



**Grand River South/Sunnyside Elementary Schools Pupil  
Accommodation Review  
Minutes of Accommodation Review Committee Meeting # 10  
September 28, 2010 - 4:30 pm**

The tenth meeting of the Grand River South/Sunnyside Accommodation Review Committee (ARC) was held at Sunnyside P.S., on September 28th, 2010.

Committee Members Present:

Al Watt, Vice Principal of Wilson Avenue P.S., Julie Lobsinger, Principal of Wilson Avenue P.S., Maria Lotimer, Principal of Howard Robertson P.S., Darren Batt, Vice Principal of Franklin P.S., Heather Preddie, Principal of Rockway P.S., Jeff Lovell, Principal of Sunnyside P.S., Rebecca McCrae, Vice Principal of Sunnyside P.S., Stuart Gallacher, parent – Lackner Woods P.S., Richard Briston, parent – Franklin P.S., Naz Ritchie, parent – Lackner Woods P.S., Diane Kewley, parent – Sheppard P.S., Mary Hingley, recording secretary, Nathan Hercanuck, Senior Planner, Lauren Manske, Senior Planner and Chris Smith, Manager of Planning, for the Waterloo Region District School Board.

Regrets:

Gregg Bereznick, Area Superintendent, Trish Starodub, Principal of Sheppard P.S., Dayle Buller-Power, Principal of Lackner Woods P.S., Robert Dean, parent – Wilson Avenue P.S., Ron Dallan, Manager of Capital Projects – Facility Services, Andrea Michelutti, Vice Principal of Howard Robertson P.S., Christine Lassel, parent – Rockway P.S., Jennifer Childs, parent – Sheppard P.S., Kelly Kempel, parent – Sunnyside P.S., Charlene Rushmere, parent – Howard Robertson P.S., Katie Anderl, Municipal Rep – City of Kitchener, Jonathan Blake, parent – Rockway P.S.

**1. Welcome/Introductions**

Chris Smith, Manager of Planning welcomed members of the ARC and opened the meeting at 4:45 p.m.

- Mr. Lovell advised the ARC that a second parent rep has come forward for Sunnyside P.S.
  - Deb Dubrick will be joining the group at the next meeting.
- Wilson Avenue P.S. is seeking a new parent rep as well.

Mr. Smith addressed the group just as the meeting was getting underway in response to a question about how many more ARC meetings can be expected.

- Our next meeting will be the joint ARC meeting with the Breslau/Stamley Park group where we will look at options that overlap both areas. The next ARC meeting(s) prior to Public Meeting # 3 will be to determine the front runner scenarios and have Facility Services assist us with costing. With feedback from Public Meeting # 3, the ARC will meet at least once or twice after that to determine a recommendation to take to the Board. Public Meeting # 4 will be an open house format looking for public comment on the recommendation(s) put forward by the ARC.

- In total we will likely end up with 14 or 15 ARC meetings (not including Public Meetings).

## 2. ARC Meeting # 9 – Draft Minutes Approval

- Mr. Smith asked the group if there were any corrections/concerns with the minutes from the September 14th ARC meeting.
  - No concerns or corrections were raised.
  - Minutes from the September 14<sup>th</sup> meeting were approved.
  - Mover: Stuart Gallacher
  - Seconded: Diane Kewley

## 3. Draft Review Objectives

Mr. Smith and Mr. Hercanuck noted that a few small changes have been made to the Draft Review Objectives last revised June 8, 2010. They pertain to the first 2 bullets:

- Provide current and future students in the review area with equitable program opportunities to ensure their success by:
  - Having regard for the Good Schools Standing Committee guiding principles on school size (**change to: Having regard for Board Policy 3002 – Elementary School Size and Configuration**)
  - Reviewing elementary school organizations (i.e. JK-6, 7-8, JK-8)
  - Recognizing the distribution of Special Education, French Immersion and English as a Second Language programs, and ensuring these programs are accommodated with any proposed changes
- Make the best use of Capital and Operating resources by:
  - Maximizing the number of students within walking distance to school
  - Maximizing the number of students in permanent accommodation
  - Where practical eliminate (**change to: eliminating**) underutilized space and introduce new facility
  - Identify (**change to: Identifying**) facility requirements for new mandates, i.e. Association of Ontarians with Disabilities Act (AODA), Full-Day Kindergarten (FDK)
  - Improve (**change to: Improving**) retained facilities (i.e. site, layout, security, access, facility)

Mr. Hercanuck asked the ARC if they felt the *Draft* designation can be removed and with the few small changes made tonight make the Review Objectives our final version.

