



**St. Albert**  
**PUBLIC SCHOOLS**

# **3-Year Capital Plan**

**2024-2025 to 2026-2027**

**(An Update to the 2023-2024 to 2025-2026 Plan)**

March 2023

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Please note the document is intended to be read in its entirety. However, each significant component (i.e. Executive Summary, 3-Year Capital Plan and 10-Year Facility Outlook) can be read individually. Therefore, some repetition of narrative and restatement of facts exist between each significant component.

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# **Executive Summary**



## Did you know?

**Some facts about St. Albert Public Schools for the 2022-2023 school year to set the context for the capital plan. Significant growth facts substantiating the need for additional space and proper yet flexible planning.**

- St. Albert Public Schools serves over 9,200 students! This count includes outreach, preschool PUF and home education students, but not the additional community children in the PUF classes.
- Every grade cohort grew in size as they moved forward one grade!
- The division has 624 Kindergarten students registered, which is the highest in jurisdiction history!
- In the last four years, four of the Kindergarten enrolments have been the highest in division history!
- Grade 7 to Grade 9 enrolment is up 12% in the last five years!
- Six out of our sixteen schools have enrolments of more than 600 students!
- Every grade grouping is larger than 600 students! Four groupings are over 700 students!
- The jurisdiction opened the new 600 student Kindergarten to Grade 6 Lois E. Hole Elementary School in September 2017 and the new 900 student, Kindergarten to Grade 9 Joseph M. Demko School in September 2019. The 1500 student replacement Paul Kane High School (high school space solution Phase I) opened in January 2023.
- The jurisdiction is working with the provincial government for solutions for more high school space to accommodate the imminent rapid growth of high school students. ECS to Grade 9 pressures will be particularly felt in the new neighbourhoods of Riverside and Erin Ridge North.
- St. Albert Public Schools experienced a 2.9% (244.75 student) growth in full time equivalent (FTE) students at September 30, 2022. (FTE enrolment counts Kindergarten students at 0.5, fourth year high school students at 0.5 and fifth year high school students at 0.75).
- The jurisdiction uses 47 old portables and 61 new modulars for a total of 108 non-permanent classroom spaces. Non-permanent classrooms house over 2,400 students.
- 39 of the division's 47 portables are over thirty years of age! 25 of those are over forty years of age!
- The division's number one capital priority are a new ECS – Grade 9 school in the west Cherot land and a new Erin Ridge North High School.
- St. Albert Public Schools budget for 2022-2023 is approximately \$104 million.
- St. Albert Public Schools employs more than 900 people and more than 750 FTE. It is one of the largest employers in the City of St. Albert.

## Executive Summary

Each year the province requires school jurisdictions to complete a 3-Year Capital Plan. St. Albert Public Schools produces the division's 3-Year Capital Plan in paper format. However, arguably the driving mechanism for Alberta Education planning purposes is the electronic submission of the 3-Year Capital Plan within a provincial software system called the Building and Land Information Management System (BLIMS). The electronic submission contains detailed information about each facility as well as an overall summary report. A copy of the summary report is contained on page 29 of this document.

St. Albert Public Schools currently houses over 9,200 (over 8,771.5 FTE) students in sixteen schools, one of which is an Outreach High School.

A full Three-Year Capital Plan follows in this report. As well, in assessing the needs of the division over the next ten years, a ten year overview has been created. In addition, detailed analysis of enrolments, utilizations, jurisdictional and municipal growth, individual school programming and provincial circumstances are contained.

As required by Alberta Education, the top priorities identified by the division are delineated between new construction school projects which includes new replacement schools and preservation/major modernization projects. The projects are listed as follows:

New School/Replacement School Projects:		
1. A new 900 student, ECS - Grade 9 school in the Northwest within five years. The Cherot community amenities school site is ideal.	Additional New Space - In addition to growth recognizing 25 old portables are over 40 years old and some are nearing 50 years old and need to be decommissioned.	2023-2024
2. A new 1,650 high school in Erin Ridge North	Additional New Space	2023-2024
3. École Leo Nickerson Elementary School	Modernization - Specifically address barrier free access which has not been possible in a multiple level, multiple story school that currently does not have an elevator.	2024-2025
4. Wild Rose Elementary School	Evergreening Modular Replacement and Modernization	2024-2025
5. Elmer S. Gish K - 9 School	Modernization and additional permanent space through replacement of some of its 20 existing portables and modulares.	2024-2025
6. École Muriel Martin Elementary School	Modernization and additional permanent space through the replacement of some of its 20 existing portables and modulares.	2024-2025

7. École Hillgrove Campus (formerly known as Sir George Simpson and Robert Rundle Elementary School)	Modernization of the formerly Robert Rundle School.	2027-2028
<b>Modular Classroom Projects</b>		
1. New modular classrooms to deal with growth, locations to be determined on an annual basis.	Emergent additional space. The division continues to require space to meet its needs even though it already has 61 steel framed modular classrooms.	2022-2023
2. New modular classrooms to replace old portables.	Continue to request approximately 14 units/year. 39 of the division's 47 portables are over 30 years of age! Of those, 25 portables are over 40 years of age!	2022-2023

**A. ADDITIONAL NEW SPACE**

**1. A New 900 Student, ECS – Grade 9 School in the Northwest – Cherot will have to be a solution – PRIORITY 1**

A new 900 student, ECS - Grade 9 school will be required within five years to deal with current and continued projected population growth on the west side of St. Albert. Cherot is the workable possibility. This new neighbourhood is expected to house approximately 8,000 people and contains only two approximately 10 acre school sites. The approximately 10 acre sites is serviced.

Although requesting the school may seem aggressive, it is also part of the old portable evergreening plan. The province of Alberta and St. Albert Public Schools have been unable to make substantial progress into a portable evergreening (replacing with steel frame modulars) plan. The new French immersion dual track school in Cherot could accept some students from the highly utilized Ronald Harvey Elementary School (91% utilization) as the jurisdiction decommissions 48 year old 1978 portables at that site. The Cherot school could also alleviate some of the enrolment pressure from the highly utilized École Muriel Martin Elementary School (92% utilization) currently coming from Northridge. The division would also seek to decommission five 34 year old 1989 portable classrooms from École Muriel Martin Elementary School. For many years the jurisdiction has unsuccessfully requested the replacement of many of its 41 portables, 39 that are over 30 years in age and the 25 of those that are now over 40 years of age.

Refer to the portables and modulars section of the capital plan that elaborates on the division's one hundred and eight portables/modulars that are located at various schools. The portables range in age from twenty years to forty-seven years old. Many are exceeding their expected life and need to be eliminated.

In March 2020 St. Albert City Council created a second 9.4 acre site in Riverside, a community forecasted to have 10,000 residents. The 2020 area structure plan depicts Riverside to be fully developed by 2030. Ironically this designated second site is shovel ready now in 2023. It is too close to existing St. Albert Public Schools to be a good solution. The original site further west is

ideal for future student growth needs. This will place immense pressure on St. Albert Public Schools and it will need to build on Cherot first. Then, as enrolment pressure continues, build on the second site in Riverside which will be ready in 3 – 5 years.

A new elementary/junior high school is needed even if the residential growth does not materialize in Riverside quite as quickly as expected. The footprint of many of the division's existing schools have been expanded due to absolute necessity with the addition of modulars to a point beyond what the school's core can functionally support. Shifting some of the existing population to a new school and reducing and right sizing crowded schools back closer to populations that they were originally intended to serve for would be prudent in the short term as the west neighbourhoods grow out.

## **2. A New 1,650 High School Site – PRIORITY 2**

An outlook beyond three years into the ten year time frame has always occurred. To that end, St. Albert Public Schools has, from time to time, had preliminary discussions with the City of St. Albert and St. Albert Catholic Schools regarding the creation of a new large multiple high school site in St. Albert with potential municipal and school board partnerships. To date, although there is interest, a significant complication is our immediate student space needs have not aligned with our sister jurisdiction which has not experienced the same enrolment pressures. The City of St. Albert is also hesitant to consolidate precious municipal reserve into a large enough parcel to support a substantial partnership. Hence a large scale high school partnership has not been possible and is still not possible at this time.

The division has indicated to the City of St. Albert for over fifteen years that a new high school site should be established, but to date, this realization has not yet been achieved. The division is steadfast that a new St. Albert high school site that can accommodate the construction of a 1,650 student high school should be identified in Erin Ridge North immediately for that high school student space outlook. In response the City of St. Albert is creating a 10 acre school site in Cherot, in a community amenities neighbourhood. However, this new Cherot site is very close to Bellerose Composite High School, hence not practical for another high school.

### **Background**

**A need for high school student space. A government led High School Space Value Added Management Study was awarded to the division. It was completed in 2018-2019. The Plan is proceeding. Phase I (the new replacement PKHS) is complete. Phase II (the BCHS addition and modernization) has been announced. Phase III (a new high school) is outstanding.**

The Province of Alberta (through Alberta Education and Alberta Infrastructure), the Board of Trustees and the St. Albert Public School Division supported the value added study which contained a three phase high school space solution. The first phase is a short term high school space solution that consists of the construction of a new replacement Paul Kane High School (PKHS) with an approximate 275 student addition. The replacement PKHS construction project was funded and opened to the students January 2023. Phase II of the short-term high school space plan has now been granted, funded by the government, consisting of an addition and modernization

of Bellerose Composite High School (BCHS). Approximately 275 student spaces would be added to BCHS. That would result in an increased BCHS capacity to approximately 1,628 students.

**Phase III is the construction of a new high school on an appropriate and properly sized high school site. One had been identified and designated by the developer Landrex Ventures Inc. An unsolicited P3 proposal supported by a September 2021 development and procurement government approval to proceed with an application, a repeatable new school design and memorandum of understanding was submitted to Alberta Education and Alberta Infrastructure. However it was recently dismissed by government.**

St. Albert Public Schools' two large high schools are highly utilized with a population boom already enrolled in elementary and junior high in the division. The Grade 7 - Grade 9 population has increased approximately 12% in the last five years. The last 4 years have been the largest ECS enrolment populations ever. Preliminary February 2023 ECS enrolments for 2023-2024 have never been stronger. Given St. Albert Public Schools' ballooning school enrolments, additional high school space is required.

St. Albert Public Schools, the provincial government and the City of St. Albert need to plot a reasonable course of action towards attaining a new northern high school site. An appropriately sized new high school site currently does not exist in the City of St. Albert.

St. Albert Public Schools recognizes the significant pressure on our two large high schools. More high school space is needed. Given St. Albert Public Schools' existing and projected high school enrolments, additional high school space is urgently required.

Given our own and the City of St. Albert's projections for the city to dramatically increase in size, more adequate and appropriately sized school sites will be required.

## **B. PRESERVATION / MAJOR MODERNIZATION PROJECTS**

### **1. École Leo Nickerson Elementary School – Modernization – PRIORITY 3**

The most recent facility evaluation audit completed in November 2018 determined a facility condition index (FCI) of 28.9%. Originally constructed in 1964, École Leo Nickerson Elementary School requires a full modernization. Barrier free accessibility is a major issue and is not attainable in sections of this multi-story aged building.

### **2. Wild Rose Elementary School – Full Modernization – PRIORITY 4**

The most recent facility evaluation audit completed on Wild Rose Elementary School in February 2017 determined a facility condition index (FCI) of 35.75%.

Two emergent modulars were delivered completed December 9, 2022.

Normal maintenance and repairs will continue including utilizing IMR block funding as required. More modulars are desperately required to replace six 1977 (46-year-old) portables and to serve residential growth.



The division recognizes new appropriate school sites are very difficult to attain in many urban settings and St. Albert is certainly no exception. Hence, we recognize the importance of Wild Rose Elementary, formerly described as the little school in the woods, will need to accept future increased division enrolment.

The division developed a plan under the 2023-2024 Modular Classroom Program Request to apply for replacement of the six Wild Rose portables that are over forty years old be evergreened, as well as additional new modulars, be added for future growth. This plan has not been realized yet. The need will continue to be submitted whenever the province calls for new modular requests. In 2020 the division used IMR funds to enhance the overall accessibility and safety of the ongoing troubling traffic bus and parking lot situation. A new parking lot reduced on street parking and an improved traffic flow of passenger and yellow school bus vehicles was required to alleviate many safety concerns.

Wild Rose Elementary School was also reconfigured as an ECS - Grade 3 school in 2020-2021, bringing over the ECS - Grade 3 student populations from École Hillgrove Campus (formerly known as Robert Rundle Elementary School). Wild Rose became an ECS - Grade 4 school in 2022-2023 as Robert Rundle combined with École Sir George Simpson Junior High School (now known as École Hillgrove Campus) to become a Grade 5-9 education site.

### **3. Elmer S. Gish School – Full Modernization – PRIORITY 5**

A facility evaluation audit was completed on Elmer S. Gish School in October 2017 with a determined facility condition index (FCI) of 27.86%. Elmer S. Gish School is highly utilized with twenty relocatable classrooms (either portables or modulars). Originally constructed in 1979, it is housing approximately 800 students in a facility that was not originally designed to do so. A full modernization would overhaul aging mechanical systems and optimize program delivery and the addition of permanent space to replace old portables is required.

### **4. École Muriel Martin Elementary School – Modernization – PRIORITY 6**

Although the most recent facility evaluation audit completed in August 2012 determined a facility condition index (FCI) of 17.92%, École Muriel Martin Elementary School is currently at an approximate 92% utilization rate and is in need of additional permanent space. The school currently serves 619 students (ECS counted at 0.5). It currently has nine portable classrooms and eleven modular classrooms, for a total of 20 non-permanent classroom spaces. It is located in the north (growth) area of St. Albert and will remain heavily utilized.

### **5. École Hillgrove Campus (formerly known as Robert Rundle Elementary School – Modernization – PRIORITY 7**

The section formerly known as Robert Rundle Elementary School is an old school that has a small, inadequate gymnasium in comparison to other elementary schools. Although substantial efforts have been made to make the gymnasium barrier-free, it is still not easily accessible. This situation should be corrected, either separately or as part of a school modernization.

As the division struggled with its junior high school space shortage, it amalgamated Robert Rundle due to its close proximity to École Sir George Simpson Junior High School, to house some of the junior high students. An appropriate gym and a modernization of the Robert Rundle School site would position this as a better functioning Grade 5 - 9 École Hillgrove Campus.

A connecting pedway was explored in 2022 but at a cost of approximately \$1.8 million dollars it was deemed unaffordable.

### **C. Immediate Need and Justification for New ECS – Grade 9 Schools in the Northwest - Urgent Requests - A Brief Update, Short to Medium Term**

The impact of the recent developments in the Northeast, specifically Erin Ridge North and Jensen Lakes as well as growth in North Ridge in the west and Riverside (a large new neighbourhood in Northwest St. Albert), has been considered in the formulation of the division's 3-Year Capital Plan.

Jensen Lakes, in the north, will add 5,727 people including over 1,000 students, which is served by the new 900 student Joseph M. Demko, ECS - Grade 9 school.

The jurisdiction's Grade 7 to Grade 9 population has quickly ballooned approximately 12% in the last five years. The division's utilization rate as of February 2023 is approximately 87%. At September 30, 2022, the division had 624 kindergarten students registered, which is the second highest in division history (September 30, 2021 was the highest with 625 students).

Early September 2023 ECS registrations are exceptionally strong and on pace to substantially exceed the record highs of the past two years.

The Anthony Henday ring road and the twinning of the Ray Gibbon roadway that connects St. Albert to Edmonton has solidified the attractiveness and the continued viability of the south half of St. Albert. Young families with working parents commuting to Edmonton have sought housing in the south end of the city due to its accessibility and it has rejuvenated old neighbourhoods. At present, the division has limited student space citywide.

As previously noted, the completion of the western bypass route (i.e. Ray Gibbon Drive) has triggered rapid growth in the Northwest section of St. Albert. In addition, the 2022 annexation of approximately 1,558 hectares (3,850 acres) of land from Sturgeon County was approved by the Provincial Government through an Order in Council on December 8, 2021 and has increased the land base of St. Albert. The City of St. Albert continues preparing for the transition of jurisdiction, which took effect January 1, 2022. This builds on the 2018 annexation of approximately 2,180 hectares of land to the north, west and east of the city has increased the land base of St. Albert by approximately one-third. There remains considerable pressure to continue to develop this land. It is expected that substantial development in the Northwest will significantly accelerate student enrolment growth in the division. St. Albert Public Schools will also require more space in the Northwest section of St. Albert as this occurs.

The Riverside development, in the west, population projection is now revised to approximately 10,000 people. It is now estimated to include over 1,900 students in this new neighbourhood. In combination with the Cherot development in the community amenities land and the fact approximately 70% attend St. Albert Public Schools, two new ECS - Grade 9 schools of 900 students in these neighbourhoods are required.

**D. High School Needs Recap**

St. Albert Public Schools' need for high school student space led to a government guided High School Space Value Added Management Study which was awarded to the division. It was completed in 2018 - 2019. The plan is now proceeding.

**E. Sturgeon Heights School**

In the past, if it was modernized, the division was flexible and willing to accept Sturgeon Heights School, located in North Ridge and owned by the Sturgeon School Division. However, with a dramatic increase in population that timeline no longer works. Conversations with St. Albert Public Schools with respect to its capital needs would need to occur if the province wants to re-explore the concept of a transfer.

**F. Current Inventory**

The sixteen school buildings within the division vary in age up to 65 years. A profile of each school has been provided in the 10 Year Facility Outlook section of this document. Although not requested, to maintain capital planning consistency, we have also included our modular requests within this report. The division continues to utilize Alberta Education's required modular application process.

**G. Modular Classroom Projects**

As evidenced in the New Modular and Old Portables section, the majority of St. Albert Public Schools' fleet of portables is very old. Thirty nine of the division's forty-seven portables are over thirty years old, twenty five of those portables are over forty years old. On an ongoing basis, the division respectfully asks that the Province allocate fourteen replacement modular classrooms per year to St. Albert Public Schools to begin to address this rapidly deteriorating situation. The requested replacement modular classrooms are a band-aid solution that could be used currently to alleviate enrolment pressures. Once the requested new schools open and perhaps if student accommodation demands allow, the yet to be awarded modulars, then can be moved to other schools in the division to replace a portion of the very aged portables at those school sites. Replacement modular classrooms are required to revitalize the highly utilized aged fleet of portable classrooms.

St. Albert Public Schools has applied for concept development dollars to address the 20 relocatable classrooms at Elmer S. Gish School. If funded, the lessons learned from this study and permanent

space / new modular replacement can be repeated at Muriel Martin Elementary School. Muriel Martin Elementary School also has 20 relocatable classrooms.

## **H. Update on Ongoing Projects**

Construction has completed on the new 1,600 student replacement Paul Kane High School and it opened to students January 2023. Demolition of the old (immediately adjacent) Paul Kane High School will follow. This is a government led project with St. Albert Public Schools actively involved in the design planning meetings and construction site meetings.

## **I. For 2019-2020, 2020-2021, 2021-2022 and 2022-2023 Enrolment Curtailment**

For 2019-2020, 2020-2021, 2021-2022 and again 2022-2023, significant curtailment in growth will occur as enrolments are being severely capped at E.S. Gish School and monitored closely at other schools due to a profound lack of school and jurisdictional space. Enrolments are also restricted at Lois E. Hole Elementary School which opened in 2017. Three more modulars have since been added and its enrolment is currently over capacity.

## **J. Projections**

Based on realistic growth projections Bellerose Composite High School, Elmer S. Gish School, Lois E. Hole Elementary School, Lorne Akins Junior High School, École Muriel Martin Elementary School, Paul Kane High School, Ronald Harvey Elementary School, Joseph M. Demko Elementary/Junior High School, Wild Rose Elementary School and École Hillgrove Campus (formerly École Sir George Simpson Junior High School) all have projected enrolments in future years that far exceed their buildings' functional capacities.

## **K. The Southwest Solution is Working**

École Hillgrove Campus (formerly known as Robert Rundle Elementary School) and Wild Rose Elementary School underwent a transformation starting in 2020-2021. Wild Rose Elementary School became a K – Grade 3 school, moving to a K – Grade 4 school over a short time (estimated 2 years). École Hillgrove Campus (Robert Rundle School site) became a Grade 4 - 6 school, transitioning with École Sir George Simpson Junior High School and became a Grade 5 - 9 school. Less split classes and clustering of programming created better educational opportunities for students and more efficiencies for the schools. In addition, the two new growth modulars added in the late winter of 2022 were required at Wild Rose Elementary School to make this transition happen. Replacement of the six 1977 Wild Rose Elementary School portables remains outstanding as they near 50 years in age.

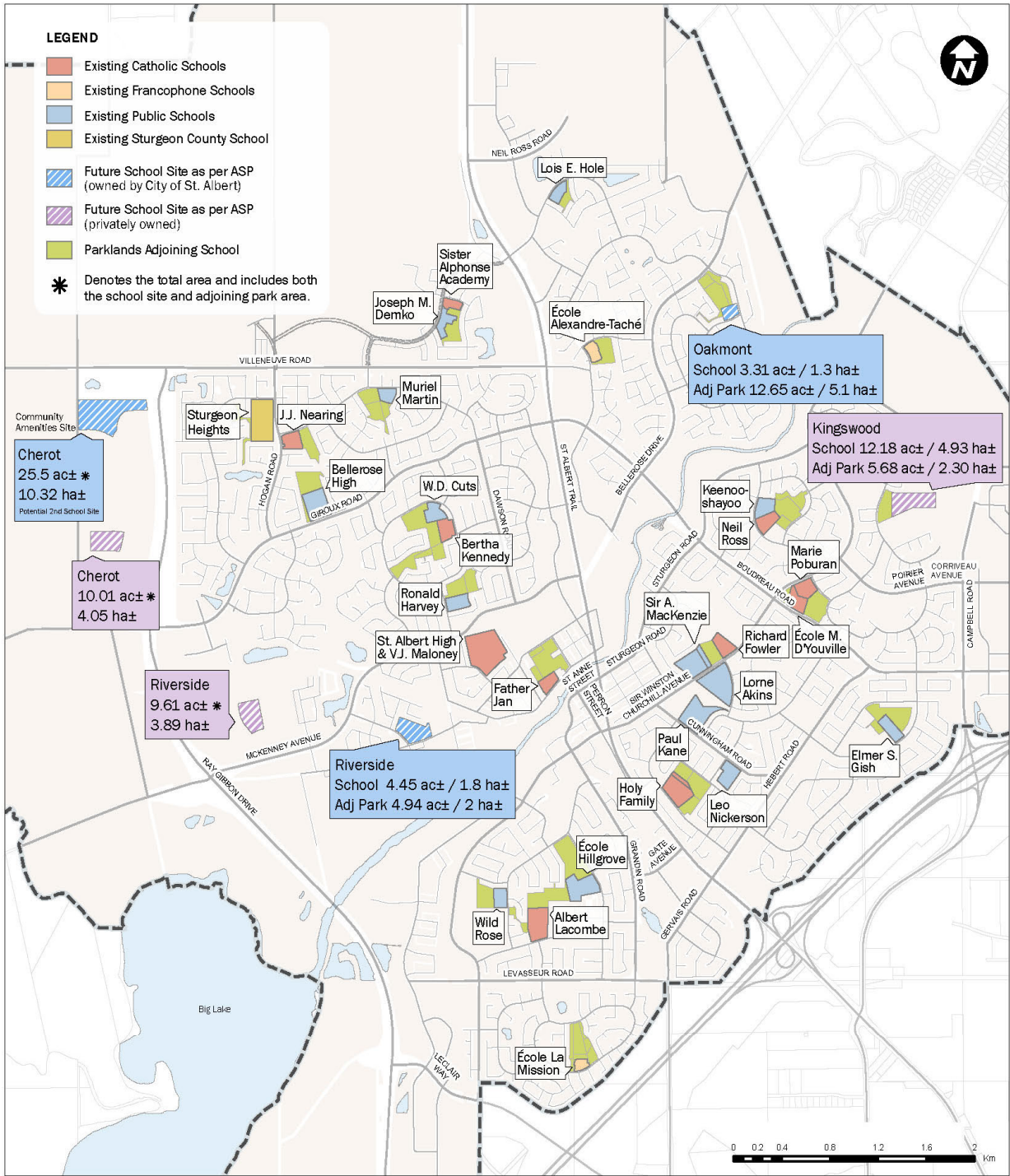
## **L. The Continued Quest for Partnerships**

St. Albert Public Schools encourages partnerships. It has repeatedly communicated at the School Site Allocation meetings and to the City of St. Albert City Councils that municipal and multi school division partnerships are symbiotic, cost effective, service enhancing and exponentially convenient for students and residents. Successful Alberta urban center implementations are the Colcutt Center in Red Deer and the Chinook High School/Catholic

Central High West Campus/YMCA in Lethbridge. Further examples of complimentary school/sports field/facility metro planning exists in Sister Anita Brockman School in Edmonton and the Nelson Mandela School in Calgary. These visionary implementations require footprints of approximately 65 acres to harness the cost effectiveness as well as the programming and facility efficiencies of collaborative partnerships.

