Waterloo Region District School Board

Southeast Galt Elementary Schools Pupil Accommodation Review
Chalmers Street P.S.

Elementary School Valuation Framework

Date: January/2009

SCHOOL PROFILE		
School: Chalmers Street P.S.		
Address: 35 Chalmers St. S., Cambridge		
Grade Configuration	Junior Elementary School (JK-6)	
Age of Facility	48 years	
Site Size	1.95 ha	4.83 ac
Building Size – GFA	32 145 sq ft	2 986.26 m^2
School Capacity (building only, Ministry recognized)		222
School Capacity (building and porta-pak)		360
Number of portables		2
Current enrolment (Total/FTE)		465/401
Utilization (% Accommodation)		111 %
Historic FTE Enrolment (past 5 years)	Year:2002-03	Enrolment: 383.5
	Year:2003-04	Enrolment: 376
	Year:2004-05	Enrolment: 391
	Year:2005-06	Enrolment: 394
	Year:2006-07	Enrolment: 392
Enrolment FTE Projection (next 5 years)	Year:2009-10	Enrolment: 441.5
	Year:2010-11	Enrolment: 446.5
	Year:2011-12	Enrolment: 448
	Year:2012-13	Enrolment: 456.5
	Year:2013-14	Enrolment: 465
Feeder Schools:		Grades:
N/A		
Number of Out of Boundary Students		4
Number of Split Grades		2
Is there a French Immersion Program?		Yes ☐ No ☒

Attachments: Site and Floor Plans with date of original building and any subsequent additions

Section 1 – VALUE TO THE STUDENT		
1.1 Physical Space to Support Student Learning		
Number of standard sized classrooms in the school:		
Is there currently sufficient permanent space to accommodate all students?	Yes ☐	No ☒
Is the school fully accessible? (if not, see details in section 1.6)	Yes ☒	No ☐
Does the school have a:		
Library?	Yes ☒	No ☐
Gymnasium?	Yes ☒	No ☐
Change rooms?	Yes ☒	No ☐
Gym storage and equipment room?	Yes ☒	No ☐
Staff work room?	Yes ☒	No ☐
Art room?	Yes ☐	No ☒
Room for French language instruction	Yes ☐	No ☒
Instrumental music room?	Yes ☐	No ☒
Special education room?	Yes ☒	No ☐
Suitable and sufficient washrooms?	Yes ☒	No ☐
Cafeteria?	Yes ☐	No ☒
Lockers/cloak room area?	Yes ☒	No ☐
Other storage/room?	Yes ☒	No ☐
Theatre arts facilities/stage?	Yes ☐	No ☒
Computer lab?	Yes ☒	No ☐
Family studies room?	Yes ☐	No ☒
Auditorium?	Yes ☐	No ☒
Kitchen and/or tuck shop?	Yes ☒	No ☐
Staff and visitor parking?	Yes ☒	No ☐
Staff room with kitchen facilities?	Yes ☒	No ☐
Student drop-off and pick-up area?	Yes ☒	No ☐
Bus loading zone?	Yes ☒	No ☐
Property to accommodate development or additions?	Yes ☒	No ☐

1.2 School Grounds for Healthy Physical Activity and Extracurricular Activities		
Does the school have a:		
Hard surfaced outdoor play area(s)?	Yes ☒	No ☐
Soccer field?	Yes ☒	No ☐
Football field?	Yes ☒	No ☐
Baseball field?	Yes ☒	No ☐
Track?	Yes ☐	No ☒
Basketball court(s)?	Yes ☒	No ☐
Play structure(s)?	Yes ☒	No ☐
Shaded area?	Yes ☒	No ☐
Green space?	Yes ☒	No ☐
Bicycle racks?	Yes ☒	No ☐
Pool?	Yes ☐	No ☒
Arena? Access to Duncan MacIntosh	Yes ☒	No ☐
Other public recreation facility?	Yes ☒	No ☐
Adjacent to public park or open space?	Yes ☐	No ☒
Describe the condition of school grounds (student use): 2 play structures – 1 primary/1 junior shaded area with benches, sand area, tarmac recently painted with tarmac games open field; students make use of each of these areas		
Describe the condition of parking, driveways, sidewalks: Located on a 'dead end' road; parking opposite school Driveway/parking area has been re-paved & slightly enlarged July 2008		
Describe additional amenities that may be attached to the school:		