- The ARC agreed by consensus to make the Review Objectives final.

## 4. School Information Profiles

Mr. Hercanuck advised the ARC that the School Information Profiles are complete and have been posted on the Board's website under the Grand River South/Sunnyside Accommodation Review using the following link:

<http://www.wrdsb.ca/about-us/planning/accommodation-reviews/grand-river-south/sunnyside-elementary-schools-accommodation>

Tonight's ARC presentation can be viewed on the link above as well.

## **5. Scenarios – Update and New**

Mr. Hercanuck displayed revised Area Z projections that will impact enrolment numbers in the scenarios. He explained that a more detailed draft plan of subdivision has come in recently and projections have been revised upwards. The draft plan represents fairly aggressive density targets. There will be more enrolment than originally projected, but it will likely come in over a longer period of time. It does however bump all of the numbers up, so projections in all of the scenarios affected have been revised.

Mr. Hercanuck led the group through the scenarios which included modifications requested at the last meeting as well as some newly created scenarios.

A chart prepared by Planning staff detailing the opportunities/does well and issues/not so well for all of the scenarios is part of tonight's presentation as well as the updated enrolment numbers from Area Z.

### **Scenario 4**

- Additional JK-8 accommodation constructed in the Lackner Blvd/Fairway Road area. The new school receives Areas Y and Z2 from Sheppard P.S. and Areas Q2, X2, and X4 from Lackner Woods P.S.
- Lackner Woods P.S. receives Areas Z3 and Z4 from Sheppard P.S.
- Howard Robertson receives Area X3 from Lackner Woods P.S.
- The new JK-8 facility provides the senior 7/8 program for its own catchment as well as Lackner Woods P.S.
- Sunnyside P.S. remains open but gives up Areas T, Q1, Q2, X2, X4, Y, Z2, Z3 and Z4 to the new school for its 7/8 program. Does get Area P from Stanley Park P.S.

### Discussion:

C – Good distribution, the new school and Lackner Woods P.S. are still fairly large. Board Policy 3002 states that a desirable size for a JK-8 school is 600 – 650 students.

### **Scenario 5**

- Additional JK-8 accommodation constructed in the Morrison Road area. Receives Area Y and Area Z2 from Sheppard P.S., and Area AB from Franklin P.S.
- Lackner Woods P.S. receives Area Z1 from Sheppard P.S.
- Howard Robertson P.S. receives Area X1 from Lackner Woods P.S.

- The new JK-8 provides the senior 7/8 program for its own catchment as well as Howard Robertson P.S.
- Sunnyside P.S. continues to provide the senior 7/8 program for Wilson Avenue, Franklin, Lackner Woods and portions of Rockway and Sheppard public schools. Receives Areas P and T from Stanley Park P.S. eliminating the split feeds from Franklin and Lackner Woods public schools.

Discussion:

C – Lackner Woods P.S. is very large, Franklin P.S. is underutilized at 74% capacity in 2021 and Howard Robertson is big as well.

**Scenario 5 (modified)**

- Additional JK-8 accommodation constructed in Morrison Road area. The new school receives Area Y, and Area Z2 from Sheppard P.S., and Area AB from Franklin P.S.
- Lackner Woods P.S. receives Area Z1 from Sheppard P.S.
- Howard Robertson P.S. receives Area X1 from Lackner Woods P.S.
- New JK-8 provides the senior 7/8 program for its own catchment
- Sunnyside P.S. continues to provide the senior 7/8 program for Wilson Avenue, Franklin, Lackner Woods, Howard Robertson and portions of Rockway and Sheppard public schools. Also receives Areas P and T from Stanley Park eliminating the split feeds from Franklin P.S. and Lackner Woods P.S.

