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**Pupil Yield Study
of
Public Schools
in
Prince George's County, MD**



The Maryland-National Capital Park and Planning Commission
14741 Governor Oden Bowie Drive, Upper Marlboro, Maryland 20772
www.pgplanning.org • Phone: 301-952-3650 • TTY: 301-952-4366

ABSTRACT

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ABSTRACT: *The 2014 Pupil Yield Study of Public Schools in Prince George's County, MD* includes an update of the methodology used to calculate public school pupil yield factors to estimate the number of elementary, middle, and high school students generated by newly constructed residential dwelling units in the county. The study provides updates of the 2008 pupil yield factors by school level and housing type as well as the current public school clusters used for planning purposes during the development review process.

CONTENTS

- INTRODUCTION 1**
- BACKGROUND INFORMATION..... 3**
- SECTION 1: PUBLIC SCHOOL PUPIL YIELD FACTORS 5**
 - 2008 PUBLIC SCHOOL PUPIL YIELD FACTORS..... 7
 - 2008 Pupil Yield Factor Methodology..... 7
 - Housing Type Categories Used in 2008 Pupil Yield Analysis 7
 - 2008 Pupil Yield Factors..... 8
 - 2014 COUNTYWIDE PUBLIC SCHOOL PUPIL YIELD FACTORS..... 8
 - Methodology for Calculating 2014 Public School Pupil Yield Factors 9
 - Housing Type Categories Used in Pupil Yield Analysis 9
 - 2014 Countywide Public School Pupil Yield Factors 9
 - Differences Between 2014 Pupil Yield Factors and the 2008 Pupil Yield Factors 10
 - 2014 PUBLIC SCHOOL PUPIL YIELD FACTORS BY PUMA..... 12
 - Methodology for Calculating 2014 Public School Pupil Yield Factors by PUMA..... 14
- FUTURE UPDATING OF PUPIL YIELD FACTORS..... 19**
- SECTION 2: PUBLIC SCHOOL CLUSTERS AND CLUSTER AREAS 21**
 - PUBLIC SCHOOL CLUSTERS AND CLUSTER AREAS..... 23**
 - Methodology for Updating Public School Clusters 24
- SECTION 3: NON-TRADITIONAL USES OF PUPIL YIELD..... 53**
 - NON-TRADITIONAL USES OF PUPIL YIELD AND SCHOOL CLUSTERS 55
- CONCLUSION 56**
- APPENDICES..... 57**
- ACKNOWLEDGMENTS 101**

LIST OF MAPS

MAP 1: LOCATION OF THE SEVEN PUMAS WITHIN THE COUNTY..... 13

MAP 2: TOTAL POPULATION BY PUMA AND PGCPS K–12 PUBLIC SCHOOL STUDENTS BY RESIDENCE 17

MAP 3: PUBLIC SCHOOL CLUSTER AREAS 26

MAP 4: CLUSTER AREA 1..... 28

MAP 5: CLUSTER AREA 2..... 32

MAP 6: CLUSTER AREA 3..... 36

MAP 7: CLUSTER AREA 4..... 40

MAP 8: CLUSTER AREA 5..... 44

MAP 9: CLUSTER AREA 6..... 48

LIST OF TABLES

TABLE 1: 2008 PUPIL YIELD FACTORS IN PRINCE GEORGE’S COUNTY..... 8

TABLE 2: 2014 COUNTYWIDE PUPIL YIELD FACTORS FOR PRINCE GEORGE’S COUNTY 9

TABLE 3: HIGH-RISE, MULTIFAMILY RESIDENTIAL HOUSING 10

TABLE 4: COMPARISON OF 2008 TO 2014 PUPIL YIELD FACTORS 11

TABLE 5: CENSUS DESIGNATED PLACES (CDPS) BY PUMA 12

TABLE 6: ELEMENTARY SCHOOL PUPIL YIELD FACTORS BY PUMA FOR PUBLIC SCHOOLS 14

TABLE 7: MIDDLE SCHOOL PUPIL YIELD FACTORS BY PUMA FOR PUBLIC SCHOOLS 15

TABLE 8: HIGH SCHOOL PUPIL YIELD FACTORS BY PUMA FOR PUBLIC SCHOOLS 15

TABLE 9: PGCPS STUDENTS BY PUMA 16

TABLE 10: PUBLIC SCHOOL STUDENTS BY SCHOOL LEVEL AND HOUSING TYPE..... 18

TABLE 11: PUBLIC SCHOOL STUDENTS RACE/ETHNICITY BY PUMA 19

TABLE 12: CLUSTER AREA 1.....	29
TABLE 13: CLUSTER AREA 1 ELEMENTARY SCHOOL ENROLLMENTS AND UTILIZATION	30
TABLE 14: CLUSTER AREA 1—MIDDLE SCHOOL ENROLLMENTS AND UTILIZATION	31
TABLE 15: CLUSTER AREA 1—HIGH SCHOOL ENROLLMENTS AND UTILIZATION	31
TABLE 16: CLUSTER AREA 2.....	33
TABLE 17: CLUSTER AREA 2—ELEMENTARY SCHOOL ENROLLMENTS AND UTILIZATION	34
TABLE 18: CLUSTER AREA 2—MIDDLE SCHOOL ENROLLMENTS AND UTILIZATION	35
TABLE 19: CLUSTER AREA 2—HIGH SCHOOL ENROLLMENTS AND UTILIZATION	35
TABLE 20: CLUSTER AREA 2—ACADEMY ENROLLMENTS AND UTILIZATION	35
TABLE 21: CLUSTER AREA 3.....	37
TABLE 22: CLUSTER AREA 3—ELEMENTARY SCHOOL ENROLLMENTS AND UTILIZATION	38
TABLE 23: CLUSTER AREA 3—MIDDLE SCHOOL ENROLLMENTS AND UTILIZATION	38
TABLE 24: CLUSTER AREA 3—HIGH SCHOOL ENROLLMENTS AND UTILIZATION	39
TABLE 25: CLUSTER AREA 3—ACADEMY ENROLLMENTS AND UTILIZATION	39
TABLE 26: CLUSTER AREA 4	41
TABLE 27: CLUSTER AREA 4—ELEMENTARY SCHOOL ENROLLMENTS AND UTILIZATION	42
TABLE 28: CLUSTER AREA 4—MIDDLE SCHOOL ENROLLMENTS AND UTILIZATION	43
TABLE 29: CLUSTER AREA 4—HIGH SCHOOL ENROLLMENTS AND UTILIZATION.	43
TABLE 30: CLUSTER AREA 5.....	45
TABLE 31: CLUSTER AREA 5—ELEMENTARY SCHOOL ENROLLMENTS AND UTILIZATION	46

TABLE 32: CLUSTER AREA 5—MIDDLE SCHOOL ENROLLMENTS AND UTILIZATION	47
TABLE 33: CLUSTER AREA 5—HIGH SCHOOL ENROLLMENTS AND UTILIZATION	47
TABLE 34: CLUSTER AREA 6.....	49
TABLE 35: CLUSTER AREA 6—ELEMENTARY SCHOOL ENROLLMENTS AND UTILIZATION	50
TABLE 36: CLUSTER AREA 6—MIDDLE SCHOOL ENROLLMENTS AND UTILIZATION	51
TABLE 37: CLUSTER AREA 6—HIGH SCHOOL ENROLLMENTS AND UTILIZATION	51
TABLE 38: CLUSTER AREA 6—ACADEMY ENROLLMENTS AND UTILIZATION	51

INTRODUCTION

Pupil Yield, also referred to as student yield, is the projected number of public school students (elementary, middle, and high school) that are expected to be generated by newly constructed residential dwelling units. Many jurisdictions use pupil yield in land use planning to determine the impact that new residential development will have on public school facilities. In Prince George's County, pupil yield factors are regularly used during the master planning and development review processes to project the number of school-age children that new residential development might produce. With this information, planners are able to make recommendations as to whether new public school facilities are needed or if existing facilities could be adapted to accommodate the projected students. Prince George's County's current pupil yield factors were last updated in 2008.

The *2014 Pupil Yield Study of Public Schools in Prince George's County, Maryland* specifically looks at public school pupil yield. It determines the appropriate data sources to update the existing methodology and pupil yield factors used in Prince George's County. It updates the 2008 factors by school levels and housing type. This includes single-family detached, single-family attached, and multifamily dwelling units. The study also updates current public school clusters used for planning purposes during the development review process. To do this, planners utilize the PGCPSS system's current high school feeder system as the foundation. The study determines the frequency of future pupil yield updates. Lastly, it discusses other uses for pupil yield factors and school clusters in land use planning. The analysis of private and other non-public school students are not included in this study.

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BACKGROUND INFORMATION

The *2013 Pupil Yield Survey* was completed in summer 2013 to review the pupil yield practices of neighboring jurisdictions within Maryland and Virginia for the purpose of providing background information to be considered for the *2014 Pupil Yield Study*. The 2013 survey included an evaluation of current pupil yield factors and methodologies used to calculate pupil yield factors for Anne Arundel, Charles, Howard, and Montgomery Counties in Maryland and Arlington and Fairfax Counties in Virginia. It also analyzed the process that was used in Prince George's County to update the 2008 pupil yield factors.

The survey was conducted with the assistance of local public school systems and planning departments within Maryland and Virginia, the Maryland State Archives, the Maryland and Virginia Departments of Education, and the U.S. Census Bureau. The results of the *2013 Pupil Yield Survey* revealed the following:

- Pupil yield factors vary by jurisdiction.
- All jurisdictions within the survey, except Anne Arundel County, provide pupil yield factors by dwelling unit type.
- All jurisdictions within the survey provide pupil yield factors by school level.
- Only one jurisdiction within the survey, Arlington County, calculates pupil yield factors for race and Metro station areas.
- More than half of the jurisdictions within the survey update pupil yield factors annually.
- All of the jurisdictions utilize pupil yield for school facility planning.
- Slightly more than half the jurisdictions in the survey utilize Geographic Information Systems (GIS) technology to calculate pupil yield.
- None of the jurisdictions within the survey include age-restricted housing within their analyses.
- Only one jurisdiction (Arlington County) differentiates between owner-occupied and renter-occupied housing in its pupil yield analysis.

The *2013 Pupil Yield Survey* is provided in Appendix 1.

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SECTION 1

PUBLIC SCHOOL PUPIL YIELD FACTORS

2008 PUBLIC SCHOOL PUPIL YIELD FACTORS

Prince George's County last updated its pupil yield factors in 2008. At the time of the 2008 update, the following key data sources were used:

1. Prince George's County permits database.
2. PGCPs student data file.
3. Maryland Department of Assessments and Taxation records.
4. 2000 decennial census data.
5. PGCPs' student data file, 2007, matched with a five percent sample of dwelling units by type in 2007.
6. Pupil yield factors for multifamily housing with structured parking from Montgomery County, Maryland, 2008.

2008 Pupil Yield Factor Methodology

In determining the 2008 pupil yield factors, staff queried the Maryland State Tax Assessors' file for properties classified as single-family detached and townhouses in Prince George's County, and a five percent sample was obtained. For multifamily garden-style apartments, staff obtained a listing of every multifamily housing unit in the county as of November 8, 2006, and cross-referenced these data against 2000 census data. From this, staff determined the total number of addresses needed to represent a five percent sample for multifamily garden-style apartments. M-NCPPC staff provided the samples for single-family detached, townhouses, and multifamily garden-style apartments to the PGCPs Pupil Accounting and School Boundaries' staff.

PGCPs' staff matched the addresses of enrolled students by grade level to the dwelling units by housing type for the provided sample. The matched school-age students by school level were divided by the total number of dwellings by housing type. The 2008 public school pupil yield factors for each school level and dwelling unit type were derived by dividing the matched school-age students by the provided dwelling units by housing type.

Mid- to high-rise multifamily housing in Prince George's County was limited at the time of the 2008 pupil yield update; therefore, staff used Montgomery County's pupil yield factors to represent multifamily housing with structured parking in Prince George's County.

Housing Type Categories Used in 2008 Pupil Yield Analysis

SFD—Single-family detached

SFA—Single-family attached

MF Garden—Multifamily apartments/condos four stories or less

MF with Structured Parking—Multifamily apartments/condos five stories and greater

2008 Pupil Yield Factors

The 2008 pupil yield factors currently used in Prince George’s County are provided in Table 1.

Table 1: 2008 Pupil Yield Factors in Prince George’s County			
Housing Type	Elementary School Pupil Yield Factors	Middle School Pupil Yield Factors	High School Pupil Yield Factors
Single-Family Detached Dwelling Units	0.164	0.130	0.144
Single-Family Attached Dwelling Units	0.140	0.113	0.108
Multifamily Dwelling Units Garden Style	0.137	0.064	0.088
Multifamily Dwelling Units with Structured Parking	0.042	0.039	0.033

Source: PGCPs and Prince George’s County Planning Department, 2008.

2014 COUNTYWIDE PUBLIC SCHOOL PUPIL YIELD FACTORS

The Prince George’s County Planning Department staff worked collaboratively with the staff of PGCPs’ Pupil Accounting and Capital Improvement Offices to update the 2008 pupil yield factors. This study used 2010 data, since the most recent decennial census occurred in 2010.

Prior to performing the update, the study determines the percentage of the student population that attended public schools in 2010. To obtain a total count of Prince George’s County’s school-age population, the study uses 2010 decennial census data. Using these data, the study identifies persons ages 5–17 to represent students in grades K–12. For comparison purposes, the study uses PGCPs’ 2010 student file data to identify students ages 5–17 in grades K–12 to represent the public school student population for that same period. This allowed planners to get a general idea of what percentage of the student population attended public schools within the county. Based on this analysis, the study determined that approximately 80 percent of the county’s student population were enrolled in Prince George’s County public schools in 2010.

In an effort to determine the status of the remaining 20 percent of the county’s student population, the study looked to the Maryland State Department of Education (MSDE). Based on data obtained from MSDE for the same time period, planners learned that approximately seven percent of the student population in the county were enrolled in private or non-public schools within the county, and two percent of the student population were home schooled. The study was unable to determine the status of 11 percent of the student population but assumes that in 2010 a percentage of the students either attended schools outside of the county, attended schools within the county (but for some reason they were unreported), or the school-age

persons were not enrolled in school. In 2010 the student drop-out rate was six percent in the county.

Four key data sources were used to update public school pupil yield factors for the update:

1. 2010 decennial census data on school-age children, defined as 5–17 years of age.
2. PGCPs’ March 15, 2010, student data file.
3. Dwelling unit counts as of April 1, 2010, provided by the Prince George’s County Planning Department’s Information Management Division.
4. PGCPs student data file, March 15, 2010, geocoded to April 1, 2010, dwelling unit counts.

Methodology for Calculating 2014 Public School Pupil Yield Factors

Using their student data files from the March 15, 2010, and the April 1, 2010, dwelling unit count data, PGCPs matched student addresses to the 2010 dwelling unit count data by housing type for multifamily dwellings, single-family attached/townhome dwellings, and single-family detached dwellings. Addresses outside of Prince George’s County and prekindergarten students were removed from the file. Personal data were also stripped from the file. Of the 117,520 geocoded student addresses, only two percent or 2,549 student addresses could not be matched to the residential dwelling unit file.

Countywide public school pupil yield factors for each school level and dwelling unit type were derived by dividing the total number of matched school-age students by the total number of dwellings by housing type.

Housing Type Categories Used in Pupil Yield Analysis

SFD—Single-family detached

SFA—Single-family attached

MF—Multifamily apartments/condos (garden style, mid-rise, high-rise/structured parking)

2014 Countywide Public School Pupil Yield Factors

The 2014 countywide public school pupil yield factors are provided in Table 2.

Table 2: 2014 Countywide Pupil Yield Factors for Prince George’s County			
DWELLING UNIT TYPE	ELEMENTARY	MIDDLE	HIGH
Single-Family Detached Dwelling Units	0.177	0.095	0.137
Single-Family Attached Dwelling Units	0.145	0.076	0.108
Multifamily Dwelling Units	0.119	0.054	0.074

Source: Prince George’s County Planning Department and PGCPs, April 2014.

Multifamily, high-rise residential housing remains scarce in the county. Though much is being done to encourage its development, particularly as transit-oriented development (TOD) near the county’s transit stations, only 1.6 percent of all multifamily dwelling units in Prince George’s County are multifamily, high-rise dwellings with structured parking.¹

CoStar, a nationally recognized commercial real estate research firm defines multifamily, high-rise residential housing as residential apartment buildings that are 15-plus stories. Using CoStar’s definition of high-rise, multifamily residential housing, planners did further research and determined that there are only four high-rise, multifamily buildings/complexes that are above 15 stories in the county. Two of the four are university student housing. This information is provided in Table 3.

Table 3: High-Rise, Multifamily Residential Housing					
Building Name	City	Number of Units	Number of Stories	Property Type	Market Segment
University View I	College Park	600	19	Multifamily	Student
The Towers at University Town Center	Hyattsville	244	16	Multifamily	Student
Presidential Towers	Adelphi	500	18	Multifamily	All
Towers of Westchester Park	College Park	303	17	Multifamily	All

Source: Prince George’s County Planning Department, M-NCPPC. May 2014.

For the aforementioned reasons, planners did not calculate pupil yield factors for multifamily, high-rise residential housing for the 2014 update. The study instead calculates multifamily pupil yield factors by school level to be used for all multifamily housing types.

Differences Between 2014 Pupil Yield Factors and the 2008 Pupil Yield Factors

The 2014 countywide public school pupil yield factors have declined on the middle school and high school levels for single-family detached dwelling units and on the middle school level for single-family attached. The 2014 factors for multifamily dwelling units also show a decline on all school levels when compared to the 2008 multifamily, garden-style factors. This decline is consistent with public school enrollments, which have declined over the years. According to PGCPs, K–12th grade enrollments experienced a decline from 2004 through 2013. In 2014 enrollment increased, and it is expected that the county will experience a series of enrollment increases through the end of the decade.² There is a slight increase in the countywide public school pupil yield factor on the elementary school level for single-family detached and single-family attached dwelling units. There was no change between the 2008 and 2014 factors on the high-school level for single-family attached dwelling units.

¹ Special Projects Section, Prince George’s County Planning Department and CoStar, June 2014.

² PGCPs, Educational Facilities Master Plan, FY 2014

The 2014 yield for multifamily dwelling units (all styles) is higher than the 2008 yield for high-rise, multifamily dwellings. However, it is important to reiterate that the 2008 multifamily structure parking pupil yield factors are Montgomery County’s factors, and Prince George’s County data were not used to calculate 2008 pupil yield factors for structured parking. Table 4 provides a comparison of the 2008 and 2014 pupil yield factors.

Table 4: Comparison of 2008 to 2014 Pupil Yield Factors			
DWELLING UNIT TYPE	ELEMENTARY	MIDDLE	HIGH
Single-Family Detached 2008 Pupil Yield Factors	0.164	0.130	0.144
Single-Family Detached 2014 Pupil Yield Factors	0.177	0.095	0.137
Difference for Single-Family Detached	 0.013	 -0.035	 -0.007
Single-Family Attached 2008 Pupil Yield Factors	0.140	0.113	0.108
Single-Family Attached 2014 Pupil Yield Factors	0.145	0.076	0.108
Difference for Single-Family Attached	 0.005	 -0.037	No Change
Multifamily (Garden Style) 2008 Pupil Yield Factors	0.137	0.064	0.088
Multifamily (All Styles) 2014 Pupil Yield Factors	0.119	0.054	0.074
Difference for Multifamily Garden Style	 -0.018	 -0.010	 -0.014
Multifamily (Structured Parking) 2008 Pupil Yield Factors	0.042	0.039	0.033
Multifamily (All Styles) 2014 Pupil Yield Factors	0.119	0.054	0.074
Difference for Multifamily for Structured Parking	 0.077	 0.015	 0.041

Source: Prince George’s County Planning Department, June 2014

2014 PUBLIC SCHOOL PUPIL YIELD FACTORS BY PUMA

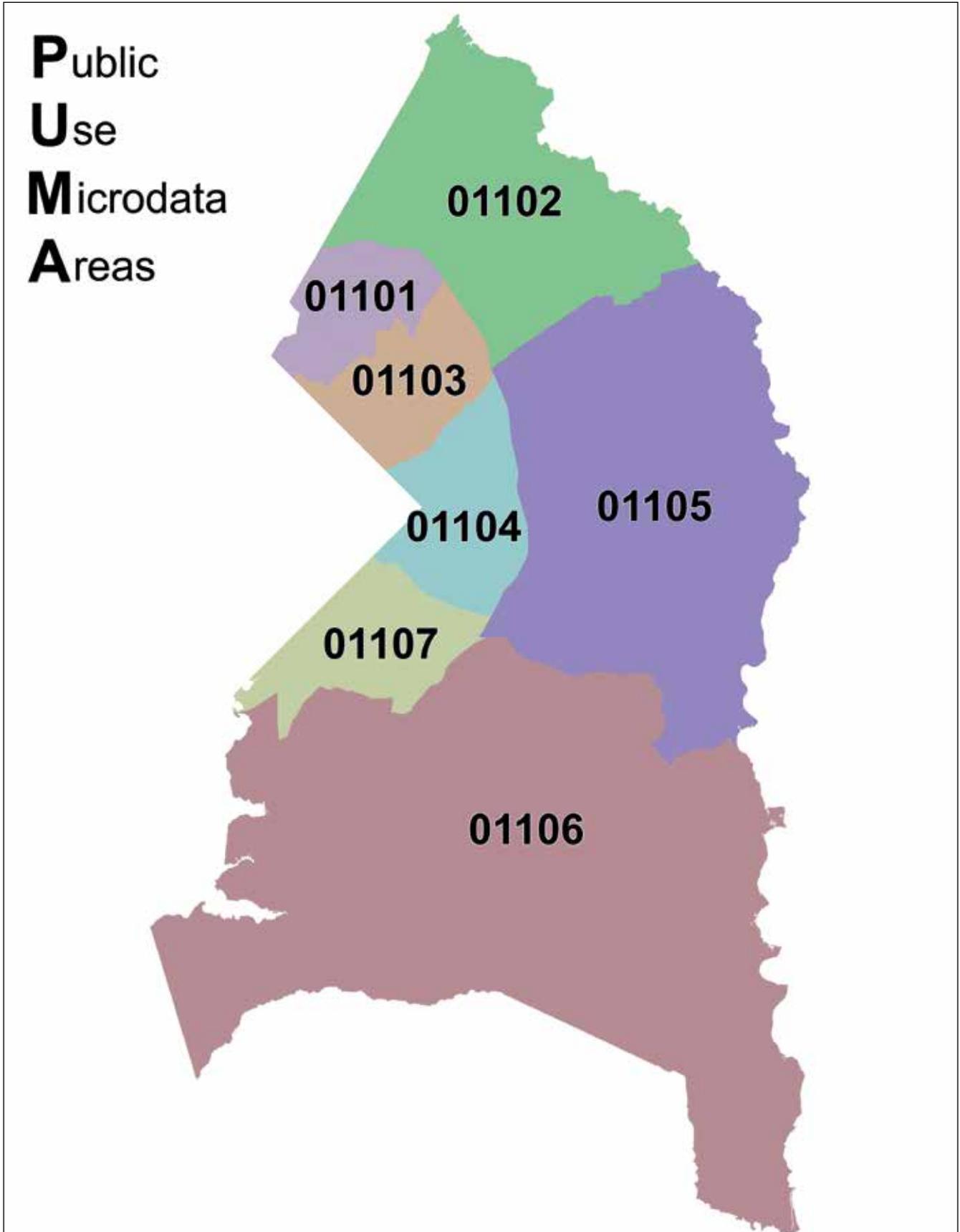
The 2014 Pupil Yield Study also provides pupil yield factors for the United States Census Bureau designated Public Use Micro Data Areas (PUMAs) to ascertain whether pupil yield varies across different county geographies. There are seven PUMAs within Prince George’s County, which contain a minimum of 100,000 persons.

