 | 85% |
| DeSoto High School, Inc. | 72 | 42 | 58% |
| Einstein Montessori School, Inc. | 126 | 99 | 79% |
| Expressions Learning Arts Academy, Inc. | 108 | 83 | 77% |
| Florida SIA Tech at Gainesville Job Core Center | 57 | 200 | 351% |
| Genesis Preparatory School | 80 | 72 | 90% |
| Healthy Learning Academy, Inc. | 54 | 29 | 54% |
| Hoggetowne Middle School | 144 | 135 | 94% |
| Love to Learn Educational Center, Inc. | 80 | 52 | 65% |
| Micanopy Area Cooperative School, Inc. | 126 | 117 | 93% |
| Micanopy Middle School, Inc. | 72 | 71 | 99% |
| One Room School House Project, Inc. | 120 | 120 | 100% |
| Total Charter Schools | 1,313 | 1,274 | 97% |

Source: Alachua County School District and Florida Department of Education, 2007-08

¹² The capacities of charter schools are self-reporting. There are no uniform standards for reporting charter school capacity.



Map PSFE 9: Charter Schools

RELOCATABLES

The District addresses capacity deficiencies and other program needs at individual schools by the use of relocatables or portables. As shown by **Table PSFE 13**, the District uses a total of 234 relocatables providing 2,147 student stations.

Table PSFE 13: 2007 Use of Relocatables

| School Type | Number of Relocatables | Student Stations |
|------------------------|-------------------------------|-------------------------|
| High Schools | 74 | 1,108 |
| Middle Schools | 37 | 426 |
| Elementary Schools | 107 | 498 |
| Specials Schools | 16 | 115 |
| District Totals | 234 | 2,147 |

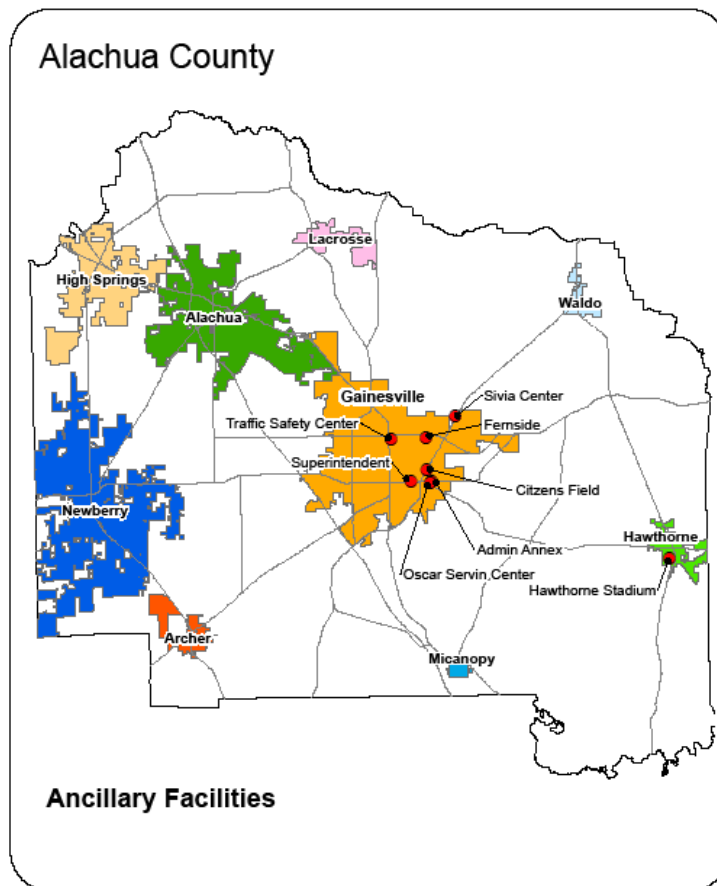
Source: Alachua County School District, 2007-08

ANCILLARY FACILITIES

Ancillary facilities provide general support for the operation of the District not related to individual schools. An inventory of these facilities is provided by **Table PSFE 14**. Their locations are illustrated by **Map PSFE 10**.

| Table PSFE 14: Ancillary Facilities Inventory | | |
|---|-------------------|-----------------------|
| Facility | Site Size (acres) | Building Size (sq ft) |
| Traffic Safety Center | 4 | 5,986 |
| Administrative Annex | 12 | 97,763 |
| Alachua Superintendent | 7 | 54,477 |
| Camp Crystal | 120 | 24,243 |
| Citizens Field | 10 | 11,026 |
| Oscar Servin Center | 10 | 3,383 |
| Fearnside Family Services | 15 | 20,677 |
| Hawthorne Stadium | 8 | 3,137 |
| Sivia Center | 18 | 75,122 |
| Total Inventory | 204 | 295,814 |

Source: Alachua County School District, 2007-08.



Map PSFE 10: Ancillary Facilities

SUMMARY OF SCHOOL FACILITIES

Table PSFE 15 provides a summary of the capacity, enrollment and level of service district-wide for the high, middle, elementary and special purpose schools operated by the district. As noted, elementary, middle and high schools are generally operating at enrollment levels less than 100% of their permanent program capacity.

| Table PSFE 15: 2007 Summary of Alachua County Public Schools | | | |
|---|---|--|---------------------------|
| | Permanent Program Capacity | Actual COFTE Enrollment | Actual Utilization |
| School Type | 2007-08 | 2007-08 | 2007-08 |
| HIGH TOTAL | 8,617 | 8,488 | 98.5% |
| MIDDLE TOTAL | 7,465 | 5,573 | 74.7% |
| ELEMENTARY TOTAL | 13,310 | 11,750 | 88.3% |
| SPECIAL TOTAL | 940 | 390 | 41.5% |
| CHARTER TOTAL | 1,313 | 1,274 | 97.0% |
| ALL SCHOOLS | 31,645 | 27,475 | 86.8% |

Source: Alachua County School District , 2007-08

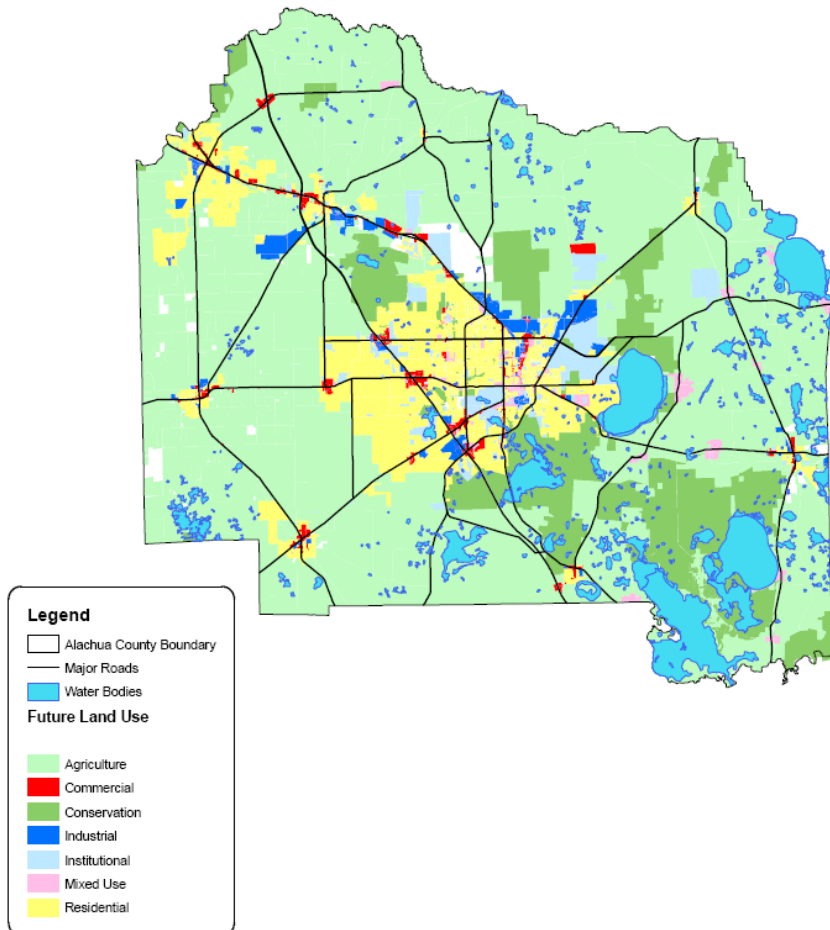
RELATIONSHIP TO ALACHUA COUNTY AND MUNICIPALITIES

Future Land Use Element / Future Land Use Map

The municipalities of Alachua, Archer, Gainesville, Hawthorne, High Springs, LaCrosse, Micanopy, Newberry, Waldo, and Alachua County each maintain a comprehensive plan and implement land development regulations consistent with Florida statutes and rules. Each of the municipalities has incorporated school siting and coordination policies in their comprehensive plans. Alachua County has incorporated public schools in the framework of the Comprehensive Plan by including schools in the institutional policies and Future Land Use Element. This section provides a summary of the current status of these programs as they relate to school facilities planning and coordination.

Map PSFE 11 shows a composite Future Land Use Map. The categories are generalized and the color code reconciled to reflect general land use types and densities.

Alachua County Future Land Use



Map PSFE 11: Composite Future Land Use Map

Summary of Objectives and Policies related to Alachua County Public Schools

| Alachua County Objectives and Policies | |
|---|---|
| Future Land Use Element | |
| Objective 1.1 | Encourage development of residential land in a manner which promotes social and economic diversity, provides for phased and orderly growth consistent with available public facilities, and provides for access to existing or planned public services such as schools, parks, and cultural facilities. |
| Policy 1.5.1 | New residential development shall meet all of the requirements for adequate facilities based on the level of service standards adopted in this Plan for roads, potable water, sanitary sewer, solid waste, stormwater, recreation and open space facilities, and mass transit and the concurrency provisions of this Plan. |
| Policy 1.5.2 | In addition to the facilities for which level of service standards are adopted as part of the concurrency management system of this Plan, other facilities that should be adequate to serve new urban residential development include: d. primary and secondary schools. |
| Policy 5.1.2 | The following uses are considered institutional and governmental uses in Alachua County: a. Public and Private Educational Facilities (meeting State of Florida compulsory education requirements), Day Care Centers, and Nursery Schools. |
| Objective 5.3 | Educational Facilities |
| Policy 5.3.1 | The following areas shall be avoided when locating future educational facilities in Alachua County: Noise Attenuation Area or Noise Sensitive District, and other airport impact areas as prohibited by Chapter 333, Florida Statutes. Environmentally sensitive areas as determined in accordance with the conservation policies of Alachua County (see the Conservation and Open Space Element. Areas designated for Rural/Agriculture land use. Existing or designated industrial districts (except for vocational schools). Any area where the nature of existing or proposed adjacent land uses would endanger the safety of students or decrease the effective |

Comment [GB1]: Consistency of Headings as per Laura Dedenbach

Public School Facilities Element – Data & Analysis

| | |
|--------------|---|
| | provision of education. |
| Policy 5.3.2 | Elementary and middle schools are encouraged to locate: a. within existing or proposed residential areas or village centers, and b. near existing or designated public facilities such as parks, recreational areas, libraries, and community centers to facilitate the joint use of these areas. |
| Policy 5.3.3 | To ensure the safety of children, elementary schools shall be located on paved roads. Direct access should be available from local or collector streets, or from arterials with an interior road to the school. |
| Policy 5.3.4 | To ensure accessibility, middle and senior high schools shall be located near arterial streets. |
| Policy 5.3.5 | To ensure safety and accessibility, all schools shall be linked with surrounding residential areas by bikeways and sidewalks. |
| Policy 5.3.6 | Alachua County shall co-locate public facilities such as parks, recreational areas, libraries, and community centers with schools to the extent possible. |
| Policy 5.3.7 | a. Public educational facilities shall be allowable uses in the following land use categories designated on the Future Land Use Map: 1. Urban Residential: Low density, Medium density, Medium-high density, and High density ranges. 2. Institutional, within the urban cluster. b. Public educational facilities may also be allowed as conditional uses in activity centers, institutional areas designated outside of the urban cluster, and other land use categories. c. Land proposed for donation for school sites shall comply with Future Land Use Element Policy 7.1.10 . . . f. Land development regulations for public and private educational facilities shall include reasonable development standards and conditions, and shall provide for consideration of the site plan's adequacy as it relates to environmental concerns, health, safety, and general welfare, promotion of safe pedestrian and bicycle access with interconnections to related uses, and effects on adjacent property. |
| Policy 5.3.8 | Existing schools shall be considered consistent with the Comprehensive Plan. If the School Board of Alachua County submits an application to expand an existing school site, the County may impose reasonable development standards and conditions on the expansion only, and in a manner consistent with s. 235.34(1), Florida Statutes. Standards and conditions may not be imposed which conflict with those established in chapter 235, F.S., or the State Uniform Building Code, unless mutually agreed. In |

Public School Facilities Element – Data & Analysis

| | |
|--|--|
| | accordance with chapter 235, F.S., site plan review or approval shall not be required for: a. The placement of temporary or portable classroom facilities; or b. Proposed renovation or construction on existing school sites, with the exception of construction that changes the primary use of a facility, includes stadiums, or results in a greater than 5 percent increase in student capacity, or as mutually agreed. |
| Policy 7.1.10 | Land proposed to be donated for school sites must be approved by the School Board of Alachua County. The following minimum size standards have been recommended by the School Board: Elementary School - 15 acres, Middle School - 30 acres, High School - 65 acres. |
| Policy 7.1.11 | All new development shall meet level of service requirements for roadways, potable water and sanitary sewer, stormwater, solid waste, mass transit, and improved recreation in accordance with LOS standards adopted in the elements addressing these facilities. |
| Policy 7.1.12 | The concurrency management provisions of the land development regulations shall specify the period for which certification of level of service compliance shall be valid. |
| Recreation and Open Space Element | |
| Objective 1.2 | The County shall utilize recreation sites and funding mechanisms provided by the County, municipalities, State and Federal Governments, School Board of Alachua County, volunteer organizations and private groups to expand the recreational opportunities of Alachua County citizens. |
| Policy 1.2.3 | The County shall pursue agreements or contracts with the School Board of Alachua County to jointly provide neighborhood recreation facilities at or adjacent to school grounds which would promote the most efficient use of public lands to meet recreation needs. Such agreements will include provisions for capital improvements, operations and maintenance and liability |
| Policy 1.2.4 | The County shall provide assistance to the School Board, through the School Site Selection Committee, on the location, phasing, and design of future school sites to enhance the potential of schools as recreation sites. Per Policy 5.3.6 of the Future Land Use Element, Alachua County shall seek to collocate public facilities, including parks, with schools to the greatest extent possible. |

| Intergovernmental Coordination Element | |
|---|--|
| Policy 1.4 | <p>The School Board of Alachua County shall locate sites for new public schools consistent with the criteria in the Future Land Use Element for siting new public school facilities. In order to facilitate coordination between the School Board and the County:</p> <p>a) Alachua County shall continue to participate at a staff level in the School Acquisition Committee or other such committees of the Alachua County School Board to ensure coordination of their comprehensive development plans with the Alachua County Comprehensive Plan. Determinations of the consistency of new school sites proposed by the School Board of Alachua County as required by S. 235.193, F.S., shall be made in accordance with procedures identified in an inter-local agreement between the School Board and Alachua County.</p> <p>b) Alachua County shall coordinate with the School Board of Alachua County through the Recreation and Open Space Advisory Committee and other committees to explore the expanded use of public school facilities for recreation and to develop and implement a standard use agreement.</p> <p>c) Alachua County staff shall coordinate with the School Board staff on methodologies for population projections, from which public school enrollment projections are made. Alachua County staff shall also coordinate with School Board staff on the geographic distribution of enrollment projections as part of the School Board's annual Enrollment Projections & Capacity Analysis Report.</p> <p>d) Alachua County shall solicit specific comments from the School Board on public schools that could be attended by children in proposed new residential developments, including the current and projected capacity and enrollment of such schools. This information shall be included in staff reports on items before the Local Planning Agency and Development Review Committee.</p> <p>e) The County Commission and the School Board shall meet periodically to address issues of mutual concern including consideration of impact fees for schools.</p> |
| Policy 2.3 | <p>Alachua County shall continue to notify and consult with the following entities when there is any proposed development that could have an impact on that entity before action is taken on the proposed development. Comments by these entities will be incorporated into the appropriate development reports. . .School Board of Alachua County. . .</p> |
| Objective 3 | <p>Coordinate planning activities mandated by the various elements of the comprehensive plan with other local governments, school boards,</p> |

Public School Facilities Element – Data & Analysis

| | |
|--|--|
| | other units of local government providing services but not having regulatory authority over the use of land, the region and the state. |
| Objective 6 | - Coordinate with relevant state or regional agencies, local governments, or other entities with operational and maintenance responsibility for such facilities in establishing levels of service standards and guidelines. |
| Capital Improvements Element | |
| Policy 1.1.2 | Alachua County shall coordinate the timing and location of capital improvement projects with improvement projects of the municipalities in Alachua County, the School Board of Alachua County, the Alachua County Library District, and surrounding counties. This shall be implemented as follows: As part of the annual update of the Capital Improvements Program (CIP), and Capital Budget, capital improvement plans of local agencies relevant to the facilities provided in Alachua County's CIE and CIP shall be identified and analyzed. This analysis may be in the form of maps identifying existing facilities, planned improvements for the upcoming fiscal year, and five-year plans. In turn, Alachua County shall provide information concerning the timing, location, and design of proposed capital improvements by the County to these entities and shall maintain a data base on facilities affecting or affected by facilities provided by the County. |
| Objective 1.2 | Alachua County shall define types of public facilities and establish the standards or guidelines for level of service (LOS) by facility type to be used in developing and updating the five year capital improvement program to implement this element. |
| Objective 1.3 | Maintenance of adopted LOS standards to meet existing and future facility needs by coordinating land use decisions with a schedule of capital improvements. |
| Objective 1.6 | Programming and funding of capital projects consistent with the Goals, Objectives, and Policies of the Comprehensive Plan and Future Land Use Map, to maintain adopted LOS standards, and/or meet other public facility needs not dictated by LOS standards. |
| City of Alachua Objectives and Policies | |
| Future Land Use Element | |
| Objective 1.1 | The City of Alachua shall designate an Agriculture land use category in order to maintain agriculture operations within the city limits as well as preserve the rural character and small-town charm of Alachua |
| Policy 1.1.b | Supporting community services, such as schools, houses of worship, parks and community centers. |

