

1. SUMMARY

The Sulphur Springs Union School District (Sulphur Springs District) and the William S. Hart Union High School District (Hart School District) currently provide public elementary, junior/middle school, and senior high school education in the Vista Canyon project area. The Vista Canyon project would generate an estimated 375 new elementary school students, 56 junior high students, and 112 high school students. With implementation of the residential overlay, the proposed project would generate up to 454 elementary school students, 66 junior high school students, and 132 high school students.

As of the 2009–2010 school year, the Sulphur Springs District had a total enrollment of 5,743 students and a total student capacity of 6,500 students. Accordingly, the Sulphur Springs District currently operates at 88.4 percent of its capacity. As of the 2010–2011 school year, the Hart District is projected to have a total enrollment of 23,269 students and a total student capacity of 23,044 students. Accordingly, the Hart District would be projected to operate at 101 percent of its capacity.

Implementation of the School Facilities Mitigation Agreement between the Sulphur Springs District and the applicant (dated May 27, 2009) and the Agreement for Fair Share Funding of School Facilities between the Hart District and the applicant would mitigate all project impacts to less-than-significant levels.

Cumulative student generation under the Santa Clarita Valley Build-Out Scenario cannot be accommodated by existing or planned facilities within the school facilities that serve the Valley; therefore, cumulative impacts would be significant. Compliance, as appropriate, with the referenced mitigation agreements and/or other mechanisms (e.g., Senate Bill 50 (SB 50), the Valley-Wide Joint Fee Resolution, and/or new school facilities funding agreements) would reduce cumulative impacts on the school districts to less-than-significant levels, such that no significant unavoidable cumulative impacts to educational services are anticipated.

2. EXISTING CONDITIONS

The Sulphur Springs District and the Hart District currently provide public elementary, junior high/middle school and high school education for the Vista Canyon project area. The Sulphur Springs District provides elementary school (grades K through 6) education service, and the Hart District provides junior high (grades 7 and 8) and high school (grades 9 through 12) education service.

a. Sulphur Springs Union School District

There are a total of nine elementary schools within the Sulphur Springs District. **Figure 4.10-1, Sulphur Springs District School Locations**, shows the location of each elementary school relative to the project site. As shown in **Table 4.10-1, Current Enrollment of Sulphur Springs Union School District**, the total enrollment within the Sulphur Springs District for the 2009–2010 school year is 5,743 students, while the total capacity with the use of both permanent and temporary (i.e., portable) classrooms is 6,500 seats. There is remaining capacity, school district wide, for approximately 757 students. All Sulphur Springs District schools currently are operating under capacity, except for Fair Oaks Elementary School, which is currently operating at 120.7 percent of capacity. As an entirety, the Sulphur Springs District is currently operating at 88.4 percent of its capacity.

(1) School Facilities Mitigation Agreement

On May 27, 2009, the Sulphur Springs District entered into a School Facilities Mitigation Agreement with the project applicant. Under this agreement, the applicant would pay for the construction of the Spring Canyon Elementary School. (Pardee Homes [the present owner of the Spring Canyon development] would provide the graded site for the Spring Canyon School, consistent with its mitigation agreement with the Sulphur Springs District.) The Spring Canyon project, including the elementary school, already has been reviewed and approved by the County.¹ This agreement is intended to mitigate the proposed project's environmental and fiscal impacts on the Sulphur Springs District. The Agreement satisfies the provisions of Senate Bill (SB) 50, and takes precedence over any fee limitations imposed by SB 50.

¹ Carol Greenwood, Sulphur Springs Union School District, Administrative Secretary, personal communication with Chris Graham (December 10, 2008).



