

REPORT TO:	☐ Administrative Council ☐ Program and School Services Advisory Committee ☐ Policy Working Committee ☒ Planning and Priorities Advisory Committee ☐ Board ☐ Other:
	For Board Meetings: ☐ PUBLIC ☐ IN-CAMERA
TITLE OF REPORT:	Middlesex Elementary Attendance Area Review – Initial Attendance Area Review Report
PRESENTER(S): <i>(list ONLY those attending the meeting)</i>	Linda Nicholls, Associate Director Geoff Vogt, Superintendent of Facility Services and Capital Planning Ben Puzanov, Manager of Planning Cassandra Harms, Planner
REPORT AUTHOR(S):	Ben Puzanov, Manager of Planning Cassandra Harms, Planner
PRESENTED FOR:	☒ Approval ☐ Input/Advice ☐ Information
Recommendation(s): <i>(only required when presented for approval)</i>	THAT Administration proceed with the Middlesex Elementary Attendance Area Review and establish an Attendance Area Review Committee for the purpose of obtaining public feedback regarding the accommodation option included in the Initial Attendance Area Review Report.
Purpose:	To provide an overview of the accommodation option for addressing the enrolment capacity issues at Delaware Central PS and to seek approval to proceed with this attendance area review.
Content:	Background Enrolment at Delaware Central PS has been steadily growing due to housing development taking place in a portion of its attendance area that is located in Komoka-Kilworth. This area was designated to attend Delaware Central PS through the previous Western Middlesex Attendance Area Review (2018). As a result of accelerated development activity, Delaware Central PS is no longer able to accommodate the continued enrolment growth. The goals of this review are as follows: • Address the capacity challenges at Delaware Central PS; • Use space at Parkview PS and designate students who live in Komoka-Kilworth but attend Delaware Central PS to a more proximal school; and • Better position TVDSB to pursue Capital Priorities Program funding from the Ministry of Education in Middlesex County. This attendance area review is critical to ensuring TVDSB can seek future funding for permanent accommodations for students in the Municipality of Middlesex Centre as well as provide enrolment pressure relief to Delaware Central PS. This review considers a boundary change between Delaware Central PS and Parkview PS. After undertaking a student distribution analysis for the two schools it was found that most of the enrolment pressure at Delaware Central PS was being generated by the portion of the attendance area located north of the Thames River in Komoka-Kilworth. This is due to the active housing

	development applications in the area. Due to sanitary servicing constraints and the site configuration, Delaware Central PS can only accommodate three portable classrooms. This threshold is expected to be reached by September of 2024. As reported at the September 2023 meeting of the Planning and Priorities Advisory Committee, an enrolment cap will be implemented for that portion of the attendance area located in Komoka-Kilworth beginning in January 2024. As part of this cap and in anticipation of this review, all new families residing in the Komoka-Kilworth portion of the current Delaware Central PS attendance area will be accommodated at Parkview PS. Siblings of existing students will be permitted to attend Delaware Central PS. The cap will not affect students from First Nations communities. Parkview PS is a much larger facility with the ability to accommodate additional portables. Given the school's proximity to many active housing development applications and access to full municipal services, it is the preferred site for accommodating future growth in this area of the community. Designating all Komoka-Kilworth to attend Parkview PS not only allows students to attend their proximal neighbourhood school but it will also demonstrate to the Ministry of Education the need for additional capital investment for the community. Accommodation Option Administration recommends moving the Komoka-Kilworth portion of the current Delaware Central PS attendance area, shown in detail in Appendix A, to Parkview PS. As a result, facility utilization will change as follows: • Delaware Central PS ○ The school's utilization will reduce from full capacity to an expected utilization of approximately 88% in 2027 and 85% in 2032. The implementation of this boundary change would allow space for some future housing development in Delaware and natural enrolment growth within the community. ○ It is important to note that Delaware Central PS hosts specialized FNMI programming; portables are on site to accommodate this and may continue to be needed in the future. • Parkview PS ○ Utilization will increase from 102% in 2023 to approximately 127% in 2027 and 137% in 2032. The implementation of this boundary change would shift the enrolment pressure to a facility that is better equipped to handle it, while demonstrating a need for future capital investment from the Ministry of Education.
Financial Implications:	The costs to complete the subject Attendance Area Review will be accommodated within the 2023-2024 budget.
Timeline:	The expected timeline if the Board of Trustees approves proceeding with the attendance area review and initiates the formation of an Attendance Area Review Committee for the purposes of gathering public feedback is as follows:

