

ENTERED AS EXHIBIT Laura Russo A1
NUMBER
THE PLANNING AND ZONING BOARD
ON 04.27.2011
DATE JM
INITIALS

SOMERSET ACADEMY
Gables

CITY OF CORAL GABLES
PLANNING DEPARTMENT

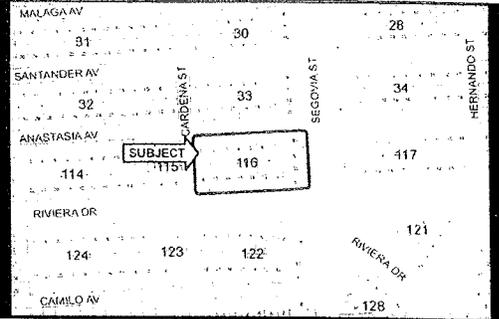
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- Somerset Gables will have a positive economic impact on the community creating **50 new jobs** with salaries alone of **over \$1.8 million**.
- The Somerset Gables Parents Association is a proud member of the Coral Gables Chamber of Commerce since 2010.
- Somerset Academy, a Florida educational institution with a 14-year record successfully operating high-performing charter schools, is the first charter school system in the nation to achieve "district" accreditation by the Southern Association of Colleges and Schools (SACS-CASI) for its commitment to educational excellence and continuous improvement.
- Somerset Gables is a Miami-Dade County public school; charter schools do not take money away from traditional public schools; **charter schools are public schools**. When a child attends a charter school, state funding follows that child.
- Somerset Gables offers a unique dual language curriculum in an innovative, technology-rich and nurturing environment; the school's dual language program currently offers Spanish.
- The University Baptist Church campus is the ideal location for a school. It is immediately adjacent to the Youth Center and Public Library.
- The academic building at UBC has **over 35 student ready classrooms, which are not currently being utilized**. Even at the full amount of students requested in the application, the facility would not be used to its capacity.
- The traffic impact to the neighborhood is mitigated through a professionally-developed program employing staggered pickups and drop offs without the need to park your vehicle. This system is currently being used at Somerset Gables and there has been **zero negative impact to the surrounding neighborhood**.
- Segovia Street with its future improvements has the capacity to handle the distribution of traffic associated with Somerset Gables, confirmed by the Richard Garcia & Associates professional traffic analysis.
- Somerset Gables currently has many parents who are neighbors of the school. Somerset understands their needs and is committed to being a good neighbor.
- The Somerset Gables Parents Association meets regularly with the Coral Gables Neighborhood School Alliance to **ensure the needs of the surrounding neighbors are being heard and expectations met**.
- Parents are held accountable to following the rules of the school through a mandatory parent/school contract.
- Somerset Gables has an initial enrollment period for students who live within one mile of the school making it **the only true public, neighborhood school in Coral Gables**. This will give families who live within one mile of the school the first opportunity to attend Somerset Gables. No other public school in Coral Gables has the ability to provide this opportunity.
- Somerset Gables is an engaged member of the community - toy drive benefiting Miami Children's Hospital, Coral Gables Farmers Market fundraiser for Japan earthquake victims, and planting trees to celebrate Arbor Day are just a few of the events the school has participated in this year.



**City of Coral Gables
Courtesy Public
Hearing Notice**

March 24, 2011



Applicant:	Somerset Grace Charter School of Coral Gables
Application(s):	Change in Land Use, Conditional Use and Site Plan Review (#07-10-113-P)
Property:	624 Anastasia Avenue (University Baptist Church)
City Public Hearing Location	Planning and Zoning Board, Coral Gables Memorial Youth Center Auditorium, April 27, 2011, 6:00 – 9:00 p.m.

PUBLIC NOTICE is hereby given that the City of Coral Gables, Florida, Local Planning Agency (LPA)/ Planning and Zoning Board (PZB) will conduct a Public Hearing on the following applications at the above referenced location:

1. An Ordinance of the City Commission of Coral Gables, Florida, requesting an amendment to the Future Land Use Map of the City of Coral Gables Comprehensive Plan pursuant to Small Scale amendment procedures (ss. 163.3187, Florida Statutes), from "Religious/Institutional" to "Community Services and Facilities" for a 2.6 acre parcel of land commonly known as the "University Baptist Church", legally described as all of Block 116, Coral Gables Country Club Section Part 6 (624 Anastasia Avenue), Coral Gables, Florida; and, providing for severability, repealer, codification and an effective date. (LPA review).
2. An Ordinance of the City Commission of Coral Gables, Florida, requesting conditional use review pursuant to Zoning Code Article 3, Development Review, Division 4, Conditional Uses, to permit a student increase of an existing Charter School from 110 students to a maximum 735 students on property designated "Special Use (S)" Zoning District, legally described as all of Block 116, Coral Gables Country Club Section Part 6 (624 Anastasia Avenue), Coral Gables, Florida; providing for severability, repealer, codification, and an effective date. (PZB review).
3. An Ordinance of the City Commission of Coral Gables, Florida, requesting site plan review to permit miscellaneous site improvements and a student increase of an existing Charter School from 110 students to a maximum 735 students on property designated "Special Use (S)" Zoning District, legally described as all of Block 116, Coral Gables Country Club Section Part 6 (624 Anastasia Avenue), Coral Gables, Florida; and including required conditions; and providing for severability, repealer, codification, and an effective date. (PZB review).

All interested parties are invited to attend and participate. Upon recommendation by the Board, the application will be scheduled for City Commission consideration. No further public hearing courtesy notice will be provided. Please complete the form on the back of this notice and send via mail/fax or email to somersetcharterschoolcomments@coralgables.com. All comments will be entered into the record in verbatim format and considered as a part of the public hearing process. Please visit the City web page at www.coralgables.com, titled "City Agendas", "Planning and Zoning Board" for a electronic "fillable" copy of this form. The application is on file and available for examination during business hours at the Planning Department, 427 Biltmore Way, Suite 201, Coral Gables, Florida, 33134.