1.3 Range of Courses or Program Offerings		
Does each class have access to gym for daily physical activity?	Yes ☒	No ☐
Does the school have a designated teacher for:		
Music?	Yes ☒	No ☐
Physical Education?	Yes ☐	No ☒
Computers?	Yes ☐	No ☒
Library?	Yes ☐	No ☒
French?	Yes ☒	No ☐
Resource?	Yes ☒	No ☐
Literacy resource?	Yes ☒	No ☐
Early reading intervention?	Yes ☒	No ☐
Visual Arts/Drama?	Yes ☐	No ☒
English as Second Language (ESL)?	Yes ☒	No ☐
Special Education (SpEd)?	Yes ☒	No ☐
Does the school have:		
Classes with combined grades?	Yes ☒	No ☐
Classes with single grades?	Yes ☒	No ☐
French Immersion?	Yes ☐	No ☒
Special Needs area class(es)? If yes, specify:	Yes ☐	No ☒
Does the school offer:		
Guidance and career education programs? cyw	Yes ☒	No ☐
Culturally inclusive programs?	Yes ☒	No ☐
Student success programs? keys to success	Yes ☒	No ☒
Technology programs?	Yes ☒	No ☐
Programs and supports for students at risk?	Yes ☒	No ☐
An instrumental music program?	Yes ☐	No ☒
A vocal music program?	Yes ☒	No ☐
A visual arts program?	Yes ☒	No ☐
A drama program?	Yes ☒	No ☐
A communications media program?	Yes ☐	No ☒
Character Education program?	Yes ☒	No ☐
Where is the nearest access to similar programs? Stewart Avenue P.S., Glenview Park S.S.		

1.4 Range of Extracurricular Activities(recent years)
List boys' intramural sports:
List girls' intramural sports:
List boys' interschool sports: • soccer • volleyball • floor hockey
List girls' interschool sports: • soccer • volleyball • floor hockey
List co-ed interschool sports: • running club • volleyball
List school clubs and activities/student involvement: peer mediators running club skating rocket readers scrapbooking chess knitting
Additional comments: • will add clubs/sports as students are interested

1.5 Student Outcomes at the School – Clarification Needed with Curriculum

Education Quality and Accountability Office (EQAO) Definition: Percentage of students at or above the provincial standard (levels 3 and 4)

		Reading		Writing		Mathematics	
		Grade 3	Grade 6	Grade 3	Grade 6	Grade 3	Grade 6
2003-2004	School	37	50	47	47	41	52
	Board	52	57	56	53	62	60
2004-2005	School	38	70	37	67	49	74
	Board	55	64	53	60	60	61
2005-2006	School	47	73	47	73	55	73
	Board	60	64	60	57	65	60
2006-2007	School	50	64	55	58	45	62
	Board	59	63	60	57	64	58
2007-2008	School	31	56	46	69	44	75
	Board	58	63	62	64	64	59

Total number of Grade 3 students

	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008
School	49	65	47	66	59
Board	4092	4067	4050	4046	3996

Total number of Grade 6 students

	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008
School	58	43	59	53	59
Board	4195	4018	4260	4264	4179

Additional Comments:

1.6 School Accessibility for Individuals with Disabilities		
Is the school accessible for individuals with disabilities? Defined as compliant with the Ontario Disabilities Act (ODA)	Yes ☐	No ☒
If not 100% accessible, provide details: 98% accessible. Library, stage inaccessible.		
Does the school have:		
Accessible washrooms on every floor?	Yes ☒	No ☐
Elevator(s)?	Yes ☐	No ☒
Accessible change rooms?	Yes ☒	No ☐
Appropriate ramps (ODA compliant)?	Yes ☒	No ☐
Automated doors?	Yes ☐	No ☒
Accessible playgrounds?	Yes ☒	No ☐
Dedicated handicapped parking spaces?	Yes ☒	No ☐
Appropriate signage?	Yes ☒	No ☐
Appropriate hardware?	Yes ☒	No ☐
Can special needs vehicles off load in a barrier free location?	Yes ☒	No ☐
Is an entrance to the school barrier-free?	Yes ☐	No ☒
Additional comments:		