Table 5 lists the municipalities and unincorporated areas within the county’s seven PUMAs identified as census designated places (CDPs). Areas occupying more than one PUMA are noted by an “*”.

Table 5: Census Designated Places (CDPs) by PUMA						
PUMA 01101	PUMA 01102	PUMA 01103	PUMA 01104	PUMA 01105	PUMA 01106	PUMA 01107
Adelphi	Beltsville	Bladensburg	Capitol Heights	Bowie	Accokeek	Camp Springs*
Berwyn Heights	Bowie	Brentwood	Cheverly*	Brock Hall	Andrews AFB	Coral Hills*
Chillum*	Calverton	Cheverly*	Coral Hills*	Croom*	Aquasco	Forest Heights
College Park*	College Park*	Chillum*	District Heights	Fairwood	Baden	Forestville*
Greenbelt*	Glenn Dale*	College Park*	Fairmount Heights	Glenarden*	Brandywine	Glassmanor
Hyattsville*	Greenbelt*	Colmar Manor	Forestville*	Glenn Dale*	Camp Springs*	Hillcrest Heights
Langley Park	Hillandale	Cottage City	Glenarden*	Kettering	Cedarville	Marlow Heights
University Park	Konterra	East Riverdale	Landover*	Lake Arbor	Clinton	Morningside
	Laurel	Edmonston	Pepper Mill Village	Lanham	Croom*	Oxon Hill*
	Seabrook	Greenbelt*	Seat Pleasant	Largo	Eagle Harbor	Silver Hill
	South Laurel	Hyattsville*	Summerfield	Marlboro Meadows	Fort Washington	Suitland
	West Laurel	Landover*	Walker Mill	Marlboro Village	Friendly	Temple Hills
		Landover Hills		Mitchellville	Marlton	
		Mount Rainier		Queen Anne	Melwood	
		New Carrollton		Queenland*	National Harbor	
		North Brentwood		Springdale	Oxon Hill*	
		Riverdale Park		Upper Marlboro	Queenland*	
		Woodlawn		Westphalia	Rosaryville	
				Woodmore		

Source: Countywide Planning Division, Prince George’s County Planning Department, M-NCPPC. May 2014.

Map 1: Location of the Seven PUMAs within the County.



Source: PGCPD and Prince George's County Planning Department, April 2014

Methodology for Calculating 2014 Public School Pupil Yield Factors by PUMA

To obtain a count of public school students by school level and dwelling units by type for each of the county’s seven PUMAs, this study used the following data sources:

1. PGCPs’ student data file, March 15, 2010.
2. Dwelling unit counts as of April 1, 2010, provided by the Information Management Division, Prince George’s County Planning Department.
3. 2010 decennial census school-age children defined as 5–17 years of age.

PGCPS matched student addresses to the 2010 dwelling unit count data by housing type for multifamily dwellings, single-family attached/townhome dwellings, and single-family detached dwellings. Addresses outside of Prince George’s County and prekindergarten students were removed from the file. PGCPS matched the April 1, 2010, dwelling unit data to the student data file in order to append the dwelling attributes to the student attributes. Using a table with the census tract numbers and their corresponding PUMA numbers, the “vlookup” Microsoft Excel function was used to add the PUMA designation to the dwellings table. To ensure that PUMA was correct, the dwellings were geocoded, and a spatial join was performed.

The number of students in each PUMA was divided by the number of dwelling units in each corresponding PUMA to obtain public school pupil yield factors by PUMA.

Public school pupil yield factors by PUMA are provided in Tables 6 through 8.

Table 6: Elementary School Pupil Yield Factors by PUMA for Public Schools			
Area of Analysis	Single-Family Detached Dwelling Units	Single-Family Attached Dwelling Units	Multifamily Dwelling Units
PUMA 01101	0.205	0.162	0.133
PUMA 01102	0.178	0.148	0.106
PUMA 01103	0.235	0.167	0.153
PUMA 01104	0.174	0.172	0.135
PUMA 01105	0.174	0.135	0.068
PUMA 01106	0.156	0.173	0.037
PUMA 01107	0.150	0.112	0.108

Source: PGCPs and M-NCPPC, 2010 and 2014. U.S. Census Bureau, 2010.

Table 7: Middle School Pupil Yield Factors by PUMA for Public Schools			
Area of Analysis	Single-Family Detached Dwelling Units	Single-Family Attached Dwelling Units	Multifamily Dwelling Units
PUMA 01101	0.094	0.068	0.051
PUMA 01102	0.087	0.078	0.051
PUMA 01103	0.115	0.065	0.061
PUMA 01104	0.097	0.094	0.065
PUMA 01105	0.096	0.067	0.035
PUMA 01106	0.094	0.099	0.020
PUMA 01107	0.087	0.061	0.055

Source: PGCPs and M-NCPPC, 2010 and 2014. U.S. Census Bureau, 2010.

Table 8: High School Pupil Yield Factors by PUMA for Public Schools			
Area of Analysis	Single-Family Detached Dwelling Units	Single-Family Attached Dwelling Units	Multifamily Dwelling Units
PUMA 01101	0.126	0.077	0.077
PUMA 01102	0.119	0.108	0.070
PUMA 01103	0.154	0.092	0.087
PUMA 01104	0.145	0.139	0.086
PUMA 01105	0.141	0.098	0.046
PUMA 01106	0.138	0.123	0.019
PUMA 01107	0.126	0.088	0.075

Source: PGCPs and M-NCPPC, 2010 and 2014. U.S. Census Bureau, 2010.

Student data by PUMA reveal that fewer public school students reside in PUMA 01101 than the other six PUMAs within the county. Data also reveal that PUMA 01101, which includes but is not limited to the communities of Adelphi, Langley Park, and University Park, has the second highest number of Hispanic/Latino public school students in the county. This is second only to PUMA 01103 that is occupied by 32 percent of the Latino public school student population.

Additionally, student data by PUMA show that PUMA 01105, which includes the areas of Bowie, Upper Marlboro, and Largo, has more public school students on the elementary, middle, and high school level than the other county PUMAs. Data further show that approximately 65 percent of the dwelling units occupied by public school students in PUMA 01105 are single-family detached dwelling units.

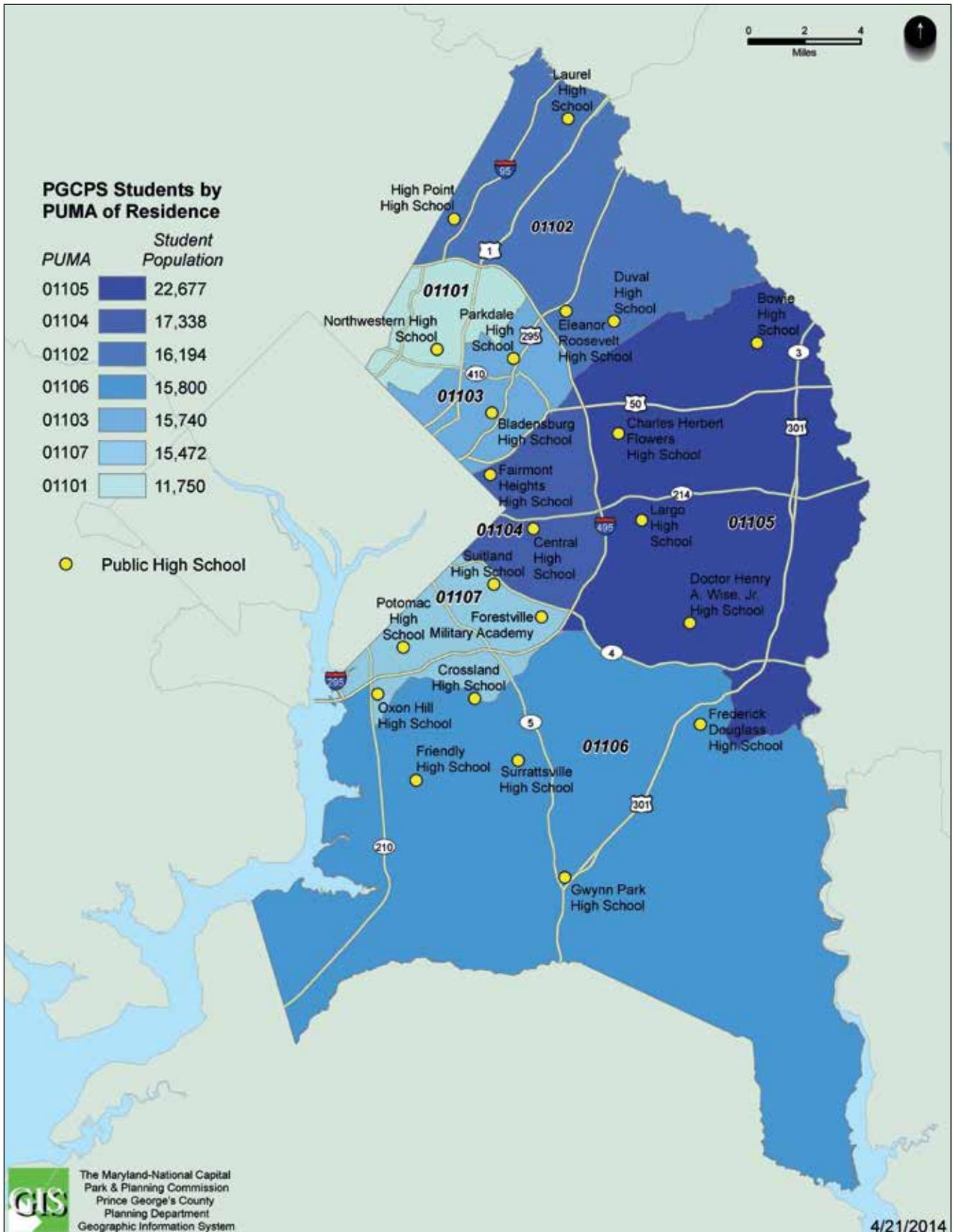
Table 9 provides the number of public school students by school level for each of the county’s seven PUMAs.

**Table 9:
PGCPS Students by PUMA**

PUMA	TOTAL_STUDENTS	ELEM_STUDENTS	MIDDLE_STUDENTS	HIGH_STUDENTS
01101	11,750	5,895	2,491	3,364
01102	16,194	7,470	3,681	5,043
01103	15,740	7,575	3,457	4,708
01104	17,338	7,555	4,004	5,779
01105	22,677	9,757	5,251	7,669
01106	15,800	6,400	3,838	5,562
01107	15,472	6,647	3,655	5,170
Total	114,971	51,299	26,377	37,295

Source: PGCPS, Pupil Accounting Office. May 2014.

Map 2: Total Population by PUMA and PGCPs K–12 Public School Students by Residence



Source: PGCPs and Prince George's County Planning Department, April 2014

PGCPS students by school level and housing type are provided in Table 10.

Table 10: Public School Students by School Level and Housing Type			
PUMA 01101 Housing Type	Elementary School Students	Middle School Students	High School Students
Single-Family Detached	2,998	1,374	1,838
Multifamily	2,788	1,071	1,474
Townhouse	109	46	52
PUMA 01102 Housing Type	Elementary School Students	Middle School Students	High School Students
Single-Family	3,623	1,765	2,422
Multifamily	2,630	1,273	1,728
Townhouse	1,217	643	893
PUMA 01103 Housing Type	Elementary School Students	Middle School Students	High School Students
Single-Family	4,808	2,353	3,138
Multifamily	2,649	1,058	1,505
Townhouse	118	46	65
PUMA 01104 Housing Type	Elementary School Students	Middle School Students	High School Students
Single-Family	3,572	1,995	2,974
Multifamily	2,511	1,202	1,611
Townhouse	1,472	807	1,194
PUMA 01105 Housing Type	Elementary School Students	Middle School Students	High School Students
Single-Family	7,263	4,001	5,891
Multifamily	523	270	351
Townhouse	1,971	980	1,427
PUMA 01106 Housing Type	Elementary School Students	Middle School Students	High School Students
Single-Family	5,648	3,481	5,143
Multifamily	69	38	35
Townhouse	475	273	338
Andrews AFB	208	46	46
PUMA 01107 Housing Type	Elementary School Students	Middle School Students	High School Students
Single-Family	3,322	1,922	2,801
Multifamily	2,575	1,322	1,780
Townhouse	750	411	589

Source: PGCPS and Prince George's County Planning Department, April 2014.

PGCPS provided race and ethnicity data by PUMA in three categories: Black/African-American, Hispanic/Latino, and Other. The race/ethnicity column, entitled “Other” in Table 11, includes the number of students in 2010 who are Native American, Asian, Native Hawaiian, Other Pacific Islander, and White. Table 11 provides the race/ethnicity of public school students for each of the seven PUMAs within the county.

Table 11: Public School Students Race/Ethnicity by PUMA			
PUMA	Black/African American	Hispanic/Latino	Other
01101	3,917	6,781	1,052
01102	9,778	3,480	2,936
01103	7,171	7,396	1,173
01104	15,786	1,134	418
01105	17,906	1,593	3,178
01106	13,243	1,114	1,443
01107	13,332	1,327	813
Totals	81,133	22,825	11,013

Source: PGCPS, March 2010

FUTURE UPDATING OF PUPIL YIELD FACTORS

The last update of the pupil yield methodology and factors was done over five years ago. This study recommends that pupil yield factors be updated every five years, utilizing the most current American Community Survey five-year estimates. Upon the release of the latest decennial census data, pupil yield factors should again be updated utilizing the most current decennial census data. Data sources for the pupil yield update should include actual population and dwelling unit counts. The study further recommends that a preliminary analysis be done every three years to determine significant shifts in population, school enrollments, and/or shifts in residential construction. Based on the results of the analysis, if deemed necessary, more frequent updates and adjustments to the methodology and factors should be done at the time of the analysis.

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SECTION 2

PUBLIC SCHOOL CLUSTERS AND CLUSTER AREAS

PUBLIC SCHOOL CLUSTERS AND CLUSTER AREAS

The County Code Section 24-114.01 provides that the Planning Board shall “conduct a School Planning Capacity Analysis at the time of preliminary plan of subdivision for all subdivisions with residential uses proposed and that the analysis shall be based on guidelines adopted by the County Council.” The code provides that the Planning Board shall use the most recent information provided by the Board of Education (BOE) regarding pupil yield and school capacity and that the analysis shall be based on BOE cluster boundaries. Public school clusters are groupings of elementary, middle, and high schools impacted by the new/proposed residential subdivision. The results of the School Planning Capacity Analysis shall be used by the Planning Board and BOE staff when assessing the need for new or expanded school facilities.

In accordance with Section 24-122.02 of the Subdivision Ordinance, the Prince George’s County Planning Board shall apply an adequacy of school facility tests to a proposed subdivision as it affects school clusters. The code provides that “a subdivision meets the school adequacy test if the number of students generated by the proposed subdivision at each stage does not exceed one hundred five percent (105%) of the state rated capacity, as adjusted by the school regulations, of the affected elementary, middle, and high school clusters. The Prince George’s County Planning Board shall determine the public school cluster or clusters impacted by a proposed subdivision according to the Code. Section 24-122.02(a)(5) of the Subdivision Ordinance of the County Code further provides that:

The Planning Board shall determine the subdivision’s cluster enrollment by adding the actual number of students in the cluster as of September 30; the number of students anticipated from residential completions in the cluster; the number anticipated from the subdivision; and the number anticipated from subdivisions already approved in the cluster within the calendar year. The Board shall then determine the percent capacity by dividing the cluster enrollment by the state rated capacity (adjusted by the School Regulations) of schools in the cluster.”

Though referred to as a School Planning Capacity Analysis in Section 24-114.01 of the Subdivision Ordinance and as an Adequacy of School Facilities test in Section 24-122.02 of the Ordinance, there is no pass or fail, and the test/analyses are done for planning purposes to assess the need for new public school facilities or additional school seats. The results of the analysis/test are not a condition of subdivision approval. Sections 24-114.01 and 24-122.02 are provided in their entirety in Appendices 2 and 3 of this study, respectively.

Methodology for Updating Public School Clusters

An update of the public school clusters was done in 2009 and partially done in 2011. The following sources were used for the 2014 update of public school clusters:

1. PGCPS 2013/2014 Attendance Boundaries
2. PGCPS 2013/2014 High School Feeder System Extent
3. PGCPS Official September 30, 2013, Public School Enrollment
4. GIS, 2014, Prince George's County Planning Department

PGCPS' high school feeder system for the 2013/2014 school year was used as the foundation for the cluster update with the goal of organizing schools of different levels in a manner that reflects the way students move through the school system. The high school feeder system consists of 22 public high schools. Accordingly, staff proposes 22 public school clusters, each composed of one high school and a combination of elementary schools, middle schools, and academies that feed students into that high school. Most academies within the PGCPS system include elementary and middle school students.

Elementary schools within the high school feeder system often feed into more than one middle school, and middle schools and academies often feed into more than one high school. In order to cluster each elementary school, middle school, and academy with the most appropriate high school, staff used a tool developed by PGCPS called the feeder extent. The feeder extent is a matrix that identifies the number of students who follow each unique path through the feeder system, ultimately to one of the public high schools. Using this tool, staff clustered each elementary school, middle school, and academy with the high school that is most likely to receive its graduates.

Staff further grouped the 22 high school clusters into six cluster areas. Each cluster area consists of three to four high school clusters. Elementary and middle schools as well as academies that are within each high school cluster are grouped by school level. Official September 30, 2013, public school enrollments and public school state-rated capacities were obtained and are provided in Appendix 4 of this study. These data were used to generate capacity utilization rates for each school, school level, and cluster within each cluster area.

Public schools without a neighborhood attendance area, often referred to as regional schools, are not included in PGCPS' feeder system, because the regional schools generally draw their enrollment from a wide geographic area, constitute a relatively fixed portion of enrollment and capacity, and have their enrollment managed.³ Regional schools without neighborhood attendance areas were not included in the calculation of cluster or cluster area enrollments or capacity. The list of regional schools without neighborhood attendance areas are provided in Appendix 5.

³ Department of Pupil Accounting and School Boundaries, PGCPS. July 2014.

Section 24-122.02 of the Subdivision Ordinance provides that the utilization of each cluster area be analyzed by school level group for elementary schools, middle schools, and high schools within the cluster area. The code further provides that a subdivision meets the school adequacy test if the number of students generated by the proposed subdivision at each stage does not exceed 105 percent of the state-rated capacity of the affected elementary, middle, and high school clusters as determined by the Planning Board.

The results of the school adequacy test and school capacity analysis are not a condition of subdivision approval. Thus, school clusters with utilizations greater than 105 percent will not halt new residential development. The school adequacy test and school capacity analysis are done for planning purposes to assess the need for new or expanded school facilities.

Based on the school cluster update within the *2014 Pupil Yield Study*, two of the six cluster areas exceed 105 percent utilization. Cluster Area 1 is at 106 percent, and Area 2 is at 116 percent on the elementary school level. Because the code does not speak to academies, the utilization of academies (grades K-8) as they affect school cluster areas are not addressed through this study. However, it is worth noting that Cluster Area 2 and Cluster Area 6 are beyond 105 percent utilization on the academy level.

GIS was used to map the 22 school clusters and six public school cluster areas. School clusters take their boundaries from the corresponding high school attendance boundaries for the 2013/2014 school year, and cluster area boundaries are generated by aggregating the attendance boundaries of all the high schools in each cluster area. The six cluster areas are shown collectively on Map 3. The individual cluster areas are displayed on Maps 4 through 9. Corresponding Tables 12, 16, 21, 26, 30, and 34 include the schools that make up the school clusters and cluster areas.