Discussion:

C – Lackner Woods P.S. still very large and Sheppard P.S. is underutilized at 64% capacity by 2021. The new school senior 7/8 numbers are low.

Mr. Smith asked the ARC if they felt this modified scenario was worth pursuing and taking forward.

- **ARC consensus was to drop the modified version of Scenario 5, as it does not meet the review objectives.**

**Rockway/Sheppard option**

- Rockway P.S. closes, students attend Sheppard P.S.
- No change from current JK-6 feed to 7/8 facility
- Addition/renovations at Sheppard P.S.

Discussion:

Mr. Hercanuck noted that this option is still on the table and is there for discussion. Sheppard P.S. built capacity (Ministry recognized) was confirmed at 426.

**Scenario 6 (combined scenario with the Grand River South/Sunnyside ARC areas)**

- New JK-8 accommodation constructed in the Morrison Road area. The new school receives Area Y and Area Z2 from Sheppard P.S. and Area AB from Franklin P.S.
- Lackner Woods P.S. receives Area Z1 from Sheppard P.S.
- Howard Robertson P.S. receives Area X1 from Lackner Woods P.S.
- Franklin P.S. receives Area T from Lackner Woods P.S. and Area R from Crestview P.S.

- New JK-8 provides the senior 7/8 program for its own catchment as well as Howard Robertson P.S.
- Sunnyside P.S. continues to provide the senior 7/8 program for Wilson Avenue, Franklin, Lackner Woods and portions of Rockway and Sheppard public schools. Also receives Areas P, T and R from Stanley Park eliminating the split feeds from Franklin P.S. and Lackner Woods P.S.
- Ottawa Street becomes the boundary between Stanley Park and Sunnyside schools.
- Stanley Park P.S. closes
- Smithson P.S. receives Area C from Mackenzie King P.S. and feeds Mackenzie King for the 7/8 program
- Mackenzie King P.S. receives Area E from Breslau P.S. and becomes JK-8
- Crestview P.S. becomes JK-8 keeping its own Grade 6's for the 7/8 program

#### Discussion:

C – This scenario does not do a very good job aligning with the secondary school boundaries.

C – Howard Robertson P.S. numbers are large for a JK-6.

Q – Mackenzie King P.S. numbers, they seem very high for the school's capacity, are they correct?

R – The numbers are correct; the built capacity is only 199. The school would need a significant renovation to convert it to a JK-8 facility.

Q – Is the roof repair still a big issue at Stanley Park P.S.?

R – Yes, they have shored up the classrooms that were identified to have roof issues as a short-term fix and a tender is out currently to assess the entire school and roof structure.

#### **Scenario 4 (modified)**

- Additional JK-8 accommodation constructed in the Lackner Blvd/Fairway Road area. The new school receives Areas Y and Z2 from Sheppard P.S. and Areas Q2, X2 and X4 from Lackner Woods P.S.
- Lackner Woods P.S. receives Areas Z3 and Z4 from Sheppard P.S.
- Howard Robertson receives Area X3 from Lackner Woods P.S.
- The new JK-8 facility provides the senior 7/8 program for its own catchment.
- Sunnyside P.S. remains open but gives up Areas X2, X4, Q2, Y and Z2 to the new school for its 7/8 program.

#### Discussion:

C – This scenario demonstrates the difference between a JK-8 school only feeding itself for the 7/8 program and not having JK-6 schools feed into it.

C – The new school is small for JK-8, doesn't look like a stand alone option like this will work.

Q – Sunnyside numbers are getting big, what is the optimal size for a 7/8 school?

R – The new Board policy (3002) does not speak to that specifically, but 6 to 7 classes of each grade (around 400) is a solid program.

C – Sunnyside P.S.'s current enrolment stands at 480 with no portables, even though its built capacity is 423.

C – In Scenario 4 the new school gets up to almost 700 (around 600 is healthy) we don't want to have a monster sized school. As an example W.T. Townshend P.S. was built as a JK-8 school and then grew to almost 1,000 students. A boundary review was done and the school was

converted to a JK-6 facility, directing the 7/8's to another school. We don't want that happening here.