Public School Facilities Element – Data & Analysis

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|--------------|--|
| Policy 1.2.a | <p>Moderate density residential (0 to 4 dwelling units per acre):The moderate density residential land use category allows residential development at a maximum density of 4 dwelling units per acre. The following uses are allowed in the moderate density residential land use category:</p> <p>. . . 8. Supporting community services, such as schools, houses of worship, parks, and community centers. . .</p> <p>10. Supporting community services, such as schools, houses of Worship, parks, and community centers</p> |
| Policy 1.2.c | <p>High density residential (8 to 15 dwelling units per acre): The high density residential land use category allows residential development at a density of 8 dwelling units per acre to 15 dwelling units per acre, as well as certain complementary uses, such as a limited range of neighborhood-scale retail and services. The following uses are allowed within the high density residential land use category:</p> <p>. . . 10. Supporting community services, such as schools, houses of worship, parks, and community centers.</p> |
| Policy 1.3.a | <p>Community Commercial: The Community Commercial land use category is established to provide neighborhood and community scale goods and services to adjacent neighborhood and residential areas. The following uses are allowed within the Community Commercial land use category:</p> <p>. . . 8. Supporting community services, such as schools, houses of worship, parks, and community centers;</p> |
| Policy 1.5.a | <p>Education</p> <p>1. The City shall require the location of public, private and charter school sites to be consistent with the following criteria:</p> <ul style="list-style-type: none"> a. The proposed school location shall be compatible with present and projected use of adjacent property; b. Adequate public facilities and services are, or will be available concurrent with the development of the school; c. There are no significant environmental constraints that would preclude development of an educational facility on the site; d. There will be no adverse impacts on archaeological or historic sites or structures listed on the State of Florida Historic Master Site File, which are located on the site; e. The proposed location is well drained and soils are suitable for development or are adaptable for development and outdoor educational purposes with drainage improvements; f. The proposed site can accommodate the required parking and circulation of vehicles on the site; and |

Public School Facilities Element – Data & Analysis

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| | <p>g. Where feasible the proposed site is so located to allow for co-location</p> <p>2. The City shall require the development of public, private and charter school sites to be consistent with the following standards:</p> <p>a. Middle and high schools shall be located on collector or arterial roadways (as functionally classified within this comprehensive plan), which have sufficient capacity to carry traffic to be generated by the school and are suitable for high volume traffic during evening and special events as determined by generally acceptable traffic engineering standards;</p> <p>b. The location, arrangement and lighting of play fields and playgrounds shall be located and buffered as may be necessary to minimize impacts to adjacent residential property; and c. All structural setbacks, building heights, and access requirements shall be governed</p> |
| Objective 1.3 | The City shall coordinate the establishment and amendment of level of service standards for public facilities with State and local entities having operational and maintenance responsibility for such facilities prior to the adoption or any amendment affecting level of service standards. |
| Policy 1.3.a | The City, shall, as part of the Comprehensive Plan monitoring and evaluation process, coordinate amendments of any level of service standards with appropriate State, regional and local agencies, such as the Florida Department of Transportation, Florida Department of Environmental Protection Suwannee River Water Management District, North Central Florida Regional Planning Council, the City of Gainesville, the City of High Springs, Alachua County and the School Board of Alachua County prior to adoption of such amendment. |
| Conservation Element | |
| Objective 2.1 | The City shall conserve natural resources by educating the public about the impacts of humans on natural resources and the benefits of employing conservation and stewardship practices. |
| Policy 2.1.a | The City shall partner with the Alachua County School Board, Alachua County Environment Protection Department, Florida Department of environmental Protection (DEP), Suwannee River Water Management District, University of Florida Institute of Food and Agricultural Services, Santa Fe Community College and other appropriate agencies to provide environmental education to residents of all ages. |
| Recreation and Open Space Element | |
| Objective 1.1 | <p>Long Range Planning and Funding:</p> <p>The City shall secure the provision, coordination and maintenance of recreational land, cultural facilities for current and future residents</p> |

Public School Facilities Element – Data & Analysis

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| | and visitors, and guarantee safe access to these facilities for all persons, regardless of special need or condition. |
| Objective 1.2 | Facilities, Levels of Service and Hierarchy of Parks: The City shall provide a variety of recreational facilities and opportunities that respond to appropriate levels of service for the established hierarchy of parks. |
| Policy 1.2.f | The City shall develop a master plan outlining the location of present and future parks by January 2007. This plan shall delineate the community needs met by each park, including detailed descriptions of specialized programs, such as those serving after-school, senior and indoor recreation needs. |
| Objective 1.4 | Partnerships: The City shall improve on its federal, state, regional and local, public and private partnerships to provide recreational facilities to residents and visitors. |
| Policy 1.4.a | The City shall continue working with the Alachua County School Board to maintain lease and rental agreements for recreation facilities at Alachua Elementary School, W.W. Irby Elementary School, Mebane Middle School and Santa Fe High School. |
| Intergovernmental Coordination Element | |
| Policy 1.1.a | By July 2004, the City of Alachua will enter into an interlocal agreement with the School Board of Alachua County which shall describe, at a minimum, processes related to joint meetings, population projections, coordination and sharing of information, site selection, renovations and closures, and shared uses. |
| Policy 1.1.b | The City shall review all proposals for new school facilities according to the provisions for school siting found in the City of Alachua Land Development Regulations and the Future Land Use Element. |
| Objective 1.2 | The City shall provide the City of Gainesville, the City of High Springs, the Suwannee River Water management District, the North Central Florida Regional Planning Council and the Florida Department of Community Affairs, and any other affected agency the opportunity to comment on Comprehensive Plan amendments, rezoning, and other development proposals. |
| Policy 1.2.a | The City shall provide notice to and coordinate the review of all proposed comprehensive plan amendments with Alachua County, the City of Gainesville, the City of High Springs, the School Board of Alachua County, the Suwannee River Water Management District, the North Central Florida Regional Planning Council, State and any other units of local government providing services but not having regulatory authority over the use of land. |

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| Policy 1.2.d | The City shall, as part of the development review process, provide notice of development proposals to governmental agencies providing services that may be impacted, such as the School Board of Alachua County, the Suwannee River Water Management District, the Florida Department of Transportation, and the Florida department of Environmental Protection, and provide the opportunity for concerns to be addressed. |
| City of Archer Objectives and Policies | |
| Intergovernmental Coordination Element | |
| Objective VII.3 | The City of Archer, upon adoption of this comprehensive plan, shall coordinate the establishment and amendment of level of service standards for public facilities with state and local entities having operational and maintenance responsibility for such facilities prior to the adoption. |
| Policy VII.3.1 | The City of Archer shall, as part of the Comprehensive Plan monitoring and evaluation process, coordinate amendments of any level of service standards with appropriate state regional and local agencies, such as the Florida Department of Transportation, Florida Department of Environmental Regulation, Florida Department of Natural Resources, the Suwannee River Water Management District, the North Central Florida Regional Planning Council, Alachua County government and the Alachua County School Board prior to such amendments. |
| Objective VII. 1 | The City of Archer, upon adoption of this comprehensive plan, shall coordinate its comprehensive planning with the Alachua County School Board, Suwannee River Water Management District, adjacent local government comprehensive plans and other units of local government providing services but not having regulatory authority over the use of the land. |
| Policy VII. 1.1 | The City of Archer shall establish a procedure, as part of the Comprehensive Plan review and amendment process, that all plan amendments proposed within the Comprehensive Plan are coordinated with adjacent local governments, the Alachua County School Board, Suwannee River Water Management District, North Central Florida Regional Planning Council, State and other units of local government providing services but not having regulatory authority over the use of land. |
| Recreation and Open Space Element | |
| Objective VI.1 | The City, upon adoption of this comprehensive plan, shall maintain accurate recreation activity facility inventories so that accurate levels of service can be determined, based upon the total public and private recreation resources available to the City. |
| Policy VI.1.1 | The City shall establish cooperative policies with other units of |

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| | government, the Florida Department of Natural Resources, Water Management District, School Board and community organizations to meet recreation demands. |
| City of Gainesville Objectives and Policies | |
| Future Land Use Element | |
| Objective 1.1 | Adopt city design principles which adhere to timeless (proven successful), traditional principles. |
| Policy 1.1.1 | To the extent possible, all planning shall be in the form of complete and integrated communities containing housing, shops, work places, schools, parks and civic facilities essential to the daily life of the residents |
| Objective 1.2 | Protect and promote viable transportation choices (including transit, walking and bicycling, and calmed car traffic). |
| Policy 1.2.9 | The City shall require, on long block faces (480 or more feet), the provision of intermediate connections in the pedestrian network. For example, direct walkway and bicycle routes to schools should be provided. |
| Policy 1.3.3 | Centers should, to the extent feasible, contain a range of mixed land use types—preferably within a one-quarter mile area—including such uses as neighborhood-scaled retail, office, recreation, civic, school, day care, places of assembly and medical uses. The uses are compact, and vertically and horizontally mixed. Multiple connections to and from surrounding areas should be provided along the edges of a mixed use area. |
| Objective 1.4 | Adopt land development regulations that promote mixed-use development within the city |
| Policy 1.4.5 | When considering the acquisition and establishment of public facilities such as parks, libraries, and neighborhood centers, the City should, to the extent appropriate, select a location and/or design the facility in such a way that collocation of the facility with a public school is either achieved with an existing school, or can be retrofitted for such a collocation. |
| Objective 1.5 | Discourage sprawling, low-density dispersal of the urban population |
| Policy 1.5.2 | The City should work with the School Board of Alachua County to enhance schools within city limits, particularly to make the schools more accessible to students without a car. |
| Objective 3.5 | Ensure that the future plans of State government, the School Board of Alachua County, the University of Florida, and other applicable entities are consistent with this Comprehensive Plan to the extent permitted by law. |
| Policy 3.5.1 | The City shall continue to coordinate with governmental entities to ensure that the placement of public facilities promotes compact development and is consistent with the adopted LOS standards |
| Policy 3.5.2 | The review of development plans of government entities shall be |

Public School Facilities Element – Data & Analysis

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| | consistent with the policies of the Intergovernmental Coordination Element of this Comprehensive Plan. |
| Objective 4.1 | The City shall establish land use designations that allow sufficient acreage for residential, commercial, mixed use, office, professional uses and industrial uses at appropriate locations to meet the needs of the projected population and which allow flexibility for the City to consider unique, innovative, and carefully construed proposals that are in keeping with the surrounding character and environmental conditions of specific sites. |
| Policy 4.1.1 | Public schools may be located in the following land use categories: single-family, residential low-density, residential medium density, residential high density, mixed-use residential, mixed-use low-intensity, mixed-use medium-intensity, mixed-use high-intensity, urban mixed-use 1, urban mixed-use 2, office, education, |
| Policy 4.3.3 | The Orton Trust Planned Use District shall consist of a mix of residential and non-residential uses under the following conditions and restrictions: . . .No non-residential activity, with the exception of places of religious assembly or private schools, shall be allowed along Northwest 31st Avenue or within 500 linear feet north of the frontage of Northwest 31st Avenue. . . A maximum of 80,000 square feet of non-residential use, including retail/commercial, eating places, office, civic, schools, day care centers, and places of religious assembly shall be allowed. A maximum of 600 feet of the Northwest 39th Avenue frontage shall be used for non-residential uses. The total allowable retail/commercial uses shall not exceed 40,000 square feet. Retail/commercial uses shall be as defined by the 1987 Standard Industrial Classification Manual major groups 52 thru 57 inclusive, 59; and 70 thru 79 inclusive. All non-residential uses on the perimeter of the planned use district shall be adequately buffered from surrounding residential uses through the use of greenspace, fences, or walls. The buffer widths shall be established in the planned development zoning ordinance. |
| Recreation Element | |
| Objective 1.3 | Eliminate conflicts and maximize coordination among service providers in the planning and management of recreation and open space within the urban area to maximize efficiency and equity in the provision and funding of recreation services. |
| Policy 1.3.3 | By 2004, the City shall reach an inter-local agreement with regarding public use of school facilities for recreational purposes. |
| Objective 1.7 | The development of recreation programs for youth is the most important recreational priority. Given this, the City shall establish youth recreation programs sufficient to meet the unmet needs for such programs by city youth. |
| Policy 1.7.1 | The City shall continue to coordinate with the University of Florida and SBAC, a recreational tutorial after-school program for elementary and middle school-aged city youth. |

Public School Facilities Element – Data & Analysis

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| Policy 1.7.3 | To meet the needs of pre-school and school-aged children, the City shall design programs that are designed to accommodate the typical work schedules of parents. |
| Objective 2.1 | A trail network, shall be established by the acquisition and development of proposed and existing parks in a manner that promotes the establishment of such a network. The trail network should include paved and unpaved trails along water bodies, utility corridors, and rail corridors that link environmentally significant natural areas, parks, neighborhoods, schools, shopping areas, cultural centers and job centers to each other and which provide safe and pleasant public access for all citizens, including seniors, children, and the disabled. |
| City of Hawthorne Objectives and Policies | |
| Future Land Use Element | |
| Objective 1.4 | The City shall adopt innovative land development regulations to implement the Comprehensive Plan by June 1, 1992, which shall include provisions for Planned Unit Development. The purpose of the Planned Unit Development regulations is to permit Planned Unit Development within the City which is intended to encourage the development of land as planned communities, commercial or industrial complexes; encouraging flexible and creative concepts of site planning; preserving the natural amenities of the land by encouraging scenic and function open area to accomplish a more desirable environment than would be possible through the strict application of other provisions of the City's land development regulations and provide for an efficient use of land resulting in smaller networks of utilities and streets and thereby lowering development and housing costs; and provide a stable environment compatible with surrounding areas. The following uses shall be permitted by right in a Planned Unit Development: 2. Churches, schools, community or club buildings and similar public and semi-public facilities; |
| Policy I.13.1 | The City Commission shall use the following criteria in considering for approval the following essential services; electrical transmission lines and substations, natural gas transmission lines, and radio, telecommunications and television antennas and towers, owned or operated by publicly regulated entities: (a) No such essential service shall be sited within 500 feet of any single or multi-family residence, group living facility, school or hospital, said distance to be measured from the centerline of the electrical and natural gas transmission lines, as constructed, or the fenced area of electrical substations. In addition, all radio and telecommunication towers shall also maintain the rated self-collapsing distance from any use listed above. |

| Recreation and Open Space Element | |
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| Objective VI.2 | The City, by June 1, 1992, shall maintain accurate recreation activity/facility inventories so that accurate levels of service can be determined, based upon the total public and private recreation resources available to the City. |
| Policy VI.2.1 | The City shall establish cooperative policies with other units of government, the Florida Department of Natural Resources, Water Management District, School Board and community organizations to maintain accurate recreation activity/facility inventories in order to determine the need for recreation facilities. |
| Intergovernmental Coordination Element | |
| Objective VII.1 | The City, upon adoption of this Comprehensive Plan, shall coordinate its comprehensive planning with the school board, Water Management District, adjacent local government comprehensive plans and other units of local government providing services but not having regulatory authority over the use of the land. |
| Policy VII. 1 .1 | The City shall establish a procedure, as part of the Comprehensive Plan review and amendment process, that all plan amendments proposed within the Comprehensive Plan are coordinated with adjacent local governments, the School Board, Water Management District, Regional Planning Council, State and other units of local government providing services but not having regulatory authority over the use of land, the Regional Planning Council, and the State. |
| Objective VII.3 | The City shall coordinate the establishment and amendment of level of services standards for public facilities with state and local entities having operational and maintenance responsibility for such facilities prior to the adoption or any amendment such adopted level of service standards. |
| City of High Springs Objectives and Policies | |
| Future Land Use Element | |
| Objective 1.1 | The City shall make available or schedule for availability public facilities for future growth and urban development as development occurs in order to provide for urban densities and intensities within the City. |
| Policy 1.1.2 | The City's Future Land Use regulations will allow the siting of public, charter, and private schools in any zoning district except Industrial. A Conditional Use permit and Site and Development review and approval will be required for school siting. The location of school facilities has been excepted from the Industrial zone classification due to noise, odors, dust, and traffic impacts and hazards. |

Public School Facilities Element – Data & Analysis

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| Policy 1.1.7 | Schools are encouraged to locate near: A. existing or proposed residential areas, B. existing or proposed public facilities such as parks, recreation areas, libraries, and community centers to facilitate the joint use of these areas |
| Objective 1.6 | Recommendations for amendments to the City's land development regulations shall address the impact the changes will have on adjacent Future Land Uses both within the City and in the surrounding county, as appropriate. This will include coordination with the Alachua County School Board. This report will be prepared by, or at the direction of, the Plan Board. |
| Intergovernmental Coordination Element | |
| Objective 1.5 | The City will coordinate the objectives and policies of this comprehensive plan with the Alachua County School Board. This coordination will include the establishment of a policy to address a joint process with the School Board for collaborative planning and decision-making concerning population projections and school siting. |
| Policy 1.5.1 | The City will employ the following procedure to ensure intergovernmental coordination with the Alachua County School Board for the location of educational facilities within the City: A. upon receipt of a written notice from the School Board informing the City of the acquisition or leasing of property to be used for new educational facilities, the City shall notify the School Board within 45 days as to the consistency of the site with the City's comprehensive plan, and B. the City shall determine the consistency with the City's comprehensive plan of any educational capital improvement projects, for which such compliance determination has been requested by the School Board. |
| Policy 1.5.2 | The following procedure will be utilized by the City to govern the collaborative planning program between the City and the Alachua County School Board: A. Upon receipt of the annual report specified in Chapter 235, Florida Statutes, whereby the School Board would notify the City of any additions to the School Five Year School Facilities Plan, the City shall respond to the receipt in accordance with Policy 1.5.1. of this Element. B. The City shall coordinate the decennial US Census Bureau's preliminary counts with the School Board to help ensure accuracy and consistency of data. C. The City shall coordinate population estimates and projections conducted by the City as part of its planning process with the School Board as requested, and at a minimum, once each year as part of the review of the School Facilities Plan. |
| Policy 1.5.3 | In order to address the extension of public facilities subject to concurrency to existing or new schools, all expansions or new |