	• October 2023: establish website to solicit feedback and answer questions regarding the boundary option under consideration • October - November 2023: establish Attendance Area Review Committee (AARC) • November 27, 2023: Host virtual AARC meeting • December 2023 - February 2024: Coordinate school-level AARC Subcommittee meetings • March - April 2024: Review school community feedback and prepare Final Attendance Area Review Report • May 14, 2024: Presentation of Final Attendance Area Review Report • June 11, 2024: Public delegations meeting • June 25, 2024: Decision of the Board of Trustees • September 2025: Implementation of the Decision of the Board of Trustees
Communications:	Administration is assembling a communications plan as part of the public consultation program for this attendance area review.
Appendices:	<u>Appendix A:</u> Middlesex Elementary Attendance Area Review – Initial Attendance Area Review Report

Strategic Priority Area(s):

Relationships:

- ☒ Students, families and staff are welcomed, respected and valued as partners.
- ☐ Promote and build connections to foster mutually respectful communication among students, families, staff and the broader community.
- ☒ Create opportunities for collaboration and partnerships.

Equity and Diversity:

- ☒ Create opportunities for equitable access to programs and services for students.
- ☒ Students and all partners feel heard, valued and supported.
- ☐ Programs and services embrace the culture and diversity of students and all partners.

Achievement and Well-Being:

- ☐ More students demonstrate growth and achieve student learning outcomes with a specific focus on numeracy and literacy.
- ☐ Staff will demonstrate excellence in instructional practices.
- ☒ Enhance the safety and well-being of students and staff.

Form Revised JUNE 2021



Middlesex Elementary Attendance Area Review

Initial Attendance Area Review Report

Planning and Priorities Advisory Committee
October 10, 2023



Background

Delaware Central PS is experiencing enrolment pressure due to housing development in the Komoka-Kilworth portion of its attendance area.

As reported at the September Planning and Priorities Advisory Committee meeting, an enrolment cap will be implemented at Delaware Central PS in January 2024 to designate new families to Parkview PS. This cap will not affect students from First Nations communities.

An attendance area review is proposed to accommodate all students in Komoka-Kilworth at Parkview PS.

