



**City of Belleview
Comprehensive Plan**

Public School Facilities Element

TABLE OF CONTENTS

	<u>Page #</u>
INTRODUCTION.....	n/a
BACKGROUND.....	n/a
GOALS, OBJECTIVES AND POLICIES.....	n/a

INTRODUCTION

Public schools are critical components to the well-being and future of a community. In 2005, the Florida Legislature amended s.163.3180, F.S., and mandated the implementation of public school concurrency. That legislation requires that each local government adopt a Public School Facilities Element (PSFE) as part of its Comprehensive Plan and amend its Capital Improvement Element and Intergovernmental Coordination Element. The PSFE must address school level of service, school utilization, school proximity and compatibility with residential development; availability of public infrastructure, co-location opportunities, and financial feasibility.

The local governments within Marion County participating in school concurrency are Marion County, the Marion County School Board, City of Ocala, City of Belleview, City of Dunnellon, City of McIntosh and City of Reddick. Because of the relationship between residential development and the provision of public schools, the PSFE focuses on coordinated planning among the Marion County School Board, Marion County and the Cities to accommodate future student growth needs in the public school system.

Once implemented, school concurrency will ensure that the public school facilities necessary to maintain the adopted level of service for schools are in place before or concurrent with the school impacts of new residential development.

BACKGROUND

In 2003, Marion County, along with the Marion County School Board and the Cities of Ocala, Belleview, Dunnellon, McIntosh and Reddick, executed an Interlocal Agreement for public school facility planning.

Legislation enacted by the 2005 Florida Legislature (Senate Bill 360, Laws of Florida 2002-290) mandates a comprehensive focus on school planning by requiring local governments and school boards to adopt a school concurrency system. Among the requirements of the new legislation is the update of the existing public school interlocal agreements and adoption of a Public Schools Facilities Element (PSFE) into the comprehensive plan.

As mandated by Rule 9J-5-025 F.A.C., the PSFE must contain the following:

- Existing school facility deficiencies and school facilities required to meet future needs;
- School level of service standards;
- A financially feasible five-year schedule of school-related capital improvements that ensures adequate school capacity is available to maintain the adopted level of service;
- Provisions to ensure that school facilities are located consistent with the existing and proposed residential areas they serve; that schools be used as community focal points, and that schools be co-located with other public facilities;
- Maps depicting existing school sites, areas of anticipated future school sites, ancillary facilities, and School Concurrency Service Areas (CSAs); and
- Goals, objectives, and policies for planning and school concurrency.

This document is a preliminary draft of the City of Belleview Public Schools Facilities Element based upon the Marion County Comprehensive Plan Element of the same name.

SCHOOL CONCURRENCY**GOAL 1**

The City of Belleview, Florida (hereinafter referred to as “City”) shall coordinate with the School Board of Marion County (hereinafter referred to as “School Board”), Marion County, Florida (hereinafter referred to as “County”) and the City of Ocala, City of Dunnellon, Town of Reddick and Town of McIntosh (hereinafter referred to as “Cities”) to ensure public school facilities are of the highest quality and meet the needs of the County’s existing and future population.

OBJECTIVE 1

The City, together with the School Board, County, and Cities, shall at a minimum, meet semi-annually in a joint workshop to coordinate and base their local government comprehensive plans and school facility plans on consistent projections. Representatives from the Regional Planning Council will also be invited to attend.

Policy 1.1 The City and the School Board shall coordinate and base their plans on consistent projections, including population projections that are developed in coordination with the County and Cities, and student enrollment projections (district- wide and by concurrency service areas) that are developed by the School Board with the agreement of the Florida Office of Educational Facilities and SMART (Soundly Made, Accountable, Reasonable and Thrifty) Schools Clearinghouse. The School Board’s student enrollment projections shall take into consideration the impacts of development trends and reported data as required in Section 2 of the Interlocal Agreement for School Facility Planning and School Concurrency (hereinafter referred to as Interlocal Agreement). To accomplish this policy, the County, Cities and the School Board agree to provide the information and follow the procedures specified in Sections 2.1, 2.2, 2.3 and 3.3 of the Interlocal Agreement.

OBJECTIVE 2

The City will provide the School Board with a report on growth and development trends within their jurisdiction.

- Policy 2.1 The City shall report on growth and development trends within the City to the School Board. The County and the Cities shall provide the information and follow the procedures specified in Section 3.5 of the Interlocal Agreement. The School Board will use the information to distribute student enrollment by concurrency service area to make the most efficient use of public school facilities.

- Policy 2.2 At the time of adoption of the Public School Facilities Element, the City shall develop a report of projects not subject to school concurrency. The report shall include the type, number and location of residential units that have received subdivision or site plan approval, and provide a projected annual rate of growth for such projects.

OBJECTIVE 3

The City shall support the School District in its effort to provide for, locate and expand schools in a coordinated manner, ensuring the planning, construction, and opening of educational facilities are coordinated in time and place, concurrent with necessary services and infrastructure, and ensuring compatibility and consistency with the Comprehensive Plan.

- Policy 3.1 The School Board will establish a Public Schools Advisory Committee (PSAC), which will include members of the School Board, County and City and other Cities, for the purpose of reviewing potential sites for new schools and proposals for significant renovation and potential closure of existing schools. The PSAC will meet on an as needed basis and will submit recommendations to the Superintendent or designee about the merits of the sites.