Q – Could the development in this area explode like it did in that case?

R – The same issue is unlikely to happen here because of the limited residential lands remaining and our knowledge of densities in these remaining areas. Williamsburg P.S. fed to W.T.

Townshend so further bumped up the enrolment in the 7/8 program. We could use a third school in that area of Kitchener as the area is still growing. The new development areas are where the enrolment comes from and will peak which is typical before steadying out. The new school does approach 700 in Scenario 4 but the Grand River itself limits more development growth, this is likely the peak population at the school.

C – Scenario 4 does a better job than Scenario 4 (modified) for Sunnyside, doesn't seem to put as much stress on the building.

Q – Is the acquisition of the site on Fairway Rd/Lackner Blvd realistic?

R – We are working with the owner and have developed concept drawings that include a school. If Scenario 4 becomes our front runner, we will submit a zone change application to the City.

Q – If people get wind of a new school site they might choose to send their children to the school just for its location. The new Catholic School, Pope John Paul II already has portables. Do you think people will make a change just to avoid portables there? Have you considered extra students for that?

R – We do get transfers in and out regularly from the Catholic Board, on average we draw 2 students for every 1 of theirs. Does a new school draw away from their Board? That is not something we take into our calculations. Also noted was that our Board is obligated to accept all students, the Catholic Board does have faith criteria. It is also likely our new school will be pretty full too.

- At a recent open house at Lackner Woods P.S., people were happy to see a potential WRDSB JK-8 school coming to the area, it is important for us to offer that program option as well, and have a presence in the area.

Mr. Smith asked the ARC if they felt this scenario modification was worth pursuing.

- **ARC consensus was to drop the modified version of Scenario 4.**

#### **Scenario 4a (new)**

- Additional JK-8 accommodation constructed in the Lackner Blvd/Fairway Rd area. The new school receives Areas Y, Z2 and Z3 from Sheppard P.S. and Areas Q2, X2 and X4 from Lackner Woods P.S.
- Lackner Woods P.S. receives Area Z4 from Sheppard P.S.
- Howard Robertson P.S. receives Area X3 from Lackner Woods P.S.
- New JK-8 facility provides the senior 7/8 program for its own catchment and Lackner Woods P.S.
- Sunnyside P.S. remains open but gives up Areas X2, X4, Q1, Q2, T, Y, Z2, Z3 and Z4 to the new school for the 7/8 program.

#### Discussion:

C – The difference in this scenario from Scenario 4 is that Area Z3 is directed to the new school instead of Lackner Woods P.S. (Area Z3 is the biggest area of new growth).

C – Lackner Woods P.S. now becomes underutilized.

C – The new school is huge at 861 by 2021.

Q – What is the average size for a JK-8 facility?

R – We build at 650 capacity, but the average size could be more or less than that number.

Mr. Smith asked the ARC if they felt this scenario was worth taking forward.

- **ARC consensus was to drop Scenario 4a.**

It was also noted that for calculation clarity the FTE numbers displayed in the 2012 column will be adjusted to reflect the schools that have already gone to Full Day Kindergarten (FDK) or will have by 2012. (Franklin and Howard Robertson schools have gone to FDK this school year and Wilson Avenue P.S. will have FDK in 2011/2012).

### **Scenario 8 (new combined scenario with the Grand River South/Sunnyside ARC areas)**

- New JK-8 accommodation constructed in the Fairway Rd/Lackner Blvd area. The new school receives Area Y and Area Z2 from Sheppard P.S. and Areas Q2, X2 and X4 from Lackner Woods P.S.
- Lackner Woods P.S. receives Area Z3 and Z4 from Sheppard P.S.
- Howard Robertson P.S. receives Area X3 from Lackner Woods P.S.
- Franklin P.S. receives Area R from Crestview P.S.
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- Mackenzie King P.S. receives Area E from Breslau P.S. and becomes JK-8
- Crestview P.S. becomes JK-8 keeping its own Grade 6's for the 7/8 program

### Discussion:

C – Scenario 8 is essentially Scenario 6 but has the new school being built on the Fairway Road/Lackner Blvd site instead of the Morrison Rd site.