Potential Boundary Change

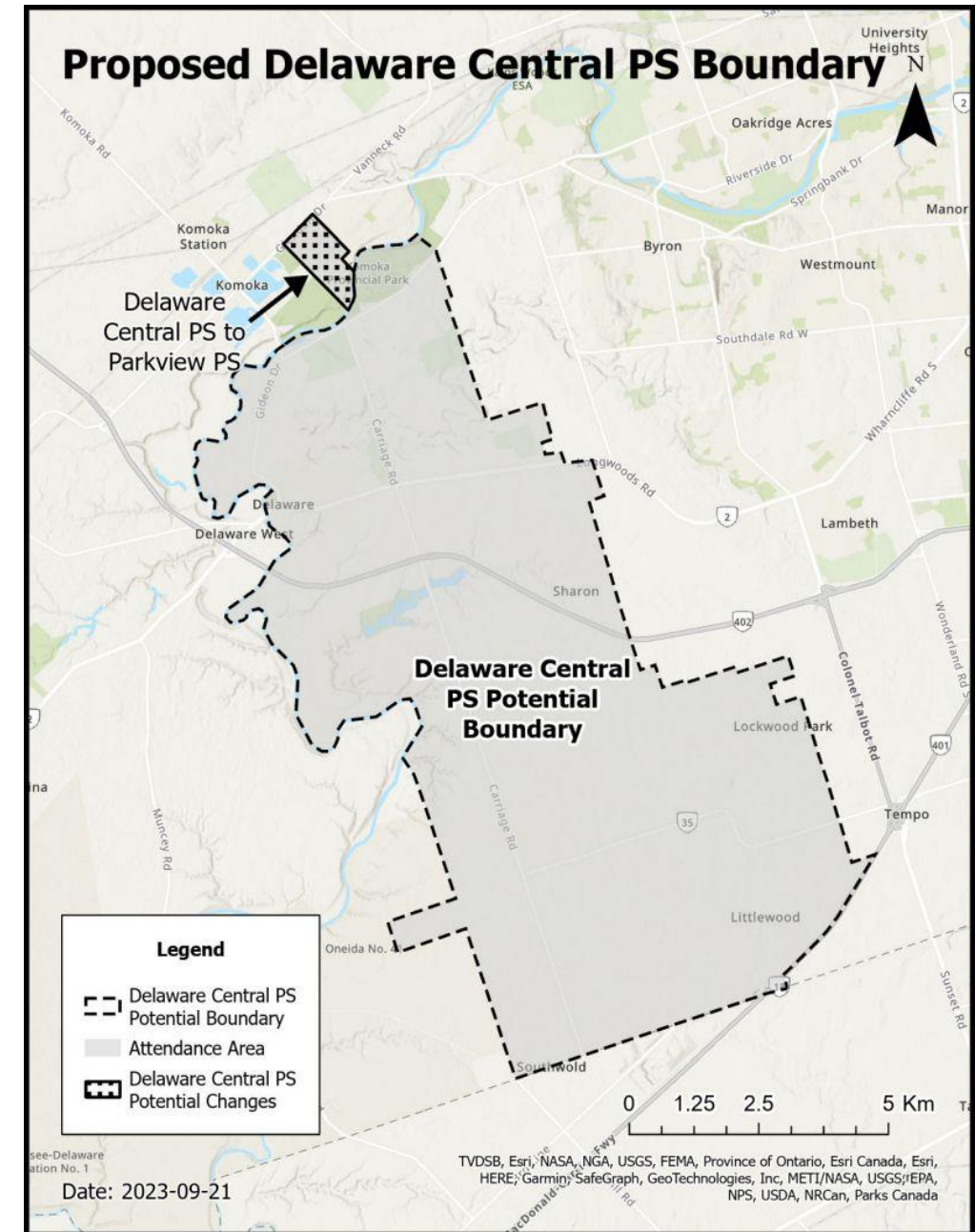
Delaware Central PS

Enrolment pressure at Delaware Central PS would be alleviated.

Approximately 68 students will be designated from Delaware Central PS to Parkview PS if the proposed boundary change is approved.

Parkview PS

Utilization at Parkview PS would increase. This would allow students to attend a more proximal school and better position TVDSB to obtain Ministry of Education funding for an addition at the school.





Recommendation

THAT Administration proceed with the Middlesex Elementary Attendance Area Review and establish an Attendance Area Review Committee for the purpose of obtaining public feedback regarding the accommodation option included in the Initial Attendance Area Review Report.

Middlesex Elementary Attendance Area Review – 2023

Initial Attendance Area Review Report

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Executive Summary

This report provides an overview of current and projected enrolment at two Middlesex County schools: Delaware Central PS and Parkview PS. The potential change contained within this report aims to relieve enrolment pressure in the short-term while also helping to better position the Thames Valley District School Board to receive Capital Priorities Program funding for an addition to Parkview PS. This report is not intended to be a stand-alone document and should be referenced in conjunction with other Board strategies, policies, and objectives.

The primary goals of this study are to consider short and long-term enrolment and space needs in Middlesex Centre, relieve enrolment pressure at a facility that was not designed for a large student population, and better utilize space at the subject schools to effectively demonstrate a need for additional capital investment from the Ministry of Education. The background analysis for this review included a broader study of current and projected enrolment across Middlesex County, current student distribution, as well as active and planned housing development.

