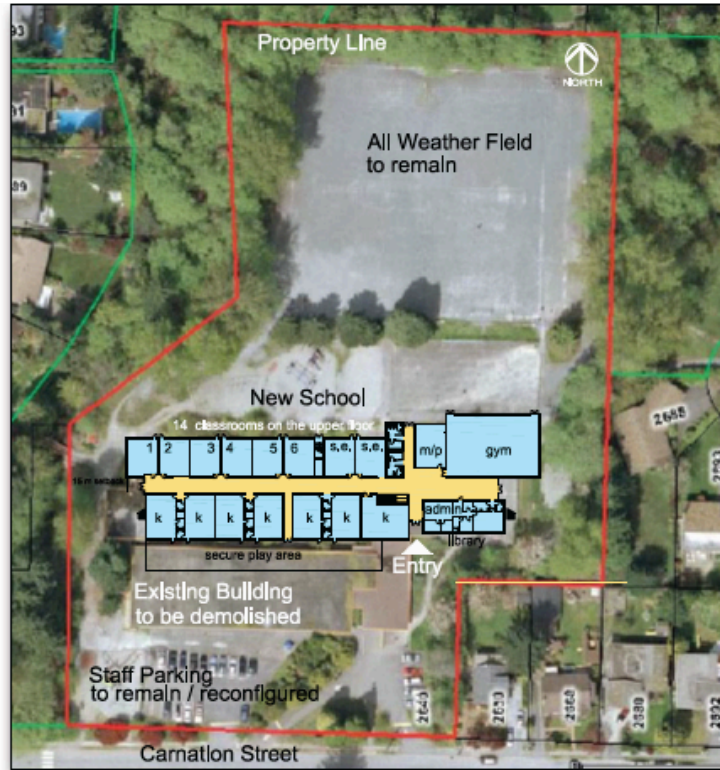




North Vancouver
School District
the natural place to learn®

Future for Schools in the Seymour Area



Land, Learning, Livability Progress

No decisions have been made by the Board regarding the long-term future use of the Seymour area school sites. These assets have been retained to provide flexibility to the Board of Education to support its future planning in this area of the community in consultation with the District of North Vancouver.

Both Maplewood Elementary and Plymouth Elementary have been retained by the School District for potential future long-term use by the School District. These facilities are currently under lease to independent schools (to 2020 and 2024 respectively), with annual revenue generation for the North Vancouver School District.

The School District submitted its five-year Capital Plan in October 2015 and is awaiting a response from the Ministry regarding our project requests.



Background to the planned future closure of Blueridge Elementary with the replacement of Seymour Heights Elementary

Public consultations and annual forums regarding potential school closures, consolidations and building new schools since 2003 – *Community Input to Schools Changes: Protecting Quality Education*.

The School District has proactively responded to declining enrolment and changes in funding and capital planning of the Ministry of Education. A number of elementary schools were closed in 2004 including Maplewood Elementary.

The Seymour area (Blueridge, Seymour Heights, Maplewood and Plymouth) has experienced a dramatic decline in student population from over 1570 in the late '90s to its current level of 785.

Towards the Future For Schools engaged the community in consultation regarding the future configuration of schools across the school district. The School District Facilities Plan of 2007 identified the need to consider further school closures and consolidations.



Through *Budget Challenge 2009* and *Restructuring 2010*, support was indicated for the consolidation of the Windsor elementary feeder schools (Plymouth, Seymour Heights, Blueridge). The Board proceeded with the closure of Plymouth Elementary in June 2010.

The Board of Education also proceeded with the closure of Blueridge Elementary School, effective June 30, 2013, or upon the completion of the new Seymour Heights replacement school, whichever is later.

The Board has identified the replacement of Seymour Heights Elementary School within its five-year capital plan as one of its highest priorities. There is a funding request contingent upon Ministry approval and funding. In recent years, the Ministry has placed its highest priority on the seismic projects.

