

RESEARCH REPORT ON SCHOOL OVERCROWDING AND CZMP
PROVES UPZONINGS WILL MAKE A BAD SITUATION WORSE!!!

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Any upzonings in Northern Baltimore County will make bad public school over-enrollment worse. Ten North County public schools have or will have in 2011 enrollments at or above building capacity.

North County Preservation has reviewed publicly available information about school capacities and enrollments in North County Schools. We then cross-referenced school capacity data, enrollments in 2007-8, and projections for enrollment in 2011 to assess the impact of requests for Comprehensive Zoning Map Process (CZMP) upzonings in the North County. There are no plans to increase school capacities in this time period, with the possible exception of an addition to Loch Raven, which is controversial. We use 2011-12 as a projection date because the next CZMP will occur then. These data confirm that all requests for upzonings in the following attendance areas will exacerbate already serious overcrowding. The deleterious impact on the school environment is clear and direct if residential properties are upzoned to allow greater density of development. Commercial upzonings too would exacerbate school overcrowding in so far as such requests increase employment North of the Urban Rural Demarcation Line and therefore increase demand for housing.

I. Already at or beyond the state mandated 15% cap on exceeding school building capacity

We have confirmed that the following schools are already at or beyond the state mandated 15% cap on exceeding school building capacity this year and here identify the CZMP Issues (zoning change requests) in each school's attendance area:

	Issue Numbers
Hampton Elementary School	3-045
Pot Springs Elementary School	3-009, 059, 094
Sparks Elementary School	3-002, 011, 013,014,020, 022, 025, 029, 030, 035, 038, 046, 052, 065, 092, 093, 095

II. At or beyond the state mandated 15% cap on exceeding school building capacity in 2011

In 2011, Hereford High School, which is currently 13% over capacity, will be 15% over capacity.

Hereford High School	3-001, 002, 009, 013, 014, 020, 022,023, 024, 025, 029, 030, 031, 035, 036, 038, 039, 040, 046, 052, 059, 062, 063,065, 067, 070, 072, 076, 078, 092, 093, 094, 096
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III. At or beyond 10% in excess of school building capacity in 2011

Perry Hall High School	3-049,066, 068, 073, 080, 082, 089, 090, 144
Franklin Elementary School	3-001, 012, 026, 027, 032, 053, 057, 077
Prettyboy Elementary School	3-009, 059, 094

IV. At or beyond current building capacity but below 10% in excess in 2011

Loch Raven High School	3-121, 159, 173
Fifth District Elementary School	3-023, 031, 062, 063, 067, 076
Kingsville Elementary School	3-049, 066, 068, 073, 080, 082, 089, 090, 144

The attached tables show the data for each CZMP Issue and for the relevant school attendance areas. It is important to note that the data for school capacity are based upon full time enrollments (FTEs) as are the enrollment data for 2007-8. The data for 2011-12 are based upon headcount. We tested the distinction between FTE and headcount in 2007-8 and found that in the North County schools this distinction did not generate significantly different numbers. Since FTE projections are not available for 2011-12 enrollment, we have used head count enrollment for 2011. To assist the reader, we have created **orange bands** for all schools (and relevant Issues) where enrollment will be at and **up to 10%** over capacity, **blue bands** for all schools (and relevant Issues) where enrollment will be **10% over capacity** and **red bands** for all schools (and relevant Issues) where enrollment will be **15% over capacity**.

Baltimore County identifies FTE enrollment 15% beyond school building capacity as over capacity (Baltimore County Code, Article 22, Title 6) although it has no enforcement provision. We believe this 15% limit is not justifiable. **We strongly believe that any enrollment beyond school capacity should be viewed as a public policy reason to curtail further development in a school attendance area.** The Baltimore County Public School District rarely changes attendance area boundaries, because it has judged correctly over the years that stability in enrollment patterns is important to maintain neighborhoods. For the purpose of our assessment of these enrollment projections, we should assume no change in attendance areas, particularly because of the travel distances in the North County and because many of the overcrowded school attendance areas abut each other.

While there may be some rationale for applying the 115% standard to specific development proposals, though this is dubious at best, the Comprehensive Zoning Map Process is a critical planning and growth management element. We should plan and manage growth so it does not cause *any* overcrowding in our schools. It is absurd to plan for a decline in the quality of our schools by rezoning property to cause overcrowded classrooms. At least four Maryland counties (Calvert, Carroll, Frederick and Montgomery) restrict specific development projects that would cause a school to exceed 100% of State-rated capacity. Therefore, NCP strongly urges the County Council to deny any request to upzone residential properties located in the service area of a school which is projected to be at or over 100% of capacity and to downzone all Issue requests for downzoning in the schools projected to be beyond capacity in 2011-12.

Based upon this analysis of the school enrollment and building capacity data, the Baltimore County Council should **deny all residential and commercial upzoning** requests in and should **seriously consider all requests for downzoning** within the attendance areas of Hereford, Loch Raven and Perry Hall High Schools and Hampton, Fifth District, Kingsville, Pot Springs, Sparks, Franklin, and Prettyboy Elementary Schools.