St. Albert Public Schools has also worked with private companies to produce partnership proposals for provincial consideration. However, to date notwithstanding its best efforts the school division has not been successful with capital project partnership proposals.

# **Map of St. Albert**



**City of St. Albert**  
**Existing and Potential School Sites**

As of January 1, 2023



For more information contact:  
 Director of Planning & Development:  
 Email: [aslaght@stalbert.ca](mailto:aslaght@stalbert.ca)

## City of St. Albert School / Park Site Inventory – As of January 1, 2023

School Sites Allocated in Previous Year (2022)	Quadrant	Size (+/-)	Servicing	Subdivided	Readiness	Comments
N/A	N/A	N/A	N/A	N/A	N/A	N/A
City-Owned School Sites	Quadrant	Size (+/-)	Servicing	Subdivided	Readiness	Comments
Oakmont	NE	6.47 ha (16.0 ac)	Yes	Yes, see comments.	Now	This school site currently exists on 3 parcels where 3.3 ac is districted as PS (Public & Private Service), and 12.7 ac is districted as P (Park). May need to consolidate the lots for site planning purposes. The Francophone School Division informally expressed interest in this school site in 2022.
Riverside	NW	School: 1.8 ha (4.4 ac) Park: 2.0 ha (4.9 ha)	Yes	Yes, 2021.	Now	A park was developed at this site in 2021. The school and park areas will require subdivision and redistricting as P (Public Park) and PS (Public and Private Service) land use districts.
Cherot	NW	10.32 ha (25.5 ac)	Yes	Yes, 2022.	Now	This is the Community Amenities Site, also identified as a potential location for a school, as per the Cherot ASP.
Approved ASP – Developer Controlled Sites	Quadrant	Size (+/-)	Servicing	Subdivided	Readiness	Comments
Kingswood	SE	7.24 ha (17.89 ac) Park: 2.30 ha (5.7 ac)	Yes	No	5-10 Years	The developer has indicated they will not subdivide or provide the school site until the City guarantees that a high school will not be built at this site. The City has not yet acquired land at this site for a school, but Kingsmeade Park was subdivided in 2021.
Cherot	NW	4.05 ha (10.01 ac)	No	No	2-5 Years	This school site is located in the southern area of Cherot, and was part of the original Range Road 260 ASP. With the recent Cherot ASP amendment in 2021, the size, location, and configuration of the school/park site has changed slightly.
Riverside	NW	3.89 ha (9.61 ac)	No	No	2-5 Years	This site was part of the ASP approved in 2005, and reconfigured in the 2020 ASP amendment.
Approved, Under Construction, or Recently Completed	Quadrant	Size (+/-)	Permit Issued	Status	Anticipated Open	Comments
Paul Kane Senior High School Replacement	SE	See comments.	Yes	Complete	January 2023	Part of the 16.67 ha campus of St. Albert Public Schools adjacent to St. Winston Churchill Ave in the Forest Lawn neighbourhood.

This table identifies the sites within the City of St. Albert that were allocated for schools in 2022, as well as those that have been designated for school/park sites in an Area Structure Plan & transferred to the City, but that have not been allocated to any school district or otherwise encumbered, and those that have been identified in approved ASPs, but not yet transferred to the City.

Variances from approved ASP size can be encountered due to final subdivision configuration, location of roads, utilities, etc.



# Detailed Costing

## Detailed Costing

The costs contained in the electronic submission of the 3-Year Capital Plan to the Alberta government reflect the currently allowed costs at rates prescribed by the province. The division remains concerned that the inflationary cost pressures in the construction industry have resulted in cost rates that do not allow for an adequately constructed and equipped school. However, since those are the mandated cost rates prescribed by the province, they are the ones that were used in the 3-Year Capital Plan submission.

## Facility Evaluations

In April 2000, Alberta Infrastructure concluded its evaluation of provincial school buildings; the results of which determine the allocation of modernization and replacement funding to school jurisdictions. A provincial re-audit program started in 2004-2005 with a target to conduct 300 re-audits per year on a rolling basis and have each school re-audited every five years. All of the school buildings within the division have been re-audited and continue to be on a rolling basis. The intent was to create a more objective nonpolitical provincial inventory of school building facility needs. The re-audit practice was discontinued March 2021.

Alberta Infrastructure used a Facility Condition Index (FCI) methodology for the evaluations, which expressed the cost of possible maintenance and renewal over the next five-year period as a percentage of the building replacement cost. Effective April 1, 2017 three measures (“one”, “two” and “three”) are used. Essentially, the higher the FCI value the more urgent the project. These evaluations provide information on the condition of school facilities and are used as the basis for the prioritization and implementation of school modernization projects completed across the province.

The interpretation of facility condition index (FCI) values for building infrastructure is as follows<sup>1</sup>:

<b>Condition</b>	<b>FCI Definition</b>	<b>CPI Definition</b>
One	Facilities with an FCI of less than or equal to 15%	Adequate for intended use and expected to provide continued service life with average maintenance.
Two	Facilities with an FCI that is greater than 15% or equal to or less than 40%	Aging components are nearing the end of their life cycle and require additional expenditures for renewal or refurbishing.
Three	Facilities with an FCI of greater than 40%	Many major components have exceeded their useful life and significant repairs or replacements are necessary.

In April 2006, responsibility and funding for capital projects transferred back to Alberta Education from Alberta Infrastructure. However, Alberta Infrastructure continues to provide

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<sup>1</sup> Alberta Infrastructure 2020-21 Annual Report

technical advice on existing facilities and new construction projects and for large and/or complex projects it manages the overall construction process.

The FCI indexes for St. Albert Public Schools are listed below:

<b>School</b>	<b>Facility Condition Index (FCI)</b>
École Leo Nickerson Elementary School	28.9%
École Muriel Martin Elementary School	17.92%
École Hillgrove Campus (formerly known as École Sir George Simpson Junior High School)	31.74%
École Hillgrove Campus (formerly known as Robert Rundle Elementary School)	22.66%
Elmer S. Gish School	27.86%
Kinosayo Elementary School	25.7%
Lorne Akins Junior High School	8.00%
Ronald Harvey Elementary School	14.71%
Sir Alexander Mackenzie Elementary School	31.74%
Wild Rose Elementary School	35.75%
William D. Cuts Junior High School	20.82%
Bellerose Composite High School	Undetermined
École Paul Kane High School	New Replacement School Build
Lois E. Hole School	New School Build
Joseph M. Demko	New School Build

Since 2004, Alberta Infrastructure has been conducting facility evaluations on a five-year cycle, providing information on the condition of all school facilities across the province. This practice has been discontinued March 2021.

# **3-Year Capital Priorities**

**2024-2025**

**to**

**2026-2027**



**3-Year Capital Priorities**  
**2024-2025 to 2026-2027**

The division’s 3-Year Capital Plan identifies the immediate need for a new school and five schools in need of full or partial modernization including some in need of additional space. The requests outlined in this plan are essential and most relate directly to enhancing educational programming. The completion of these projects is crucial to avoid the marginalization of our division’s students because of programs not being offered due to facility constraints. The division’s priorities have been segregated into new school/replacement school projects and preservation/major modernization projects and are prioritized within each category as required by the department.

New School/Replacement School Projects:		
1. A new 900 student, ECS - Grade 9 school in the Northwest within five years. The Cherot community amenities school site is ideal.	Additional New Space - In addition to growth recognizing 25 old portables are over 40 years old and some are nearing 50 years old and need to be decommissioned.	2023-2024
2. A new 1,650 high school in Erin Ridge North	Additional New Space	2023-2024
3. École Leo Nickerson Elementary School	Modernization - Specifically address barrier free access which has not been possible in a multiple level, multiple story school that currently does not have an elevator.	2024-2025
4. Wild Rose Elementary School	Evergreening Modular Replacement and Modernization	2024-2025
5. Elmer S. Gish K - 9 School	Modernization and additional permanent space through replacement of some of its 20 existing portables and modulares.	2024-2025
6. École Muriel Martin Elementary School	Modernization and additional permanent space through the replacement of some of its 20 existing portables and modulares.	2024-2025
7. École Hillgrove Campus (formerly known as Sir George Simpson and Robert Rundle Elementary School)	Modernization of the formerly Robert Rundle School.	2027-2028
Modular Classroom Projects		
1. New modular classrooms to deal with growth, locations to be determined on an annual basis.	Emergent additional space. The division continues to require space to meet its needs even though it already has 61 steel framed modular classrooms.	2022-2023

2. New modular classrooms to replace old portables.	Continue to request approximately 33 units/year (30 of the requested units are evergreening). 39 of the division's 47 portables are over 30 years of age! Of those, 25 portables are over 40 years of age!	2022-2023
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**A New 900 Student, ECS - Grade 9 School in the Northwest – Cherot**

The impact of the recent developments in Erin Ridge North and Jensen Lakes, as well as North Ridge and Riverside, new neighbourhoods in Northwest St. Albert, have been considered in the formulation of the division's 3-Year Capital Plan. It substantiates our assessment of an immediate need for high school space in Erin Ridge North and K – Grade 9 new school in the Northwest quadrant of the city.

The jurisdiction's Grade 7 - 9 population has rapidly ballooned approximately 12% in the last five years.

Even with opening the new 900 student Joseph M. Demko ECS - Grade 9 school in 2019, it does **not** address all the division's immediate growth needs or those over the next three to five years. The February 7, 2023 Area, Capacity and Utilization (ACU) report has the division's utilization rate still at approximately 87%.

Although requesting the school may seem aggressive, it is also part of the old portable evergreening plan. The province of Alberta and St. Albert Public Schools have been unable to make substantial progress into a portable evergreening (replacing with steel frame modulars) plan. The new French immersion dual track school in Cherot could accept some students from the highly utilized Ronald Harvey Elementary School (91% utilization) as the jurisdiction decommissions 48 year old 1978 portables at that site. The Cherot school could also alleviate some of the enrolment pressure from the highly utilized École Muriel Martin Elementary School (92% utilization) currently coming from Northridge. The division would also seek to decommission five 34 year old 1989 portable classrooms from École Muriel Martin Elementary School. For many years the jurisdiction has unsuccessfully requested the replacement of many of its 41 portables, 39 that are over 30 years in age and the 25 of those that are now over 40 years of age.

In January 2007 the size of the City of St. Albert increased by approximately one-third when it annexed approximately 1,300 hectares of land to the north and west of the city. There is significant pressure to develop this area in the immediate future. Generally speaking, the division's schools on the north side of St. Albert are heavily utilized: Lois E. Hole Elementary – 109%, École Muriel Martin Elementary – 92%, Ronald Harvey Elementary – 91%, William D. Cuts Junior High – 90%, and Bellerose Composite High School – 78%. and Paul Kane High School – 110% (The utilization rates used are from a February 7, 2023 report from Alberta Infrastructure). William D. Cuts Junior High School, which just completed a major modernization, is growing. William D. Cuts Junior High School is located in a growth area, which assisted in filling the school quickly after the modernization. Athletic programs introduced at Ronald Harvey Elementary School and William D. Cuts Junior High School in 2012-2013 are having a positive impact on enrolment and increasing utilization. Due to geographical factors such as the City of Edmonton on the south side

of St. Albert and Big Lake on the west side of St. Albert, residential growth and school space pressures will undoubtedly continue on the north side.

The Anthony Henday ring road and the awarding of the twinning of the Ray Gibbon roadway that connects to Edmonton have solidified the attractiveness and the continued viability of the south half of St. Albert. Young families with working parents commuting to Edmonton have sought housing in the south end of the city due to its accessibility and it has rejuvenated old neighbourhoods. The division has limited student space citywide.

The North Ridge subdivision situated in the Northwest corner of St. Albert is currently under rapid development. Development has been significantly accelerated with the completion of the western bypass route. When it is fully developed, it is anticipated that approximately 1,100 school age children will live in this area. Based upon current demographics, it is expected that approximately 300 of these students will be of elementary age attending St. Albert Public Schools.

Rohit Land Development located in the Northwest, on Range Road 260 was selected in late 2019 to house the next St. Albert multipurpose recreation centre. This was put on hold during the pandemic but speculation has started again and is described as the community amenities site. This will pull even more residential development into the Northwest and the need for a new 900 student, ECS - Grade 9 school in the Northwest is immediate. The Rohit Land Development in Cherot has student needs and a 900 student, ECS - Grade 9 student school will be the answer.

Riverside, a development in the Northwest quadrant adjacent but south of North Ridge, is also expected to fuel significant growth for the division. Construction of homes began a few years ago. It was originally envisioned to be a neighbourhood of approximately 10,000 people with one school site but has now been revised by urban planners contain two school sites. Another ECS - Grade 9, 900-student school in Riverside is the only logical solution given the school site size constraints.

As the division stated at the inception of the Riverside neighborhood many years ago, 10,000 residents would not have only one or two school sites. The division acknowledges and appreciates the white spruce forest is to be preserved but then another functional solution needed to be found to meet the needs of the students that will reside in the housing that is being approved. The jurisdiction cannot speak for the other school jurisdictions but St. Albert Public Schools has precious little student capacity at its other St. Albert schools to handle any overflow from Riverside. As indicated above a very large 900 student, ECS - Grade 9 school in Riverside is envisioned. See map on page 15.

The further annexation 1,558 hectares (3,850 acres) of Sturgeon County land on the north side of St. Albert was concluded on December 8, 2021. This solidifies enrolment growth in the north as well as the Northwest and Northeast.

The City of St. Albert, Technical Report on the Long-Term Provision of New Schools study indicated school sites should be a minimum of 10 acres. Most school sites are slightly less. St. Albert Public Schools is very supportive of municipal or multi school division partnerships however, small school sites unfortunately restricts the opportunity for large partnerships and building more than one school on a site. In addition, sites containing physically larger schools and ones serving higher grades require large competitive sports fields which require additional space.

## **A New 1,650 High School Site**

The Province of Alberta (through Alberta Education and Alberta Infrastructure), the Board of Trustees and the St. Albert Public School Division supported a government led High School Space Value Added Management Study. It was completed in 2018 – 2019. The plan contained a three-phase high school space solution. The plan is proceeding. The first phase is a short-term high school space solution, completed in January 2023, was of the construction of a new 1,600 student replacement PKHS with an approximate 275 student addition. Phase II of the short-term high school space plan has now been granted, funded by the government, consisting of an addition and modernization of Bellerose Composite High School (BCHS). Approximately 275 student spaces will be added to BCHS. That will result in an increased BCHS capacity to 1,628 students. Phase III is the construction of a new high school once an appropriately located and properly sized high school site has been identified and designated in the City of St. Albert.

St. Albert Public Schools recognizes the significant pressure on our two large high school facilities. More high school space is needed. Given St. Albert Public Schools' existing and projected high school enrolments, additional high school space is urgently required. An appropriately sized and located new high school site currently does not exist in the City of St. Albert. However, given our own and the City of St. Albert's projections for the city to dramatically increase in size, more adequate and appropriately sized school sites are required.

A site has been identified and designated by the developer Landrex Ventures Inc. An unsolicited P3 proposal supported by a repeatable new school design and memorandum of understanding was submitted to Alberta Education and Alberta Infrastructure to support this number one capital planning request however in January 2023 the unsolicited P3 proposal was dismissed by government.

The division has indicated to the City of St Albert for over 15 years that a new high school site should be established, but to date, this realization has not yet been achieved. The division is steadfast that a new St. Albert high school site that can accommodate the construction of a 1,650 student, public high school should be identified in the near future in the Northeast for that medium to long term high school student space outlook.

St. Albert Public Schools has, from time to time, had preliminary discussions with the City of St. Albert and St. Albert Catholic Schools regarding the creation of a new large multiple high school site in St. Albert with potential municipal and school board partnerships. To date, although there is interest, a complication is our immediate student space needs have not aligned with our sister jurisdiction which has not experienced the same enrolment pressures. Hence a two jurisdiction high school partnership is not possible at this time.

St. Albert Public Schools recognizes the significant pressure on our two large high school facilities. The two existing high schools are highly utilized with a population boom already enrolled in elementary and junior high in the division. The ECS - Grade 9 population has increased approximately 12% in the last five years. Given St. Albert Public Schools' ballooning school enrolments, additional high school space is urgently required.

A new high school site in St. Albert needs to be designated to handle all the new growth. A new large St. Albert school site for high school students needs to be created in the developing Northeast



end of St. Albert. The school site should be large enough to have the ability to accommodate inter-school jurisdiction and municipal partnerships.

### **ÉCOLE LEO NICKERSON ELEMENTARY SCHOOL - 2024-2025**

Barrier-free access is a major issue and is not attainable in sections of this multi-story aged building.

In the fall of 2011, a request was submitted to Alberta Education for two emergent modular classrooms for École Leo Nickerson Elementary School. One modular classroom was approved and was added in the summer of 2012. In the fall of 2012, another request was submitted to Alberta Education for two more emergent modular classrooms for École Leo Nickerson Elementary School. Two modular classrooms were approved and added in the fall of 2013. Enrolment at École Leo Nickerson Elementary School increased again and resulted in yet another request for two additional emergent modular classrooms. Two more modulators were approved and added in the winter of 2014 and two more modulators were approved and added in 2015. One more modular was added in 2016 that was originally scheduled for Lorne Akins Junior High School, this modular was moved to Lorne Akins Junior High School in 2017. Two modulators were moved from École Leo Nickerson Elementary School to Lorne Akins Junior High School in the summer of 2019.

Due to Leo Nickerson Elementary having multiple levels of barrier-free access it is a profound challenge. This immediate structural need can best/only sufficiently be addressed in a full scale school modernization.

#### **Observations and comments from a facility review completed by Wood O'Neill in February 1998 and the facility audit review summary costs:**

1. Resolve site drainage issues and on-going mechanical complaints in specific areas.
2. Look at expanding science lab to enhance specific programs for the higher grades in particular and provide sufficient preparation and storage area.
3. Continue to upgrade space and finishes as needed, such as replacement of corridor coat hooks with individual lockers and roof repairs.
4. Costs would need to be updated to current expenses to provide guidance for adequate provincial funding prior to approving and proceeding with the proposed project.

### **WILD ROSE ELEMENTARY SCHOOL - 2024-2025**

Two emergent modulators were delivered and completed December 9, 2022.

Normal maintenance and repairs will continue including utilizing IMR block funding as required. More modulators are desperately required to replace six 1977 portables and to serve residential and early education program growth.

The division recognizes new appropriate school sites are very difficult to attain in many urban settings and St. Albert is certainly no exception. Hence, we recognize the importance of Wild Rose Elementary School, formerly described as the little school in the woods. It will need to accept future division enrolment.

Therefore, the division developed a plan to request under the 2022-23 Modular Classroom Program Request that the six Wild Rose portables that are over forty-six years old be evergreened as well as additional new modulares be added for future growth. Concurrently it requested the use of IMR funds to enhance the overall accessibility and safety of the ongoing troubling traffic situation. Notwithstanding Wild Rose Elementary School's repeated and extensive work with the City of St. Albert on better vehicle and pedestrian signage, the school reported that individuals continued not to adhere to the signage creating a very dangerous situation. A new parking lot reducing on street parking and an improved traffic flow of passenger and yellow school bus vehicles alleviated many safety concerns. The IMR project to enhance the functionality and safety of the Wild Rose Elementary School parking lot was completed in the summer of 2020.

Wild Rose Elementary School was also reconfigured as an ECS - Grade 3 in 2020-2021, bringing over the ECS - Grade 3 student populations from École Hillgrove Campus (formerly known as Robert Rundle Elementary School). Wild Rose plans to become an ECS - Grade 4 in 2022-2023 as Robert Rundle combined with École Sir George Simpson Junior High School to become a Grade 5 - 9 school.

### **ELMER S. GISH SCHOOL - 2024-2025**

Elmer S. Gish School is highly utilized with twenty relocatable classrooms (either portables or modulares). Originally constructed in 1979, it is housing approximately 800 students in a facility that was not originally designed to do so. A full modernization would overhaul aging mechanical systems and optimize program delivery.

Alternatively, a 2023-2024 Modular Classroom Program Request form was submitted for 12 old portables and 8 modulares to be evergreened. The 8 old portables from 1979 are now 44 years old. A 1980 modular should also be eliminated. Replacing the 9 ancient portables would be very invasive as Elmer S. Gish is a highly utilized school. Concept design funds to tackle this challenging situation with a combination of new permanent space and steel framed modular has been requested.

### **ÉCOLE MURIEL MARTIN ELEMENTARY SCHOOL - 2024-2025**

The school now has twenty relocatable classrooms, either portables or modulares. Refer to point number 2 from the 2001 Thorkelsson Fry report.

In December 2008, St. Albert Public Schools submitted an urgent request for two modular units for the fall of 2009 to address the crowding at École Muriel Martin Elementary School. A letter approving the two emergent modular classrooms for École Muriel Martin Elementary School and four evergreening replacement units complete with connecting corridors was received on June 25, 2009. The six new modular classrooms were in place for the start of the new school year in September 2010. Another request for two more emergent modular classrooms for 2012 was unsuccessful. However, a subsequent request in the fall of 2012 for two emergent modular classrooms for École Muriel Martin Elementary School was successful. Two more modular classrooms were approved and added in the fall of 2013. Two more modulares were added in 2015 and one more modular was added in 2016.