As required by the Ministry, and in support of the project request, a Project Identification Report was completed in 2009 and updated in 2013 setting out the plan to build a new school at the Seymour Heights location to accommodate the student population currently served by Blueridge and Seymour Heights. This report also takes into consideration the neighbouring schools within this area of the school district.





Project Identification Report

To accommodate the combined student population in this area, a replacement school with a capacity of 500 to 650 at Seymour Heights is projected.

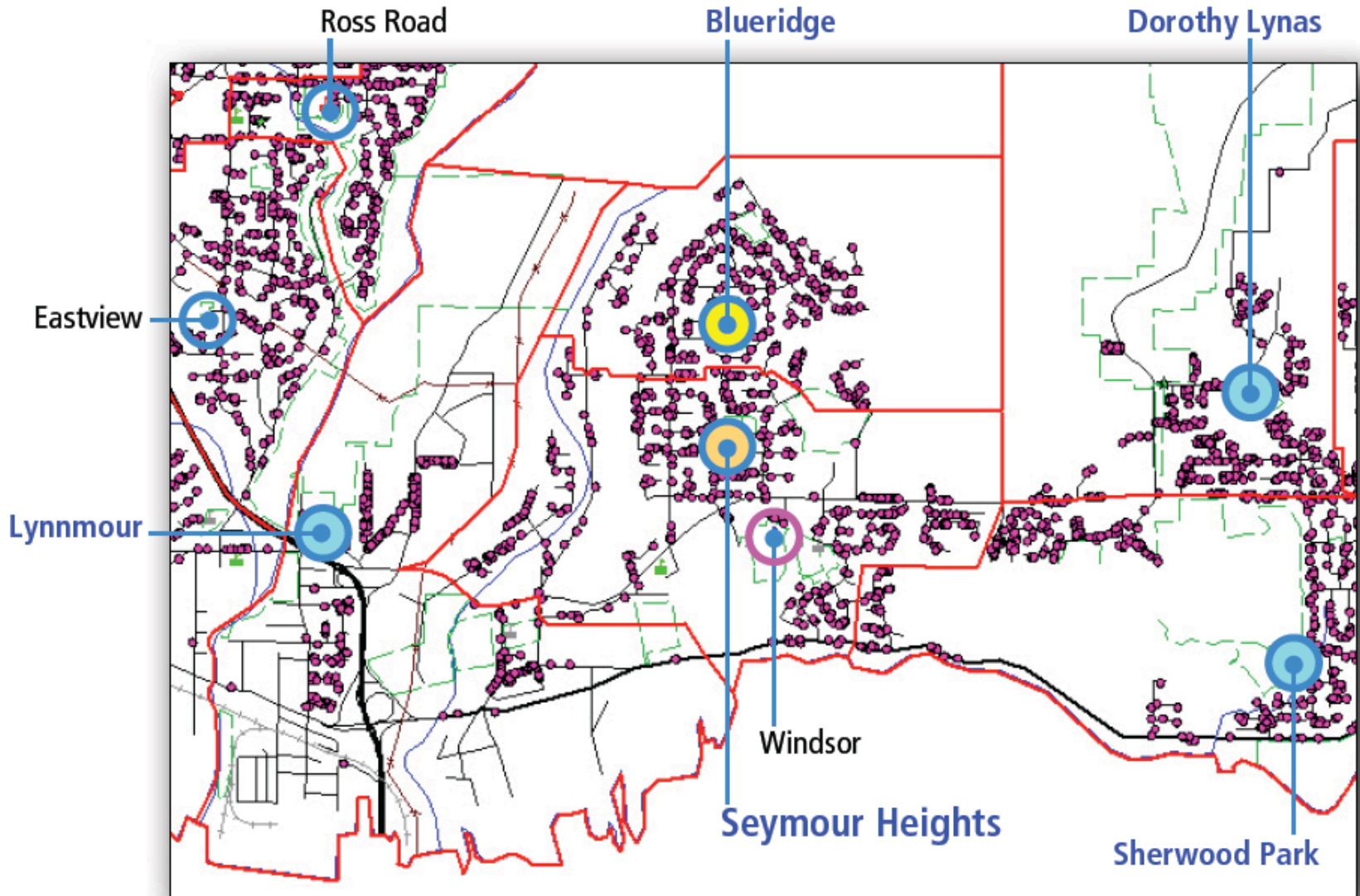
An initial concept is to build the new school at Seymour Heights while accommodating the combined student population at Blueridge during the construction period.