The potential solution would address the capacity issues at Delaware Central PS. This boundary adjustment would allow students who reside in Komoka-Kilworth and are currently attending Delaware Central PS to attend a more proximal school. This would also relieve enrolment pressure at Delaware Central PS while bolstering a future business case for an addition at Parkview PS. Implementation of the boundary change would occur for September 2025.

Delaware Central PS has experienced increasing enrolment over the past few years primarily due to development activity in the portion of the attendance area located in Komoka-Kilworth. Separate from this attendance area review, TVDSB will be implementing an enrolment cap at the school that will take effect on January 1, 2024 and will designate new families residing in that portion of the attendance area located in Komoka-Kilworth to Parkview PS. The cap would not affect students from First Nations communities.

1.0 Background

TVDSB is a vast district that covers several growing communities in southwestern Ontario. Many municipalities in Middlesex County continue to grow; with increased migration from the Greater Toronto Area several communities have expanded significantly. Delaware Central PS is located within the community of Delaware. It occupies a small site and operates on a private septic system, limiting the number of students that can be accommodated on site.

In 2018, TVDSB undertook an attendance area review, the Western Middlesex Attendance Area Review (WMAAR), to review attendance boundaries of schools located within Middlesex County. As a result of this review, a large area of ongoing housing development was redesignated to Delaware Central PS in order to ease enrolment pressure at Parkview PS. Several years have passed since implementation of the changes from the WMAAR and enrolment trends at TVDSB have changed. With the anticipated growth from ongoing development in Kilworth and the broader Komoka-Kilworth community, TVDSB will be submitting a request for capital funding to the Ministry of Education in order to build an addition at Parkview PS.

1.1 Analysis Parameters

Attendance area reviews are undertaken in order to balance enrolment and optimize the utilization of schools. In doing so, TVDSB is able to continue providing exceptional learning spaces for students and better position itself to receive capital funding from the Ministry of Education, which funds new schools and additions for all school boards across the province. When existing facilities and resources are being used efficiently, it demonstrates to the Ministry that increasing enrolment requires new infrastructure to be accommodated properly.

The schools involved in this review are as follows:

- Delaware Central PS
- Parkview PS

1.2 Middlesex Elementary Attendance Area Review – 2023

The purpose of this report is to highlight the technical aspects of the current enrolment imbalances between the two subject schools as well as the operational challenges faced at Delaware Central PS. The proposed boundary change provides a solution to better accommodate the growing Komoka-Kilworth community while the TVDSB seeks additional funding from the Ministry of Education for permanent accommodation for the projected student population.

2.0 Current Situation

2.1 Komoka-Kilworth and Delaware Study Area

The impetus for undertaking an attendance area review in this area is the enrolment pressure and site constraints at Delaware Central PS. As a result of WMAAR, a portion of students residing in Komoka-Kilworth attend Delaware Central PS. At the time of that decision, there was available capacity at Delaware Central PS to relieve enrolment pressure at Parkview PS. Now, with housing development continuing at a rapid pace in the new subdivisions in Kilworth, Delaware Central PS has reached its maximum capacity for students. The small school site and limited sanitary capacity prevents the addition of more than three portable classrooms, with two currently on site and more than three projected to be needed by September of 2024. Separate from this attendance area review, TVDSB will be implementing an enrolment cap at the school that will take effect on January 1, 2024 and will designate new families residing in that portion of the attendance area located in Komoka-Kilworth to Parkview PS. The cap would not affect students from First Nations communities.

Parkview PS is currently operating at its on-the-ground capacity, with one portable classroom on site. This school serves a large attendance area and contains some undeveloped land that has been designated for future housing development. Parkview PS is located on a larger site and can accommodate approximately ten portable classrooms.

The attendance areas adjacent to Delaware Central PS and Parkview PS, including Caradoc PS, Caradoc North PS, Centennial Central PS, Oxbow PS, and Valleyview Central PS are experiencing their own enrolment pressure and housing development. In addition, all listed schools have large attendance areas, making it difficult to permanently accommodate students from Komoka-Kilworth nearby.