C – This scenario places the school where the kids are.

C – Lackner Woods P.S. experiences a drop in enrolment but rebounds by 2021.

C – Crestview would take the French Immersion students in from Stanley Park P.S. Franklin and Sheppard schools would feed their 7/8 French Immersion to Crestview P.S.

C – Howard Robertson and Franklin public schools are large for a JK-6 (610 – 620)

- It was noted that the current enrolment at Franklin P.S. is 617 now and runs well with 3 portables.

C – Breslau P.S. numbers are getting large and would require an addition.

Q – If we propose a scenario this like with a new build and multiple renovations/additions, would we need to close some schools to offset those costs?

R – Not necessarily, we need to show the logic behind whatever recommendation is made. Our goal is to do the best job accommodating students and providing strong organizations/programs. If we choose to close a school we will need to replicate those services at another location. It does give the older schools an opportunity to get some attention (i.e. Mackenzie King P.S.) and moves us towards the JK-8 model. Distribution wise, Stanley Park and Crestview are too close to each other to function with the same program. Equity is important as well, to be fair. It's okay to have a plan that has multiple components.

Q – Area AB still gets bussed to Franklin P.S., aren't they losing a chance for a neighbourhood school?

R – Area AB has been a part of Franklin P.S.'s boundary since the area was developed and they feel a part of that school. The area cannot support a school on its own. Plus, Franklin P.S. has just had a nicely done renovation/addition.

C – This scenario seems to have less upheaval than the other combined one (Scenario 6), and works better with the numbers.

## **6. Roundtable**

Mr. Hercanuck asked the ARC for any further comments on the scenarios presented.

C – Feel that the percent capacity column in our charts might be misleading and will be perceived incorrectly. For example, Franklin P.S. shows a total enrolment of 602 with a percent capacity of 103. Their actual enrolment today as mentioned is 617 and they run just fine. Sunnyside P.S. is at 480 students currently and has no portables even though our built capacity is 423 which puts us over 100%. Think we need to clarify what's real and what's posted.

R – That is a good point; we will make sure to present that to people at the Public Meetings. The capacity is a Ministry number and classes are loaded differently. Classes are loaded to 23 however; grade 7 and 8 classes may have more students than that. The senior 7/8 schools also have specialized rooms (science/tech) that other schools don't have, so might have a bit more room.

Computer labs are loaded as a classroom by the Ministry, so even at a match of enrolment of 1:1 to capacity or 100%, you would actually end up with 1 portable.

Q – The Fairway Rd/Lackner Blvd site – will it be available?

R – It is available; we have not pushed the City too hard on a zone change yet because we didn't know how far the scenario(s) including this site would go. We are working with the owner to hopefully get to the point of approaching the City together with a proposal. We believe we can work with the City on zoning if that is where the community wants to go. We may have to be creative in our plans so that the City can still achieve its objectives for that property/area. The Fairway Rd/Lackner Blvd site is zoned for high density residential/commercial; perhaps the City can replicate those residential density targets at a site we don't end up using.

## **7. Future Meeting Dates:**

- The next ARC meeting will be our joint meeting with the Breslau/Stanley Park ARC.
- Planning had proposed two dates for the meeting; Tuesday, October 12<sup>th</sup> and Wednesday, October 13<sup>th</sup>.



- Based on the responses to date, Tuesday, October 12<sup>th</sup> is best for the majority of people.
  - The meeting will be held in the Board Room at the Education Centre, 51 Ardelt Avenue, Kitchener.
  - Meeting time will be 5:15 – 7:15 p.m. and dinner will be provided.
  - An email will be sent out confirming the details to both groups shortly.
  - Mr. Smith thanked all for coming and the meeting adjourned at 6:15 p.m.
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**Future Meeting Dates:**

**Joint ARC Meeting**

**Tuesday October 12th @ Education Centre (Board Room) – 5:15 – 7:15 p.m.**