The school clusters and cluster areas with enrollments and utilization are provided in the tables that follow each cluster area map and cluster area table. More specifically, utilization by cluster area can be found on the following tables:

Cluster Area 1: Tables 13 through 15

Cluster Area 2: Tables 17 through 20

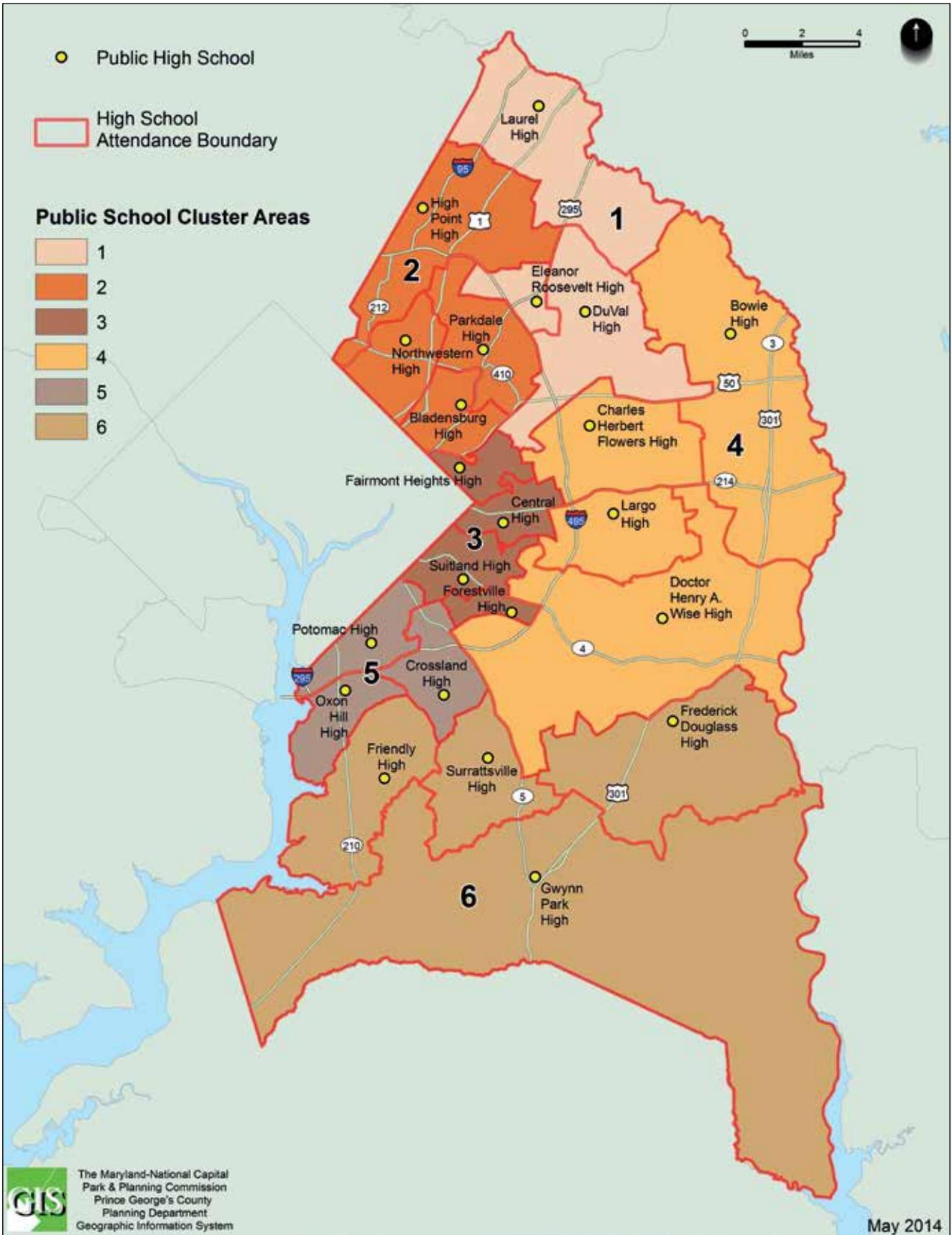
Cluster Area 3: Tables 22 through 25

Cluster Area 4: Tables 27 through 29

Cluster Area 5: Tables 31 through 33

Cluster Area 6: Tables 35 through 38

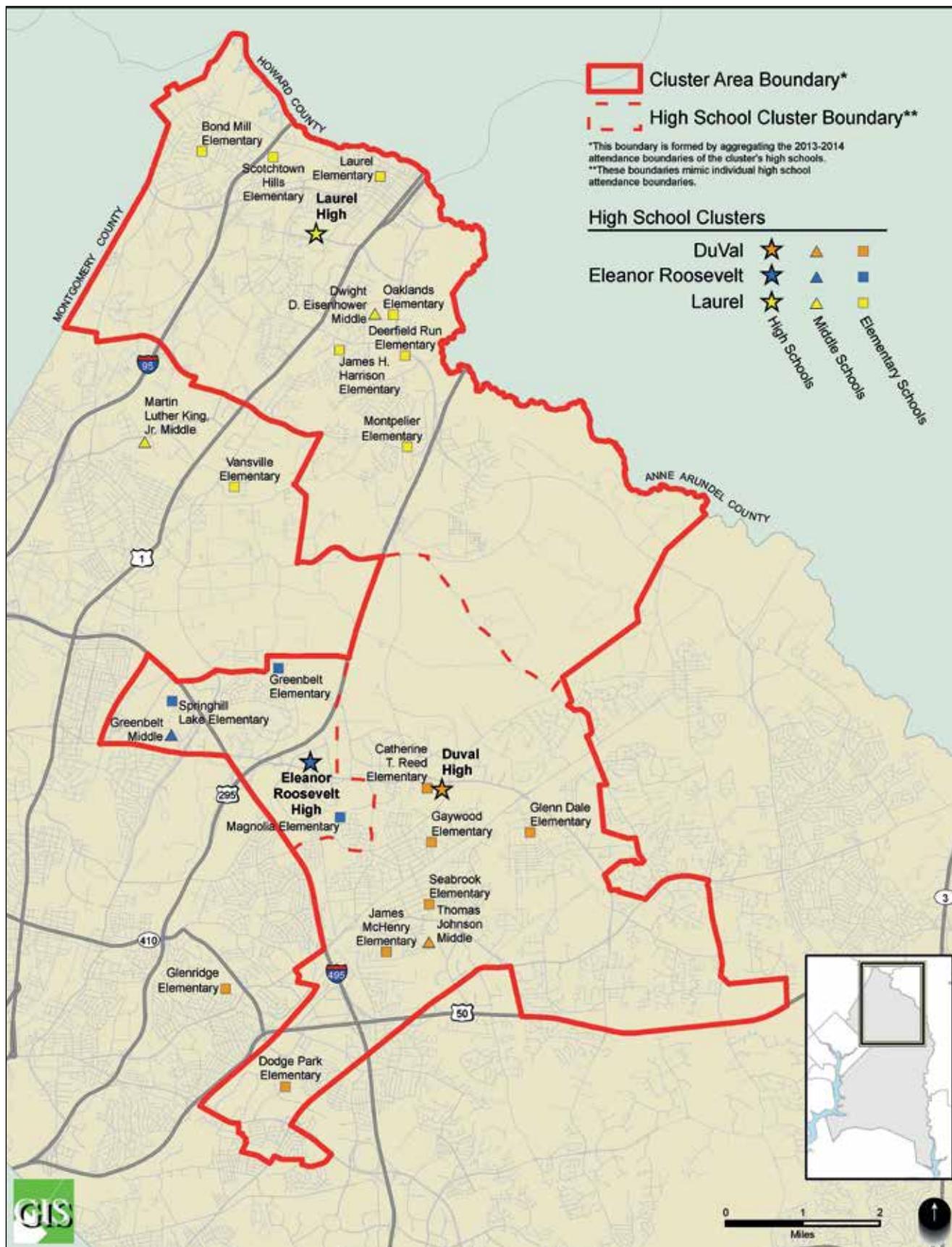
Map 3: Public School Cluster Areas



Source: PGPCS and Prince George's County Planning Department, April 2014

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Map 4: Cluster Area 1



Source: PGCPs and Prince George's County Planning Department, April 2014

Table 12: Cluster Area 1		
DUVAL HIGH SCHOOL CLUSTER	ELEANOR ROOSEVELT HIGH SCHOOL CLUSTER	LAUREL HIGH SCHOOL CLUSTER
HIGH SCHOOL		
Duval High	Eleanor Roosevelt High	Laurel High
MIDDLE SCHOOL		
Thomas Johnson Middle	Greenbelt Middle	Dwight D. Eisenhower Middle
		Martin Luther King, Jr. Middle
ELEMENTARY SCHOOL		
Catherine T. Reed Elementary	Greenbelt Elementary	Bond Mill Elementary
Dodge Park Elementary	Magnolia Elementary	Deerfield Run Elementary
Gaywood Elementary	Springhill Lake Elementary	James H. Harrison Elementary
Glenn Dale Elementary		Laurel Elementary
James McHenry Elementary		Montpelier Elementary
Seabrook Elementary		Oaklands Elementary
		Scotchtown Hills Elementary
		Vansville Elementary
ACADEMY (K-8)		

Source: PGCPs and Prince George’s County Planning Department, April 2014.

**Table 13:
Cluster Area 1 Elementary School Enrollments and Utilization**

Cluster Area	Elementary Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
1	Catherine T. Reed Elementary	431	457	94	Duval High Cluster
1	Dodge Park Elementary	531	560	95	Duval High Cluster
1	Gaywood Elementary	496	470	106	Duval High Cluster
1	Glenn Dale Elementary	541	474	114	Duval High Cluster
1	James McHenry Elementary	751	584	129	Duval High Cluster
1	Seabrook Elementary	303	383	79	Duval High Cluster
1	Greenbelt Elementary	580	569	102	Eleanor Roosevelt Cluster
1	Magnolia Elementary	481	448	107	Eleanor Roosevelt Cluster
1	Springhill Lake Elementary	847	638	133	Eleanor Roosevelt Cluster
1	Bond Mill Elementary	528	500	10	Laurel High Cluster
1	Deerfield Run Elementary	607	583	104	Laurel High Cluster
1	James H. Harrison Elementary	317	333	95	Laurel High Cluster
1	Laurel Elementary	560	493	114	Laurel High Cluster
1	Montpelier Elementary	595	609	98	Laurel High Cluster
1	Oaklands Elementary	408	406	100	Laurel High Cluster
1	Scotchtown Hills Elementary	699	669	104	Laurel High Cluster
1	Vansville Elementary	843	784	108	Laurel High Cluster
1	Elementary Schools Cluster Area 1 Total	9,518	8,960	106	

Source: PGCCPS and Prince George's County Planning Department, April 2014.

Table 14: Cluster Area 1—Middle School Enrollments and Utilization					
Cluster Area	Middle Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
1	Thomas Johnson Middle School	984	1,030	96	Duval High Cluster
1	Greenbelt Middle School	1,154	1,092	106	Eleanor Roosevelt Cluster
1	Dwight D. Eisenhower Middle School	918	1,051	87	Laurel High Cluster
1	Martin Luther King, Jr. Middle School	656	765	86	Laurel High Cluster
1	Middle Schools Cluster Area 1 Total	3,712	3,938	94	

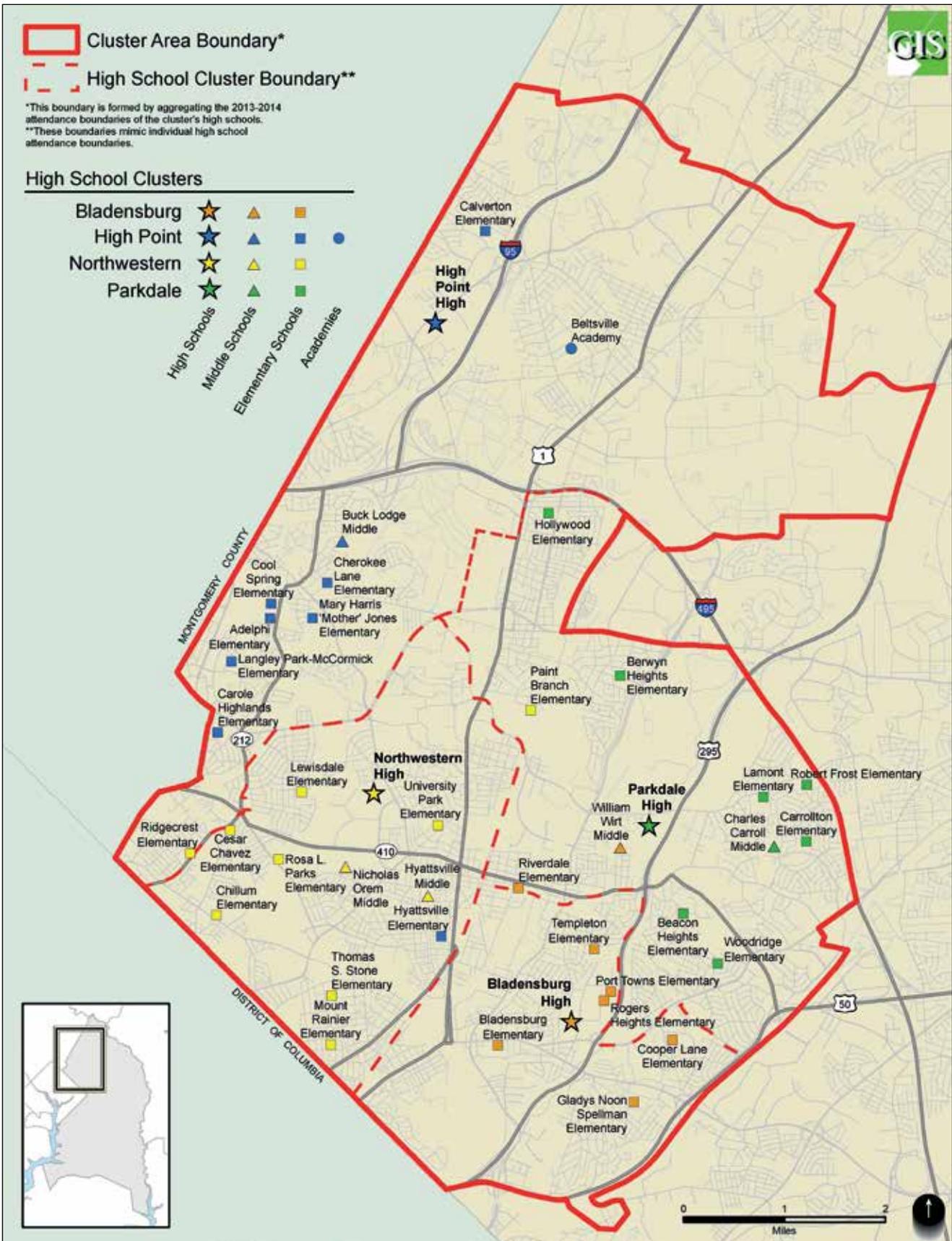
Source: PGCPS and Prince George’s County Planning Department, April 2014.

Table 15: Cluster Area 1—High School Enrollments and Utilization					
Cluster Area	High Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
1	DuVal High School	1,629	2,254	72	Duval High Cluster
1	Eleanor Roosevelt High School	2,445	2,164	113	Eleanor Roosevelt Cluster
1	Laurel High School	1,764	1,870	94	Laurel High Cluster
1	High Schools Cluster Area 1 Total	5,838	6,288	93	

Source: and Prince George’s County Planning Department, April 2014.

There are no public school academies (grades Pre-K/K–8) in Cluster Area 1.

Map 5: Cluster Area 2



Source: PGCPs and Prince George's County Planning Department, April 2014

Table 16: Cluster Area 2			
BLADENSBURG HIGH SCHOOL CLUSTER	HIGH POINT HIGH SCHOOL CLUSTER	NORTHWESTERN HIGH SCHOOL CLUSTER	PARKDALE HIGH SCHOOL CLUSTER
HIGH SCHOOL			
Bladensburg High	High Point High	Northwestern High	Parkdale High
MIDDLE SCHOOL			
William Wirt Middle	Buck Lodge Middle	Hyattsville Middle	Charles Carroll Middle
		Nicholas Orem Middle	
ELEMENTARY SCHOOL			
Bladensburg Elementary	Adelphi Elementary	Cesar Chavez Elementary	Beacon Heights Elementary
Cooper Lane Elementary	Calverton Elementary	Chillum Elementary	Berwyn Heights Elementary
Gladys Noon Spellman Elementary	Carole Highlands Elementary	Hyattsville Elementary	Carrollton Elementary
Port Towns Elementary	Cherokee Lane Elementary	Lewisdale Elementary	Glenridge Elementary
Riverdale Elementary	Cool Spring Elementary	Mount Rainier Elementary	Hollywood Elementary
Rogers Heights Elementary	Langley Park-McCormick Elementary	Rosa L. Parks Elementary	Lamont Elementary
Templeton Elementary	Mary Harris "Mother Jones" Elementary	Thomas S. Stone Elementary	Paint Branch Elementary
	Ridgecrest Elementary	University Park Elementary	Riverdale Elementary
			Robert Frost Elementary
			Woodridge Elementary
ACADEMY (K-8)			
	Beltsville Academy		

Source: PGCPs and Prince George's County Planning Department, April 2014.

**Table 17:
Cluster Area 2—Elementary School Enrollments and Utilization**

Cluster Area	Elementary Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
2	Bladensburg Elementary	761	691	110	Bladensburg High Cluster
2	Cooper Lane Elementary	538	495	109	Bladensburg High Cluster
2	Gladys Noon Spellman Elementary	505	564	90	Bladensburg High Cluster
2	Port Towns Elementary	954	804	119	Bladensburg High Cluster
2	Riverdale Elementary	737	563	131	Bladensburg High Cluster
2	Rogers Heights Elementary	684	604	113	Bladensburg High Cluster
2	Templeton Elementary	758	609	124	Bladensburg High Cluster
2	Adelphi Elementary	668	451	148	High Point High Cluster
2	Calverton Elementary	804	590	13	High Point High Cluster
2	Carole Highlands Elementary	746	535	139	High Point High Cluster
2	Cherokee Lane Elementary	466	406	115	High Point High Cluster
2	Cool Spring Elementary	708	632	112	High Point High Cluster
2	Langley Park-McCormick Elementary School	768	541	142	High Point High Cluster
2	Mary Harris 'Mother' Jones Elementary	1029	802	128	High Point High Cluster
2	Ridgecrest Elementary	735	718	102	High Point High Cluster
2	Cesar Chavez Elementary	262	357	73	Northwestern High Cluster
2	Chillum Elementary	248	335	74	Northwestern High Cluster
2	Hyattsville Elementary	538	406	133	Northwestern High Cluster
2	Lewisdale Elementary	668	471	142	Northwestern High Cluster
2	Mount Rainier Elementary	404	357	113	Northwestern High Cluster
2	Rosa L. Parks Elementary	952	750	127	Northwestern High Cluster
2	Thomas S. Stone Elementary	794	574	138	Northwestern High Cluster
2	University Park Elementary	614	562	109	Northwestern High Cluster
2	Beacon Heights Elementary	478	360	133	Parkdale High Cluster
2	Berwyn Heights Elementary	459	518	89	Parkdale High Cluster
2	Carrollton Elementary	605	559	108	Parkdale High Cluster
2	Glenridge Elementary	788	828	95	Parkdale High Cluster
2	Hollywood Elementary	410	339	121	Parkdale High Cluster
2	Lamont Elementary	596	509	117	Parkdale High Cluster
2	Paint Branch Elementary	380	426	89	Parkdale High Cluster
2	Riverdale Elementary	737	563	131	Parkdale High Cluster
2	Robert Frost Elementary	280	309	91	Parkdale High Cluster
2	Woodridge Elementary	340	342	99	Parkdale High Cluster
2	Elementary Schools Cluster Area 2 Total	20,414	17,570	116	

Source: PGCPS and Prince George's County Planning Department, April 2014.

**Table 18:
Cluster Area 2—Middle School Enrollments and Utilization**

Cluster Area	Middle Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
2	William Wirt Middle School	953	850	112	Bladensburg High Cluster
2	Buck Lodge Middle School	867	933	93	High Point High Cluster
2	Hyattsville Middle School	792	829	96	Northwestern High Cluster
2	Nicholas Orem Middle School	720	829	87	Northwestern High Cluster
2	Charles Carroll Middle School	1,017	893	114	Parkdale High Cluster
2	Middle Schools Cluster Area 2 Total	4,349	4,334	100	

Source: PGCPs and Prince George’s County Planning Department, April 2014.

**Table 19:
Cluster Area 2—High School Enrollments and Utilization**

Cluster Area	High School	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
2	Bladensburg High School	1,816	1,923	94	Bladensburg High Cluster
2	High Point High School	2,239	2,253	99	High Point High Cluster
2	Northwestern High School	2,217	2,053	108	Northwestern High Cluster
2	Parkdale High School	2,046	1,896	108	Parkdale High Cluster
2	High Schools Cluster Area 2 Total	8,318	8,125	102	

Source: PGCPs and Prince George’s County Planning Department, April 2014.

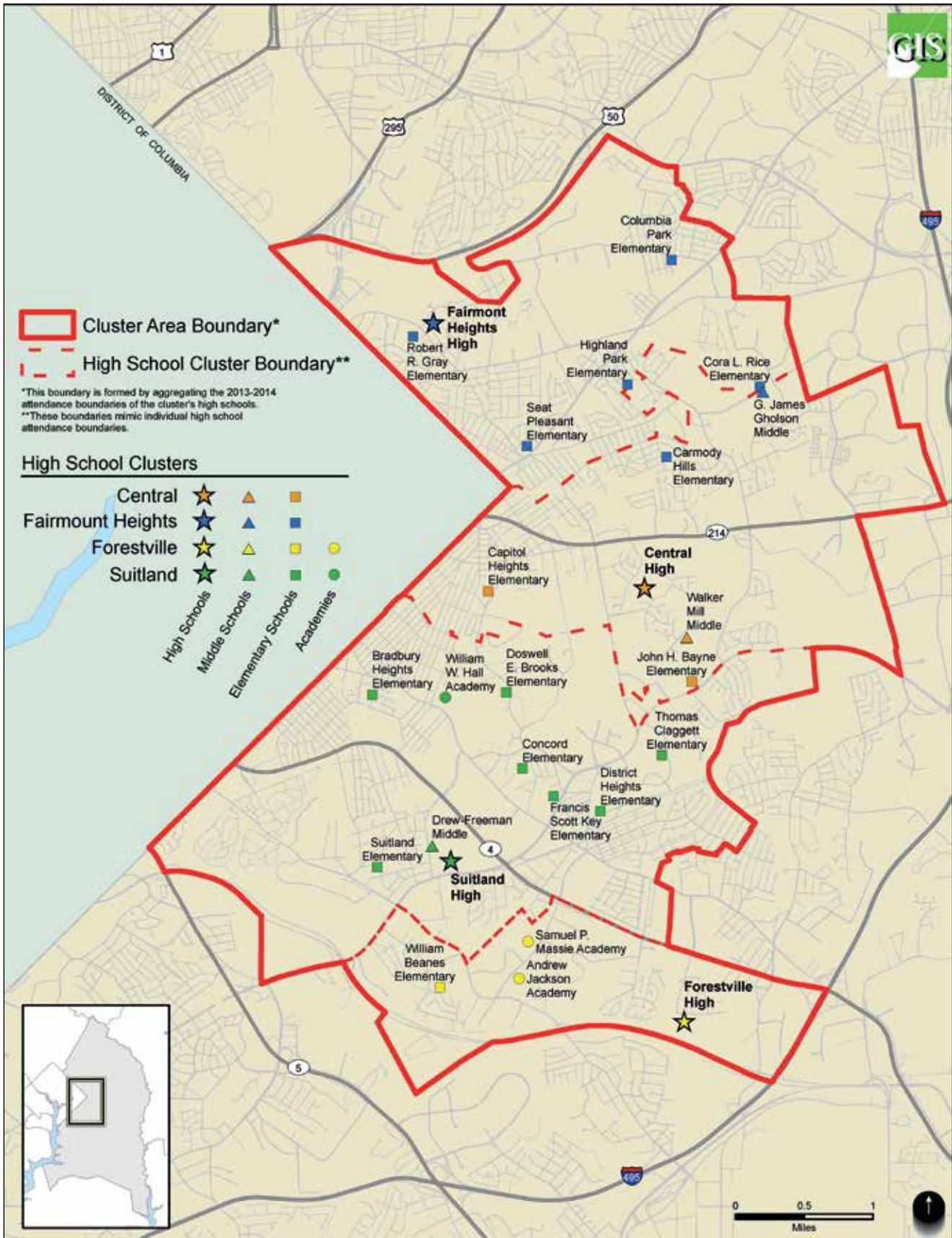
**Table 20:
Cluster Area 2—Academy Enrollments and Utilization**

Cluster Area	Academy (K-8) ⁴	Enrollment	State Rated Capacity	Utilization (%)	High School Cluster
2	Beltsville Academy Cluster Area 2	1,004	848	118	High Point High Cluster

Source: PGCPs and Prince George’s County Planning Department, April 2014.