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| | construction of public, charter, or private schools shall require site and development plan approval. |
| Parks, Recreation, and Open Space Element | |
| Objective 1.1 | A system of parks and recreation facilities meeting the needs of the population shall be in place to provide for the acceptable levels of service (LOS). |
| Policy 1.1.2 | The City will strive to locate future parks at, nearby or adjoining existing school sites through coordination with the Alachua County School Board, where feasible. |
| Policy 1.1.3 | Existing joint-use agreements with schools shall be maintained and the joint development of future school recreational areas should be coordinated between the school's administration and the City |
| Town of Lacrosse Objectives and Policies | |
| Intergovernmental Coordination Element | |
| Objective VII.1 | The Town, upon adoption of this Comprehensive Plan, shall coordinate its comprehensive planning with the School Board, Water Management District, adjacent local government comprehensive plans and other units of local government providing services but not having regulatory authority over the use of the land |
| Policy VII.1.1 | The Town shall establish a procedure, as part of the Comprehensive Plan review and amendment process, that all plan amendments proposed within the Comprehensive Plan are coordinated with other units of local government, the School Board, Water Management District, Regional Planning Council, State and other units of government providing services but not having regulatory authority over the use of land. |
| Objective VII.3 | The Town shall coordinate the establishment and amendment of level of service standards for public facilities with state and local entities having operational and maintenance responsibility for such facilities prior to the adoption or any amendment of such level of service standards. |
| Policy VII.3.1 | The Town, as part of the Comprehensive Plan monitoring and evaluation process, shall coordinate amendments of any level of service standards with appropriate state, regional and local agencies, such as the Florida Department of Transportation, Florida Department of Environmental Regulation, Florida Department of Natural Resources, Water Management District, Regional Planning Council, adjacent local governments and the School Board prior to such amendment. |
| Recreation Element | |
| Objective VI.2 | The Town, by May 1, 1992, shall maintain accurate recreation activity/facility inventories so that accurate levels of service can be determined, based upon the recreation resources available to the Town. |

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| Policy VI.2.1 | The Town shall establish cooperative policies with other units of government, the Florida Department of Natural Resources. Water Management District. School Board and community organizations to maintain accurate recreation activity/facility inventories in order to determine the need for recreation facilities. |
| Town of Micanopy Objectives and Policies | |
| Future Land Use Element | |
| Objective 1.4 | Upon adoption of this comprehensive plan, the Town of Micanopy shall attain public, private and civic support for the acquisition, development, operation and maintenance of recreational opportunities and open space areas. |
| Policy 1.4.3 | The Town of Micanopy shall establish cooperative policies with other units of government, the Florida Department of Natural Resources, Water Management District, School Board and community organizations to meet recreation demands. |
| Recreation and Open Space Element | |
| Objective 1.4 | Upon adoption of this comprehensive plan, the Town of Micanopy shall attain public, private and civic support for the acquisition, development, operation and maintenance of recreational opportunities and open space areas. |
| Policy 1.4.3 | The Town of Micanopy shall establish cooperative policies with other units of government, the Florida Department of Natural Resources, Water Management District, School Board and community organizations to meet recreation demands. |
| Intergovernmental Coordination Element | |
| Objective 1.1 | The Town of Micanopy, upon adoption of this comprehensive plan, shall coordinate this plan with the school board, the SJRWMD, adjacent governments providing services but not having regulatory authority. |
| Policy 1.2.3 | The Town of Micanopy will seek meetings and working relations with the Counties of Alachua, Marion, and Levy on matters of mutual concern. More specifically the Town of Micanopy intends to work with the Alachua Board of Education on planning the future location of a school in the Town for the growing student enrollment. |
| Policy 1.2.4 | The Town of Micanopy has appointed The Citizens Committee for Micanopy Schools to conduct a feasibility study to locate an elementary school in the area of the Town of Micanopy. |
| Objective 1.4 | The Town of Micanopy, upon adoption of this comprehensive plan, shall coordinate with adjacent governments, the school board and SJRWMD regarding all development proposals with the potential for impacting upon their plans. |
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| City of Newberry Objectives and Policies | |
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| Future Land Use Element | |
| Objective I.1. | The city shall adopt land development regulations by June 1, 1992, which shall make available or schedule for availability the public facilities for future growth and urban development as development occurs in order to provide for urban densities and intensities within the city. |
| Policy I.1.2 | Land Development Regulations should allow public, private, and charter schools to locate in the following land use classifications: industrial, medium and high density residential, commercial, and mixed-use. |
| Policy I.1.6. | Require the location of public, private and charter school sites to be consistent with the following criteria: <ol style="list-style-type: none"> 1. The proposed school location shall be compatible with present and projected use of adjacent property; 2. Adequate public facilities and services are, or will be available concurrent with the development of the school; 3. There are no significant environmental constraints that would preclude development of an educational facility on the site; 4. There will be no adverse impacts on archaeological or historic sites or structures listed on the State of Florida Historic Master Site File, which are located on the site; 5. The proposed location is well drained and soils are suitable for development or are adaptable for development and outdoor educational purposes with drainage improvements; 6. The proposed site can accommodate the required parking and circulation of vehicles of the site; and 7. Where feasible the proposed site is so located to allow for co-location with parks, libraries and community centers. |
| Policy I.1.7 | The city shall require the development of public, private and charter school sites to be consistent with the following standards: <ol style="list-style-type: none"> 1. Middle and high schools shall be located on collector or arterial roadways (as functionally classified within this comprehensive plan), which have sufficient capacity to carry traffic to be generated by the school and are suitable for high volume traffic during evening and special events as determined by generally acceptable traffic engineering standards; 2. The location, arrangement and lighting of play fields and playgrounds shall be located and buffered as may be necessary to minimize impacts to adjacent residential property; and 3. All structural setbacks, building heights, and access requirements shall be governed by the city's land development regulations. |
| Intergovernmental Coordination Element | |

Public School Facilities Element – Data & Analysis

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| Objective VII.1. | The city, upon adoption of this Comprehensive Plan, shall coordinate its comprehensive planning with the school board, water management district, adjacent local government comprehensive plans and other units of local government providing services but not having regulatory authority over the use of the land. |
| Policy VII.1.1. | The city shall establish a procedure, as part of the Comprehensive Plan review and amendment process, that all plan amendments proposed within the Comprehensive Plan are coordinated with other units of local government, the school board, and other units of government providing services but not having regulatory authority over the use of land. |
| Objective VII.3 | The city shall coordinate the establishment and amendment of level of service standards for public facilities with state and local entities having operational and maintenance responsibility for such facilities prior to the adoption or any amendment of such level of service standards. |
| Policy VII.3.1. | The city, as part of the Comprehensive Plan monitoring and evaluation process, shall coordinate amendments of any level of service standards with appropriate state, regional and local agencies, such as the Florida Department of Transportation, Florida Department of Environmental Regulation, Florida Department of Natural Resources, water management district, regional planning council, adjacent local governments and the school board prior to such amendment. |
| Objective VII.6. | The city shall upon adoption of this objective, coordinate the Comprehensive Plan with the school board five-year facilities plan. |
| Policy VII.6.1. | <p>Until such time as interlocal agreement is adopted by the city and the school board in accordance with the requirement of F.S. Ch. 163, part II and F.S. Ch. 235, the following procedure shall be used to ensure intergovernmental coordination with the school board for the location of educational facilities within the city:</p> <ol style="list-style-type: none"> 1. Upon receipt of a written notice from the school board informing the city of the acquisition or leasing of property to be used for new public educational facilities, the city shall notify the school board within 45 days as to the consistency of the site with the Comprehensive Plan; and 2. Subsequent to a request by the school board for a comprehensive plan determination, the city shall determine the consistency, with the Comprehensive Plan, of any proposed educational capital improvement projects |
| Policy VII.6.2. | Until such time as an interlocal agreement is adopted by the city and the school board in accordance with the requirements of F.S. Ch. 163, part II and F.S. Ch. 235, the following procedure shall govern the collaborative planning program and decision making concerning population projections and public school siting between the city and the school board: |

Public School Facilities Element – Data & Analysis

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| Policy VII.6.3. | In order to address the extension of public facilities to existing or new schools, subject to concurrency, all expansions or new construction of public, charter and private schools shall be subject to site and development plan review and approval. |
| Policy VII.6.4. | In order to coordinate the effective and efficient provision and siting of educational facilities with associated infrastructure and services within the city, representatives of the city and the school board shall meet by the end of the year 2000 to develop mechanisms for coordination of educational facilities planning. |
| Policy VII.6.5. | <p>The city shall focus on the following coordinating mechanisms when discussing the interlocal agreement, required by F.S. Ch. 163, part II and F.S. Ch. 235, with the school board:</p> <ol style="list-style-type: none"> 1. Coordinate the review of the annual update of the Capital Improvements Element of the city and the annual educational facilities report and five-year school facilities plan of the school board; 2. Coordinate the review and assessment of the associated costs and expenditures of siting and developing schools with needed public infrastructure; 3. Coordinate the review of land uses that increase residential density; 4. Use a unified data base, including population forecasts (student population), land use and facilities; and 5. Use recreational and physical plant facilities in a manner which fosters the coordination of use of the facilities consistent with their multi-function design. |

City of Waldo Objectives and Policies

Comment [GB2]: Modify Waldo as Laura Dedenbach material

Future Land Use Element

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| Objective I.13 | The City, upon adoption of this Comprehensive Plan, shall require the location of the following essential services, electrical transmission lines and substations, natural gas transmission lines, and radio, telecommunication and television antennas and towers, owned or operated publicly regulated entities, to be approved by the City Council. All other essential services, which are hereby defined to include and be limited to electrical distribution lines, water distribution lines and mains, sanitary sewer collection lines, force mains and lift stations, natural gas distribution lines and mains, telephone lines and substations, and cable television lines shall be exempt from any City approval and shall be permitted in any land use category. All public buildings and grounds, and public facilities not defined as an essential service herein and to be located outside of a public right-of-way or easement shall require an amendment to the Future Land Use Plan Map for designation as a public use. |
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Public School Facilities Element – Data & Analysis

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| Policy I.13.1 | <p>The city Council shall use the following criteria in considering for approval the following essential services; electrical transmission lines and substations. Natural gas transmission lines, and radio, telecommunications and television antennas and towers. owned or operated publicly regulated entities:</p> <p>(a) No such essential service shall be sited within 500 feet of any single or multi-family residence, group living facility. school or hospital, said distance to be measured from the centerline of the electrical and natural gas transmission lines, as constructed, or the fenced area of electrical substations. In addition, all radio and telecommunication towers shall also maintain the rated self-collapsing distance from any use listed above.</p> |
| Recreation and Open Space Element | |
| Objective VI.2 | The City, by May 1, 1992, shall maintain accurate recreation activity/facility inventories so that accurate levels of service can be determined, based upon the recreation resources available to the City. |
| Policy VI.2.1 | The City shall establish cooperative policies with other units of government, the Florida Department of Natural Resources. Water Management District. School Board and community organizations to maintain accurate recreation activity/facility inventories in order to determine the need for recreation facilities. |
| Intergovernmental Coordination Element | |
| Objective VII. 1 | The City, upon adoption of this Comprehensive Plan, shall coordinate its comprehensive planning with the School Board, Water Management District, adjacent local government comprehensive plans and other units of local government providing services but not having regulatory authority over the use of the land. |
| Policy VII.1.1 | The City shall establish a procedure, as part of the Comprehensive Plan review and amendment process, that all plan amendments proposed within the Comprehensive Plan are coordinated with other units of local government, the School Board, and other units of government providing vices but not having regulatory authority over the use of land. |
| Objective VII.3 | The City shall coordinate the establishment and amendment of level of service standards for public facilities with state and local entities having operational and maintenance responsibility for such facilities prior to the adoption or any amendment of such level of service standards. |
| Policy VII.3.1 | The City, as part of the Comprehensive Plan monitoring and evaluation process, shall coordinate amendments of any level of service standards with appropriate state, regional and local agencies, such as the Florida Department of Transportation, Florida Department of Environmental Regulation, Florida Department of Natural Resources. Water Management District, Regional Planning Council, |

Public School Facilities Element – Data & Analysis

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| | adjacent local governments and the School Board prior to such amendment. |
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Coordinated Planning Techniques

School planning is about providing adequate facilities, supporting network and services to meet the demands of growth and ensure a quality education for Florida's residents. In 2002, Governor Bush identified school planning as a critical issue facing Florida's communities and proposed legislation that required a comprehensive focus on school planning by requiring coordination of information.

The legislation requires local governments and school boards to enter into interlocal agreements that address school siting, enrollment forecasting, school capacity, infrastructure, collocation and joint use of civic and school facilities, sharing of development and school construction information, and dispute resolution and oversight.

In 2006, Alachua County, Alachua, Archer, Gainesville, Hawthorne, High Springs, LaCrosse, Micanopy, Newberry, Waldo and the School Board adopted the Interlocal Agreement for Public School Facility Planning. The process to adopt and implement the interlocal agreement has improved the working relationships between the County, School District and Municipalities and has led to a better understanding of each other's issues and concerns.

The result has been better understanding and cooperative decision making for school projects, collaborative initiatives to purchase lands and utilize existing County- and School Board-owned lands, better coordination of neighborhood compatibility and infrastructure with school projects, and improved data sharing. Coordinated planning efforts are leading to improved timing of sidewalk projects, improved traffic flow surrounding schools, improved buffers with school neighbors, and improved sensitivity for historical structures.

Along with the coordination prompted by the interlocal agreement, Section 163.3174, Florida Statutes, requires the local planning agency, which in Alachua County is the Planning Commission, include a representative of the school district as a nonvoting member. This membership, along with the school board's review of development approval plans, keeps the School Board up-to-date on land use decisions that could affect future student populations.

Section 163.3177 (6) (a), Florida Statutes, requires that the future land use element of the comprehensive plan clearly identify the land use categories in which public schools are an allowable use. When delineating the land use categories where public schools are an allowable use, a local government is required to include in the categories sufficient land proximate to residential development to meet the projected needs for schools in coordination with public school boards and may establish differing criteria for schools of different type or size. Each local government shall include lands contiguous to existing school sites, to the maximum extent possible, within the land use categories in which public schools are an allowable use.

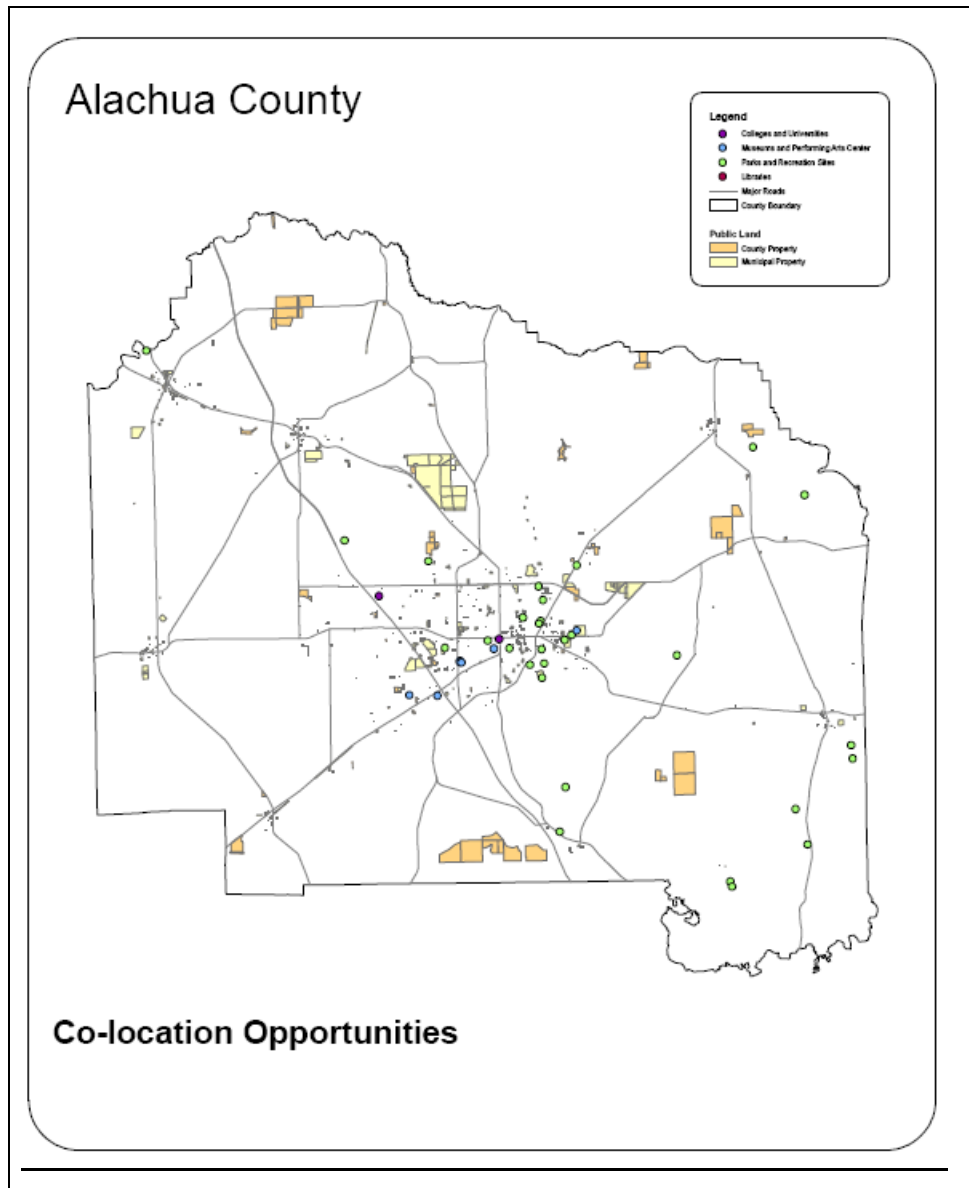
Co-location and Shared Use of Schools

Building schools for multiple purposes can serve the needs for both education and the community. Opportunities may exist to co-locate schools with compatible public facilities, such as parks, recreation, libraries and other community facilities. Joint use of

school board and local government facilities and the creation of community-based programs with school facilities can enrich community life and provide a cost effective way to expand facilities.

The quality of schools can affect residential growth patterns, impact urban sprawl and can provide a catalyst in neighborhood revitalization. Successful neighborhoods incorporate schools and recreation and park sites within their boundaries. Linking schools with parks and recreation areas and other community facilities such as libraries can enhance the educational environment and bring the school closer to the community.

Map PSFE 12 lustrates existing co-location opportunities throughout the County. These maps indicate schools and complimentary public facilities such as libraries and parks are frequently located in close proximity offering opportunities for shared use.



Map PSFE 12: Co-location Opportunities

Emergency Shelters

New educational facilities located outside a category 1, 2 or 3 evacuation zone are required to have core facility areas designed as Enhanced Hurricane Protection Areas unless the facility is exempted based on a recommendation by the local emergency management agency or the Department of Community Affairs. Certain factors are considered to qualify for the exemption, such as low evacuation demand, size, location, accessibility, and storm surge. For example, schools within counties that have adequate shelter capacity may be exempt. **Table PSFE 16** provides an inventory of schools that serve as emergency shelters.