- Policy 3.2 The City will coordinate with the School Board to assure that proposed public school facility sites are consistent with the applicable land use categories and policies of the comprehensive plan. Pursuant to Section 235.193, Florida Statutes, the City will consider each site plan as it relates to environmental, health, safety and welfare concerns, as well as the effects on adjacent property. The Interlocal Agreement for School Facilities Planning and School Concurrency dated October 7, 2003, and amended on September 30, 2008, includes procedures and guidelines for the selection of future school sites in Section 5.3 of the Interlocal Agreement related to:

- Policy 3.2.1 Acquisition of school sites which allow for future expansions to accommodate future enrollment and other facility needs which promote the City’s development and redevelopment objectives deemed beneficial for joint-uses, as identified by the Marion County School Board; and
- Policy 3.2.2 Coordination of the location, phasing, and development of future school sites to ensure that site development occurs in conjunction with the provision of required infrastructure to serve the school facility.
- Policy 3.3 The City and School Board will jointly determine the need for and timing of on-site and off-site improvements necessary to support each new school or the proposed renovation, expansion or closure of an existing school, and will enter into a written agreement as to the timing, location, and the party or parties responsible for constructing, operating and maintaining the required improvements.
- Policy 3.4 The City shall allow the School Board representatives the opportunity to review and comment on developments adjacent to schools.
- Policy 3.5 Schools are a permitted use in all residential governmental future land use categories (see Chapter 1 – Future Land Use Element, Policy 1.19), subject to the additional following criteria:
 - Policy 3.5.1 The following factors shall be taken into consideration in the planning, siting, land acquisition and development of the facility, for new school sites, significant renovations, expansions, and potential closures:
 - Policy 3.5.1.a The location of schools proximate to urban residential development and contiguous to existing school sites, which provide logical focal points for community activities and serve as the cornerstone for innovative design, including opportunities for shared use and collocation with other community facilities;
 - Policy 3.5.1.b The location of elementary schools proximate to and within walking distance of the residential neighborhoods served;

- Policy 3.5.1.c The location of high schools on the periphery of residential neighborhoods, with access to major roads;
- Policy 3.5.1.d Compatibility of the school site with present and projected uses of adjacent property;
- Policy 3.5.1.e Whether existing schools can be expanded or renovated to support community redevelopment and revitalization, efficient use of existing infrastructure, and the discouragement of urban sprawl;
- Policy 3.5.1.f Site acquisition and development costs;
- Policy 3.5.1.g Safe access to and from the school site by pedestrians and vehicles;
- Policy 3.5.1.h Existing or planned availability of adequate public facilities and services to support the school;
- Policy 3.5.1.i Environmental constraints that would either preclude or render cost infeasible for the development or significant renovation of a public school site;
- Policy 3.5.1.j Adverse impacts on archaeological or historic sites listed in the National Register of Historic Places or designated by the affected local government as a locally significant historic or archeological resource;
- Policy 3.5.1.k The site is well drained and the soils are suitable for development or are adaptable for development and outdoor educational purposes with drainage improvements;
- Policy 3.5.1.l The proposed location is not in conflict with the local government comprehensive plan, stormwater management plans, or watershed management plans;
- Policy 3.5.1.m The proposed location is not within a velocity flood zone or floodway, as delineated in the applicable comprehensive plan;

- Policy 3.5.1.n The proposed site can accommodate the required parking, and circulation of vehicles;
- Policy 3.5.1.o The proposed location lies outside the area regulated by Section 333.03(3), F.S., regarding the construction of public educational facilities in the vicinity of an airport;
- Policy 3.6 The location and construction of new public educational facilities or the expansion of an existing site shall only be allowed upon a determination by the local government that the proposed site is consistent with the adopted Comprehensive Plan. Until such time as coordination procedures for review are formalized between the County, the Cities and the Marion County School Board, the procedures as outlined in Section 1013.33 Florida Statutes (Educational Facilities - Coordination of Planning with Local Governing Bodies) and as amended herein, shall be utilized as a minimum:
- Policy 3.6.1 At least 60 days prior to acquiring or leasing property that may be used for a new public educational facility, the School Board shall provide written notice to the local government with jurisdiction over the use of the land. The local government, upon receipt of this notice, shall notify the School Board within 45 days if the proposed new school site is consistent with the land use categories and policies of the local government's comprehensive plan. This preliminary notice does not constitute the local government's determination of consistency pursuant to section 1013.33, Florida Statutes.
- Policy 3.6.2 In the event it is determined, by the local government with jurisdiction over the use of the land, that a new school site, significant renovations or the potential closure of an existing school site would be inconsistent with the local comprehensive plan, the School Board may make application to amend the future land use map or propose appropriate text amendments to address the inconsistency. If such application is made by the School Board, the local government with jurisdiction over the use of the land shall process such application for land use and/or text amendments in the earliest available application cycle.

OBJECTIVE 4

The City shall enhance community and neighborhood design through effective school facility design and siting standards and encourage the siting of school facilities so they serve as community focal points and so they are compatible with surrounding land uses.

- Policy 4.1 The City shall coordinate with the School Board in order to provide consistency between the City's comprehensive plan and public school facilities programs, such as:
- Policy 4.1.1 Greater efficiency for the School Board and the City by the placing schools to take advantage of existing and planned roads, water, sewer, parks, and drainage systems;
 - Policy 4.1.2 Improved student access and safety by coordinating the construction of new and expanded schools with road and sidewalk construction programs;
 - Policy 4.1.3 The location and design of schools with parks, ball fields, libraries, and other community facilities to take advantage of shared use opportunities; and,
 - Policy 4.1.4 The expansion and rehabilitation of existing schools so as to support neighborhoods and redevelopment.
- Policy 4.2 The School Board and local governments shall provide for the shared-use and co-location of school sites with similar facility needs, such as libraries, parks, recreation facilities, community centers, auditoriums, learning centers, museums, performing arts centers, stadiums, and health care facilities. The City will look for opportunities to collocate and share use of facilities when preparing updates to their Comprehensive Plan's schedule of capital improvements and when planning and designing new or renovating existing, community facilities.
- Policy 4.3 The School Board will look for opportunities to co-locate and share use of school facilities and civic facilities when preparing the District Educational Facilities Plan.

- Policy 4.4 The City will coordinate with the School Board and adjacent municipalities on efforts to build new school facilities, and facility rehabilitation and expansions, designed to serve as, and provide emergency shelters, as required by Section 1013.372 Florida Statutes.

OBJECTIVE 5

Manage the timing of new development to coordinate with adequate school capacity, as determined by the School District of Marion County.

- Policy 5.1 The City agrees to give the School Board notification of amendments to the Comprehensive Plan future land use map, re-zonings, developments of regional impact (DRI), and other major residential or mixed-use development projects pending before them that may affect student enrollment, enrollment projections, or school facilities, including preliminary plats. Such notice will be provided at least 30 days prior to approval of the application.
- Policy 5.2 The City shall take into consideration School Board comments and findings on the availability of adequate school capacity in evaluating comprehensive plan amendments as provided in Section 163.3177(6)(a), Florida Statutes, and developments of regional impact as provided in Section 380.06, Florida Statutes.
- Policy 5.3 Within 14 days after notification by the City, the School Board will advise the City of the school enrollment impacts anticipated to result from the proposed land use application or development proposal, and whether sufficient capacity exists or is planned to accommodate the impacts. School capacity will be reported consistent with Florida Inventory of School Houses (FISH) permanent capacity.
- Policy 5.4 Where capacity will not be available to serve students from the property seeking a land use change or DRI approval, the City will coordinate with the School Board to ensure adequate capacity is planned and funded to accommodate the future students or that the applicant has provided adequate mitigation to offset inadequacies in anticipated school capacity. Where feasible, in conjunction with the plan amendment early dedications of school sites shall be encouraged. To ensure adequate capacity is planned and funded, the School Board's long range facilities plans over the 5-year, 10-year and 20-year periods prior to approval of new development.

GOAL 2

The city shall assure the future availability of public school facilities to serve new development consistent with the adopted level of service standards. This goal will be accomplished recognizing the school board’s statutory and constitutional responsibility to provide a uniform system of free and adequate public schools, and the city’s authority for land use, including the authority to approve or deny comprehensive plan amendments, re-zonings or other development orders that generate students and impact the city’s school system. The city shall provide and maintain, in a timely and efficient manner, adequate public facilities for both existing and future populations.

OBJECTIVE 1

The City, through implementation of their management system, shall ensure that the capacity of schools is sufficient to support residential subdivisions and site plans at the adopted level of service (LOS) standards within the period covered by the 5-year schedule of capital improvements and the long range planning period. After the first 5-year schedule of capital improvements, capacity shall be maintained within each year of subsequent 5-year schedules of capital improvements. These standards shall be consistent with the Interlocal Agreement agreed upon by the School Board, the County, and the Cities.

Policy 1.1 The LOS standards set forth herein shall be included in the capital improvements element of the City’s Comprehensive Plans and shall be applied consistently district-wide to all schools of the same type.

Policy 1.2 Consistent with the Interlocal Agreement, the uniform, district-wide level-of service standards are initially set as follows:

TYPE OF SCHOOL	LEVEL OF SERVICE STANDARD
Elementary	105% (FISH permanent capacity*)
Middle	105% (FISH permanent capacity*)
High	100% (FISH permanent capacity*)

*As adjusted by the School Board annually to account for measurable programmatic changes.

Policy 1.3 If there is a consensus to amend any LOS, it shall be accomplished by the execution of an amendment to the Interlocal Agreement, as set forth in Section 9, by all parties and the adoption of amendments to the County's and each City's comprehensive plan. The amended LOS shall not be effective until all plan amendments are effective and the amended Interlocal Agreements are fully executed. No LOS shall be amended without a showing that the amended LOS is financially feasible, supported by adequate data and analysis, and can be achieved and maintained within the period covered by the 5-year schedule of capital improvements. After the first 5-year schedule of capital improvements, capacity shall be maintained within each year of subsequent 5-year schedules of capital improvements.

OBJECTIVE 2

School Concurrency Service Areas (the area within which an evaluation is made of whether adequate school capacity is available) shall be based on the adopted LOS standards and established under the Interlocal Agreement.

Policy 2.1 Initially, the School Concurrency Service Area (CSA) for each school type shall be implemented district wide. Commencing on August 30, 2011, and in accordance with the procedure provided for within Section 13 of the Interlocal Agreement, School CSAs shall be established less than district wide for each school type.

Policy 2.2 Future amendments to the CSA', other than periodic adjustments to school attendance zones, may be accomplished by the School Board only after review and comment by the local governments within Marion County, as provided in Section 9 of Public School Interlocal Agreement.

Policy 2.3 CSAs shall be established and subsequently modified to maximize available school capacity and make efficient use of new and existing public schools in accordance with the level of service standards, taking into account minimizing transportation costs, limiting maximum student travel times, the effect of desegregation plans, achieving socio-economic, racial and cultural diversity objectives, and recognizing the capacity commitments resulting from the local governments' within Marion County's development approvals for the CSA and for contiguous CSA's. In addition to the factors identified above, the criteria

anticipated to be developed by the Public Schools Advisory Committee shall be used as a basis to evaluate future changes to school attendance boundaries that serve as concurrency service areas.

- Policy 2.4 CSAs shall be designed so that the adopted level of service will be able to be achieved and maintained within the five years of the capital facilities plan, and so that the 5-year schedule of capital improvements is financially feasible. Plan amendments are required for changes to the concurrency service area other than modifications to school attendance zones.