⁴ The utilization at public academies (grades K–8) as it affects school cluster areas have not been addressed through this study.

Map 6: Cluster Area 3



Source: PGCPs and Prince George's County Planning Department, April 2014

Table 21: Cluster Area 3			
CENTRAL HIGH SCHOOL CLUSTER	FAIRMONT HEIGHTS HIGH SCHOOL CLUSTER	FORESTVILLE HIGH SCHOOL CLUSTER	SUITLAND HIGH SCHOOL CLUSTER
HIGH SCHOOL			
Central High	Fairmont High	Forestville High	Suitland High
MIDDLE SCHOOLS			
Walker Mill Middle	G. James Gholson Middle		Drew-Freeman Middle
ELEMENTARY SCHOOLS			
Capitol Heights Elementary	Carmody Hills Elementary	William Beanes Elementary	Bradbury Heights Elementary
John H. Bayne Elementary	Columbia Park Elementary		Concord Elementary
	Cora L. Rice Elementary		District Heights Elementary
	Highland Park Elementary		Doswell E. Brooks Elementary
	Robert R. Gray Elementary		Francis Scott Key Elementary
	Seat Pleasant Elementary		Suitland Elementary
			Thomas Claggett Elementary
ACADEMY (K-8)			
		Andrew Jackson Academy	William Hall Academy
		Samuel P. Massie Academy	

Source: PGCPS and Prince George's County Planning Department, April 2014.

Table 22: Cluster Area 3—Elementary School Enrollments and Utilization					
Cluster Area	Elementary Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (&)	High School Cluster
3	Capitol Heights Elementary	227	357	64	Central High Cluster
3	John H. Bayne Elementary	399	518	77	Central High Cluster
3	Carmody Hills Elementary	450	490	92	Fairmont Heights High Cluster
3	Columbia Park Elementary	450	517	87	Fairmont Heights High Cluster
3	Cora L. Rice Elementary	702	827	85	Fairmont Heights High Cluster
3	Highland Park Elementary	471	551	85	Fairmont Heights High Cluster
3	Robert R. Gray Elementary	423	577	73	Fairmont Heights High Cluster
3	Seat Pleasant Elementary	345	238	145	Fairmont Heights High Cluster
3	William Beanes Elementary	441	584	76	Forestville High Cluster
3	Bradbury Heights Elementary	520	714	73	Suitland High Cluster
3	Concord Elementary	308	390	79	Suitland High Cluster
3	District Heights Elementary	424	515	82	Suitland High Cluster
3	Doswell E. Brooks Elementary	205	517	40	Suitland High Cluster
3	Francis Scott Key Elementary	567	737	77	Suitland High Cluster
3	Suitland Elementary	548	790	69	Suitland High Cluster
3	Thomas Claggett Elementary	216	464	47	Suitland High Cluster
3	Elementary Schools Cluster Area 3 Total	6,696	8,786	76	

Source: PGCPs and Prince George's County Planning Department, April 2014.

Table 23: Cluster Area 3—Middle School Enrollments and Utilization					
Cluster Area	Middle Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
3	Walker Mill Middle	749	850	88	Central High Cluster
3	G. James Gholson Middle	706	990	71	Fairmont Heights High Cluster
3	Drew-Freeman Middle	680	1,050	65	Suitland High Cluster
3	Middle Schools Cluster Area 3 Total	2,135	2,890	74	

Source: PGCPs and Prince George's County Planning Department, April 2014.

Table 24: Cluster Area 3—High School Enrollments and Utilization					
Cluster Area	High School	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
3	Central High	817	1,118	73	Central High Cluster
3	Fairmont Heights High	837	1,139	73	Fairmont Heights High Cluster
3	Forestville High	792	1,319	60	Forestville High Cluster
3	Suitland High	1,882	2,635	71	Suitland High Cluster
3	High Schools Cluster Area 3 Total	4,328	6,211	70	

Source: PGCPs and Prince George’s County Planning Department, April 2014.

Table 25: Cluster Area 3—Academy Enrollments and Utilization					
Cluster Area	Academy (K-8)⁵	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
3	Andrew Jackson Academy	619	774	80	Forestville High Cluster
3	Samuel P. Massie Academy	714	769	93	Forestville High Cluster
3	William Hall Academy	527	709	74	Suitland High Cluster
3	Academies Cluster Area 3 Total	1,860	2,252	83	

Source: PGCPs and Prince George’s County Planning Department, April 2014. ⁵

⁵ The utilization at public Academies (grades K–8) as it affects school cluster areas have not been addressed through this study.

Table 26: Cluster Area 4			
BOWIE HIGH SCHOOL CLUSTER	CHARLES FLOWERS HIGH SCHOOL CLUSTER	DOCTOR HENRY A. WISE, JR. HIGH SCHOOL CLUSTER	LARGO HIGH SCHOOL CLUSTER
HIGH SCHOOL			
Bowie High	Charles Flowers High	Doctor Henry A. Wise, Jr. High	Largo High
MIDDLE SCHOOLS			
Benjamin Tasker Middle	Ernest Everett Just Middle	James Madison Middle	Kettering Middle School
Samuel Ogle Middle	Kenmoor Middle		
ELEMENTARY SCHOOLS			
High Bridge Elementary	Ardmore Elementary	Barack Obama Elementary	Arrowhead Elementary
Kenilworth Elementary	Kingsford Elementary	Francis T. Evans Elementary	Kettering Elementary
Northview Elementary	Lake Arbor Elementary	Longsfield Elementary	Perrywood Elementary
Pointer Ridge Elementary	Judge Sylvania Woods, Sr. Elementary	Melwood Elementary	Phyllis E. Elementary
Rockledge Elementary	Kenmoor Elementary	North Forestville Elementary	
Tulip Grove Elementary	William Paca Elementary	Patuxent Elementary	
Whitehall Elementary		Princeton Elementary	
Yorktown Elementary		Skyline Elementary	
ACADEMY (K-8)			

Source: PGCPs and Prince George's County Planning Department, April 2014.

**Table 27:
Cluster Area 4—Elementary School Enrollments and Utilization**

Cluster Area	Elementary Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
4	High Bridge Elementary	382	443	86	Bowie High Cluster
4	Kenilworth Elementary	329	494	67	Bowie High Cluster
4	Northview Elementary	704	869	81	Bowie High Cluster
4	Pointer Ridge Elementary	453	566	80	Bowie High Cluster
4	Rockledge Elementary	396	456	87	Bowie High Cluster
4	Tulip Grove Elementary	439	411	107	Bowie High Cluster
4	Whitehall Elementary	499	411	121	Bowie High Cluster
4	Yorktown Elementary	312	457	68	Bowie High Cluster
4	Ardmore Elementary	540	535	101	Charles H. Flowers High Cluster
4	Kingsford Elementary	591	769	77t	Charles H. Flowers High Cluster
4	Lake Arbor Elementary	537	790	68	Charles H. Flowers High Cluster
4	Judge Sylvania Woods, Sr. Elementary	695	719	97	Charles H. Flowers High Cluster
4	Kenmoor Elementary	226	406	56	Charles H. Flowers High Cluster
4	William Paca Elementary	410	601	68	Charles H. Flowers High Cluster
4	Barack Obama Elementary	896	834	107	Dr. Henry A. Wise, Jr. High Cluster
4	Francis T. Evans Elementary	384	457	84	Dr. Henry A. Wise, Jr. High Cluster
4	Longsfield Elementary	390	469	83	Dr. Henry A. Wise, Jr. High Cluster
4	Melwood Elementary	493	633	78	Dr. Henry A. Wise, Jr. High Cluster
4	North Forestville Elementary	330	412	80	Dr. Henry A. Wise, Jr. High Cluster
4	Patuxent Elementary	290	445	65	Dr. Henry A. Wise, Jr. High Cluster
4	Princeton Elementary	365	459	80	Dr. Henry A. Wise, Jr. High Cluster
4	Skyline Elementary	214	228	94	Dr. Henry A. Wise, Jr. High Cluster
4	Arrowhead Elementary	416	434	96	Largo High Cluster
4	Kettering Elementary	351	589	60	Largo High Cluster
4	Perrywood Elementary	640	791	81	Largo High Cluster
4	Phyllis E. Elementary	344	538	64	Largo High Cluster
4	Elementary Schools Cluster Area 4 Total	11,626	14,216	82	

Source: PGCPs and Prince George's County Planning Department, April 2014.

Table 28: Cluster Area 4—Middle School Enrollments and Utilization					
Cluster Area	Middle Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
4	Benjamin Tasker Middle School	880	1,040	85	Bowie High Cluster
4	Samuel Ogle Middle School	875	935	94	Bowie High Cluster
4	Ernest Everett Just Middle School	736	935	79	Charles H. Flowers High Cluster
4	Kenmoor Middle School	661	773	86	Charles H. Flowers High Cluster
	James Madison Middle School	791	850	93	Dr. Henry A. Wise, Jr. High Cluster
	Kettering Middle School	511	985	52	Largo High Cluster
4	Middle Schools Cluster Area 4 Total	4,454	5,518	81	

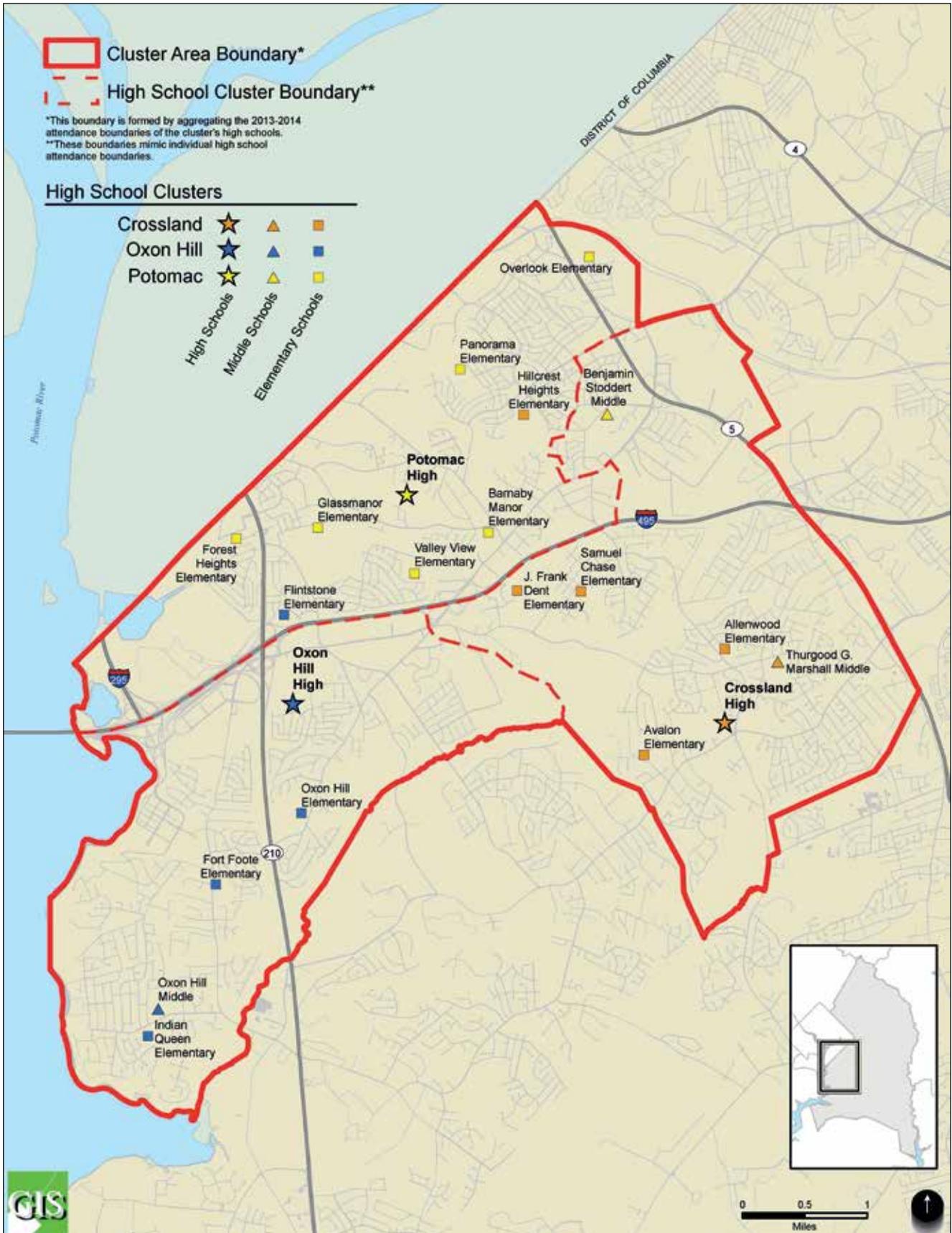
Source: PGCPSS and Prince George’s County Planning Department, April 2014.

Table 29: Cluster Area 4—High School Enrollments and Utilization					
Cluster Area	High School	Enrollment	State Rated Capacity	Utilization (%)	High School Cluster
4	Bowie High School	2,573	2,734	94	Bowie High Cluster
4	Charles H. Flowers High School	2,036	2,200	93	Charles H. Flowers High Cluster
4	Dr. Henry A. Wise, Jr. High School	2,297	2,606	88	Dr. Henry A. Wise, Jr. High Cluster
4	Largo High School	1,102	1,849	60	Largo High Cluster
4	High Schools Cluster Area 4 Total	8,008	9,389	85	

Source: PGCPSS and Prince George’s County Planning Department, April 2014.

There are no public school academies (grades K–8) in Cluster Area 4.

Map 8: Cluster Area 5



Source: PGCPs and Prince George's County Planning Department, April 2014

Table 30: Cluster Area 5		
CROSSLAND HIGH SCHOOL CLUSTER	OXON HILL HIGH SCHOOL CLUSTER	POTOMAC HIGH SCHOOL CLUSTER
HIGH SCHOOL		
Crossland High	Oxon Hill High	Potomac High
MIDDLE SCHOOLS		
Thurgood Marshall Middle	Oxon Hill Middle	Benjamin Stoddert Middle
ELEMENTARY SCHOOLS		
Avalon Elementary	Flintstone Elementary	Barnaby Manor Elementary
Allenwood Elementary	Fort Foote Elementary	Forest Heights Elementary
Hillcrest Heights Elementary	Indian Queen Elementary	Glassmanor Elementary
J. Frank Dent Elementary		Overlook Elementary
Samuel Chase Elementary		Panorama Elementary
		Valley View Elementary
	Oxon Hill Elementary	
ACADEMY (K-8)		

Source: PGCPs and Prince George’s County Planning Department, April 2014.

**Table 31:
Cluster Area 5—Elementary School Enrollments and Utilization**

Cluster Area	Elementary Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
5	Allenwood Elementary School	416	449	93	Crossland High Cluster
5	Avalon Elementary School	397	419	95	Crossland High Cluster
5	Hillcrest Heights Elementary School	482	520	93	Crossland High Cluster
5	J. Frank Dent Elementary School	244	362	67	Crossland High Cluster
5	Samuel Chase Elementary	291	392	74	Crossland High Cluster
5	Flintstone Elementary School	432	447	97	Oxon Hill High Cluster
5	Fort Foote Elementary School	298	413	72	Oxon Hill High Cluster
5	Indian Queen Elementary School	279	452	62	Oxon Hill High Cluster
5	Oxon Hill Elementary School	317	353	90	Oxon Hill High Cluster
5	Barnaby Manor Elementary School	459	673	68	Potomac High Cluster
5	Forest Heights Elementary School	266	314	85	Potomac High Cluster
5	Glassmanor Elementary School	290	335	87	Potomac High Cluster
5	Overlook Elementary School	288	542	53	Potomac High Cluster
5	Panorama Elementary School	379	691	55	Potomac High Cluster
5	Valley View Elementary School	495	538	92	Potomac High Cluster
5	Elementary Schools Cluster Area 5 Total	5,333	6,900	77	

Source: PGCPSS and Prince George’s County Planning Department, April 2014.

Table 32: Cluster Area 5—Middle School Enrollments and Utilization					
Cluster Area	Middle Schools	Enrollment 9/30/13	State Rated Capacity	Utilization (%)	High School Cluster
5	Thurgood G. Marshall Middle School	706	956	74	Crossland High Cluster
5	Oxon Hill Middle School	571	816	70	Oxon Hill High Cluster
5	Benjamin Stoddert Middle School	647	808	80	Potomac High Cluster
5	Middle Schools Cluster Area 5 Total	1,924	2,580	75	Middle School Cluster Area 5

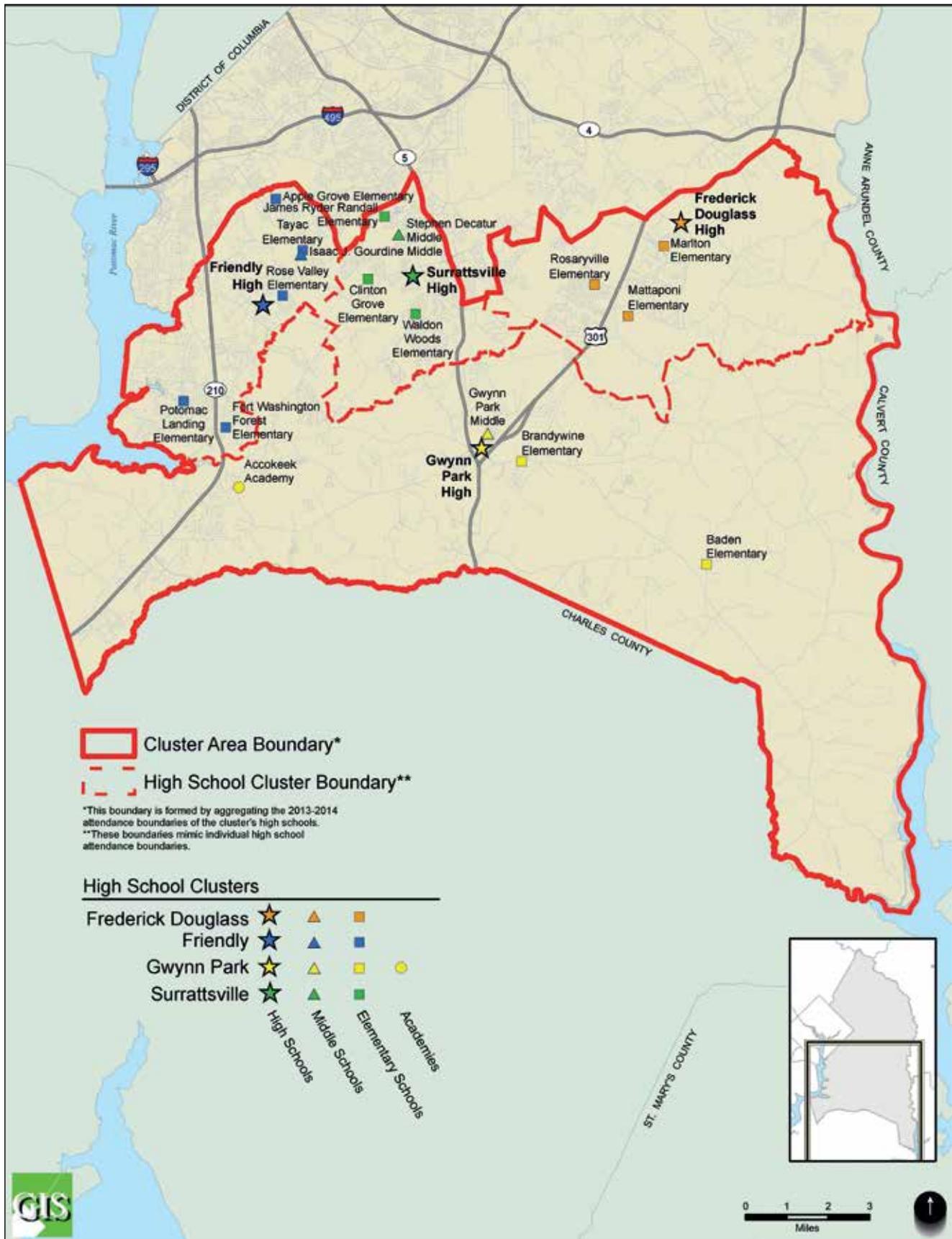
Source: PGCPSS and Prince George’s County Planning Department, April 2014.

Table 33: Cluster Area 5—High School Enrollments and Utilization					
Cluster Area	High School	Enrollment	State Rated Capacity	Utilization (%)	High School Cluster
5	Crossland High School	1,117	1,947	57	Crossland High Cluster
5	Oxon Hill High School	1,361	1,200	113	Oxon Hill High Cluster
5	Potomac High School	1,067	2,104	51	Potomac High Cluster
5	High Schools Cluster Area 5 Total	3,545	5,251	68	High School Cluster Area 5

Source: PGCPSS and Prince George’s County Planning Department, April 2014.

There are no public school academies (grades K–8) in Cluster Area 5.

