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Subject: Sun Valley Marketplace
Date: Thursday, June 4, 2020 11:22:52 AM
Attachments: [School Impact Study_637268021337544893.pdf](#)

Matthew, thank you for the opportunity to respond. I apologize for the tardiness. Sun Valley Marketplace is a proposed Mixed-Use development with approximately 600 townhomes, to be located at the corner of Wesley Chapel-Stouts Rd and Hwy 74, behind the Lowes. This development will be within the following school attendance boundaries for the upcoming (2020-2021) school year:

Shiloh Valley Primary	currently at 95% rated capacity
Shiloh Valley Elementary	currently at 71% rated capacity
Sun Valley Middle	currently at 97% rated capacity
Sun Valley High	currently at 90% rated capacity

PLEASE NOTE: Although the above schools are the current assignments for this area, the Union County Public Schools Board of Education has the obligation and reserves the right to modify assignments in order to optimize facility utilization and efficiency.

By our accounting, this development will bring the number of planned and not built housing units in the Shiloh Valley PS/ES area to approximately 2059.

This includes:

- Harkey Creek: 268 additional units
- Heritage: 435 units
- Old Charlotte Hwy: 211 units
- Weddington Pointe: 225 units
- Evoke at Indian Trail: 320 units

Also within the Sun Valley cluster attendance area (for a total of approximately 5662 housing units) are:

- Walden at Austin Village: 26 additional units
- Moore Farms: 253 units
- Cottages at Indian Trail: 98 units
- Plyler Townhomes: 41 units
- Harpers Run: 109 units
- Potter Rd Townhomes: 87 units
- 2933 M.I.T. Rd: 92 units
- Ardmore at Indian Trail: 252 units
- Fenwick Commons: 44 units
- The Hub: 350 units
- McClendon Place: 180 units
- Solis at Chestnut Farm: 302 units
- Weddington Acres: 25 units

- Chestnut Lane subdivision: 34 units
- Park Place: 1710 units

Per Board of Education policy, neither Shiloh Valley PS nor Sun Valley MS are any longer accepting any further transfers due to high enrollment. Additional residential construction contributes to high enrollments, which in turn exacerbate problems such as:

- Additional mobile classrooms
- Inadequate capacity for food service and rest room facilities
- Rationing of access to the Media Center
- Insufficient parking and queuing space for parents to safely deliver or pick up their children
- Inadequate planning/meeting space for additional staff.

Thanks

Don

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