1.7 Security		
Is the main entry door of the school visible from the main office?	Yes ☒	No ☐
Are there portable classrooms on-site that would prevent any secondary doors from being locked?	Yes ☒	No ☐
Are there areas of the school that can't be seen or are hidden?	Yes ☐	No ☒
Are emergency response/fire access/drills/policies and regulations practiced regularly?	Yes ☒	No ☐
Additional Comments:		

1.8 Proximity of the School to Students/Length of Bus Ride to School	
What percentage of students walk to school?	58 %
What percentage of students attend from outside the school boundary?	1 %
What percentage of students are bused to school?	41 %
What is the average distance to school for students?	1.659 km
What is the average bus ride duration for students?	26 mins
Additional Comments: Three bus routes with durations of 17 mins, 11 mins and 50 mins. Picking up students from Morrison, Clarkson and hazard areas.	

1.9 Supports		
Does the school have:		
A full-time principal(s)?	Yes ☒	No ☐
A vice-principal(s)?	Yes ☒	No ☐
A full-time secretary(s)?	Yes ☒	No ☐
A teacher librarian?	Yes ☐	No ☒
A library clerk/technician?	Yes ☒	No ☐
A full-time special education teacher?	Yes ☒	No ☐
Full-time custodial staff?	Yes ☒	No ☐
How many educational assistants does the school have?		8
Additional comments:		

1.10 School Councils and Funds		
Does the school have a school council that meets regularly? (4 times per year is mandated)	Yes ☒	No ☐
Does the school council fundraise?	Yes ☒	No ☐
Corporate/bursaries or other donations over the past 3 years (details):		
Contributions by the school to the community (details): Families in need Food drive Terry Fox Jump Rope for Heart		

1.11 Summary
What is unique about this school? A JK-6 school – regularly have awards for character building, and recognition for clubs/sports
Are there school specific scholarships, bursaries, awards or funds?
Additional comments: “Strong emphasis on positive school culture”

Section 2 – VALUE TO THE BOARD

2.1 Condition of School

When was the school built?	1960
What is the current Facility Condition Index (FCI)*?	19
What will the FCI be in 5 years?	127
What are the current renewal costs?	$662,195
What will the renewal costs be in 5 years?	$4,383,301

Describe the conditions of the school grounds (student use):

- It was reported that fields are 20% grass with the balance being mud or weeds.
- The playing fields suffer from ponding lasting more than 48 hours.
- The basball backstop is rusted.
- Worn, cracked and jointed asphalt was observed in the paved playground. The paved playground suffers from ponding lasting more than 48 hours.

Describe the conditions of the other site facilities (parking, etc.), discuss:

- Considering the number of additions, the use of a portapack, and the amalgamation of multiple schools into the building, the parking lot, paved playgrounds, and staffroom are of inadequate size.
- Rust corrosion and safety hazards were observed when inspecting the perimeter fence. All work done prior to 1982.
- Worn, cracked and jointed asphalt, potholes, settling, and evidence of repair was observed in the paved parking lot.
- Worn, pitted and snow covered walkways were observed on the property. The walkways appear to be original to the 1985 addition and are approaching the end of their useful life.

List capital improvements (if any) completed in the last 5 years:

- Repaving of the north parking lot ($40,000) (2008
- Replacement of playscapes (2003)

Accessibility Issues – other site facilities (parking, etc.), discuss:

* Facility Condition Index established by Ministry of Education

2.2 Enrolment vs. Available Space (Background Documentation Attached)		
Does the school's current enrolment exceed the available surplus space in adjacent schools?	Yes ☒	No ☐
What is the current enrolment of the school?	401	
What is the projected enrolment in 5 years?	465	
What is the projected enrolment in 10 years?	401	
What is the capacity of the school?	222	
What is the school capacity (building and porta-pak)?	360	
How many portables?	2	
What is the current utilization rate of the school?	111 %	
What is the projected utilization in 5 years?	129%	
What is the projected utilization in 10 years?	111%	
Additional Comments:		

2.3 Cost to Operate the School (Annual)	
What are the costs for utilities? (electrical, gas, oil, water, etc.	$ 47,165
What are the maintenance costs for the facility and grounds?	$ 25,168.05
Additional Comments:	