École Muriel Martin Elementary School is currently at an approximate 92% utilization rate and is in need of additional permanent space. The school currently serves 619 students (ECS counted at 0.5). It currently has nine portable classrooms and eleven modular classrooms. For a total of 20 non-permanent classroom spaces. It is located in the north (growth) area of St. Albert and will remain heavily utilized. Construction of a permanent eight classroom addition on the southwest portion of the site is required.

**Observations and comments from a facility review completed by Thorkelsson Fry in November 2001 and the facility audit review summary assessment costs:**

1. The school is at capacity and enrolment projections show that it will remain at capacity at least to 2010 and beyond.
2. The school was built and designed for eight portables and although there are fourteen portables, there are a sufficient number of washroom fixtures as required by the Alberta Building Code. The travel distance to the nearest washroom from the 1993 pod is at least 55 metres. The travel distance from the 1998 portables is about the same, but with the additional requirement of going outside. In our opinion washrooms should be added to reduce the distance students must travel to these facilities.
3. The 1993 portable pod is very close to the property line adjacent to residential areas. The proximity of these originally created concerns with the neighbouring property owners. Removing these portables would be appreciated by the neighbours.
4. The existing situation creates a circulation problem by forcing all student traffic through the open library area at the centre of the school.
5. There is a significant shortage of storage space in the school.
6. Costs would need to be updated to current expenses to provide guidance for adequate provincial funding prior to approving and proceeding with the proposed project.

**ÉCOLE HILLGROVE CAMPUS (FORMERLY KNOWN AS SIR GEORGE SIMPSON AND ROBERT RUNDLE ELEMENTARY SCHOOL) - 2027-2028**

École Hillgrove Campus (the building formerly known as Robert Rundle Elementary School) needs a full modernization.

**Observation and comments from a facility review completed by Wood O'Neill O'Neill in February 1998 and the facility summary assessment costs:**

1. Look at the possibility of adding a new gymnasium that can be easily accessed by ramps, or that does not require them. Convert the former gymnasium to a library and the library to an ECS/lunch/student gathering area. Upgrading of mechanical and electrical to code could be accomplished through partial modernization of the remainder of the school.
2. Convert three courtyards to multi-purpose indoor shared study spaces for the classroom clusters. In the layout, exiting needs to be maintained for the classrooms and to avoid dead end corridor situations.

# **Summary of Electronic Submission of the 3-Year Capital Plan**

# BLIMS Projects - Web Access for Capital Plan Submission

WAP2000 - Summary Report

Printed: March 28, 2023 02:55:48 PM

EPR Id	Location	Title	Key Driver(s)	Asset Name	Submission Status	Project Sub - Category	Client Ranking	Client File #	Scheduled Start Date	Capital Plan Submission Year	Total Project Cost	Total Provincial Support (GOA/Fed/Private) (Infras)	Other
13322		New School Northwest ECS - Grade 9, 900 Students (Projected for the Cherot School Site)	Demographics, Economic growth	New School Northwest ECS - Grade 9, 900 Students (Projected for the Cherot School Site)	Unsubmitted	New - New Facilities	1		2024	2025	\$30,737,627.46	\$30,737,627.46	\$0.00
14605		New 1,650 High School in Erin Ridge North	Economic growth	New 1,650 High School in Erin Ridge North	Unsubmitted	New - New Facilities	2		2025	2025	\$57,969,946.78	\$57,969,946.78	\$0.00
8828		École Leo Nickerson Elementary School - Modernization	Demographics, Health / Safety, Program changes	LEO NICKERSON ELEMENTARY	Unsubmitted	Preservation - Facility Modernization	3		2025	2025	\$9,832,372.23	\$9,832,372.23	\$0.00
14010		Wild Rose Elementary School - A Value Added Study Modernization	Health / Safety	WILD ROSE ELEMENTARY SCHOOL	Unsubmitted	Preservation - Facility Modernization	4		2023	2025	\$5,024,627.46	\$5,024,627.46	\$0.00
13697		Elmer S. Gish ECS- Grade 9 School Modernization	Health / Safety	ELMER S GISH SCHOOL	Unsubmitted	Preservation - Facility Modernization	5		2025	2025	\$16,452,026.61	\$16,452,026.61	\$0.00
8829		École Muriel Martin Elementary School - Modernization (Additional Space) - Portable Replacement	Demographics, Economic growth, Health / Safety	MURIEL MARTIN ELEMENTARY SCHOOL	Unsubmitted	Expansion - Facility Additions	6		2025	2025	\$3,196,315.37	\$3,196,315.37	\$0.00
8830		École Hillgrove Campus (formerly Robert Rundle Elementary School building) - Modernization	Health / Safety, Program changes	ROBERT RUNDLE ELEMENTARY	Unsubmitted	Preservation - Facility Modernization	7		2028	2025	\$9,669,016.00	\$9,669,016.00	\$0.00
					<b>Total</b>	<b>7 Project(s)</b>					<b>\$132,881,931.91</b>	<b>\$132,881,931.91</b>	<b>\$0.00</b>

Final Submission Sign-off:

\_\_\_\_\_  
Representative Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

# **10-Year Facility Outlook**

**2024-2025**

**to**

**2033-2034**

To maintain an effective 3-Year Capital Plan a longer facility planning outlook is required. This section outlines the division's forecasted capital needs over the next decade.



**St. Albert**  
**PUBLIC SCHOOLS**

**10-Year Facility Outlook**  
**2024-2025 to 2033-2034**

- **ECS counted as 0.5**
- **School Facilities in Alphabetical Order**
- **Material Restated from the 3-Year Capital Plan and Where Appropriate Enhanced**

**High School Space**

St. Albert Public Schools recognizes the significant pressure on our two large high school facilities. More high school space is needed. Given St. Albert Public Schools' existing and projected high school enrolments, additional high school space is urgently required. An appropriately sized new high school site currently does not exist in the City of St. Albert. However, given our own and the City of St. Albert's projections for the city to dramatically increase in size, more adequate and appropriately sized school sites will be required.

The City of St. Albert, Technical Report on the Long-Term Provision of New Schools study indicated school sites should be a minimum of 10 acres. Most school sites are not. That unfortunately restricts the opportunity for large partnerships and building more than one school on the site. In addition, sites containing physically larger schools and ones serving higher grades require large competitive sports fields.

The Province of Alberta (through Alberta Education and Alberta Infrastructure), the Board of Trustees and the St. Albert Public School Division supported the government led High School Space Value Added Management Study that was completed in 2018 – 2019 and is now proceeding. The value-added study contained a three-phase high school space solution. The first phase is a short-term high school space solution that consists of the construction of a new 1,600 student replacement Paul Kane High School (PKHS) with an approximate 275 student addition. PKHS was completed January 2023. Phase II of the short-term high school space consists of an addition and modernization of Bellerose Composite High School (BCHS). The addition and modernization was announced January 2023. Approximately 275 student spaces would be added to BCHS. That would result in an increased BCHS capacity of 1,628 students. Phase III is the construction of a new high school on an appropriate and properly sized high school site.

The division has indicated to the City of St Albert for over 15 years that a new high school site should be established. The division is steadfast that a new St. Albert high school site in the Northeast that can accommodate the construction of a 1,650 student high school should be identified.

### **Active Communities Alberta – A Potential Partnership**

The division had some discussions with representatives from Active Communities Alberta who are in support of involving outdoor but covered twin artificial ice rinks/off season hard court surfaces. A lease agreement has been signed and Active Communities Alberta now has a designed period of time to raise the funds necessary to construct the year-round recreation facility. It would be located on division land near Paul Kane High School, the Outreach School and the division office. It is close in walking distance for Lorne Akins Junior High, Sir Alexander Mackenzie Elementary School and École Leo Nickerson Elementary School.

### **A New 900 Student, ECS - Grade 9 School in Northwest St. Albert**

A new 900 student, ECS - Grade 9 school is needed to be completed within five years. The new neighbourhood of Cherot. The division has no existing internal capacity to handle this growth without being awarded a new 900 student, ECS - Grade 9 school.

Exciting developments are also occurring further north and west in the Rohit lands including a community amenities site. The City of St. Albert is consulting with stakeholders on what could be included on this parcel of land. St. Albert Public Schools has indicated an interest in having a school site adjoining. Exciting civic and multiple school jurisdictional partnership possibilities that could arise similar to that has been done in other Alberta urban centers (i.e. Red Deer, Grande Prairie, Lethbridge).

### **A Second New 900 Student, ECS - Grade 9 School in Northwest St. Albert**

In March 2020 St. Albert City Council did create a second slightly less than 10 acre site in Riverside, a community forecasted to have 20,000 residents including 2,000 students. This will place immense pressure on St. Albert Public Schools.

A new 900 student, ECS - Grade 9 school is needed in the west end of St. Albert to be completed within ten years. Ideally on the school site in Riverside.

### **École Leo Nickerson Elementary School**

10 Sycamore Avenue, St. Albert, AB

**Enrolment:** 482 FTE

École Leo Nickerson Elementary School has multiple levels. Accessible access it is a profound challenge. This immediate structural need can best/only sufficiently be addressed in a full scale school modernization.

As a result of the then class size initiative and the resulting accommodation issues, the division met with Alberta Education and Alberta Infrastructure in January 2005. Subsequently, an emergent request was submitted to Alberta Infrastructure on February 10, 2005. A letter approving the relocation of an existing division portable and two new modular classrooms was received on June 20, 2005. A portable was relocated from École Muriel Martin Elementary School to École Leo Nickerson Elementary School in August 2005. Two new modular classrooms were delivered



in June 2006 and construction of the connecting link was completed in time for the start-up of the new school year in September 2006.

To deal with enrolment pressures, a request was submitted to Alberta Education in the fall of 2011 for two emergent modular classrooms for École Leo Nickerson Elementary School. One modular classroom was approved and was added in the summer of 2012. A similar request for two emergent modular classrooms for École Leo Nickerson Elementary School was submitted in the fall of 2012. Two more modular classrooms were approved and added in the fall of 2013. Enrolment at École Leo Nickerson Elementary School increased again and resulted in yet another request for two additional emergent modular classrooms. Two more modular classrooms were approved and added in the fall/winter of 2014. Two more modulars were added in 2015 again as a result of increased enrolment. Two modulars were transferred to Lorne Akins Junior High School in the summer of 2019.

The program configuration at the school will continue to be monitored as the division reviews student and program accommodation. The 1967 section of the school will require re-roofing within a few years. The school is identified for a full modernization in the 3-Year Capital Plan.

### **École Muriel Martin Elementary School**

110 Deer Ridge Drive, St. Albert, AB

**Enrolment:** 619 FTE

The most recent facility evaluation audit completed on École Muriel Martin Elementary School in August 2012 determined a facility condition index (FCI) of 17.92%.

A school with a combined total of twenty portables and modulars.

Due to a maturing neighbourhood, enrolment at École Muriel Martin Elementary School had leveled over the past few years to approximated capacity. However, recently, as the Northwest section of St. Albert grew, a resurgence has occurred and space is urgently needed. In addition, the school has an abundance of portables and consideration must be given to replacing them with an addition of permanent space. In December 2008, St. Albert Public Schools submitted an urgent request for two modular units for the fall of 2009 to address the crowding at École Muriel Martin Elementary School. A letter approving the two emergent modular classrooms for École Muriel Martin Elementary School and four evergreening replacement units complete with connecting corridors was received on June 25, 2009. The six new modular classrooms were in place for the start of the new school year in September 2010. To deal with enrolment pressures, a request was submitted to Alberta Education in the fall of 2011 for two emergent modular classrooms for École Muriel Martin Elementary School; however, none were provided. A similar request for two emergent modular classrooms for École Muriel Martin Elementary School was submitted in the fall of 2012. Two more modular classrooms were approved and added in the fall of 2013. Two more modulars were added in 2015 and another in 2016.

The school is identified as a top priority in the 3-Year Capital Plan for a modernization and permanent space addition.

**École Hillgrove Campus (formerly known as École Sir George Simpson Junior High School and Robert Rundle Elementary School)**

50 Grosvenor Boulevard, St. Albert, AB

**Enrolment:** 742 FTE

The most recent facility evaluation audit completed on École Hillgrove Campus (formerly known as École Sir George Simpson Junior High School and Robert Rundle Elementary School) in November 2018 determined a facility condition index (FCI) of 31.74%.

École Hillgrove Campus (the building formerly known as École Sir George Simpson Junior High School) underwent Phase I of a full school modernization in 1993. Phase II was completed in the 2002-2003 school year.

Due to regular crowding problems experienced at École Sir George Simpson Junior High School and with the strong elementary French Immersion numbers migrating through to junior high, a joint campus with Robert Rundle Elementary school was the solution.

École Hillgrove Campus (formerly Robert Rundle Elementary School) and Wild Rose Elementary School underwent a transformation starting in 2020-2021. Wild Rose Elementary School became a K – Grade 3 moving to a K - Grade 4 over a short time (estimated 2 years). Robert Rundle Elementary School became a Grade 4 – Grade 6 transitioning with École Hillgrove Campus (formerly known as École Sir George Simpson Junior High School) to become a Grade 5 - 9 school. Less split classes and clustering of programming created better educational opportunities for students and more efficiencies for the schools. Replacement and new growth modulars are required at Wild Rose Elementary School.

A connecting pedway link to join Robert Rundle School to École Sir George Simpson School (now known as École Hillgrove Campus) has been explored, costed at approximately \$1.8 million dollars but not yet funded nor constructed.

The Hillgrove Campus (formerly Robert Rundle Elementary School building) is identified for modernization in the 3-year capital plan.

**Elmer S. Gish School**

75 Akins Drive, St. Albert, AB

**Enrolment:** 821 FTE

Elmer S. Gish School is highly utilized with twenty relocatable classrooms (either portables or modulars). Originally constructed in 1979, it is housing approximately 800 students in a facility that was not originally designed to do so. A full modernization with some portables and modulars replaced with permanent space would overhaul aging mechanical systems and optimize program delivery.

Elmer S. Gish School currently has twenty (either portable or modular) relocatable classrooms.

An interior modernization of the portable area was completed under the Infrastructure Maintenance Program (IMP) in 2000. In June 2009, the division applied for and subsequently received approval for, a modular classroom from Alberta Children and Youth Services through their Child Care Modular Initiative Grant. This modular classroom was placed at Elmer S. Gish School in late 2010. It is used for a before and after school for a day-care program and during the school day, it is utilized as additional classroom space to accommodate program growth in this dual track school.

The home economics lab (in 2010) and science lab (in 2011) were renovated utilizing Infrastructure Maintenance and Renewal (IMR) block funding.

To deal with enrolment pressures, a request was submitted to Alberta Education in the fall of 2011 for two emergent modular classrooms for Elmer S. Gish School; however, none were provided. Two used portables were obtained from other school divisions and added in the summer of 2012. A similar request for more emergent modular classrooms for Elmer S. Gish School was submitted in the fall of 2012. A used portable was obtained from another school division and added in the summer of 2013. Two new modular classrooms were approved and added in the fall of 2013. Enrolment at Elmer S. Gish School increased again and resulted in a request in the fall of 2013 for more emergent modular classrooms. Three new modular classrooms were approved and added in the fall/winter of 2014. Two modular units were added in 2015. One was a replacement unit.

The CTS fabrications area was addressed in 2022 with IMR funding as a classroom modernization. The entire school is identified for a full modernization and permanent space addition in the 3-Year Capital plan.

### **Kinosayo Elementary School**

40 Woodlands Road, St. Albert, AB

**Enrolment:** 316.5 FTE

2023-2024 modular classroom program request form was submitted to evergreen four aged 1982 portables.

Normal maintenance and repairs will continue including utilizing IMR funding as required.

### **Lois E. Hole Elementary School**

120 Everitt Dr., N, St. Albert, AB

**Enrolment:** 645 FTE

This new school was announced in the spring of 2013 and opened in September 2017.

Lois E. Hole Elementary School is a dual-track school, offering English and French Immersion programs.

Lois E. Hole Elementary School has 4 modular relocatable classrooms as part of the original construction.

Lois E. Hole Elementary School was granted 2 modulators in March 2019 to deal with enrolment pressures. These modulators were installed in the summer of 2019.

Lois E. Hole Elementary School was granted 1 modular in March 2020 to deal with enrolment pressures. This modular was installed in the summer of 2020.

Lois E. Hole has been added to the 2023-2024 modular classroom program request as utilization was at 109% in 2022-2023 and expected to be higher for the 2023-2024 school year. The request was submitted for relocating one portable from Sir Alexander Mackenzie Elementary School. Workun Garrick provided a plan for placement of the modular. This plan has been shared with Alberta Education. A “suitability for a move” documentation has been requested to substantiate the modular move.

### **Lorne Akins Junior High School**

4 Fairview Blvd, St. Albert, AB

**Enrolment:** 532 FTE

A full modernization was approved and construction began in May 2005 and was completed in April 2006. Due to the tenders being over budget, the scope of the project needed to be reduced. The industrial arts lab was taken out of the original modernization project. The industrial arts lab was up graded in 2008 utilizing IMR block funding. One modular was added in 2017 as well as one modular added in 2018. Two additional modulators were transferred from École Leo Nickerson Elementary School in the summer of 2019. Lorne Akins remains a very functional junior high school.

### **Portables / Modulators**

The division has 110 portables/modulators that are located at various schools. The portables range in age from twenty-one years to forty-seven years old. The steel framed modulators range in age from two year to sixteen years old. The division strongly suggests that the provincial government needs to immediately implement a supported schedule of regular replacement to address the deteriorating quality of these important old and once temporary portable classroom spaces. More details regarding the division’s portables are provided in the next section of this document titled “New Modulators and Old Portables.”

In November 2015, the division identified an immediate need of twelve emergent and four replacement modular classrooms.

The division was awarded two for the 2016-2017 school year.

In November 2016, the division identified an immediate need of twelve emergent and four

replacement modular classrooms.

On January 11, 2017, a total of seven units were granted for the 2017-2018 school year. Three units are for Ronald Harvey Elementary School emergent growth and four for evergreening.

In November 2017, the division identified an immediate need of eleven emergent and fourteen replacement modular classrooms.

In March 2018, the division was allocated one modular for Lorne Akins Junior High School. In November 2018, the division identified an immediate need of twelve emergent and sixteen replacement modular classrooms.

In March 2019, the division was allocated four modulares, two for Lois E. Hole Elementary School and two for Ronald Harvey Elementary School.

In November 2019, the division identified an immediate need of eight emergent and seventeen replacement modular classrooms. In February 2020 the division was allocated one modular for Lois E. Hole Elementary.

In November 2020, the division identified an immediate need of four emergent and seventeen replacement modular classrooms.

In 2021 the division was allocated two modulares for Wild Rose Elementary School.

### **Ronald Harvey Elementary School**

15 Langley Avenue, St. Albert, AB

**Enrolment:** 405 FTE

Ronald Harvey Elementary School benefited from a partial modernization and a “face lift” in 2001 – 2002. A portion of the block modernization funding was utilized for this. The utilization of the school has been rising and is expected to increase significantly with the development of the North Ridge and the large Riverside subdivisions. In the summer of 2017, three new modulares were added for emergent growth and four new modulares replaced four of the eight 1975 portables. Modulares are required in the very near future to replace the remaining four 1975 portables.

In 2019 two modulares were awarded and installed at Ronald Harvey Elementary School to address future growth.

2023-2024 modular classroom program request form was submitted again with a request to replace the four aged 1975 portables.

### **Sir Alexander Mackenzie Elementary School**

61 Sir Winston Churchill Avenue, St. Albert, AB

**Enrolment:** 401 FTE

The ongoing high utilization of this school continues. Enrolment at Sir Alexander Mackenzie School increased considerably in 2012-2013 and resulted in a request in the fall of 2012 for one emergent modular classroom for this school. A modular classroom was approved and was added in the fall of 2013.

The gym floor was up graded in 2012 utilizing IMR block funding. Windows and a skylight were addressed in 2021 using CMR funds.

SAM received a conversion of an existing washroom location in their school to a gender-neutral washroom in 2022 using CMR funds.

SAM, the division's oldest school, remains a well-functioning elementary school.

### **Wild Rose Elementary School**

58 Grenfell Avenue, St. Albert, AB

**Enrolment:** 276 FTE

More modulares are desperately required to replace six 1977 portables and to serve residential growth.

The division recognizes new appropriate school sites are very difficult to attain in many urban settings and St. Albert is certainly no exception. Hence, we recognize the importance of Wild Rose Elementary School, formerly described as the little school in the woods. It will need to accept future division enrolment.

Two emergent modulares were delivered completed December 9, 2022.

Normal maintenance and repairs will continue including utilizing IMR block funding as required.

Wild Rose Elementary School was also reconfigured as an ECS - Grade 3 in 2020-2021 bringing over the ECS - Grade 3 student populations from École Hillgrove Campus (formerly Robert Rundle Elementary School). Wild Rose became an ECS - Grade 4 in 2022-2023 as Robert Rundle combined with École Sir George Simpson Junior High School to become a Grade 5 - 9 school.

### **William D. Cuts Junior High School**

149 Larose Drive, St. Albert, AB

**Enrolment:** 475 FTE

In January 2014, the government announced a major modernization and CTS addition for William D. Cuts Junior High School. An urgently needed program enhancement and CTS addition and modernization for this school was completed. As Riverside and the Northwest section of St. Albert continues to grow, W. D. Cuts Junior High School will be critical to serving the student population in this area of St. Albert.

The 900 student, ECS - Grade 9 Joseph M. Demko School, in the new 5,727 person developing neighbourhood of Jensen Lakes and W.D. Cuts Junior High School remain our only junior high schools north of the Sturgeon River.

# **New Modulars and Old Portables**





### **New Modulares and Old Portables**

The issue of aging portables is not specific to an individual school, but rather common to numerous schools, however, it is incumbent on the division to comment on them specifically.

The division has forty nine old portable classrooms (forty seven functional and two used with AB Ed permission as storage units) and sixty one modular classrooms. As indicated in the following charts, the portables range in age from twenty years to forty-seven years old and the steel framed modulares range in age from two years to sixteen years old. Thirty-nine of the division's forty-seven portables are over thirty years old. Of those twenty-five portables are over forty years old and 12 are nearing 50 years old. The division strongly recommends that Alberta Education implement a plan to replace these aged portables with new modular classrooms at a rate of fourteen per year. This will address the deteriorating quality of these important classroom spaces and avoid an emergence of health and safety issues as the portables meet and exceed their expected useful lives. Maintaining them with limited Infrastructure Maintenance and Renewal (IMR) dollars does not make sense.

In December 2008, St. Albert Public Schools submitted an urgent request for two modular units for the fall of 2009 to address the crowding at École Muriel Martin Elementary School. A letter approving the two emergent modular classrooms for École Muriel Martin Elementary School and four evergreening replacement units complete with connecting corridors was received on June 25, 2009. The six new modular classrooms were in place for the start of the new school year in September 2010.

In June 2009, the division also applied for and subsequently received approval for a modular classroom from Alberta Children and Youth Services through their Child Care Modular Initiative Grant. This modular classroom was placed at Elmer S. Gish School in late 2010. It is used before and after school for a day-care program and during the school day, it is utilized as additional classroom space to accommodate program growth in this dual track school.