Figure 1 below shows the current utilization of the schools involved in this review as of September 2023

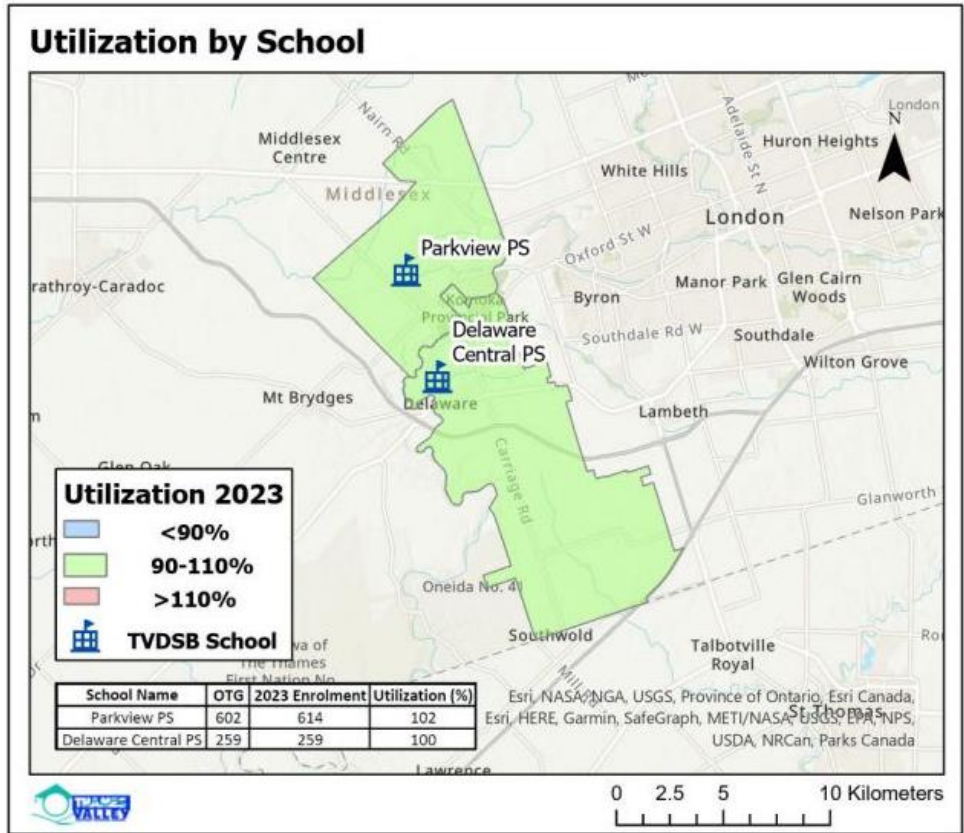


Figure 1: Utilization Rates by School

Based on a student distribution analysis undertaken in the Parkview PS and Delaware Central PS attendance areas, there is a large concentration of students within the portion of the current Delaware Central PS attendance area north of the Thames River located in Komoka-Kilworth.

2.2 Issues Under Review

Preliminary enrolment figures as of September 2023 were used for this review as this is the most recent data available. Because of the portion of Komoka-Kilworth currently designated to attend Delaware Central PS, enrolment at this school is projected to increase significantly over the coming years in a status quo scenario. Delaware Central PS does not operate on municipal sanitary services and therefore has limited capacity to accommodate enrolment growth. In addition, the school site is small and has limited space for portable classrooms. The maximum number of portables that can be accommodated on site is three; with two on site currently. The maximum number of portables is projected to be exceeded by September 2024.

Parkview PS has sanitary capacity to accommodate additional students. TVDSB will submit a business case to support an addition at this school while redesignating local students to their more proximal school and relieving enrolment pressure at Delaware Central PS.

Table 1 illustrates the current and projected utilization for the two schools involved in this review if no intervention is undertaken. As shown in the table both schools continue to grow, primarily due to housing development in Komoka-Kilworth.