OBJECTIVE 3

In coordination with the School Board, the County, the City, and Cities will establish a joint process for implementation of school concurrency which includes applicability and capacity determination and availability standards, and school capacity methods. The City shall manage the timing of residential subdivision approvals and site plans to ensure adequate school capacity is available consistent with adopted level of service standards for public school concurrency.

- Policy 3.1 The issuance of final subdivision and site plan approvals for residential development shall be subject to the availability of adequate school capacity required by Section 163.3180(13)(e) and the maintenance of adopted LOS standards.
- Policy 3.2 School concurrency applies only to residential uses that generate demands for public school facilities and are proposed or established after the effective date of the Interlocal Agreement, September 30, 2008.
- Policy 3.3 The following residential development shall be considered exempt from the school concurrency requirements plan amendments that establish school concurrency:
- Policy 3.3.1 Single family lots of record having received final plat approval prior to the effective date of the Interlocal Agreement, September 30, 2008.
- Policy 3.3.2 Multi-family residential development having received final site plan approval prior to the effective date of the Interlocal Agreement, September 30, 2008.

- Policy 3.3.3 Amendments to residential development approvals issued prior to the effective date of the Interlocal Agreement, September 30, 2008, which do not increase the number of residential units or change the type of residential units proposed.
- Policy 3.3.4 Housing for Older Persons meeting the requirements of, and as defined within, the Interlocal Agreement and Marion County's Educational System Impact Fee Ordinance (Chapter XV of the Marion County Code of Ordinances) and is established after the effective date of the Interlocal Agreement, September 30, 2008.
- Policy 3.3.5 Residential development projects generating less than one student.
- Policy 3.4 The City will adopt a School Concurrency Ordinance which establishes the application procedures and process for evaluating school capacity and making concurrency determinations consistent with Section 16 of the Interlocal Agreement, and the policies established herein.
- Policy 3.5 The City may approve a concurrency determination application earlier in the approval process, such as at the time of preliminary subdivision, preliminary site plan approval or development agreement authorized by s. 163.3220 – 163.3243, if requested by the applicant. The City shall consider the School Board's findings and recommendations on concurrency determinations, allocations of capacity, and appropriate mitigation including proportionate share mitigation commitments.
- Policy 3.6 The School Board shall conduct a concurrency review that includes findings and recommendations of whether there is adequate school capacity to accommodate the proposed development for each type of school within the affected CSA consistent with the adopted LOS standard.
- Policy 3.6.1 Adequate school capacity is the circumstance where there is sufficient school capacity, based on adopted LOS standards, to accommodate the demand created by a proposed development.

- Policy 3.6.2 The School Board's findings and recommendations shall address whether adequate capacity exists for each level of school, based on the LOS standards, or if adequate capacity does not exist, whether appropriate mitigation can be accepted.
- Policy 3.6.3 If mitigation can be accepted, the School Board's findings shall identify the accepted form of mitigation that is consistent with Section 17 of the Interlocal Agreement and the policies set forth herein.
- Policy 3.6.4 The City will issue a concurrency determination based on the School Board written findings and recommendations.
- Policy 3.7 The School Board shall determine whether there is adequate school capacity for each LOS to accommodate a proposed development based on the level of service standards, the applicable concurrency service area, and standards set forth in the City of Belleview Land Development Regulations, according to the procedures established in Section 15 of the Interlocal Agreement.
- Policy 3.8 The City shall only issue a concurrency approval for a subdivision plat or site plan for residential development where:
- Policy 3.8.1 The School Board issues a School Concurrency Determination Letter indicating that adequate school capacity will be in place, or under actual construction within three (3) years after the issuance of final subdivision or site plan approval for each level of school without mitigation; or the execution of a legally binding mitigation agreement between the applicant and the School Board, as provided by this Agreement
- Policy 3.9 In evaluating a subdivision plat or site plan for concurrency, any relevant programmed improvements in years 2 or 3 of the 5-year schedule of improvements shall be considered available capacity for the project and factored into the LOS analysis. Any relevant programmed improvements in years 4 or 5 of the 5-year schedule of improvements shall not be considered available capacity for the project unless funding for the improvement is assured through School Board funding to accelerate the project, through proportionate share mitigation, or some other means of assuring adequate capacity will be available within 3 years.

The School Board may use relocatable classrooms to provide temporary capacity while funded schools or school expansions are being constructed.

OBJECTIVE 4

The City shall provide for mitigation alternatives that are financially feasible and will achieve and maintain the adopted LOS standard consistent with the adopted School Board's financially feasible Work Program. Mitigation proposals must be acceptable to the School Board.

- Policy 4.1 Mitigation shall be allowed for those developments that cannot meet the adopted level of service standards. Mitigation options shall include options listed below for which the School District assumes operational responsibility through incorporation in the adopted School Board's financially feasible Work Program and which will maintain adopted LOS standards.
- Policy 4.1.1 Proportionate share payments calculated to Subsection 17.3 of the Interlocal Agreement. This shall not be construed as "pay and go" except as set forth in Subsection 17.2.1 of the Interlocal Agreement.
- Policy 4.1.2. Acceptable forms of mitigation shall be consistent with Section 17.1.3 of the Interlocal Agreement, acceptable to the School Board and consistent with Section 163.3180(c), Florida Statutes and the City's School Concurrency Ordinance in effect at the time of application for mitigation. Acceptable forms include:
- Policy 4.1.2.a The donation, construction, or funding of school facilities sufficient to offset the demand for public school facilities to be created by the proposed development.
- Policy 4.1.2.b Contribution of land. The School Board is not obligated to accept all land offers. Reasons to reject a land offer may include, but are not limited to, inferior soils, adjacent uses, proximity to existing schools of the same level, student dispersion, attendance area configuration and demographic mix, transportation costs, infrastructure availability or site need.
- Policy 4.1.2.c Provision of additional and permanent student stations through the donation of buildings for use as a primary educational facility built in accordance with State Requirements for School Facilities (SREF) standards.