To deal with enrolment pressures, a request was submitted to Alberta Education in the fall of 2011 for six emergent modular classrooms. The division was awarded one emergent modular classroom which was installed at École Leo Nickerson Elementary School in the summer of 2012. The division also obtained two used portables from other school jurisdictions and installed them at Elmer S. Gish School in the summer of 2012.

In 2012-2013 enrolment increased again and resulted in a request in the fall of 2012 for seven more emergent modular classrooms for various schools within the division. The province approved the seven emergent modular classrooms under their new cost sharing approach whereby school jurisdictions pay 50% of the delivery and setup costs of the new modulares. The seven new units were installed during the fall of 2013 (two at École Leo Nickerson Elementary School, two at Elmer S. Gish School, two at École Muriel Martin Elementary School and one at Sir Alexander

Mackenzie Elementary School). While the division greatly appreciated being awarded the units, the cost sharing approach was financially punitive to growing urban/metro school jurisdictions. In 2013-2014, enrolment surged again and resulted in a request in the fall of 2013 for nine more emergent modular classrooms for various schools within the division. As in prior years, St. Albert Public Schools also requested six modular classrooms per year to replace our aging fleet. On January 24, 2014, six new modulars were approved for the division under the government's revised cost sharing approach whereby school jurisdictions contribute a flat rate of \$50,000 per unit toward delivery and set up costs. The six new modular classrooms were installed during the fall/winter of 2014 (three at Elmer S. Gish School, two at École Leo Nickerson Elementary School and one at Bellerose Composite High School).

Four emergent modulars were awarded to the division in the fall of 2014. In the spring/summer of 2015, the division installed and delivered to Bellerose Composite High School (one unit), École Leo Nickerson Elementary School (one unit) and École Muriel Martin Elementary School (two units).

For the 2015-2016 school year, the division requested ten emergent and six replacement units. It was approved for four units, one for École Leo Nickerson Elementary School and two scheduled for replacements to Elmer S. Gish School. One old used portable was decommissioned at Elmer S. Gish School. The placement of one for Lorne Akins Junior High school was delayed due to significant school site and municipal right of way issues and was placed at École Leo Nickerson Elementary School for 2016-2017 as the Lois E. Hole Elementary school would not be open for students until September 2017.

For 2016-2017 the division requested sixteen new modulars and received two. One for Bellerose Composite High School and one for École Muriel Martin Elementary School. Eight new modulars were added as part of the W.D. Cuts Junior High School modernization. Six old 1978 W.D. Cuts Junior High School portables were decommissioned. Two of the eight old 1978 portables remain detached on site as school storage. Due to modernization overages the school could not afford to construct a planned garage.

For 2017-2018 the division requested sixteen new modulars and received seven. Three for Ronald Harvey Elementary School and four for the portable evergreen program. All seven units will be placed at Ronald Harvey Elementary School. Four 1975 Ronald Harvey Elementary School portables will be decommissioned. An additional four 1975 portables will still remain on site. While very grateful, the division did request thirteen modulars to deal with all its emergent growth needs and another four for evergreen replacement for a total of seventeen new modulars. The division has 42 portables over thirty years of age.

For 2018-2019 the division requested twenty-five new modulars. Eleven for emergent and fourteen replacement units. The division was awarded one new modular for Lorne Akins Junior High School.

For 2019-2020 the division requested twenty-eight new modulars. Twelve for emergent and sixteen replacement units. The division was awarded four new modulars, two for Lois E. Hole Elementary School and two for Ronald Harvey Elementary School.

For 2020-2021 the division requested twenty-five new modulars. Eight for emergent and seventeen replacement units. One unit was awarded for Lois E. Hole Elementary School for 2020-2021.

In November 2020, the division identified an immediate need of four emergent and seventeen replacement modular classrooms.

Two units were awarded to Wild Rose Elementary School for 2021-2022 and completed December 2022.

A 2023-2024 modular classroom program request form was submitted December 2022 with the application for thirty-three modular. Three for emergent and thirty replacement units.

**École Leo Nickerson Elementary School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1989	2	
1994	2	
2006		2
2012		1
2013		2
2014		2
<b>Total</b>	<b>4</b>	<b>7</b>

**École Muriel Martin Elementary School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1989*	5	
1990*	4	
2010		6
2013		2
2015		2
2016		1
<b>Total</b>	<b>9</b>	<b>11</b>

**Bellerose Composite High School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1982*	2	
1990	1	
2007		1
2014		1
2015		1
2016		1
<b>Total</b>	<b>3</b>	<b>4</b>

\* Aged portables moved on to the site, hence the construction date of the portables predates that of the school.

**Elmer S. Gish School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1979	8	
1980	1	
1990	1	
2002 (installed in 2012)	1	
2011		1
2001 (installed in 2013)	1	
2013		2
2014		3
2015		2
<b>Total</b>	<b>12</b>	<b>8</b>

**Kinosayo Elementary School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1982	4	
1994	4	
<b>Total</b>	<b>8</b>	

**Lois E. Hole Elementary School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
2017		4
2019		2
2020		1
<b>Total</b>		<b>7</b>

**Lorne Akins Junior High School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
2016		1
2018		1
2019		2
<b>Total</b>		<b>4</b>

**Ronald Harvey Elementary School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1975	4	
2017		7
2019		2
<b>Total</b>	<b>4</b>	<b>9</b>

**Sir Alexander Mackenzie Elementary School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
-------------	----------------------------	---------------------------

1989	1	
2013		1
Total	1	1

**Wild Rose Elementary School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1977	6	
2022		2
Total	6	2

**William D. Cuts Junior High School**

<b>Year</b>	<b>Portable Classrooms</b>	<b>Modular Classrooms</b>
1978*	2	
2016		8 as part of modernization
Total	2	8

\*detached non-instructional storage units

**Grand Total**

Total	49 (47 classrooms)	61
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# Appendices

**Appendix 1** – Municipal Planning

**Appendix 2** – Utilization and Enrolment

**Appendix 3** – Schools Projected Enrolment  
(Internal Projections)

**Appendix 4** – Provincial Forecasting Model and  
School Needs Assessment Review

**Appendix 5** – Water Closet Information

**Appendix 6** – Jurisdictional Commentary

**Appendix 7** – Non Supported Buildings

# **Appendix 1**

# **Municipal Planning**

### Municipal Planning

Municipal planning information used in projecting enrolments was derived from the City of St. Albert's 2018 Census publication. The following are excerpts from the *Summary of Key Statistics* taken from the 2018 census document which provide a context for the division's enrolment projections. The 2020 updated census publication by the City of St. Albert was cancelled but is being rescheduled for 2023.

- St. Albert's population increased by 2.2% over the past two years, increasing from 64,645 in 2016 to 66,082 as of September 2018 (average annual growth of 1.1%).
- 21.5% of the population is between the ages of 50-64, with 20.2% of the population between the ages of 35-49 and 20% between the ages of 5-19.
- The most populous age category was mature adults (aged 50-64) with 13,488 people.
- St. Albert's most populous neighbourhoods in 2018 are Lacombe Park, Grandin, Deer Ridge, and Erin Ridge. The least populous are Ville Giroux and Jensen Lakes, which are new neighbourhoods. Since 2016, the Erin Ridge North neighbourhood experienced the largest increase in population of 793 residents, followed by Ville Giroux with an increase of 319 people.
- The majority of households (70%) are single-family dwellings, with an average household size of 2.90 persons per single family home.
- The largest number of residents (1,011) with the same birth year are 55-year old, followed by 56-year olds (955). The average age of St. Albert's population is 40.9.

### **Residential Development**

As mentioned earlier in this document, significant growth continues to occur in northern St. Albert, both on the east and west sides. It is creating enrolment pressure throughout the division. However, unlike some urban centres, enrolments in St. Albert have remained strong throughout the city. The completion of the northern portion of the Anthony Henday ring road by St. Albert and the quick access to the southern neighbourhoods of St. Albert ensure they remain vibrant, rejuvenated student producing communities.

New developing neighbourhoods include Erin Ridge North in the Northeast, estimated at 4,381 people and 587 students. Jensen Lakes in the north, estimated at 5,727 people and 1,140 students. Riverside in the west central, estimated at 10,000 people and approximately 1,970 students.

The City of St. Albert, Technical Report on the Long-Term Provision of New Schools study indicated school sites should be a minimum of 10 acres. Most school sites are not. That unfortunately restricts the opportunity for large partnerships and building more than one school on the site. In addition, sites containing physically larger schools and ones serving higher grades require large competitive sports fields.



The City of St. Albert discontinued the biennial census following the 2018 census (population 66,082). It was confirmed April 29, 2022 with Adryan Slaght, Director, Planning & Development, City of St. Albert, the city has been growing between 1.1% and 1.4% annually for the past 10 years.

## OVERVIEW

### BACKGROUND

In May and June of 2018, the City of St. Albert undertook a municipal census to obtain an accurate count of the population and to update important demographic information. An accurate population count enables better economic development, social, and infrastructure planning and can have impacts on financial resources such as grants.

Census information was collected through online and in-person methods. Residents were mailed a letter containing a unique access code that could be used to respond through a web interface. Households that did not respond online were visited by an enumerator. The 2018 municipal census marked the first year digital tablets were used by enumerators instead of paper forms, resulting in increased accuracy through guided input which reduced transcription errors.

### RESPONSE RATE

The population numbers within this document are representations of the raw information collected through the census enumeration process – no extrapolation or imputation was performed. The overall response rate, that is, the number of dwellings with responses divided by the total number of occupied dwellings, was 99.2 per cent.

### OVERALL POPULATION

The overall population recorded through this census is 66,082, which is an increase of 2.22 per cent since the last census in 2016 (pop. 64,645). This translates to an annual growth rate of 1.11 per cent. These results are shown in Table 1.

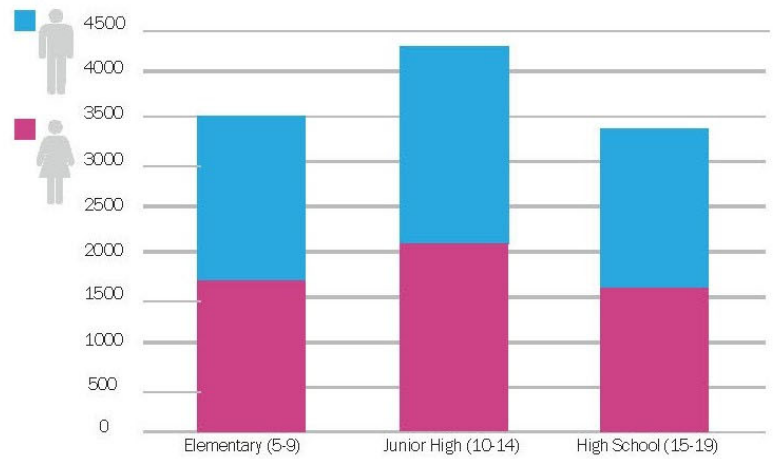
**TABLE 1. OVERALL POPULATION**

Year	Population	Growth	Percentage	Time Period	Average Annual Growth	Average Annual Growth Between 2008 & 2018
2008	58,501					
2010	60,138	1,637	2.80 %	2 YR	1.40 %	
2012	60,994	856	1.42 %	2 YR	0.71 %	
2014	63,255	2,261	3.71 %	2 YR	1.85 %	
2016	64,645	1,390	2.20 %	2 YR	1.10 %	
2018	66,082	1,437	2.22 %	2 YR	1.11 %	1.30 %

## STUDENT POPULATION

There were 12,042 residents who reported their ages as being in the K-12 age range (5 to 19 years of age). Relatively speaking, in 2018 the junior high cohort is the largest.

FIGURE 7. STUDENT POPULATION

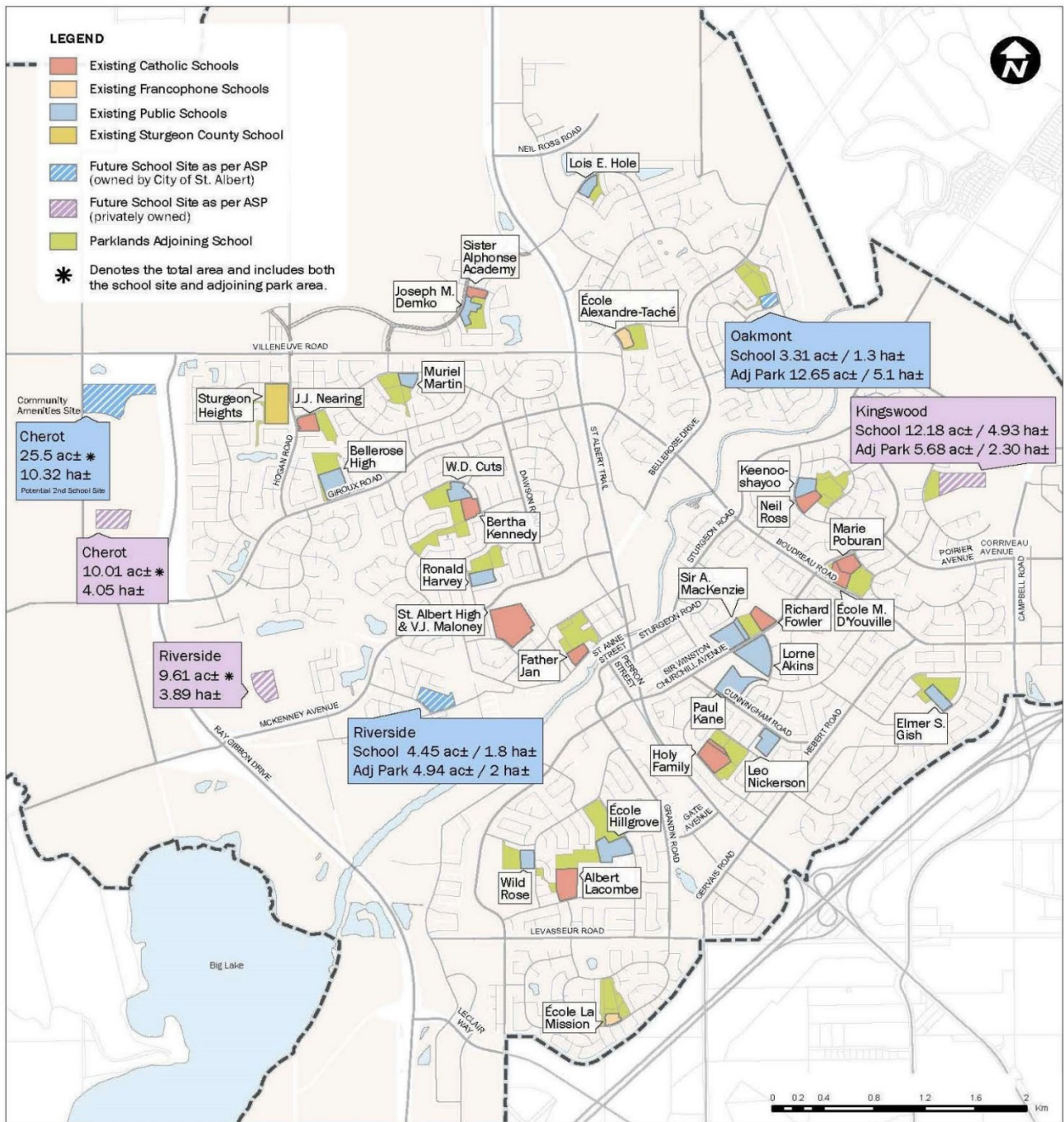


## City of St. Albert School / Park Site Inventory - As of January 1, 2023

School Sites Allocated in Previous Year 120221	Quadrant	Size(+/-)	Servicing	Subdivided	Readiness	Comments
N/A	N/A	N/A	N/A	N/A	N/A	N/A
City-Owned School Sites	Quadrant	Size(+/-)	Servicing	Subdivided	Readiness	Comments
Oakmont	NE	647 ha (16.0 ac)	Yes	Yes, see comments.	Now	This school site currently exists on 3 parcels where 3.3 ac is districted as PS (Public & Private Service), and 12.7 ac is districted as P (Park). May need to consolidate the lots for site planning purposes. The Francophone School Division informally expressed interest in this school site in 2022.
Riverside	NW	School: 1.8 ha (4.4 ac) Park: 2.0 ha (4.9 ha)	Yes	Yes, 2021	Now	A park was developed at this site in 2021. The school and park areas will require subdivision and redistricting as P (Public Park) and PS (Public and Private Service) land use districts.
Cherot	NW	10.32 ha (25.5 ac)	Yes	Yes, 2022.	Now	This is the Community Amenities Site, also identified as a potential location for a school, as per the Cherot ASP.
Approved ASP - Developer Controlled Sites	Quadrant	Size(+/-)	Servicing	Subdivided	Readiness	Comments
Kingswood	SE	7.24 ha (17.89 ac) Park: 2.30 ha (5.7 ac)	Yes	No	5-10 Years	The developer has indicated they will not subdivide or provide the school site until the City guarantees that a high school will not be built at this site. The City has not yet acquired land at this site for a school, but Kingsmeade Park was subdivided in 2021.
Cherot	NW	4.05 ha (10.01 ac)	No	No	2-5 Years	This school site is located in the southern area of Cherot, and was part of the original Range Road 260 ASP. With the recent Cherot ASP amendment in 2021, the size, location, and configuration of the school/park site has changed slightly.
Riverside	NW	3.89 ha (9.61 ac)	No	No	2-5 Years	This site was part of the ASP approved in 2005, and reconfigured in the 2020 ASP amendment.
Approved, Under Construction, or Recently Completed	Quadrant	Size(+/-)	Permit Issued	Status	Anticipated Open	Comments
Paul Kane Senior High School Replacement	SE	See comments.	Yes	Complete	January 2023	Part of the 16.67 ha campus of St. Albert Public Schools adjacent to Sir Winston Churchill Ave in the Forest Lawn neighbourhood.

This table identifies the sites within the City of St. Albert that were allocated for schools in 2022, as well as those that have been designated for school/park sites in an Area Structure Plan & transferred to the City, but that have not been allocated to any school district or otherwise encumbered, and those that have been identified in approved ASPs, but not yet transferred to the City.

Variances from approved ASP size can be encountered due to final subdivision configuration, location of roads, utilities, etc.



# City of St. Albert

## Existing and Potential School Sites

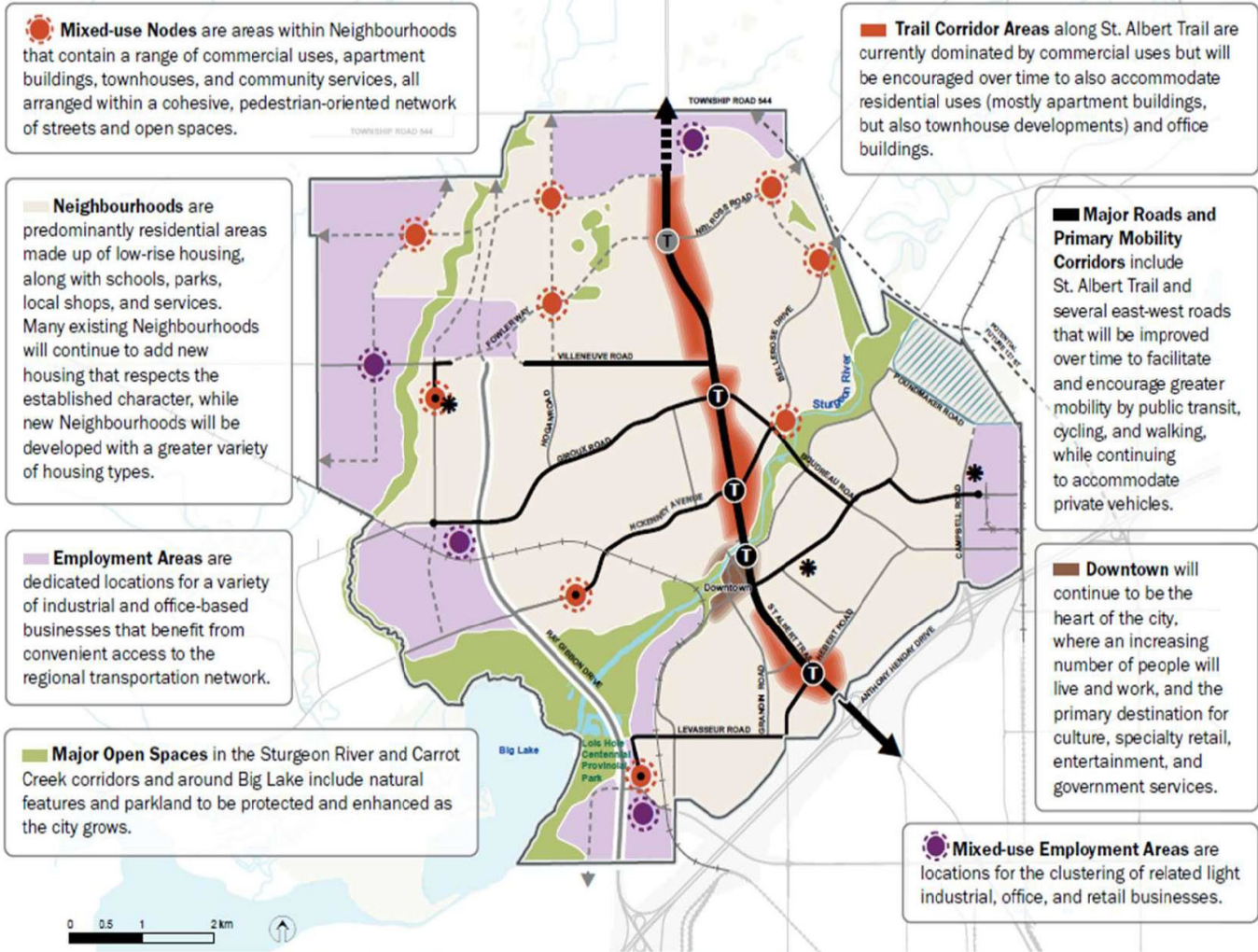
As of January 1, 2023



For more information contact:  
 Director of Planning & Development:  
 Email: [aslagnet@stalbert.ca](mailto:aslagnet@stalbert.ca)



# Urban Structure and General Land Use



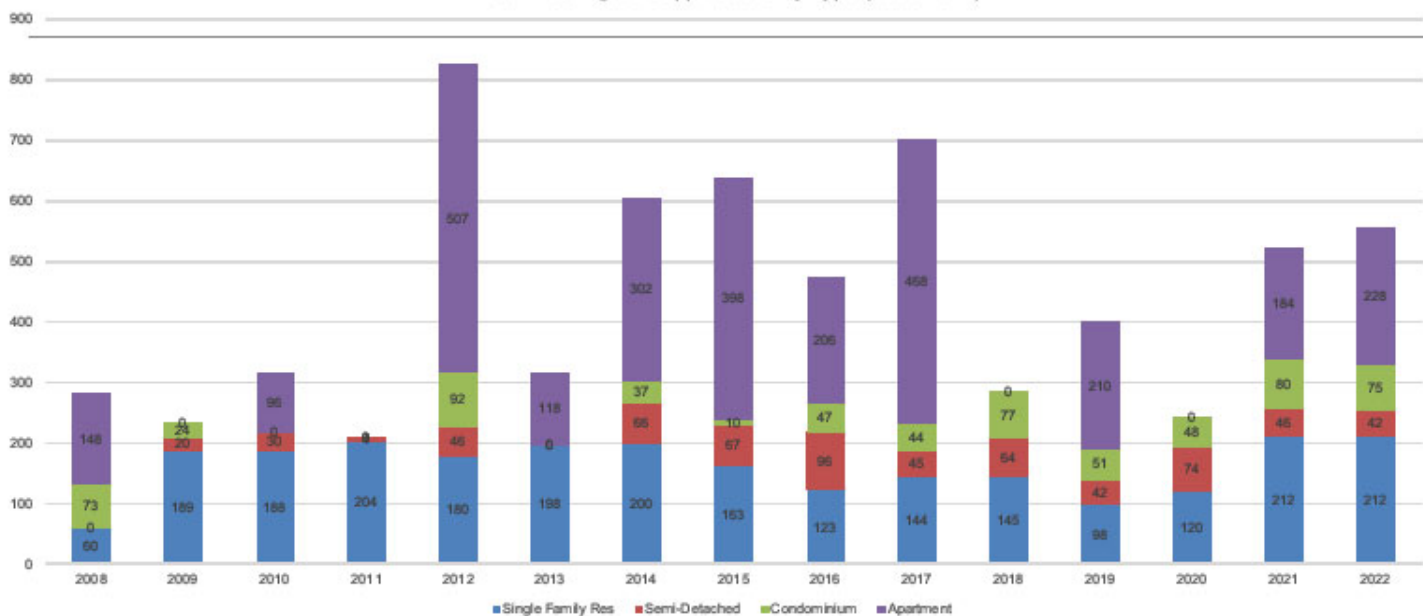
Locations and boundaries are approximate and for general illustrative purposes.