Map 9: Cluster Area 6



Source: PGCPs and Prince George's County Planning Department, April 2014

Table 34: Cluster Area 6			
FREDERICK DOUGLASS HIGH SCHOOL CLUSTER	FRIENDLY HIGH SCHOOL CLUSTER	GWYNN PARK HIGH SCHOOL CLUSTER	SURRATTSVILLE HIGH SCHOOL CLUSTER
HIGH SCHOOL			
Frederick Douglass High	Friendly High	Gwynn Park High	Surrattsville High
MIDDLE SCHOOLS			
	Isaac J. Gourdine Middle	Gwynn Park Middle	Stephen Decatur Middle
ELEMENTARY SCHOOLS			
Marlton Elementary	Apple Grove Elementary	Baden Elementary	Clinton Grove Elementary
Mattaponi Elementary	Fort Washington Forest Elementary	Brandywine Elementary	James Ryder Randall Elementary
Rosaryville Elementary	Potomac Landing Elementary		Waldon Wood Elementary
	Rose Valley Elementary		
	Tayac Elementary		
ACADEMY (K-8)			
		Accokeek Academy	

Source: PGCPD and Prince George’s County Planning Department, April 2014.

**Table 35:
Cluster Area 6—Elementary School Enrollments and Utilization**

Cluster Area	Elementary Schools	Enrollment	State Rated Capacity	Utilization (%)	High School Cluster
6	Marlton Elementary School	393	489	80	Frederick Douglass High Cluster
6	Mattaponi Elementary School	383	475	81	Frederick Douglass High Cluster
6	Rosaryville Elementary School	498	790	63	Frederick Douglass High Cluster
6	Apple Grove Elementary	454	540	84	Friendly High Cluster
6	Fort Washington Forest Elementary School	239	411	58	Friendly High Cluster
6	Potomac Landing Elementary School	470	517	91	Friendly High Cluster
6	Rose Valley Elementary School	394	436	90	Friendly High Cluster
6	Tayac Elementary School	386	540	71	Friendly High Cluster
6	Baden Elementary School	302	337	90	Gwynn Park High Cluster
6	Brandywine Elementary School	423	473	89	Gwynn Park High Cluster
6	Clinton Grove Elementary School	377	345	109	Surrattsville High Cluster
6	James Ryder Randall Elementary School	424	506	84	Surrattsville High Cluster
6	Waldon Woods Elementary School	575	628	92	Surrattsville High Cluster
6	Elementary Schools Cluster Area 6 Total	5,318	6,487	82	

Source: PGCPSS and Prince George’s County Planning Department, April 2014.

Table 36: Cluster Area 6—Middle School Enrollments and Utilization					
Cluster Area	Middle Schools	Enrollment	State Rated Capacity	Utilization (%)	High School Cluster
6	Isaac J. Gourdine Middle School	486	791	61	Friendly High Cluster
6	Gwynn Park Middle School	504	765	66	Gwynn Park High Cluster
6	Stephen Decatur Middle School	705	901	78	Surrattsville High Cluster
6	Middle Schools Cluster Area 6 Total	1,695	2,457	69	

Source: PGCPs and Prince George’s County Planning Department, April 2014.

Table 37: Cluster Area 6—High School Enrollments and Utilization					
Cluster Area	High School	Enrollment	State Rated Capacity	Utilization (%)	High School Cluster
6	Friendly High School	1,034	1,505	69	Friendly High Cluster
6	Gwynn Park High School	1,102	1,313	84	Gwynn Park High Cluster
6	Surrattsville High School	775	1,195	65	Surrattsville High Cluster
6	High School Clusters Area 6 Total	2,911	4,013	73	

Source: PGCPs and Prince George’s County Planning Department, April 2014.

Table 38: Cluster Area 6—Academy Enrollments and Utilization					
Cluster Area	Academy (K-8)⁶	Enrollment	State Rated Capacity	Utilization (%)	High School Cluster
6	Accokeek Academy	1,369	1,261	109	High Point High Cluster

Source: PGCPs and Prince George’s County Planning Department, April 2014. ⁶

⁶ The utilization at public academies (grades K–8) as it affects school cluster areas have not been addressed through this study.

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SECTION 3

NON-TRADITIONAL USES OF PUPIL YIELD

NON-TRADITIONAL USES OF PUPIL YIELD AND SCHOOL CLUSTERS

Pupil yield factors are more commonly used in master planning and during the development review process to estimate the number of public school students generated by new residential development and to determine if additional new school seats or the construction of a new school is needed. However, pupil yield factors could also be used for other purposes. They could prove beneficial in other forms of public facility planning such as in park facilities, community centers, and libraries. Additionally, factors could be used in planning for the construction and maintenance of infrastructure, including the construction and enhancement of sidewalks, crosswalks, and trails as well as in the installation of lighting and signage. Pupil yield factors can be used in creating more walkable and bikeable communities.

By using pupil yield factors by PUMAs, planners can obtain statistical information about the social, educational, and economic characteristics of the public school student population by geographic area. Health practitioners and social service providers could also utilize pupil yield factors by PUMA in determining where to target health and wellness services. Educators could use pupil yield factors to target educational services in a particular area.

Similar to pupil yield, school clusters are traditionally used during the development review process to determine the potential impact that proposed residential development will have on existing school facilities and to project if additional capacity is needed to accommodate new residential development. This may result in the construction of a new school, or a school annex, or the adjustment of school boundaries by PGCPs.

The use of school clusters and cluster areas may also be useful during the master planning process. Community planners presently look to public facility planners to identify the public schools that service the master plan project area. Through the use of cluster area maps, community planners can quickly identify the public schools that may serve the master plan project area. Additionally, community planners can utilize the cluster area utilization tables (adjusted with the most current official school enrollments) to analyze capacity within the schools that service the project area.

CONCLUSION

Public facility planners worked collaboratively with the PGCPs' Pupil Accounting Office to update the 2008 methodology and pupil yield factors, utilizing public school student enrollment and address data, dwelling unit count data, and GIS. The findings of the *2013 Pupil Yield Survey* of neighboring jurisdictions provided useful background information for the pupil yield update.

As a part of the *2014 Pupil Yield Study of Public Schools in Prince George's County, Maryland*, planners updated public school pupil yield factors on a countywide basis as well as provided factors by the U.S. Census Bureau's designated PUMAs. The 2014 pupil yield update is reflective of Prince George's County's public school student population, which is approximately 80 percent of the total student population. The updated countywide public school pupil yield factors are provided in Table 2 of the 2014 Pupil Yield Study. These factors will replace the 2008 factors.

Using a methodology that was new for the county, planners also updated the current school clusters utilized for planning purposes during the development review and master planning processes. Planners used PGCPs' 2013/2014 high school feeder extent as the foundation to update the school clusters and establish school cluster areas. The updated clusters and school cluster areas are provided in Section 2 and on Tables 12–38 of the 2014 Pupil Yield Study. The updated school clusters and school cluster areas, which are to be updated every year, will replace the current school clusters.

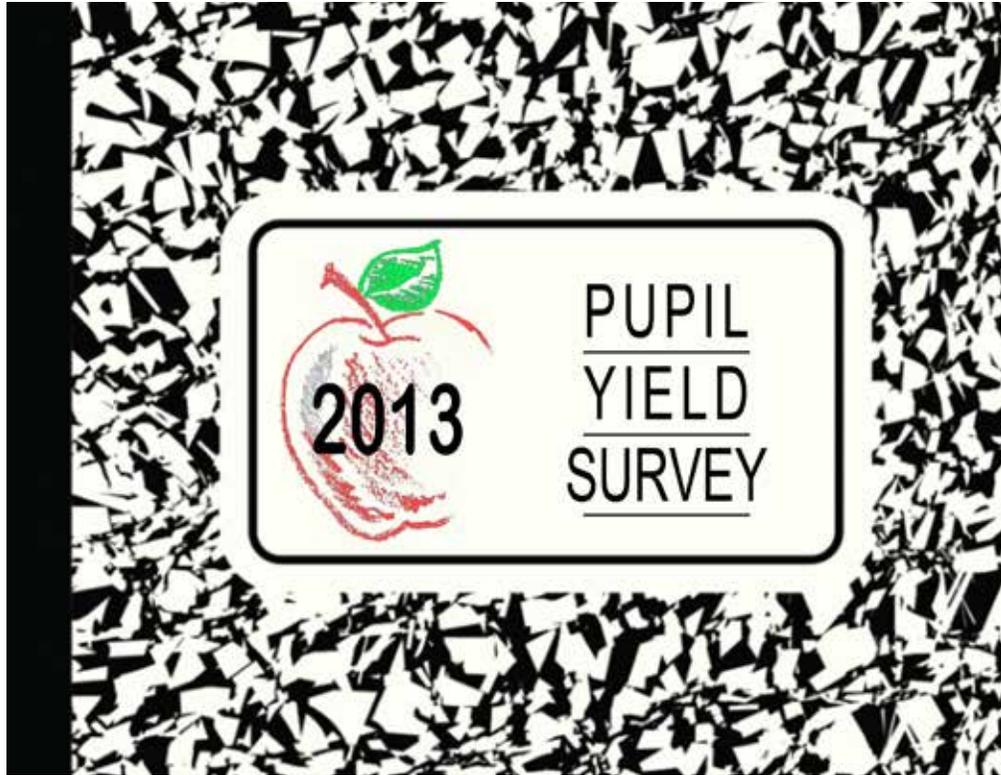
In closing, this study recommends that pupil yield factors be updated every five years, utilizing the most current American Community Survey five-year estimates. Upon the release of the latest decennial census data, pupil yield factors should again be updated utilizing the most current decennial census data. Data sources for the pupil yield update should include actual population and dwelling unit counts. The study further recommends that a preliminary analysis be done every three years to determine significant shifts in population, school enrollments, and/or shifts in residential construction. Based on the results of the analysis, if deemed necessary, more frequent updates and adjustments to the methodology and factors should be done at the time of the analysis.



APPENDICES

Appendix 1: 2013 Pupil Yield Survey	59
Appendix 2: Section 24-114.01, School Planning Capacity Analysis.....	87
Appendix 3: Section 24-122.02, School Facilities Tests	89
Appendix 4: PGPCS SY2013-2014, Official Enrollment by School and Grade	93
Appendix 5: PGPCS: Regional Schools without Attendance Areas, 2013–2014	99

APPENDIX 1: 2013 PUPIL YIELD SURVEY



The Maryland-National Capital Park and Planning Commission
14741 Governor Oden Bowie Drive
Upper Marlboro, Maryland 20772

Completed: August 2013

Updated: August 2014

ABSTRACT

TITLE: 2013 Pupil Yield Survey

AUTHOR: The Maryland-National Capital Park and Planning Commission

SUBJECT: Survey of pupil yield factors used in Anne Arundel, Charles, Howard, Montgomery, and Prince George's Counties in Maryland as well as Arlington and Fairfax Counties in Virginia.

DATE: September 2013

PLANNING AGENCY: The Maryland-National Capital Park and Planning Commission

SOURCE OF COPIES: The Maryland-National Capital Park and Planning Commission
14741 Governor Oden Bowie Drive
Upper Marlboro, Maryland 20772

SERIES NUMBER: 832132405

NUMBER OF PAGES: 28

ABSTRACT: The 2013 Pupil Yield Survey includes a survey of pupil yield factors used to calculate student yield in Anne Arundel, Charles, Howard, and Montgomery Counties in Maryland and Arlington and Fairfax Counties in Virginia. The practices of these jurisdictions are reviewed, and suggestions are provided concerning practices Prince George's County should consider as the county prepares to update its 2008 pupil yield factors. This study was developed with the assistance of local public school systems and planning departments, the state archives, departments of education, and the U.S. Census Bureau.

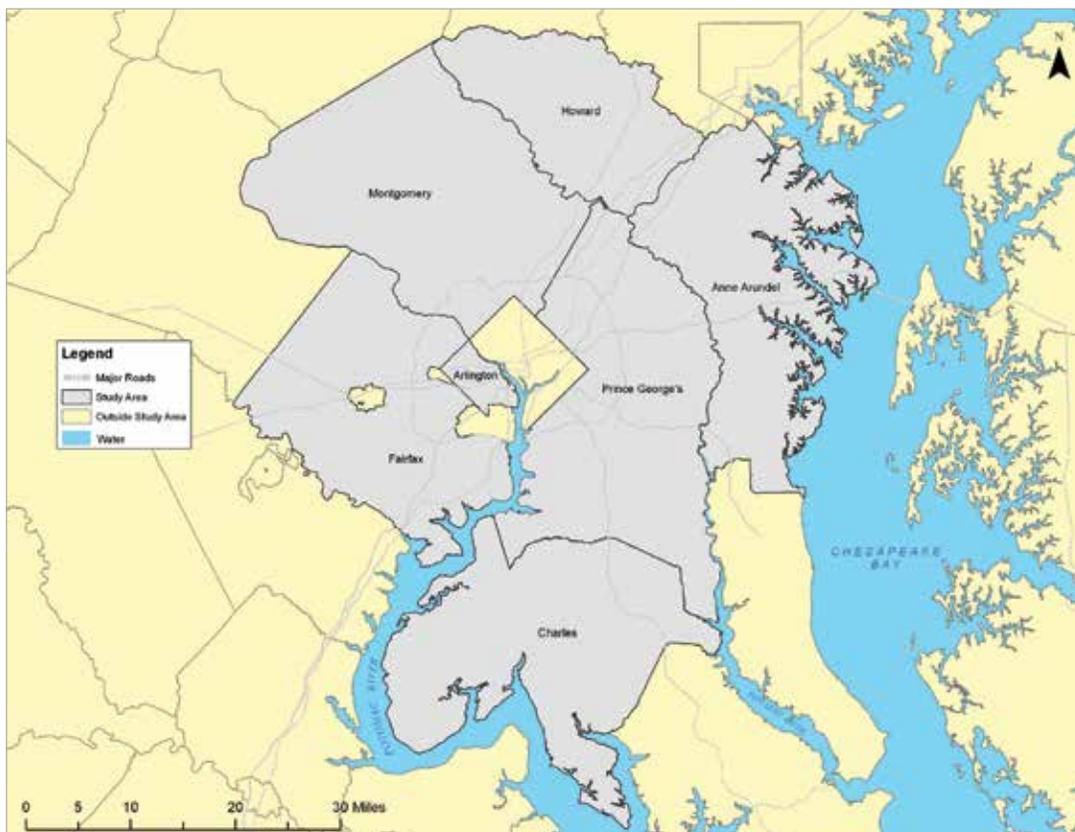
INTRODUCTION

Pupil Yield, also referred to as student yield, is the projected number of students (elementary, middle, and high school) that are expected to be generated by newly constructed residential dwelling units. Many jurisdictions use pupil yield in land use planning to determine the impact that new residential development will have on public school facilities. In Prince George's County, pupil yield factors are regularly used during the master planning and development review processes to project the number of school-age children the development might produce. With this information, planners can make recommendations as to whether new school facilities are needed or if existing facilities could be adapted to accommodate the projected students.

Prince George's County's current pupil yield methodology was last updated in 2008. As part of this update effort, the first step is to survey the current pupil yield factors used in the surrounding jurisdictions of Anne Arundel, Charles, Howard, and Montgomery Counties in Maryland and Arlington and Fairfax Counties in Virginia. The survey of pupil yield factors will be used by staff as background research when updating Prince George's County's pupil yield factors. The next step in this study will be for Planning Department staff, in conjunction with Prince George's County Public School staff, to do further analysis to determine the preferred methodology for updating pupil yield factors.

The jurisdictions included in the 2013 Pupil Yield Survey are highlighted in grey on Map 1, and the attribute table identifying the jurisdictions' commonalities as they relate to pupil yield is provided in Table 1.

**Map 1:
2013 Pupil Yield Survey Area**



Source: M-NCPPC, Prince George's County Planning Department, Information Management Division, July 2013.

**Table 1:
Pupil Yield Attribute Commonalties 2013 Pupil Yield Survey Area**

Attribute	Jurisdiction						
	Anne Arundel	Arlington	Charles	Fairfax	Howard	Montgomery	Prince George's
Provides pupil yield by housing categories		X	X	X	X	X	X
Provides pupil yield by school levels (elementary, middle, high)	X	X	X	X	X	X	X
Provides a component on the race of students for pupil yield factor analysis		X					
Provides pupil yield analysis by Metro station areas		X					
Updates pupil yield annually		X	X	X	X		
Uses pupil yield for school facility planning	X	X	X	X	X	X	X
Uses GIS in determining pupil yield		X		X	X	X	
Senior housing/age-restrictive housing not included in calculation	X	X	X	X	X	X	X
Differentiated between renter and owner-occupied residential housing in pupil yield calculations		X					

Source: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, July 2013.

ANNE ARUNDEL COUNTY, MARYLAND

Population:	537,656
Land Area (square miles):	418
Number of Public Schools and Centers:	121
Anne Arundel County Public Schools 2012–2013 Enrollment:	77,770

Pupil Yield in Anne Arundel County, Maryland

Anne Arundel County, Maryland, uses pupil yield factors to project the number of students that will be generated from new residential development. In July 2006, MGT of America prepared a *Strategic Facilities Utilization Master Plan* for the county to calculate student-per-housing-unit yield factors. MGT used 2000 census data to obtain the total number of housing units in Anne Arundel County and the 2000 K–12 public school enrollment numbers to obtain the total number of students attending Anne Arundel County public schools. Using this data, the total average number of public school students per housing unit was calculated to be 0.382. MGT then calculated pupil yield on the elementary, middle, and high school level.

Anne Arundel County continues to use these factors to project the number of students that will be generated from new residential development.

Housing Type Categories Used in Pupil Yield Analysis

Anne Arundel County calculates pupil yield factors by school level instead of by housing type.

Pupil Yield Factors

Table 2 identifies the current pupil yield factors used in Anne Arundel County, Maryland.

**Table 2:
Anne Arundel County—Pupil Yield Factors**

Elementary School	Middle School	High School
0.181	0.090	0.111

Source: Anne Arundel County Public Schools, 2011 Educational Facilities Master Plan
MGT of America Strategic Facilities Utilization Master Plan, 2006.

Calculating Pupil Yield

Table 3 calculates pupil yield for a hypothetical residential development containing 100 dwelling units.

Formula: # Dwelling Units x Pupil Yield Factor = Pupil Yield

**Table 3:
Anne Arundel County—School Pupil Yield**

School Level	# Proposed Dwelling Units	Pupil Yield Factor	Pupil Yield
Elementary School	100	0.181	18
Middle School	100	0.090	9
High School	100	0.111	11

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, July 2013.
Anne Arundel County Public Schools, 2011 Educational Facilities Master Plan, MGT of America Strategic Facilities Utilization Master Plan, 2006.

CHARLES COUNTY, MARYLAND

Population:	146,551
Land Area (square miles):	452
Number of Public Schools and Centers:	37
Charles County Public Schools 2012–2013 Enrollment:	26,644

Pupil Yield in Charles County, Maryland

In Charles County, Maryland, pupil yield is described as the number of students generated from a specific housing type based on a countywide average. Pupil yield factors are derived by dividing the total number of students from each grade level living in each dwelling type by the number of dwellings by type in Charles County.

On September 30, 2012, yearly school enrollment and the total number of housing units based on use and occupancy permits are used to generate pupil yield data. Pupil yield factors are updated annually.

Housing Type Categories Used in Pupil Yield Analysis

SFD: Single-family detached

TH: Townhouse

MF: Multifamily dwelling unit/apartment

Pupil Yield Factors

Current pupil yield factors used in Charles County, Maryland, are provided in Table 4.

**Table 4:
Charles County—Pupil Yield Factors**

Housing Type	Elementary School	Middle School	High School
SFD	0.210	0.110	0.170
TH	0.220	0.110	0.150
MF	0.220	0.090	0.130

Source: Charles County Department of Planning and Growth Management, Resource Infrastructure Management Division, June 2013.

Calculating Pupil Yield

Formula: # Dwelling Units x Pupil Yield Factor = Pupil Yield

Tables 5 through 7 calculate pupil yield for a hypothetical residential development containing 100 dwelling units.

**Table 5:
Charles County—Elementary School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Elementary Pupil Yield Factors	Elementary Pupil Yield
SFD	100	0.210	21
TH	100	0.220	22
MF	100	0.220	22

Sources: M-NCPPC, Prince George’s County Planning Department, Countywide Planning Division, July 2013. Charles County Department of Planning and Growth Management, Resource Infrastructure Management Division, June 2013.

**Table 6:
Charles County—Middle School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Middle School Pupil Yield Factors	Middle School Pupil Yield
SFD	100	0.110	11
TH	100	0.110	11
MF	100	0.090	9

Sources: M-NCPPC, Prince George’s County Planning Department, Countywide Planning Division, July 2013. Charles County Department of Planning and Growth Management, Resource Infrastructure Management Division, June 2013.

**Table 7:
Charles County—High School Pupil Yield**

Housing Type	# Proposed Dwelling Units	High School Pupil Yield Factors	High School Pupil Yield
SFD	100	0.170	17
TH	100	0.150	15
MF	100	0.130	13

Sources: M-NCPPC, Prince George’s County Planning Department, Countywide Planning Division, July 2013. Charles County Department of Planning and Growth Management, Resource Infrastructure Management Division, June 2013.

FAIRFAX COUNTY, VIRGINIA

Population:	1,081,726
Land Area (square miles):	395
Number of Public Schools and Centers:	196
Fairfax County Public Schools 2012–2013 Enrollment:	180,616

Pupil Yield in Fairfax County, Virginia

Fairfax County uses pupil yield factors to account for the number of students expected to be generated from each specific housing unit type. Enrollment data and housing unit data by type are used in calculating pupil yield factors.

Pupil yield factors are updated annually in Fairfax County. Factors are calculated by determining the total number of dwelling units by type and the total number of students by grade level residing in each dwelling unit type. The number of students are then divided by the total number of dwelling units.

Fairfax County uses pupil yield to determine the impact that new residential development will have on public schools for the purpose of calculating the per-student proffer contribution for new residential development. The cost per student is based on the capital cost of providing school facilities. The suggested per-student proffer contribution is updated on an annual basis to reflect current market conditions.

Housing Type Categories Used in Pupil Yield Analysis

SFD: Single-family detached

SFA: Single-family attached

MF Low Rise: Multifamily apartments/condos below four stories

MF Mid to High Rise: Multifamily apartments/condos four stories and above

Pupil Yield Factors

Current pupil yield factors used by Fairfax County, Virginia, are provided in Table 8.

**Table 8:
Fairfax County—Pupil Yield Factors**

Housing Type	Elementary School	Middle School	High School
SFD	0.273	0.086	0.177
SFA	0.243	0.060	0.127
MF Low Rise	0.181	0.042	0.079
MF Mid to High Rise	0.059	0.017	0.030

Source: Fairfax County Public Schools, Department of Facilities and Transportation Services. Office of Facilities Planning Services, August 2014.