There is a parallel request to build a replacement school for Lynnmour with a capacity of approximately 250 students.

The capacity of Seymour Heights and Lynnmour can be adjusted based on enrolment projections and potential changes to catchment areas.



Figure 1: Seymour Heights and Adjacent Schools



The 2015 School District Facilities Plan has identified the need for a more comprehensive study of the Seymour area to consider the future replacements of Seymour Heights and Lynnmour Elementary.

This study is expected to proceed in consultation with the District of North Vancouver to identify future growth potential arising from developments in the area and to consider the preferred location of future school sites to best serve the anticipated student population.

If/when the Ministry approves the replacement of Seymour Heights and/or Lynnmour as requested in the Capital Plan, the Board of Education will proceed with a Project Development Report, which involves a more detailed analysis of the various options available for the potential replacement of the schools. Public consultation will be included within this review and development process.



Five-Year Capital Plan

Top priorities



Ministry of Education
Resource Mgt.

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CP2 - Five Year Capital Plan Summary

School District: 44 North Vancouver

Capital Plan Year: 2015/2016

Capital Plan Submission Date: Unsubmitted

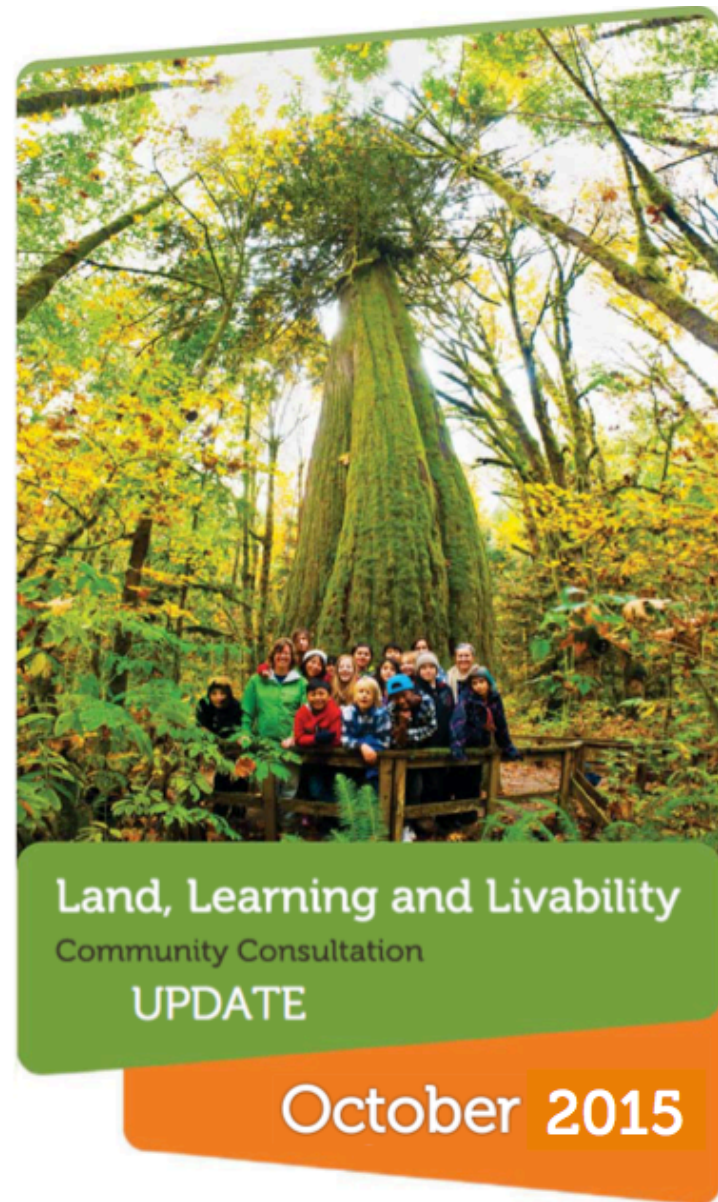
Existing Project Priority	Project No.	School District Reference No.	Project Title	Year One	Year Two	Year Three	Year Four	Year Five	Total Funding
1	116011	44019	REPLACE - SEYMOUR HEIGHTS ELEMENTARY REPLACE 1 WITH EXPANDED 60K / 425	\$0	\$0	\$14,926,807	\$0	\$0	\$14,926,807
2	114811	44016	REPLACE - QUEENSBURY ELEMENTARY REPLACE WITH EXPANDED 60K / 450	\$0	\$0	\$15,354,245	\$0	\$0	\$15,354,245
3	116875	44034	REPLACE - LARSON ELEMENTARY REPLACE WITH EXPANDED 60K / 500	\$0	\$0	\$16,547,743	\$0	\$0	\$16,547,743
4	113149	44046	REPLACE - LYNNMOUR COMMUNITY SCHOOL REPLACE WITH 40K / 225	\$0	\$0	\$0	\$11,162,434	\$0	\$11,162,434
5	N/A	5	NEW - LOWER LONSDALE ELEMENTARY LOWER LONSDALE ELEMENTARY 40K / 250	\$0	\$0	\$0	\$11,500,000	\$0	\$11,500,000





