SIMCOE COUNTY DISTRICT SCHOOL BOARD (SCDSB) AND SIMCOE MUSKOKA CATHOLIC DISTRICT SCHOOL BOARD (SMCDSB)

EDUCATION DEVELOPMENT CHARGE BACKGROUND STUDY

OFFICE CONSOLIDATION INCORPORATING ADDENDUM OF AUGUST 16TH 2018

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Planning for growth

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FOREWORD AND ACKNOWLEDGEMENTS

Section 257.61(1) of the *Education Act* states that, "Before passing an education development charge by-law, the board shall complete an education development charge background study." Section 257.61(2) of the Act as well as section 9 of Ontario Regulation 20/98, as amended, provide the information that must be contained in the background study. This report contains background studies for the Simcoe County District School Board (SCDSB) and the Simcoe Muskoka Catholic District School Board (SMCDSB).

The amended version of the EDC Background Study incorporates an addendum to the original EDC Background Study. The revisions to the EDC Background Study occur as part of the stakeholder and public feedback process and have resulted in some changes to the original proposed EDC rate for the SCDSB.

The first change to the analysis was a correction that was made to Form H2 for the SCDSB to correctly identify the total number of requirements of new development. This has been revised and Form H2 now shows the correct number of pupils and thus the correct differentiated charge. Additionally, the SCDSB has determined that an EDC eligible elementary site in PE02 will be located in Clearview and as such, the land values for that site have been adjusted. This had the effect of reducing the proposed EDC rate for the SCDSB for the residential component of the charge from $3,592 per unit to $3,578 per unit (there was no change to the non-residential charge). These changes had no impact on the SMDSB EDC Forms or the proposed EDC rate.

This amended version of the EDC Background Study also includes a new appendix with an area specific EDC analysis for each Board. As part of the public process, feedback was received with regard to area specific EDC bylaws. As a result, each Board's Trustees and Board staff asked the consultant to prepare an area specific analysis based on similar boundaries used by the Boards historically when preparing area specific background studies. Therefore, Appendix D of this report contains EDC forms that consider area specific bylaws based on separate bylaws for a North area and a South area. The north area consists of the Municipalities of Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Penetanguishene, Orillia, Ramara and Severn. The south area consists of the Municipalities of Adjala-Tosorontio, New Tecumseh, Bradford West Gwillimbury, Springwater, Oro-Medonte, Innisfil, Essa and Barrie.

The consultant would like to acknowledge and thank the staff at the SCDSB and SMCDSB for their work, time and effort over the past several months. Staff from both Boards provided invaluable input and assistance throughout the EDC process. The consultant would also like to thank Mr. Brad Teichman of the firm Overland LLP, legal counsel for the SCDSB, Mr. Steve O'Melia of the firm Miller Thomson, legal counsel for the SMCDSB, Mr Steve Thompson and Mr. Peter Spivey of Andrew, Thompson & Associates Ltd., the appraisal firm responsible for the site valuations and Mr. Scott Brumwell of the firm Skelton Brumwell and Associates, who provided site preparation cost assumptions.

EXECUTIVE SUMMARY

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The Simcoe County District School Board (SCDSB) and the Simcoe Muskoka Catholic District School Board (SMCDSB) have Education Development Charge by-laws in force in the County of Simcoe which will expire in November of 2018. Both the current by-laws and the foregoing EDC background analysis relates solely to the County of Simcoe which represents SCDSB's entire jurisdiction and a portion of the SMCDSB's jurisdiction (excludes Muskoka and Parry Sound Districts).

Education Development Charges (EDCs) are a revenue source, for school boards that qualify, to purchase and develop land for new schools. EDCs are meant as a funding mechanism for Boards that are experiencing a growth-related accommodation need in their jurisdiction. In order to renew their by-laws each Board must follow certain processes and guidelines as required by Provincial legislation. This Background Study fulfills certain requirements while providing the background necessary to understand and determine the Education Development Charge.

The general authority for school boards to impose EDCs is provided by Division E of Part IX for the *Education Act.* Ontario Regulation 20/98, as amended, provides the requirements necessary to determine an EDC. In addition, the Ministry has published a set of EDC Guidelines to assist boards with the EDC process.

Before an EDC by-law can be passed, school boards must ensure that they:

- Demonstrate that their elementary or secondary enrolment on a jurisdiction wide basis is greater than the elementary or secondary OTG approved capacity or that their EDC reserve fund is in a deficit position.
- Prepare a background study meeting the requirements of the legislation.
- Hold required legislated public meetings.
- Receive written Ministry approval.

Both the SCDSB and SMCDSB are able to renew their existing by-laws on the basis of:

1. Reserve Fund Qualification – both Boards have a deficit in the EDC reserve fund and outstanding financial obligations; and
2. Capacity Trigger – both Boards have an average projected enrolment exceeding the approved OTG capacity. Both boards exceed capacity on the elementary panels.

The School Boards intend to hold joint public meetings for both the EDC policy review as well as the new proposed EDC by-law. The Boards will hold their first public meeting on Tuesday, May 1st, 2018 at SCDSB's offices. This first public meeting will satisfy the legislative requirements of two of the three required public meetings – the policy review public meeting and the proposed *new bylaw public meeting. The third legislatively required public meeting will be to consider passage of the new bylaws. Both Boards plan to consider passage of the new EDC by-law on Thursday, June 5th, 2018 at the SMCDSB's offices. Notice of all meetings with specific details will be provided as per legislative requirements.* ***Additional public meetings will be held on September 10th, 2018 at the SCDSB offices and on October 25, 2018 at the SMCDSB offices.***

As mentioned previously, the EDC analysis in this Background Study has been completed for both the SCDSB and the SMCDSB and the analysis relates solely to the County of Simcoe. Simcoe County is made up of many local municipalities including the Cities of Barrie and Orillia, the Towns of Bradford West Gwillimbury, Collingwood, Innisfil, Midland, New Tecumseth, Pentanguishene and Wasaga Beach and the Townships of Adjala-Tosorontio, Clearview, Essa, Oro-Medonte, Ramara, Severn, Springwater, Tay and Tiny. This EDC Background study contemplates jurisdiction-wide by-laws. In addition, an appendix has been added to this study that has included an analysis that contemplates area specific EDC bylaws for both schools boards as well – one charge for certain 'Northern' municipalities and one charge for certain 'Southern' municipalities.

Demographic projections form an important component of the EDC analysis. The residential dwelling unit forecast is used both to project pupils from new development as well as determining the final quantum of the residential charge. The residential forecasts used in this analysis are consistent with the most recent regional forecasts that were available at the time of study preparation. The total number of net new units projected in the County of Simcoe for the 15 years in the EDC analysis total **91,121** (includes seasonal units).

The number of growth-related pupils is based on the aforementioned residential forecast and pupil yields have been derived from Statistics Canada custom tabulated data and historical board enrolment information. Pupil yields are mathematical representations of the number of school aged children that will be generated by particular dwellings. The total growth-related pupils must be offset by any available pupil places that are not required by existing pupils of the Boards. These calculations were done for both Boards on a review area basis to determine the total net growth-related pupil places.

The analysis projects a total of **17,084** elementary net growth-related pupils and **3,735** secondary net growth-related pupils for the SCDSB. For the SMCDSB, a total of **5,534** elementary net growth-related pupils were projected while the secondary panel projected a total of **1,569** net growth-related pupil places.

Once the net growth-related pupil place requirements have been determined, it is necessary for boards to decide the number of new schools that will be built to accommodate that need. The EDC legislation provides a table which relates pupil place requirements to school site sizes. The table as well as a description and methodology are provided in the Background Study. The Study also provides information on the approximate timing, size and location of the proposed new schools/sites.

The EDC analysis for the County of Simcoe predicts that the SCDSB will require approximately **34** new elementary sites (full and partial), 2 of which have already been purchased by the Board and **5** new secondary sites (full and partial) in the 15 year EDC time frame. Comparably, the SMCDSB's EDC analysis projects a need for **15** new elementary sites (full and partial) and **3** new secondary sites (full and partial).

One of the final steps of the EDC process involves translating the land requirements to actual land costs. Site acquisition costs are based on appraisals completed by the firm of Andrew, Thompson & Associates Ltd. The per acre acquisition values ranged from **$300,000** to **$1,500,000** for elementary sites and **$625,000** to **$1,500,000** for secondary sites. The acquisition costs have been escalated for a period of 5 years (the by-law term) at a rate of **8% for Simcoe County** for each consecutive year until the end of the by-law term.

The costs to prepare and develop the school site for school construction are also EDC eligible costs. The assumed site preparation costs are based on historical data provided by the School Boards. A site preparation cost of **$249,070** per acre has been assumed for both the SCDSB and SMCDSB in this study. Site preparation costs are escalated to the time of site purchase at a rate of **1.6%** per year.

The total land costs (acquisition and servicing costs) as well as study costs must be added to any outstanding financial obligations incurred by the board under a previous EDC by-law to determine the final net education land costs. A deficit balance in the existing EDC reserve fund is considered to be an outstanding obligation and must be added to the existing land costs. If a board has a surplus balance in the EDC reserve fund this amount must be subtracted from the land costs and used to defray the net education land costs.

The SCDSB's total net education land costs are estimated to be **$362,277,877** which includes an estimated deficit balance of **$3,599,955** in the existing EDC reserve fund that was added to the total costs. The SMCDSB's total net education land costs are estimated to be **$148,998,573** which includes an estimated EDC reserve fund deficit of **$9,555,147** that was added to the total costs.

On the basis of the aforementioned net education land costs and net new unit forecasts, the analysis results in a proposed EDC rate of **$3,578 per dwelling unit** for the SCDSB's residential charge and **$0.97 per square foot** for the non-residential charge. The new proposed EDC rate for the SMCDSB is **$1,472 per dwelling unit** for the residential component and **$0.40 per square foot** for the non-residential component. The charges contained herein are based on a uniform rate for all types of development, with a division of 90%-10% residential to non-residential allocation and applicable jurisdiction-wide to the County of Simcoe.

If area specific charges are contemplated the range in residential charges for the SCDSB would be **$4,509** in the South Bylaw Area and **$1,552** in the North Bylaw Area. The non-residential charges would range between **$1.18** per GFA in the South Bylaw Area and **$0.46** per GFA in the North Bylaw Area. For the SMCDSB, the range in residential charges would be **$1,861** in the South Bylaw Area and **$488** in the North Bylaw Area. The non-residential charges would range between **$0.49** per GFA in the South Bylaw Area and **$0.15** per GFA in the North Bylaw Are

1. INTRODUCTION

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1.1 Background

Education Development Charges (EDCs) are a revenue source, for school boards that qualify, to purchase and develop land for new schools. EDCs are meant as a funding mechanism for boards that are experiencing a growth-related accommodation need in their jurisdiction. In order to qualify for Education Development Charges, it is necessary for school boards to meet certain "triggers".

School boards no longer have the ability to implement property taxes to fund education costs and now rely on a system of per pupil grants established by the Ministry of Education. The grants are set out to cover expenses such as teacher salaries, text books, heating of schools, renewing schools, building schools etc. Education Development Charges are meant to fund the acquisition and development of growth-related school sites outside this grant envelope. Education Development Charges are based on a formulaic approach which looks at three main areas – enrolment projections to determine need, the number of school sites necessary to meet need and the costs related to the purchase and development of those school sites.

The EDC may be levied by a school board on both residential and non-residential developments, subject to certain exemptions which are outlined in the legislation. Division E of Part IX of the *Education Act* is the legislation responsible for governing the EDC. Ontario Regulation 20/98, as amended, provides guidelines and requirements on the qualification process for a school board as well as the specifics on calculating the charge. The charges are collected at building permit issuance on behalf of the school board by the local area municipality in the by-law's area.

As mentioned earlier, not all school boards are eligible to implement EDCs due to qualification triggers that must be met. To qualify there are two triggers that can be met - the Board's total projected enrolment for the five-year period following expected by-law passage must exceed the Board's Ministry rated On-The-Ground capacity on *either* the elementary or secondary panel.

The other qualification trigger deals with unmet financial obligations with regard to the purchase and development of growth-related school sites. If the school board has an existing EDC by-law in place and they can demonstrate that there are existing outstanding financial obligations, the school board will automatically qualify for a subsequent by-law. The *Education Act,* specifically Section 257.54, gives school boards the ability to "pass by-laws for the imposition of education development charges" if there is residential land in the jurisdiction of a board that would increase education land costs.

School Boards are responsible for providing school sites and can do so through such limited revenue sources such as, selling surplus school sites, revenue from leasing sites, entering into joint use agreements with other school boards or public/private partnerships and the imposition of Education Development Charges - thus making EDCs an important revenue source.

1.2 Existing By-laws

This EDC Background Study has been prepared on behalf of the Simcoe County District School Board and the Simcoe Muskoka Catholic District School Board in consideration of renewing their EDC by-laws in the County of Simcoe. Each Board's current in-force by-laws came into effect in November of 2013 and are based on 90% recovery of costs from residential development and 10% from non-residential development.