- Policy 4.1.2.d Provision of additional permanent student stations through the renovation of existing buildings for use as learning facilities as long as the building meets SREF standards.
- Policy 4.1.2.e Construction of permanent student stations and core capacity as long as the building meets SREF standards.
- Policy 4.1.2.f Other forms of mitigation acceptable to the School Board and consistent with Section 163.3180(c), Florida Statutes, any school concurrency ordinance adopted consistent herewith, and this agreement.
- Policy 4.2 Mitigation must be directed toward a permanent school capacity improvement identified in the School Board’s financially feasible Work Program, which satisfies the demands created by the proposed development consistent with the adopted LOS standards. Relocatable classrooms will not be accepted as mitigation.
- Policy 4.3 Mitigation shall not be required when the adopted LOS cannot be met in a particular CSA if the needed capacity for the development is available in one or more contiguous CSAs and the impacts of the development shall be shifted to that CSA. Where more than one CSA is available to accommodate student impacts, the School Board shall evaluate how the impacts of that development shall be shifted. Measures to maximize capacity including modifications to CSAs in lieu of shifting development impacts can be considered.
- Policy 4.4 Mitigation shall be directed to projects on the School Board's financially feasible Work Plan that the School Board agrees will satisfy the demand created by that development approval, and shall be assured by a legally binding mitigation agreement between the School Board, the County or City, and the applicant which sets forth the terms of the mitigation, including such issues as the amount, nature and timing of donations, construction, or funding to be provided by the applicant. The binding mitigation agreement shall be executed prior to the City’s issuance of the final subdivision plat or the final site plan approval. If the school agrees to the mitigation, the school board must commit in the agreement to placing the improvement required for mitigation on its Work Plan.

- Policy 4.5 The applicant's total proportionate share obligation to resolve a capacity deficiency shall be based on the following: multiplying the number of new student stations required to serve the new development by the average costs per student station for each school type. The average cost per student station shall include school facility development and land costs. Pursuant to Section 163.3180(13)(e)(2), F.S., the applicant's proportionate-share mitigation obligation shall be credited toward any other impact or exaction fee imposed by local ordinance for the same need, on a dollar-for-dollar basis, at fair market value.

OBJECTIVE 5

The City shall cooperate with the School Board to ensure existing deficiencies and future needs are addressed consistent with the adopted level of service standards for public schools.

- Policy 5.1 The City's strategy, in coordination with the School Board, for correcting existing deficiencies and addressing future needs includes:
- Policy 5.1.1 The School Board's commitment to continue the re-boundary process to reallocate school capacity to reduce school overcrowding within concurrency service areas;
 - Policy 5.1.2 Implementation of a financially feasible 5-Year Work Program identifying capital improvements that are necessary to ensure level of service standards are achieved and maintained; and
 - Policy 5.1.3 Identification of adequate sites for funded schools; and
- Policy 5.2 The City adopts by reference the Marion County Public Schools District Facilities Work Program, Five-Year Capital Plan/FY 2008-2012, approved by the Marion County School Board on September 25, 2007, which includes school capacity sufficient to meet anticipated student demands projected by the City, in consultation with the School Board's projections of student enrollment, based on the adopted LOS standards for public schools.

The Work Program ensures the LOS standards for public schools are achieved and maintained within the period covered by the 5-year schedule. After the first 5-year schedule of capital improvements, annual updates to the schedule shall ensure LOS standards are achieved and maintained within each year of subsequent 5-year schedule of capital improvements.

- Policy 5.3 By December 1st of each year, the City, in coordination with the School District, shall update by reference the School District 5-year Work Program to ensure maintenance of a financially feasible capital improvements program and to ensure LOS standards will continue to be achieved and maintained within each year of the subsequent 5-year schedule of capital improvements.

GOAL 2

The city shall strive to continually monitor and evaluate the public schools facilities element in order to assure the best practices of the joint planning processes and procedures for coordination of planning and decision making.