Calculating Pupil Yield

Formula: # Dwelling Units x Pupil Yield Factor = Pupil Yield

Tables 9 through 11 calculate pupil yield for a hypothetical residential development containing 100 dwelling units.

**Table 9:
Fairfax County—Elementary School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Pupil Yield Factor	Elementary School Pupil Yield
SFD	100	0.273	27
SFA	100	0.243	24
MF Low Rise	100	0.181	18
MF Mid Rise/ High Rise	100	0.059	6

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014. Fairfax County Public Schools, Department of Facilities and Transportation Services. Office of Facilities Planning Services, June 2013.

**Table 10:
Fairfax County—Middle School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Pupil Yield Factor	Middle School Pupil Yield
SFD	100	0.086	9
SFA	100	0.060	6
MF Low Rise	100	0.042	4
MF Mid Rise/ High Rise	100	0.017	2

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014. Fairfax County Public Schools, Department of Facilities and Transportation Services. Office of Facilities Planning Services, June 2013.

**Table 11:
Fairfax County—High School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Pupil Yield Factor	High School Pupil Yield
SFD	100	0.177	18
SFA	100	0.127	13
MF Low Rise	100	0.079	8
MF Mid Rise/ High Rise	100	0.030	3

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014. Fairfax County Public Schools, Department of Facilities and Transportation Services. Office of Facilities Planning Services, June 2013.

HOWARD COUNTY, MARYLAND

Population:	287,085
Land Area (square miles):	251
Number of Public Schools and Centers:	74
Howard County Public Schools 2012–2013 Enrollment:	52,053

Pupil Yield Factor in Howard County, Maryland

In Howard County, pupil yield factors are calculated using a computer program that matches occupied residential building permit records with student addresses to determine whether or not each occupied housing unit contributed students to the school system's enrollment. Only new students located in the school attendance area are counted so that the resulting pupil yield factors can be utilized to calculate the move-in impact of new residential housing units in the future.¹

Pupil yield factors are calculated for individual schools; however, in school attendance areas where minimal construction has occurred, countywide rates are utilized to calculate pupil yield.²

Pupil yield factors are updated each year and calculated by type of dwelling unit for new housing units constructed over the past 10 years. Two, three, or five-year averages are used by Howard County in pupil yield analyses.

Housing Types Used in Pupil Yield Analysis

SFD: Single-family detached

SFA: Single-family attached (includes townhouse units)

APT: Apartments (includes rental units and condominiums)

MH: Mobile homes

Pupil Yield Factors

Actual pupil yield factors for individual public schools in Howard County, Maryland, have not been analyzed in this pupil yield study; however, countywide pupil yield factors are provided as shown in Table 12.

**Table 12:
Howard County—Countywide Pupil Yield Factors**

Housing Type	Elementary School	Middle School	High School
SFD	0.299	0.098	0.075
SFA	0.137	0.033	0.034
APT	0.052	0.034	0.028
MH	0.310	0.098	0.075

Sources: Howard County Public School System, Division of Facilities Planning and Management, School Planning, June 2013.

Calculating Student Yield

Formula: # Dwelling Units x Pupil Yield Factors = Pupil Yield

Tables 13 through 15 calculate pupil yield for a hypothetical residential development containing 100 dwelling units.

**Table 13:
Howard County—Elementary School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Elementary Pupil Yield Factors	Elementary Pupil Yield
SFD	100	0.299	30
SFA	100	0.137	13
APT	100	0.052	5
MH	100	0.310	31

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, July 2013.
Howard County Public Schools System, Division of Facilities Planning and Management, School Planning, June 2013.

**Table 14:
Howard County—Middle School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Middle School Pupil Yield Factors	Middle School Pupil Yield
SFD	100	0.098	10
SFA	100	0.033	3
APT	100	0.034	3
MH	100	0.098	10

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, July 2013.
Howard County Public Schools System, Division of Facilities Planning and Management, School Planning, June 2013.

**Table 15:
Howard County—High School Pupil Yield**

Housing Type	# Proposed Dwelling Units	High School Pupil Yield Factors	High School Pupil Yield
SFD	100	0.075	8
SFA	100	0.034	3
APT	100	0.028	3
MH	100	0.075	8

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, July 2013.
Howard County Public Schools System, Division of Facilities Planning and Management, School Planning, June 2013.

MONTGOMERY COUNTY, MARYLAND

Population:	971,777
Land Area (square miles):	495
Number of Public Schools and Centers:	207
Montgomery County Public Schools 2012–2013 Enrollment:	148,780

Pupil Yield in Montgomery County, Maryland

Montgomery County, Maryland, describes pupil yield rates as the average number of students (elementary, middle, and high) generated by various housing types. Pupil yield factors were last updated in 2008, and these factors were based on a census update survey prepared by the Montgomery County Planning Department. These factors are used to calculate pupil yield and supplemented with more recent student samples. Samples are done every year for the most part, particularly in areas of the county where high levels of growth in multifamily, high-density residential projects are planned and are being constructed.

Pupil yield factors are derived by obtaining housing/subdivision data and identifying the addresses and number of housing units to be sampled. Montgomery County staff utilize geographic information systems (GIS), school enrollment information, and census data to determine the number of students that reside at each identified address. Pupil yield is calculated by dividing the number of students residing at each identified address by the number of housing units by type.

Montgomery County calculates pupil yield factors by subareas (north, southwest, and east) as well as on a countywide level for various housing types. Pupil yield factors for multifamily, high-rise residential dwelling units with structured parking are not calculated by subarea but on a countywide level due to the small sample size.

Montgomery County uses subarea factors in calculating enrollment projections for schools within the three subareas to determine the impact that new residential development may have. Countywide pupil yield factors are used to assess the school impact tax that is charged to all residential developers and to calculate school facility payments that are charged to developers who obtain plan approvals in areas of the county where schools are overutilized.³

Housing Types Used in Pupil Yield Analysis

SFD: Single-family detached

TH: Townhouse

MF Low Rise to Mid Rise: Multifamily apartments/condos four stories or less

MF High Rise: Multifamily apartments/condos five stories and greater

³ Montgomery County Public Schools, Division of Long-Range Planning

Pupil Yield Factors

The countywide pupil yield factors for Montgomery County are provided in Table 16. Pupil yield factors by subarea are provided in Table 17, and the high school clusters within each subarea are identified in Table 18. Additionally, high school clusters are shown on Map 2.

**Table 16:
Montgomery County—Countywide Pupil Yield Factors**

Housing Type	Elementary School	Middle School	High School
SF	0.357	0.153	0.190
TH	0.214	0.082	0.113
MF Low to Mid Rise	0.146	0.055	0.077
MF High Rise	0.060	0.025	0.033

Source: Montgomery County Public Schools, Division of Long-Range Planning, December 2013.

**Table 17:
Montgomery County—Pupil Yield Factors by Subarea**

Housing Type	Elementary School	Middle School	High School
NORTH SUBAREA			
SF	0.416	0.175	0.213
TH	0.242	0.091	0.122
MF Low to Mid Rise	0.160	0.057	0.081
MF High Rise	0.077	0.030	0.038
SOUTHWEST SUBAREA			
Housing Type	Elementary School	Middle School	High School
SFD	0.323	0.132	0.153
TH	0.166	0.072	0.099
MF Low to Mid Rise	0.075	0.031	0.047
MF High Rise	0.042	0.017	0.023
EAST SUBAREA			
Housing Type	Elementary School	Middle School	High School
SFD	0.233	0.124	0.196
TH	0.178	0.062	0.101
MF Low to Mid Rise	0.175	0.068	0.090
MF High Rise	0.074	0.032	0.043

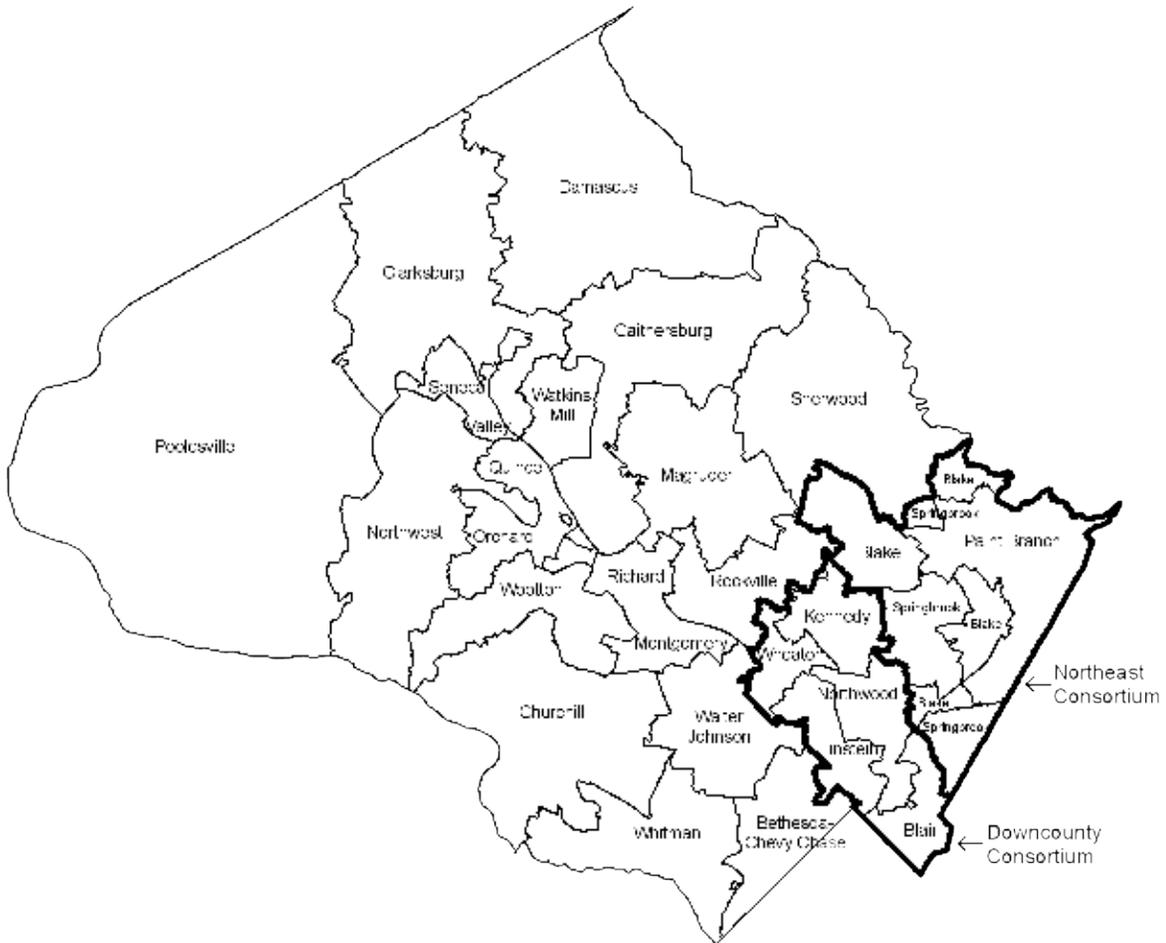
Source: Montgomery County Public Schools, Division of Long-Range Planning, December 2013.

**Table 18:
Montgomery County—High School Clusters by Subarea**

Subarea	School Clusters
North	Clarksburg, Damascus, Gaithersburg, Magruder, Northwest, Poolesville, Quince Orchard, Seneca Valley, Sherwood, and Watkins Mill clusters.
Southwest	Bethesda-Chevy Chase, Churchill, Walter Johnson, Richard Montgomery, Rockville, Whitman, and Wootton clusters.
East <i>(Downcounty and Northeast Consortiums)</i>	Blair, Einstein, Kennedy, Northwood, Wheaton, Blake, Paint Branch and Springbrook clusters.

Source: Montgomery County Public Schools, Division of Long-Range Planning, June 2013.

**Map 2:
Montgomery County High School Clusters**



Source: Montgomery County Public Schools, Division of Long-Range Planning, 2013.

Calculating Pupil Yield

Formula: # Dwelling Units x Pupil Yield Factor = Pupil Yield

Tables 19 through 21 calculate pupil yield for a hypothetical residential development containing 100 dwelling units.

**Table 19:
Montgomery County—Elementary School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Countywide Elementary Pupil Yield Factors	Elementary School Pupil Yield
SFD	100	0.357	36
TH	100	0.214	21
MF Low to Mid Rise	100	0.146	15
MF High Rise	100	0.060	6

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, December 2013. Montgomery County Public Schools, Division of Long Range Planning, December 2013.

**Table 20:
Montgomery County—Middle School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Countywide Middle School Pupil Yield Factors	Middle School Pupil Yield
SFD	100	0.153	15
TH	100	0.082	8
MF Low to Mid Rise	100	0.055	6
MF High Rise	100	0.025	3

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, December 2013. Montgomery County Public Schools, Division of Long Range Planning, December 2013.

**Table 21:
Montgomery County—High School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Countywide High School Pupil Yield Factors	High School Pupil Yield
SFD	100	0.190	19
TH	100	0.113	11
MF Low to Mid Rise	100	0.077	8
MF High Rise	100	0.033	3

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, December 2013. Montgomery County Public Schools, Division of Long Range Planning, December 2013.

ARLINGTON COUNTY, VIRGINIA

Population:	207,627
Land Area (square miles):	26
Number of Public Schools and Centers:	37
Arlington County Public Schools 2012–2013 Enrollment:	22,543

Pupil Yield in Arlington County, Virginia

Arlington County, Virginia, uses pupil yield factors to predict changes in specific student population due to housing construction, conversion/change, or renovation. In calculating pupil yield, Arlington County staff obtains residential tax assessment data and geocodes school students utilizing GIS. This process enables the county to determine the number of public school students residing in the county and identify the total number of units by type countywide. The number of public school students residing in each housing type within the county is then divided by the total number of dwelling units by type.

Arlington County updates pupil yield factors every year. The county first calculated pupil yield factors in 2005. In recent years, Arlington County has also calculated pupil yield factors for Arlington's Metro station areas. Though pupil yield factors are generally low for the neighborhoods near Metro stations, Arlington County staff continue to track student generation factors for Metro station areas.

Housing Type Categories Used in Pupil Yield Analysis

SFD: Single-family detached

DP: Duplex

TH: Townhouse

APT Garden: Apartments four stories or less

APT Elevator: Apartments five stories or greater

Condo Garden: Condominiums four stories or less

Condo Elevator: Condominiums five stories or greater

Other

Pupil Yield Factors

Arlington County’s countywide pupil yield factors are provided in Table 22. Pupil yield factors by Metro station areas are provided in Table 23.

**Table 22:
Arlington County—Pupil Yield Factors**

Housing Type	Elementary School	Middle School	High School
Single-Family Detached	0.220	0.090	0.110
Duplex	0.190	0.070	0.120
Townhouse	0.080	0.030	0.030
Apartment Garden	0.150	0.060	0.080
Apartment Elevator	0.040	0.010	0.020
Condo Garden	0.050	0.020	0.020
Condo Elevator	0.020	0.010	0.010

Source: Arlington County Public Schools, Facilities and Operations Division, Facilities Planning, August 2014.

**Table 23:
Arlington County—Pupil Yield Factors by Metro Station Area Community**

Metro Station Area Community	2010-2011 Pupil Yield	Metro Station Area Community	2010-2011 Pupil Yield
Ballston	0.070	Lee Highway	0.190
Clarendon	0.080	Nauck	0.340
Columbia Pike	0.300	Pentagon City	0.020
Crystal City	0.040	Rosslyn	0.060
Courthouse	0.080	Shirlington	0.110
East Falls Church	0.140	Virginia Square	0.070

Source: Arlington County Public Schools, Facilities and Operations Division, Facilities Planning, July 2013.

Calculating Pupil Yield

Formula: # Dwelling Units x Pupil Yield Factor = Pupil Yield

Tables 24 through 27 calculate pupil yield for a hypothetical residential development containing 100 dwelling units.

**Table 24:
Arlington County—Elementary School Pupil Yield**

Housing Type	Proposed Dwelling Units	Elementary School Pupil Yield Factors	Elementary School Pupil Yield
Single-Family Detached	100	0.220	22
Duplex	100	0.190	19
Townhouse	100	0.080	8
Apartment Garden	100	0.150	15
Apartment Elevator	100	0.040	4
Condo Garden	100	0.050	5
Condo Elevator	100	0.020	2

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014.
Arlington Public Schools, Facilities and Operations Division, Facilities Planning, August 2014.

**Table 25:
Arlington County—Middle School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Middle School Pupil Yield Factors	Middle School Pupil Yield
Single-Family Detached	100	0.090	9
Duplex	100	0.070	7
Townhouse	100	0.030	3
Apartment Garden	100	0.060	6
Apartment Elevator	100	0.010	1
Condo Garden	100	0.020	2
Condo Elevator	100	0.010	1

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014.
Arlington Public Schools, Facilities and Operations Division, Facilities Planning, August 2014.

**Table 26:
Arlington County—High School Pupil Yield**

Housing Type	# Proposed Dwelling Units	High School Pupil Yield Factors	High School Pupil Yield
Single-Family Detached	100	0.110	11
Duplex	100	0.120	12
Townhouse	100	0.030	3
Apartment Garden	100	0.080	8
Apartment Elevator	100	0.020	2
Condo Garden	100	0.020	2
Condo Elevator	100	0.010	1

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014.
Arlington Public Schools, Facilities and Operations Division, Facilities Planning, August 2014.

Pupil Yield in Metro Station Area Community

**Table 27:
Arlington County—Pupil Yield in Metro Station Area Community**

Metro Station Area Community	# Proposed Dwelling Units	2010-2011 Metro Station Area Community Pupil Yield	Metro Station Area Community Pupil Yield
Ballston	100	0.070	7
Clarendon	100	0.080	8
Columbia Pike	100	0.300	30
Crystal City	100	0.040	4
Courthouse	100	0.080	8
East Falls Church	100	0.140	14
Lee Highway	100	0.190	19
Nauck	100	0.340	34
Pentagon City	100	0.020	2
Rosslyn	100	0.060	6
Shirlington	100	0.110	11
Virginia Square	100	0.070	7

Sources: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, July 2013.
Arlington Public Schools, Facilities and Operations Division, Facilities Planning, June 2013.

PRINCE GEORGE'S COUNTY, MARYLAND

Population:	863,420
Land Area (square miles):	487
Number of Public Schools and Centers:	208
Prince George's County Public Schools 2012–2013 Enrollment:	123,737

Pupil Yield in Prince George's County, Maryland

In Prince George's County, Maryland, pupil yield factors are used to project the number of school students that will be generated through planned residential development. Pupil yield factors are regularly utilized by the Planning Department during the master planning process to project the number of future school seats and new public schools needed to accommodate future growth. Pupil yield is calculated by multiplying the number of dwelling units (by type) by the county average pupil yield factor (by dwelling unit type). Pupil yield factors are not updated each year. The last pupil yield update was done in 2008. Data sources such as the county permits database and the Maryland Department of Assessments and Taxation were used in determining pupil yield.

In determining 2008 pupil yield factors, staff queried the Maryland State Tax Assessors' file for properties classified as single-family detached or townhouses in Prince George's County, and a five percent sample was used.

To calculate pupil yield factors for multifamily garden, staff obtained a listing of every multifamily housing unit in the county as of November 8, 2006, and cross-referenced this data against 2000 census data. From this, staff determined the total number of addresses needed to represent a five percent sample for multifamily garden dwellings.

After much research, it was decided that Prince George's County would utilize Montgomery County's pupil yield factors for the multifamily structured parking pupil yield factors until Prince George's County has sufficient mid- to high-rise housing in centers and corridors to calculate this pupil yield.⁴

Housing Type Categories Used in Pupil Yield Analysis

SFD: Single-family detached

TH: Townhouse

MF Garden: Multifamily apartments/condos three stories or less

MF High Rise/Mid Rise with Structured Parking: Multifamily apartments/condos four stories and higher

Pupil Yield Factors

**Table 28:
Prince George’s County—Pupil Yield Factors**

Housing Type	Elementary School	Middle School	High School
SFD	0.160	0.130	0.140
SFA	0.140	0.110	0.100
MF Garden	0.140	0.060	0.090
MF with Structured Parking	0.040	0.040	0.030

Sources: M-NCPPC, Prince George’s County Planning Department and Prince George’s County Public Schools, September 2008.

Calculating Pupil Yield

Formula: # Dwelling Units x Pupil Yield Factor = Pupil Yield

Tables 29 through 31 calculate pupil yield for a hypothetical residential development containing 100 dwelling units.

**Table 29:
Prince George’s County—Elementary School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Pupil Yield Factors	Elementary School Pupil Yield
SFD	100	0.130	13
SFA	100	0.110	11
MF Low Rise/Garden	100	0.060	6
MF with Structured Parking	100	0.040	4

Sources: M-NCPPC, Prince George’s County Planning Department, Countywide Planning Division, July 2013.
M-NCPPC, Prince George’s County Planning Department and Prince George’s County Public Schools, September 2008.

**Table 30:
Prince George’s County—Middle School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Pupil Yield Factors	Middle School Pupil Yield
SFD	100	0.140	14
SFA	100	0.100	10
MF Low Rise	100	0.090	9
MF with Structured Parking	100	0.030	3

Sources: M-NCPPC, Prince George’s County Planning Department, Countywide Planning Division, July 2013.
M-NCPPC, Prince George’s County Planning Department and Prince George’s County Public Schools, September 2008.

**Table 31:
Prince George’s County—High School Pupil Yield**

Housing Type	# Proposed Dwelling Units	Pupil Yield Factors	High School Pupil Yield
SFD	100	0.160	16
SFA	100	0.140	14
MF Low Rise	100	0.140	14
MF with Structured Parking	100	0.040	4

Sources: M-NCPPC, Prince George’s County Planning Department, Countywide Planning Division, July 2013.
M-NCPPC, Prince George’s County Planning Department and Prince George’s County Public Schools, September 2008.

ANALYSIS

Based on the findings of this pupil yield study, it is evident that pupil yield factors and the number of students generated vary. Elementary school pupil yield factors for a single-family dwelling unit can be as low as 0.160 in Prince George’s County, producing 16 elementary school students per 100 dwelling units, or as high as 0.357, producing an estimated 36 students per 100 dwelling units in Montgomery County. What is similar for the majority of the jurisdictions within the study is that pupil yield factors are provided by housing unit type on the elementary, middle, and high school levels. Other similarities are that none of the jurisdictions within the study include age-restrictive housing within their analysis, and only one of the jurisdictions differentiates between owner-occupied and renter-occupied housing (condominiums and apartments) in their pupil yield analyses. More than half of the jurisdictions within the study update pupil yield factors annually, and more than half calculate pupil yield by dividing the total number of students by the number of dwelling units. Only one of the jurisdictions within the study calculates pupil yield factors for Metro station areas.

