

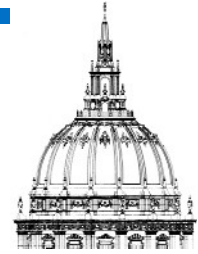
*Legislative Analyst*

# **School of the Arts (SOTA): Report for City and School District Select Committee**

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# Committee Request

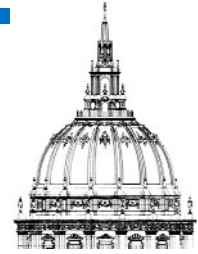


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- Summarize efforts to create School of the Arts (SOTA) campus in the Civic Center area
- Identify related issues and opportunities
- Identify similar efforts in other jurisdictions

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## School of the Arts (SOTA) **Background**

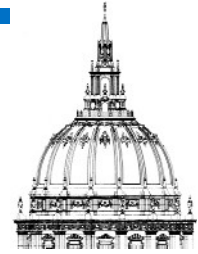


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- Created in 1982
- Arts-focused magnet school
- Located at McAteer High School
- 3.5 miles from Civic Center
- Current enrollment ~ 600 students
- Competitive audition process
- In 2005, Academy of Arts and Sciences High School added
- Current enrollment ~ 300 students
- Lottery-based admission

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## Relocation Goals



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- Offer new opportunities
- Benefit the community
- Signal the importance San Francisco places on the arts and arts education

# Successful Arts High Schools Characteristics



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Table 1

School	Founded	Enrollment	Audition	Middle School	High School
Baltimore School for the Arts	1980	320	Yes	No	Yes
Booker T. Washington (Dallas, TX)	1970s	750	Yes	No	Yes
Cleveland School of the Arts	1981	600	Yes	Yes	Yes
Denver School of the Arts	1991	900	Yes	Yes	Yes
Fiorello H. LaGuardia (New York, NY)	1984	2,600	Yes	No	Yes
Los Angeles County High School for the Arts	1985	560	Yes	No	Yes
Los Angeles High School for the Visual and Performing Arts	2009	NA	No	No	Yes
New Orleans Center for Creative Arts	1973	850	Yes	No	Yes
New World School for the Arts (Miami, FL)	1987	500	Yes	No	Yes

## **Major findings**

- Most founded 1980s & 1990s
- Enrollment varies from 320 to 2,600
- Almost all require auditions
- Some admit middle school students

*Source: OLA*

# Successful Arts High Schools

## Additional Characteristics



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Table 2

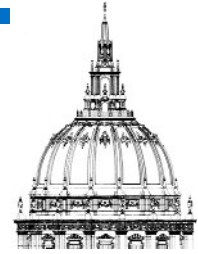
School	Program Driven Facility (Date)	Capital or Fundraising Campaign	Near Performing Arts	Near Civic Center
Baltimore School for the Arts	In process	Yes	Yes	Yes
Booker T. Washington (Dallas, TX)	In process	Yes	Yes	Yes
Cleveland School of the Arts	No	Yes	Yes	No
Denver School of the Arts	Yes (2003)	Yes	No	No
Fiorello H. LaGuardia (New York, NY)	Yes (1984)	Yes	Yes	No
Los Angeles County High School for the Arts	No	Yes	No	No
Los Angeles High School for the Visual and Performing Arts	Yes (2009)	NA	Yes	Yes
New Orleans Center for Creative Arts	Yes (2000)	Yes	No	No
New World School for the Arts (Miami, FL)	Yes (2008)	Yes	Yes	Yes

### **Major findings**

- Many situated in “program driven facilities”
- Many affiliated w/ fundraising organizations
- Most located near major performing arts venues, adjacent to civic centers

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## Moving SOTA to Civic Center **Historical Timeline**



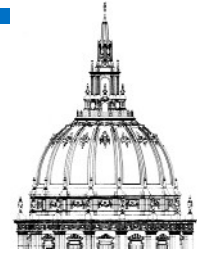
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- 1992** - Parcel 0815-001 identified, includes 135 Van Ness Avenue & 170 Fell Street
- 1994** - Civic Center Plan issued
- 1995** - Gordon Chong Architects contracted to design plan
- 2003** - Voters passed 1<sup>st</sup> local bond measure
- 2005** - The firm (renamed Chong Partners) contracted again
- 2006** - Voters passed 2<sup>nd</sup> local bond measure

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# Chong Partners

## **Two Conceptual Designs**



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### “Blue Scheme”

- Renovate both 135 Van Ness Avenue & 170 Fell Street
- Estimated cost ~ \$172M

### “Sepia Scheme”

- Renovate 135 Van Ness Avenue & demolish 170 Fell Street
- Estimated cost ~ \$143M

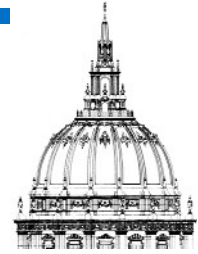
Neither includes the costs of renovating Nourse Auditorium  
(~ \$29M)



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Parcel 0815-001

## Challenges to Relocation

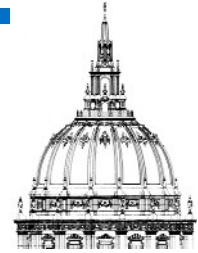


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- Entire site part of City's Civic Center Historic District & designated City Landmark 140
- 170 Fell Street - Eligible for National Register of Historic Places & listed on California Register
- Removal of 170 Fell Street must be mitigated ~ 1995 EIR
- If not, Planning Department states no major alterations to the buildings may occur

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# Funding Relocation



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## Costs

\$172M Blue Scheme or \$143M Sepia Scheme

## Possible Revenue

\$39M State grant funds

\$10M SFUSD set aside to repair earthquake damages

\$15M Proposition A, 2003

\$15M Proposition A, 2006

\$79M TOTAL

## Budget Shortfalls

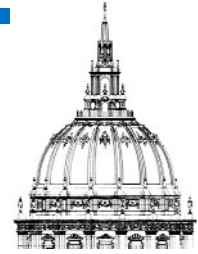
**\$93M** under Blue Scheme (\$172M - \$79M)

or **\$64M** under Sepia Scheme (\$143M - \$79M)

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## Funding Relocation

# **Other Possible Revenue**

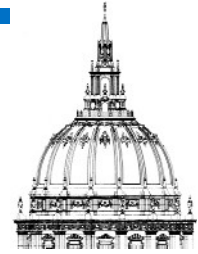


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- Public Education Enrichment Fund monies (Proposition H, 2004)
- Development impact fees
- Sale of surplus SFUSD property
- Transferable development rights
- Private fundraising campaign
- Mixed-use development incorporating SOTA

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## Relocation Alternatives

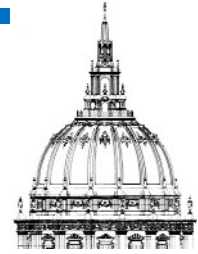


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- Status quo
- Renovate 135 Van Ness Avenue & 170 Fell Street
- Relocate to another Civic Center site
- Co-locate with other arts education institution
- Lease private space

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## Conclusion



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- Relocating SOTA has been a long standing challenge
- Moving it would communicate the value of arts to San Francisco
- Major obstacle has been inadequate funding
- Bottom line - new public or private capital is necessary