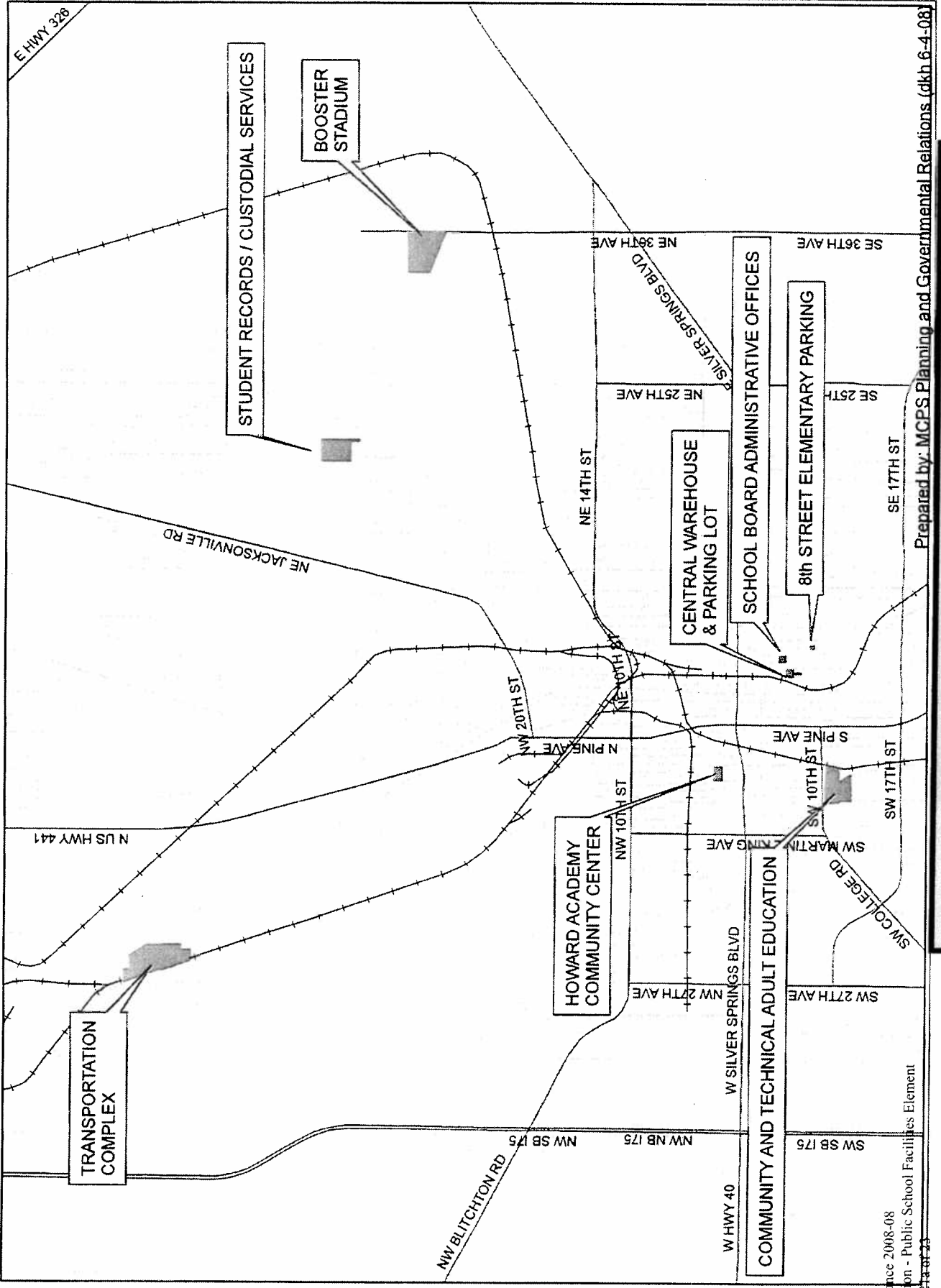
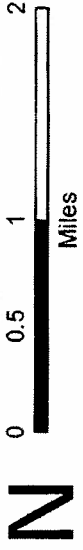
OBJECTIVE 1

Coordinate the Comprehensive Plan with School Facilities Plans.

- Policy 1.1 The City and the School Board will coordinate during updates or amendments to the City’s Comprehensive Plan and updates or amendments to long-range plans for School Board facilities. Amendments to the Public Schools Facilities Element will be initiated following the procedures of Section 9 of the Interlocal Agreement and amendments to the Capital Improvements Element to incorporate the School Board’s adopted Work Program shall occur December 1st of each year.
- Policy 1.2 Consistent with the Interlocal Agreement for Public School Facility Planning, the Technical Working Group (TWG) consisting of appropriate staff from the Parties will meet, at a minimum, on a semi-annual basis to discuss issues and formulate recommendations regarding coordination of land use and school facilities planning.

Policy 1.3 On an annual basis, a join public workshop with a representative from each Party to the Interlocal Agreement shall be scheduled by the County Administrator, to hear reports, discuss policy, set direction, and reach understandings concerning issues of mutual concern regarding school concurrency, coordination of land use and school needs, off-site improvements, and joint use opportunities. A representative from the Regional Planning Council and the TPO will be invited and public comment will be permitted.

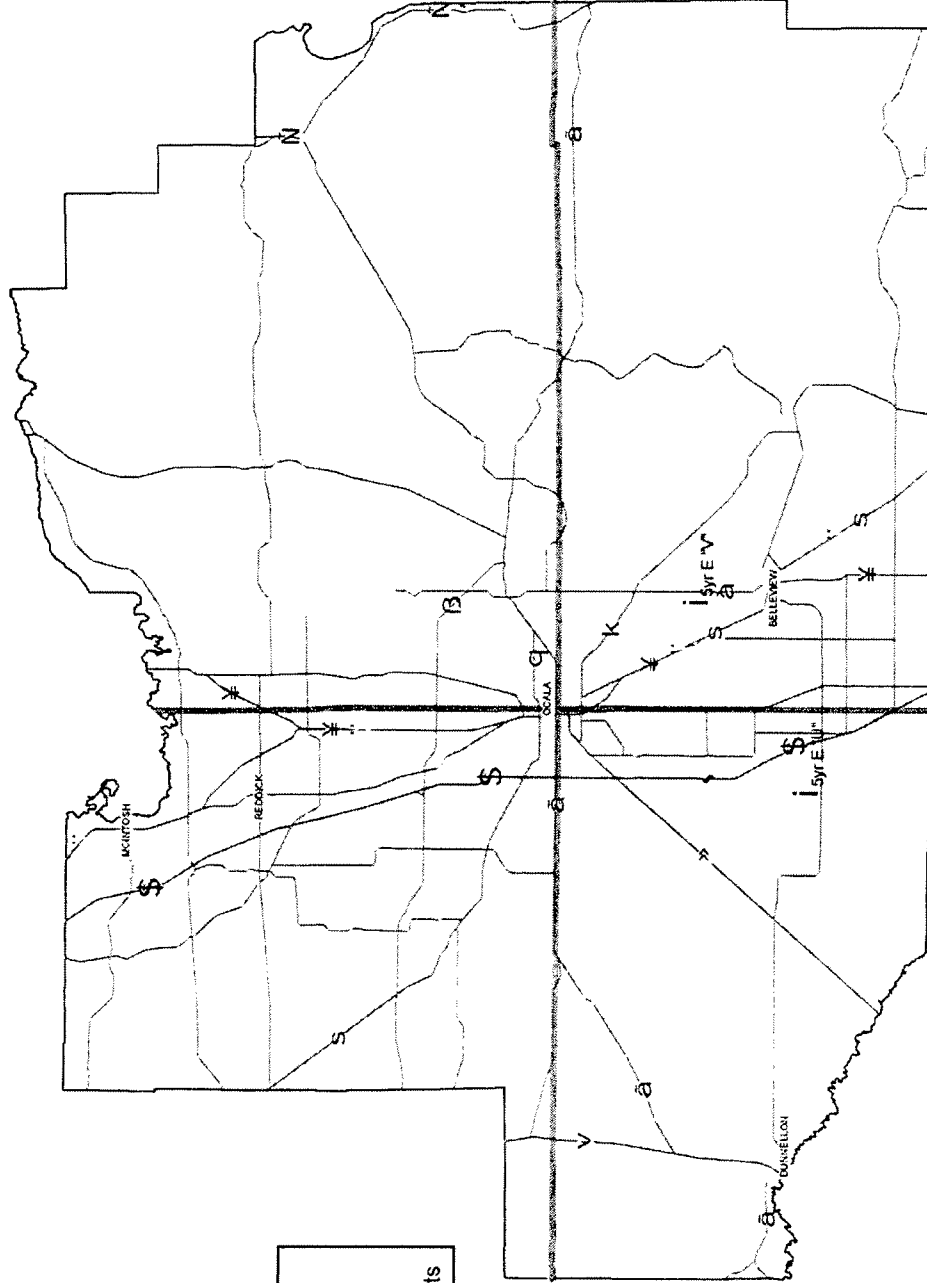
Marion County Public Schools Ancillary Facilities Map DETAIL