Although the jurisdictions within the study have GIS capability, only a little more than half of the jurisdictions utilize GIS in calculating pupil yield.

**Table 32:
Countywide Pupil Yield Factors by Jurisdiction for Single-Family Detached Dwelling Units**

School Level	Anne Arundel	Arlington	Charles	Fairfax	Howard	Montgomery	Prince George’s
Elementary	0.181*	0.220	0.210	0.273	0.299	0.357	0.160
Middle	0.090*	0.090	0.110	0.086	0.098	0.153	0.130
High	0.111*	0.110	0.170	0.177	0.075	0.190	0.140

Source: M-NCPPC, Prince George’s County Planning Department, Countywide Planning Division, August 2014.

*Anne Arundel County is the only jurisdiction within this study that does not provide pupil yield factors by housing unit type; however, Anne Arundel County does provide factors by school level. These factors are used for all housing types.

Table 32 reveals that for single-family detached dwellings at the elementary school level, Prince George’s County’s pupil yield is the lowest of all jurisdictions studied; at the middle school level Montgomery County is the highest, and at the high school level Prince George’s County falls within the middle range.

**Table 33:
Countywide Pupil Yield Factors by Jurisdiction for Single-Family Attached/Townhouses**

School Level	Anne Arundel	Arlington	Charles	Fairfax	Howard	Montgomery	Prince George's
Elementary	0.181*	0.080	0.220	0.249	0.137	0.214	0.140
Middle	0.090*	0.030	0.110	0.063	0.033	0.082	0.110
High	0.111*	0.030	0.150	0.128	0.034	0.113	0.100

Source: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014.

*Anne Arundel County does not provide pupil yield factors by housing unit type; however, Anne Arundel County does provide factors by school level. These factors are used for all housing types.

For single-family attached/townhouses, Table 33 reveals that Arlington County has the lowest pupil yield factors on all three levels (elementary, middle, and high school). Prince George's County has the third lowest pupil yield factor at the elementary school level. At the middle school level, Prince George's County is tied with Charles County for the highest pupil yield factor for single-family attached/townhouses. Prince George's County has the third lowest pupil yield factor of all jurisdictions studied at the high school level.

**Table 34:
Countywide Pupil Yield Factors by Jurisdiction for
Multifamily Dwellings/Apartments/Condos****

School Level	Anne Arundel	Arlington		Charles	Fairfax	Howard	Montgomery	Prince George's
Elementary	0.181*	APT 0.150	Condo 0.050	0.220	0.173	0.052	0.146	0.140
Middle	0.090*	0.060	0.020	0.090	0.040	0.034	0.055	0.060
High	0.111*	0.080	0.020	0.130	0.078	0.028	0.077	0.090

Source: M-NCPPC, Prince George's County Planning Department, Countywide Planning Division, August 2014.

*Anne Arundel County is the only jurisdiction within the 2013 Pupil Yield Survey that does not provide pupil yield factors by housing unit type; however, Anne Arundel County does provide factors by school level. These factors are used for all housing types.

**The pupil yield factors used in Table 34 are for multifamily dwellings/apartments/condos. Some of the jurisdictions within the study have different multifamily pupil yield factors for low rise/garden and for mid- to high-rise multifamily dwellings. Other jurisdictions use the same pupil yield factors for all types of multifamily dwellings. For the purpose of the analysis associated with Table 34, pupil yield factors for mid- to high-rise multifamily dwellings were not used.

For multifamily garden style dwellings/apartments/condos, Table 34 reveals that Howard County has the lowest pupil yield factor on the elementary school level. At the middle school level, Arlington County has the lowest pupil yield factor for garden style condos. Arlington County is the only jurisdiction within the study that has different pupil yield factors for garden style apartments and garden style condos. At the high school level, Arlington County has the lowest pupil yield factor for garden style condos. Prince George's County has the third lowest pupil yield factor on the elementary school level. At the middle school level, it falls within the middle range, and at the high school level, Prince George's County has the third highest pupil yield factor.

INFORMATION REQUIRING FURTHER ANALYSIS

As Prince George's County prepares to update the 2008 pupil yield factors, the county should investigate the significant differences in pupil yield that exist across jurisdictions and determine the most reliable methodology for calculating pupil yield in Prince George's County. To that end, it is recommended that further analysis of the following be conducted prior to the county's determination of the preferred methodology for the next pupil yield update:

- More than half of the jurisdictions within this study update pupil yield factors annually. The county should evaluate the benefits of updating pupil yield factors on a more frequent basis.
- The county should consider increasing the sample size used in calculating pupil yield factors. In 2008, a five percent population sample was obtained to calculate pupil yield factors, which may be too small to fully reflect the composition of the county.
- The county should consider utilizing student enrollment address data, building permit data, and GIS to calculate pupil yield factors.
- U.S. decennial census data sets and the American Community Survey should be utilized with Public Use Microdata Samples (PUMS) to establish the base pupil yield. Such variables as dwelling unit type, housing occupancy type, tenure of occupants, population/housing density, and household structure should be considered.
- The county should evaluate the pros and cons of calculating pupil yield by development tiers—Developed, Developing, and Rural—as defined in the 2002 *Prince George's County Approved General Plan* or other specified geography as defined in the general plan update, *Plan Prince George's 2035*.
- Prior to the pupil yield update, consideration should be given to the preparation of pupil yield factors that account for public school, private school, and home-schooled students. This information will be useful to project the number of non-public school students within the county.

RESOURCES

Maryland

- Anne Arundel County Public Schools, Student Demographic Planning Division
- Charles County Department of Planning and Growth Management, Resource Infrastructure Management Division
- Howard County Public School System, Division of Facilities Planning and Management, School Planning
- Maryland State Archives, <http://msa.maryland.gov/>
- Maryland State Department of Education, Division of Accountability, Assessment, and Data Systems
- Montgomery County Public Schools, Division of Long-Range Planning
- Prince George's County Public Schools, Department of Pupil Accounting & School Boundaries
- Prince George's County Planning Department, Countywide Planning Division, Special Projects Section

Virginia

- Arlington County Department of Community Planning, Housing and Development
- Arlington Public Schools, Facilities and Operations Division, Facilities Planning
- Fairfax County Government, <http://www.fairfaxcounty.gov/government/about/>
- Fairfax County Public Schools, Department of Facilities and Transportation Services, Office of Facilities Planning Services
- Virginia Department of Education, Office of Educational Information Management

National

United States Census Bureau, 2010 census

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APPENDIX 2: SECTION 24-114.01 SCHOOL PLANNING CAPACITY ANALYSIS

Section 24-114.01. School Planning Capacity Analysis.

The Planning Board shall conduct a School Planning Capacity Analysis, based on guidelines adopted by the County Council, at the time of preliminary plan of subdivision, for all subdivisions with residential uses proposed, for planning purposes only. The Board shall use the most recent information provided by the Board of Education regarding pupil yield and school capacity, and shall conduct the test based on the Board of Education's cluster boundaries. The results of this analysis shall be used by the Planning and Board of Education staffs when assessing the need for new or expanded school facilities, and shall not be a consideration in the approval of the subdivision.

(CB-54-1996; CB-104-2012)

Editor's Note: CR-4-1998 approved Regulations to Analyze the Development Impact on Public School Facilities and directed the Planning Board staff to administratively amend Appendices A, B, and C of the Regulations no later than January 1 for use in the ensuing calendar year.

Source: Section 24-114.01 of Subtitle 24, Subdivision Ordinance. Title 17, the Public Local Laws of Prince George's County, Maryland.

<http://lis.princegeorgescountymd.gov/docPopUp.asp?File=24-122.02&Type=CODE&Action=undefined>

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APPENDIX 3: SECTION 24-122.02 SCHOOL FACILITIES TESTS

(a) At the time of a preliminary plan of subdivision, the Planning Board shall apply an adequacy of school facilities test in accordance with this Subsection.

(1) The test shall be applied to a proposed subdivision as it affects school clusters, which are groupings of elementary, middle, and high schools which would be impacted by the subdivision.

(2) A subdivision meets the test, unless otherwise provided below, if the number of students generated by the proposed subdivision at each stage will not exceed one hundred five percent (105%) of the state rated capacity, as adjusted by the School Regulations, of the affected elementary, middle, and high school clusters, as determined by the Planning Board.

(3) The number of elementary, middle, and high school students generated by the proposed subdivision shall be determined in accordance with the pupil yield factors, as defined in Section 24-101(b), for each dwelling unit type as determined by the Planning Board from historical information provided by the Superintendent of the Prince George's County Public Schools.

(4) The Planning Board shall determine:

(A) The school cluster or clusters impacted by the subdivision.

(B) The actual enrollment, which is the number of elementary, middle, and high school students, as reported by the Superintendent of the Prince George's County Public Schools as of September 30 of the prior year, and as calculated by the Planning Board and effective in January of each year for use in that calendar year.

(C) The completion enrollment, which is the total number of elementary, middle, and high school students to be generated by the estimated number of residential completions, for each school cluster.

(i) Residential completions are estimated from the total of all substantially completed dwelling units added to the County's assessable tax base in the two (2) previous calendar years.

(ii) In determining completion enrollment, the estimated number of residential completions in a given school cluster will not exceed the number of dwelling units shown on:

(aa) An approved preliminary plan of subdivision with no waiting period, or with a waiting period less than twenty-four (24) months as of September 30 of each calendar year; and

(bb) All recorded plats not subject to an adequate public facilities test for schools at time of building permit issuance.

(D) The subdivision enrollment, which is the anticipated number of elementary, middle, and high school students to be generated by all dwelling units shown on the proposed preliminary plan of subdivision, multiplied by the pupil yield factor.

(E) The cumulative enrollment, which is the total of all subdivision enrollments resulting from approved preliminary plans of subdivision in each school cluster for the calendar year in which an adequate public facilities test is being applied.

(5) The Planning Board shall determine the subdivision's cluster enrollment by adding: the actual number of students in the cluster as of September 30; the number of students anticipated from residential completions in the cluster; the number anticipated from the subdivision; and the number anticipated from subdivisions already approved in the cluster within the calendar year. The Board shall then determine the percent capacity by dividing the cluster enrollment by the state rated capacity (adjusted by the School Regulations) of schools in the cluster.

(b) The following shall be exempt from the preliminary plan of subdivision test in Subsection (a):

(1) A subdivision which is a redevelopment project that replaces existing dwelling units;

(2) A subdivision for elderly housing operated in accordance with State and Federal Fair Housing law.

(3) A subdivision containing no more than three (3) lots on less than five (5) gross acres of land and for which the lots, except for one to be retained by grantor, are to be conveyed to a son or daughter or lineal descendant of the grantor.

(4) A subdivision which is located in the Developed Tier, as described in the County's adopted Biennial Growth Policy Plan.

(5) A subdivision for fewer than thirty-six (36) dwelling units, which will not be served by public water and sewerage systems, is not included in a large Comprehensive Design or Mixed-Use Zone development, and for which the applicant/owner, or predecessors in interest and/or title, did not own any property adjacent to the proposed subdivision as of May 31, 1997. For purposes of this Subsection:

(A) A subdivision means all land originally included in one preliminary plan application. Subsequent re-subdivision for the purpose of creating additional lots is permitted, provided that in no case shall an exemption be applied to more than a total of thirty-five (35) lots; and

(B) Land is considered adjacent if the property lines:

(i) Are contiguous at any point;

(ii) Are separated only by a public or private street, road, highway, utility right-of-way, or other public or private right-of-way at any point; or

(iii) Are separated only by other land of the applicant/owner or their predecessors in interest and/or title which is not subject to this Section at the time the applicant submits a preliminary plan of subdivision for approval.

(c) Whenever an adequate school facility fee is charged in conjunction with a building permit, it shall be reduced by the full amount of the school facilities surcharge imposed on that same permit.

(CB-3-1997; CB-104-1998; CB-15-1999; CB-40-2001; CB-30-2003; CB-104-2012)

Source: Section 24-122.02 of Subtitle 24, Subdivision Ordinance. Title 17, the Public Local Laws of Prince George's County, Maryland.

<http://lis.princegeorgescountymd.gov/docPopUp.asp?File=24-122.02&Type=CODE&Action=undefined>

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APPENDIX 4: PGCPS SY2013-2014 OFFICIAL ENROLLMENT BY SCHOOL AND GRADE

SCHOOL NAME	GR_K	GR01	GR02	GR03	GR04	GR05	GR06	GR07	GR08	GR09	GR10	GR11	GR12	Subtotal	PreK	PUPILS
ACADEMY OF HEALTH SCIENCES AT PGCC	-	-	-	-	-	-	-	-	-	-	-	-	-	-	303	-
ACCOKEEK ACADEMY	84	79	100	98	113	118	245	258	246	-	106	102	95	-	303	-
ADELPHI ELEMENTARY	118	116	95	88	70	76	65	-	-	-	-	-	-	1,341	28	1,369
ALLENWOOD ELEMENTARY	55	68	58	62	54	60	59	-	-	-	-	-	-	628	40	668
ANDREW JACKSON ACADEMY	94	68	63	78	50	59	54	71	62	-	-	-	-	599	20	619
ANNAPOLIS ROAD ACADEMY	-	-	-	-	-	-	-	-	-	78	25	-	-	103	-	103
APPLE GROVE ELEMENTARY	83	46	58	73	63	48	58	-	-	-	-	-	-	429	25	454
ARDMORE ELEMENTARY	66	82	64	87	63	68	73	-	-	-	-	-	-	503	37	540
ARROWHEAD ELEMENTARY	72	46	57	58	66	50	67	-	-	-	-	-	-	416	-	416
AVALON ELEMENTARY	43	58	57	39	62	45	58	-	-	-	-	-	-	362	35	397
BADEN ELEMENTARY	47	48	44	44	35	35	25	-	-	-	-	-	-	278	24	302
BARACK OBAMA ELEMENTARY	132	135	110	112	121	122	138	-	-	-	-	-	-	870	26	896
BARNABY MANOR ELEMENTARY	56	74	64	71	63	60	-	-	-	-	-	-	-	388	71	459
BEACON HEIGHTS ELEMENTARY	68	80	67	52	62	63	46	-	-	-	-	-	-	438	40	478
BELTSVILLE ACADEMY	127	122	114	113	91	116	90	83	109	-	-	-	-	965	39	1,004
BENJAMIN D FOULDIS ACADEMY	50	50	50	48	50	50	77	89	92	-	-	-	-	556	-	556
BENJAMIN STODDERT MIDDLE	-	-	-	-	-	-	195	232	220	-	-	-	-	647	-	647
BENJAMIN TASKER MIDDLE	-	-	-	-	-	-	285	286	309	-	-	-	-	880	-	880
BERWYN HEIGHTS ELEMENTARY	69	66	71	67	61	65	43	-	-	-	-	-	-	442	17	459
BLADENBURG ELEMENTARY	123	102	106	86	90	93	81	-	-	-	-	-	-	681	80	761
BLADENSBURG HIGH	-	-	-	-	-	-	-	-	-	623	442	341	410	1,816	-	1,816
BOND MILL ELEMENTARY	96	101	90	78	93	70	-	-	-	-	-	-	-	528	-	528
BOWIE HIGH	-	-	-	-	-	-	-	-	-	-	655	624	616	2,573	-	2,573
BRADBURY HEIGHTS ELEMENTARY	68	70	73	52	62	62	76	-	-	-	-	-	-	463	57	520
BRANDYWINE ELEMENTARY	63	75	60	65	63	82	-	-	-	-	-	-	-	408	15	423
BUCK LODGE MIDDLE	-	-	-	-	-	-	86	369	412	-	-	-	-	867	-	867
C ELIZABETH RIEG	8	3	9	10	6	3	7	6	7	17	5	9	11	101	-	101
CALVERTON ELEMENTARY	137	150	144	111	113	109	-	-	-	-	-	-	-	764	40	804
CAPITOL HEIGHTS ELEMENTARY	27	21	37	44	38	35	-	-	-	-	-	-	-	202	25	227
CARMODY HILLS ELEMENTARY	89	65	63	58	51	41	47	-	-	-	-	-	-	414	36	450
CAROLE HIGHLANDS ELEMENTARY	127	115	99	79	77	97	76	-	-	-	-	-	-	670	76	746
CARROLLTON ELEMENTARY	96	104	73	82	81	72	-	-	-	-	-	-	-	508	97	605
CATHERINE T REED ELEMENTARY	72	68	66	79	68	61	-	-	-	283	215	169	150	817	17	831
CENTRAL HIGH	-	-	-	-	-	-	-	-	-	-	-	-	-	246	16	262
CESAR CHAVEZ ELEMENTARY	33	38	52	27	41	25	30	-	-	-	-	-	-	-	-	195
CHAPEL FORGE E C C	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	195
CHARLES CARROLL MIDDLE	-	-	-	-	-	-	146	430	441	-	-	-	-	1,017	-	1,017
CHARLES HERBERT FLOWERS HIGH	-	-	-	-	-	-	-	-	-	586	526	459	465	2,036	-	2,036
CHEROKEE LANE ELEMENTARY	81	77	61	63	60	66	58	-	-	-	-	-	-	466	-	466
CHESAPEAKE MATH AND IT PUBLIC CHARTER	-	-	-	-	-	-	150	75	151	100	-	-	-	476	-	476
CHILLUM ELEMENTARY	34	36	21	24	31	34	26	-	-	-	-	-	-	206	42	248
CLINTON GROVE ELEMENTARY	44	47	58	51	59	59	59	-	-	-	-	-	-	377	-	377

Source: Prince George's County Public Schools, Prince George's County, Maryland, September 2013

SCHOOL NAME	GR_K	GR01	GR02	GR03	GR04	GR05	GR06	GR07	GR08	GR09	GR10	GR11	GR12	Subtotal	PreK	PUPILS
COLLEGE PARK ACADEMY	-	-	-	-	-	-	151	151	-	-	-	-	-	302	-	302
COLUMBIA PARK ELEMENTARY	69	69	59	60	61	44	49	-	-	-	-	-	-	411	39	450
COMMUNITY-BASED CLASSROOM	-	-	-	-	-	-	-	-	-	1	3	34	83	121	-	121
CONCORD ELEMENTARY	41	56	47	37	34	44	31	-	-	-	-	-	-	290	18	308
COOL SPRING ELEMENTARY	122	133	81	77	67	61	53	-	-	-	-	-	-	594	114	708
COOPER LANE ELEMENTARY	75	83	52	65	69	55	77	-	-	-	-	-	-	476	62	538
CORA L RICE ELEMENTARY	91	88	87	94	93	103	89	-	-	-	-	-	-	645	57	702
CROOM VOCATIONAL HIGH	-	-	-	-	-	-	-	-	-	-	-	15	86	101	-	101
CROSSLAND EVENING/SAT HIGH	-	-	-	-	-	-	-	-	-	15	19	11	51	96	-	96
CROSSLAND HIGH	-	-	-	-	-	-	-	-	-	381	277	242	217	1,117	-	1,117
DEERFIELD RUN ELEMENTARY	99	110	102	106	72	79	-	-	-	-	-	-	-	568	39	607
DISTRICT HEIGHTS ELEMENTARY	61	65	53	51	54	51	57	-	-	-	-	-	-	392	32	424
DODGE PARK ELEMENTARY	83	68	69	81	62	60	71	-	-	-	-	-	-	494	37	531
DOSWELL E BROOKS ELEMENTARY	35	20	33	36	30	26	25	-	-	-	-	-	-	205	-	205
DR HENRY A WISE, JR. HIGH	-	-	-	-	-	-	-	-	-	704	533	505	555	2,297	-	2,297
DREW-FREEMAN MIDDLE	-	-	-	-	-	-	-	331	349	-	-	-	-	680	-	680
DUVAL HIGH	-	-	-	-	-	-	-	258	322	338	-	-	-	918	-	1,629
DWIGHT D EISENHOWER MIDDLE	-	-	-	-	-	-	-	-	-	638	663	570	574	2,445	-	2,445
ELEANOR ROOSEVELT HIGH	-	-	-	-	-	-	-	-	-	-	-	-	-	736	-	736
ERNEST EVERETT JUST MIDDLE	-	-	-	-	-	-	101	320	315	-	-	-	-	417	-	417
EXCEL ACADEMY PUBLIC CHARTER	53	51	48	50	49	48	49	36	33	-	-	-	-	837	-	837
FAIRMONT HEIGHTS HIGH	-	-	-	-	-	-	-	-	-	259	237	198	143	414	18	432
FLINTSTONE ELEMENTARY	73	58	53	59	54	56	61	-	-	-	-	-	-	238	28	266
FOREST HEIGHTS ELEMENTARY	30	34	36	42	48	27	21	-	-	-	-	-	-	792	-	792
FORESTVILLE HIGH	-	-	-	-	-	-	-	-	-	263	242	158	129	257	41	298
FORT FOOTE ELEMENTARY	34	38	35	42	36	42	30	-	-	-	-	-	-	239	-	239
FORT WASHINGTON FOREST ELEM	31	52	39	31	42	44	-	-	-	-	-	-	-	378	-	378
FRANCES R FUCHS E C C	-	-	-	-	-	-	-	-	-	-	-	-	-	535	32	567
FRANCIS SCOTT KEY ELEMENTARY	75	79	77	75	67	79	83	-	-	-	-	-	-	344	40	384
FRANCIS T EVANS ELEMENTARY	65	68	56	51	59	45	-	-	-	-	-	-	-	1,011	-	1,011
FREDERICK DOUGLASS HIGH	-	-	-	-	-	-	-	-	-	287	271	228	225	1,034	-	1,034
FRIENDLY HIGH	-	-	-	-	-	-	-	-	-	312	231	247	244	706	-	706
G JAMES GHOLSON MIDDLE	-	-	-	-	-	-	-	348	358	-	-	-	-	459	37	496
GAYWOOD ELEMENTARY	70	75	72	78	78	86	-	-	-	-	-	-	-	505	-	505
GLADYS NOON SPELLMAN ELEMENTARY	84	91	71	76	65	57	61	-	-	-	-	-	-	271	19	290
GLASSMANOR ELEMENTARY	53	52	36	31	34	39	26	-	-	-	-	-	-	475	-	475
GLENARDEN WOODS ELEMENTARY	-	-	107	123	125	120	-	-	-	-	-	-	-	541	-	541
GLENN DALE ELEMENTARY	85	118	77	83	97	81	-	-	-	-	-	-	-	747	41	788
GLENRIDGE ELEMENTARY	115	108	104	125	112	111	72	-	-	-	-	-	-	125	-	125
GREEN VALLEY ACADEMY	-	-	-	-	-	-	-	7	22	61	35	-	-	542	38	580
GREENBELT ELEMENTARY	98	105	86	87	93	73	-	-	-	-	-	-	-	1,154	-	1,154
GREENBELT MIDDLE	-	-	-	-	-	-	314	404	436	-	-	-	-	-	-	-