SOURCE: Google Earth - 2009, Impact Sciences, Inc. - January 2009

FIGURE 4.10-1

Sulphur Springs District School Locations

Table 4.10-1
Current Enrollment of Sulphur Springs Union School District

School	Current Enrollment	Current Design Capacity	Percent of Capacity (%)
Canyon Springs Elementary	610	750	81.3
Fair Oaks Elementary	905	750	120.7
Golden Oak Elementary	427	500	85.4
Leona Cox Elementary	564	750	75.2
Mint Canyon Elementary	476	750	63.5
Mitchell Elementary	727	750	96.9
Pinetree Elementary	671	750	89.5
Sulphur Springs Elementary	709	750	94.5
Valley View Elementary	654	750	87.2
Total	5,743	6,500	88.4

Source: Dianna Harden, Secretary, Sulphur Springs Union School District, personal communication with Chris Graham (February 11, 2010).

b. William S. Hart Union High School District

There are a total of six junior high and 6 high schools within the Hart District. **Figure 4.10-2, Hart District School Locations**, shows the location of each Hart District school relative to the project site. The total student enrollment for the 2010–2011 school year, as shown in **Table 4.10-2, Current Enrollment of William S. Hart Union High School District**, is approximately 23,269 students. The total student capacity for the Hart District is 23,044 seats; therefore, the Hart District is operating at 101 percent of its design capacity. The Hart District is currently operating at over-capacity conditions by 225 students. Schools that are currently operating at over-capacity levels include: Arroyo Seco Middle School (currently operating at 60 students over capacity); La Mesa Middle School (currently operating at 80 students over capacity); Canyon High School (currently operating at 14 students over capacity); Golden Valley High School (currently operating at 164 students over capacity); Valencia High School (currently operating at 513 students over capacity); and, West Ranch High School (currently operating at 339 students over capacity).

In order to accommodate existing and future students, the Hart District plans to open Castaic High School, which is scheduled to open in fall 2013 or fall 2014. The design capacity of Castaic High School will be similar to other District high schools.²

Table 4.10-2
Current Enrollment of William S. Hart Union High School District

School	Current Enrollment	Current Design Capacity	Percent of Capacity (%)
Junior High Schools			
Arroyo Seco	1,300	1,240	105
La Mesa	1,300	1,220	107
Placerita	1,116	1,210	92
Rancho Pico	982	1,125	87
Rio Norte	1,192	1,300	92
Sierra Vista	1,248	1,280	98
Subtotal	7,138	7,375	97
High Schools			
Canyon	2,614	2,600	101
Golden Valley	2,549	2,385	107
Saugus	2,560	2,750	93
Valencia	3,462	2,949	117
West Ranch	2,724	2,385	114
W.S. Hart Sr.	2,222	2,600	85
Subtotal	16,131	15,669	103
Total	23,269	23,044	101

Source: Lorna Baril, Hart School District, personal communication with Chris Graham, Impact Sciences, Inc., May 7, 2010.

(1) Agreement for Fair Share Funding of School Facilities

The Hart District entered into an Agreement for Fair Share Funding of School Facilities with the project applicant. This agreement, in order to mitigate potential environmental and fiscal impacts, obligates the applicant to provide funding to the Hart District to ensure that adequate school capacity is available to serve the students generated by the proposed project. The Agreement satisfies the provisions of SB 50, and takes precedence over any fee limitations imposed by SB 50.

² Pat Willett, Community Liaison Office, William S. Hart Union High School District, personal communication with Chris Hampson (August 19, 2008).

Legend:

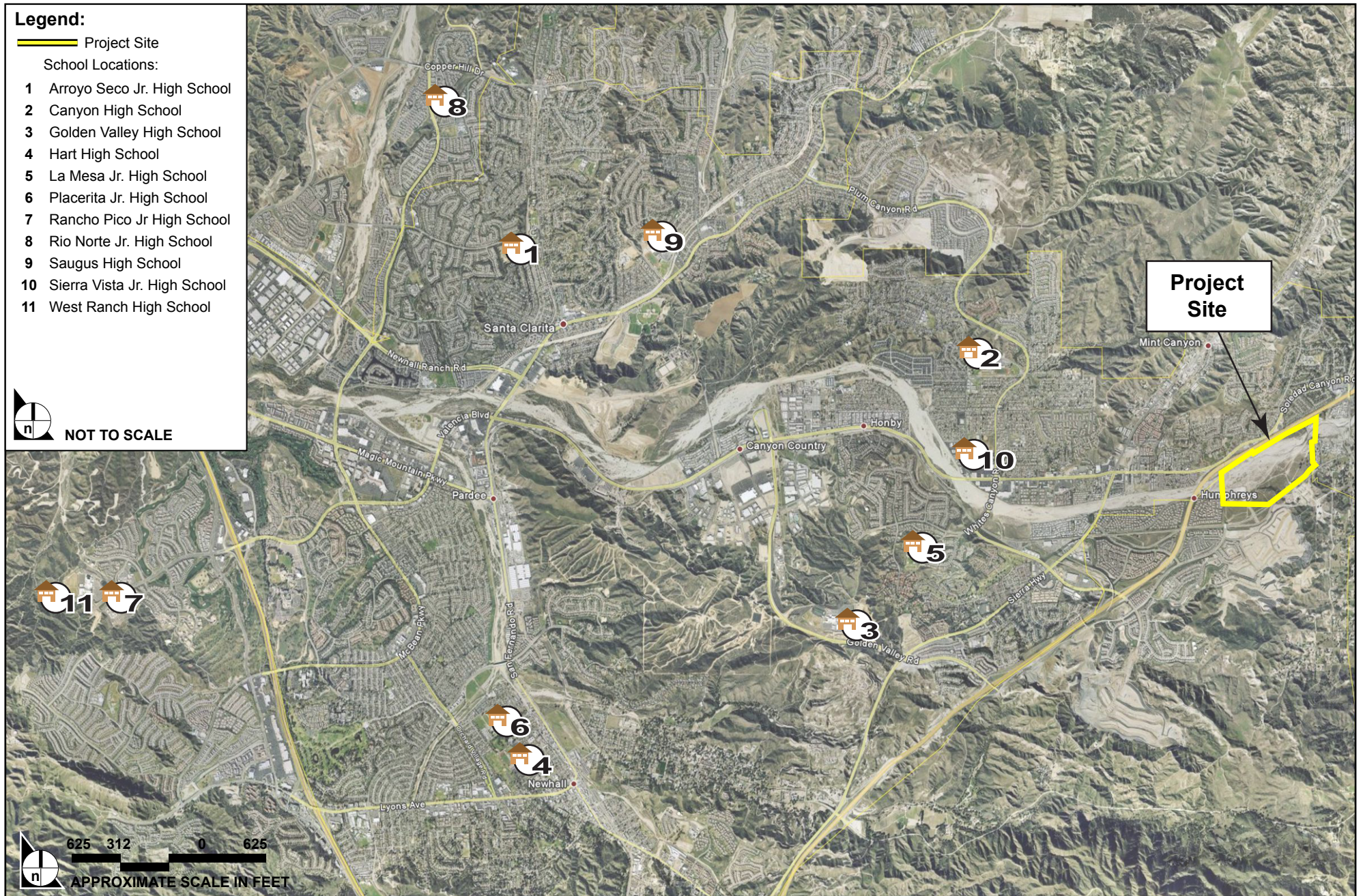
 Project Site

School Locations:

- 1 Arroyo Seco Jr. High School
- 2 Canyon High School
- 3 Golden Valley High School
- 4 Hart High School
- 5 La Mesa Jr. High School
- 6 Placerita Jr. High School
- 7 Rancho Pico Jr High School
- 8 Rio Norte Jr. High School
- 9 Saugus High School
- 10 Sierra Vista Jr. High School
- 11 West Ranch High School



NOT TO SCALE



SOURCE: Google Earth - 2009, Impact Sciences, Inc. - May 2010

FIGURE 4.10-2

Hart District School Locations

3. PROPOSED PROJECT IMPROVEMENTS

The project proposes 1,117 residential units with an estimated population of 3,450 residents. The proposed project also has the option to implement a residential overlay which would allow up to 1,350 residential units to be developed with an estimated population of 4,170 residents (refer to **Section 4.17, Population, Housing, and Employment**).

4. PROJECT IMPACTS

a. Significance Threshold Criteria

The *City of Santa Clarita Environmental Guidelines* and Appendix G of the *State California Environmental Quality Act (CEQA) Guidelines* indicate that the proposed project would result in a significant impact if it would result in:

- substantial adverse physical impacts associated with the provision of new or physically altered schools, need for new; or
- the need for new or physically altered school facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for school facilities.

b. Impact Analysis

The number of additional students that may be generated by any given development project is determined by the number and type of residential units to be developed. The proposed Vista Canyon project includes 1,117 residential units with an estimated population of 3,450 residents. The proposed project also has the option to implement a residential overlay that would allow up to 1,350 residential units to be developed with an estimated population of 4,170 residents.

The number of students that may be generated by each new housing unit is referred to as the “student generation rate.” Student generation rates are largely calculated by categorizing the existing number of students within the particular school district by the type of home in which they live (single-family, multi-family, and apartment), and then dividing the total number of students in each category by the total number of homes of each type. Student generation rates per housing type for the Sulphur Springs District and the Hart District are provided in **Table 4.10-3, Student Generation Rates for Sulphur Springs District and Hart District**.³

³ The Sulphur Springs District has indicated that the proposed project would likely have higher student generation rates.

Based on the number and type of housing units to be generated by the Vista Canyon project and the student generation rate for each type of housing unit, the Vista Canyon project would generate a total of 375 elementary students, 56 junior high school students, and 112 senior high school students (see **Appendix 4.10** for calculations). With implementation of the residential overlay, the proposed project would generate up to 454 elementary students, 66 junior high school students and 132 high school students.

Table 4.10-3
Student Generation Rates for Sulphur Springs District and Hart District

School District	Student Generation Rate	
	Single-Family Residential Units	Multi-Family Residential Units
Sulphur Springs District Elementary School ¹	0.336	0.336
Hart District Junior High School ²	0.1270	0.0429
Hart District High School ²	0.2386	0.0875

¹ Carol Greenwood, Administrative Secretary, Sulphur Springs Union School District, personal communication with Chris Graham (December 10, 2008).

² Lorna Baril, Developer Fees, William S. Hart Unified High School District, personal communication with Chris Hampson (August 25, 2008).

(1) Project Impacts to Sulphur Springs School District

The proposed project would generate additional elementary students that would likely attend Sulphur Springs Elementary School. Sulphur Springs Elementary School is located at 16628 Los Canyon Road in Canyon Country, directly adjacent to the eastern boundary of the project site. Due to the close location of this elementary school to the project site, busing would not be necessary.

Sulphur Springs Elementary school has a capacity of approximately 750 seats. Student enrollment for the 2009–2010 school year was 709 students; therefore, this school is currently operating under capacity with remaining room for approximately 41 students. This available capacity is less than needed for the proposed project, which would generate up to 454 elementary students. Therefore, the proposed project would require the construction of additional facilities, such as additional classrooms, to accommodate its students.

The Agreement between the applicant and the Sulphur Springs District requires the applicant to fund construction of the Spring Canyon Elementary School. Following construction of the new elementary school, the Sulphur Springs District would likely realign attendance boundaries within the district.

Therefore, it is anticipated that the capacity needed to accommodate Vista Canyon students would be provided at Sulphur Springs Elementary School.

Importantly, the environmental impacts resulting from construction of the Spring Canyon Elementary School already were analyzed by the County of Los Angeles in a previously certified environmental document. Therefore, the proposed project would not result in previously unanalyzed environmental impacts associated with the provision of new or physically altered schools.

(2) Project Impacts to the William S. Hart Union School District

The proposed Vista Canyon project would generate additional junior high students that would likely attend Sierra Vista Junior High, located at 19425 West Stillmore Street and approximately 2 miles west of the project site. Due to the proximity of this junior high school to the project site, busing would not be necessary.

Sierra Vista Middle School has capacity for approximately 1,280 students. Student enrollment for the 2010–2011 school year is approximately 1,248 students, and is currently operating below capacity by 32 students. Therefore, the proposed project would require the Hart District to provide additional facilities, such as additional classrooms, to accommodate the students it would generate.

The proposed project also would generate additional high school students that would likely attend Canyon High School, located at 19300 West Nadal Street and approximately 2 miles northwest of the project site. Because of the close proximity of this high school to the project site, busing would not be necessary.

Canyon High School has capacity for approximately 2,600 students. Student enrollment for the 2010–2010 school year is 2,614 students, such that this school is currently operating over capacity by 14 students. Therefore, the proposed project would require the Hart District to provide additional facilities, such as additional classrooms, to accommodate the students it would generate.

The Agreement between the applicant and the Hart District would provide funding to ensure that adequate school capacity/construction would be available to serve the students generated by the proposed project. As a result, no project impacts to the Hart District would occur.

5. MITIGATION MEASURES ALREADY INCORPORATED INTO THE PROJECT

The proposed project has not incorporated any mitigation measures into its design.

6. ADDITIONAL MITIGATION MEASURES PROPOSED BY THIS EIR

Project participation in the identified mitigation funding agreements with the Sulphur Springs District and Hart District fully mitigates project impacts to education services. No further mitigation is proposed or required.

7. CUMULATIVE IMPACTS

As required by CEQA, the cumulative impact on schools caused by the project and other related future residential development is assessed in this section. In order to improve the accuracy of estimates of future residential development, the amount of future residential development within the District was analyzed under two different scenarios: (1) Santa Clarita Valley Cumulative Build-Out Scenario; and (2) the proposed One Valley One Vision (OVOV) General Plan Build-Out Scenario. Each scenario is discussed below.

a. Santa Clarita Valley Cumulative Build-Out Scenario

The Santa Clarita Cumulative Build-Out Scenario entails full buildout of both the project and all lands under the current land use designations indicated in the existing Santa Clarita Valley Area Plan and the Los Angeles County General Plan, plus the proposed project, plus all known active, pending General Plan Amendment requests for additional urban development in the unincorporated area of Santa Clarita Valley and the City of Santa Clarita. A list of the future development activity (with and without the project) expected in the region under the Santa Clarita Valley Cumulative Build-Out Scenario is presented below in **Table 4.10-4, Santa Clarita Valley Cumulative Build-Out Scenario**.

The focus of this cumulative impact analysis is on determining whether the cumulative increase in the residential population from Valley buildout, in combination with the project, would adversely impact the affected school districts that serve the residents of the Santa Clarita Valley (i.e., Castaic, Newhall, Saugus, Sulphur Springs, and Hart District). Therefore, the number of students generated by the Santa Clarita Valley Cumulative Build-Out Scenario is analyzed below, in **Table 4.10-5, Student Generation as a Result of Cumulative Projects**.

Table 4.10-4
Santa Clarita Valley Cumulative Build-Out Scenario

Land Use Types	Cumulative Buildout w/o Project¹	Proposed Project	Cumulative Total	Project with Overlay	Cumulative Total
Single Family	93,412 du	96 du	93,508 du	96 du	93,508 du
Multi-Family	47,621 du	1,021 du	48,642 du	1,254 du	49,875 du
Mobile Home	2,699 du		2,699 du		2,699 du
Commercial Retail	18,866,030 sq. ft.	164,000 sq. ft.	19,030,030 sq. ft.	164,000 sq. ft.	19,030,030 sq. ft.
Hotel	2,071 rooms	200 rooms	2,271 rooms	200 rooms	2,271 rooms
Sit-Down Restaurant	283,790 sq. ft.		283,790 sq. ft.		283,790 sq. ft.
Fast Food Restaurant	23,600 sq. ft.		23,600 sq. ft.		23,600 sq. ft.
Movie Theater	3,300 seats		3,300 seats		3,300 seats
Health Club	54,000 sq. ft.		54,000 sq. ft.		54,000 sq. ft.
Car Dealership	411,000 sq. ft.		411,000 sq. ft.		411,000 sq. ft.
Elem./Middle School	278,590 students	431 students	279,021 students	520 students	279,110 students
High School	12,843 students	112 students	12,955 students	132 students	12,975 students
College	29,948 students		29,948 students		29,948 students
Hospital	247,460 sq. ft.		247,460 sq. ft.		247,460 sq. ft.
Library	171,790 sq. ft.		171,790 sq. ft.		171,790 sq. ft.
Church	501,190 sq. ft.		501,190 sq. ft.		501,190 sq. ft.
Day Care	785,000 sq. ft.		785,000 sq. ft.		785,000 sq. ft.
Industrial Park	41,743,950 sq. ft.		41,743,950 sq. ft.		41,743,950 sq. ft.
Business Park	8,424,330 sq. ft.		8,424,330 sq. ft.		8,424,330 sq. ft.
Manufact./Warehouse	3,932,470 sq. ft.		3,932,470 sq. ft.		3,932,470 sq. ft.
Utilities	1,150,240 sq. ft.		1,150,240 sq. ft.		1,150,240 sq. ft.
Commercial Office	6,380,520 sq. ft.	646,000 sq. ft.	7,026,520 sq. ft.	396,000 sq. ft.	6,776,520 sq. ft.
Medical Office	133,730 sq. ft.		133,730 sq. ft.		133,730 sq. ft.
Golf Course	1,209.0 ac		1,209.0 ac		1,209.0 ac
Developed Parkland	477.3 ac	6.3 acres	483.6 ac	6.3 acres	483.6 ac
Undeveloped Parkland	1,000.0 ac		1,000.0 ac		1,000.0 ac
Special Generator ²	413.0 sg		413.0 sg		413.0 sg

du = dwelling unit; sq. ft. = square feet; sta = staff; ac = acres; sg = special generator