Table 1: Status Quo Projected Enrolments and Utilizations

School	Capacity		Portables				Enrolment				Utilization			
	OTG	Current Usage	2023	2025	2027	2032	2023	2025	2027	2032	2023	2025	2027	2032
Delaware Central PS	259	259	2	5	6	6	259	300	333	323	100%	116%	129%	125%
Parkview PS	602	614	1	2	3	5	614	636	661	720	102%	106%	110%	120%

It is important to note that the actual number of portables required to accommodate growth at Delaware Central PS may be higher than what is shown in the table above due to specialized programming located in the school and the space requirements for that program.

Parkview PS is expected to grow on its own without the redesignation of Delaware Central PS students; however, it is better positioned to handle the growth from operational and site perspectives.

3.0 Current and Projected Housing Growth and Community Trends

3.1 Current and Projected Housing Development

There is significant growth taking place in the municipality of Middlesex Centre. As part of the recently approved Middlesex County Official Plan Update, population and housing projections were completed to help guide development in the county until 2046. Under all projected growth scenarios, Komoka-Kilworth is expected to experience moderate to strong growth with a variety of housing types.

Currently, there are 19 active housing development sites and six conceptual proposals of varying size within Komoka-Kilworth that will continue to contribute to growth at Parkview PS. There is

significantly less development activity in Delaware as the community is serviced by private septic systems.

4.0 Potential Attendance Area Changes

The following section outlines the recommended boundary adjustment between Parkview PS and Delaware Central PS. This boundary adjustment was developed based on the imminent need to provide relief at Delaware Central PS. This recommendation was developed by following logical geographic features to create the boundary as well as designating new neighbourhoods to their most proximal school.

4.1 Delaware Central PS

Delaware Central PS received a portion of the Parkview PS attendance area through WMAAR and is now experiencing enrolment growth due to rapidly developing subdivisions. Given that municipal sanitary services are not available and that only a limited number of portable classrooms can be accommodated on site, Delaware Central PS is not positioned to accommodate the growth projected for the area on a long-term basis. After undertaking a student distribution analysis, it is evident that the majority of growth is concentrated within the Komoka-Kilworth portion of the current attendance area. Delaware Central PS has had an enrolment cap implemented to designate new growth away from the school. In anticipation of this attendance area review, Parkview PS was chosen as the interim accommodation school for all new families residing within the Komoka-Kilworth portion of the Delaware Central PS attendance area.

4.1.1 Potential Changes

As part of this review, it is recommended that the portion of Delaware Central PS attendance area located in Komoka-Kilworth, as per Figure 2, be accommodated at Parkview PS.

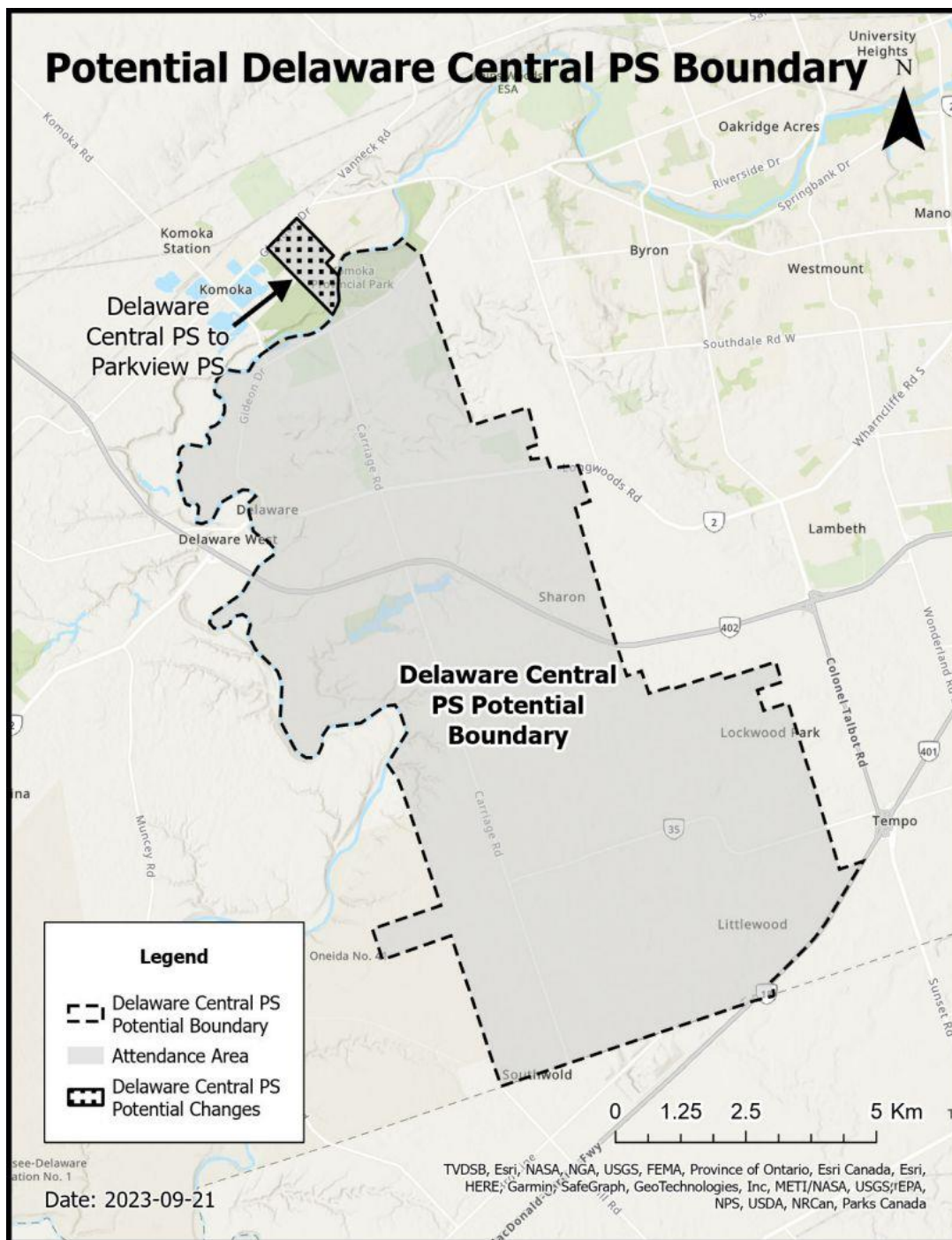


Figure 2: Potential Delaware Central PS attendance boundary

Moving From	Students (2023-2024)	Receiving School
Delaware Central PS	68	Parkview PS

4.2 Parkview PS

Parkview PS is experiencing enrolment growth. Given the development proposed for this area, an addition to the school will be needed. There is also an opportunity to relieve enrolment pressure at neighbouring Delaware Central PS. Parkview PS is located on a larger site with full municipal services and can accommodate the growth resulting from new developments in this area.

4.2.1 Potential Changes

As part of this review, it is recommended that Parkview PS permanently accommodate the portion of the Delaware Central PS boundary located in Komoka-Kilworth. Students currently attending Parkview PS are not proposed to be moved as part of this review.

