



**Concurrency Management System (CMS)**  
Miami-Dade County Public Schools

**Miami-Dade County Public Schools**

**Concurrency Management System  
Preliminary Concurrency Analysis**

MDCPS Application Number:	<b><u>PH3523110900567</u></b>	Local Government (LG):	<b><u>Doral</u></b>
Date Application Received:	<b><u>11/9/2023 11:14:51 AM</u></b>	LG Application Number:	<b><u>PZAD-2307-0272</u></b>
Type of Application:	<b><u>Public Hearing</u></b>	Sub Type:	<b><u>Public</u></b>
Applicant's Name:	<b><u>Midtown Doral PUD Phase IV, V, VI</u></b>		
Address/Location:	<b><u>Approximately 8800 NW 107 Avenue, Doral, Florida</u></b>		
Master Folio Number:	<b><u>3530080000051</u></b>		
Additional Folio Number(s):	<b><u>3530080000048, 3530080000041,</u></b>		
PROPOSED # OF UNITS	<b><u>552</u></b>		
SINGLE-FAMILY DETACHED UNITS:	<b><u>0</u></b>		
SINGLE-FAMILY ATTACHED UNITS:	<b><u>0</u></b>		
MULTIFAMILY UNITS:	<b><u>552</u></b>		

CONCURRENCY SERVICE AREA SCHOOLS						
CSA Id	Facility Name	Net Available Capacity	Seats Required	Seats Taken	LOS Met	Source Type
3881	ANDREA CASTILLO PREPARATORY ACADEMY (ELEM COMP)	18	66	18	NO	Current CSA
3881	ANDREA CASTILLO PREPARATORY ACADEMY (ELEM COMP)	0	48	0	NO	Current CSA Five Year Plan
6121	RUBEN DARIO MIDDLE	-87	31	0	NO	Current CSA
6121	RUBEN DARIO MIDDLE	0	31	0	NO	Current CSA Five Year Plan
7241	RONALD W. REAGAN/DORAL SENIOR	341	37	37	YES	Current CSA
ADJACENT SERVICE AREA SCHOOLS						
122	DR ROLANDO ESPINOSA K-8 CENTER (ELEM COMP)	324	48	48	YES	Adjacent CSA
6521	MIAMI SPRINGS MIDDLE	553	31	31	YES	Adjacent CSA

\*An Impact reduction of **33.18%** included for charter and magnet schools (Schools of Choice).

MDCPS has conducted a preliminary public school concurrency review of this application; please see results above. A final determination of public school concurrency and capacity reservation will be made at the time of approval of plat, site plan or functional equivalent. **THIS ANALYSIS DOES NOT CONSTITUTE PUBLIC SCHOOL CONCURRENCY APPROVAL.**

1450 NE 2 Avenue, Room 525, Miami, Florida 33132 / 305-995-7285 / concurrency@dadeschools.net



# Concurrency Management System (CMS)

Miami-Dade County Public Schools

## Miami-Dade County Public Schools

### Concurrency Management System School Concurrency Determination

MDCPS Application Number: **SP3523110900568** Local Government (LG): **Doral**  
 Date Application Received: **11/9/2023 11:18:00 AM** LG Application Number: **PLAN-2308-0058**  
 Type of Application: **Site Plan** Sub Type: **Public**  
 Applicant's Name: **Midtown Doral PUD Phase IV, V, VI**  
 Address/Location: **Approximately 8800 NW 107 Avenue, Doral, Florida**  
 Master Folio Number: **3530080000051**  
 Additional Folio Number(s): **3530080000048, 3530080000041,**

PROPOSED # OF UNITS **552**  
 SINGLE-FAMILY DETACHED UNITS: **0**  
 SINGLE-FAMILY ATTACHED UNITS: **0**  
 MULTIFAMILY UNITS: **552**



#### CONCURRENCY SERVICE AREA SCHOOLS

CSA Id	Facility Name	Net Available Capacity	Seats Required	Seats Taken	LOS Met	Source Type
3881	ANDREA CASTILLO PREPARATORY ACADEMY (ELEM COMP)	84	66	66	YES	Current CSA
6121	RUBEN DARIO MIDDLE	-95	31	0	NO	Current CSA
6121	RUBEN DARIO MIDDLE	0	31	0	NO	Current CSA Five Year Plan
7241	RONALD W. REAGAN/DORAL SENIOR	378	37	37	YES	Current CSA

#### ADJACENT SERVICE AREA SCHOOLS

6521	MIAMI SPRINGS MIDDLE	581	31	31	YES	Adjacent CSA
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\*An Impact reduction of **33.18%** included for charter and magnet schools (Schools of Choice).

MDCPS has conducted a public school concurrency review for this application and has determined that it **DOES MEET (Concurrency Met)** all applicable LOS Standards for a Final Development order as adopted in the local Government's Educational Element and incorporated in the Interlocal Agreement for Public School Facility Planning in Miami-Dade County.

Master Concurrency Number: **MA3523110900568** Total Number of Units: **552**  
 Issue Date: **1/10/2024 12:05:29 PM** Expiration Date: **1/10/2025 12:05:29 PM**  
 Capacity Reserved: **Elementary:66 / Middle:31 / Senior: 37**

MDCPS Administrator

MDCPS Authorized Signature