CURRENT IN-FORCE EDC BY-LAWS FOR THE SCDSB AND THE SMCDSB:

SCHOOL BOARD	INFORCE DATE	% RESIDENTIAL/NON-RESIDENTIAL	AREA OF BY-LAW	CHARGE ($/Dwelling Unit)
SCDSB	November, 2013	90%(Res) -10%(Non-res)	County of Simcoe	$1,311
SMCDSB	November, 2013	90%(Res) -10%(Non-res)	County of Simcoe	$448

EDC Policy Review

It should be noted that all school boards with an existing EDC by-law in place must conduct a review of the policies contained in their existing by-laws before passing a new by-law. This process includes a policy review report as well as a public meeting to review the policies in a public forum.

Section 257.60 sub-section (1) of the *Education Act* states that:

> *"Before passing an education development charge by-law, the board shall conduct a review of the education development charge policies of the board."*

Sub-section (2) goes on to state that:

> *"In conducting a review under subsection (1), the board shall ensure that adequate information is made available to the public, and for this purpose shall hold at least one public meeting, notice of which shall be given in at least one newspaper having general circulation in the area of jurisdiction of the board."*

1.3 Area in Which By-law May Apply

The legislation states that an education development charge by-law may apply to the entire area of the jurisdiction of a board or only part of it. In addition, an education development charge by-law of the board shall not apply with respect to land in more than one “region” if the regulations divide the area of the jurisdiction of the board into prescribed regions.

Finally, “education development charges collected under an education development charge by-law that applies to land in a region shall not, except with the prior written approval of the Minister, be used in relation to land that is outside that region” and “money from an EDC reserve fund established under section 16(1) of O.Reg 20/98 may be used only for growth-related net education land costs attributed to or resulting from development in the area to which the EDC by-law applies.”

EDC background studies should clearly outline the areas that will be covered by EDC by-laws. Four maps have been included on the following pages outlining the County of Simcoe, the area to which the EDC by-laws will apply and the respective review areas for each Board and panel respectively.

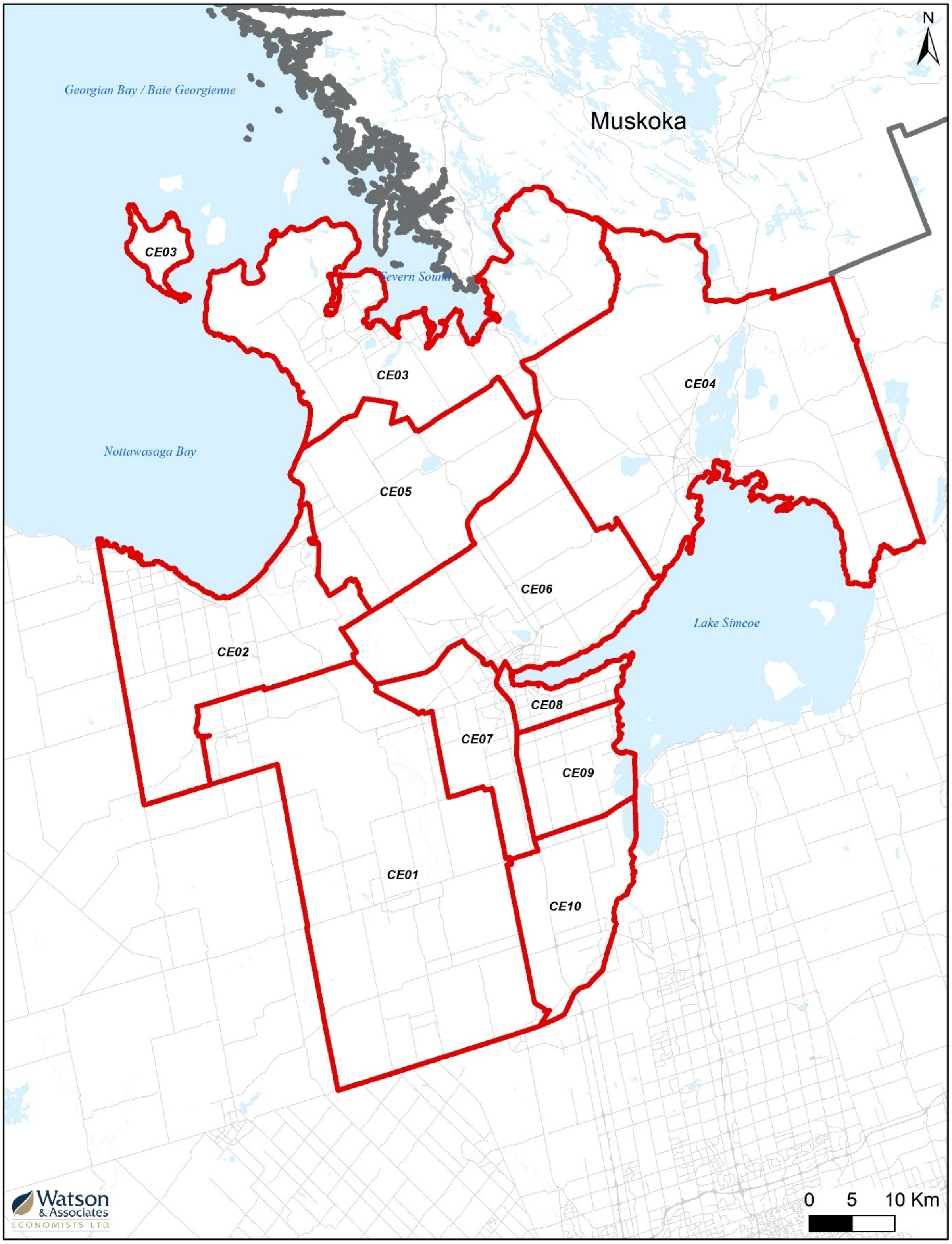
1.4 EDC Review Areas

The EDC methodology allows school boards to examine growth-related needs on a jurisdiction wide basis – that is treat the whole EDC area as one review area - or to examine them on a sub area basis or review areas. Review areas are artificial constructs intended to divide the board’s jurisdiction into sub-areas in order to more accurately determine the location of new school sites. Board review areas are likely to reflect attendance boundaries for families of schools, natural dividers such as rivers, creeks etc. or man-made barriers such as major thoroughfares. The Ministry of Education’s EDC Guidelines recommend that review areas are consistent with Board review areas used for capital planning purposes and that they also maintain consistency with review areas of subsequent EDC by-laws.

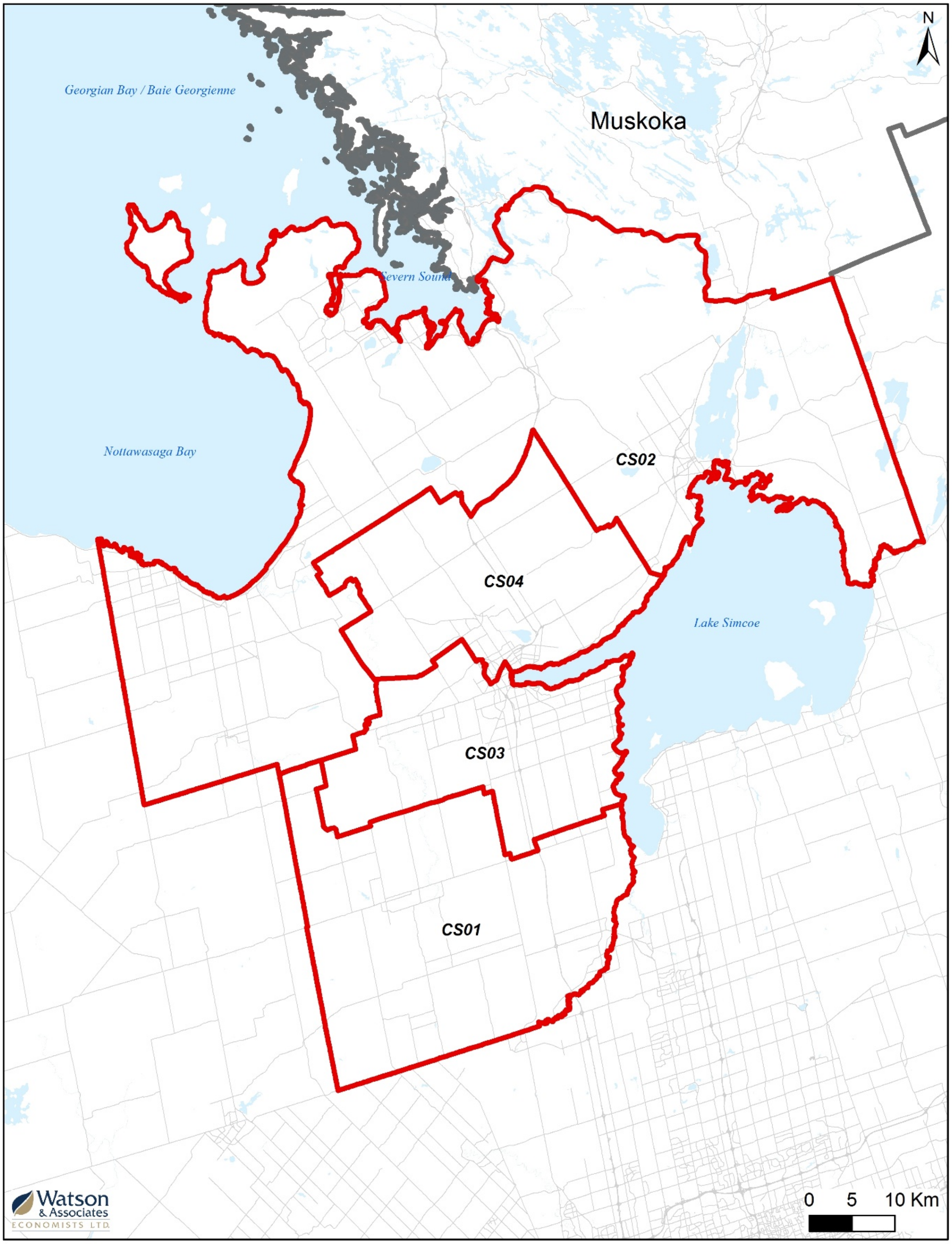
Simcoe County District School Board Elementary EDC Review Areas 2018:

Simcoe County District School Board Secondary EDC Review Areas 2018:

Simcoe Muskoka Catholic District School Board Elementary EDC Review Areas 2018:



Simcoe Muskoka Catholic District School Board Secondary EDC Review Areas 2018:



Both the SCDSB's and the SMCDSB's review areas used in this Background Study are largely consistent with the Board's review areas used in their long term accommodation studies, as well as being consistent with the review areas used in their previous EDC studies. For the purpose of calculating EDCs, the SCDSB has used **12** elementary review areas and **9** secondary review areas and the SMCDSB has used **10** elementary review areas and **4** secondary review areas.