Table PSFE 16: Schools as Emergency Shelters

| Facility | Location |
|---|---|
| Westwood Middle School Food Service Building #18 (EHPA) | 3215 NW 15 th Avenue Gainesville, Florida 32605 |
| Buchholz High School Classroom Building #8 | 5510 NW 27 th Avenue Gainesville, Florida 32606 |
| Eastside High School Classroom Building #15 | 1201 SW 43 rd Street Gainesville, Florida 32641 |
| Kanapaha Middle School Classroom Buildings #3 and #4 | 5005 SW 75 th Street Gainesville, Florida 32608 |
| Oakview Middle School Classroom Buildings #3 and #4 | 1203 SW 250 th Street Newberry, Florida 32669 |
| Talbot Elementary School Food Service #3 | 5701 NW 43 rd Street Gainesville, Florida 32653 |
| Shell Elementary School Food Service Building #5 | 21633 SW 65 th Avenue Hawthorne, Florida 32640 |
| High Springs Community School Classroom Building #5 | 1015 North Main Street High Springs, Florida 32643 |
| Rawlings Elementary School Food Service Building #4 (EHPA) | 3500 NE 15 th Street Gainesville, Florida 32653 |

Source: Alachua County School District, 2007-08.

Enrollment & Capacity

The evaluation of the present and future relationship of enrollment and school capacity is fundamental to effective school facilities planning and concurrency management. The Five-Year District Facilities Plan and the annual Capital Outlay Full Time Equivalent (COFTE) projections (cohort – survival technique) provided by the Florida Department of Education (DOE) as adjusted by Alachua County School District provide the foundation for this assessment.

Florida statutes require that the school enrollment projections made the DOE and the school districts be reconciled with population and housing projections used for comprehensive planning purposes.

Historic & Projected Enrollment

Current COFTE projections prepared by the DOE extend through the 2017-18 school year. **Table PSFE 17** shows this projection of public school enrollment for Alachua County.

The COFTE projections include public school students only and do not include students receiving their education in private schools, by home schooling, charter schools or other facilities such as the county jail. In 2006 the public school enrollment in Alachua County represented approximately 80% of the school age population and approximately 11% of the total population. The relative growth of high, middle and elementary public school enrollment is illustrated in **Figure PSFE 2**.

Table PSFE 17: Department of Education, COFTE Public Student Enrollment, Historic & Projected

| School Year | K-12 Enrollment | Students Added | Percent Increase | Elem Students | Middle Students | High Students |
|-------------|-----------------|----------------|------------------|---------------|-----------------|---------------|
| 2005-06* | 26,526 | | | 11,420 | 6,248 | 8,858 |
| 2006-07* | 26,262 | -264 | -1.00% | 11,918 | 5,933 | 8,411 |
| 2007-08* | 26,235 | -27 | -0.10% | 11,831 | 5,676 | 8,728 |
| 2008-09** | 26,462 | 227 | 0.86% | 12,468 | 5,993 | 8,001 |
| 2009-10** | 26,636 | 174 | 0.66% | 12,616 | 6,142 | 7,878 |
| 2010-11** | 26,957 | 321 | 1.21% | 12,901 | 6,177 | 7,879 |
| 2011-12** | 27,285 | 328 | 1.22% | 13,027 | 6,433 | 7,825 |
| 2012-13** | 27,750 | 465 | 1.70% | 13,187 | 6,576 | 7,987 |
| 2013-14** | 28,242 | 492 | 1.77% | 13,438 | 6,712 | 8,092 |
| 2014-15** | 28,731 | 489 | 1.73% | 13,775 | 6,629 | 8,327 |
| 2015-16** | 29,238 | 507 | 1.76% | 14,061 | 6,625 | 8,552 |
| 2016-17 | 29,715 | 477 | 1.63% | 14,279 | 6,776 | 8,660 |
| 2017-18 | 30,400 | 685 | 2.31% | 14,680 | 6,987 | 8,733 |

Source: Florida Department of Education, COFTE Projections, Alachua County School District

* Actual Note: Any discrepancy with actual figures shown in Table PSFE 18 are due to different reporting time-frames

** Projected

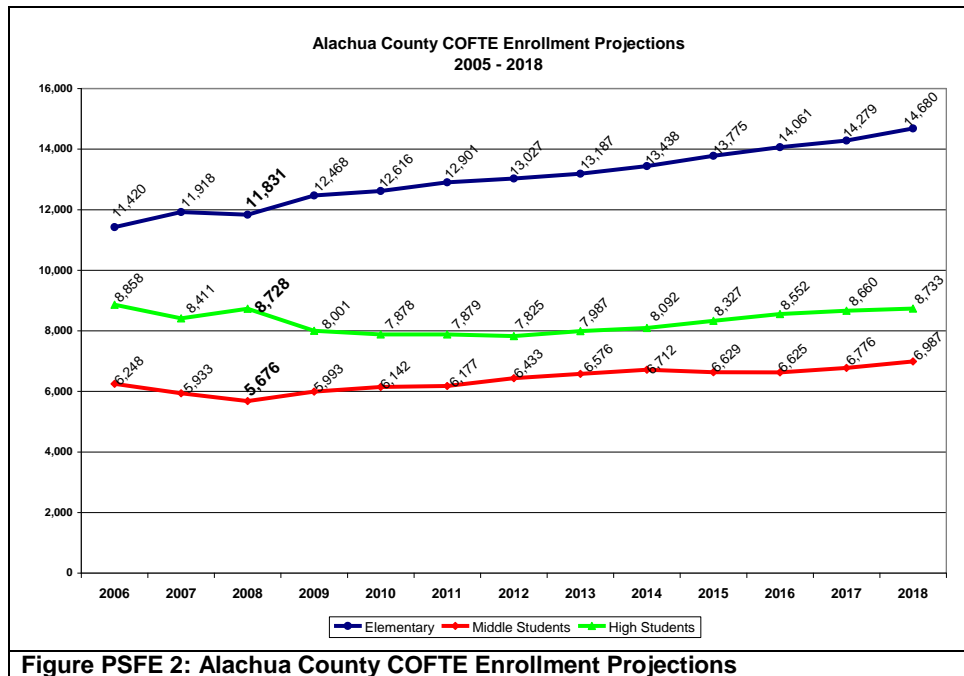


Figure PSFE 2: Alachua County COFTE Enrollment Projections

Funding for Capital Improvements

Ultimately the ability of the Alachua County School District to meet the capacity demands of the growing population depends upon the availability of funding for capital improvements and the effective application of these funds.

Capital Outlay Revenues

Alachua County Public Schools receive capital outlay revenues from a variety of sources as identified in **Table PSFE 18**.

Table PSFE 18: Projected Capital Outlay Revenue: 2007-2008

| Revenue Source | 2007-08 Actual Budget | 2008-09 Projected | 2009-10 Projected | 2010-11 Projected | 2011-12 Projected | 5 YR Total Projected |
|-------------------------------------|-----------------------------|----------------------|----------------------|----------------------|----------------------|-------------------------|
| Capital Investment Tax (2 mil) | \$24,411,669 | \$25,367,679 | \$26,460,061 | \$27,625,944 | \$28,981,328 | \$132,846,681 |
| less school bus purchase | \$1,450,000 | \$1,500,000 | \$1,500,000 | \$1,500,000 | \$1,500,000 | \$7,450,000 |
| less other vehicle purchase | \$365,000 | \$200,000 | \$200,000 | \$200,000 | \$200,000 | \$1,165,000 |
| less transfer to maintenance | \$2,602,885 | \$2,260,240 | \$2,260,240 | \$2,260,240 | \$2,025,000 | \$11,408,605 |
| less debt service | \$6,202,358 | \$6,152,090 | \$6,151,900 | \$6,150,000 | \$6,150,000 | \$30,806,348 |
| less other expenditures | \$7,838,575 | \$5,607,752 | \$5,909,123 | \$6,117,801 | \$6,279,867 | \$31,753,118 |
| Net Available for Capacity | \$5,952,851 | \$9,647,597 | \$10,438,798 | \$11,397,903 | \$12,826,461 | \$50,263,610 |
| PECO New Construction | \$2,389,512 | \$635,832 | \$346,631 | \$509,526 | \$544,968 | \$4,426,469 |
| PECO Maintenance | \$3,678,193 | \$3,529,001 | \$3,153,171 | \$2,940,156 | \$2,921,161 | \$16,221,682 |
| COPs Proceeds | | | | \$24,000,000 | \$33,000,000 | \$57,000,000 |
| CO & DS Maximum Proceeds | \$198,571 | \$198,571 | \$198,571 | \$198,571 | \$198,571 | \$992,855 |
| Effort Index Grant | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 |
| Classrooms for Kids | \$5,727,637 | \$0 | \$0 | \$0 | \$0 | \$5,727,637 |
| Private Donations - Fuel Tax Refund | \$0 | \$0 | \$0 | \$0 | \$0 | \$0 |
| Interest, Including POI | \$1,200,000 | \$1,200,000 | \$1,200,000 | \$1,200,000 | \$1,200,000 | \$6,000,000 |
| Transfer from Food Service Fund | \$225,000 | \$225,000 | \$225,000 | \$225,000 | \$225,000 | \$1,125,000 |
| Net Available for Capacity | \$15,693,571 | \$11,907,000 | \$12,409,000 | \$37,531,000 | \$47,995,000 | \$125,535,571 |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08

The **Capital Investment Tax (2 mil)** is the most significant of the capital revenue sources. The District may allocate these funds only on capital projects contained in the DOE-approved School Plant Survey and the revenues tend to increase with both population growth and increasing property values. As noted, the CIT revenue is projected to rise from about \$24 million dollars annually to about \$29 million by 2011-12. Almost \$133 million is projected to be raised over the coming five years with about 38% of these funds (\$50 million) available for capacity enhancement.

Public Education Capital Outlay (PECO) funds provided by the Department of Education are based on demonstrated capacity need. Over the five-year period, about \$4.4 million is expected from this source for expanded capacity.

Other revenue sources include: the **Capital Outlay and Debt Service (CO&DS) Trust Fund**, **Capital Outlay Participation Bonds (COPs)**, a one-time appropriation for **Classroom for Kids**, **Interest (including POI)**, and transfer from **Food Service Fund**.

As shown by **Table PSFE 18**, the District projects net revenues available for capacity to be approximately \$125.5 million over the five-year planning period.

Cost per Student Station

Table PSFE 19 provides an indication of the “cost per student station” that has been experienced historically and the projected increases anticipated during the upcoming five years. Although actual costs will depend upon factors largely outside the control of the District, the five-year plan anticipates substantial cost escalation.

| Table PSFE 19: Projected Student Station Costs - 5 Yr Construction Program | | | |
|---|---------------------|-------------------------|------------------------|
| Project Description | Planned Cost | Student Stations | COST/per StuSta |
| Alachua Elem - 10 Classroom Buildings | \$3,760,000 | 200 | \$18,800 |
| Santa Fe Senior High - New Classroom Building | \$4,587,000 | 250 | \$18,348 |
| FW Buchholz Senior High - New Science Lb Building | \$8,120,000 | 200 | \$40,600 |
| New Elementary F – High Springs | \$24,000,000 | 378 | \$63,492 |
| New Elementary H – West Urban | \$33,000,000 | 756 | \$43,650 |
| 5-Year Total | \$73,467,000 | 1,784 | \$41,181 |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08

The average “cost per student station” for the two new elementary schools programmed for the next 5 years is \$50,265.

The costs projected in the following tables reflect the “cost per student station” estimates described above. As indicated by **Table PSFE 20**, the District has identified \$80.9 million in capacity needs.

Planned Capacity Enhancements

The 2007-08 Five-Year District Facilities Plan identifies the capacity enhancements programmed by the District for five-, ten- and twenty-year periods. As indicated by **Table PSFE 20**, the District has identified \$ 80.9 million in capacity needs.

The five-year period extending from 2007-08 through 2011-12 anticipates the expenditure of \$110.1 million. This expenditure is programmed to add 1,584 permanent student stations within the schools identified in **Table PSFE 20**. The Five-Year Facilities Plan also allocates \$29.2 million to the renovation of existing schools and general capital upgrades to the educational facility plant.

The District has also projected its needs for the twenty-year time period. These projections and the corresponding allocation of funds are also summarized in **Table PSFE 20**. Over the twenty-year period from 2007-08 through 2026-27, the District projects the expenditure of approximately \$314 million for capacity enhancements. This expenditure is programmed to add 6,464 student stations. The effect of this capital program on levels of service is discussed in the next section of this report.

Table PSFE 20 also indicates the total land needs by school type to accommodate the five, ten and twenty-year program. Over the twenty-year planning period, 210 acres will be needed to accommodate new schools. Two (2) sites or fifty (50) acres will be required in the first 5 years.

Public School Facilities Element – Data & Analysis

Table PSFE 20: 20 Yr Construction Program

| Facility | 5 Yr Program | | 10 Yr Program | | 20 Yr Program | | | |
|--|----------------------|--------------|----------------------|---------------|----------------------|---------------|-------|--------------|
| | New Student Capacity | Budget | New Student Capacity | Budget | New Student Capacity | Budget | | |
| Capacity Enhancements | | | | | | | | |
| Alachua Elementary | 200 | \$6,977,000 | | | | | | |
| Santa Fe High | 250 | \$10,774,000 | | | | | | |
| Finley Elementary | | | 80 | \$2,261,000 | | | | |
| Fort Clarke Middle | | | 300 | \$3,889,000 | | | | |
| Elementary "F" High Springs | 378 | \$24,000,000 | | | | | | |
| Elementary "G" West Urban | 756 | \$33,000,000 | | | | | | |
| Newberry Elementary | | | 88 | \$1,771,000 | | | | |
| Elementary "H" Newberry | | | 378 | \$25,500,000 | | | | |
| Elementary "I" – Northwest Gainesville | | | 378 | \$25,500,000 | | | | |
| Elementary "J" – South Gainesville | | | 378 | \$25,500,000 | | | | |
| Elementary "K" - Alachua | | | 378 | \$25,500,000 | | | | |
| Eastside High | | | 200 | \$7,320,000 | | | | |
| Buchholz High | | | 200 | \$8,120,000 | | | | |
| High "AAA" | | | | | | | 2,000 | \$60,000,000 |
| Middle Expansion | | | | | | | 500 | \$25,000,000 |
| Total Capacity Enhancements | 1,584 | \$80,901,000 | 2,380 | \$119,211,000 | 2,500 | \$85,000,000 | | |
| Renovation & Major Maintenance | | | | | | | | |
| Williams Elementary | 0 | \$1,008,571 | | | | | | |
| High Springs | 0 | \$4,450,000 | | | | | | |
| Westwood Middle | 0 | \$3,700,000 | | | | | | |
| Gainesville High | 0 | \$2,500,000 | | | | | | |
| Loften High | 0 | \$1,700,000 | | | | | | |
| Administration Annex | 0 | \$120,000 | | | | | | |
| Citizens Field | 0 | \$60,000 | | | | | | |
| Traffic Safety Center | 0 | \$705,000 | | | | | | |
| Rawlings Elementary | 0 | \$289,000 | | | | | | |
| Lincoln Middle | 0 | \$1,000,000 | | | | | | |
| Newberry Elementary | 0 | \$4,000,000 | | | | | | |
| Waldo Community | 0 | \$217,000 | | | | | | |
| Sidney Lanier Center | 0 | \$600,000 | | | | | | |
| Shell Elementary | 0 | \$1,285,000 | | | | | | |
| Newberry High | 0 | \$5,060,000 | | | | | | |
| Horizon Center | 0 | \$2,500,000 | | | | | | |
| Total Renovation & Maintenance | 0 | \$29,194,571 | | | | | | |
| 20 Year Total | | | | | 6,464 | \$314,306,571 | | |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08

Public School Facilities Element – Data & Analysis

| Table PSFE 20: 20 Yr Construction Program (continued) | | | | |
|--|----------------------------|-----------------------------|-----------------------------|---------------------|
| Land Needs | | | | |
| <i>Facility Type</i> | <i>5 Yr Program</i> | <i>10 Yr Program</i> | <i>20 Yr Program</i> | <u>Total</u> |
| High Schools | 0 | 0 | 60 | 60 |
| Middle Schools | 0 | 0 | 0 | 0 |
| Elementary Schools | 50 | 100 | 0 | 150 |
| Total | 50 | 100 | 60 | 210 |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08

Chapter 3: School Capacity Needs

Alachua County Public Schools currently accommodates an enrollment of 26,235 students (refer to **Table PSFE 6**). The current program capacity within the high, middle, elementary, and special schools operated by the District is 30,315 student stations representing a district-wide utilization factor of 86.5% and a surplus of 4,080 student stations.

The public student enrollment projection corresponding to the BEBR Medium projection indicates that approximately 6,000 students (refer to **Table PSFE 6**) will be added district-wide by 2025. Overall the addition of 6,400 new student stations as planned by the District (refer to **Table PSFE 20**) would appear to meet this demand. However, the availability of student stations should also match the student demand for each type of school and be geographically proximate to that demand.

Permanent program capacity is used as the basis for determining elementary, middle, and high school capacity for purposes of managing school concurrency. To ensure that adequate school capacity is available, a level of service (LOS) standard 100% of permanent program capacity is established for elementary, middle, and high schools.

The following sections of this report examine each of these school types to determine if the program for capacity enhancement is sufficient to (1) alleviate existing capacity deficiencies and (2) maintain adopted levels of service throughout the planning period.

SCHOOL CAPACITY PLANNING AREAS

School concurrency as established by Florida statutes is applied in the regulatory context at the time new residential development impacts the school system. This point is defined by the statute to be at the final plat stage (single family residential) or its equivalent site plan stage (multi-family) that is the point in the development process where the investment in infrastructure (streets, water, sewer, etc.) is committed. The configuration and alternatives discussed in this report are directed at this regulatory requirement.

In reality, the task of planning for school capacity to coincide with the demand created by new development must begin much earlier in the development process. Comprehensive plan amendments, developments of regional impacts, rezonings, planned developments, preliminary plans and preliminary site plans that potentially generate public school students should include a review of school capacity needs.

Planning for schools should primarily address the geographic relationship of high, middle and elementary capacity to the residential development and the communities that it serves. Consequently, school capacity should be an integral part of the planning of new residential development throughout the planning process. The identification and preservation of sites and the timely commitment of funds for the building of schools cannot wait until the final stages of construction.

To assure that the planning of school capacity is integrated into the comprehensive planning process, it is recommended that the Public School Facilities Element and the Interlocal Agreement recognize the distinction between long range school facility

planning and the regulatory application of school concurrency at the actual development stage.

The SPCAs should form the basis for evaluating school capacity for all planning and preliminary regulatory review for residential development throughout Alachua County and serve as the basis for “developer agreements” designed to preserve school sites and assure the timely commitment of school construction.