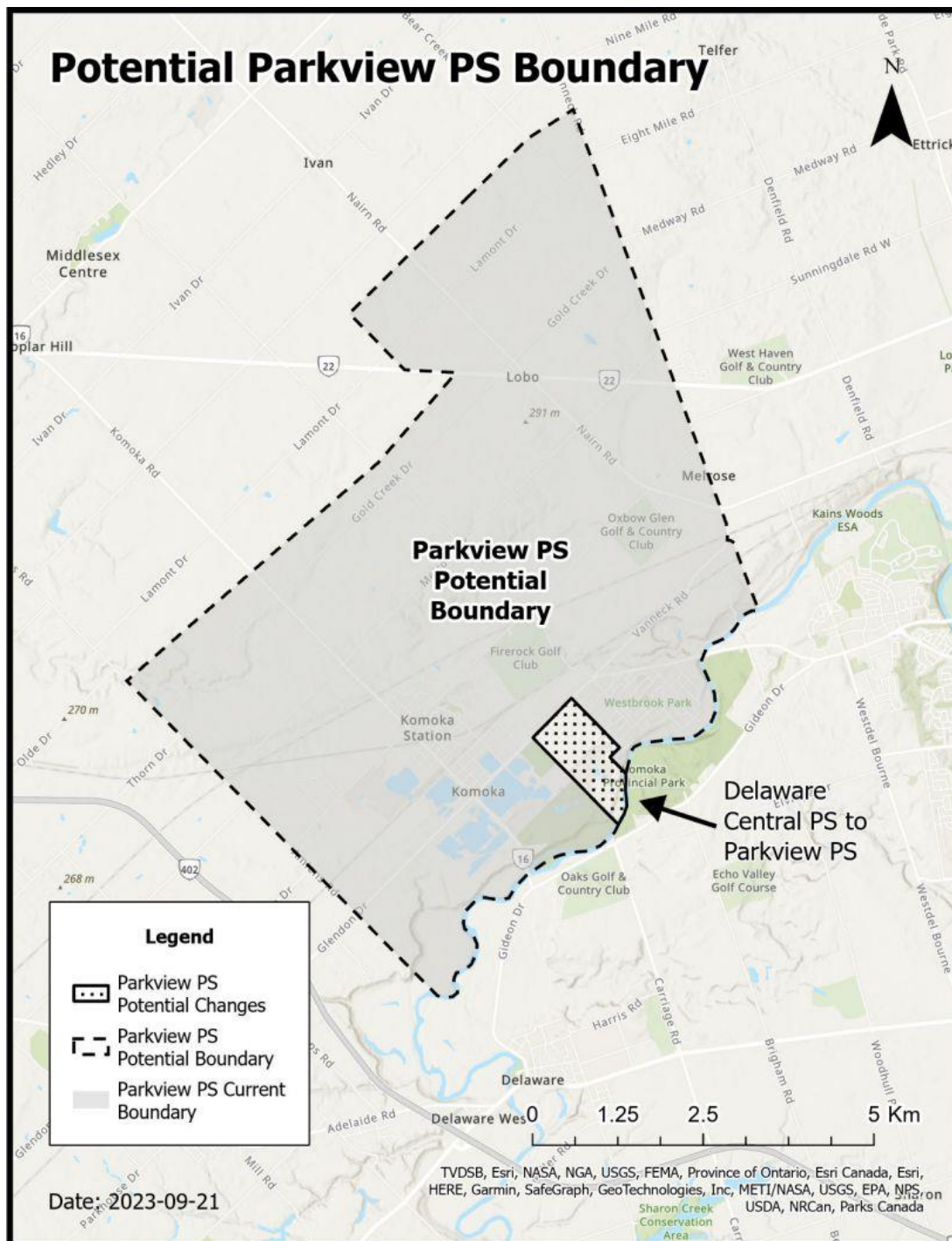


Figure 3: Potential Parkview PS attendance boundary

Moving From	Students (2023-2024)	Receiving School
Delaware Central PS	68	Parkview PS

4.3 Expected Outcomes

If the change to permanently accommodate the portion of the Delaware Central PS attendance area in Komoka-Kilworth at Parkview PS is implemented, implementation would occur for September 2025 and enrolment at Delaware Central will decline below the school's capacity, providing relief for the school. Enrolment at Parkview PS will increase from 102% utilization in 2023 to approximately 127% in 2027. Enrolment would be accommodated at the school with portable classrooms until funding is secured for a permanent addition.

Table 2 illustrates the resulting enrolments and utilizations. Portable counts at Delaware Central PS are approximate given the specialized programming located at the school.

Table 2: Projected Enrolments and Utilizations Resulting from Boundary Change

School	Capacity		Portables				Enrolment				Utilization			
	OTG	Current Usage	2023	2025	2027	2032	2023	2025	2027	2032	2023	2025	2027	2032
Delaware Central PS	259	259	2	0	0	0	259	218	230	220	100%	84%	88%	85%
Parkview PS	602	614	1	5	7	10	614	718	763	823	102%	119%	127%	137%

Figure 4 shows the resulting attendance areas from the potential boundary change.

Figure 4: Potential Boundary Change for the Middlesex Elementary Attendance Area Review

