



County of Monterey

Board of Supervisors
Chambers
168 W. Alisal St., 1st Floor
Salinas, CA 93901

Board Report

File #: 24-297, **Version:** 1

Receive a presentation from York School regarding their potential development.

RECOMMENDATION:

It is recommended that the Economic Development Committee:

Receive a presentation from York School regarding their potential development.

SUMMARY/DISCUSSION:

York School was established in 1959 and moved to its current location in 1964. In 1994, after the closure of Fort Ord and the creation of the Fort Ord Reuse Authority (FORA), York School applied for the rights to use land adjacent to the school and in early 2000 FORA agreed to lease 30 acres to York School for its athletic programs. In 2002, York School invested \$3 million to develop the two existing soccer fields and a running track on the land. In 2011, 101 acres was transferred to York School. In 2021 the York School Board of Trustees began discussions on a Master Plan for the 101 acres to improve the educational experience of York students while also providing a community resource for the general Monterey County population.

In 2023, York School began discussions with Santa Cruz Breakers F.C., a 501c3 nonprofit organization founded in 1993, about a cooperative effort to enhance and improve the existing soccer fields to meet current requirements and today's standards. A York Master Plan was drafted for the 101 acres of land that includes 80-100 units of much needed workforce housing, an outdoor educational environment center, an athletic facility with regulation high school track field, and a 3,500-seat soccer complex. Breakers F.C. agreed to partner with York School to build a state-of-the-art sporting facility that supports a commitment to York's athletic program and to youth soccer in Monterey County. The intended use for the York School soccer fields and facility includes York School's soccer program, Breakers F.C. youth soccer academy for up to 200 youth and semi-pro players, practice games, and approximately 15-20 tournament games per year.

The York School Master Plan Project will provide long term financial stability for the school. It will advance the school's goals and ambitions while also helping meet the overall needs to Monterey County residents. The onsite workforce housing will provide York School the ability to attract more teachers and the additional housing will also help Monterey County meet its Regional Housing Needs Allocation (RHNA) mandate. The cooperative partnership with Breakers FC will enhance York School's current soccer program, help boost enrollment, and enable the school to attract scholar athletes. The Breakers FC elite Youth Soccer Academy will provide the opportunity for underprivileged youth in Monterey County to participate in a soccer program.

OTHER AGENCY INVOLVEMENT:

County Counsel has reviewed this staff report.

FINANCING:

Receiving this report does not impact the County budget.

Prepared by: Isela Sandoval, Management Analyst II, x7214

Approved by: Richard Vaughn, Economic Development Manager, x5602

Attachments:
York School Presentation