This objective can be accomplished by the establishment of “School Capacity Planning Areas” (SCPAs) as distinct components of the Public School Facilities Element.

HIGH SCHOOLS

High School Capacity Planning Areas

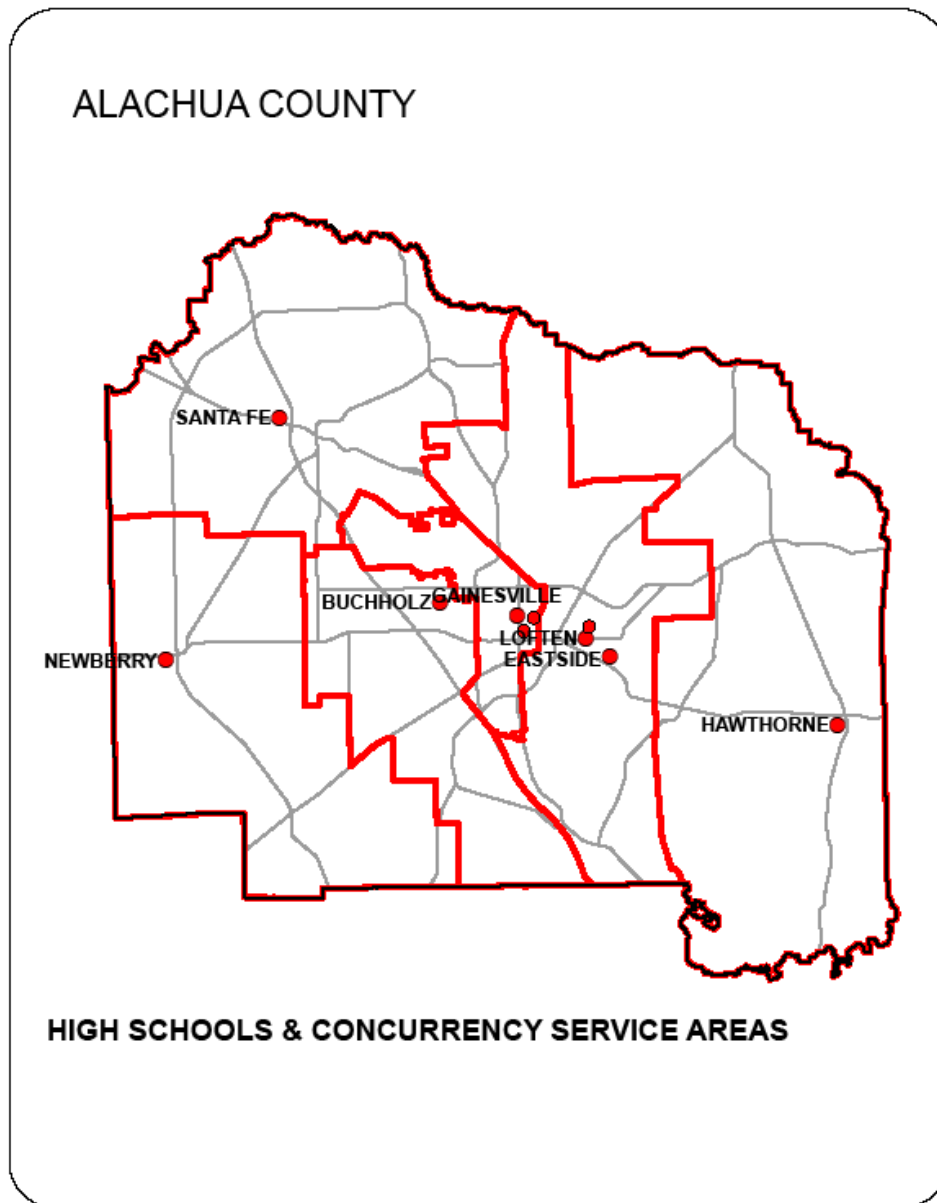
High School Capacity Planning Areas (SCPAs) coincide with High School Concurrency Service Areas and reflect the following factors:

1. Community-based boundaries generally identified by municipal reserve and extraterritorial area created by the boundary adjustment act; and
2. The identification of recognizable geographic features such as major roadways and environmental features such as lakes and major wetland systems.

High School Concurrency Service Areas

For the purpose of implementing school concurrency, modified concurrency service areas have been developed as illustrated by **Map PSFE 15**. These modified CSAs represent an adaptation of current middle school attendance zones to reflect the following factors

1. Community-based boundaries generally identified by municipal reserve and extraterritorial area created by the boundary adjustment act;
2. The reduction of the effect of the “adjacency” rule; and
3. The identification of recognizable geographic features such as major roadways and environmental features such as lakes and major wetland systems.



Map PSFE 13: High Schools & Modified Concurrency Service Areas

High school enrollment in Alachua County is accommodated by seven high schools and 3 special purpose schools. These schools provide a total permanent program capacity of 9,347 student stations (refer to **Table PSFE 21**). The 2007-08 actual enrollment is 8,728 representing a district-wide level of service of 97.9%. Buchholz and Santa Fe are currently operating in excess of the 100% utilization rate.

Table PSFE 21: 5 Yr District Facilities Plan – High Schools by School

| School | 2007-08 | | | 2011-12 | | |
|-------------------|--------------------------------------|---------------------------------|--------------------------------|----------------------------|-----------------|---------------------------|
| | Permanent Program Capacity 2007-2008 | Actual COFTE Enrollment 2007-08 | Actual Utilization (%) 2007-08 | Projected Program Capacity | Projected COFTE | Projected Utilization (%) |
| Buchholz | 2,054 | 2,376 | 115.7% | 2,054 | 1,860 | 90.6% |
| Eastside | 2,037 | 1,839 | 90.3% | 2,037 | 1,661 | 81.5% |
| Gainesville | 2,029 | 2,023 | 99.7% | 2,029 | 1,933 | 95.3% |
| Hawthorne | 464 | 261 | 56.3% | 464 | 232 | 50.0% |
| Loften | 420 | 178 | 42.4% | 420 | 160 | 38.1% |
| Newberry | 612 | 581 | 94.9% | 612 | 605 | 98.9% |
| Santa Fe | 1,001 | 1,230 | 122.9% | 1,431 | 1,158 | 80.9% |
| AQ Jones | 44 | 37 | 84.1% | 44 | 34 | 76.4% |
| Horizon | 150 | 118 | 78.7% | 150 | 106 | 70.6% |
| Lanier | 106 | 85 | 80.2% | 106 | 77 | 72.6% |
| TOTAL HIGH | 8,917 | 8,728 | 97.9% | 9,347 | 7,825 | 83.7% |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08 and Florida Department of Education, COFTE Projections, 2007

Table PSFE 21 shows the capacity-relationship by high school concurrency service areas (CSA). This table is derived by prorating the capacity and enrollment of Loften High School and the AQ Jones, Horizon and Lanier special schools. The applied ratios shown by **Table PSFE 22** reflect the proportion of the high school enrollment in each CSA to the total districtwide high school enrollment.

Table PSFE 22: Allocation of Districtwide High School Capacity & Enrollment

| CSA | Ratio |
|-----------------|-------|
| BUCHHOLZ CSA | 28% |
| EASTSIDE CSA | 22% |
| GAINESVILLE CSA | 24% |
| HAWTHORNE CSA | 5% |
| NEWBERRY CSA | 7% |
| SANTA FE CSA | 14% |

This analysis indicates that the Buchholz and Santa Fe CSAs are operating above the 100% utilization rate in 2007-08. Due the capacity enhancements noted in Table 25, declining enrollment projections and operational modifications¹³, all high school CSA's will be operating below the 100% standard by 2011-12.

¹³ Operational modifications include the alteration of attendance zones, modification of student assignment policies, modification of capacity utilization within schools and other modifications within the SBAC's operational prerogatives.

Table PSFE 23: 5 Yr District Facilities Plan – High Schools by CSA

| School | 2007-08 | | | 2011-12 | | |
|-------------------|--------------------------------------|---------------------------------|--------------------------------|----------------------------|-----------------|---------------------------|
| | Permanent Program Capacity 2007-2008 | Actual COFTE Enrollment 2007-08 | Actual Utilization (%) 2007-08 | Projected Program Capacity | Projected COFTE | Projected Utilization (%) |
| BUCHHOLZ CSA | 2,256 | 2,493 | 110.5% | 2,256 | 1,965 | 87.1% |
| EASTSIDE CSA | 2,195 | 1,931 | 88.0% | 2,195 | 1,744 | 79.4% |
| GAINESVILLE CSA | 2,202 | 2,123 | 96.4% | 2,202 | 2,023 | 91.9% |
| HAWTHORNE CSA | 500 | 282 | 56.4% | 500 | 251 | 50.2% |
| NEWBERRY CSA | 662 | 610 | 92.1% | 662 | 631 | 95.3% |
| SANTA FE CSA | 1,102 | 1,289 | 116.9% | 1,532 | 1,211 | 79.0% |
| TOTAL HIGH | 8,917 | 8,728 | 97.9% | 9,347 | 7,825 | 83.7% |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08 and Florida Department of Education, COFTE Projections, 2007

FIVE YEAR PROGRAM

As indicated in **Table PSFE 23**, the Five-Year District Facilities Plan anticipates the addition of 250 student stations through improvements to existing schools. This increase along with program adjustments will produce a district-wide high school 2011-12 level of service for permanent program capacity of 83.7%. All high schools and CSAs in the five year program are projected to operate within the adopted level of service standard by 2011-12. The Five Year Program is illustrated by **Map PSFE 14**.

Land Requirements No new high school sites are required in the Five-Year Facilities Plan.

Supporting Infrastructure Supporting infrastructure is deemed adequate to support the high school system under the Five-Year District Facilities Plan.

Ancillary Facilities Improvements are planned to the Administration Annex, Citizens Field and the Traffic Safety Center during the five year program (**refer to Table PSFE 21**).

TEN YEAR PROGRAM

No new high schools are planned within the ten year period, refer to **Table PSFE 24** and **Map PSFE 15**. Additional capacity for 400 students will be provided by expansions at Eastside High and Buchholz High.

Land Requirements No additional land will be required for the ten year period.

Supporting Infrastructure High schools will not require substantial infrastructure investments.

Ancillary Facilities The current and planned inventory of ancillary facilities is adequate to support the school system through the 2016-17 school year.

Table PSFE 24: Long Range District Facilities Program: High Schools

| High School Facility | 5 Yr Program | | 10 Yr Program | | 20 Yr Program | |
|----------------------|----------------|---------------------|----------------|--------|----------------|--------|
| | Capacity Added | Budget | Capacity Added | Budget | Capacity Added | Budget |
| GAINESVILLE | 0 | \$2,500,000 | | | | |
| LOFTEN | 0 | \$1,700,000 | | | | |
| SANTA FE | 250 | \$10,774,000 | | | | |
| EASTSIDE | | | | | | |
| BUCHHOLZ | | | | | | |
| LANIER | 0 | \$600,000 | | | | |
| HORIZON | 0 | \$2,500,000 | | | | |
| NEWBERRY | 0 | \$ 5,060,000 | | | | |
| High AAA | | | | | | |
| Total | 250 | \$23,136,000 | | | | |
| | | 20 Yr Program Total | | 2,650 | \$98,574,000 | |
| Land Needs | 0 | | 0 | | 60 | |
| | | Total Land Needs | | 60 | | |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08

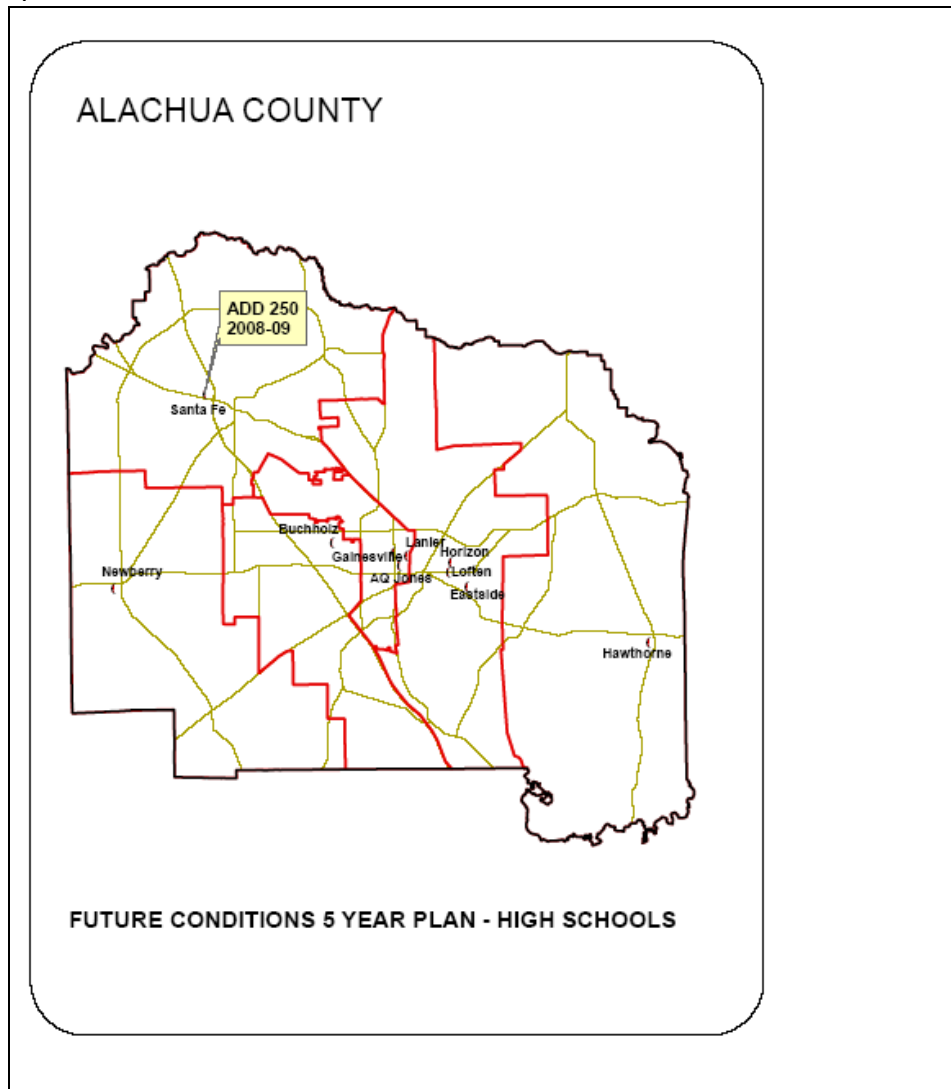
TWENTY YEAR PROGRAM

During the twenty year planning period, one new high school will be required and located within the western portion of the County (**Table PSFE 24**). **Map PSFE 16** illustrates the improvements planned over a twenty year period.

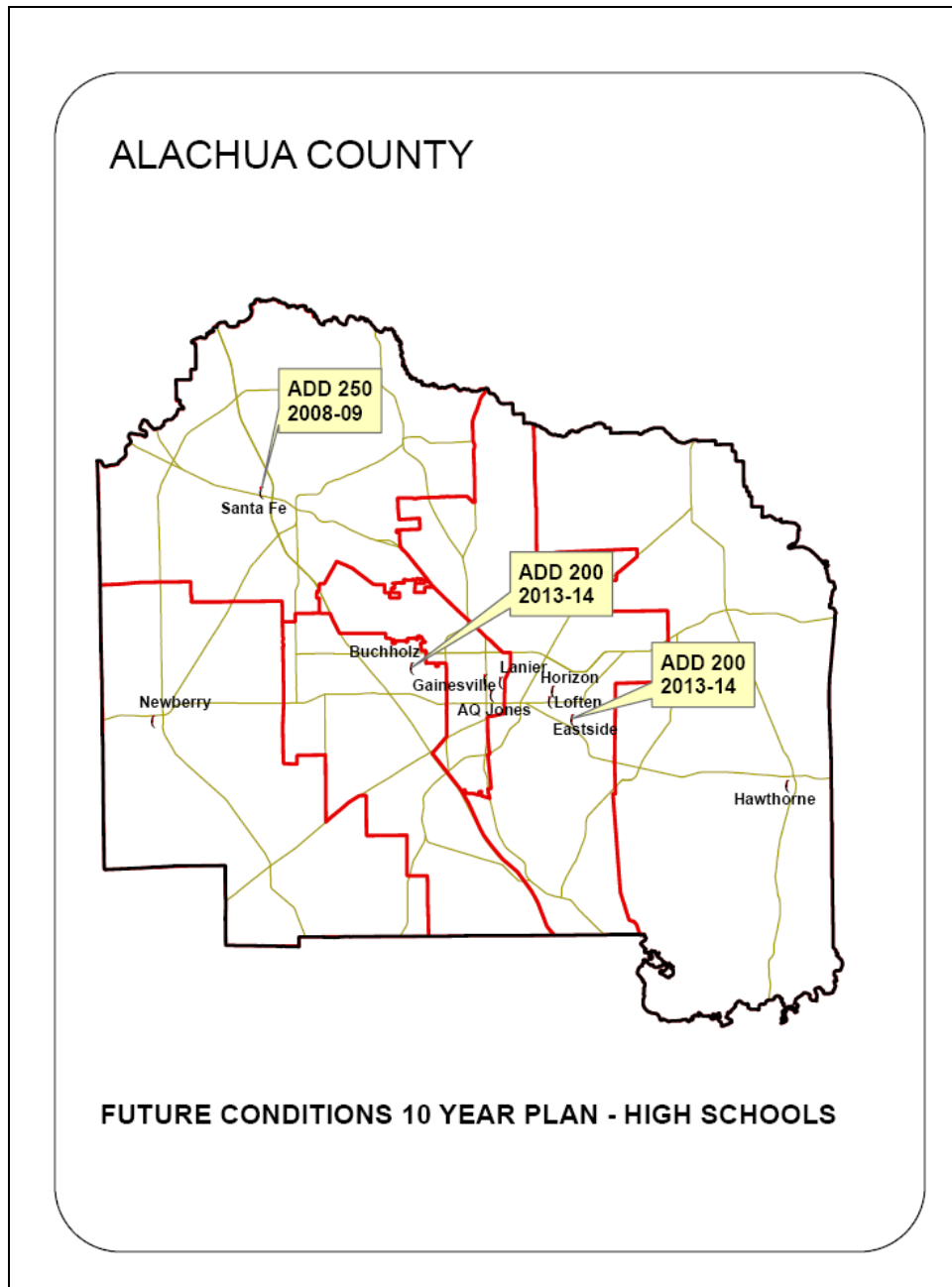
Land Requirements. One new site will be required.