SCHOOL NAME	GR_K	GR01	GR02	GR03	GR04	GR05	GR06	GR07	GR08	GR09	GR10	GR11	GR12	Subtotal	PreK	PUPILS
GWYNN PARK HIGH	-	-	-	-	-	-	-	-	-	301	280	269	252	1,102	-	1,102
GWYNN PARK MIDDLE	-	-	-	-	-	-	115	176	213	-	-	-	-	504	-	504
H WINSHIP WHEATLEY E C C	-	-	-	-	-	-	-	-	-	-	-	-	-	-	336	336
HEATHER HILLS ELEMENTARY	-	-	100	102	102	100	-	-	-	-	-	-	-	404	-	404
HIGH BRIDGE ELEMENTARY	73	54	62	56	64	73	-	-	-	-	-	-	-	382	-	382
HIGH POINT HIGH	-	-	-	-	-	-	-	-	-	773	573	414	479	2,239	-	2,239
HIGHLAND PARK ELEMENTARY	43	41	76	67	63	69	42	-	-	-	-	-	-	401	70	471
HILLCREST HEIGHTS ELEMENTARY	75	83	71	75	69	75	-	-	-	-	-	-	-	448	34	482
HOLLYWOOD ELEMENTARY	62	76	65	52	78	58	-	-	-	-	-	-	-	391	19	410
HYATTSVILLE ELEMENTARY	106	84	86	80	70	63	-	-	-	-	-	-	-	489	49	538
HYATTSVILLE MIDDLE	-	-	-	-	-	-	111	293	388	-	-	-	-	792	-	792
IMAGINE ANDREWS PUBLIC CHARTER	51	52	54	52	54	51	55	-	-	-	-	-	-	369	-	369
IMAGINE FOUNDATIONS AT LEELAND PCS	55	55	53	53	54	54	51	55	45	-	-	-	-	475	-	475
IMAGINE FOUNDATIONS AT MORNINGSIDE PCS	52	54	103	102	54	-	-	-	-	-	-	-	-	365	-	365
IMAGINE LINCOLN PCS	55	53	54	53	53	52	54	50	47	-	-	-	-	471	-	471
INCARCERATED YOUTH CENTER (JACS)	-	-	-	-	-	-	-	-	6	3	3	6	3	18	-	18
INDIAN QUEEN ELEMENTARY	40	41	46	36	40	39	37	-	-	-	-	-	-	279	-	279
ISAAC J GOURDINE MIDDLE	-	-	-	-	-	-	71	224	191	-	-	-	-	486	-	486
J FRANK DENT ELEMENTARY	32	51	39	28	28	28	38	-	-	-	-	-	-	244	-	244
JAMES E DUCKWORTH	9	17	8	4	5	4	7	1	10	13	5	10	5	98	-	98
JAMES H HARRISON ELEMENTARY	50	56	35	33	44	34	40	-	-	-	-	-	-	292	25	317
JAMES MADISON MIDDLE	-	-	-	-	-	-	-	374	417	-	-	-	-	791	-	791
JAMES MC HENRY ELEMENTARY	124	113	107	118	107	85	-	-	-	-	-	-	-	654	97	751
JAMES RYDER RANDALL ELEMENTARY	43	49	48	44	53	49	-	-	-	-	-	-	-	286	138	424
JOHN H BAYNE ELEMENTARY	61	64	60	55	60	58	-	-	-	-	-	-	-	358	41	399
JOHN HANSON FRENCH IMMERSION	74	73	58	54	49	47	35	38	31	-	-	-	-	459	-	459
JOHN HANSON MONTESSORI	52	44	40	43	40	36	36	33	30	-	-	-	-	354	111	465
JUDGE SYLVANIA W WOODS, SR. ELEM	94	95	99	85	82	84	84	-	-	-	-	-	-	623	72	695
JUDITH P HOYER MONTESSORI	30	25	28	16	15	11	9	-	-	-	-	-	-	134	83	217
KENILWORTH ELEMENTARY	67	63	51	54	50	44	-	-	-	-	-	-	-	329	-	329
KENMOOR ELEMENTARY	28	43	38	28	28	27	-	-	-	-	-	-	-	192	34	226
KENMOOR MIDDLE	-	-	-	-	-	-	144	266	251	-	-	-	-	661	-	661
KETTERING ELEMENTARY	56	57	58	30	41	69	-	-	-	-	-	-	-	311	40	351
KETTERING MIDDLE	-	-	-	-	-	-	131	184	196	-	-	-	-	511	-	511
KINGSFORD ELEMENTARY	73	56	58	84	91	109	79	-	-	-	-	-	-	550	41	591
LAKE ARBOR ELEMENTARY	86	93	96	69	82	89	-	-	-	-	-	-	-	515	22	537
LAMONT ELEMENTARY	96	96	79	90	74	84	-	-	-	-	-	-	-	519	77	596
LANGLEY PK- MCCORMICK ELEMENTARY	151	137	105	77	67	58	54	-	-	-	-	-	-	649	119	768
LARGO HIGH	-	-	-	-	-	-	-	-	-	324	295	273	210	1,102	-	1,102
LAUREL ELEMENTARY	116	94	84	79	77	70	-	-	-	-	-	-	-	520	40	560
LAUREL HIGH	-	-	-	-	-	-	-	-	-	559	477	361	367	1,764	-	1,764
LEWISDALE ELEMENTARY	110	112	123	92	92	79	-	-	-	-	-	-	-	608	60	668

SCHOOL NAME	GR_K	GR01	GR02	GR03	GR04	GR05	GR06	GR07	GR08	GR09	GR10	GR11	GR12	Subtotal	PreK	PUPILS
LONGFIELDS ELEMENTARY	42	49	45	48	73	61	34	-	-	-	-	-	-	352	38	390
MAGNOLIA ELEMENTARY	70	72	60	63	53	69	60	-	-	-	-	-	-	447	34	481
MARGARET BRENT	10	9	8	6	7	8	6	6	12	5	8	6	4	95	-	95
MARLTON ELEMENTARY	45	60	51	54	51	58	60	-	-	-	-	-	-	379	14	393
MARTIN LUTHER KING, JR. MIDDLE	-	-	-	-	-	-	200	247	209	-	-	-	-	656	-	656
MARY HARRIS "MOTHER" JONES ELEM	170	175	160	113	106	97	126	-	-	-	-	-	-	947	82	1,029
MATTAPONI ELEMENTARY	46	42	53	57	68	61	56	-	-	-	-	-	-	383	-	383
MELWOOD ELEMENTARY	74	67	76	68	67	71	70	-	-	-	-	-	-	493	-	493
MONTPELIER ELEMENTARY	94	96	81	106	83	95	-	-	-	-	-	-	-	555	40	595
MT RAINIER ELEMENTARY	53	52	60	47	45	53	54	-	-	-	-	-	-	364	40	404
NICHOLAS OREM MIDDLE	-	-	-	-	-	-	90	303	327	-	-	-	-	720	-	720
NORTH FORESTVILLE ELEMENTARY	41	37	40	44	47	54	50	-	-	-	-	-	-	313	17	330
NORTHVIEW ELEMENTARY	103	122	103	116	120	112	-	-	-	-	-	-	-	676	28	704
NORTHWESTERN EVENING/SAT HIGH	-	-	-	-	-	-	-	-	-	15	14	9	46	84	-	84
NORTHWESTERN HIGH	-	-	-	-	-	-	-	-	-	769	532	369	547	2,217	-	2,217
OAKLANDS ELEMENTARY	77	75	54	62	52	48	-	-	-	-	-	-	-	368	40	408
OVERLOOK ELEMENTARY	41	53	51	50	34	44	-	-	-	-	-	-	-	273	15	288
OXON HILL ELEMENTARY	49	44	42	44	44	38	56	-	-	-	-	-	-	317	-	317
OXON HILL HIGH	-	-	-	-	-	-	-	-	-	406	330	332	293	1,361	-	1,361
OXON HILL MIDDLE	-	-	-	-	-	-	-	274	297	-	-	-	-	571	-	571
PAINT BRANCH ELEMENTARY	50	59	55	49	43	34	28	-	-	-	-	-	-	318	62	380
PANORAMA ELEMENTARY	64	51	68	52	50	62	4	-	-	-	-	-	-	351	28	379
PARKDALE HIGH	-	-	-	-	-	-	-	-	-	632	490	431	493	2,046	-	2,046
PATUXENT ELEMENTARY	43	42	36	26	51	41	38	-	-	-	-	-	-	277	13	290
PERRYWOOD ELEMENTARY	107	115	100	98	119	101	-	-	-	-	-	-	-	640	-	640
PHYLLIS E WILLIAMS ELEMENTARY	47	57	47	54	49	52	38	-	-	-	-	-	-	344	-	344
POINTER RIDGE ELEMENTARY	79	76	67	68	85	78	-	-	-	-	-	-	-	453	-	453
PORT TOWNS ELEMENTARY	156	144	121	103	122	122	106	-	-	-	-	-	-	874	80	954
POTOMAC HIGH	-	-	-	-	-	-	-	-	-	400	304	212	151	1,067	-	1,067
POTOMAC LANDING ELEMENTARY	80	65	64	76	80	79	-	-	-	-	-	-	-	444	26	470
GREENBELT DAY CARE CENTER	-	-	-	-	-	-	-	-	-	-	-	-	-	-	20	20
PRINCETON ELEMENTARY	58	48	48	46	50	43	42	-	-	-	-	-	-	335	30	365
RIDGECREST ELEMENTARY	102	96	84	92	77	94	76	-	-	-	-	-	-	621	114	735
RIVERDALE ELEMENTARY	114	117	116	108	107	97	-	-	-	-	-	-	-	659	78	737
ROBERT FROST ELEMENTARY	38	43	49	47	50	53	-	-	-	-	-	-	-	280	-	280
ROBERT GODDARD FRENCH IMMERSION	78	74	67	66	61	59	66	56	48	-	-	-	-	575	-	575
ROBERT GODDARD MONTESSORI	46	47	45	45	41	48	42	40	42	-	-	-	-	396	106	502
ROBERT R GRAY ELEMENTARY	64	59	50	54	33	51	46	-	-	-	-	-	-	357	66	423
ROCKLEDGE ELEMENTARY	75	48	61	67	53	52	-	-	-	-	-	-	-	356	40	396
ROGERS HEIGHTS ELEMENTARY	122	129	86	101	81	69	55	-	-	-	-	-	-	643	41	684
ROSA L PARKS ELEMENTARY	161	172	136	131	103	97	91	-	-	-	-	-	-	891	61	952
ROSARYVILLE ELEMENTARY	65	53	58	59	64	72	87	-	-	-	-	-	-	458	40	498

SCHOOL NAME	GR_K	GR01	GR02	GR03	GR04	GR05	GR06	GR07	GR08	GR09	GR10	GR11	GR12	Subtotal	PreK	PUPILS
ROSE VALLEY ELEMENTARY	43	57	56	43	50	53	52	-	-	-	-	-	-	354	40	394
SAMUEL CHASE ELEMENTARY	57	37	40	45	42	39	-	-	-	-	-	-	-	260	31	291
SAMUEL OGLE MIDDLE	-	-	-	-	-	-	278	275	322	-	-	-	-	875	-	875
SAMUEL P MASSIE ACADEMY	82	79	78	45	86	60	72	70	89	-	-	-	-	661	53	714
SCOTCHTOWN HILLS ELEMENTARY	106	107	88	90	90	85	75	-	-	-	-	-	-	641	58	699
SEABROOK ELEMENTARY	48	54	45	50	39	41	-	-	-	-	-	-	-	277	26	303
SEAT PLEASANT ELEMENTARY	61	51	51	42	45	47	32	-	-	-	-	-	-	329	16	345
SKYLINE ELEMENTARY	42	30	26	34	24	32	26	-	-	-	-	-	-	214	-	214
SPRINGHILL LAKE ELEMENTARY	178	152	155	136	121	105	-	-	-	-	-	-	-	847	-	847
STEPHEN DECATUR MIDDLE	-	-	-	-	-	-	169	271	265	-	-	-	-	705	-	705
SUITLAND ELEMENTARY	81	82	81	62	72	59	77	-	-	-	-	-	-	514	34	548
SUITLAND HIGH	-	-	-	-	-	-	-	-	547	514	453	368	-	1,882	-	1,882
SURRATTSVILLE HIGH	-	-	-	-	-	-	-	-	231	218	164	162	-	775	-	775
TALL OAKS VOCATIONAL	-	-	-	-	-	-	-	-	-	-	36	59	-	95	-	95
TANGLEWOOD	5	5	2	1	3	3	1	3	10	-	-	-	-	33	-	33
TAYAC ELEMENTARY	70	67	50	55	65	63	-	-	-	-	-	-	-	370	16	386
TEMPLETON ELEMENTARY	123	125	102	126	92	110	-	-	-	-	-	-	-	678	80	758
THOMAS CLAGGETT ELEMENTARY	28	34	31	34	22	15	32	-	-	-	-	-	-	196	20	216
THOMAS G PULLEN	69	73	75	75	74	75	100	100	94	-	-	-	-	735	-	735
THOMAS JOHNSON MIDDLE	-	-	-	-	-	-	300	335	349	-	-	-	-	984	-	984
THOMAS S STONE ELEMENTARY	108	129	112	87	101	89	93	-	-	-	-	-	-	719	75	794
THURGOOD MARSHALL MIDDLE	-	-	-	-	-	-	83	309	314	-	-	-	-	706	-	706
TULIP GROVE ELEMENTARY	69	67	81	74	65	83	-	-	-	-	-	-	-	439	-	439
TURNING POINT ACADEMY PUBLIC CHARTER	61	70	62	66	68	67	66	55	42	-	-	-	-	557	-	557
UNIVERSITY PARK ELEMENTARY	93	92	85	77	84	72	77	-	-	-	-	-	-	580	34	614
VALLEY VIEW ELEMENTARY	50	62	61	69	74	86	51	-	-	-	-	-	-	453	42	495
VANVILLE ELEMENTARY	134	141	127	121	140	121	-	-	-	-	-	-	-	784	59	843
WALDON WOODS ELEMENTARY	95	100	97	70	92	85	-	-	-	-	-	-	-	539	36	575
WALKER MILL MIDDLE	-	-	-	-	-	-	150	309	290	-	-	-	-	749	-	749
WHITEHALL ELEMENTARY	85	89	78	85	81	81	-	-	-	-	-	-	-	499	-	499
WILLIAM BEANES ELEMENTARY	68	61	54	48	63	50	52	-	-	-	-	-	-	396	45	441
WILLIAM PACA ELEMENTARY	50	50	55	41	45	48	67	-	-	-	-	-	-	356	54	410
WILLIAM W HALL ACADEMY	54	50	60	61	45	46	57	60	58	-	-	-	-	491	36	527
WILLIAM WIRT MIDDLE	-	-	-	-	-	-	172	404	377	-	-	-	-	953	-	953
WOODMORE ELEMENTARY	58	59	67	64	57	57	23	-	-	-	-	-	-	385	-	385
WOODRIDGE ELEMENTARY	46	48	45	53	34	36	21	-	-	-	-	-	-	283	57	340
YORKTOWN ELEMENTARY	64	49	51	37	60	51	-	-	-	-	-	-	-	312	-	312
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS	10,260	10,230	9,705	9,381	9,247	9,006	8,999	8,629	8,864	10,902	8,855	7,630	7,787	119,495	5,641	125,136

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APPENDIX 5: PGCPs: REGIONAL SCHOOLS WITHOUT ATTENDANCE AREAS, 2013–2014

SCHOOL NAME	GR_K	GR01	GR02	GR03	GR04	GR05	GR06	GR07	GR08	GR09	GR10	GR11	Gr12	Subtotal	Prek	PUPILS
ACADEMY OF HEALTH SCIENCES AT PGCC	-	-	-	-	-	-	-	-	-	106	102	95	-	303	-	303
ANNAPOLIS ROAD ACADEMY	-	-	-	-	-	-	-	-	-	78	25	-	-	103	-	103
BENJAMIN D FOULLOIS ACADEMY	50	50	50	48	50	50	77	89	92	-	-	-	-	556	-	556
C ELIZABETH RIEG	8	3	9	10	6	3	7	6	7	17	5	9	11	101	-	101
CHAPEL FORGE E C C	-	-	-	-	-	-	-	-	-	-	-	-	-	-	195	195
CHESAPEAKE MATH AND IT PUBLIC CHARTER	-	-	-	-	-	-	150	75	151	100	-	-	-	476	-	476
COLLEGE PARK ACADEMY	-	-	-	-	-	-	151	151	-	-	-	-	-	302	-	302
COMMUNITY-BASED CLASSROOM	-	-	-	-	-	-	-	-	-	1	3	34	83	121	-	121
CROOM VOCATIONAL HIGH	-	-	-	-	-	-	-	-	-	-	-	15	86	101	-	101
CROSSLAND EVENING/SAT HIGH	-	-	-	-	-	-	-	-	-	15	19	11	51	96	-	96
EXCEL ACADEMY PUBLIC CHARTER	53	51	48	50	49	48	49	36	33	-	-	-	-	417	-	417
FRANCES R FUCHS E C C	-	-	-	-	-	-	-	-	-	-	-	-	-	-	378	378
GLENARDEN WOODS ELEMENTARY	-	-	107	123	125	120	-	-	-	-	-	-	-	475	-	475
GREEN VALLEY ACADEMY	-	-	-	-	-	-	-	7	22	61	35	-	-	125	-	125
H WINSHIP WHEATLEY E C C	-	-	-	-	-	-	-	-	-	-	-	-	-	-	336	336
HEATHER HILLS ELEMENTARY	-	-	100	102	102	100	-	-	-	-	-	-	-	404	-	404
IMAGINE ANDREWS PUBLIC CHARTER	51	52	54	52	54	51	55	-	-	-	-	-	-	369	-	369
IMAGINE FOUNDATIONS AT LEELAND PCS	55	55	53	53	54	54	51	55	45	-	-	-	-	475	-	475
IMAGINE FOUNDATIONS AT MORNINGSIDE PCS	52	54	103	102	54	-	-	-	-	-	-	-	-	365	-	365
IMAGINE LINCOLN PCS	55	53	54	53	53	52	54	50	47	-	-	-	-	471	-	471
INCARCERATED YOUTH CENTER (JACS)	-	-	-	-	-	-	-	-	-	6	3	6	3	18	-	18
JAMES E DUCKWORTH	9	17	8	4	5	4	7	1	10	13	5	10	5	98	-	98
JOHN HANSON FRENCH IMMERSION	74	73	58	54	49	47	35	38	31	-	-	-	-	459	-	459
JOHN HANSON MONTESSORI	52	44	40	43	40	36	36	33	30	-	-	-	-	354	111	465
JUDITH P HOYER MONTESSORI	30	25	28	16	15	11	9	-	-	-	-	-	-	134	83	217
MARGARET BRENT	10	9	8	6	7	8	6	6	12	5	8	6	4	95	-	95
NORTHWESTERN EVENING/SAT HIGH	-	-	-	-	-	-	-	-	-	15	14	9	46	84	-	84
ROBERT GODDARD FRENCH IMMERSION	78	74	67	66	61	59	66	56	48	-	-	-	-	575	-	575
ROBERT GODDARD MONTESSORI	46	47	45	45	41	48	42	40	42	-	-	-	-	396	106	502
TALL OAKS VOCATIONAL	-	-	-	-	-	-	-	-	-	-	-	36	59	95	-	95
TANGLEWOOD	5	5	2	1	3	3	1	3	10	-	-	-	-	33	-	33
THOMAS G PULLEN	69	73	75	75	74	75	100	100	94	-	-	-	-	735	-	735
TURNING POINT ACADEMY PUBLIC CHARTER	61	70	62	66	68	67	66	55	42	-	-	-	-	557	-	557
PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS	758	755	971	969	910	836	962	801	716	417	219	231	348	8,893	1,209	10,102

Source: Prince George's County Public Schools, Prince George's County, Maryland, September 2013

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- PROJECT MANAGEMENT:** Fern Piret, *Director, Prince George's County Planning Department, M-NCPPC*
- OVERSIGHT TEAM:** Albert G. Dobbins III, *Deputy Director, Planning Department*
Derick Berlage, *Chief, Countywide Planning Division*
Johndel Jones-Brown, *Director, Pupil Accounting and School Boundaries, Prince George's County Public Schools*
- PROJECT FACILITATOR:** Maria Martin, *Supervisor, Special Projects Section, Countywide Planning Division*
- PROJECT MANAGER:** Tiffany Williams Jennings, *Planner Coordinator, Special Projects Section, Countywide Planning Division*
- CORE TEAM:** Kerry Gathers, *GIS Specialist, Special Projects Section, Countywide Planning Division*
- Ted Kowaluk, *Senior Planner, Special Projects Section, Countywide Planning Division*
- Jay Mangalvedhe, *Senior Planner, Special Projects Section, Countywide Planning Division*
- Philip Taylor, *Senior Planner, Information Management Division*
- Johndel Jones-Brown, *Director, Pupil Accounting and School Boundaries, Prince George's County Public Schools*
- Rhianna McCarter, *Pupil Accounting and School Boundaries, Prince George's County Public Schools*
- Elizabeth Chaisson, *Capital Programs, Prince George's County Public Schools*
- ADMINISTRATIVE SUPPORT:** Brenda Spears-Travis, *Senior Administrative Assistant, Special Projects, Countywide Planning Division*
- Susan Smith, *Publications Specialist, Publications and Graphics Section, Office of the Planning Director*



Pupil Yield Study



The Maryland-National Capital Park and Planning Commission
14741 Governor Oden Bowie Drive, Upper Marlboro, Maryland 20772
www.planning.org • Phone: 301-952-3650 • TTY: 301-952-4366