Prepared by: MCPS Planning and Governmental Relations (dkh 6-4-08)

Map 6.5 - 1 Future Land Use Map Series City of Belleview Comprehensive Plan

**Marion County Five-Year Elementary,
Middle & High School Facilities**



Legend

- i Future Facility
- General Locations
- Municipalities
- Marion Principal Streets

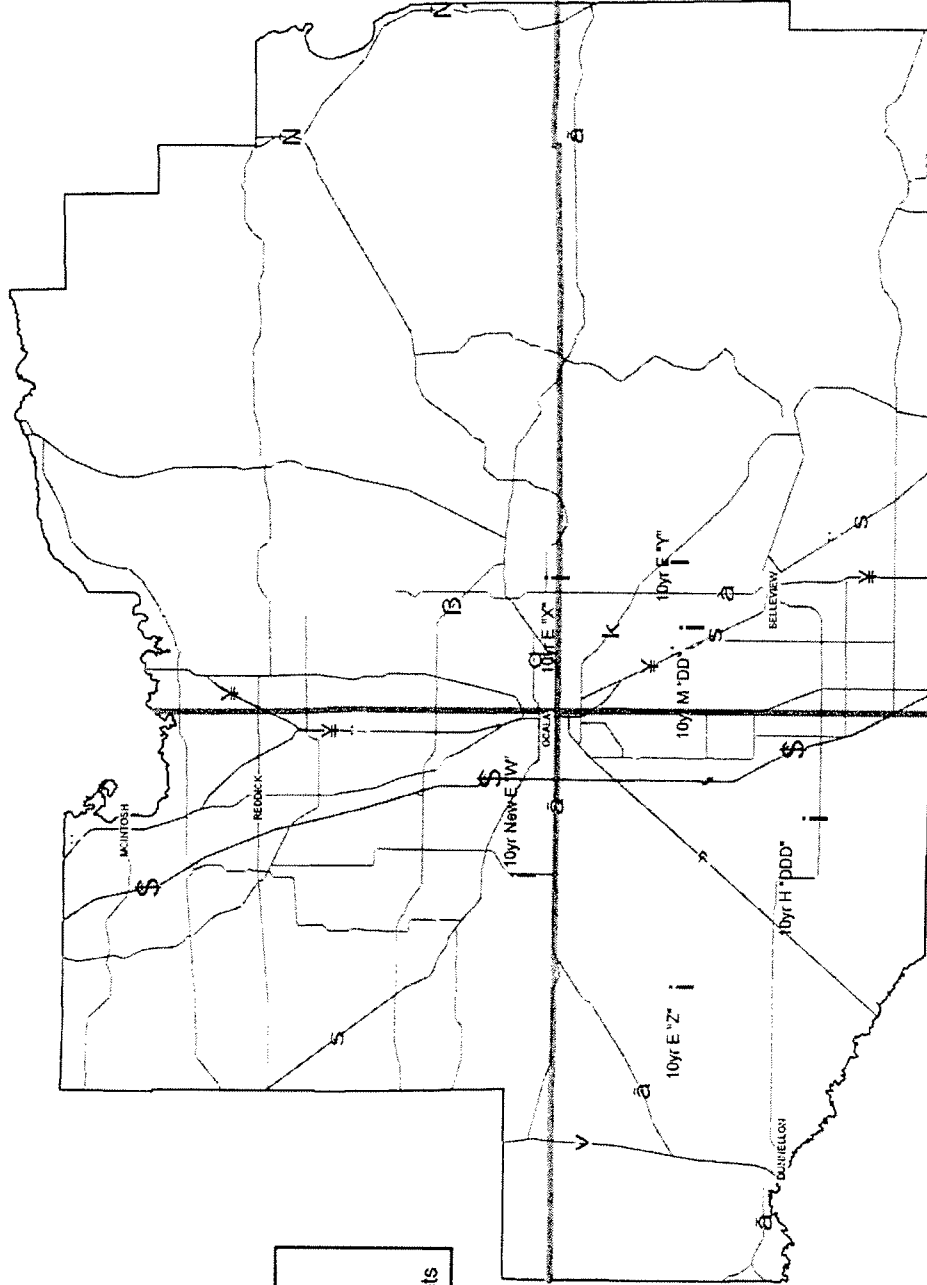
1 inch = 20,800 ft

Source: MCPS District Facilities Work Program
 Five-Year Capital Plan FY2008/12
 M:\Shared\SchoolBoard\New\TwentyYearElemSchools.mxd