## 2022 Development Statistics

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- 212 Single family homes built in 2022. Same as 2021
- 557 Total units built in 2022. Up ~7% from 2021 (522)
- 12 Subdivisions in 2022. Down ~43% from 2021 (21)
- 222 Lots applied for in 2022. Down ~69% from 2021 (709)
- 393 Lots registered. Up ~17% from 2021 (337).
- 398 Vacant lots at year end. Up ~59% from 2021 (250)

Annual Housing Unit Applications by Type (2008-2022)





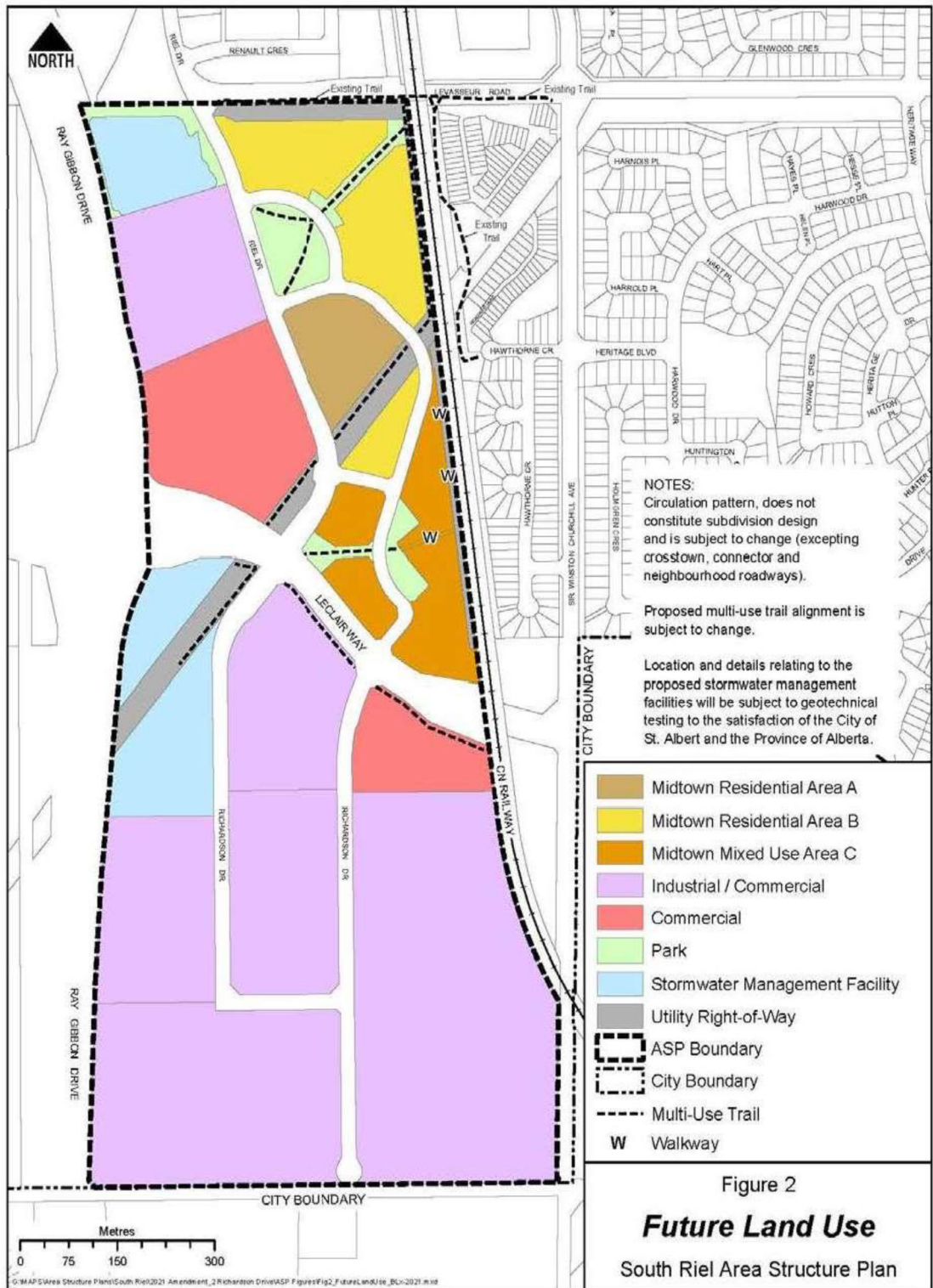
## 2023 Residential Growth Assumptions

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- Amacon
  - None
- Mid-Town
  - One stage?
- Riverside
  - 80-90 units + multi-family site
- Ville Giroux
  - 20-storey residential tower?
- Cherot
  - 25-80 units
- Nouveau
  - Multi-family site
- Jensen Lakes
  - ~60 units + multi-family site
- Erin Ridge North
  - 360-unit high-density site
- Kingswood
  - None anticipated
- Riverbank Landing
  - Building 1, 3

**Mid-Town**

- South Riel ASP
- \*Year of original approval: 2015
- \*Area: 91 Ha/225 Ac
- \*Plan Density: 99du/Ha
- \*Buildout: ~15%
- \*Buildout Population: ~2,442
- \*School Population Generation: ~490



# Riverside

## Riverside ASP

\*Year of original approval: 2005

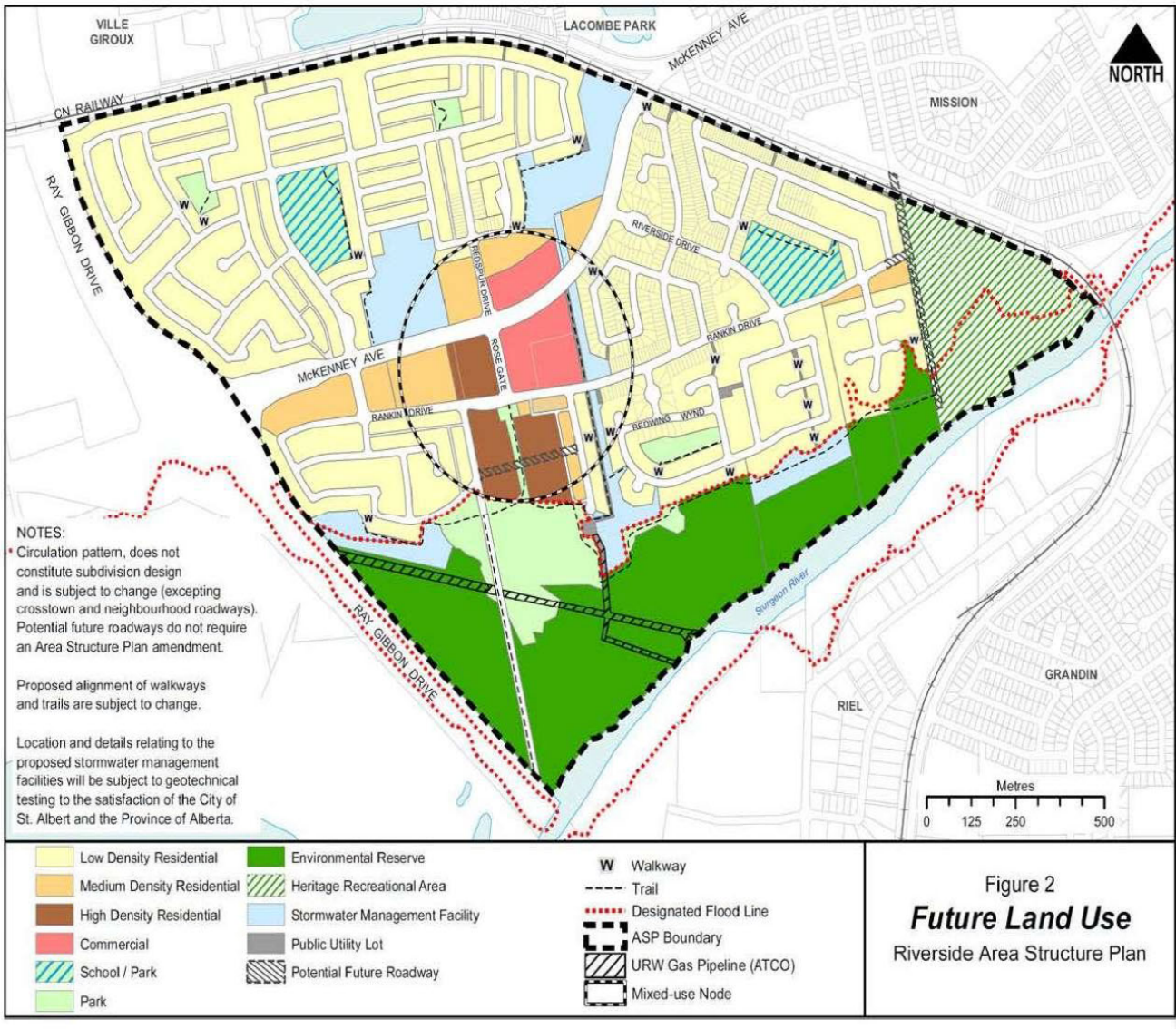
\*Area: 284Ha/702 Ac

\*Plan Density: 32 du/Ha

\*Buildout: ~45%

\*Buildout Population: ~9,887

\*School Population Generation: ~1,979



RIVERSIDE AREA STRUCTURE PLAN

# Ville Giroux

Ville Giroux ASP

\*Year of original approval: 2012

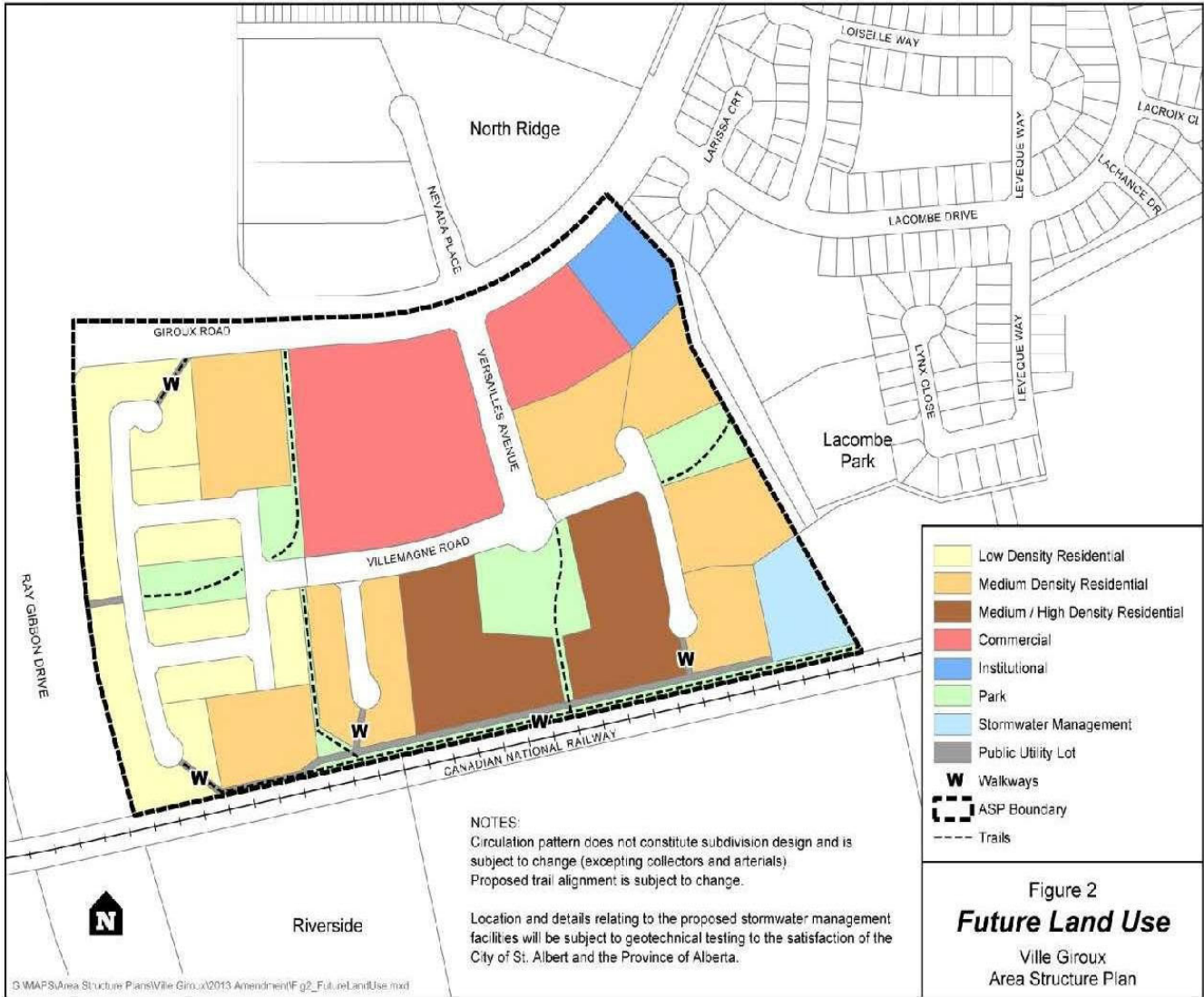
\*Area: 30Ha/74 Ac

\*Plan Density: 52 du/Ha

\*Buildout: ~50%

\*Buildout Population: ~1,409

\*School Population Generation: ~211



VILLE GIROUX AREA STRUCTURE PLAN

Figures

# Cherot

Cherot ASP

\*Year of original approval: 2014

\*Area: 185 Ha/ 457 Ac

\*Plan Density: 40.52 du/Ha

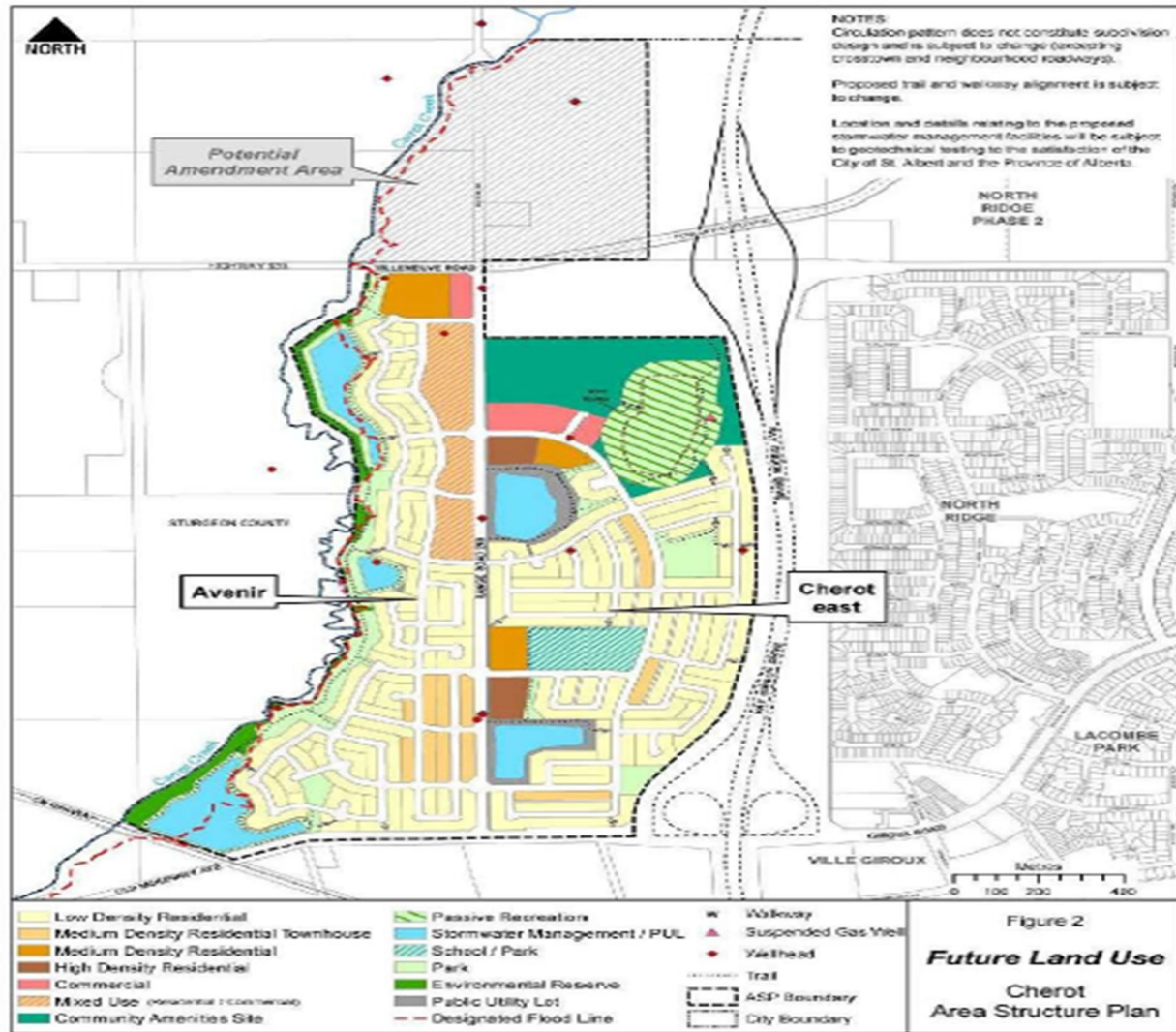
\*Buildout: ~0%

\*Buildout Population: ~7,935

\*School Population Generation: ~1,588

## CHEROT AREA STRUCTURE PLAN

Figures



G:\MAPS\Area Structure Plan\Range Road 200 ASP\ASP Figure\Fig2\_FutureLandUse.mxd