SCDSB REVIEW AREAS – COUNTY OF SIMCOE

Elementary Review Areas

PE01 ADJALA-TOSORONTIO, ESSA, NEW TECUMSETH
PE02 CLEARVIEW, COLLINGWOOD, WASAGA BEACH
PE03 MIDLAND, PENETANGUISHENE, TAY, TINY
PE04 ORILLIA, RAMARA, SEVERN
PE05A ORO-MEDONTE, SPRINGWATER SOUTH
PE05B ORO-MEDONTE, SPRINGWATER NORTH
PE06 NORTH-EAST BARRIE
PE07 NORTH-WEST BARRIE
PE08 SOUTH-WEST BARRIE
PE09 SOUTH CENTRAL BARRIE, SOUTH-EAST BARRIE
PE10 INNISFIL
PE11 BRADFORD WEST GWILLIMBURY

Secondary Review Areas

PS01 ADJALA-TOSORONTIO, PART OF NEW TECUMSETH, PART OF BRADFORD WEST GWILLIMBURY
PS02 CLEARVIEW, COLLINGWOOD, WASAGA BEACH
PS03 MIDLAND, PENETANGUISHENE, TAY, PART OF TINY, PART OF SPRINGWATER, PART OF ORO-MEDONTE
PS04 ORILLIA, RAMARA, SEVERN, EAST ORO-MEDONTE
PS05 NORTH WEST SPRINGWATER, PART OF TINY
PS06 SOUTH-WEST ORO-MEDONTE, SOUTH SPRINGWATER, BARRIE
PS07 PART OF INNISFIL
PS08 PART OF BRADFORD WEST GWILLIMBURY, PART OF INNISFIL, PART OF NEW TECUMSETH
PS09 ESSA

SMCDSB REVIEW AREAS – COUNTY OF SIMCOE

Elementary Review Areas

CE01 ADJALA - TOSORONTIO, NEW TECUMSETH, PARTS ESSA
CE02 CLEARVIEW, COLLINGWOOD, WASAGA BEACH
CE03 MIDLAND, PENETANGUISHENE, TAY, TINY
CE04 ORILLIA, RAMARA, SEVERN, PARTS ORO-MEDONTE
CE05 PARTS ORO-MEDONTE/SPRINGWATER
CE06 NORTH BARRIE, PARTS ORO-MEDONTE/SPRINGWATER

CE07 SOUTH WEST BARRIE, PARTS INNISFIL AND ESSA
CE08 SOUTH EAST BARRIE, PARTS INNISFIL
CE09 PARTS INNISFIL
CE10 BRADFORD WEST GWILLIMBURY, PARTS INNISFIL

Secondary Review Areas

CS01 ADJALA - TOSORONTIO, NEW TECUMSETH, BRADFORD WEST GWILLIMBURY, PARTS ESSA AND INNISFIL
CS02 CLEARVIEW, COLLINGWOOD, WASAGA BEACH, TINY, TAY, MIDLAND, SEVERN, ORILLA, RAMARA, PENETANGUISHENE, PARTS ORO-MEDONTE AND SPRINGWATER
CS03 SOUTH BARRIE, PARTS SPRINGWATER, INNISFIL AND ESSA
CS04 NORTH BARRIE, PARTS ORO-MEDONTE AND SPRINGWATER

The EDC calculation on a review area basis assumes that the total OTG capacity of all existing permanent accommodation within review area is considered to be the total available capacity for instructional purposes and required to meet the needs of the existing community. Determining board needs on a review area basis is premised on:

- Available space is determined by subtracting the year 15 existing community enrolment number from the current OTG capacity figure. For the purposes of this analysis, the OTG capacity was adjusted to account for changes to classroom loading figures to incorporate loading for full day kindergarten.
- Pupils that are generated from new development must fill any available surplus OTG capacity first.
- Pupils generated from new development above and beyond those that fill any available surplus space within the review area, are net growth-related pupil place requirements and can potentially be funded through education development charges.

The review area approach to calculating EDCs has been undertaken by both Boards as it is consistent with the way in which future capital construction needs will be assessed over the long term.

2. THE EDC BY-LAW

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2.1 Imposition of an EDC

The passage of an Education Development Charge by-law gives school boards the authority to impose and collect EDCs for the purpose of acquiring and developing growth-related school sites. Each by-law has a maximum term of 5 years and must be passed within one year of EDC background study completion. Before a school board can proceed with an EDC by-law it must receive confirmation in writing from the Ministry of Education acknowledging receipt of the background study and approving estimates of enrolment projections and future site needs contained in the background study.

Section 10 of Ontario Regulation 20/98, sets out the conditions that must be satisfied in order for a board to pass an education development charge by-law:

- The Minister has approved the Board's estimates of the total number of elementary and secondary pupils over each of the fifteen years of the forecast period.
- The Minister has approved the Board's estimates of the number of elementary and secondary school sites used by the Board to determine the net education land costs.
- The Board has prepared a background study and given a copy of the education development charge background study relating to the by-law to the Minister and each Board having jurisdiction within the area to which the by-law would apply.
- The Board has demonstrated that the average elementary or secondary enrolment within its jurisdiction exceeds the board's elementary or secondary capacity; or the Board's current EDC financial obligations exceed revenues reported in the EDC reserve fund.
- Hold at least one public meeting.

2.2 The Background Study

An Education Development Charge background study must be completed by a school board that wishes to pass an EDC by-law. The intention of the background study is to provide information on the process and methodology of calculating an EDC, as well as the background and assumptions that make up the estimates of the enrolment projections and site needs. Section 257.61 of the legislation requires that "before passing an education development charge by-law, the board shall complete an education development charge background study."

O.Reg 20/98, section 9 (1) sets out the following information that must be included in an EDC background study:

- Estimates of the number of new dwelling units for each year of the fifteen year forecast period in the area in which the charge is to be imposed.

- The number of projected new pupil places as a result of new growth and the number of new school sites needed to provide accommodation for those students.
- The number of existing pupil places by school and the number of available spaces to accommodate the projected number of new pupil places.
- For every existing elementary and secondary pupil place in the board's jurisdiction that the board does not intend to use to accommodate pupils from new growth, an explanation as to why the board does not intend to do so.
- For each elementary and secondary school site, estimates of the net education land cost, the location of the site, the area of the site (including the area that exceeds the maximum set out in section 2 of O.Reg 20/98, and an explanation of whether the costs of the excess land are education land costs and if so, why).
- The number of pupil places the board estimates will be provided by the school to be built on the site and the number of those pupil places that the board estimates will be used to accommodate new pupil places.
- A statement of the board's policy concerning possible arrangements with municipalities, school boards or other persons or bodies in the public or private sector, including arrangements of a long-term or co-operative nature, which would provide accommodation for the new pupils without imposing EDCs, or with a reduction in such charges.
- A statement from the board stating that it has reviewed its operating budget for savings that could be applied to reduce growth-related net education land costs, and the amount of any savings which it proposes to apply, if any.

School Boards are required to provide the Ministry with a copy of the final background study at least 40 days prior to the anticipated by-law passage date. In addition, the background study must be made available to the public at least two weeks prior to the legislated public meeting.

2.3 Public Meetings

Before a school board can pass an EDC by-law, the legislation requires that the Board hold at least one public meeting. The purpose of the meeting is to advise any interested stakeholders and the public at large of the Board's intentions and address the new proposed EDC by-law. The public meeting also gives the community and stakeholders the opportunity to voice any issues or concerns they have with regard to the proposed by-law.

The Board is required to provide at least 20 days notice of the meeting and must make the background study as well as the new proposed by-law available to the public at least two weeks in advance of said meeting. O.Reg 20/98 states that notice of a public meeting can be given in two ways:

- To every owner of land in the area to which the proposed by-law would apply by personal service, fax or mail.
- By publication in a newspaper that is, in the Secretary of the Board's opinion, of sufficiently general circulation in the area to which the proposed by-law would apply to give the public reasonable notice of the meeting.

If a school board already has an existing in-force EDC by-law in place, the board must hold an additional meeting to review the existing policies of the current EDC by-law. This part of the process is necessary in order to fulfil the necessary requirements of the policy review process. It should be noted that this policy review meeting can be addressed by the board during its EDC public meeting.

The School Boards intend to hold joint public meetings for both the EDC policy review as well as the new proposed EDC by-law. The SCDSB and the SMCDSB will hold their public meeting on Tuesday, May 1st, 2018 at the SCDSB's office. <u>The Boards are proposing to hold additional meetings on September 10th, 2018 at the SCDSB office and on October 25, 2018 at the SMCDSB offices.</u>

Stakeholder Participation

In addition to the legislated public meetings, the Ministry encourages school boards to include relevant stakeholders in the EDC process and discussions. Local developers or development associations, as well as Municipalities should be contacted in advance of the public meetings to ensure they are aware of the proposed EDC and to make light of any potential issues etc. It is essential that stakeholders are part of the process and that the discussions remain transparent at all times to help ensure a smooth passage of the EDC by-law.

The SCDSB and SMCDSB have worked together closely on the preparation of the EDC background study and by-laws to ensure consistency in the included data and assumptions used in the calculation of the charges. Growth forecasts used for the EDC analysis are consistent with the most recent and available County and Municipal forecasts. The School Boards are holding a joint information session on April 20, 2018, in advance of their legislated public meetings, to discuss the proposed EDCs with community partners, stakeholders and municipal officials. The school boards are also proposing to hold additional stakeholder consultations in early September 2018.

2.4 Exemptions, Expiration, Collection

Exemptions

The EDC by-law is subject to certain statutory exemptions for both residential and non-residential collection. The exemptions for residential development deal with residential intensification and replacement of units. If a new unit is added to an existing dwelling unit, for example, a single detached unit is converted to a duplex; the additional unit is exempt from EDCs. Section 3 of O.Reg 20/98 sets out the classes of residential buildings and the maximum number of dwelling units that can be added under the exemption.

The legislation also allows for exemptions dealing with the replacement of residential units when the unit has been destroyed by fire, demolition or otherwise or has been rendered uninhabitable, subject to certain conditions prescribed under section 4 of O.Reg 20/98.

Non-residential statutory exemptions deal similarly with additions/enlargements of space and replacement of existing non-residential space which has been destroyed. A non-residential development that includes the enlargement of existing industrial space, up to 50% of the gross floor area of the existing development, is exempt from EDCs as per section 257.55 of Division E of the *Education Act*. Replacement of non-residential building space is exempt from EDCs if the existing space was destroyed by fire, demolition or otherwise or has been rendered uninhabitable, subject to certain conditions in section 5 of O.Reg 20/98.

In addition to the exemptions mentioned, the legislation allows for a limited non-residential exemption for certain institutional developments. S. 257.54 (5) of the Education Act stipulates that; “No land, except land owned by and used for the purposes of a board or municipality, is exempt from an EDC under a by-law passed under subsection (1) by reason only that it is exempt from taxation under section 3 of the Assessment Act.

School boards may also decide to impose their own non-statutory exemptions to certain developments, both residentially and non-residentially. These types of exemptions may be for developments like senior’s housing, social housing or recreational developments. Non-statutory exemptions are entirely at the discretion of the board and any EDC revenues lost as a result cannot be recovered.

Expiration

A school board can specify any date as the expiration date of the EDC by-law as long as the term of the by-law does not exceed 5 years. The exception to this rule is that the EDC by-law of one school board automatically expires on the same date as an existing by-law of a coterminous school board if they are in force in any part of the same area. Section 17 of O.Reg 20/98 prescribes the conditions dealing with this special rule of expiry of by-laws.

Collection

The EDC is collected by local municipalities on behalf of the school boards at the time a building permit is issued. The funds are deposited into an EDC reserve fund. The Municipality, under the legislation, cannot issue a building permit if the education development charge has not been paid. In addition to collecting the charge and transferring the monies to the school boards, municipalities are also required to provide the boards with detailed reports respecting all EDC transactions (Section 20 of O.Reg 20/98). At a minimum each report should cover the total EDCs that have been collected, the number of building permits issued (or GFA for non-residential), any exemptions granted and any permits that were issued without an EDC being paid.

The municipalities do not receive any remuneration for collecting EDCs on behalf of the school boards. However, municipalities are allowed to retain any interest earned on the monthly EDC balances.

2.5 Appeals and Amendments

Appeals

The Education Development Charge by-law can be appealed by any individual or organization in accordance with the provisions in the *Education Act.* Sections 257.64 to 257.69 of the *Act* outline the legislation dealing with the appeal of the EDC by-law. The by-law is subject to appeal for a maximum of 40 days after the by-law has been passed. The school boards must provide a written notice that an EDC by-law has been passed (within 20 days of passage) and this notice must include information on how to file an appeal.

An appeal of the EDC by-law goes to the Ontario Municipal Board (OMB) to be decided. All appeals must be filed in writing with the secretary of the school board within the allotted time allowed. The reasons for the appeal must be included in the notice. It is the responsibility of the secretary of the board to forward a copy of the Notice of Appeal to the OMB within 30 days after the last day of the appeal period. In addition to the Notice, the secretary must provide:

- A copy of the by-law certified by the secretary.
- A copy of the background study.
- An affidavit or declaration certifying that notice of the passing of the by-law was provided in accordance with the *Education Act.*
- The original or true copy of all written submissions and material relevant to the by-law.

After hearing an appeal, the OMB may decide to:

- Dismiss the appeal in whole or in part.
- Order the board to repeal or amend the by-law.
- Repeal or amend the by-law itself.

If the by-law is repealed, the EDCs that have already been paid must be refunded. If the by-law is amended and the amended charge is lower than the original charge, the difference must be refunded. All refunds are due within 30 days of the by-law being repealed or amended. While the OMB does have the power to repeal or amend the by-law, they are not able to increase the quantum of the charge, remove or reduce the scope of discretionary exemptions or change the expiration date of the by-law.

Amendments

The EDC legislation gives school boards the authority to amend their by-laws. Section 257.70 (1) of the *Act* states; "Subject to subsection (2), a board may pass a by-law amending an education development charge by-law." There are certain limitations to an EDC amendment, specifically laid out in S257.70 (2) of the *Act*, "A board may not amend an education development charge by-law so as to any one of the following more than once in the one-year period immediately following the coming into force of the by-law or in any succeeding one-year period:

- Increase the amount of an EDC.
- Remove or reduce the scope of an exemption.
- Extend the term of the by-law.

There are a variety of reasons why school boards may feel the need to amend their by-law. School boards may be paying more for school sites than what was estimated in the EDC and may need to increase their land cost assumptions or they may need to change a discretionary exemption. The board does not need Ministry approval to pass an amending by-law, however boards are required to provide proper notice proposing an amendment and of the amendment itself. Boards are also required to ensure that the original EDC background study is available, as well as any additional information that would explain the reason for the amendment. A public meeting is not required to pass an amending by-law, but it is recommended.