¹ *Santa Clarita Valley Consolidated Traffic Model, (November 2002). Includes existing development, buildout under the existing City of Santa Clarita General Plan and Santa Clarita Valley Area Plan, and active pending General Plan Amendment requests.*

² *Includes Wayside Honor Ranch, Six Flags Magic Mountain, Travel Village, CHP Office, and Aqua Dulce Airport.*

Table 4.10-5
Student Generation as a Result of Cumulative Projects

School Districts	Single-Family			Multi-Family			Mobile Homes			Total Students	Number of Classrooms
	Units	Per Unit Rate	Students Generated	Units	Per Unit Rate	Students Generated	Units	Per Unit Rate	Students Generated		
Elementary											
Newhall (K–6)	13,771	0.60	8,263	10,163	0.166 ¹	1,687	1,497	0.078	105	10,055	503
Saugus (K–6)	23,241	0.4329	10,061	6,963	0.0884	615	50	0.0556	3	10,679	534
Castaic (K–5)	31,744	0.393	12,475	22,349	0.157	3,509	25	0.157 ²	4	15,988	799
Sulphur Springs (K–6)	21,666	0.336	7,280	9,283	0.336	3,119	1,219	0.17	207	10,606	530
Elementary Totals	90,422		38,079	48,758		8,930	2,791		319	47,328	2,366
Jr. High School											
Hart Jr. (7–8)	54,065	0.1270	6,866	23,697	0.0429	1,016	2,123	0.0429 ³	91	7,973	249
Castaic (6–8)	22,381	0.161	3,603	16,001	0.0875	1,400	25	0.078 ⁴	2	5,005	250
Jr. High Totals	76,466		10,469	39,698		2,416	2,148		93	12,978	499
Sr. High School											
Hart Sr. (9–12)	83,212	0.2386	19,854	45,163	0.0875	3,952	2,123	0.0795 ⁵	169	23,975	749
Sr. High Totals	83,212		19,854	45,163		3,952	2,123		169	23,975	749
Total⁷			68,402			15,298			581	84,281	3,614

¹ Multi-family student generation rate is the midpoint between a multi-family rate of 0.078 and apartment rate of 0.253 student per unit for the Newhall School District.

² Mobile home student generation rate is the multi-family rate of 0.157 for Castaic Union Elementary Schools.

³ Mobile home student generation rate is the multi-family rate of 0.0429 for Hart Junior High School.

⁴ Mobile home student generation rate is the multi-family rate of 0.078 for Castaic Union Middle Schools.

⁵ Mobile home student generation rate is the midpoint between the single-family attached rate of 0.0875 and the multi-family rate of 0.0714 for Hart Senior High School.

⁶ Assumes 20 students per classroom for the Newhall, Saugus Union, Castaic Union and Sulphur Springs Union School Districts (all elementary schools as well as Castaic Jr. High (6-8)) and 32 students per classroom for the William S. Hart Union High School District (Hart Jr. and Sr. High).

⁷ Due to overlap of district boundaries, residential unit categories cannot be totaled.

As demonstrated in the table above (**Table 4.10-5**), cumulative development under the Santa Clarita Valley Cumulative Build-Out with the proposed project would generate 279,021 elementary school and junior high school students, and 12,955 senior high school students and under the Santa Clarita Valley Cumulative Build-Out with the proposed project and overlay would generate 279,110 elementary school and junior high school students, and 12,975 senior high school students that would need to be accommodated by all of the school districts in the Santa Clarita Valley. Capacity for these students has yet to be planned in the school districts that serve the Santa Clarita Valley and, unless they can be accommodated, this scenario would result in a significant impact.

b. Proposed OVOV General Plan Build-Out Scenario

The proposed OVOV General Plan Build-Out Scenario entails buildout of all lands under the current land use designations indicated in the proposed OVOV General Plan, including the proposed project. A list of the future development activity expected in the Valley under the OVOV General Plan Build-Out Scenario is presented below in **Table 4.10-6, OVOV General Plan Build-Out Land Uses**. The proposed project, with the residential overlay component and ancillary annexation parcels, already is assumed to be part of the OVOV General Plan Build-Out Scenario.

