IMPACT OF CHANGING DEMOGRAPHICS ON SCHOOL PLANNING
1. Introduction/Key Considerations
2. Economics/Demographics
3. Case Studies
Critical Issues for School Districts

- Rate of Growth / Absolute Growth
- Type of Growth and Location
- Demographic / Financial Rank
- Unique Issues
  - State legislation, new growth, location of growth, lumpy/large investments, long development cycle, expensive costs, trends in Charter School enrollment
State Mandated Level-of-Service

- Class Size Reduction Amendment
  - In 2015-16, about 13 districts experienced financial penalty
School siting can be controversial
  - High schools most difficult
Must get in front of development
  - High cost
  - Opposition high late in development cycle
Coordination with local operating agencies critical
Many capital assets require one year cycle to construct.

Schools can take from 3 to 7 years from planning to opening.

Planning a school must occur before demand occurs to meet standards.

Capital investment required well before taxes/fees are collected.
1. Introduction/Key Considerations
2. Economics/Demographics
3. Case Studies
Economics
- Cost
- Revenue
- Finance & Debt Use

Demographics
- Growth
- Location
- Student Generation
Expensive Infrastructure
School Infrastructure Is Very Expensive

Transportation, 60%

70-85%

Schools, 25%

Parks, 10%

Other*, 5%

*Other = Fire/EMS, Correctional, Law Enforcement, Public Bldgs, Solid Waste, Libraries

And high operating costs...
School Infrastructure Is Very Expensive

Source: FLDOE and recent Tindale Oliver Impact Fee Update Studies
Elementary Schools: $15 - $30 million
Middle Schools: $30 - $55 million
High Schools: $55 - $105 million

Investment in Capacity is Expensive
Population Growth, 3-Yr. Average

Source: BEBR; Medium Level Projections
### Operating Budget per Student

- **≈ $4,000 per Student**
- **≈ 80% of Districts between $6,500 & $9,500**
- **≈ $8,000** (Average of All)
- **≈ $13,000 per Student**

Source: Florida Dept. of Education; Funding and Financial Report
Cohort Method

- Ignores development activity

Important to Review Trends in:

- Population
  - Total versus Seasonal
- Age Distribution
- Student Generation Levels
  - Traditional vs. Charter/Other
- Planned/Proposed Developments
DEMOGRAPHICS:
MEDIAN AGE & SGR

Median Age vs. Student Generation Rate

Source: U.S. Census Bureau
DEMOGRAPHICS:
MEDIAN AGE & SGR

Source: U.S. Census Bureau

<table>
<thead>
<tr>
<th>Age Group</th>
<th>SGR</th>
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</thead>
<tbody>
<tr>
<td>47 to 66 yrs old</td>
<td>0.226</td>
</tr>
<tr>
<td>42 to 47 yrs old</td>
<td>0.291</td>
</tr>
<tr>
<td>39 to 42 yrs old</td>
<td>0.382</td>
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<tr>
<td>31 to 39 yrs old</td>
<td>0.413</td>
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</table>
DEMOGRAPHICS:
ABSOLUTE STUDENTS ADDED

Source: U.S. Census Bureau

Absolute Students Added

- Green = 0 to 100 students
- Yellow = 100 to 500 students
- Light blue = 500 to 1,000 students
- Red = 1,000 to 5,100 students

Source: U.S. Census Bureau
DEMOGRAPHICS: ENROLLMENT TRENDS

Historical Enrollment

Source: Florida Dept. of Education
Enrollment Rate of Growth

- Orange County
- Hillsborough County
- Volusia County
- Florida

Source: Florida Dept. of Education
DEMOGRAPHICS:
ENROLLMENT TRENDS

Ratio of Charter to Traditional Enrollment

Source: Florida Dept. of Education
<table>
<thead>
<tr>
<th>Year Range</th>
<th>Average</th>
<th>Percentage of Total Students Added</th>
</tr>
</thead>
<tbody>
<tr>
<td>1998-2010</td>
<td>450</td>
<td>20%</td>
</tr>
<tr>
<td>2011-2013</td>
<td>2,530</td>
<td>72%</td>
</tr>
<tr>
<td>2014-2016</td>
<td>1,350</td>
<td>30%</td>
</tr>
</tbody>
</table>

HILLSBOROUGH CASE STUDY: CHARTER STUDENTS ADDED PER YEAR

Average = 450
20% of Total Students Added

Average = 2,530
72% of Total Students Added

Average = 1,350
30% of Total Students Added
HILLSBOROUGH CASE STUDY:
TOTAL STUDENTS ADDED PER YEAR

- Traditional Students Added
- Charter Students Added

2000-2005
Average = 5,600

2006-2010
Average = 800

2011-2016
Average = 4,000
Florida - Distribution of Students by School Type

Charter Schools
- Elementary: 52%
- Middle: 27%
- High: 21%

Traditional Schools
- Elementary: 48%
- Middle: 22%
- High: 30%

Source: Florida Dept. of Education
1. Introduction/Key Considerations
2. Economics/ Finance
3. Case Studies
Orange County
Volusia County
Q & A/
Discussion

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