Ordinance 2008-08
 Adoption - Public School Facilities Element
 Page 21b of 23

**Map 6.5 - 2 Future Land Use Maps Series
 City of Belleview Comprehensive Plan**

**Marion County Ten-Year Elementary,
Middle & High School Facilities**



Legend

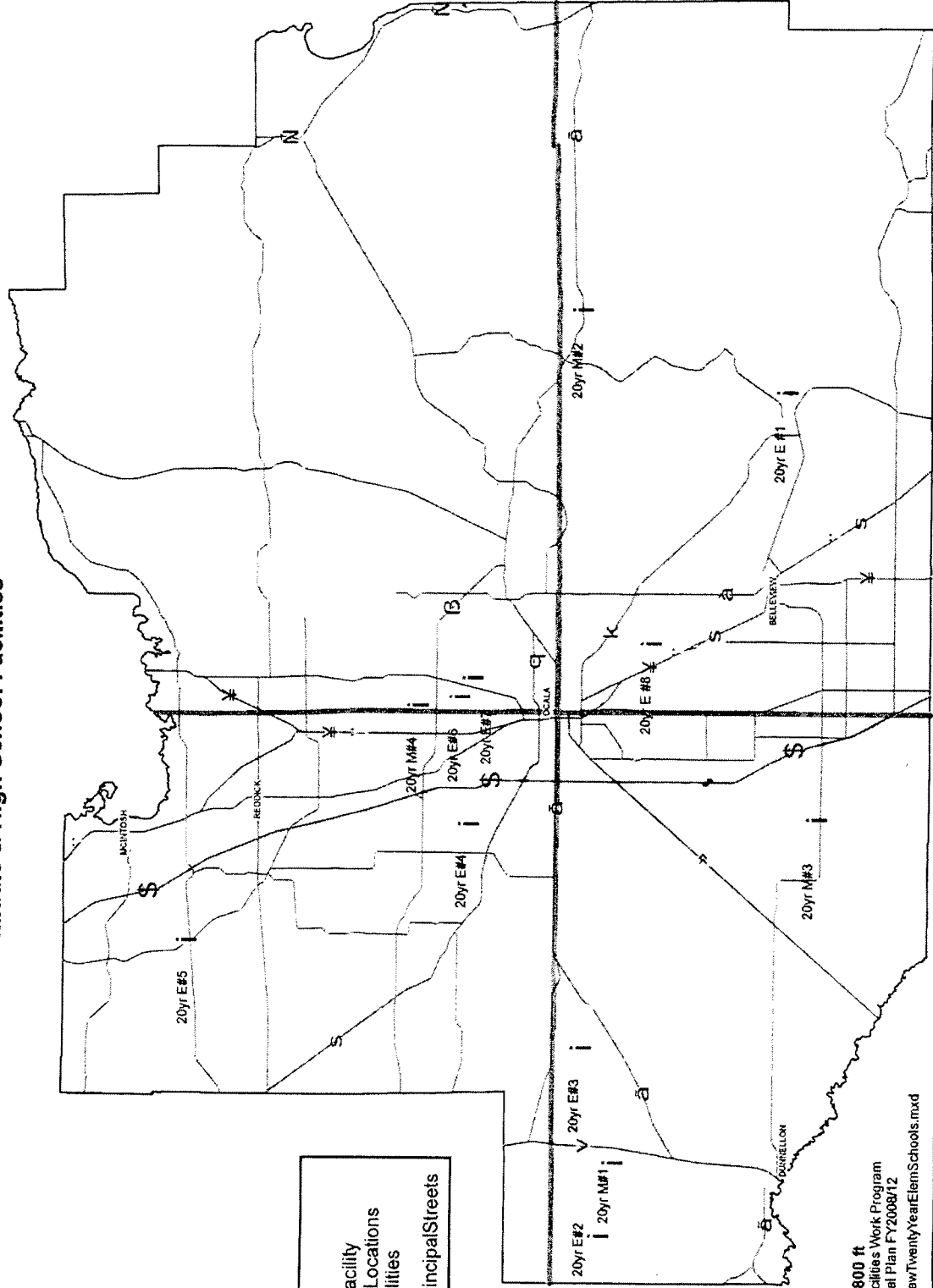
- Future Facility
- General Locations
- Municipalities
- Marion Principal Streets

1 inch = 20,800 ft

Source: MCPS District Facilities Work Program
Ten-Year Capital Plan FY2008/12
M:\Shared\SchoolBoard\NewTwentyYearElemSchools.mxd

**Map 6.5 - 3 Future Land Use Maps Series
City of Bellevue Comprehensive Plan**

**Marion County Twenty-Year Elementary,
Middle & High School Facilities**



Legend

- i Future Facility
- General Locations
- Municipalities
- Marion Principal Streets

1 inch = 20,800 ft
 Source: MCPS District Facilities Work Program
 Twenty-Year Capital Plan F 2008/12
 M:\Shared\SchoolBoard\NewTwentyYearElemSchools.mxd

**Map 6.5 - 4 Future Land Use Maps Series
 City of Bellevue Comprehensive Plan**