Total cumulative development would generate approximately 51,667 elementary school students and junior high school students, and 18,500 senior high school students that would need to be accommodated by all of the school districts in the Santa Clarita Valley. Capacity for these students has yet to be planned by the school districts that serve the Santa Clarita Valley and, unless they can be accommodated, cumulative buildout under the OVOV General Plan Cumulative Build-Out Scenario would result in a cumulatively significant impact. However, with the noted school mitigation agreements that the project applicant has entered into with the respective school districts, the proposed project itself would not cumulatively contribute to education impacts and the cumulative contribution of the proposed project would be reduced to a less than significant level.

Table 4.10-6
OVOV General Plan Build-Out Land Uses

Land Use Types	Cumulative Build-Out of the City of Santa Clarita and City SOI
Single-Family Residential Units	77,975 du
Multi-Family Residential Units	65,327 du
Mobile Home Units	3,420 du
Senior Active Units	2,352 du
Commercial Center	21,126,810 sq. ft.
Commercial Shops	2,104,110 sq. ft.
Hotel	2,527 rooms
Sit-Down Restaurant	289,720 sq. ft.
Fast-Food Restaurant	64,420 sq. ft.
Movie Theater	3,600 seats
Health Club	138,000 sq. ft.
Car Dealership	530,000 sq. ft.
Elementary School/Middle School	51,667 students
High School	18,500 students
College	36,062 students
Hospital	365,160 sq. ft.
Library	91,400 sq. ft.
Church	997,460 sq. ft.
Day Care	540 students
Industrial Park	36,687,270 sq. ft.
Business Park	7,797,080 sq. ft.
Manufacturing/Warehouse	3,268,690 sq. ft.
Utilities	1,032,440 sq. ft.
Regional Post Office	780,000 sq. ft.
Commercial Office	8,483,890 sq. ft.
High-Rise Office	300,000 sq. ft.
Medical Office	730,560 sq. ft.
Post Office	50,000 sq. ft.
Golf Course	1,338 ac
Developed Parkland	1,040.2 ac
Undeveloped Parkland	890 acres
Special Generator	380.13 sg

Source: City of Santa Clarita, April 2, 2009.

du = dwelling unit; sq. ft. = square feet; sg = special generator; ac = acres

Special Generators include Wayside Honor Ranch, Six Flags Magic Mountain, Travel Village, CHP Office, and Aqua Dulce Airport.

8. CUMULATIVE MITIGATION MEASURES

There would be a cumulative impact under the Santa Clarita Valley Cumulative Build-Out Scenario and the Proposed OVOV General Plan Build-Out Scenario if the contemplated projects do not contribute their fair share to mitigate school facility impacts. However, due to the mitigation agreements entered into between the project applicant and the Sulphur Springs District and Hart District, the proposed project itself would not contribute to the identified cumulative impact on school facilities. No further mitigation would be required for the proposed project. Additionally, because similar mechanisms (e.g., funding agreements) likely would be implemented for each new residential development in the Santa Clarita Valley, cumulative impacts caused by other future residential development also would be expected to be mitigated to less than significant levels.

9. SIGNIFICANT UNAVOIDABLE IMPACTS

Compliance with the provisions of the mitigation funding agreements, entered into between the applicant and the Sulphur Springs District and Hart District, would reduce project-specific impacts to school facilities to less than significant. The proposed project also does not cumulative contribute to impacts on school facilities in the Valley because project-level impacts have been fully mitigated. Moreover, by complying with existing school facilities/funding agreements and/or other mechanisms (e.g., SB 50, the Valley-Wide Joint Fee Resolution, or new school facilities/funding agreements), cumulative development within the Santa Clarita Valley is expected to reduce identified cumulative impacts on school facilities to less-than-significant levels. Therefore, no significant unavoidable impacts would result from the project.