Land, Learning and Livability

Since 2012 the North Vancouver Board of Education has engaged in a long-term planning process to facilitate public involvement and awareness of North Vancouver School District land management initiatives and the future possibilities for 11 properties identified as surplus to long-term public education needs.



Guiding Principles

The Board of Education approved its revised *Guiding Principles – Surplus Land Retention and Disposition Strategy*, which recognize that future decisions regarding surplus properties should incorporate broad-based community consultation to realize the maximum social and financial value, are provided below.

The North Vancouver Board of Education will consider the following guiding principles in the management of its land assets:

1. Recognizing that all School District properties are valued community assets, we will consult with the community as part of our process to realize the maximum social and financial value of these assets.
2. Balancing current and future School District needs by aligning our decision making with our Strategic Plan and implementing options ranging from short, medium and long-term leases. Retaining properties and limiting outright sales will provide flexibility to accommodate potential future enrolment growth.



3. Obtaining maximum financial returns while pursuing creative, holistic solutions for broad-based community objectives of affordable housing, recreation, green space, childcare and other emerging community needs. We will do this with consideration of the Official Community Plans of the respective municipality.
4. Repurposing School District lands through the strategic use of long term land leases to address evolving community needs such as affordable housing, recreation, green space, and childcare.
5. Giving preference to proposals that support the Board of Education's strategic goals and priorities, where all other criteria have been met, for the lease/sale of properties.
6. Managing proceeds from land leases and sales to further enhance the student learning experience. We will do this, in part, by directing proceeds to support a significant endowment fund for the School District.
7. Directing proceeds and endowment funds, where necessary, to adequately fund capital projects that are not eligible for government funding.





Land, Learning, Livability Progress

The Board of Education has proceeded with long-term dispositions of a former school sites including Keith Lynn, Monterey and Ridgeway Annex. Proceeds from these properties have been applied to the replacement of Argyle Secondary School.

The Ministry of Education has required the School District to contribute funds to specific capital projects. The Board continues to pursue the full replacement of Argyle Secondary and has committed funds towards the total funding required beyond the funds for a seismic upgrade.

The Board has arranged for the lease and retention of a number of school sites including Fromme, Maplewood, Plymouth and Westover.