# Erin Ridge North

Erin Ridge North ASP

\*Year of original approval: 2010

\*Area: 150Ha/ 371 Ac

\*Plan Density: 36 du/Ha

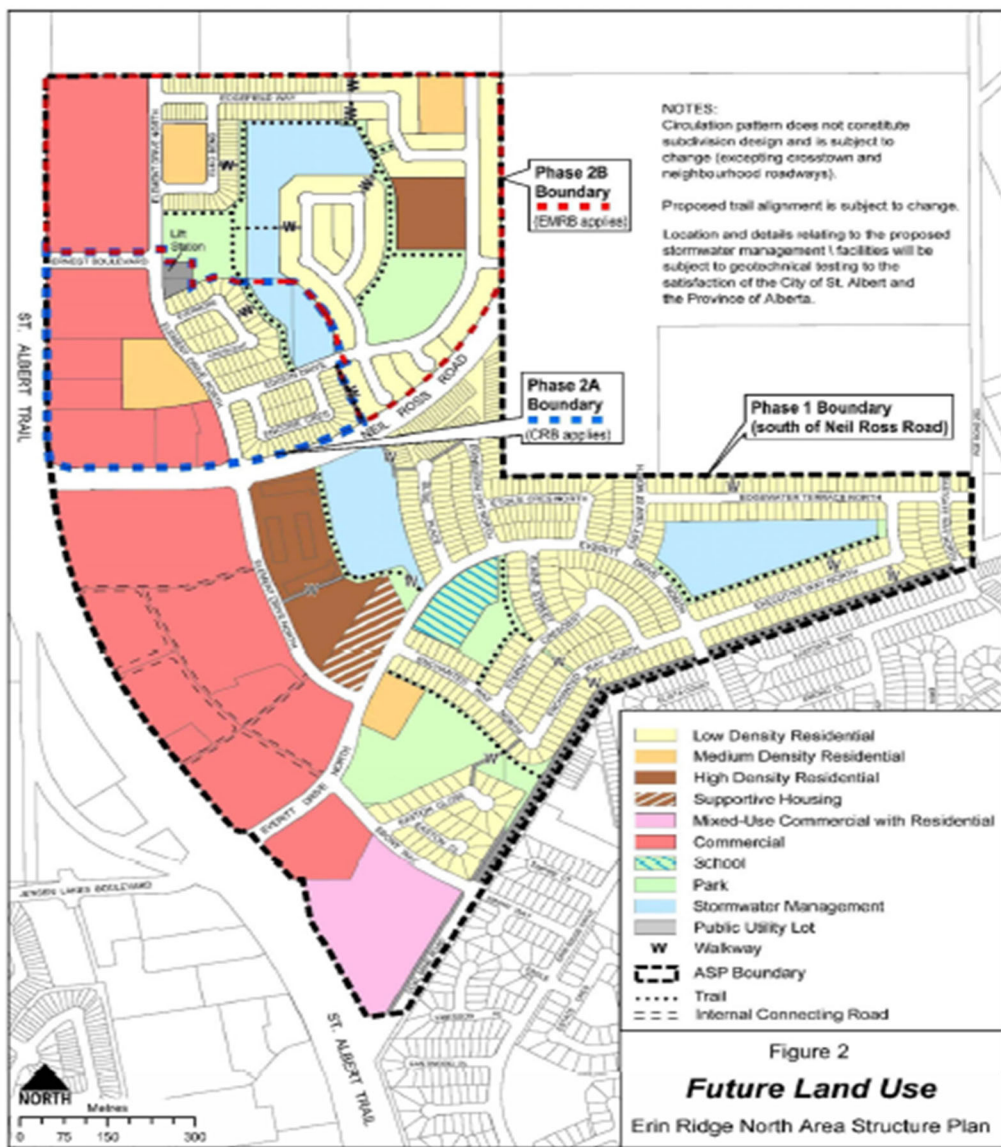
\*Buildout: ~77%

\*Buildout Population: ~4,451

\*School Population Generation: ~890

## ERIN RIDGE NORTH AREA STRUCTURE PLAN

Figures



# Kingswood

Kingswood/Pineview ASP

\*Year of original approval: 1996

\*Area: 150Ha/ 371 Ac

\*Plan Density: 17.8 du/Ha

\*Buildout: ~77%

\*Buildout Population: ~5,970

\*School Population Generation: ~1,433



# Riverbank Landing

Oakmont ASP

\*Year of original approval: 1990

\*Area: 150Ha/ 371 AC

\*Plan Density: 15.5 du/Ha

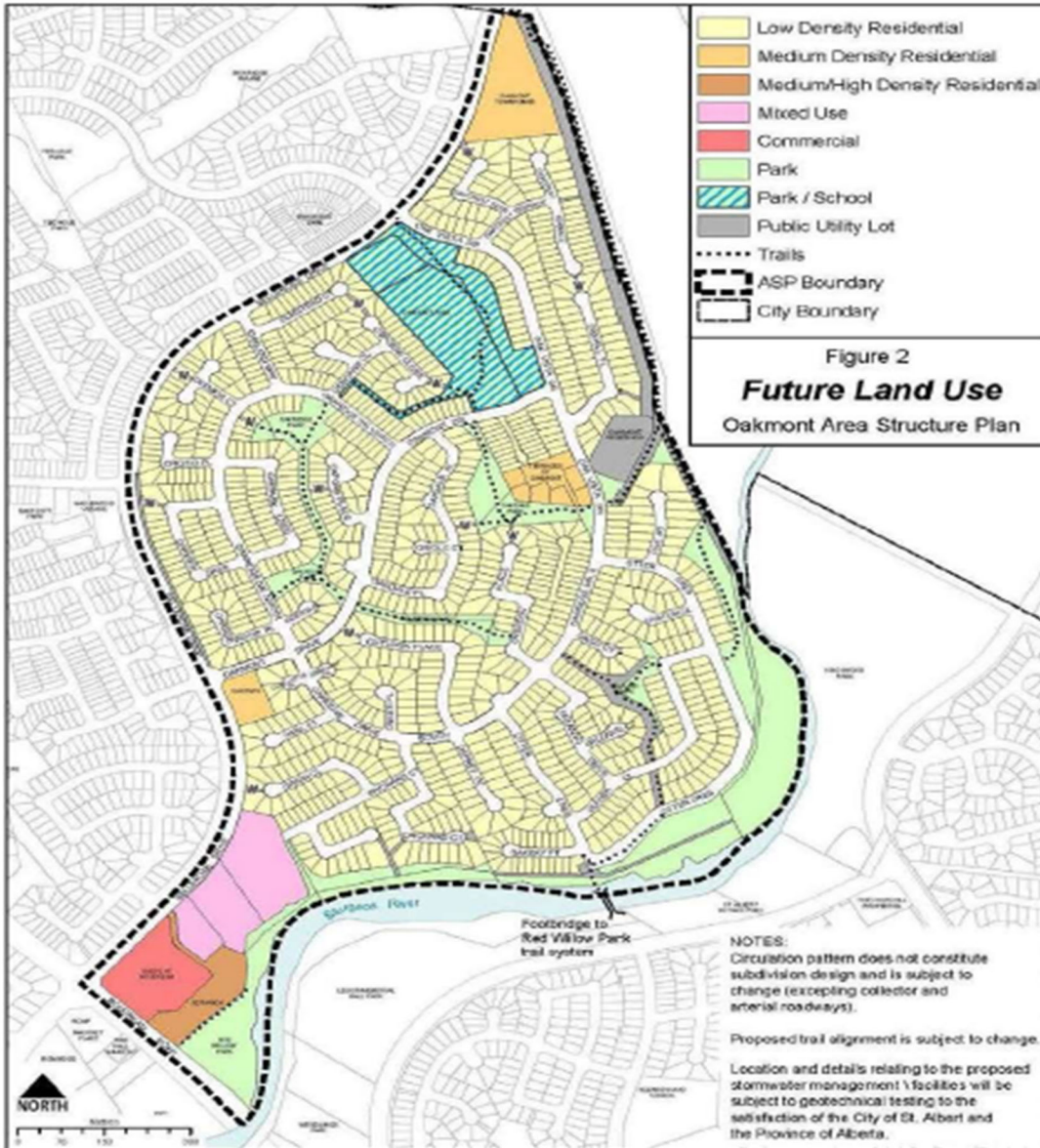
\*Buildout: ~100%

\*Buildout Population: ~ 5,015

\*School Population Generation: ~1,002

## OAKMONT AREA STRUCTURE PLAN

Figures



G:\WAP\Oakmont Area Structure Plan\Oakmont2021 Amendment\_Sylw T\_2021 Pk May 18\ASP Figures\Fig2\_FutureLandUse.mxd



# Amacon

## Downtown Area Redevelopment Plan (DARP)

\*Year of original approval: 2010

\*Area: 50Ha/ 124 Ac

\*Plan Density: 87 du/Ha

\*Buildout: ~80%

\*Buildout Population: ~5,500

\*School Population: ~825



# **Appendix 2**

# **Utilization and**

# **Enrolment**



## **Utilization and Enrolment**

### **Utilization**

The division's most recent (draft) report of the Area, Capacity and Utilization Report was issued on February 7, 2023, and is presented on the following pages. It depicts the division at 87% utilized. Still one of the fullest jurisdictions in the province, even after the opening of the 900 student Joseph M. Demko School in 2019 and 600 student Lois E. Hole Elementary School in 2017!

### **Projected Enrolment**

St. Albert Public Schools continues to enjoy growth. All projections indicate this trend will continue. As indicated in the previous section on Municipal Planning, historical and future developments in the City of St. Albert were considered in formulating the enrolment projections for the division.

### **Annexation**

Given the latest annexation that occurred in 2022 and 2020 and the economic slowdown, due to the COVID 19 pandemic, and now the global crisis' placing strains on the market and the accelerating energy market specifically it is difficult to quantify each item's exact implications. However, there is considerable pressure to develop land. That reality will significantly enhance and accelerate St. Albert Public Schools' student enrolment growth in the upcoming years.

### **St. Albert the Place to Live and Raise a Family**

St. Albert has been recognized on a national level by several independent publications as one of the best places to live in Canada, on more than one occasion, with the most recent on July 6, 2022 by Resonance Consultancy.

### **Conclusion**

Both the internal and external projections indicate that St. Albert Public Schools will continue to experience strong and stable student enrolment growth in the upcoming years. The predictions, in conjunction with a 12% increase in Grade 7 to Grade 9 populations in the last five years and record setting large ECS cohorts substantiate our need for new high school space.

Other ongoing new schools and modernizations will also be required as outlined in the 3-Year Capital Plan



## Area Capacity & Utilization Report (2022/2023 school year)

School Authority: The St. Albert School Division (7020)

Facility Name	Facility Location	#Grade Configuration	Instructional Area m2	Instructional Area per Student	CTS Cap	GYM/PAR Cap	Lib Cap	Total Capacity	Exempt Instructional Area m2	Net Capacity	Enrollment 2022/2023					
											ECS	Gr.1-12	ECS Sp. Ed. Severe	Gr.1-12 Sp. Ed. Severe	* Adj Total Enrol	Utiliz. %
<b>Bellrose Composite High School (2556)</b>																
BELLOSE COMPOSITE HIGH SCHOOL (F2251)	ST. ALBERT	10-12	3,532.50	3.65	220	100	25	1,353	0.00	1,353	0	971	0	41	1,053	78%
<b>Elmer S Gish School (2552)</b>																
ELMER S GISH SCHOOL (F2247)	ST. ALBERT	K-9	2,804.90	3.61	40	0	0	817	0.00	817	81	781	4	8	842	103%
<b>Hillgrove Campus (2543)</b>																
SIR GEORGE SIMPSON JUNIOR HIGH (F2238)	ST. ALBERT	5-9	2,363.60	3.69	60	50	25	796	0.00	796	0	741	0	49	839	105%
<b>Joseph M. Demko School (2188)</b>																
JOSEPH M. DEMKO SCHOOL (F6265)	ST. ALBERT	K-9	3,067.10	3.61	20	0	0	870	86.50	846	55	528	4	31	622	73%
<b>Kinoosay Elementary School (2554)</b>																
KEENOOSHAYO ELEMENTARY SCHOOL (F2249)	ST. ALBERT	K-6	1,589.30	3.47	0	0	0	458	152.60	414	37	303	5	30	367	98%
<b>Leo Nickerson Elementary (2548)</b>																
LEO NICKERSON ELEMENTARY (F2235)	ST. ALBERT	K-6	2,572.00	3.47	0	0	0	741	159.00	696	98	433	12	23	540	78%
<b>Lois E. Hole Elementary School (1968)</b>																
LOIS E. HOLE ELEMENTARY SCHOOLS (F6168)	ST. ALBERT	K-6	2,138.94	3.47	0	0	0	616	0.00	616	92	598	4	11	670	109%
<b>Lorne Akins Junior High School (2545)</b>																
LORNE AKINS JUNIOR HIGH SCHOOL (F2240)	ST. ALBERT	7-9	1,854.10	3.69	60	25	50	657	0.00	657	0	530	0	7	544	83%
<b>Muriel Martin Elementary School (2557)</b>																
MURIEL MARTIN ELEMENTARY SCHOOL (F2252)	ST. ALBERT	K-6	2,669.50	3.47	0	0	0	769	230.30	708	106	566	5	12	648	92%
<b>Paul Kane High School (2541)</b>																
PAUL KANE HIGH SCHOOL (F2236)	ST. ALBERT	10-12	3,523.50	3.65	140	75	25	1,225	0.00	1,225	0	1,314	0	15	1,344	110%

\* Total Adjusted Enrollment = ((ECS - ECS Sp. Ed. Severe) x 0.5) + (ECS Sp. Ed. Severe x 1.5) + (Gr.1-12 - Gr.1-12 Sp. Ed. Severe) + (Gr.1-12 Sp. Ed. Severe x 3)



Area Capacity & Utilization Report (2022/2023 school year)

School Authority: The St. Albert School Division (7020)

Facility Name	Facility Location	#Grade Configuration	Instructional Area m2	Instructional Area per Student	CTS Cap	#YM/PAR Cap	Lib Cap	Total Capacity	Exempt Instructional Area m2	Net Capacity	Enrollment 2022/2023					Util. %
											ECS	Gr.1-12	BCS Sp. Ed. Severe	Gr.1-12 Sp. Ed. Severe	* Adj Total Enrol	
<b>Robert Rundle Elementary (2544)</b>																
ROBERT RUNDLE ELEMENTARY (F2239)	ST. ALBERT	K-6	1,482.70	3.47	0	0	0	427	117.60	309	0	0	0	0	0	0%
<b>Ronald Harvey Elementary (2546)</b>																
RONALD HARVEY ELEMENTARY (F2241)	ST. ALBERT	K-6	1,754.90	3.47	0	0	0	506	0.00	506	46	382	6	25	461	91%
<b>Sir Alexander Mackenzie School (2542)</b>																
SIR ALEXANDER MACKENZIE SCHOOL (F2237)	ST. ALBERT	K-6	2,300.20	3.47	0	0	0	663	165.90	615	57	373	2	5	414	67%
<b>Wild Rose Elementary School (2551)</b>																
WILD ROSE ELEMENTARY SCHOOL (F2246)	ST. ALBERT	K-4	1,218.60	3.47	0	0	0	351	71.30	331	50	251	6	7	296	89%
<b>William D Cuts School (2598)</b>																
WILLIAM D CUTS SCHOOL (F2245)	ST. ALBERT	7-9	1,707.60	3.69	40	25	25	553	0.00	553	0	473	0	13	499	90%
<b>The St. Albert School Division - Total</b>			34,579.44		560	275	150	10,802	962.80	10,520	622	6,244	46	277	9,157	87%

\* Total Adjusted Enrollment = ((ECS - ECS Sp. Ed. Severe) x 0.5) + (ECS Sp. Ed. Severe x 1.5) + (Gr.1-12 - Gr.1-12 Sp. Ed. Severe) + (Gr.1-12 Sp. Ed. Severe x 3)

**Appendix 3**  
**Schools Projected**  
**Enrolment**  
**(Internal Projections)**



### **Schools Projected Enrolment** **Internal Projections**

Given the strong population growth experienced and the City of St. Albert's desire to expand, growth has been incorporated into the division's internal enrolment projections where appropriate.

Generally speaking, projections have been maintained using the principles of cohort survival. The spreadsheets for each school move student enrolment from one grade to the next grade in the upcoming year (i.e. 20 students in Grade 1 in year 1 will project to 20 students in Grade 2 in year 2, and so on). In the same way, enrolments are transferred from elementary schools to junior high schools and from junior high schools to senior high schools. However, cohort survival on its own is not an accurate projector of enrolment as there are other factors such as enrolment growth, program additions, and residential development that affect the projections. For example, within our division as the cohorts advance a grade each year typically every grade cohort gets larger.

Summaries and individual school projections are provided.

For 2023-2024 significant curtailment in growth may continue to occur as enrolments are being severely capped at E.S. Gish School and monitored closely at many other elementary schools due to a profound lack of school and jurisdictional space.

The division also uses the powerful Baragar program accommodation software. It will assist in enrolment projections and decisions regarding the housing of students.

DISTRICT TOTAL BY GRADE (BODY COUNT) - INCLUDES OUTREACH BUT NOT PROGRAM UNIT FUNDING (PUF)														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	612	608	625	624	650	657	669	689	701	715	731	746	761	776
1	630	622	646	643	650	678	685	697	718	730	744	761	776	792
2	625	605	626	668	671	678	708	714	728	747	760	774	792	809
3	632	611	632	663	693	698	704	733	741	754	775	789	805	823
4	613	631	622	650	689	719	725	731	761	769	782	805	820	836
5	692	629	635	666	674	714	745	752	759	788	799	812	835	851
6	616	693	631	667	690	698	741	772	781	787	817	830	843	866
7	638	621	742	638	700	724	732	778	809	819	825	857	869	883
8	614	649	602	746	664	727	751	760	808	841	851	857	891	903
9	611	609	657	623	782	698	762	788	797	847	882	893	901	936
10	765	753	720	863	766	959	857	936	967	978	1039	1082	1095	1105
11	692	790	771	737	902	801	1000	895	977	1008	1019	1083	1126	1140
12	785	723	794	784	777	951	850	1049	944	1028	1059	1071	1136	1181
4th		141	116	118	120	116	120	121	122	124	125	126	127	129
5th+	269	52	46	28	42	39	37	40	39	39	40	40	40	41
ENROLMENT	8794	8737	8865	9118	9470	9857	10084	10455	10650	10974	11248	11526	11817	12071
GROWTH%	2.6%	-0.6%	1.5%	2.9%	3.9%	4.1%	2.3%	3.7%	1.9%	3.0%	2.5%	2.5%	2.5%	4.7%
ENROLMENT(ECS .5)	8488	8433	8553	8806	9145	9529	9750	10111	10300	10617	10883	11153	11437	11683
GROWTH% (ECS .5)	2.5%	-0.6%	1.4%	3.0%	3.8%	4.2%	2.3%	3.7%	1.9%	3.1%	2.5%	2.5%	2.5%	4.8%

BY GRADE  
District Total By Grade (Body Count)  
2023-02-07



DISTRICT TOTAL BY GRADE WITHOUT OUTREACH														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	612	608	625	624	650	657	669	689	701	715	731	746	761	776
1	630	622	646	643	650	678	685	697	718	730	744	761	776	792
2	625	605	626	668	671	678	706	714	726	747	760	774	792	809
3	632	611	632	663	693	698	704	733	741	754	775	789	805	823
4	613	631	622	650	689	719	725	731	761	769	782	805	820	836
5	692	629	635	666	674	714	745	752	759	788	799	812	835	851
6	616	693	631	667	690	698	741	772	781	787	817	830	843	866
7	638	621	742	638	700	724	732	778	809	819	825	857	869	883
8	614	649	602	746	664	727	751	760	808	841	851	857	891	903
9	611	605	652	617	777	693	757	783	792	842	877	888	896	931
10	765	734	711	853	753	948	845	924	955	966	1027	1070	1083	1093
11	692	767	741	711	875	773	972	867	948	979	990	1053	1096	1110
12	785	693	751	718	730	898	794	996	889	972	1003	1014	1079	1123
4th	0	11	14	6	3	3	4	3	4	4	4	4	4	5
5th+	0	1	0	1	0	0	0	0	0	0	0	0	0	0
ENROLMENT	8525	8480	8630	8871	9219	9808	9830	10199	10382	10713	10985	11260	11550	11801
GROWTH%	2.8%	-0.5%	1.8%	2.8%	3.9%	4.2%	2.3%	3.8%	1.9%	3.1%	2.5%	2.5%	2.6%	4.8%
ENROLMENT(ECS .5)	8219	8176	8318	8556	8894	9280	9496	9855	10042	10356	10620	10887	11170	11413
GROWTH%(ECS .5)	2.8%	-0.5%	1.7%	2.9%	3.9%	4.3%	2.3%	3.8%	1.9%	3.1%	2.5%	2.5%	2.6%	4.8%

DISTRICT TOTAL BY GRADE WITH OUTREACH														
OUTREACH	278	257	235	247	251	249	254	256	258	261	263	266	267	270
ENROLMENT	8803	8737	8865	9118	9470	9857	10084	10455	10650	10974	11248	11526	11817	12071
GROWTH%	6.1%	-0.7%	1.5%	2.9%	3.9%	4.1%	2.3%	3.7%	1.9%	3.0%	2.5%	2.5%	2.5%	4.7%
ENROLMENT(ECS .5)	8497	8433	8553	8806	9145	9529	9750	10111	10300	10617	10883	11153	11437	11683
GROWTH%(ECS .5)	6.2%	-0.8%	1.4%	3.0%	3.8%	4.2%	2.3%	3.7%	1.9%	3.1%	2.5%	2.5%	2.5%	4.8%

GRADE WOUT OR  
23-24 enrol proj  
2023-02-07

DISTRICT TOTAL FTE BY SCHOOL														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
SCHOOL	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
Bellerose	1165	1112	995	967	972	1116	1105	1179	1181	1234	1277	1328	1377	1405
Elmer S. Gish	826	800	793	821	843	863	883	901	912	915	943	948	951	970
Hillgrove	773	705	755	742	794	777	786	791	802	812	832	836	854	866
Joseph M. Demko	334	423	470	556	643	732	815	907	999	1102	1153	1231	1284	1353
Kinosayo	320	296	341	317	299	303	297	283	298	290	298	301	305	312
Leo Nickerson	438	431	439	482	525	545	572	606	604	627	625	632	640	645
Lois E. Hole	594	609	619	645	654	634	632	634	634	638	641	646	653	658
Lorne Akins	510	529	535	532	566	574	630	638	650	656	665	670	683	691
Muriel Martin	616	619	591	619	655	685	706	724	741	756	761	777	789	802
Paul Kane	1077	1082	1208	1315	1386	1503	1506	1608	1611	1683	1743	1811	1881	1921
Ronald Harvey	381	371	376	405	412	420	427	444	460	470	496	514	533	556
Sir Alexander Mackenzie	483	461	427	401	379	386	390	387	373	389	389	392	397	400
Wild Rose	290	278	271	276	276	273	279	280	292	294	299	305	310	315
William D. Cuts	433	450	485	475	489	468	466	472	482	487	496	499	510	516
Enrolment Without Outreach (ECS .5)	8219	8164	8304	8552	8891	9277	9492	9852	10038	10352	10616	10883	11166	11408
Outreach	278	257	235	247	251	249	254	256	258	261	263	266	267	270
Enrolment (ECS .5)	8497	8421	8539	8799	9142	9526	9746	10108	10296	10613	10879	11149	11433	11678

by school, or after subtotal  
 23-24 enrol proj  
 2023-02-07

ELEMENTARY - BODY COUNT, WITHOUT PRESCHOOL UNIT FUNDING (PUF)														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	612	608	625	624	650	657	669	689	701	715	731	746	761	776
1	630	622	646	643	650	678	685	697	718	730	744	761	776	792
2	625	605	626	668	671	678	706	714	726	747	760	774	792	809
3	632	611	632	663	693	698	704	733	741	754	775	789	805	823
4	613	631	622	650	689	719	725	731	761	769	782	805	820	836
5	662	629	635	666	674	714	745	752	759	788	799	812	835	851
6	616	693	631	667	690	698	741	772	781	787	817	830	843	866
7														
8														
9														
10														
11														
12														
4th														
5th +														
ENROLMENT	4420	4399	4417	4581	4717	4842	4975	5088	5187	5290	5408	5517	5632	5753
GROWTH%	1%	0%	0%	4%	3%	3%	3%	2%	2%	2%	2%	2%	2%	4%
ENROLMENT(ECS .5)	4114	4095	4105	4289	4392	4514	4641	4744	4837	4933	5043	5144	5252	5365
GROWTH% (ECS .5)	1%	0%	0%	4%	3%	3%	3%	2%	2%	2%	2%	2%	2%	4%

Elementary  
23-24 enrol proj  
2023-02-07

JUNIOR HIGH SUMMARY														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS														
1														
2														
3														
4														
5														
6														
7	838	821	742	638	700	724	732	778	809	819	825	857	869	883
8	614	649	602	746	664	727	751	760	808	841	851	857	891	903
9	811	605	652	817	777	693	757	783	792	842	877	888	896	931
10														
11														
12														
4th														
5th +														
ENROLMENT	1863	1875	1998	2001	2141	2144	2240	2321	2409	2502	2553	2602	2656	2717
GROWTH%	4%	1%	6%	0%	7%	0%	4%	4%	4%	4%	2%	2%	2%	4%
ENROLMENT(ECS .5)	1863	1875	1998	2001	2141	2144	2240	2321	2409	2502	2553	2602	2656	2717
GROWTH% (ECS .5)	4%	1%	6%	0%	7%	0%	4%	4%	4%	4%	2%	2%	2%	4%

Jr.High  
Junior High Summary  
2023-02-07

HIGH SCHOOL SUMMARY - WITHOUT OUTREACH														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS														
1														
2														
3														
4														
5														
6														
7														
8														
9														
10	785	734	711	853	753	948	845	924	955	966	1027	1070	1083	1093
11	692	767	741	711	875	773	972	867	948	979	990	1053	1096	1110
12	785	693	751	718	730	898	794	996	889	972	1003	1014	1079	1123
4th	0	11	14	6	3	3	4	3	4	4	4	4	4	5
5th +	0	1	0	1	0	0	0	0	0	0	0	0	0	0
ENROLMENT	2242	2194	2203	2282	2358	2619	2611	2787	2792	2917	3020	3137	3258	3326
GROWTH%	4%	-2%	0%	4%	3%	11%	0%	7%	0%	4%	4%	4%	4%	6%
ENROLMENT(ECS .5)	2242	2194	2203	2282	2358	2619	2611	2787	2792	2917	3020	3137	3258	3326
GROWTH% (ECS .5)	4%	-2%	0%	4%	3%	11%	0%	7%	0%	4%	4%	4%	4%	6%