Supporting Infrastructure. Infrastructure requirements to support a new high school have not been determined.

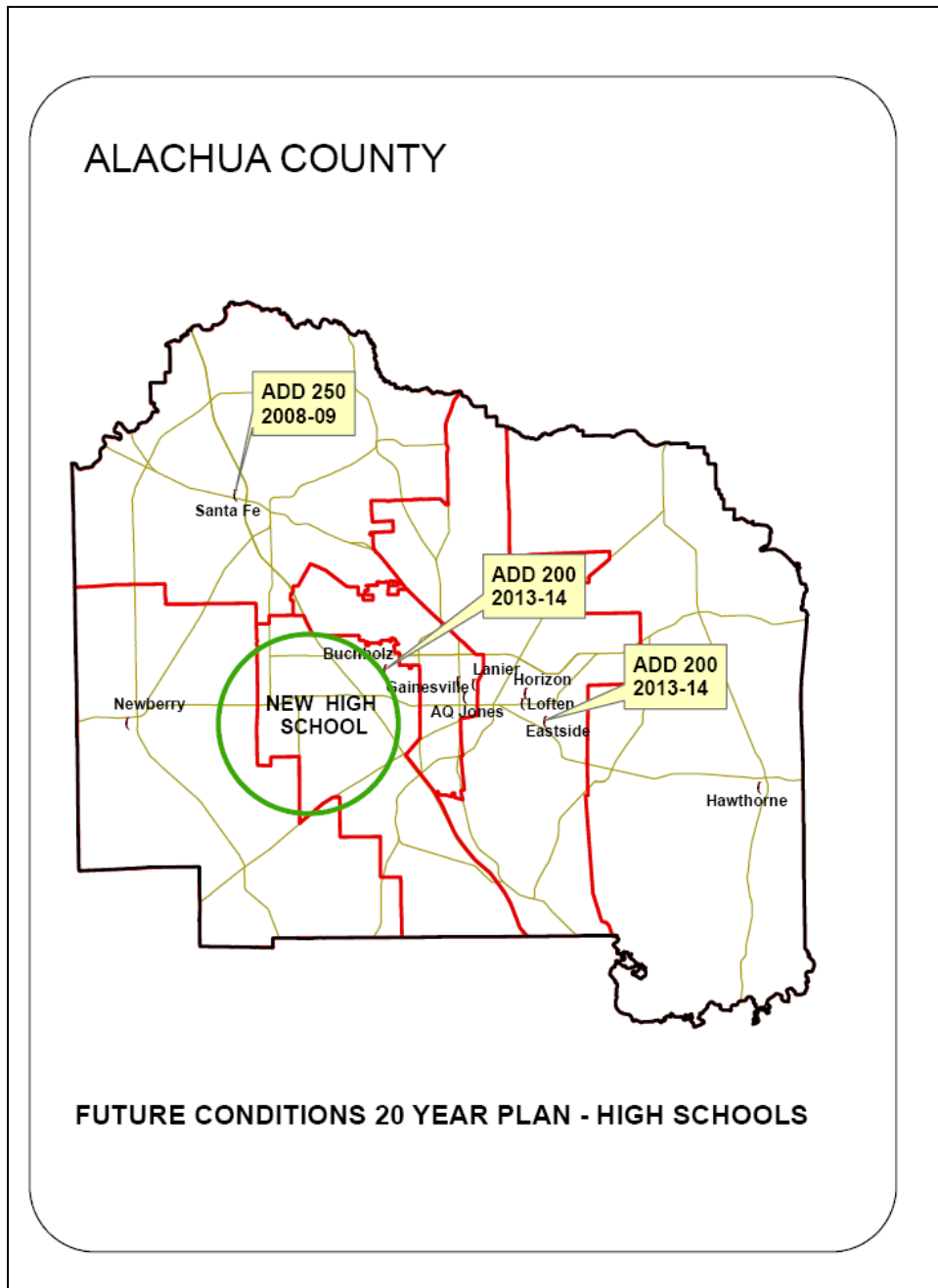
Ancillary Facilities The current and planned inventory of ancillary facilities is adequate to support the school system through 2025.



Map PSFE 14: High Schools Future Conditions 5 Year Planning Period



Map PSFE 15: High Schools Future Conditions 10 Year Planning Period



Map PSFE 16: High Schools Future Conditions 20 Year Planning Period

MIDDLE SCHOOLS

Middle School Capacity Planning Areas

Middle School Capacity Planning Areas (SCPAs) coincide with Middle School Concurrency Service Areas and are intended to reflect the following factors:

1. Community-based boundaries generally identified by municipal reserve and extraterritorial area created by the boundary adjustment act; and
2. The identification of recognizable geographic features such as major roadways and environmental features such as lakes and major wetland systems.

Middle School Concurrency Service Areas

For the purpose of implementing school concurrency, modified concurrency service areas have been developed as illustrated by **Map PSFE 17**. These CSAs represent an adaptation of current high school attendance zones to reflect the following factors

1. Community-based boundaries generally identified by municipal reserve and extraterritorial area created by the boundary adjustment act;
2. The reduction of the effect of the “adjacency” rule; and
3. The identification of recognizable geographic features such as major roadways and environmental features such as lakes and major wetland systems.

Alachua County currently has nine middle schools (refer to **Table PSFE 25**). Middle school capacity is also provided within three special schools and Loften High. **MAP PSFE 18** shows the location of middle schools and the improvements planned by 2011-12.

Table PSFE 25: 5 Yr District Facilities Plan – Middle Schools by School

| School | 2007-08 | | | 2011-12 | | |
|---------------------|----------------------------|--------------|------------------------------------|----------------------------|-----------------|------------------------------------|
| | Permanent Program Capacity | Actual COFTE | LOS Permanent Program Capacity (%) | Permanent Program Capacity | Projected COFTE | LOS Permanent Program Capacity (%) |
| BISHOP | 1,108 | 785 | 70.8% | 1,108 | 883 | 79.7% |
| FORT CLARKE | 868 | 862 | 99.3% | 868 | 819 | 94.4% |
| HAWTHORNE (6-8) | 244 | 183 | 75.0% | 244 | 149 | 61.1% |
| HIGH SPRINGS | 436 | 349 | 80.0% | 436 | 393 | 90.1% |
| KANAPAHA | 1,079 | 879 | 81.5% | 1,079 | 1,048 | 97.1% |
| LINCOLN | 1,053 | 734 | 69.7% | 1,053 | 825 | 78.3% |
| MEBANE | 778 | 463 | 59.5% | 778 | 520 | 66.8% |
| OAK VIEW | 777 | 394 | 50.7% | 657 | 566 | 86.1% |
| WESTWOOD | 1,122 | 924 | 82.4% | 1,122 | 1,115 | 99.4% |
| LOFTEN (8) | 108 | 25 | 23.1% | 108 | 28 | 25.9% |
| AQ JONES | 33 | 17 | 51.5% | 33 | 19 | 57.6% |
| HORIZON | 142 | 47 | 33.1% | 142 | 53 | 37.3% |
| LANIER | 94 | 14 | 14.9% | 94 | 15 | 16.0% |
| TOTAL MIDDLE | 7,842 | 5,676 | 72.4% | 7,722 | 6,433 | 83.3% |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08 and Florida Department of Education, COFTE Projections, 2007

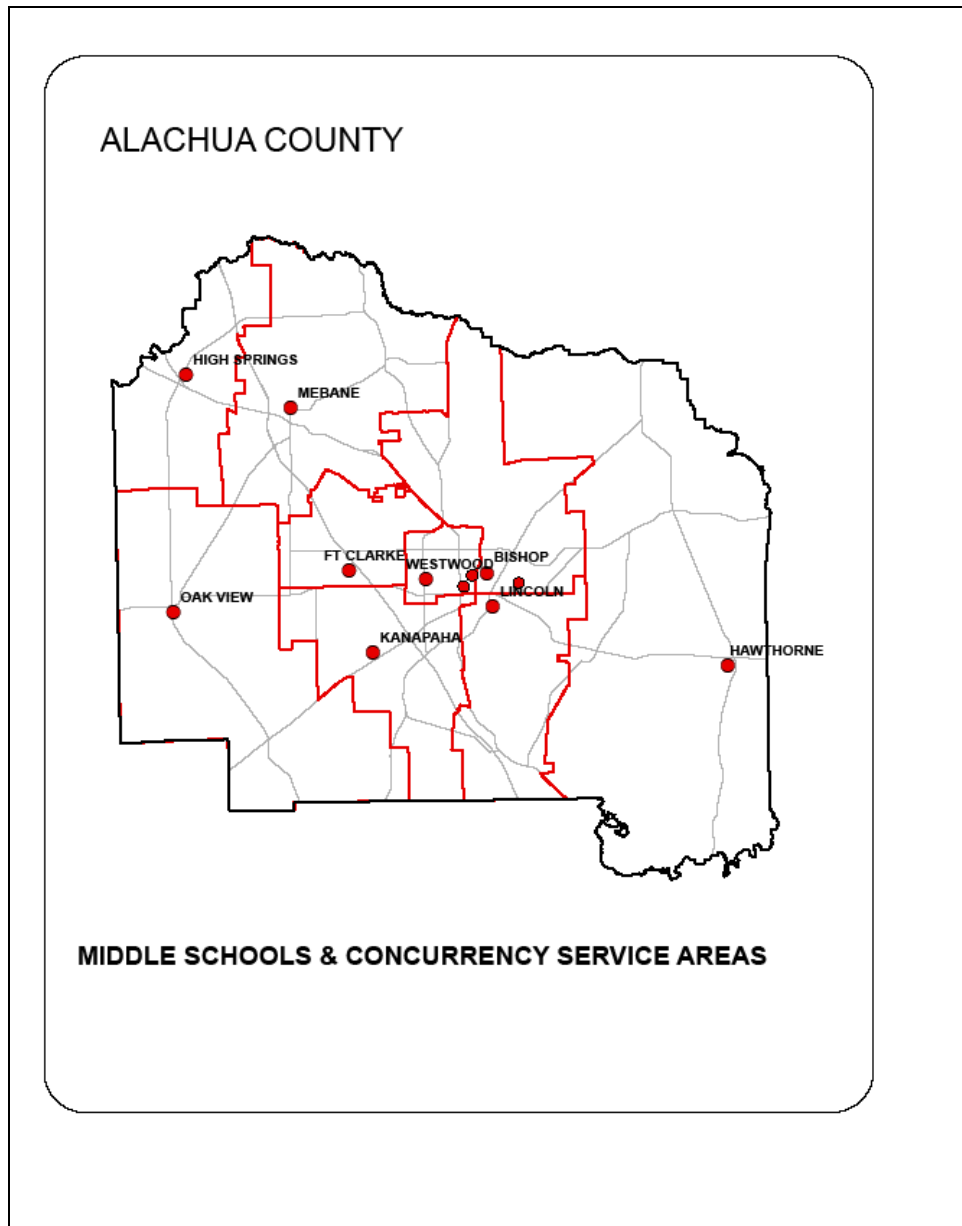
FIVE YEAR PLAN

As indicated in **Table PSFE 27**, 2007-08 permanent program capacity is 7,842 student stations. The 2007-08 enrollment is 5,676 students representing a districtwide utilization rate of 72.4%. The SBAC expects to convert 120 student stations to elementary capacity by 2011-12. By that year the enrollment is projected to reach 6,433 producing a utilization rate of 83.3%. Due to capacity enhancements and modifications in attendance zones, all middle schools and CSA's will operate below the 100% utilization rate thorough the 2011-12 school year.

Table PSFE 26: Allocation of Districtwide Middle School Capacity & Enrollment

| CSA | Ratio |
|------------------|-------|
| BISHOP CSA | 14% |
| FORT CLARKE CSA | 16% |
| HAWTHORNE CSA | 3% |
| HIGH SPRINGS CSA | 6% |
| KANAPAHA CSA | 16% |
| LINCOLN CSA | 13% |
| MEBANE CSA | 8% |
| OAK VIEW CSA | 7% |
| WESTWOOD CSA | 17% |

The applied ratios shown by **Table PSFE 26** reflect the proportion of the middle school enrollment in each CSA to the total districtwide high school enrollment.



Map PSFE 17: Middle School Concurrency Service Areas

| Table PSFE 27: 5 Yr District Facilities Plan – Middle Schools by School by CSA | | | | | | |
|--|--------------------------------|---------------------|---|-----------------------------------|------------------------|---|
| School | 2007-08 | | | 2011-12 | | |
| | Actual Program Capacity | Actual COFTE | LOS Permanent Program Capacity (%) | Projected Program Capacity | Projected COFTE | LOS Permanent Program Capacity (%) |
| BISHOP CSA | 1,161 | 799 | 68.9% | 1,161 | 899 | 77.5% |
| FORT CLARKE CSA | 928 | 878 | 94.6% | 928 | 837 | 90.2% |
| HAWTHORNE CSA | 255 | 186 | 72.9% | 255 | 152 | 59.7% |
| HIGH SPRINGS CSA | 459 | 355 | 77.4% | 459 | 400 | 87.2% |
| KANAPAHA CSA | 1,139 | 895 | 78.6% | 1,139 | 1,066 | 93.6% |
| LINCOLN CSA | 1,102 | 747 | 67.8% | 1,102 | 840 | 76.2% |
| MEBANE CSA | 808 | 471 | 58.3% | 808 | 529 | 65.5% |
| OAK VIEW CSA | 803 | 401 | 49.9% | 683 | 574 | 84.0% |
| WESTWOOD CSA | 1,186 | 942 | 79.4% | 1,186 | 1,135 | 95.7% |
| TOTAL MIDDLE | 7,842 | 5,676 | 72.4% | 7,722 | 6,433 | 83.3% |
| Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08 and Florida Department of Education, COFTE Projections, 2007 | | | | | | |

Land Requirements No additional land is required to support the 5 year middle school plan.

Supporting Infrastructure No additional infrastructure is required to support the 5 year middle school plan.

Ancillary Facilities The current inventory of ancillary facilities (refer **Table PSFE 10**) is adequate to support the school system through the 2011-12 school year.

Table PSFE 28: Long Range District Facilities Program: Middle Schools

| Middle School Facility | 5 Yr Program | | 10 Yr Program | | 20 Yr Program | |
|------------------------|----------------|--------------------|----------------------------|--------------------|----------------|---------------------|
| | Capacity Added | Budget | Capacity Added | Budget | Capacity Added | Budget |
| Westwood | 0 | \$3,700,000 | | | | |
| Lincoln | 0 | \$1,000,000 | | | | |
| Fort Clarke | | | 264 | \$3,889,000 | | |
| Middle Expansion | | | | | 500 | \$25,000,000 |
| Total | 0 | \$4,700,000 | 264 | \$3,889,000 | 500 | \$25,000,000 |
| | | | 20 Yr Program Total | | 764 | \$33,589,000 |
| Land Needs | 0 | | 0 | | 0 | |
| | | | Total Land Needs | | 0 | |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08

TEN YEAR PROGRAM

No new middle schools or student stations are planned for the ten year program. (Refer to **Table PSFE 28**). **Map PSFE 19** illustrates the improvements required over the ten year planning period.

Land Requirements No new sites are required to accommodate the ten year middle school program

Supporting Infrastructure No additional infrastructure is required to support the ten year middle school plan.

Ancillary Facilities The current inventory of ancillary facilities (refer **Table PSFE 14**) is adequate to support the school system through the 2017-18 school year.

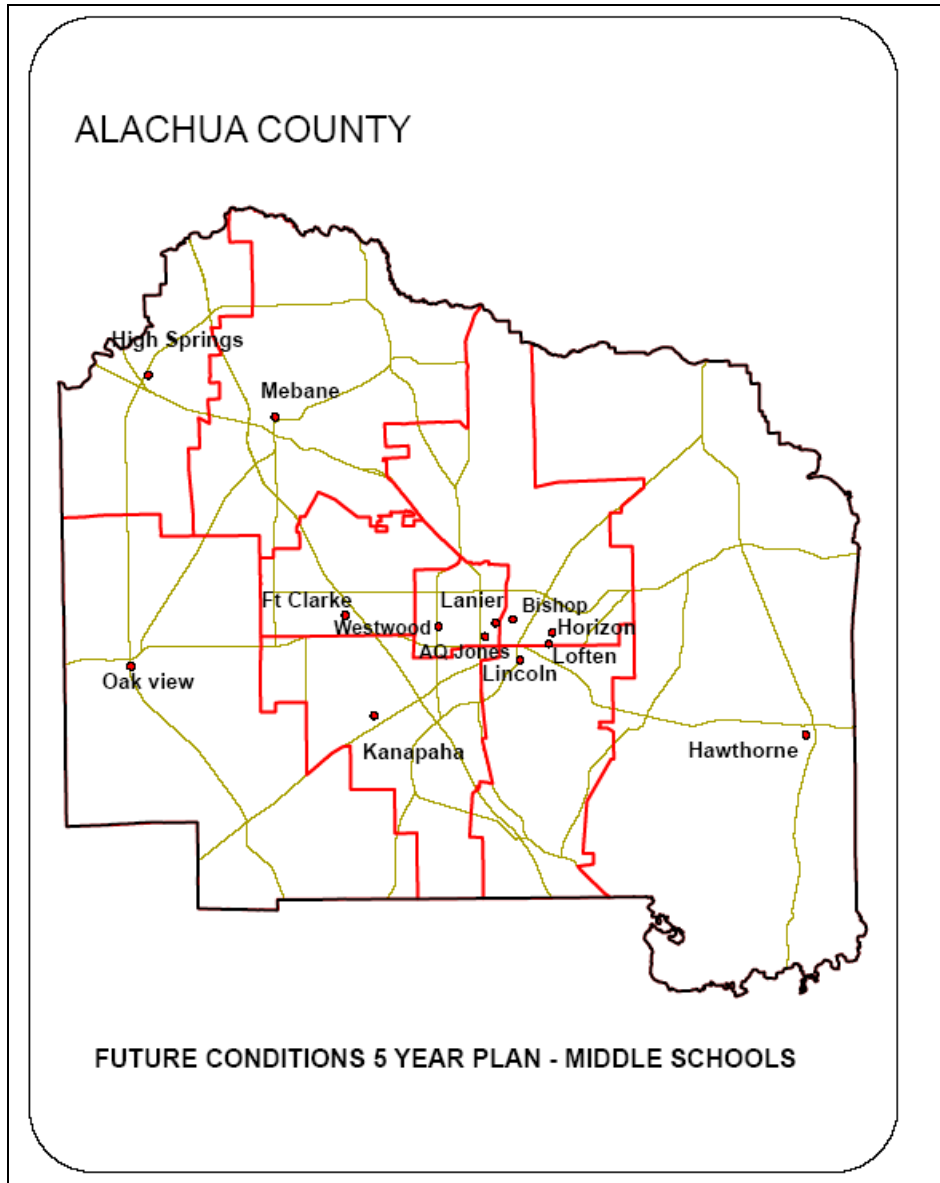
TWENTY YEAR PROGRAM

Approximately 500 additional student stations will be required by 2025. It is anticipated that this capacity will be provided by the expansion at selected middle schools located in the western portion of the County (Refer to **Table PSFE 28**). **Map PSFE 20** illustrates the improvements planned over a twenty year period.