Initial public consultation has occurred for a number of School District sites including the former Cloverley School site and the Lucas Centre. The Board has not yet determined how and when it may proceed with further consideration of these sites.



Blueridge Elementary



Address: 2650 Bronte Drive, District of North Vancouver

Years of Operation: Opened in 1968, Blueridge will continue to remain open and operate as a school until Seymour Heights Elementary is replaced with a larger school. The Board passed a closure bylaw in 2010, with the closure contingent upon Ministry approval of a replacement school for Seymour Heights. A larger Seymour Heights school facility is required to enable the future consolidation of Blueridge with Seymour Heights.

Current Status: Operational. Replacement of Seymour Heights is identified as Priority #1 in the 2015/16 Capital Plan at an estimated cost of \$14.9M.

Alternative Uses: Continued use as an operational school

Capacity: 350 FTE students with 1 kindergarten classroom

Facility Condition: Poor (FCI index 0.79)

Site Size: 2.80 hectares

Site Zoning: Public Assembly – uses include church, school, community recreation, childcare, and government offices.

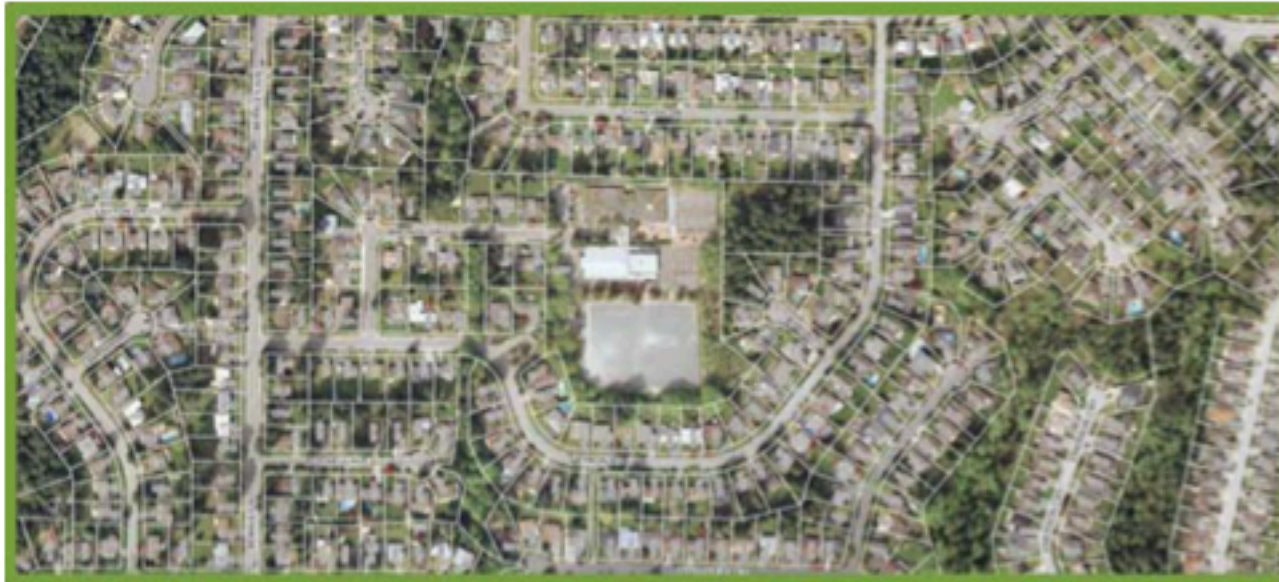


Official Community Plan Designation: The site is designated Institutional and surrounding neighbourhood is Residential Level 2: detached residential.

Future Public School Potential: Assuming the future consolidation of Blueridge and Seymour Heights schools at the Seymour Heights location, the need for an enrolling school on the Blueridge site in the future is low.

Community Consultation: School closure consultation process of 2010. Towards the future for Schools community consultation process, and Land, Learning and Livability general consultation. Area of study related to the replacement request for Lynnmour.

Aerial View:





Land, Learning, Livability Progress

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