3. THE PROCESS AND METHODOLOGY OF CALCULATING AN EDUCATION DEVELOPMENT CHARGE

3. THE PROCESS AND METHODOLOGY OF CALCULATING AN EDUCATION DEVELOPMENT CHARGE

The following chapter will outline the procedures and methodologies utilized to calculate the EDC. As mentioned earlier in this report, the EDC calculation is formulaic and technical in nature and encompasses three main components – demographic projections, determination of need (new school sites) and the associated costs.

3.1 Eligibility

School Boards must first qualify by meeting certain criteria in order to be eligible to impose EDCs. The first criteria deals with the board's average projected enrolment compared to its OTG capacity. The second set of criteria, available only to school boards who have an existing in-force by-law, deals with outstanding EDC financial obligations.

Capacity Trigger

If a school board's average elementary or secondary enrolment on a jurisdiction wide basis over the five years following proposed by-law passage is greater than the board's elementary or secondary OTG capacity than it is eligible to impose an EDC. Qualification on either panel allows the Board to impose EDCs throughout its jurisdiction for both elementary and secondary new school sites. Form A of the EDC submission sets out the Board's projected average daily enrolment over the proposed 5-year term of the EDC by-law (2018 – 2023), as compared to the Board's OTG capacity on both the elementary and secondary panels.

The Board's OTG capacity for the EDC is typically based on the Ministry approved permanent capacity according to the School Facilities Inventory System on the proposed date the new by-law is to come into force. Additional adjustments may be made to the capacity figure used in the study, in consultation with Ministry staff and for circumstances such as:

- OTG capacity of schools that are transferred from one panel to the other within 12 months of by-law passage may be attributed to the panel the school will be used for after the transfer is complete. Boards' must have a passed resolution for this to take effect.
- The capacity of all schools or additions under construction and that are planned for opening within 12 months of the by-law coming into force are to be included in the capacity determination.
- Purpose built space that cannot be reasonably used to accommodate pupils from new growth may be excluded from the permanent capacity determination.
- The capacity of a leased school must be included if the school has a "New Pupil Place" capacity attributed to it. The "New Pupil Place" capacity is the capacity used in the determination of Ministry grants.

- Any schools that have been closed (in accordance with board's school closure policy) may be excluded from the permanent capacity. In addition, if a school is scheduled to close during the tenure of the by-law (with Board passed resolution) then the capacity may also be excluded.

The permanent capacity used for the SCDSB is **34,162** spaces on the elementary panel and **17,013** on the secondary panel. The SMCDSB has determined a permanent capacity of **15,672** on the elementary panel and **7,671** on the secondary panel (note that this capacity includes capacity of the Muskoka/Parry Sound District schools. These schools must be included for the capacity trigger calculation, however are not found anywhere else in the document or analysis, as that part of the Board's jurisdiction does not have an EDC bylaw).

Both SCDSB and SMCDSB meet the capacity trigger on the elementary panel. The SCDSB average projected enrolment from 2018 to 2023 is **39,133** on the elementary panel compared with a permanent capacity of **34,162**, falling 4,971 spaces short. On the secondary panel the Board's average projected enrolment from 2018 to 2023 is **16,298** which is less than the permanent secondary capacity of **17,013** – resulting in a surplus of 715 spaces.

For SMCDSB elementary panel, the five year projected enrolment averages **16,869** compared with a capacity of **15,672**, leaving it short by 1,197 spaces. On the secondary panel, the average projected enrolment from 2018 to 2023 is **7,373** which is less than the permanent secondary capacity of **7,671** – resulting in a surplus of 298 spaces.

Form A from the EDC Ministry Submission for both Boards can be found on the following pages.

Simcoe County District School Board
Education Development Charges Submission 2018
Form A - Eligibility to Impose an EDC

A.1.1: CAPACITY TRIGGER CALCULATION - ELEMENTARY PANEL

Elementary Panel Board-Wide EDC Capacity	Projected Elementary Panel Enrolment						Elementary Average Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
34,162.0	37,353	38,346	39,235	39,947	40,786	39,133	4,971

A.1.2: CAPACITY TRIGGER CALCULATION - SECONDARY PANEL

Secondary Panel Board-Wide EDC Capacity	Projected Secondary Panel Enrolment						Secondary Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
17,013.0	15,950	15,973	16,258	16,535	16,774	16,298	-715

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form A - Eligibility to Impose an EDC

A.1.1: CAPACITY TRIGGER CALCULATION - ELEMENTARY PANEL

Elementary Panel Board-Wide EDC Capacity	Projected Elementary Panel Enrolment						Elementary Average Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
15,672.0	14,951	15,373	15,767	16,128	16,460	16,869	1,197

A.1.2: CAPACITY TRIGGER CALCULATION - SECONDARY PANEL

Secondary Panel Board-Wide EDC Capacity	Projected Secondary Panel Enrolment						Secondary Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
7,671.0	7,038	7,246	7,380	7,491	7,710	7,373	-298

Financial Obligations

A school board that has an existing EDC by-law in place and has outstanding financial obligations related to its existing by-law that exceed the balance of the EDC reserve fund, is eligible to impose EDCs. It is possible for a board to have sufficient capacity to accommodate projected enrolment, yet still be obligated to pay for sites that have been purchased as a result of a growth-related need. Outstanding financial obligations can result from a board not having collected enough revenue because of growth shortfalls or an increase in land prices or if a board has purchased school sites earlier than what was projected in the background study.

This financial obligation eligibility trigger was added to the original capacity trigger criteria with an amendment to O.Reg 20/98 and came into force on March 12th, 2002.

For school boards to qualify under this trigger, an EDC Financial Obligation must be demonstrated in the background study including the following required information:

- Have a previous by-law in effect after September 1, 1999.
- Funds borrowed from the EDC reserve fund must be reconciled back.
- Copies of Appendix D1 and D2 must be provided.
- A transaction history of EDC financial activity must be provided from the last Appendix D1 and D2 statements to proposed by-law implementation.
- A repayment schedule outlining the elimination of the EDC Financial Obligation.

An outstanding EDC Financial Obligation exists if the adjusted outstanding principal as per Appendix D of the Board's financial statements (plus any adjustments made), is greater than the adjusted EDC reserve fund balance from Appendix D (including adjustments).

The SCDSB's EDC reserve fund has an estimated (to June 5, 2018) EDC Financial Obligation of **$3,599,955** which means that the reserve fund is currently in a deficit position and qualifies the Board to pursue an additional by-law in the County of Simcoe.

The SMCDSB's EDC reserve fund has an estimated (to June 5, 2018) EDC Financial Obligation of **$9,555,147** which means that the reserve fund is currently in a deficit position and qualifies the Board to pursue an additional by-law in the County of Simcoe as well.

Form A, part A.2 of the Ministry EDC forms outlines the Board's total outstanding EDC Financial Obligations. Part A.2 of Form A for each Board's EDC reserve fund can be found on the following page.

Simcoe County District School Board
Education Development Charges Submission 2018
Form A - Eligibility to Impose an EDC

A.2: EDC FINANCIAL OBLIGATIONS (Estimated to June 5, 2018)

Total EDC Financial Obligations:	$ 3,599,955

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form A - Eligibility to Impose an EDC

A.2: EDC FINANCIAL OBLIGATIONS (Estimated to June 5, 2018)

Total EDC Financial Obligations:	$ 9,555,147

3.2 Demographic Projections

The demographic projections respecting school enrolment and housing and population growth form an important basis for the entire EDC analysis. These projections ultimately determine eligibility, need and the final quantum of the charge. The housing unit forecasts contained in this study are consistent with the most recent Regional forecasts that were available at the time of study. Background, methodologies and overviews of both the enrolment and housing forecasts can be found in chapter 4 of this report.

The demographic projection requirements of the EDC consist of three distinct components; projecting the number of annual building permits that will be issued for new dwelling units and new non-residential space, projecting enrolment of the existing community and projecting enrolment from new housing growth.

New Dwelling Units/Non-residential Space

The number of new dwelling units in the area of the EDC by-law must be estimated for each of the next fifteen years. The forecast is set out by three types of development, low density (single and semi detached homes), medium density (townhouses) and high density (apartments), and is broken down by the School Board review areas that were outlined earlier in this report.

The forecast is set out by varying types of development for two reasons. The first is that different types of development produce school aged children in different ways. Lower density developments typically produce greater numbers of school aged children than do apartments. Defining various types of developments allows for greater accuracy when projecting the number of new pupils arising from new developments. The second reason is to be able to calculate a differentiated charge should the Boards choose to do so. Each board has the ability to charge a uniform EDC rate across all types of development – meaning that the EDC is one rate for a single family home or an apartment – or can choose to charge separate rates depending on the type of development.

There are certain situations, as defined by the legislation, where certain developments are exempt from EDCs, such as housing intensification. Forecast of *net new dwelling units* should ensure that these exempt units are factored into any forecast and excluded.

In addition to a housing forecast, projections of new non-residential space must also be provided in the EDC study to allow for the calculation of the non-residential component of the charge.

A forecast of new non-residential space estimated to be built in the by-law area must be provided for each of the fifteen years following by-law inception. The non-residential forecast can be estimated in two ways; by gross floor area of non-residential space or by the estimated declared value of future non-residential construction. As with the residential component, there are certain statutory exemptions which must be factored into the non-residential forecast to ensure that exempt space is excluded. These exemptions are discussed earlier in the report.

Existing Community Projections and Projections of New Pupils

The enrolment projections required in order to calculate EDCs must be made up of two distinct projections, one for the existing community and one for pupils from new housing growth. This is done because ultimately the number of total growth-related pupils must be offset by any available pupil places that are not required by pupils of the existing community in year 15 of the forecast. The existing community projection must estimate by school, the number of students for fifteen years based on the number of existing students today and assuming no additional new housing growth. The Board's total OTG capacity of the review area (as of by-law inception) less the projected number of existing community pupils in the review area in year 15, is the Board's *total available space.*

The determination of pupils from new development is based on the aforementioned housing forecast and the use of pupil yield factors. Pupil yields are mathematical representations of the number of school-aged children that will be generated by a particular dwelling over the planning forecast and that will attend a particular school board. Pupil yields used in this analysis are based on Statistics Canada data and Board historical enrolment information. Multiplying the pupil yield factors by the appropriate type of developments in the net new dwelling forecast determines the projected pupils from new development.

To determine the total *net growth-related pupil place requirements,* the available pupil places (total available space referenced above) must be subtracted from the total pupils projected from new development. Enrolment projections and the determination of net growth-related pupil places can be done on a jurisdiction wide basis or on a review area basis. The EDC analysis in this study is based on a review area approach.

3.3 Site Needs

The final “planning” or “forecasting” step in the EDC process is determining the Board’s site needs, specifically the number, location and size of sites for new growth-related schools. The calculation of net growth-related pupil place requirements ultimately determines the number of necessary sites and their size. The regulation governing the EDC provides a table of maximum sizes depending on the number of pupil places that will be constructed. These tables can be found on the following page.

While the tables ultimately determine the amount/size of land that will be necessary for new school sites, the legislation also recognizes that there may be situations in which the necessary site for a new school may exceed the size specified in the table. For example, a board may need a larger site to accommodate certain municipal requirements or Ministry initiatives. Should a site exceed the legislative requirements, justification must be included in the EDC background study.

Elementary Schools	
Number of Pupils	**Maximum Area (acres)**
1 to 400	4
401 to 500	5
501 to 600	6
601 to 700	7
701 or more	8

Secondary Schools	
Number of Pupils	**Maximum Area (acres)**
1 to 1,000	12
1,001 to 1,100	13
1,101 to 1,200	14
1,201 to 1,300	15
1,301 to 1,400	16
1,401 to 1,500	17
1,501 or more	18

Form G of the Ministry EDC Forms submission provides specific details on each site the Board is proposing to acquire to construct new schools. On a site by site basis, Form G provides information on the general location of the site (by review area or greater detail, if available), the proposed size of the new school, the approximate timing of site purchase as well as the percentage of the site that is considered EDC eligible. The Ministry also recommends that proposed site purchases for new schools are consistent with the Board's long term accommodation plans.

3.4 Growth-related Net Education Land Costs

The planning or forecasting component of the EDC analysis is critical to determining the overall EDC eligible needs of the Boards. To finalize the calculation process of the EDC, these accommodation needs must be translated into financial requirements. The analysis in the previous section determined the total growth-related pupil needs as well as the amount of land (in acres) that will be required to accommodate those pupils. EDC eligible expenses are determined by attaching costs to acquire and service the land needed.

