

The School Board of Broward County, Florida  
**FINAL SCHOOL CAPACITY AVAILABILITY DETERMINATION**

PLAT  
SBBC-2984-2020  
County No: 081-UP-80  
BCHA FL 76-6 Plat

**REVISED**  
3-9-22

March 9, 2022

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**FINAL SCHOOL CAPACITY AVAILABILITY DETERMINATION  
PLAT**

<b>PROJECT INFORMATION</b>	<b>NUMBER &amp; TYPE OF PROPOSED UNITS</b>	<b>OTHER PROPOSED USES</b>	<b>ADDITIONAL STUDENT IMPACT</b>
<b>Date:</b> March 9, 2022	<b>Single-Family:</b>	176 age-restricted midrise units	<b>Elementary:</b> 0
<b>Name:</b> BCHA FL 76-6 Plat	<b>Townhouse:</b>		<b>Middle:</b> 0
<b>SBBC Project Number:</b> SBBC-2984-2020	<b>Garden Apartments:</b>		
<b>County Project Number:</b> 081-UP-80	<b>Mid-Rise:</b>		<b>High:</b> 0
<b>Municipality Project Number:</b> TBD	<b>High-Rise:</b>		
<b>Owner/Developer:</b> Griffin Garden Apartments LLC	<b>Mobile Home:</b>		
<b>Jurisdiction:</b> Davie	<b>Total:</b> 0		<b>Total:</b> 0

**Comments**

According to the information provided by the applicant, this application proposes a total of 176 mid-rise units, all of which will be age-restricted as housing for older persons and therefore are not anticipated to generate any students. As such, this project is exempt under 8.11 (a)(3) of the Third Amended and Restated Interlocal Agreement for Public School Facility Planning. THIS CONCURRENCY DETERMINATION IS CONTINGENT UPON EXECUTION AND RECORDATION OF A DECLARATION OF RESTRICTIVE COVENANTS TO ENSURE THAT NO SCHOOL IMPACT TO BROWARD COUNTY PUBLIC SCHOOLS.

This application is determined to satisfy public school concurrency on the basis that the project is exempt from public school concurrency requirements. The applicant shall notify the District of any proposed changes to the development, which increases the number of students generated by the project. If a change is proposed to the site plan, which causes additional students to be generated by the project, the students will not be considered exempt or vested from public school concurrency (PSC) when the project is re-reviewed.

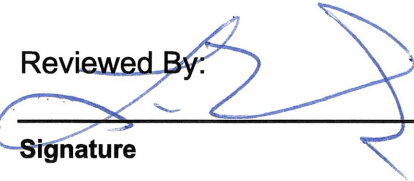
Students generated are based on the student generation rates contained in the currently adopted Broward County Land Development Code

**SBBC-2984-2020 Project is Exempt from Public School Concurrency**

**Yes**  **No**

3-9-22

\_\_\_\_\_  
**Date**

Reviewed By: \_\_\_\_\_  
  
**Signature**

Lisa Wight  
\_\_\_\_\_  
**Name**

Planner  
\_\_\_\_\_  
**Title**