

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

Exhibit 5
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SITE PLAN
SBBC-2216-2017
County No: 013-MP-20
Oaks Place

July 14, 2020



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**FINAL SCHOOL CAPACITY AVAILABILITY DETERMINATION
SITE PLAN**

PROJECT INFORMATION	NUMBER & TYPE OF PROPOSED	OTHER PROPOSED	ADDITIONAL STUDENT
Date: July 14, 2020 10:52:19	Single-Family:		Elementary:
Name: Oaks Place	Townhouse: 57		Middle: 4
SBBC Project Number: SBBC-2216-2017	Garden Apartments:		High: 6
County Project Number: 013-MP-20	Mid-Rise:		Total: 20
Municipality Project Number:	High-Rise:		
Owner/Developer: BCD Dania Oaks, LLC	Mobile Home:		
Jurisdiction: Dania Beach	Total: 57		

Comments

District staff initially reviewed and issued a preliminary School Capacity Availability Determination (SCAD) Letter for this application. The application proposed 57 (three or more bedroom) townhouse units, which were anticipated to generate 20 (10 elementary, 4 middle and 6 high school) students.

The school Concurrency Service Areas (CSA) serving the project site in the 2017/18 school year included Stirling Elementary, Attucks Middle and Hollywood Hills High Schools. This application was determined to satisfy public school concurrency on the basis that adequate school capacity was anticipated to be available to support the project as proposed.

Written correspondence from the City dated July 24, 2018 notified District staff that the City of Dania Beach City Commission gave final approval to the site plan application on July 24, 2018, consistent with the development mix reviewed by District staff. Therefore, this application is determined to satisfy public school concurrency on the basis that the project is vested for public school concurrency requirements for the units contained herein. Also, based on the City Commission's final approval, the students associated with this development are vested for public school concurrency purposes until July 22, 2023. Unless the underlying site plan approval expires or an extension of this Final SCAD has been requested in writing and granted by the School District, this final determination shall be valid until July 22, 2023, which corresponds to the underlying approval period.

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

SBBC-2216-2017 Meets Public School Concurrency Requirement: Yes No

7/14/2020

Date

Reviewed By:

Lisa Wight

Signature

Lisa Wight

Name

Planner

Title