Land acquisition costs have been determined by qualified appraisers and the methodologies used as well as relevant data can be found in chapter 5 of this report. Servicing costs are based on historical costs provided by the School Boards with respect to sites that have been recently developed. Once costs for each site have been finalized, the next step is to determine the percentage of each site that is EDC eligible. This is based on the percentage of net growth-related students that make up the total capacity of the proposed new school. For example, if the new proposed school had a capacity of 450 and 400 of the spaces were accounted for by new growth-related pupils then the site would be 88.88% eligible for EDCs (400/450=88.88%).

In addition to site acquisition and servicing costs there are other EDC eligible expenses that can be included in the analysis. Examples of other EDC eligible costs are:

- Interest and borrowing costs related to site acquisition.
- Land escalation costs.
- Costs related to the preparation and distribution of EDC background studies.
- Costs related to studies of land being considered for acquisition (environmental assessments).
- Costs to service/prepare land for construction (grading, service lines etc.)

Outstanding Financial Obligations

In addition to the costs that have been outlined above, any outstanding financial obligations from previous by-laws are also eligible education land costs. A negative balance in the Board’s EDC reserve fund, established for the area to which the proposed by-law will apply, is considered as an outstanding financial obligation and can be added to the total net education land costs. It should be noted that if the board has a positive balance in the EDC reserve fund, these funds must be used to defray any EDC eligible expenditures. The total eligible costs are referred to as the *total growth-related net education land costs.*

3.5 Determination of the Charge

Once the total growth-related net education land costs have been determined there are certain prescribed steps that must be followed to determine the actual quantum of the EDC. As discussed in chapter 2, the legislation allows school boards to determine the type of EDC it will impose. Boards can impose EDCs on residential or non-residential developments and can also charge a uniform rate for all types of developments or can differentiate the rate based on dwelling unit types.

Apportionment of Land Costs

The legislation allows school boards to allocate up to 40% of their education land costs to non-residential development. If a school board had a non-residential component to their EDCs then the land costs would be multiplied by whatever percentage the board deemed to be apportioned to non-residential. For example, if the total land costs were estimated to be $1 million and the non-residential allocation was 10% then the *non-residential growth-related net education land costs* would total $100,000. The remaining balance would make up the *residential growth-related net education land costs.*

To determine the residential charge (assuming a uniform charge) the total residential growth-related net education land costs are divided over the projected number of net new dwelling units assumed in the EDC forecast over the next fifteen years. The result is the amount of the uniform residential EDC per dwelling unit. If charges are to be imposed on non-residential development there are two ways in which they can be calculated. If the board chooses to use a non-residential forecast of gross floor area, then the total non-residential growth-related net education land costs are divided by the estimated gross floor area of proposed non-residential developments. The board can also choose to use a non-residential forecast of estimated declared values where the non-residential land costs are divided by the projected declared values and multiplied by 100 to get a non-residential charge.

Once the residential charge is determined it can be charged uniformly across all types of development or different rates can be charged depending on the types of units being built. If the EDC is applied in a uniform manner then the total residential land costs are simply divided over the estimated net new dwelling units as described earlier. If the board chooses to impose a differentiated EDC then the charges are apportioned on the basis of different unit types producing different amounts of pupils. Boards may choose to define developments as they wish (i.e. low density, high density, condos, apartments, single family etc.) but are encouraged to stay as consistent as possible with categories used by the Municipalities impacted by the by-law.

A distribution factor is determined by the distribution of growth-related pupils amongst the various unit types defined by the board. For example, if 100 students were from low density developments, 50 from medium density and 10 from high, the distribution factors would be 62.5% for low (100/160), 31.25% for medium and 6.25% for high. These distribution factors are then multiplied by the total residential land costs to determine the apportioned residential land costs by development type. Each separate amount is then divided by the number of net new units for the particular development type to arrive at the *differentiated residential EDC per unit by development type.*

3.6 Policy Statements

In addition to the demographic forecasting and financial components of the EDC analysis, there is also an important policy component. EDC policies are largely determined by the School Boards and help shape the type of by-law that will be imposed. Examples of some important EDC policies are the apportionment of land costs across residential and non-residential development or an area specific versus a jurisdiction wide by-law. There are two specific policies that the legislation requires the boards to produce policy statements for and that must be included in the EDC background study.

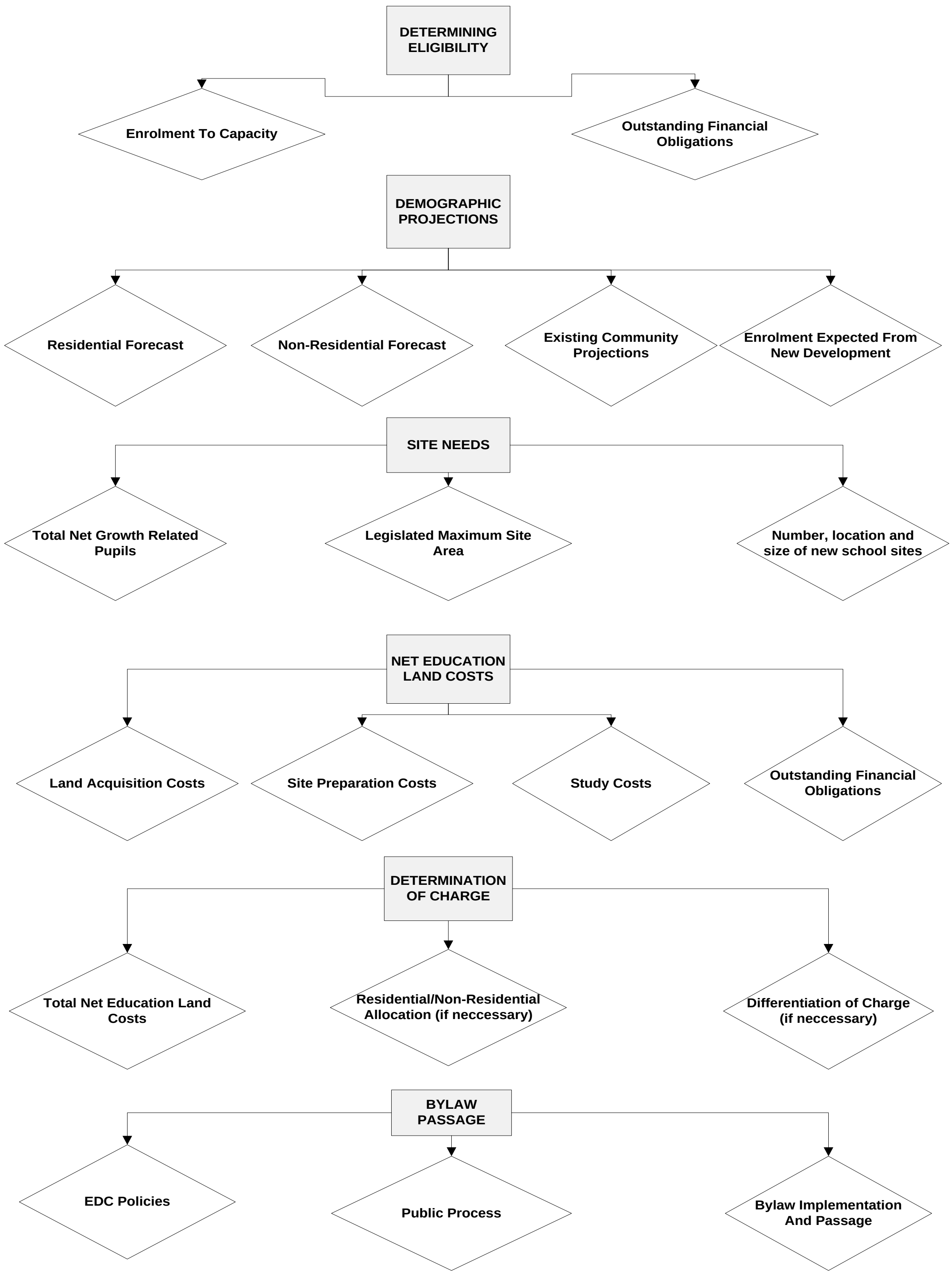
The first policy that a statement must be provided for is the alternative accommodation arrangement policy. The statement must include information on the board's policy with regard to how it deals with alternative accommodation arrangements to provide pupil accommodation and how it could reduce or eliminate the need for EDCs. If the board has had a previous by-law then information respecting how alternative accommodation arrangements were implemented (or not implemented) must also be provided.

The second policy statement deals with the policy on operating budget surpluses. The EDC must include a board policy that states if savings are achieved in the operating budget they must be used to defray any eligible EDC expenditures. The statement included in the background study must state that the board has reviewed its current operating budget for potential savings that could be applied to the EDC. The statement must also include the amount of potential savings that would be applied to the EDC, if any.

Both of the statements can be found with the Board policies in Appendix C of this document.

A flow chart detailing the EDC process can be found on the following page. In addition, the Ministry EDC Forms, which detail the calculations required to determine the EDC can be found in Appendix A at the end of this report.

EDC PROCESS AND METHODOLOGY



4. DEMOGRAPHIC PROJECTIONS

4. DEMOGRAPHIC PROJECTIONS

As mentioned earlier in the report, the demographic projections form the backbone of the EDC analysis, in that they are used to determine eligibility, need and ultimately the quantum of the charge itself. The demographic projections for an EDC consist of both forecasts of new housing development as well as projections of school enrolment. Projections of both new housing and enrolment must be provided on an annual basis for a 15-year period following by-law imposition. The following chapter provides the methodology and background to the demographic projections as well as the results of those projections.

4.1 The Residential and Non-residential Growth Forecast

Residential

The residential growth forecast for the EDC is critical to the analysis because of the direct link between new homes and new pupils for the school boards. In addition to determining a board's needs, the number of net new projected units in the forecast is what the total net education land costs get divided by to determine the final quantum of the residential charge. The dwelling unit forecast contained in this study provides a projection of the number of units on an annual basis for the next 15 years by low (single/semis), medium (townhouses) and high (apartments) density allocations. O.Reg 20/98, S.7(2) states that the board must, *"estimate the number of new dwelling units in the area in which charges are to be imposed for each of the 15 years immediately following the day the by-law comes into force."*

Housing development and occupancy patterns have changed significantly over the last decade. Housing developments are offering more choice in terms of density, like singles, townhomes apartments as well as developments that cater to specific lifestyles or age groups (retirement residences). The new *Places To Grow* initiative by the Provincial government mandates that future developments will have more units on less land, increasing the likelihood of more urban type developments and infilling projects in the future. The combination of new initiatives, societal shifts in housing and the recent downturn in the economy have posed a set of unique challenges for municipalities in the area to develop long term population and housing projections.

The development projections contained in this study are mainly derived from recently completed Municipal Development Charge (DC) Background Studies, that incorporate regional residential growth targets. All municipal forecasts are consistent with the Province's growth allocation to Simcoe County as indicated in Schedule 7 of Growth Plan for the Greater Golden Horseshoe. This ensures consistency with local and upper tier governments and other agencies. The forecast information may be supplanted with other relevant data garnered from historical building permit issuance, small area development plans and prior conversations/meetings with local planning departments.

According to information from Municipal building permit data, Simcoe County has averaged approximately 3,243 new permits for residential construction in from 2012 to 2016. Residential building activity in Simcoe County has steadily risen over the last decade with a high of 4,751 permits in 2016. This peak in building activity was preceded by a steady increase in building permits from 2,301 in 2012 – resulting in an increase of more than 106% in building permit activity between 2012 and 2016.

Simcoe County Historical Building Permit Issuance

Year	**Area**	**Total**
2012	SIMCOE COUNTY	*2,301*
2013	SIMCOE COUNTY	*2,739*
2014	SIMCOE COUNTY	*3,154*
2015	SIMCOE COUNTY	*3,269*
2016	SIMCOE COUNTY	*4,751*
Average		***3,243***

Watson prepared growth forecasts for the entire County of Simcoe using recent development DC forecasts that incorporated regional and provincial targets (i.e. Places to Grow), in addition to other demographic and economic factors thought to influence how and where growth will occur. In addition to regional forecasts, the consultant reviewed historical forecasts and reports; as well as previous discussions and/or meetings with various local and County planning departments that further highlighted recent development trends, phasing, land availability and market trends.

The County's growth forecast is based on some significant changes in how it will grow in the future - consistency with initiatives like *Places To Grow* are likely to result in more compact, intensified and urban growth. The Regional forecasts project fairly sustained growth over the next few decades with an average of approximately **5,757** new dwelling units per year from 2018/19-2032/33 (15 year EDC forecast term). The greatest shift in future development is expected to occur in the type of units being built. According to building permits reported by the County of Simcoe, between 2012 and 2016, approximately 71% of all permits were for low density type units (singles/semis), 19% for medium density, and 10% for high density totalling 16,214 permits.