BR, PK  
High School Summary  
2023-02-07

BELLEROSE														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS														
1														
2														
3														
4														
5														
6														
7														
8														
9														
10	397	341	266	366	316	398	355	388	401	406	431	449	455	459
11	396	387	352	268	378	327	411	367	401	414	419	445	463	469
12	372	384	377	333	278	391	339	424	379	414	427	432	459	477
4th		7	13	6	3	3	4	3	4	4	4	4	4	5
5th+		1	0	1										
ENROLMENT	1165	1120	1008	974	975	1119	1109	1182	1185	1238	1281	1330	1381	1410
GROWTH%	4%	-4%	-10%	-3%	0%	15%	-1%	7%	0%	4%	3%	4%	4%	2%
ENROLMENT(ECS .5)	1165	1112	995	967	972	1116	1105	1179	1181	1234	1277	1326	1377	1405
GROWTH% (ECS .5)	4%	-5%	-11%	-3%	1%	15%	-1%	7%	0%	4%	3%	4%	4%	2%

- Assumptions**
- Grade 10 from STAPS feeder schools: 42% (based on 3 year average)
  - Grade 10 growth (includes out of district): 22% (based on 3 year average)
  - Grade 11 estimated enrolment growth: 2%
  - Grade 11 est Northridge, Riverside & Erin Ridge North 5 students
  - Grade 12 estimated enrolment growth: 2%
  - Grade 12 est Northridge, Riverside & Erin Ridge North 5 students
  - Grade 12 estimated returning students: 1% (based on 3 year average)

BR  
 High School Summary  
 2023-02-07

ELMER S GISH														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	74	88	98	82	91	92	90	93	94	94	96	97	98	99
1	77	79	97	95	84	94	95	93	96	97	97	99	100	101
2	98	80	76	99	98	87	97	98	96	99	100	100	102	103
3	98	94	93	80	102	101	90	100	101	99	102	103	103	105
4	95	97	93	102	82	105	104	93	103	104	102	105	106	106
5	110	100	90	97	105	84	108	107	96	106	107	105	108	109
6	104	107	100	94	100	108	87	111	110	99	109	110	108	111
7	57	72	77	72	77	83	91	70	94	93	82	92	93	91
8	82	53	66	73	74	79	85	94	72	97	96	84	95	96
9	68	74	52	68	75	76	81	88	97	74	100	99	87	98
10														
11														
12														
4th														
5th+														
ENROLMENT	863	844	842	862	888	909	928	947	959	962	991	994	1000	1019
GROWTH%	-9%	-2%	0%	2%	3%	2%	2%	2%	1%	0%	3%	0%	1%	2%
ENROLMENT(ECS .5)	826	800	793	821	843	863	883	901	912	915	943	946	951	970
GROWTH% (ECS .5)	-10%	-3%	-1%	4%	3%	2%	2%	2%	1%	0%	3%	0%	1%	2%

**Assumptions**

ECS estimated enrolment: Previous 3 year average  
 ECS estimated enrolment growth: 2%  
 Grades 1 - 6 estimated enrolment growth: 3%  
 Grades 7 - 9 estimated enrolment growth: 3%  
 Grade 7 estimated Global: -20 students (22-23 gr 6 class)

LOGOS moved to Joseph M. Demko in 2019-2020  
 Grade 7 Global moved to Lorne Akins in 2019-2020

ESG  
 High School Summary  
 2023-02-07

HILLGROVE														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS														
1														
2														
3														
4														
5	74	73	81	88	85	72	82	88	59	70	68	68	71	71
6	83	63	67	68	69	66	73	63	69	60	71	69	69	72
7	225	181	245	202	211	214	214	220	228	221	230	234	235	238
8	173	221	189	238	208	215	218	218	224	233	225	235	239	240
9	218	167	213	165	243	210	219	222	222	228	238	230	240	244
10														
11														
12														
4th														
5th+														
ENROLMENT	773	705	755	742	794	777	788	791	802	812	832	836	854	868
GROWTH%	3%	-9%	7%	-2%	7%	-2%	1%	1%	1%	1%	2%	0%	2%	1%
ENROLMENT(ECS .5)	773	705	755	742	794	777	788	791	802	812	832	836	854	868
GROWTH% (ECS .5)	3%	-9%	7%	-2%	7%	-2%	1%	1%	1%	1%	2%	0%	2%	1%

**Assumptions**

Grade 7 from STAPS feeder schools: 39% (based on 3 year average, excluding E S Gish)  
Grade 5-7 estimated enrolment growth: 2%  
Grade 8 estimated enrolment growth: 2%  
Grade 9 estimated enrolment growth: 2%  
Grade 7 estimated Late French Immersion growth: 4 students

HG  
High School Summary  
2023-02-07



JOSEPH M. DEMKO														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	46	51	58	55	63	68	71	77	82	87	92	97	103	108
1	34	60	48	68	64	73	78	81	88	93	98	104	109	115
2	25	40	66	57	78	74	83	89	92	99	105	110	116	122
3	40	30	40	77	66	89	84	94	100	104	111	117	123	129
4	44	44	36	44	88	76	100	95	106	112	116	124	130	136
5	35	47	51	53	53	99	87	112	107	118	125	129	137	144
6	36	48	46	53	62	62	111	98	125	119	131	139	143	151
7	42	46	60	61	62	72	72	124	110	139	132	145	153	158
8	35	46	47	58	71	72	82	82	137	123	153	146	160	168
9	20	36	47	57	67	81	82	93	93	151	136	168	161	176
10														
11														
12														
4th														
5th+														
ENROLMENT	357	448	499	583	674	768	850	945	1040	1145	1199	1279	1335	1407
GROWTH%	0%	0%	11%	17%	16%	14%	11%	11%	10%	10%	5%	7%	4%	5%
ENROLMENT(ECS .5)	334	423	470	556	643	732	815	907	999	1102	1153	1231	1284	1353
GROWTH% (ECS .5)	0%	0%	11%	18%	16%	14%	11%	11%	10%	10%	5%	7%	4%	5%

**Assumptions**

ECS estimated enrolment:	Previous 3 year average
ECS estimated enrolment growth:	5%
Grades 1 - 6 estimated enrolment growth:	6%
Grades 7 - 9 estimated enrolment growth:	5%
Development Growth (ECS to grade 9)	6 students

JMD  
High School Summary  
2023-02-07

KINOSAYO														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	48	24	48	37	42	41	40	44	43	44	45	45	46	47
1	47	44	33	52	38	43	42	41	45	44	45	46	46	47
2	31	44	57	31	53	39	44	43	42	46	45	46	47	47
3	57	30	59	59	32	54	40	45	44	43	47	46	47	48
4	45	57	44	50	60	33	55	41	46	45	44	48	47	48
5	63	44	67	43	51	61	34	56	42	47	46	45	49	48
6	54	65	57	63	44	52	62	35	57	43	48	47	46	50
7														
8														
9														
10														
11														
12														
4th														
5th+														
ENROLMENT	343	308	365	335	320	323	317	305	319	312	320	323	328	335
GROWTH%	1%	-10%	19%	-8%	-4%	1%	-2%	-4%	5%	-2%	3%	1%	2%	2%
ENROLMENT(ECS .5)	320	296	341	317	299	303	297	283	298	290	298	301	305	312
GROWTH%(ECS .5)	1%	-8%	15%	-7%	-6%	1%	-2%	-5%	5%	-3%	3%	1%	1%	2%

**Assumptions**

ECS estimated enrolment: Previous 5 year average  
 ECS estimated enrolment growth: 5%  
 Grades 1 - 6 estimated enrolment growth: 2%

KN  
 High School Summary  
 2023-02-07

LORNE AKINS														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS														
1														
2														
3														
4														
5														
6														
7	167	183	197	151	202	205	205	210	217	211	219	222	223	227
8	179	165	174	202	156	208	211	211	218	223	217	225	228	229
9	164	181	164	179	208	161	214	217	217	222	229	223	232	235
10														
11														
12														
4th														
5th+														
ENROLMENT	510	529	535	532	566	574	630	638	650	656	665	670	683	691
GROWTH%	0%	4%	1%	-1%	6%	1%	10%	1%	2%	1%	1%	1%	2%	1%
ENROLMENT(ECS .5)	510	529	535	532	566	574	630	638	650	656	665	670	683	691
GROWTH% (ECS .5)	0%	4%	1%	-1%	6%	1%	10%	1%	2%	1%	1%	1%	2%	1%

**Assumptions**

Grade 7 from STAPS feeder schools: 34% (based on 3 year average, excluding E S Gish)  
Grade 7 estimated enrolment growth: 2%  
Grade 8 estimated enrolment growth: 2%  
Grade 9 estimated enrolment growth: 2%  
Grades 7 - 9 estimated North East growth: 2 students per grade  
Grade 7 Global moved from Elmer S. Gish 20 students (22-23 gr 6 class)

LA  
High School Summary  
2023-02-07

LOIS E. HOLE														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	96	88	84	92	90	90	92	92	93	94	95	96	97	98
1	111	100	94	91	94	92	92	94	94	95	96	97	98	99
2	111	100	99	97	93	96	94	94	96	96	97	98	99	100
3	86	110	97	96	99	95	98	96	96	98	98	99	100	101
4	83	87	112	101	98	101	97	100	98	98	100	100	101	102
5	79	85	87	120	103	100	103	99	102	100	100	102	102	103
6	76	83	88	94	122	105	102	105	101	104	102	102	104	104
7														
8														
9														
10														
11														
12														
4th														
5th+														
ENROLMENT	642	653	661	691	699	679	678	680	680	685	688	694	701	707
GROWTH%	0%	2%	1%	5%	1%	-3%	0%	0%	0%	1%	0%	1%	1%	1%
ENROLMENT(ECS .5)	594	609	619	645	654	634	632	634	634	638	641	646	653	658
GROWTH% (ECS .5)	0%	3%	2%	4%	1%	-3%	0%	0%	0%	1%	0%	1%	1%	1%

**Assumptions**

ECS estimated enrolment: Previous 3 year average  
 ECS estimated enrolment growth: 2%  
 Grades 1 - 6 estimated enrolment growth: 2%

LEH  
 High School Summary  
 2023-02-07

LEO NICKERSON														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	74	93	73	98	90	89	94	93	94	96	96	97	98	99
1	75	60	98	73	99	91	90	95	94	95	97	97	98	99
2	82	68	55	97	74	100	92	91	98	95	96	98	98	99
3	57	73	65	63	98	75	101	93	92	97	96	97	99	99
4	64	53	89	68	64	99	76	102	94	93	98	97	98	100
5	66	63	55	75	69	65	100	77	103	95	94	99	98	99
6	57	67	62	57	76	70	66	101	78	104	96	95	100	99
7														
8														
9														
10														
11														
12														
4th														
5th+														
ENROLMENT	475	477	475	531	570	589	619	652	651	675	673	680	689	694
GROWTH%	-25%	0%	0%	12%	7%	3%	5%	5%	0%	4%	0%	1%	1%	1%
ENROLMENT(ECS .5)	438	431	439	482	525	545	572	606	604	627	625	632	640	645
GROWTH% (ECS .5)	-26%	-2%	2%	10%	9%	4%	5%	6%	0%	4%	0%	1%	1%	1%

**Assumptions**

ECS estimated enrolment: Previous 3 year average  
 ECS estimated enrolment growth: 2%  
 Grades 1 - 6 estimated enrolment growth: 1%

It is anticipated that French Immersion enrolment will increase due to neighbourhood growth in Riverside

LN  
 High School Summary  
 2023-02-07

MURIEL MARTIN														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	100	85	99	108	100	105	107	107	110	111	113	115	118	118
1	98	108	97	100	109	103	108	110	110	113	114	116	118	119
2	103	88	95	98	103	112	106	111	113	113	116	117	119	122
3	93	98	93	98	101	106	115	109	114	116	118	119	121	123
4	90	90	90	97	101	104	109	118	112	117	119	119	123	125
5	108	92	82	88	100	104	107	112	122	115	121	123	123	127
6	74	102	84	85	91	103	107	110	115	126	118	125	127	127
7														
8														
9														
10														
11														
12														
4th														
5th+														
ENROLMENT	668	661	640	672	705	737	759	777	798	811	817	834	847	861
GROWTH%	-1%	-1%	-3%	5%	5%	5%	3%	2%	2%	2%	1%	2%	2%	2%
ENROLMENT(ECS .5)	616	619	591	619	655	685	706	724	741	758	761	777	789	802
GROWTH% (ECS .5)	-1%	0%	-5%	5%	6%	5%	3%	3%	2%	2%	1%	2%	2%	2%

**Assumptions**

ECS estimated enrolment:

Previous 3 year average

ECS estimated enrolment growth:

3% To encompass Northridge French Immersion growth

Grades 1 - 6 estimated enrolment growth:

3% To encompass Northridge French Immersion growth

MM

High School Summary

2023-02-07

PAUL KANE														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS														
1														
2														
3														
4														
5														
6														
7														
8														
9														
10	368	393	445	487	437	550	490	536	554	560	596	621	628	634
11	296	380	389	443	497	448	561	500	547	565	571	608	633	641
12	413	309	374	385	452	507	455	572	510	558	576	582	620	646
4th		4	1	0	0	0	0	0	0	0	0	0	0	0
5th+		0	0	0										
ENROLMENT	1077	1086	1209	1315	1386	1503	1506	1608	1611	1683	1743	1811	1881	1921
GROWTH%	4%	1%	11%	9%	5%	8%	0%	7%	0%	4%	4%	4%	4%	2%
ENROLMENT(ECS .5)	1077	1082	1208	1315	1386	1503	1506	1608	1611	1683	1743	1811	1881	1921
GROWTH% (ECS .5)	4%	0%	12%	9%	5%	8%	0%	7%	0%	4%	4%	4%	4%	2%

**Assumptions**

Grade 10 from STAPS feeder schools: 58% (based on 3 year average)  
Grade 10 growth (includes out of district): 22% (based on 3 year average)  
Grade 11 estimated enrolment growth: 2%  
Grade 12 estimated enrolment growth: 2%  
Grade 12 estimated returning students: 1% (based on 3 year average)

PK  
High School Summary  
2023-02-07

RONALD HARVEY														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	41	50	60	46	57	59	59	64	68	68	71	74	76	79
1	64	49	53	61	51	62	64	64	69	71	73	76	79	82
2	47	70	51	60	66	56	67	69	69	74	76	78	82	85
3	47	52	65	57	63	69	59	70	72	72	77	80	82	86
4	52	52	58	68	60	66	72	62	73	75	75	81	84	88
5	63	56	59	69	71	63	69	75	65	76	79	79	85	88
6	67	67	60	67	72	74	66	72	79	68	80	83	83	89
7														
8														
9														
10														
11														
12														
4th														
5th+														
ENROLMENT	381	398	408	428	440	449	456	476	493	504	531	551	571	595
GROWTH%	-7%	4%	3%	5%	3%	2%	2%	4%	4%	2%	5%	4%	4%	4%
ENROLMENT(ECS .5)	361	371	376	405	412	420	427	444	460	470	496	514	533	556
GROWTH% (ECS .5)	-4%	3%	1%	8%	2%	2%	2%	4%	4%	2%	5%	4%	4%	4%

#### Assumptions

ECS estimated enrolment:	Previous 3 year average
ECS estimated enrolment growth:	2%
Grades 1 - 6 estimated enrolment growth:	2%
ECS to Grade 2 estimated Riverside growth:	4 students per grade
Grades 3 - 6 estimated Riverside growth:	2 student per grade

Northridge subdivision is estimated to generate approximately 100 elementary students when mature. Ronald Harvey is the designated school for grades ECS to 6 and is expected to increase by 10 students per year (100/10). These 10 students have been distributed as noted above.

The Riverside development is projected to add 12,500 residents. That new neighbourhood will be split between Ronald Harvey and Joseph M. Demko. French immersion from Riverside goes to Leo Nickerson.

RH  
High School Summary  
2023-02-07



SIR ALEXANDER MACKENZIE														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	66	63	45	58	56	54	57	57	57	58	58	59	60	60
1	68	61	69	42	59	57	55	58	58	58	59	59	60	61
2	62	61	67	72	43	60	58	56	59	59	59	60	60	61
3	91	59	61	64	73	44	61	59	57	60	60	60	61	61
4	70	88	57	56	65	74	45	62	60	58	61	61	61	62
5	94	69	83	53	57	66	75	46	63	61	59	62	62	62
6	65	91	67	85	54	58	67	77	47	64	62	60	63	63
7														
8														
9														
10														
11														
12														
4th														
5th+														
ENROLMENT	516	492	449	430	407	413	418	415	401	418	418	421	427	430
GROWTH%	-7%	-5%	-9%	-4%	-5%	1%	1%	-1%	-3%	4%	0%	1%	1%	1%
ENROLMENT(ECS .5)	483	461	427	401	379	386	390	387	373	389	389	392	397	400
GROWTH% (ECS .5)	-8%	-5%	-7%	-6%	-5%	2%	1%	-1%	-4%	4%	0%	1%	1%	1%

**Assumptions**

ECS estimated enrolment: Previous 3 year average  
 ECS estimated enrolment growth: 2%  
 Grades 1 - 6 estimated enrolment growth: 2%

SAM

High School Summary  
 2023-02-07

WILLIAM D. CUTS														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS														
1														
2														
3														
4														
5														
6														
7	147	139	163	152	148	150	150	154	160	155	162	164	165	168
8	145	164	146	175	157	153	155	155	159	165	160	167	169	170
9	141	147	176	148	184	165	161	163	163	167	174	188	176	178
10														
11														
12														
4th														
5th+														
ENROLMENT	433	450	485	475	489	468	466	472	482	487	496	499	510	516
GROWTH%	7%	4%	8%	-2%	3%	-4%	0%	1%	2%	1%	2%	1%	2%	1%
ENROLMENT(ECS .5)	433	450	485	475	489	468	466	472	482	487	496	499	510	516
GROWTH% (ECS .5)	7%	4%	8%	-2%	3%	-4%	0%	1%	2%	1%	2%	1%	2%	1%

**Assumptions**

Grade 7 from STAPS feeder schools: 27% (based on 3 year average, excluding E S Gish)  
Grade 7 estimated enrolment growth: 4%  
Grade 8 estimated enrolment growth: 4%  
Grade 9 estimated enrolment growth: 4%  
Grades 7 - 9 estimated Riverside growth: 2 students per grade

Northridge subdivision is estimated to generate approximately 125 junior high students when mature. W D Cuts is the designated school for grades 7 to 9 and is expected to increase by 12 students per year (125/10). These 12 students have been distributed as noted above.

WDC  
High School Summary  
2023-02-07

WILD ROSE														
ACTUAL ENROLMENTS					PROJECTED ENROLMENTS									
GRADE	19-20	20-21	21-22	22-23	23-24	24-25	25-26	26-27	27-28	28-29	29-30	30-31	31-32	32-33
ECS	69	68	60	50	61	59	59	62	62	63	65	66	67	68
1	56	61	59	61	52	63	61	61	64	64	65	67	68	69
2	66	58	60	57	63	54	65	63	63	66	66	67	69	70
3	63	65	59	69	59	65	56	67	65	65	68	68	69	71
4	70	63	63	64	71	61	67	58	69	67	67	70	70	71
5														
6														
7														
8														
9														
10														
11														
12														
4th														
5th+														
ENROLMENT	324	311	301	301	306	302	308	311	323	325	331	338	343	349
GROWTH%	3%	-4%	-3%	0%	2%	-1%	2%	1%	4%	1%	2%	2%	1%	2%
ENROLMENT(ECS .5)	290	278	271	276	276	273	279	280	282	294	299	305	310	315
GROWTH% (ECS .5)	1%	-4%	-3%	2%	0%	-1%	2%	1%	4%	1%	2%	2%	1%	2%

**Assumptions**

ECS estimated enrolment: Previous 3 year average  
 ECS estimated enrolment growth: 2%  
 Grades 1 - 6 estimated enrolment growth: 2%  
 Grades ECS - 6 estimated southwest growth: 1 students per grade

Southwest growth is anticipated to generate school aged students.

WR  
 High School Summary  
 2023-02-07

**Appendix 4**  
**Provincial Forecasting**  
**Model and School**  
**Needs Assessment**  
**Review**



### **Provincial Forecasting Model**

The division continues to be aware of and monitor the provincial forecasting model. The division reviews and considers the provincial data as it builds its internal projections.

To date, notwithstanding numerous discussions, the provincial forecast has been very inaccurate for St. Albert Public Schools as regular cohort growth is a difficult factor to incorporate.

### **School Needs Assessment Review**

The Regular School Needs Assessment Review, a joint effort between the City of St. Albert, Greater St. Albert Catholic Schools and our school jurisdiction was last completed in 2002. Our results exceeded the consultant's projections at that time.

Since the other partners were not ready to renew the study in 2014, the division purchased the Baragar software as a proactive planning tool to assist with program accommodation. It is a powerful software package that will serve a fast growing division well. It assists with efficiently planning where students will be housed.

Results to date strongly indicate in St. Albert the school age population will continue to experience growth.

### **Recent Municipal Annexation to Substantiate Student Growth Projections**

#### **“...Annexation Approved**

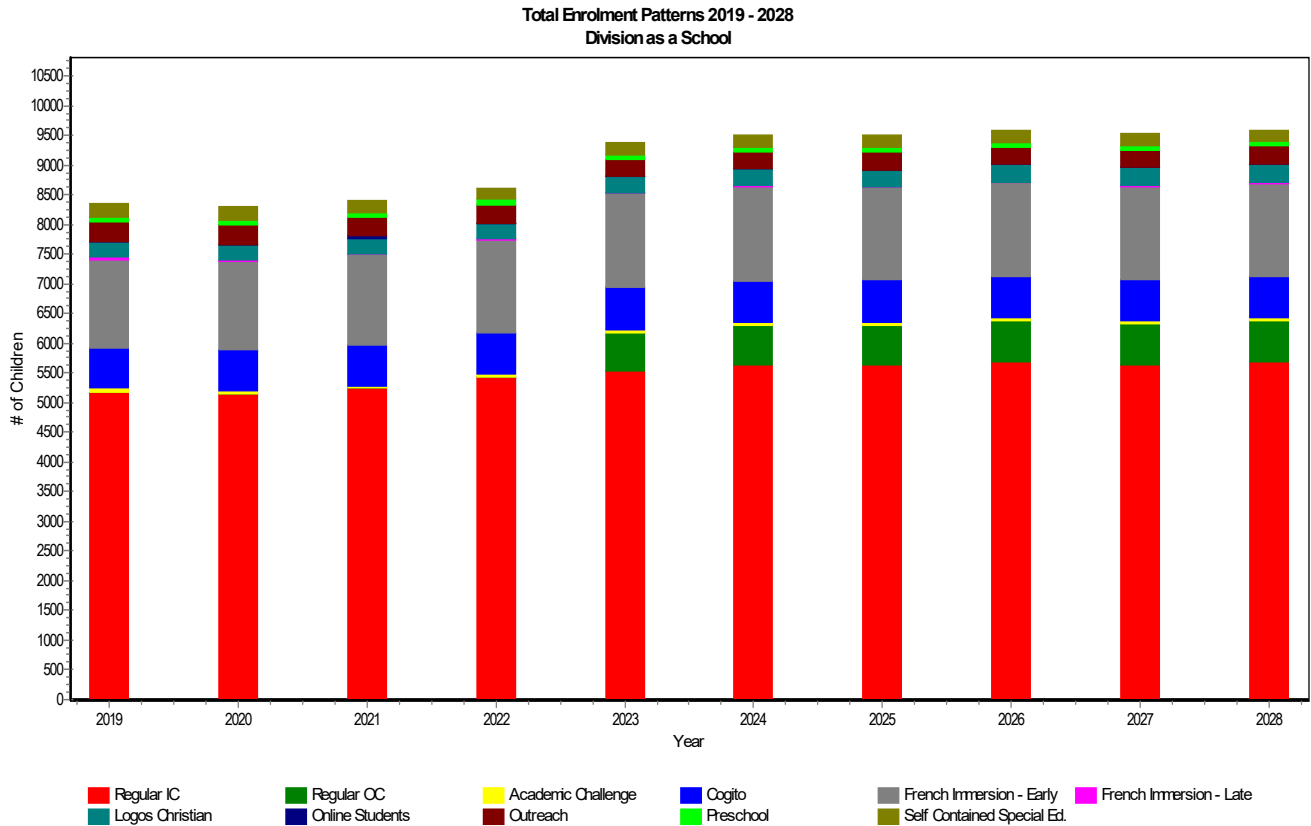
The City of St. Albert's application to annex 1558 hectares (3850 acres) of land from Sturgeon County was approved by the Provincial Government through an Order in Council on December 8, 2021.