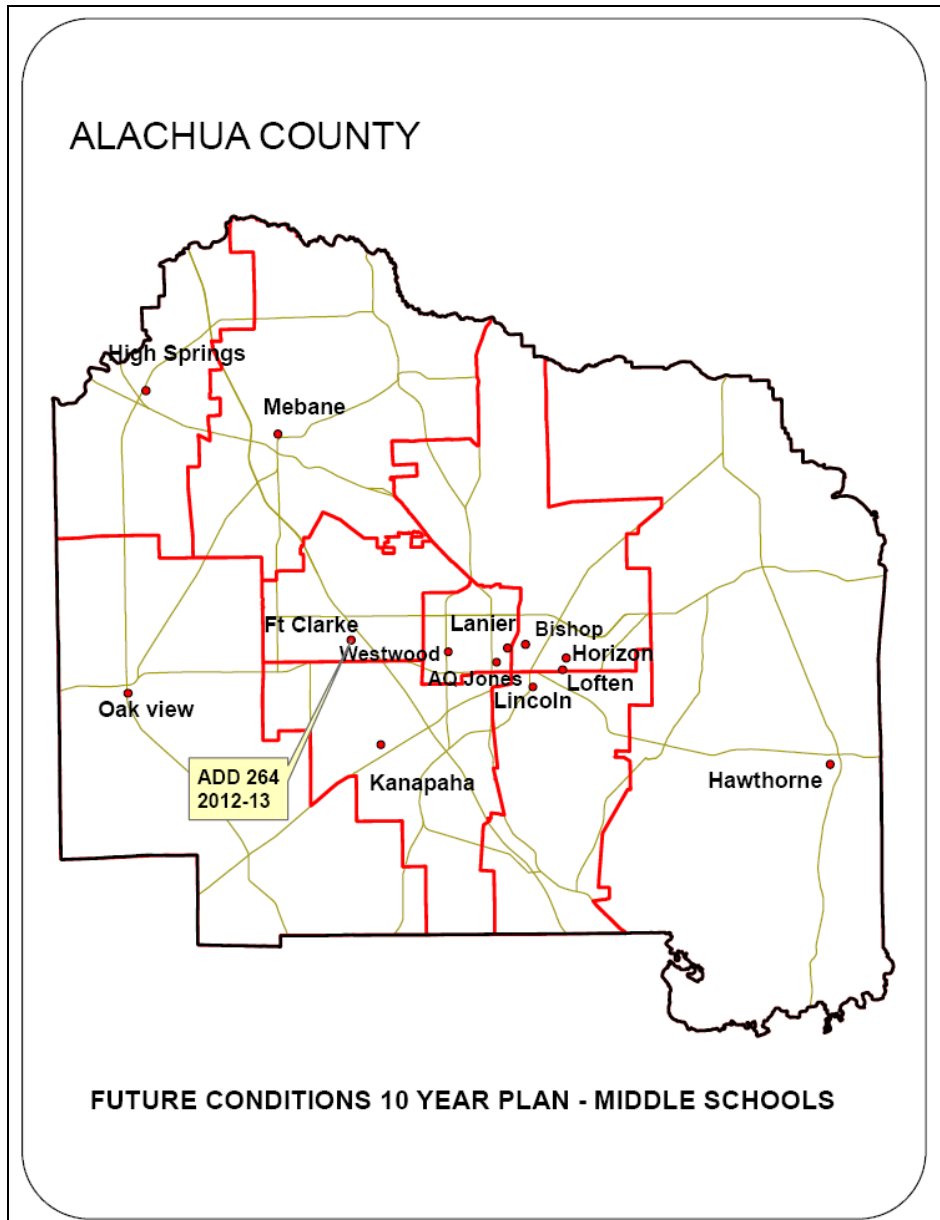
Land Requirements No new sites are required to accommodate the twenty year middle school program

Supporting Infrastructure No new infrastructure improvements are required to accommodate the twenty year middle school program

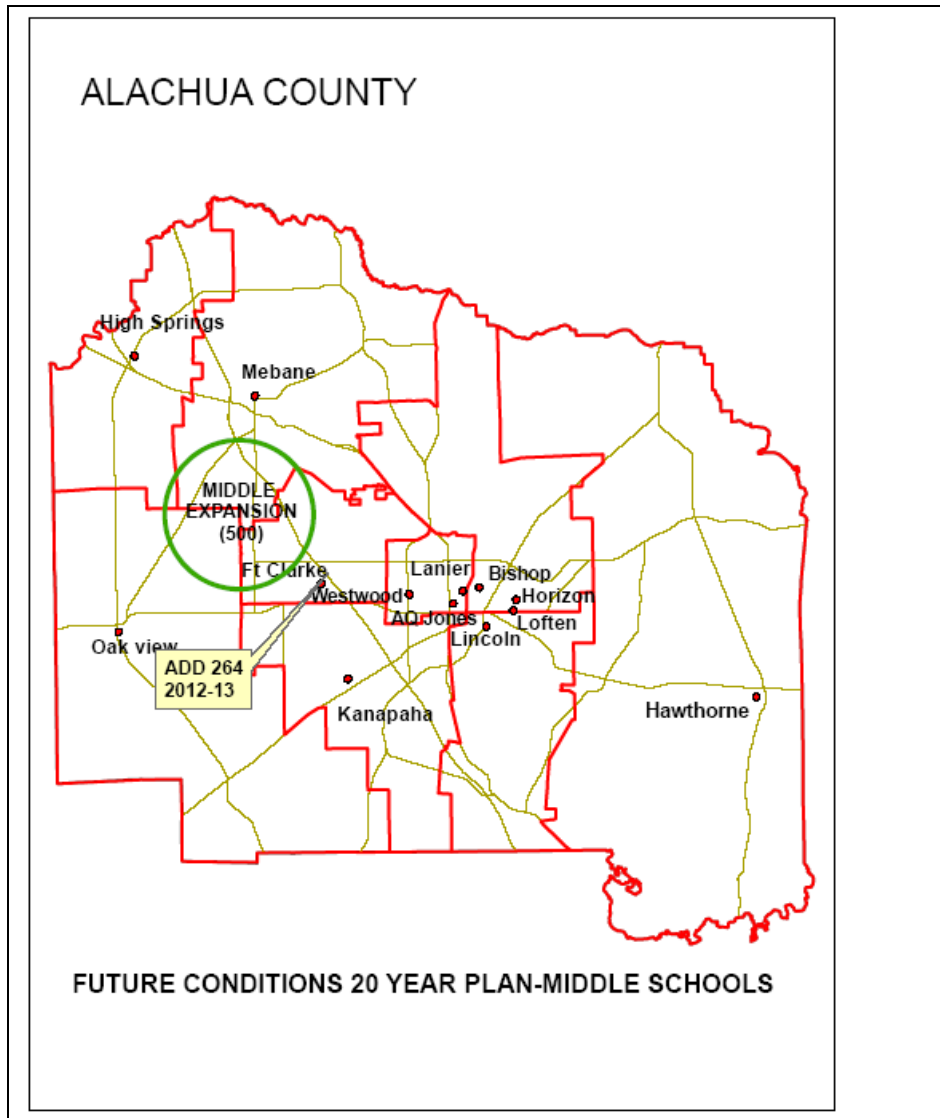
Ancillary Facilities The current inventory of ancillary facilities (refer **Table PSFE 14**) is adequate to support the school system through 2026.



Map PSFE 18: Middle Schools Future Conditions 5 Year Planning Period



Map PSFE 19: Middle Schools Future Conditions 10 Year Planning Period



Map PSFE 20: Middle Schools Future Conditions 20 Year Planning Period

ELEMENTARY SCHOOLS

Elementary School Capacity Planning Areas

Elementary School Capacity Planning Areas (SCPAs) coincide with Elementary School Concurrency Service Areas and reflect the following factors:

:

1. Community-based boundaries generally identified by municipal reserve and extraterritorial area created by the boundary adjustment act; and
2. The identification of recognizable geographic features such as major roadways and environmental features such as lakes and major wetland systems.

Elementary School Concurrency Service Areas

For the purpose of implementing school concurrency, concurrency service areas have been developed as illustrated by **Map PSFE 21**. These modified CSAs represent an adaptation of current high school attendance zones to reflect the following factors

1. Community-based boundaries generally identified by municipal reserve and extraterritorial area created by the boundary adjustment act;
2. The reduction of the effect of the “adjacency” rule; and
3. The identification of recognizable geographic features such as major roadways and environmental features such as lakes and major wetland systems.

Alachua County currently has twenty-four (24) elementary schools (refer to **Table PSFE 29**). Elementary capacity is also provided within three special schools. These schools provide permanent program capacity for 13,556 students. The 2007-08 enrollment is 11,831 representing a level of service of 87%. The LOS standard for elementary schools is 100% of permanent program capacity.

As shown by **Table PSFE 29**, five (5) elementary schools are currently operating at a level of service greater than 100%. As a result, the LOS standard of 100% is not satisfied in the High Springs CSA and Newberry CSA.

FIVE YEAR PLAN

Elementary schools present the most significant challenge for implementing the school concurrency program in Alachua County. The best available projections (COFTE) indicate that the High Springs, Newberry and West Urban concurrency service areas (CSAs) are deficient now and will not meet the level of service standard within the 5 year window unless elementary capacity can be added. The Northwest Gainesville, South Gainesville and Alachua CSAs will be deficient within the 10 year horizon.

A strategy advanced in August 2007 was based on the assumption that no new elementary capacity could be added during the first 5 years due to constraints imposed by the Department of Education. As a result, a ten year concurrency management program with tiered levels of service was recommended. This approach presumed that authorization to add the necessary capacity could be obtained during the 10 year window to meet the LOS standard of 100% of permanent program capacity.

In October 2007, the SBAC has received authorization from the Florida Department of Education to add 1,134 elementary student stations. To serve the geographic distribution of student enrollment and to advance the concept of community-based schools, the SBAC staff recommended that:

- new elementary schools be designed with core capacity and classroom capacity for 756 students;
- new elementary schools be constructed with full core capacity and classroom capacity for no less than 376 students.

The following actions are reflected by the capacity / enrollment information shown in Table PSFE 29. These would add capacity for 1,334 elementary students during the first five years, and would when coupled with modest operational changes such as attendance zone modifications, student assignment modifications and operational changes in the use of space within facilities, produce a “financially feasible” plan for meeting the adopted LOSS of 100% of permanent program capacity by 2011-12.

- Add capacity in Alachua Elementary school for 200 students (this improvement was previously approved and funded).
- Add one new elementary school with full core capacity and classroom capacity for 378 students within the High Springs CSA.
- Add one new elementary school with full core capacity and classroom capacity for 756 students within the West Urban CSA.
- Move the 5th grade within Newberry Elementary to Oak View Middle.
- During the latter part of the first five years (4th or 5th year), operational modifications may be required to maintain adequate capacity in the Northwest Gainesville CSA. Attendance boundary modifications that shift enrollment from Foster Elementary (Northwest Gainesville CSA) to Metcalfe Elementary and Rawlings Elementary (East Gainesville Elementary).

While the adoption of the strategy described above is “financially feasible” to meet the LOSS of 100% of permanent program capacity by 2011-12, an issue of timing remains to be addressed. The High Springs and Newberry CSAs are currently deficient and the West Urban CSA is projected to be deficient in 2008-09. The capacity provided by the new elementary schools planned for the High Springs CSA and the West Urban CSA will not be available until 2010-11 and 2011-12 respectively. This circumstance raises the potential that early development reviews will encounter concurrency deficiencies in the first two years of the program (new capacity is beyond the three year statutory window for planned capacity).

This potential for early development moratoria is counterproductive to the objectives of the program. It is recommended that an interim LOS standard be adopted for CSAs that are currently deficient as shown by the following table.

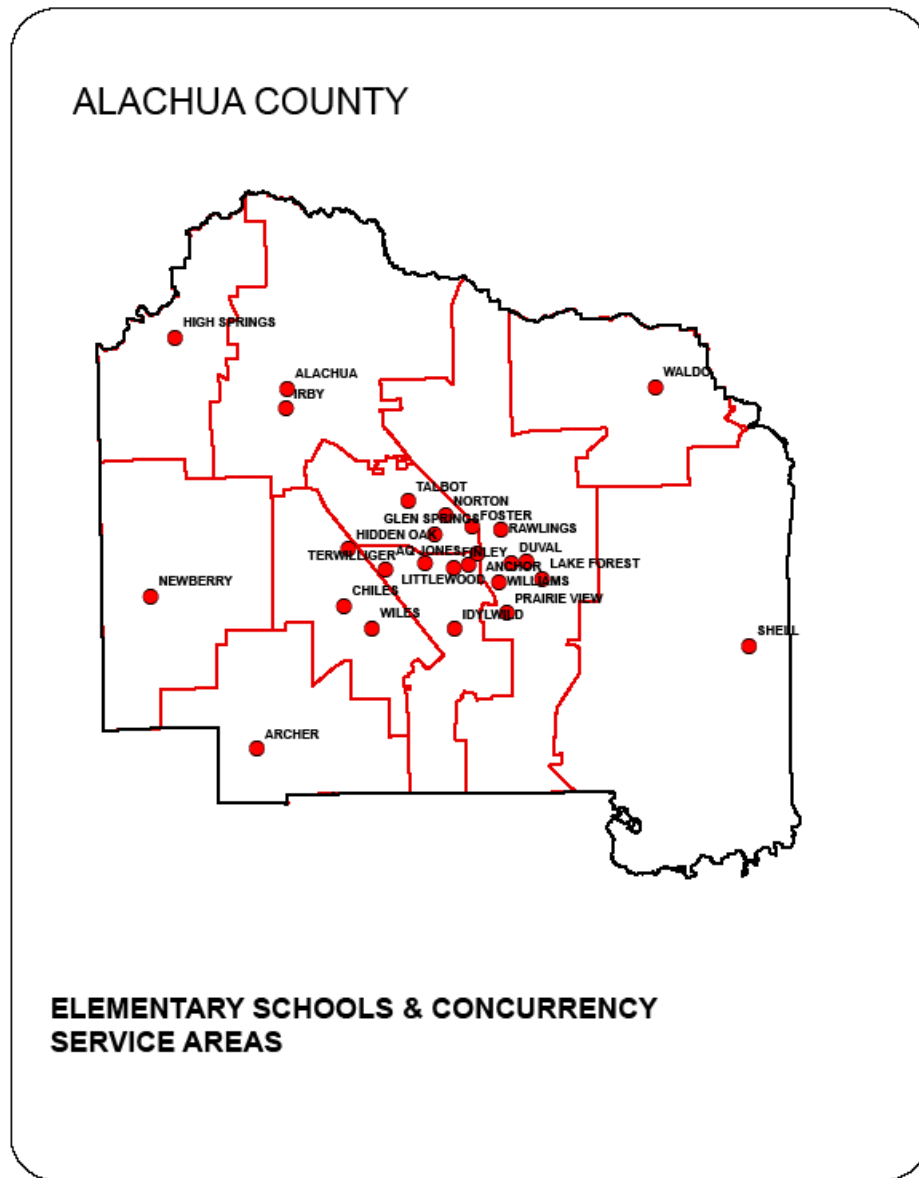
| ALACHUA COUNTY ELEMENTARY SCHOOLS: LEVEL OF SERVICE STANDARD - % OF PERMANENT PROGRAM CAPACITY | | | | | |
|---|---------|---------|---------|---------|---------|
| CSA | 2007-08 | 2008-09 | 2009-10 | 2010-11 | 2011-12 |
| ALACHUA CSA | 100% | 100% | 100% | 100% | 100% |
| ARCHER CSA | 100% | 100% | 100% | 100% | 100% |
| HAWTHORNE CSA | 100% | 100% | 100% | 100% | 100% |
| HIGH SPRINGS CSA | 120% | 120% | 120% | 100% | 100% |
| NEWBERRY CSA | 115% | 115% | 100% | 100% | 100% |
| NORTHEAST GAINESVILLE CSA | 100% | 100% | 100% | 100% | 100% |
| EAST GAINESVILLE CSA | 100% | 100% | 100% | 100% | 100% |
| SOUTH GAINESVILLE CSA | 100% | 100% | 100% | 100% | 100% |
| WALDO CSA | 100% | 100% | 100% | 100% | 100% |
| WEST URBAN CSA | 115% | 115% | 115% | 115% | 100% |

Map PSFE 22 shows the location of elementary schools and the improvements planned by 2011-12.

Land Requirements Seventy-five acres of land is anticipated to be needed for the five year elementary school plan.

Supporting Infrastructure No infrastructure needs have been identified.

Ancillary Facilities The current inventory of ancillary facilities (refer Table PSFE 14) is adequate to support the school system through the 2011-12 school year.