SIMCOE COUNTY RESIDENTIAL FORECAST		
2018/19 - 2032/33		
	# Of Units	**% By Density**
Low (Single/Semi)	**48,593**	**53%**
Medium (Townhouses)	**17,024**	**18%**
High (Apartments)	**20,735**	**22%**
Seasonal Units	*5,891*	*6%*
Total	***92,243***	***100%***

As noted earlier the final growth forecast for the Simcoe EDC by-law for both the SCDSB and the SMCDSB is based on the aforementioned data and totals **92,243** new units that are forecast to be built over the next 15 years. Of these new units, 53% are estimated to be low density, 18% medium density, 22% high density and 6% are seasonal units. While the forecast averages **5,757** units for the 15 year EDC term, it is expected that the first 5 years of the forecast will average 4,929 units per year, between years 5 and 10 the forecast is expected to average 6,102 and between years 10 and 15 the forecast is expected to average 6,240.

In order to account for intensification of units, which are exempt from EDCs, an adjustment to the projections was made to derive the "net" new units housing forecast. This adjustment is intended to estimate the number of units in the forecast that will be created by intensification – transforming an existing single family home into duplex/apartment type units. The overall forecast was reduced by approximately 1.3% to estimate the number of exempt units and resulted in a projection of **91,121** net new units (including seasonal units).

Non-residential

The non-residential growth forecast provides a basis for calculating a non-residential EDC, should boards elect to impose such a charge. O.Reg 20/98, s.7(10) states that, "If charges are to be imposed on non-residential development, the Board shall determine the charges and the charges shall be expressed as either: a rate applied to the gross floor area (GFA) of a new development or a rate applied to the declared value of development." The non-residential forecasts contained in this report are projections of GFA and have been derived from the same sources as the residential forecasts.

The non-residential forecast for the County of Simcoe totals **41,532,824** square feet of GFA over the next 15 years. As with the residential forecast, assumptions must be made respecting certain exemptions of GFA. Industrial additions (up to 50% of existing floor area) and certain institutional properties (municipal and school board properties) are exempt under the legislation. Utilizing historical Statistics Canada data on non-residential construction by type, **4,153,282** square feet were exempted from this forecast and the total “net” new non-residential forecast totals **37,379,541** square feet of GFA.

4.2 Enrolment Projections

Enrolment projections for the purposes of the EDC analysis are completed as two separate components – enrolment of the existing community and enrolment expected from new housing growth. The enrolment projections of the existing community are based on a scenario of no new housing growth and examine projected enrolment of the existing population. The projections of enrolment from new housing focus on pupils that are generated from expected new housing developments. EDC eligible growth-related pupils must be offset by any available space in the existing community and thus the necessity to examine enrolment projections utilizing the two separate components.

Enrolment projections have been prepared for each review area in each Board’s jurisdiction. The existing community projections have been prepared for each of the Board’s schools contained in the EDC analysis. The projections of enrolment from new housing growth are provided on a review area basis.

The enrolment projections also assume that students are accommodated in their home attendance areas. This means that students that are currently in a holding situation at a school outside of their home school boundary are returned to their home boundary. Holding situations typically arise when students in a development area await new school construction and are “held” in nearby schools until the new school is open. Situations where students are permanently accommodated outside of their home areas (i.e. program) are not affected.

Methodology

The prediction of school enrolment involves the consideration of a wide range of factors. There are 3 common methods of enrolment projections; rate of growth, enrolment ratios and grade transition. The rate of growth method assumes that past rates of enrolment growth or decline will carry forward. In today’s changing demographic and economic landscape this method of enrolment forecasting is unreliable. The enrolment ratio method looks at historical ratios of school enrolment compared with the overall population and then carries forward these ratios or makes assumptions about new ratios and applies them to a population forecast. The grade transition method examines historical progression rates from grade to grade and makes assumptions about the retention of grades from one year to the next.

Watson & Associates used a combination of the latter two methodologies – enrolment ratio and grade transition – in conjunction with strong demographic background data and historical Board enrolment to produce the enrolment forecast for the EDC. The enrolment projection methodology focuses on the relationships between demographic trends and actual historical enrolment of the

Board. The basis of the assumptions for future trends comes from the analysis of these historical relationships.

Demographic Background

A demographic profile is compiled for each review area within the board's jurisdiction using data from the 2001, 2006, 2011 & 2016 Census. Trends in the demographic data are used to highlight changes in population on both a review area and jurisdiction wide basis. Examining these historical trends assist in providing perspective and direction when determining future assumptions for the projections.

The table below depicts the demographic trends for the County of Simcoe. The total population in the Board's jurisdiction grew by approximately 12% between 2001 and 2006. In comparison population counts grew 6.6% in Ontario and 5.4% Canada-wide over that same time period. Between 2006 and 2011, the population in the Board's jurisdiction grew by more than 5.7%, much less than the earlier half of the decade and on par with the provincial and national rates for this same time period, which were 5.9% and 5.7%, respectively. More recently, the jurisdiction-wide population has continued to increase, growing by more than 7.5% between 2011 and 2016. This compares with a provincial and national population of approximately 5% during the same period of time.

More importantly, from a school board perspective, was the decrease in the elementary school aged (4-13 years) population which dropped by almost 3% from 2001 to 2006 and by an additional 7% between 2006 and 2011. This decline however was followed by an increase of approximately 5% for this age cohort between 2011 and 2016 – which has resulted in an absolute loss of 2,975 between 2001 and 2016. The secondary school aged (14-18) population experienced an increase of 18.8% from 2001 to 2006, followed by an additional increase of less than 1% between 2006 and 2011. This growth was followed by a drop of more than 9.3% between 2011 and 2016 – which has resulted in an absolute gain of approximately 2,218 between 2001 and 2016.

Similar to the elementary and secondary aged population, fluctuations occurred in the population of females aged 25-44 between the 2001/06 and 2006/11 time periods, while the pre-school aged population (0-3 years) experienced growth during this same period of time. These two groups are important because they are excellent indicators of what is expected to happen in the school aged population in the short to mid-term. The pre-school population is the cohort that will be entering the school system in the next few years. Females between 25 and 44 years of age are the group of women that are said to be in their prime child bearing years and examining this population can provide input to future births/school aged children.

In the Board's jurisdiction, the pre-school population grew by 2.1% and the population of females aged 25-44 increased by 1.1% between 2001 and 2006. Between 2006 and 2011, the pre-school population increased again by 1.6%, while the population of females aged 25-44 experienced a decline of more than 6.4% for this same period of time. More recently (2011 to 2016), the pre-school population and the female population aged 25-44 have both experienced growth, ranging from 3.8% and 4.6% respectively.

Simcoe County Demographic Profile:

Population Data	2001 Census	2006 Census	2011 Census	2016 Census
Total Population	**376,989**	**422,105**	**446,112**	**479,570**
Pre-School Population (0-3)	17,868	18,251	18,546	19,242
Elementary School Population (4-13)	57,186	55,640	51,766	54,211
Secondary School Population (14-18)	26,337	31,301	31,481	28,555
Population Over 18 Years of Age	275,598	316,913	344,319	377,562
Females Aged 25-44	58,116	58,735	54,994	57,536

Population Data	2001 – 2006		2006 – 2011		2011 – 2016	
	Abs. Change	% Change	Abs. Change	% Change	Abs. Change	% Change
Total Population	**45,116**	**12.0%**	**24,007**	**5.7%**	**33,458**	**7.5%**
Pre-School Population (0-3)	383	2.1%	295	1.6%	696	3.8%
Elementary School Population (4-13)	-1,546	-2.7%	-3,874	-7.0%	2,445	4.7%
Secondary School Population (14-18)	4,964	18.8%	180	0.6%	-2,926	-9.3%
Population Over 18 Years of Age	41,315	15.0%	27,406	8.6%	33,243	9.7%
Females Aged 25-44	619	1.1%	-3,741	-6.4%	2,542	4.6%

A description of the relevant population age cohorts is as follows:

- Pre-school aged (0-3) – used as a lead indicator of potential anticipated enrolment in the short-term.
- Elementary (4-13) – represents the predominant age structure of the students that attend elementary schools.
- Secondary (14-18) – represents the predominant age structure of the students that attend secondary schools.
- Adult (18+) – reflects the segment of the population that does not attend elementary or secondary school.

The Enrolment Projection Process

Determining Entry Year Enrolment

One of the most important and most difficult components of the enrolment forecast is predicting entry year enrolment or the Junior Kindergarten grade. Much of the overall projection relies on the assumptions made with regard to pupils entering the system. To develop forecasts for the JK grade, a review of historical births, pre-school (0-3 years old) population and historical JK enrolment is undertaken. The participation rates of the Board's JK grade enrolment of the 4-year-old population are examined from one census period to the next to determine future participation ratios.

In addition, a population forecast of the pre-school and school aged population (0-18 years) by single year of age is prepared for the study area. This forecast is based on the population trends of the 2001, 2006, 2011 and 2016 census periods as well as other relevant demographic trends of the area. Recent fertility and death rates are applied to the 2016 Census population and the population is aged to provide future births and future school aged population.

The challenge in this population forecast is to exclude growth/development in this phase of the forecast. The total enrolment forecast is divided into two separate components – existing enrolment and enrolment from future housing. To account for this, trends are examined for 2001, 2006, 2011 and 2016 census populations to estimate levels of growth and migration that occurred between the census periods. Assumptions arising from this examination are used to 'strip' growth/migration from the projected population forecast to ensure that growth is not double counted.

Comparing historical JK enrolment to actual population provides ratios that are used to determine future JK enrolment from the projected 4-year-old population in the review area. This determines the projected JK pupils for the review area for the forecast period. These overall JK students then need to be allocated to their respective schools in the review area. This allocation is based on historical shares combined with any Board information on recent openings/closures or program changes that may affect future share. Table 4.1 depicts an example of JK/Elementary participation rates between 2006 and 2016.

Table 4.1: An Example 0f Junior Kindergarten/Elementary Participation Rates (2006 – 2016)

SINGLE YEAR OF AGE	2006	2011	2016
0	3,185	3,712	3,799
1	3,457	3,883	3,925
2	3,602	3,965	4,078
3	3,664	3,862	4,267
4	**3,813**	**4,110**	**4,259**
5	4,011	3,953	4,474
6	4,157	4,119	4,350
7	4,259	4,079	4,653
8	4,347	4,244	4,520
9	4,253	4,324	4,560
10	4,354	4,506	4,522
11	4,439	4,564	4,760
12	4,184	4,736	4,605
13	4,060	4,762	4,840
JK HEADCOUNT ENROLMENT	**1,489**	**1,484**	**1,730**
ELEMENTARY HEADCOUNT ENROLMENT	**17,950**	**19,203**	**19,887**
JK PARTICIPATION	**39%**	**36%**	**41%**
ELEMENTARY PARTICIPATION	**43%**	**44%**	**46%**

At this stage of the projections, each school in a review area will have a projected number of JK's for the forecast period. The next step then involves using the grade transition method to advance each grade from one year to the next. For every school in the system, retention rates from grade to grade are calculated and applied to grade enrolments as they are advanced through each projection year. Each school and community can be unique when it comes to grade retention. For example, the ratio of kindergarten students to junior kindergarten students is often higher in the more rural areas and an indication that more students routinely enter the senior kindergarten grade than would be expected, given the junior kindergarten count from the previous year. Programs, such as French Immersion etc. can also have a significant impact on grade to grade retention. Table 4.2 provides an example of retention rate calculations based on historical enrolment.

Table 4.2: Retention Rate Example

				Historical					
				2011/	**2012/**	**2013/**	**2014/**	**2015/**	**2016/**
Years			**Grade**	**2012**	**2013**	**2014**	**2015**	**2016**	**2017**
5	**4**	**2**	**JK**	1484	1562	1539	1559	1605	1730
111%	112%	110%	**SK**	1720	1611	1745	1750	1696	1797
110%	111%	112%	**1**	1613	1859	1787	1919	1929	1915
104%	103%	102%	**2**	1847	1682	1949	1866	1947	1994
104%	104%	104%	**3**	1982	1911	1765	2016	1934	2047
103%	103%	103%	**4**	1971	2004	1953	1846	2067	1990
103%	103%	103%	**5**	2119	2058	2082	2011	1895	2128
102%	102%	103%	**6**	2151	2145	2093	2123	2051	1953
101%	101%	102%	**7**	2184	2144	2174	2114	2148	2093
101%	102%	102%	**8**	2120	2210	2194	2178	2145	2193

Historical enrolment trends, overall participation rates/enrolment share as well as the overall demographics of the area are all examined in conjunction with the ratio of the projected enrolment to the population. This examination looks at the reasonableness of the projections and expected ratios and assumptions in light of recent historical trends.

Secondary Enrolment Projections

The secondary enrolment projections are based largely on the elementary projections and how the elementary students transition into the secondary panel. Each secondary school of the Board is assigned feeder elementary schools which form a “family” of schools based on Board data. As grade 8 students graduate they are assigned to their respective secondary schools. If Grade 8 students can attend more than one secondary school they are then allocated based on recent trends.