2.4 Summary
What is unique or noteworthy about this school? • Portapak addition • Located on dead-end street • Single level – gym two stories
Additional Comments:

Section 3 – VALUE TO THE COMMUNITY

3.1 Community Use

List the organized community groups which use the school/school grounds and the number of hours used for the school year:

Group Name	School Facilities (e.g. gym, library, etc.)	# of hours
Cambridge Volleyball Assoc.	Gym	70

School grounds booked with Board's Rental Department?	Yes ☐	No ☒
Do members of the community/neighbourhood use the school site on an informal basis?	Yes ☒	No ☐

What other facilities/playing fields in the vicinity are used by community groups?

Is the school site the only neighbourhood open space?	Yes ☐	No ☒
Has the municipality identified a shortage of open space or built facilities in the vicinity, which could be exacerbated by a school closing?	Yes ☐	No ☒

Additional Comments:

3.2 Range of Program Offerings at the School that serve both Students and Community Members		
Does the school have:		
A licensed child care?	Yes ☐	No ☒
A child care program before the start of the school day?	Yes ☐	No ☒
A child care program after the school day?	Yes ☐	No ☒
A play/activity program after school?	Yes ☐	No ☒
A breakfast program in the school? Or nearby?	Yes ☐	No ☒
If the school were not available, what programs would have to relocate?		
Does the community have the facilities and/or capacity to accommodate these programs?	Yes ☒	No ☐
Additional Comments:		

3.3 School as a Partner in Other Initiatives in the Community		
Is the school a partner in other government or community initiatives within the community?	Yes ☒	No ☐
If yes, list: EIEI through Lutherwood CODA, Bullying project, PALS program Christopher house, Erin Oaks ASD support, Big brother/sister mentor program		
Are there plans for local partnerships for delivering child care and other community social services?	Yes ☐	No ☒
If yes, list:		
List any significant upgrades to the school in the past five years, completed in partnership with the community: • Kitchen/staff room renovated • VP office		
List other programs offered at the school: (e.g. adult learning, summer school, non-curriculum instruction – such as Saturday German Language instruction, etc.)		
Does the community have programs and supports for students at risk?	Yes ☒	No ☐
List any non-traditional day school operation (e.g. night school, summer school, adult and continuing education program, etc.):		
Additional Comments: Involved in a community anti-bullying project which includes the schools within its family		

3.4 Contributions to the Community (details)
List any other community initiatives and/or partnerships that the school is involved with: • milk program • lunch – pizza program • head lice program • chess • after school community program with St. Ambrose C.S.

3.5 Summary
What is the value of the school to the community?
Additional Comments: "It keeps kids disciplined and active during summer holidays." "There is an intrinsic value in having a close and accessible school within residential neighbourhoods and as part of a complete community. Schools also provide an important community resource function for many other purposes including recreation, community meeting space and other social interaction." "It plays a supportive role to the children & their families" "Work very closely with St. Ambrose C.S. close by" "Close knit community; majority of students are walkers" "Very good parent involvement" "Culturally Diverse School"

Section 4 – VALUE TO THE LOCAL ECONOMY

4.1 Value to the Local Economy

What are the measurable impacts on the local economy (e.g. on local businesses or property values), from a local/regional perspective?

All schools have a positive impact on the local micro economy in the immediate area of the school where retail convenience and service uses benefit from the business generated from students and staff. Neighbourhood schools are also considered to have a positive impact on property values in the immediate area as close convenient schools are viewed as a desirable by many individuals and families.

Is the school's location and continued/future operation consistent with municipal and/or regional planning objectives?	Yes ☒	No ☐
Is there an expressed community interest to acquire the school at fair market value?	Yes ☐	No ☒
Has there been an interest expressed for this school during the last 5 years?	Yes ☐	No ☒

4.2 Summary

What is the value of the school to the local economy?

Additional Comments:
"Having school nearby is cost efficient in long term run because of transportation for families & staff members and possible growth in population."

The City of Cambridge does not have any data to provide a qualified estimate of economic impact

Section 5 – VALUATION SUMMARY

5.1 Please summarize the strengths, weaknesses, opportunities and issues of concern identified in this school valuation

Strengths:
Weaknesses:
Opportunities:
Issues of Concern: