

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

**PLAT**  
**SBBC-3243-2022**  
**County No: 008-MP-22**  
**Pinnacle at La Cabana**

**September 8, 2022**

Growth Management  
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**FINAL SCHOOL CAPACITY AVAILABILITY DETERMINATION  
PLAT**

PROJECT INFORMATION	NUMBER & TYPE OF PROPOSED UNITS	OTHER PROPOSED USES	ADDITIONAL STUDENT IMPACT
<b>Date:</b> September 8, 2022	<b>Single-Family:</b>	110 age-restricted midrise units	Elementary: 0
<b>Name:</b> Pinnacle at La Cabana	<b>Townhouse:</b>		Middle: 0
<b>SBBC Project Number:</b> SBBC-3243-2022	<b>Garden Apartments:</b>		High: 0
<b>County Project Number:</b> 008-MP-22	<b>Mid-Rise:</b>		Total: 0
<b>Municipality Project Number:</b>	<b>High-Rise:</b>		
<b>Owner/Developer:</b> City of Miramar	<b>Mobile Home:</b>		
<b>Jurisdiction:</b> Miramar	<b>Total:</b> 0		

**Comments**

According to the information provided by the applicant, this application proposes a total of 110 mid-rise units, all of which will be 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 THERE IS NO 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 project, 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-3243-2022 Project is Exempt from Public School Concurrency

Yes  No

9/8/2022

Date

Reviewed By:

*Lisa Wight*

Signature

Lisa Wight

Name

Planner

Title