Map PSFE 21: Elementary Schools & Concurrency Service Areas

Table PSFE 29: 5 Yr District Facilities Plan – Elementary Schools

| School | 2007-08 | | | 2011-12 | | |
|--|---------------------------------|---------------------------------|--------------------------|----------------------------|----------------------------|--------------------------|
| | Actual Program Capacity 2007-08 | Actual COFTE Enrollment 2007-08 | LOS Program Capacity (%) | Projected Program Capacity | Projected COFTE Enrollment | LOS Program Capacity (%) |
| Alachua CSA | | | | | | |
| ALACHUA | 525 | 462 | 88% | 725 | 508 | 70% |
| IRBY | 595 | 477 | 80% | 595 | 524 | 88% |
| Special Schools (8%) | 66 | 22 | 34% | 66 | 25 | 37% |
| New Elementary K Alachua | 0 | 0 | | 0 | 0 | |
| CSA TOTAL | 1,186 | 961 | 81% | 1,386 | 1,057 | 76% |
| Archer CSA | | | | | | |
| ARCHER | 429 | 321 | 75% | 429 | 353 | 82% |
| Special Schools (2%) | 16 | 6 | 34% | 16 | 6 | 37% |
| CSA TOTAL | 445 | 327 | 73% | 445 | 359 | 81% |
| Hawthorne CSA | | | | | | |
| SHELL | 406 | 194 | 48% | 406 | 213 | 52% |
| Special Schools (2%) | 16 | 6 | 34% | 16 | 6 | 37% |
| CSA TOTAL | 422 | 200 | 47% | 422 | 219 | 52% |
| High Springs CSA | | | | | | |
| HIGH SPRINGS | 544 | 608 | 112% | 544 | 401 | 74% |
| Special Schools (5%) | 41 | 14 | 34% | 41 | 15 | 37% |
| New Elementary F High Springs | 0 | 0 | | 378 | 300 | 79% |
| CSA TOTAL | 585 | 622 | 106% | 963 | 715 | 74% |
| Newberry CSA | | | | | | |
| NEWBERRY | 507 | 594 | 117% | 507 | 466 | 92% |
| OAK VIEW (5) | 0 | 0 | | 120 | 105 | 88% |
| Special Schools (5%) | 41 | 15 | 37% | 41 | 16 | 39% |
| New Elementary G Newberry | 0 | 0 | na | 0 | 0 | NA |
| CSA TOTAL | 548 | 608 | 111% | 668 | 586 | 88% |
| Northwest Gainesville CSA | | | | | | |
| FOSTER | 495 | 479 | 97% | 495 | 436 | 98% |
| GLEN SPRINGS | 475 | 464 | 98% | 475 | 509 | 107% |
| NORTON | 687 | 654 | 95% | 687 | 718 | 105% |
| TALBOT | 721 | 700 | 97% | 721 | 770 | 107% |
| Special Schools (20%) | 164 | 56 | 34% | 164 | 62 | 37% |
| New Elementary I Northwest Gainesville | 0 | 0 | | 0 | 0 | |
| CSA TOTAL | 2,542 | 2,353 | 93% | 2,542 | 2,495 | 98% |

| Table PSFE 29: 5 Yr District Facilities Plan – Elementary Schools (Continued) | | | | | | |
|---|--------|--------|------|--------|--------|------|
| East Gainesville CSA | | | | | | |
| DUVAL | 492 | 468 | 95% | 492 | 514 | 104% |
| LAKE FOREST | 466 | 368 | 79% | 466 | 404 | 87% |
| METCALFE | 509 | 295 | 58% | 509 | 349 | 64% |
| RAWLINGS | 518 | 344 | 66% | 518 | 404 | 73% |
| WILLIAMS | 535 | 499 | 93% | 535 | 549 | 103% |
| Special Schools (18%) | 148 | 50 | 34% | 148 | 55 | 37% |
| CSA TOTAL | 2,668 | 2,024 | 76% | 2,668 | 2,275 | 85% |
| South Gainesville CSA | | | | | | |
| FINLEY | 489 | 420 | 86% | 489 | 463 | 94% |
| IDYLVILD | 615 | 576 | 94% | 615 | 632 | 103% |
| LITTLEWOOD | 616 | 615 | 100% | 616 | 676 | 110% |
| TERWILLIGER | 615 | 507 | 82% | 615 | 556 | 90% |
| Special Schools (18%) | 148 | 50 | 34% | 148 | 55 | 37% |
| New Elementary J South Gainesville | 0 | 0 | | 0 | 0 | |
| CSA TOTAL | 2,483 | 2,168 | 87% | 2,483 | 2,383 | 96% |
| Waldo CSA | | | | | | |
| WALDO | 268 | 211 | 79% | 268 | 232 | 86% |
| Special Schools (2%) | 16 | 6 | 34% | 16 | 6 | 37% |
| CSA TOTAL | 284 | 217 | 76% | 284 | 238 | 84% |
| West Urban CSA | | | | | | |
| CHILES | 761 | 799 | 105% | 761 | 701 | 92% |
| HIDDEN OAK | 743 | 819 | 110% | 743 | 760 | 102% |
| WILES | 724 | 677 | 94% | 724 | 558 | 77% |
| Special Schools (20%) | 164 | 56 | 34% | 164 | 62 | 37% |
| New Elementary H West Urban | 0 | 0 | | 756 | 700 | 93% |
| CSA TOTAL | 2,392 | 2,351 | 98% | 3,148 | 2,781 | 88% |
| Districtwide | | | | | | |
| TOTAL DISTRICT | 13,556 | 11,831 | 87% | 15,010 | 13,027 | 87% |
| Special Schools | | | | | | |
| PRAIRIE VIEW | 575 | 199 | 35% | 575 | 218 | 38% |
| LANIER | 179 | 30 | 17% | 179 | 33 | 18% |
| AQ JONES | 67 | 51 | 76% | 67 | 56 | 84% |
| Special Schools Total | 821 | 280 | 34% | 821 | 307 | 37% |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08

TEN YEAR PROGRAM

During the second five years, four (4) new elementary schools with full core capacity and classroom capacity for 378 students. These new schools would be located in the Newberry, Northwest Gainesville, South Gainesville and Alachua CSAs. Additional capacity for 88 students and 80 students would also be added at Newberry Elementary and Finley Elementary respectively.

Table PSFE 30: Allocation of Districtwide Elementary School Capacity & Enrollment

| CSA | Ratio |
|---------------------------|-------|
| ALACHUA CSA | 8% |
| ARCHER CSA | 2% |
| HAWTHORNE CSA | 2% |
| HIGH SPRINGS CSA | 5% |
| NEWBERRY CSA | 5% |
| NORTHWEST GAINESVILLE CSA | 20% |
| EAST GAINESVILLE CSA | 18% |
| SOUTH GAINESVILLE CSA | 18% |
| WALDO CSA | 2% |
| WEST URBAN CSA | 20% |

These additions can be reasonably expected to maintain “financially feasibility” throughout the ten year horizon.

Land Requirements. Four (4) sites comprising an estimated size of 100 acres of land are required to accommodate the 10 year elementary school program.

Supporting Infrastructure. Infrastructure needs to support four (4) new elementary sites have not been determined.

Ancillary Facilities The current inventory of ancillary facilities (refer **Table PSFE 14**) is adequate to support the school system through the 2016-17 school year.

TWENTY YEAR PROGRAM

By 2026, as shown by **Table PSFE 31**, no additional elementary schools are planned for construction. **Map PSFE 24** indicates the improvements planned over the twenty year period.

Land Requirements No land is required to accommodate the 20 year elementary school program.

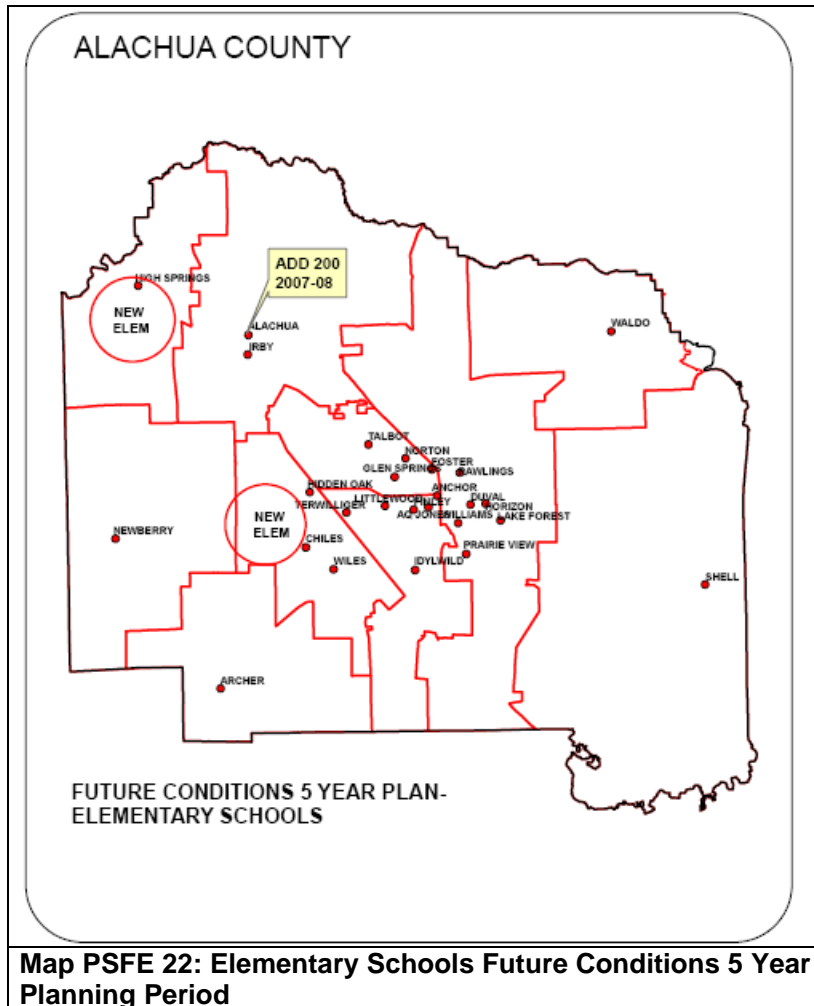
Supporting Infrastructure No additional infrastructure is required to accommodate the 20 year elementary school program.

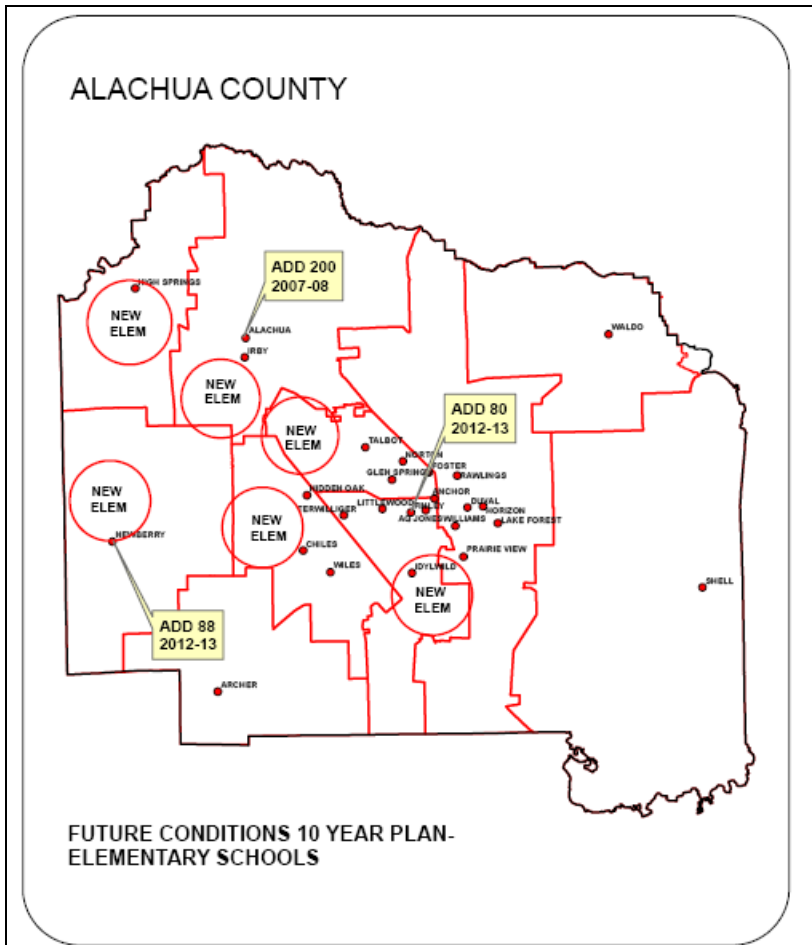
Ancillary Facilities The current inventory of ancillary facilities (refer **Table PSFE 14**) is adequate to support the school system through 2025.

Table PSFE 31: Long Range District Facilities Program: Elementary Schools

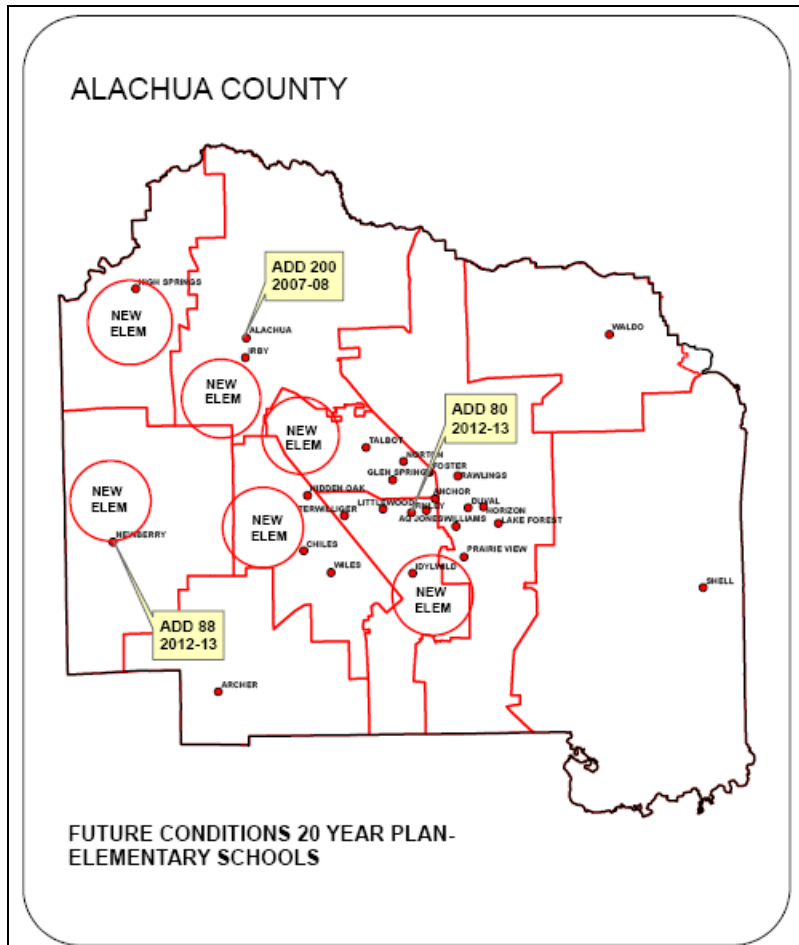
| Facility | 5 Yr Program | | 10 Yr Program | | 20 Yr Program | |
|--------------|----------------|----------------|---------------------|----------------|----------------|----------------|
| | Capacity Added | Cost (million) | Capacity Added | Cost (million) | Capacity Added | Cost (million) |
| ALACHUA | 200 | \$ 6,977,000 | | | | |
| FINLEY | | | 80 | \$ 2,261,000 | | |
| HIGH SPRINGS | 0 | \$4,450,000 | | | | |
| NEWBERRY | | | 88 | \$5,771,000 | | |
| RAWLINGS | 0 | \$ 289,000 | | | | |
| SHELL | 0 | \$1,285,000 | | | | |
| WALDO | 0 | \$ 217,000 | | | | |
| WILLIAMS | 0 | \$1,008,571 | | | | |
| NEW ELEM F | 378 | \$24,000,000 | | | | |
| NEW ELEM G | | | 378 | \$25,500,000 | | |
| NEW ELEM H | 756 | \$33,000,000 | | | | |
| NEW ELEM I | | | 378 | \$25,500,000 | | |
| NEW ELEM J | | | 378 | \$25,500,000 | | |
| NEW ELEM K | | | 378 | \$25,500,000 | | |
| Total | 1,334 | \$73,487,571 | 1,680 | \$107,771,000 | 0 | \$0 |
| | | | 20 Yr Program Total | | 2,636 | \$181,258,571 |
| Land Needs | 50 | | 100 | | 0 | |
| | | | Total Land Needs | | 150 | |

Source: Alachua County Public Schools, 5 Year District Facilities Plan, 2007-08





Map PSFE 23: Elementary Schools Future Conditions 10 Year Planning Period



Map PSFE 24: Elementary Schools Future Conditions 20 Year Planning Period

Chapter 4: Definitions

Definitions:

1. Adequate school capacity - the circumstance where there is sufficient school capacity by school type, based on adopted Level of Service (LOS) standards, to accommodate the demand created by a proposed residential development.
2. Affected Jurisdictions – Local governments that are parties to the Interlocal Agreement for Public School Facilities Planning and are physically located within the same School Concurrency Service Area(s) as the area affected by a land use decision that may increase public school enrollment.
3. Alachua County Boundary Adjustment Act – The special act of the Florida Legislature addressing annexations and intergovernmental coordination on planning for annexations in Alachua County. [Codified at Chapter 225 of the Alachua County Code of Ordinances]
4. Capacity - "capacity" as defined in the FISH Manual.
5. Capacity Enhancement Agreement – An agreement between the School Board, affected jurisdictions and a private entity (land owner, developer, applicant, etc.) for the mitigation of school capacity deficiencies that are anticipated to result from a land use decision.
6. Existing school facilities - school facilities constructed and operational at the time a completed application for residential development is submitted to the County and Cities.
7. Final Subdivision or Plat / Final Site Plan – The stage in residential development where permits or development orders are approved authorizing actual construction of infrastructure, the recording of a final plat or the issuance of building permits.
8. FISH Manual - the document entitled "Florida Inventory of School Houses (FISH)," 2006 edition, and that is published by the Florida Department of Education, Office of Educational Facilities (hereinafter the "FISH Manual").
9. Land Use Decisions – future land use amendments, developments of regional impact, rezonings and other residential development approvals under the Land Development Code that precede the application of school concurrency and do not require a Certificate of School Concurrency.
10. Permanent FISH Capacity - capacity that is provided by "permanent buildings," as defined in the FISH Manual.
11. Permanent Program Capacity – capacity that is provided by “permanent buildings” as defined in the FISH Manual and modified by the SBAC to reflect measurable programmatic changes.

12. Planned school facilities - school facility capacity that will be in place or under actual construction within three (3) years after the issuance of final subdivision or site plan approval, pursuant to the School Board's adopted Five Year Facilities Work Program.
13. Preliminary Subdivision or Plat / Preliminary Site Plan – Any conceptual approval in residential that precedes the review of detailed engineering plans and/or the commencement of actual construction of infrastructure.
14. State Requirements for Educational Facilities – Standards established by the State of Florida for the design and construction of public educational facilities.
[<http://www.fldoe.org/edfacil/sref.asp>]
15. Total school facilities - Existing school facilities and planned school facilities.
16. Utilization of capacity - current enrollment at the time of a completed application for residential development.
17. Work Program - the financially feasible School District's Five Year Facilities Work Program adopted pursuant to section 1013.35, F.S.
18. Measurable programmatic change - means a change to the operation of a school or the use of the school facility that has consistently and measurably modifies the capacity such as the use of classrooms for special education or other special purposes.
19. School Type - Elementary Schools are grades Pre-Kindergarten Exceptional Student Education (PK- ESE) through 5; Middle Schools are grades 6 through 8; and High School are grades 9 through 12.