Four years of collaborative partnership and negotiation between the two parties led to the City's annexation application submission in December 2020. The Land and Property Rights Tribunal held its public hearing in April 2021, and made its recommendation to Cabinet. The City of St. Albert continues preparing for the transition of jurisdiction, which takes effect **January 1, 2022...**”

- Source City of St. Albert website

## Baragar

A projection using base knowledge from the powerful Barager software is attached. It reflects continued strong growth based on the existing enrolment trends without considering local knowledge of new growing neighbourhoods in Erin Ridge North, Jensen Lakes and Riverside.



**An excerpt from the ATB Financial | March 23, 2023 indicting high migration to Alberta.**

**Rob Roach, ATB Economics | March 23, 2023**

**Alberta remains migration magnet**

It was down from the near-record set in the third quarter, but interprovincial migration to Alberta remained high over the last three months of 2022.

On a net basis, Alberta gained 11,534 residents from other parts of Canada in the fourth quarter compared to 19,285 in the third quarter.

This was the sixth quarter in a row that Alberta gained population from other parts of the country for a total increase of 52,479 residents over this period from interprovincial migration.

Five provinces posted gains from interprovincial migration in the fourth quarter with Alberta adding the most residents. Nova Scotia experienced the second largest net inflow at +1,025.

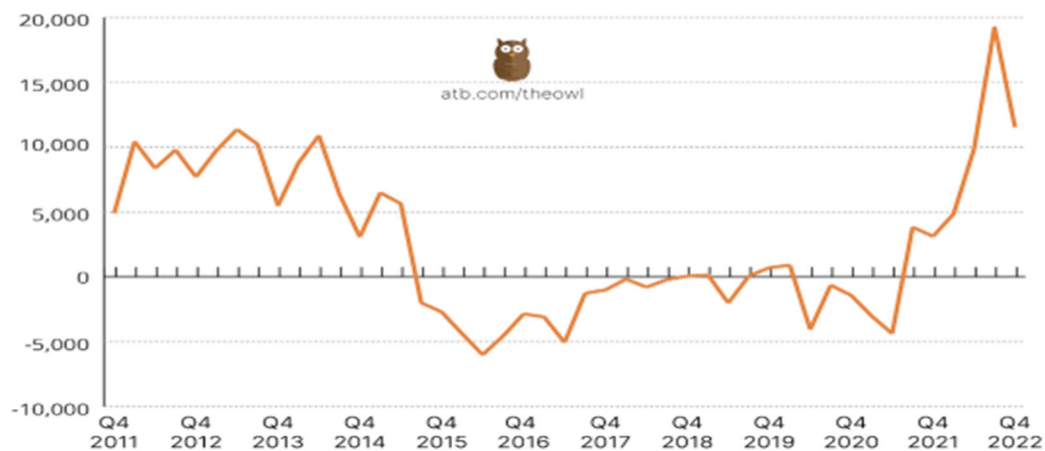
Ontario was the main source of residents moving to Alberta in the fourth quarter with 4,831 more Ontario residents moving to Alberta than vice versa.

British Columbia was the second largest source with 3,591 more people moving from B.C. to Alberta than the other way around.

Relatively stronger economic performance in Alberta is expected to maintain the positive inflow of interprovincial migrants into the province in 2023.

**Net interprovincial migration, Alberta**

In migrants less out migrants, quarterly



Source: Statistics Canada Table 17-10-0020-01

Graph by ATB Economics

**An excerpt from the ATB Economics | January 18, 2022 indicating the situation is not as bad as it sometimes feels. The enrolment projections while realistic ought not be so pessimistic.**

**Rob Roach, ATB Economics | January 18, 2022**

### **Alberta housing starts highest in seven years**

Annual housing starts in Alberta last year were 33% higher than in 2020 and 17% higher than in 2019.

At 31,935, they were also the highest they have been since 2015 when they came in at 37,282. Starts peaked in 2006 at 48,962.

Single detached houses led the charge last year at 38% above the pre-COVID level set in 2019. Multiple dwelling unit construction was also up compared to 2019, but by a more modest 4%.

New home construction in 2021 compared to 2019 was higher in every province except Prince Edward Island with total starts in the country 20% higher than before the pandemic. Saskatchewan led all provinces with a 72% jump in construction compared to 2019 followed by Ontario at 44%.

The burst of new home construction last year reflects the overall resilience of the housing sector during the pandemic.

Our latest forecast pegs the number of housing starts in Alberta in 2022 at roughly the same level as 2021.



**An excerpt from the ATB Economics | March 18, 2022 with a positive population net flow analysis.**

**Rob Roach, ATB Economics | March 18, 2022**

### **Alberta added residents from other provinces**

The net flow of people into Alberta from the rest of Canada was positive for the second quarter in a row to end 2021.

According to Statistics Canada, 14,314 people moved to Alberta from other parts of Canada during the fourth quarter of 2021 while 10,863 did the opposite for a net gain of 3,451.

The gain comes after Alberta added 4,489 interprovincial migrants in the previous quarter.

This is a positive sign, but the 7,940 increase in population due to inter provincial migration over the second half of last year is still not enough to make up for the net loss of 15,882 residents to other provinces and territories between April 2020 and June 2021.

Six provinces posted net gains in the fourth quarter of 2021 with Alberta leading the pack. BC gained the second largest number of residents at 3,333. Ontario lost the most ground at -6,596 followed by Manitoba at -2,641.

Looking ahead, a strong economic recovery in Alberta and rising – but still relatively affordable vis-à-vis many other markets – house prices bode well for future gains from interprovincial migration. At the same time, lower rates of unemployment in other parts of Canada will be working in the opposite direction.

# **Appendix 5**

# **Water Closet**

# **Information**



February 22, 2023

File No. 19-37, 5.1

**Mr. Al Olsen**  
**Manager, Facility Services**  
**St. Albert Public Schools**  
48 Riel Drive  
St. Albert, AB  
T8N 3Z8

Dear Mr. Olsen

**Re: St. Albert Public Schools Washroom Count Assessment**

The intent of the following document is to provide you with a future planning for a Modular Unit feasibility assessment of the school division's various facilities. The assessment is limited to existing facility water closet infrastructure based on available projected student enrollments provided by St. Albert Public Schools.

The information contained is derived from building plans & data on file & provided by the school board. Drawing information is only as accurate as the information available at the time of assessment.

The following assessment is based off of the 2014 Alberta Building Code. In cross referencing the National Building Code Alberta Edition 2019 which comes into effect this October it appears the articles have not changed unless they issue any addendums that may modify those articles.

Sincerely,  
**David Whitehead, Arch. Tech.**

Alberta  
Saskatchewan

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## St. Albert Public Schools Water Closet Counts & Distribution

Understanding the water closet count:

The existing known number of water closets is located on the left hand side of the chart and is broken down between Males, Females, Unisex, etc. Breakdowns of water closets that have a special use are also listed here.

Unisex washrooms are available to both males & females; in this case the total is divided by two and then distributed equally to the male & female water closet counts (These I have factored into Capable Capacity column for male & female totals, they are not factored in under the Projected Enrollment columns). Water closets marked as private or rooms that are typically not open for public use are not added to the total count.

Capable Capacity Total represents the capable student population based on current water closet counts. This is in reference to the 2014 Alberta Building Code.

The Projected Enrolments & Required Water Closets represent student populations by year along with how many water closets of each sex would be required. Below the "Tot. Cap." Heading is the required number of water closets per sex for each year of expansion.

Further to this we have included an assessment of the actual building's rooms and based them off School Capital Manual standards which shows you the maximum allowable student population along with the water closet requirements. This assessment does not take into account barrier free requirements as these buildings were constructed prior to 2014 Alberta Building Code. In some cases the existing building may be able to support more than Capital Manual requirements but you are capped as you only have so many instructional areas to teach students in.

The assessment below does not take into account any planned or current 2019 projects.

### 2023-02-22

This document has been re-issued with the new Paul Kane High School Replacement section updated only. This building was designed based on 2019 National Building Code - Alberta Building Edition & value requirement may differ from past building codes.



<b>Bellerose Composite High School</b>							
<b>Existing Water Closet Counts</b>		<b>Capable Capacity Total</b>	<b>Projected Enrolments &amp; Required Water Closets</b>				<b>A.I. Max Capacity</b>
			<b>Year</b>	<b>2018</b>			
		4350	<b>Tot. Cap.</b>	1122			1380
Boys	17	3300		8			9
Girls	15	1050		15			16
Private	7	N/A					
Unisex	9	Factored In Above					

Note:

- Examining the 2018 projected student counts you are below capacity.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

<b>Elmer S. Gish Elementary School</b>							
<b>Existing Water Closet Counts</b>		<b>Capable Capacity Total</b>	<b>Projected Enrolments &amp; Required Water Closets</b>				<b>A.I. Max Capacity</b>
			<b>Year</b>	<b>2018</b>			
		1042	<b>Tot. Cap.</b>	952			925
Boys	18	555		16			16
Girls	19	487		20			19
Private	2	N/A					
Infirmary	1	N/A					
ECS	1	Factored In Above					

Note:

- Examining the 2018 projected student population counts you have exceeded the required water closet counts and require additional water closets before further expansion is permitted by code. By factoring in the two private washrooms that have recently been converted to public along with the recently converted girls shower to washrooms & factoring in the ECS water closet this puts you right at capacity for girls water closets. Any further expansion will require additional water closets for the girls. Please note that the two converted private washrooms are very questionable that they are public as students need to travel through a private office. Code authorities may not class these as public washrooms regardless of the open door policy.
- I've also shown the infirmary water closet along with Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

Kinosayo Elementary School							
Existing Water Closet Counts		Capable Capacity Total	Projected Enrolments & Required Water Closets				A.I. Max Capacity
			Year	2018			
		607	Tot. Cap.	338			525
Boys	11	345		6			9
Girls	10	262		7			11
Private	3	N/A					
Unisex	0	N/A					
Infirmary	1	N/A					
ECS	1	Factored In Above					

Note:

- Examining the 2018 projected student counts you are below capacity.
- I've also shown the Infirmary water closet along with Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

École Leo Nickerson Elementary School							
Existing Water Closet Counts		Capable Capacity Total	Projected Enrolments & Required Water Closets				A.I. Max Capacity
			Year	2018			
		885	Tot. Cap.	633			885
Boys	14	510		11			15
Girls	12	375		13			18
Private	3	N/A					
Unisex	6	Factored In Above					
Infirmary	1	N/A					

Note:

- Examining the 2018 projected student population counts the school has sufficient capacity when you factor in the 6 Unisex washroom spaces as they are public and/or servicing a classroom space, otherwise you would be over capacity for the girls.
- I've also shown the infirmary water closet along with Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

Lois E. Hole Elementary School							
Existing Water Closet Counts	Capable Capacity Total	Projected Enrolments & Required Water Closets					A.I. Max Capacity
		Year	2018				
		Tot. Cap.	609				
Boys	19	585		11			10
Girls	16	412		13			12
Private	8	N/A					
Unisex	1	Factored In Above					

Note:

- Examining the 2018 projected student counts you are below capacity.
- As the Unisex washroom appears to meet Section 3.8 of Alberta Building Code it allows a reduction in student population of 10.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

Lorne Akins Junior High School							
Existing Water Closet Counts	Capable Capacity Total	Projected Enrolments & Required Water Closets					A.I. Max Capacity
		Year	2018				
		Tot. Cap.	509				
Boys	12	1500		5			6
Girls	8	225		10			11
Private	4	N/A					
Unisex	1	Factored In Above					

Note:

- Examining the 2018 projected student counts you are over capacity for the girls.
- As the Unisex washroom appears to meet Section 3.8 of Alberta Building Code it allows a reduction in student population of 10.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

École Muriel Martin Elementary School							
Existing Water Closet Counts		Capable Capacity Total	Projected Enrolments & Required Water Closets				A.I. Max Capacity
			Year	2018			
			Tot. Cap.	671			
Boys	11	405		12			14
Girls	11	337		14			17
Private	3	N/A					
		Factored In					
Unisex	4	Above					
Infirmary	1	N/A					
		Factored In					
ECS	1	Above					

Note:

- Examining the 2018 projected student counts you are at capacity when you factor in the 4 Unisex washroom spaces & ECS washroom as they are servicing a classroom space. You will need to look at adding additional water closets if capacities increase.
- I've also shown the Infirmary water closet along with Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

Paul Kane High School (Replacement School 2023)							
Existing Water Closet Counts		Capable Capacity Total	Projected Enrolments & Required Water Closets				A.I. Max Capacity
			Year				
			Tot. Cap.				
Boys	21	3225					9
Girls	21	1225					17
Private	11	N/A					
		Factored In					
Unisex	5	Above					
Infirmary	1	N/A					

Note:

- New building capable capacity has been noted above. Projected capacities not provided.
- I've also shown the Infirmary water closet along with Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.



Sir Alexander Mackenzie Elementary School							
Existing Water Closet Counts	Capable Capacity Total	Projected Enrolments & Required Water Closets					A.I. Max Capacity
		Year	2018				
		Tot. Cap.	553				
Boys	16	540		10			12
Girls	12	350		12			14
Private	3	N/A					
Unisex	4	Factored In Above					

Note:

- Examining the 2018 projected student counts you are under capacity when you factor in the Unisex washrooms.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

École Hillgrove Campus (formerly École Sir George Simpson Junior High School)							
Existing Water Closet Counts	Capable Capacity Total	Projected Enrolments & Required Water Closets					A.I. Max Capacity
		Year	2018				
		Tot. Cap.	595				
Boys	9	1100		5			8
Girls	11	384		10			14
Private	6	N/A					
Unisex	3	Factored In Above					

Note:

- Examining the 2018 projected student counts you are under capacity.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

<b>École Hillgrove Campus (formerly Robert Rundle Elementary School)</b>							
<b>Existing Water Closet Counts</b>		<b>Capable Capacity Total</b>	<b>Projected Enrolments &amp; Required Water Closets</b>				<b>A.I. Max Capacity</b>
			<b>Year</b>	2018			
			<b>Tot. Cap.</b>	264			
Boys	15	510		5			8
Girls	10	300		6			9
Private	0	N/A					
Unisex	4	Factored In Above					

Note:

- Examining the 2018 projected student counts you are under capacity.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

<b>Ronald Harvey Elementary School</b>							
<b>Existing Water Closet Counts</b>		<b>Capable Capacity Total</b>	<b>Projected Enrolments &amp; Required Water Closets</b>				<b>A.I. Max Capacity</b>
			<b>Year</b>	2018			
			<b>Tot. Cap.</b>	408			
Boys	12	375		7			11
Girls	12	312		9			13
Private	4	N/A					
Unisex	1	Factored In Above					

Note:

- Examining the 2018 projected student counts you are under capacity.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

<b>Wild Rose Elementary School</b>							
<b>Existing Water Closet Counts</b>		<b>Capable Capacity Total</b>	<b>Projected Enrolments &amp; Required Water Closets</b>				<b>A.I. Max Capacity</b>
			<b>Year</b>	2018			
			<b>Tot. Cap.</b>	208			
Boys	7	255		4			6
Girls	7	212		5			7
Private	3	N/A					
Unisex	3	Factored In Above					

Note:

- Examining the 2018 projected student counts you are under capacity.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

<b>W.D. Cuts Elementary School</b>							
<b>Existing Water Closet Counts</b>		<b>Capable Capacity Total</b>	<b>Projected Enrolments &amp; Required Water Closets</b>				<b>A.I. Max Capacity</b>
			<b>Year</b>	2018			
			<b>Tot. Cap.</b>	406			
Boys	13	390		7			10
Girls	12	300		9			11
Private	5	N/A					
Unisex	0	Factored In Above					

Note:

- Examining the 2018 projected student counts you are under capacity.
- I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.

Outreach School							
Existing Water Closet Counts		Capable Capacity Total	Projected Enrolments & Required Water Closets				A.I. Max Capacity
			Year	2018			
		0	Tot. Cap.	352			50
Boys	UNKNOWN	N/A Factored In Above		4			1
Girls	UNKNOWN			8			1
Private	UNKNOWN						
Unisex	UNKNOWN						
Note: - Examining the 2018 projected student counts you likely will be over capacity based on washroom areas. As water closet counts are unknown this is an educated guess based on water closet sizing vs. rooms designated as washrooms. - I've also shown the Private water closets reserved for staff, these water closets are not counted towards the total for boys and girls as they are not regularly accessible for students.							

**MEETING CODE BUT FUNCTIONALLY AN INADEQUATE NUMBER OF WATER CLOSETS**

A large school can have a washroom issue but the Alberta building code does not support the claim. A sense of reasonableness has to prevail.

A school can have a legitimate belief it is underserved for washroom capacity. The Workun Garrick Partnership architects can confirm a school meets the provincial minimum water closet thresholds for the number of students and staff it has. However, so does Rogers Place and most people who have attended a function at that facility would also indicate the washroom capacity is not sufficient. The issue is as the facility population increases over a population base of 400 one only unit is required for every 100 girls and the requirement is one water closet for every 200 boys.

“...after 400 boys require 7 water closets for every additional water closet it’s capable of serving 200 additional boys. In the case of girls though the water closet requirements are almost double for the first 400 (and require 13 water closets!) and then for every additional water closet it only accommodates 100 extra girls. The same table applies to buildings such as large arenas, concert halls etc., and is typically why there is always massive lineups at washrooms as the capable washrooms can accommodate large amounts of spectators by code but it’s never really convenient to the end user...”

The larger the building the more inadequate the code is to address the functional capacity of washrooms. The problem is amplified when the washroom breaks are scheduled/regimented such as recesses in a school or for example the intermissions at a hockey game or concert at Rogers Place.

# **Appendix 6**

# **Jurisdictional**

# **Commentary**

## **Funding**

Comparatively speaking, the current Provincial Funding Framework does not provide sufficient funding to medium sized urban jurisdictions. Medium sized urban jurisdictions do not participate, or participate to a limited degree, in the differential funding factors. Therefore, they receive some of the lowest funding in the province on a per student basis.

Enrolments and inflation are difficult to predict in a turbulent escalating Alberta economy.

The weighted moving average (WMA) calculation, whereby enrolment funding is based 50% on the current year, 30% on the prior year, and 20% on the year prior to that, negatively impacts growing jurisdictions. The new funding framework does not fully recognize continual growth on a timely basis.

Our jurisdiction has been able to maintain a level of service through responsible budgeting and the efficiencies enacted from highly populated schools located in geographically dense service areas. St. Albert Public Schools has one of the lowest square metres per student rates in the province. It also has benefited from implementing strong educational programs that has resulted in enrolment growth rates in recent years.

A new curriculum implementation is underway with more on the horizon.

## **Transportation**

Transportation is a daily concern.

A profound lack of qualified drivers exists. Senior drivers did not return after the pandemic. New drivers are not materializing partially due to them pursuing other employment opportunities made possible by the \$10 federal daycare program.

Yellow bus driver training and certification is an intense commitment.

Contractors confront ongoing driver illness, high insurance rates and escalating vehicle replacement costs.

The provincial government's support on fuel contingency funding and temporary fuel tax relief is appreciated.

The impact of the driver shortage on student learning is significant. With routes regularly operating late or not at all and students arriving late to class 15 to 50 minutes late is common.

A stressful situation is created when working parents that need the yellow bus service can not rely on it as it can not be reliably offered by any carrier.

## **Student Accommodation/Facilities**

Division schools are becoming increasingly populated, over-utilized and more dated in their construction. Large elementary cohorts place an additional strain on the buildings and the need to modernize, renovate and expand is critical. The Board is very sensitive to the demands of the

community and continues to seek solutions to our facilities' issues, especially in terms of modernizations, modular classrooms and new school facilities.

Unfunded costs can be in the neighbourhood of \$500,000 - \$700,000 per new school opening. Operating reserves have been planned and will be required to help bridge this gap. The negative monetary impacts to Plant Operations and Maintenance and transportation will be profound in terms of increased expenses and/or funding reductions. More square meterage is added with new schools opening, however, provincial Plant Operations and Maintenance grant funding will not adequately change unless more enrolment growth occurs. More utilities and custodial services will be required for the additional school buildings.

Infrastructure, Maintenance and Renewal (IMR) funding is important to the division. The division is facing escalating costs and an increasing scope of work due to the expanded maintenance backlog resulting from the prior years' funding levels. Regular and substantial increases in IMR funding need to occur to enhance jurisdictions' local autonomy by allowing them to prioritize projects and act appropriately to ensure the good stewardship of their buildings. Capital Maintenance and Renewal (CMR) funding helps but it is rationed and requires provincial expenditure approval.

### **Students with Special/Diverse Needs**

Funding of students with diverse and increasingly complex needs continues to be a primary concern. In particular, schools are being asked to assume greater and greater responsibility for students with a widening range of medical needs with limited financial support, training and resources. Expectations in all areas continue to grow. As well, the demands to address increasingly diverse student needs in an integrated classroom setting places strain on the system in general and staff in particular.

### **Additional Factors**

Over time school held surpluses will diminish. Awkward class size cohorts may be realized yet the need remains to maintain teaching staff with less economically viable student classroom numbers.

The division needs to maintain an administration reserve balance as eventually its provincially unsupported 32-year-old administration building will need to be modernized or replaced. For example, a \$180,000 roof repair to the division office building was completed in 2017 and a further \$70,000 for roof top air handling units in 2019. The province has never supported division offices, facilities services buildings or Outreach High School buildings. This unsupported infrastructure is significant and continues to age. Its eventual modernization or replacement must be planned for and considered.

# **Appendix 7**

# **Non-Supported**

# **Buildings**



### **Non-Supported Buildings**

1. The division office building was constructed in 1990 and is 1877.80 square metres.
2. The facilities services building was constructed in 1980 and was 855.60 square metres. A 251.10 square metre addition was completed in 2011.
3. The old division office building was constructed in 1974 and is 1106.30 square metres. It houses the division Outreach High School program and a portion of it is leased to SIGIS Child Care.