The other factor involved in projecting the entry year or grade 9 grade for secondary involves the concept of open access. In Ontario, students are permitted to attend the secondary school of their choice, regardless of Religious requirements, and assuming there is space and program availability. To account for this in the projections, the predicted grade 9 enrolment at a given secondary school based on its feeder schools and historical retention rates is compared to the actual grade 9 enrolment at the school. This ratio provides an approximation of the net students lost or gained due to open access.

The other important variable that is considered in the secondary enrolment projection methodology is the impact of the fifth year of secondary school being eliminated in 2003/04. The elimination of the fifth year of study does not mean that grade 12 students are not allowed to come back for a fifth year of study. There are still instances where grade 12 students may come back to finish the four-year program in five years or to upgrade or retake certain courses. The percentage of students that are coming back for a fifth year varies through-out the Province and even from school to school within a Board. The projections in this analysis typically utilize a 3-year average of grade 12 retention rates (putting greater emphasis on the last year or two) as well as input from the School Boards on their experiences and expected future trends.

The remainder of the secondary projection follows the same methodology used in the elementary projections. Grades are advanced by applying historical grade transition rates for each school in the system. Assumptions are derived using historical ratios of enrolment to population and are used to ensure that projected secondary enrolment relates back to the projected secondary populations.

Examining Historical Enrolment Trends

Historical enrolment provides trends that are used to help form assumptions for projected enrolment and provides an important basis to determine relationships with demographic data. The historical data can provide detail on things like how the change in enrolments compare with the changes in the school aged populations of the same area, how different sized grade cohorts are moving through the system and how enrolment has changed in light of new housing activity.

An important indicator when examining historical enrolment is the ratio of senior elementary enrolment compared to junior elementary enrolment. This ratio provides a quick “snapshot” of the current enrolment structure and can provide a short term outlook of expected enrolment.

The comparison is made between the senior elementary grades (6-8) and the junior elementary grades (JK-1). Assuming full day JK and SK, an equal number of pupils entering JK-1 to those moving through the senior elementary grades would result in a ratio of 1. If the ratio is higher than 1 it indicates that more pupils are leaving the elementary system or school than are entering, and could be an indicator of future enrolment decline, at least in the short term and absent of mitigating factors. A ratio lower than 1 indicates possible enrolment growth (at least in the short term) and is typically found in growing areas where housing attracts young couples or young families with children.

The ratio of senior to junior elementary enrolment for the SCDSB’s total jurisdiction based on 2011/12 enrolment was 0.96; which is lower than the GSR in 2006/07 of approximately 1.14. More recently, the GSR has increased to approximately 1.24 based on 2016/17 enrolment. Table 4.3 outlines historical enrolment and historical grade ratios for SCDSB.

Table 4.3: SCDSB Total Jurisdiction Historical Enrolment

GRADES	2006/ 2007	2011/ 2012	2016/ 2017
JK	2,876	3,762	3,534
SK	3,156	3,931	3,904
1	3,360	4,170	4,149
2	3,336	4,239	4,544
3	3,287	4,200	4,689
4	3,429	4,018	4,949
5	3,496	3,917	4,791
6	3,508	3,815	4,756
7	3,624	3,861	4,884
8	3,602	3,755	4,689
SE	-	-	-
ALT/OTH	-	-	-
TOTAL	**33,674**	**39,668**	**44,889**
RATIO	**1.14**	**0.96**	**1.24**

Table 4.4 depicts the historical GSR for the SMCDSB's enrolment in the County of Simcoe. The ratio of senior to junior elementary enrolment for the SMCDSB's Simcoe County jurisdiction based on 2006/07 enrolment was 1.43 and 1.16 based on 2011/12 enrolment. More recently, the GSR has decreased to approximately 1.07 based on 2016/17 enrolment. Table 4.4 outlines historical enrolment and historical grade ratios for SMCDSB.

Table 4.4: SMCDSB Historical Enrolment (Simcoe County Only)

GRADES	2006/ 2007	2011/ 2012	2016/ 2017
JK	1,017	1,075	1,181
SK	1,143	1,207	1,266
1	1,145	1,200	1,327
2	1,282	1,230	1,371
3	1,394	1,296	1,400
4	1,363	1,273	1,326
5	1,530	1,235	1,353
6	1,528	1,259	1,342
7	1,532	1,314	1,336
8	1,650	1,450	1,379
SE			
ALT/OTH			
TOTAL	**13,584**	**12,539**	**13,281**
RATIO	**1.43**	**1.16**	**1.07**

The Impact of Enrolment Share

Board enrolment share refers to the share or percentage of total enrolment a board receives between itself and its coterminous English language Board. Changes in enrolment share can have significant impacts on board enrolment. For example, increases in enrolment share can help mitigate declines or even increase enrolment in areas where the total school aged population is in decline.

The table found below measures the historical elementary enrolment of the SCDSB and the SMCDSB on a total Board basis. Since 2006/07, both Boards have maintained steady enrolment shares, with approximately 73% of the total enrolment allocated to the SCDSB and 27% allocated to the SMCDSB.

ELEMENTARY PANEL (County of Simcoe)			
SCHOOL BOARD	**2006/07**	**2011/12**	**2016/17**
SCDSB TOTAL	36,877	34,489	36,128
SMCDSB (Simcoe County)	13,584	12,539	13,281
TOTAL OF BOTH BOARDS	**50,461**	**47,028**	**49,409**
SCDSB SHARE	**73%**	**73%**	**73%**
SMCDSB SHARE	**27%**	**27%**	**27%**

Comparably, on the secondary panel, enrolment share has increased for the Catholic Board and decreased for the Public Board since 2006/07. Board-wide the SCDSB experienced a slight decrease in enrolment share of approximately 2% from 2006/07 to 2016/17. Consequently, the SMCDSB has increased its enrolment share between 2006/07 and 2016/17 – from 28% in 2006/07 to 30% in 2011/12 and 2016/17.

SECONDARY PANEL (County of Simcoe)			
SCHOOL BOARD	**2006/07**	**2011/12**	**2016/17**
SCDSB TOTAL	19,311	17,713	15,670
SMCDSB (Simcoe County)	7,586	7,529	6,612
TOTAL OF BOTH BOARDS	**26,897**	**25,241**	**22,282**
SCDSB SHARE	**72%**	**70%**	**70%**
SMCDSB SHARE	**28%**	**30%**	**30%**

Enrolment Expected from New Housing

The second phase of the enrolment projection methodology involves predicting housing growth in the study area and its impact on school enrolment. Earlier in this chapter the residential unit growth forecasts were explained in detail. The residential unit forecast is used as the basis to predict future school enrolment from growth. Historical levels of occupancy by school aged children and by housing type provide us with factors and trends that allow us to make assumptions about how new units might produce children in the future.

From an occupancy point of view, the number of people per housing unit has been declining in practically every part of the Province over the last decade or longer. In addition, the number of school aged children per household has also been in sharp decline. New units today are not producing the same number of people or the same number of children as they have historically.

Each unit in the residential forecast is multiplied by a factor to predict the number of school aged children that will come from the projected number of units. To derive this pupil generation factor, the methodology involves using custom census data prepared specifically for Watson & Associates by Statistics Canada. The census data provides information with respect to the number of pre and school aged children that are currently living in certain types and ages of dwelling units. For example, the data is able to provide the number of children aged between 4-13 years that live in single family homes that are between 1-5 years old for any census tract in the study area.

Pupil yields were derived for both the elementary and secondary panels, for low, medium and high density housing types for each review area in each Board's jurisdiction. The pupil yields and trends can vary significantly from area to area in a Board's jurisdiction. In this way, factors are derived and applied to the appropriate growth forecast to get a forecast of school aged children from new development. This new development forecast must then be adjusted to reflect only the enrolment for the subject Board. Using historical apportionment and population participation rates, the enrolment forecast is revised to capture the appropriate share for the Board.

For the SCDSB the total yields for the elementary panel in Simcoe range between 0.069 in PE06 (North East Barrie) to 0.311 in PE10 (Innisfil) (see Table 4.5). Comparably, on the secondary panel, PS03 (Midland, Penetanguishene, Tay, part of Tiny, part of Springwater, part of Oro-Medonte) has the lowest yield of approximately 0.046; while PS07 (Part of Innisfil) has the highest secondary yield of approximately 0.119. The SMCDSB's the total yields for the elementary panel range between 0.037 in CE02 (Clearview, Collingwood and Wasaga Beach) to 0.197 in CE10 (Bradford West Gwillimbury, Parts Innisfil) (Table 4.6). On the secondary panel, CS04 (North Barrie, Parts Oro-Medonte and Springwater) has the lowest yield of 0.021; while CS01 (Adjala-Tosorontio, New Tecumseth, BWG, Parts Essa and Innisfil) has the highest secondary yield at 0.042. Table 4.7 depicts a flow chart outlining the process of projecting enrolment from new development.

Table 4.5 Simcoe County DSB - Growth Related Pupil Yields:

Form E - Growth Related Pupils - Elementary Panel

Municipality	Dwelling Unit Type	Elementary Pupil Yeild
PE01 - Adjala - Tosorontio, Essa, New Tecumseth	Low Density	0.273
	Medium Density	0.127
	High Density	0.033
	Total	**0.245**
PE02 - Clearview, Collingwood, Wasaga Beach	Low Density	0.185
	Medium Density	0.145
	High Density	0.051
	Total	**0.158**
PE03 - Midland, Penetanguishene, Tay, Tiny	Low Density	0.134
	Medium Density	0.094
	High Density	0.027
	Total	**0.108**
PE04 - Orillia, Ramara, Severn	Low Density	0.208
	Medium Density	0.152
	High Density	0.049
	Total	**0.169**
PE05A - Oro-Medonte, Springwater South	Low Density	0.336
	Medium Density	0.139
	High Density	0.044
	Total	**0.301**
PE05B - Oro-Medonte, Springwater North	Low Density	0.294
	Medium Density	0.121
	High Density	0.039
	Total	**0.266**
PE06 - North East Barrie	Low Density	0.290
	Medium Density	0.129
	High Density	0.047
	Total	**0.069**
PE07 -North West Barrie	Low Density	0.426
	Medium Density	0.144
	High Density	0.052
	Total	**0.114**
PE08 - South West Barrie	Low Density	0.458
	Medium Density	0.290
	High Density	0.040
	Total	**0.266**
PE09 - South Central Barrie, South East Barrie	Low Density	0.444
	Medium Density	0.293
	High Density	0.038
	Total	**0.214**
PE10 - Innisfil	Low Density	0.356
	Medium Density	0.132
	High Density	0.040
	Total	**0.311**
PE11 - Bradford West Gwillimbury	Low Density	0.300
	Medium Density	0.156
	High Density	0.030
	Total	**0.229**

Form E - Growth Related Pupils - Secondary Panel

Municipality	Dwelling Unit Type	Secondary Pupil Yeild
PS01 - Adjala-Tosorontio, part of New Tecumseth, part of Bradford West Gwillimbury	Low Density	0.093
	Medium Density	0.055
	High Density	0.009
	Total	**0.082**
PS02 - Clearview, Collingwood, Wasaga Beach	Low Density	0.064
	Medium Density	0.051
	High Density	0.014
	Total	**0.054**
PS03 - Midland, Penetanguishene, Tay, part of Tiny, part of Springwater, part of Oro-Medonte	Low Density	0.058
	Medium Density	0.035
	High Density	0.010
	Total	**0.046**
PS04 - Orillia, Ramara, Severn, east Oro-Medonte	Low Density	0.097
	Medium Density	0.059
	High Density	0.011
	Total	**0.077**
PS05 - North West Springwater, part of Tiny	Low Density	0.118
	Medium Density	0.060
	High Density	0.014
	Total	**0.110**
PS06 - South-west Oro-Medonte, south Springwater, Barrie	Low Density	0.117
	Medium Density	0.055
	High Density	0.009
	Total	**0.056**
PS07 - Part of Innisfil	Low Density	0.130
	Medium Density	0.065
	High Density	0.011
	Total	**0.119**
PS08 - Part of Bradford West Gwillimbury, part of Innisfil, part of New Tecumseth	Low Density	0.105
	Medium Density	0.048
	High Density	0.007
	Total	**0.079**
PS09 - Essa	Low Density	0.131
	Medium Density	0.066
	High Density	0.009
	Total	**0.118**

Table 4.6 Simcoe Muskoka Catholic DSB - Growth Related Pupil Yields:

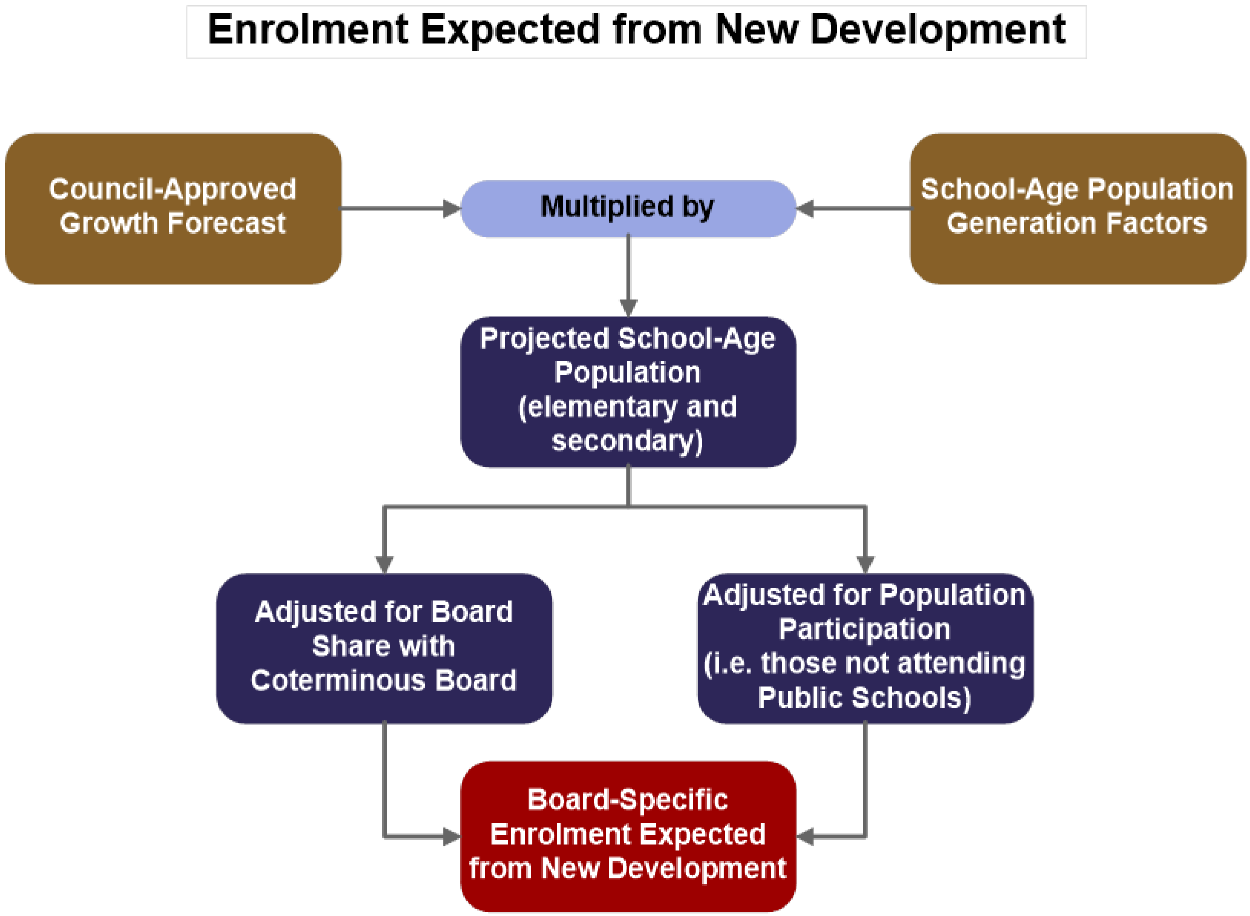
Form E - Growth Related Pupils - Elementary Panel

Municipality	Dwelling Unit Type	Elementary Pupil Yeild
CE01 - Adjala - Tosorontio, New Tecumseth, Parts Essa	Low Density	0.131
	Medium Density	0.060
	High Density	0.013
	Total	**0.114**
CE02 - Clearview, Collingwood, Wasaga Beach	Low Density	0.044
	Medium Density	0.035
	High Density	0.011
	Total	**0.037**
CE03 - Midland, Penetanguishene, Tay, Tiny	Low Density	0.069
	Medium Density	0.049
	High Density	0.011
	Total	**0.056**
CE04 - Orillia, Ramara, Severn, Parts Oro-Medonte	Low Density	0.064
	Medium Density	0.038
	High Density	0.009
	Total	**0.050**
CE05 - Parts Oro-Medonte/Springwater	Low Density	0.067
	Medium Density	0.027
	High Density	0.006
	Total	**0.060**
CE06 - North Barrie, Parts Oro-Medonte/Springwater	Low Density	0.101
	Medium Density	0.035
	High Density	0.011
	Total	**0.067**
CE07 - South West Barrie, Parts Innisfil and Essa	Low Density	0.186
	Medium Density	0.128
	High Density	0.020
	Total	**0.118**
CE08 - South East Barrie, Parts Innisfil	Low Density	0.189
	Medium Density	0.125
	High Density	0.013
	Total	**0.076**
CE09 - Parts Innisfil	Low Density	0.150
	Medium Density	0.058
	High Density	0.013
	Total	**0.135**
CE10 - Bradford West Gwillimbury, Parts Innisfil	Low Density	0.269
	Medium Density	0.098
	High Density	0.022
	Total	**0.197**

Form E - Growth Related Pupils - Secondary Panel

Municipality	Dwelling Unit Type	Secondary Pupil Yeild
CS01 - Adjala - Tosorontio, New Tecumseth, Bradford West Gwillimbury, Parts Essa and Innisfil	Low Density	0.050
	Medium Density	0.027
	High Density	0.005
	Total	**0.042**
CS02 - Clearview, Collingwood, WB, Tiny, Tay, Midland, Severn, Orilla, Ramara, Penetang., Parts Oro-Med. and Springwater	Low Density	0.034
	Medium Density	0.024
	High Density	0.004
	Total	**0.028**
CS03 - South Barrie, Parts of Springwater, Innisfil, Essa	Low Density	0.056
	Medium Density	0.028
	High Density	0.004
	Total	**0.032**
CS04 - North Barrie, Parts Oro-Medonte and Springwater	Low Density	0.031
	Medium Density	0.017
	High Density	0.003
	Total	**0.021**

Table 4.7: Enrolment Expected from New Development



Is The EDC Forecast Reasonable In Comparison To Other School Aged Forecasts?

The aforementioned methodology describes the process in which enrolment projections are derived, however before the projections can be finalized there is one final step. The projections are compared with an accepted school age forecast for the Board's jurisdiction to determine the reasonableness of the projections. The Board projections are built back up to a total school aged population forecast using assumptions on apportionment and participation rates.

The projections are compared to the most recent available forecasts in the Board's jurisdiction. These can include Ministry of Finance Population projections, Statistics Canada Population projections, Official Plan projections etc. If the enrolment projections and the population forecast have similar long term trends, further adjustment is unlikely. However, should there be significant differences between the two forecasts adjustments may be made to the enrolment projections to ensure consistency with the population forecast.

This final adjustment ensures that the projected enrolment for the School Board maintains similar long term trends and assumptions consistent with other governments/ agencies in the Board's jurisdiction.

4.3 Summary of Projected Enrolment

The total EDC enrolment projections for Simcoe indicate that by the end of the forecast period (2032/33), the Simcoe County District School Board will have a total elementary enrolment of 53,785. This represents a total increase of more than 44% from 2018/19. On the secondary panel, enrolment is expected to increase by about 26%, with 2018/19 enrolment of 15,950 forecast to increase to approximately 20,107 by the end of the 15 year forecast term.

The Simcoe Muskoka Catholic District School Board can expect total elementary enrolment in Simcoe of 21,375 at the end of the forecast period compared to the 2018/19 enrolment of 14,261 for a total increase of 7,114 pupils or 50%. On the secondary panel, enrolment is expected overall to increase from 6,831 in 2018/19 to 8,863 at the end of the EDC term for a total increase of 2,033 pupils or approximately 30%. It should be noted that the Catholic Board projections do not include any schools located in Muskoka District.

A summary of the projected enrolment by board, review area and panel can be found on the following pages.

Simcoe County DSB Projected Enrolment

SCDSB Elementary Review Areas

Review Area	Year 1 2018/19	Year 5 2022/23	Year 10 2027/28	Year 15 2032/33
PE01	4,525	5,078	6,074	6,937
PE02	4,213	4,392	4,900	5,983
PE03	2,302	2,406	2,526	2,795
PE04	4,052	4,107	4,201	4,610
PE05A	2,145	2,325	2,932	3,750
PE05B	1,310	1,402	1,576	1,714
PE06	2,521	2,605	2,663	2,760
PE07	2,421	2,494	2,539	2,864
PE08	3,184	3,672	4,069	4,482
PE09	4,373	5,391	6,252	6,913
PE10	3,179	3,383	4,851	6,469
PE11	3,127	3,533	3,961	4,508
TOTAL	**37,353**	**40,786**	**46,544**	**53,785**

SCDSB Secondary Review Areas

Review Area	Year 1 2018/19	Year 5 2022/23	Year 10 2027/28	Year 15 2032/33
PS01	1,489	1,629	1,873	2,134
PS02	1,877	1,882	2,052	2,074
PS03	873	906	1,012	1,076
PS04	2,027	2,055	2,212	2,324
PS05	406	424	435	458
PS06	6,143	6,477	7,040	7,300
PS07	1,213	1,273	1,674	2,235
PS08	1,181	1,380	1,602	1,693
PS09	740	749	768	812
TOTAL	**15,950**	**16,774**	**18,666**	**20,107**

Simcoe Muskoka Catholic DSB Projected Enrolment (excludes Muskoka District)

SMCDSB Elementary Review Areas

Review Area	Year 1 2018/19	Year 5 2022/23	Year 10 2027/28	Year 15 2032/33
CE01	2,914	3,290	3,764	4,299
CE02	942	1,020	1,107	1,290
CE03	1,063	1,042	1,095	1,203
CE04	1,145	1,169	1,279	1,420
CE05	226	229	228	269
CE06	1,220	1,277	1,491	1,762
CE07	1,752	1,908	2,156	2,497
CE08	1,678	2,086	2,536	2,927
CE09	1,017	1,072	1,572	2,243
CE10	2,304	2,655	3,027	3,465
TOTAL	**14,261**	**15,747**	**18,255**	**21,375**

SMCDSB Secondary Review Areas

Review Area	Year 1 2018/19	Year 5 2022/23	Year 10 2027/28	Year 15 2032/33
CS01	1,401	1,779	2,152	2,298
CS02	2,248	2,338	2,443	2,654
CS03	2,335	2,496	2,624	3,002
CS04	847	877	876	910
TOTAL	**6,831**	**7,491**	**8,096**	**8,863**

5. EDUCATION DEVELOPMENT CHARGE CALCULATION

5. EDUCATION DEVELOPMENT CHARGE CALCULATION

Once eligibility has been determined, the charge is calculated using the aforementioned forecasts and methodologies. The calculation is dependent on the growth/enrolment forecasts to project need, the valuation of land and services to assign a cost to that need and the residential and non-residential forecast to provide a quotient to determine the final quantum of the charge. O.Reg 20/98, S.7 provides the basis under which the EDC is determined. The following section will explain and highlight the specific calculation components of the EDC.

5.1 The Projections

The residential dwelling unit forecasts as well as the non-residential GFA forecasts that were used in the EDC analysis are explained in detail in chapter 4 and outlined below.

Residential Unit Forecast

SIMCOE COUNTY	**2018/19-2032/33**
TOTAL PROJECTED UNITS (INCLUDING SEASONAL)	92,243
TOTAL NET NEW UNITS	91,121

Non-residential GFA Forecasts

SIMCOE COUNTY	**2018/19-2032/33**
TOTAL PROJECTED GFA (Sq.ft.)	41,532,824
TOTAL NET GFA (Sq.ft.)	37,379,541

Net Growth-related Pupil Places

The projected school board enrolments as well as the residential forecasts determine the net growth-related pupil places which in turn determine the number of EDC eligible sites. Form E of the EDC Ministry Submission for each board and each panel is set out below. These forms highlight, by review area, the net number of units, the board pupil yields and the growth-related pupils.

The SCDSB's projections forecast a total of 17,084 elementary net growth-related pupils and 3,735 secondary pupils. The SMCDSB enrolment projections predict 5,534 net growth-related pupils on the elementary panel and 1,569 on the secondary panel.

Simcoe County District School Board
Education Development Charges Submission 2018
Form E - Growth Related Pupils - Elementary Panel

Municipality	Dwelling Unit Type	Net New Units	Elementary Pupil Yeild	Elementary Growth-Related Pupils
PE01 - Adjala - Tosorontio, Essa, New Tecumseth	Low Density	7,203	0.273	1,964
	Medium Density	623	0.127	79
	High Density	589	0.033	20
	Total	**8,415**	**0.245**	**2,063**
PE02 - Clearview, Collingwood, Wasaga Beach	Low Density	8,485	0.185	1,572
	Medium Density	2,728	0.145	396
	High Density	1,842	0.051	94
	Total	**13,055**	**0.158**	**2,062**
PE03 - Midland, Penetanguishene, Tay, Tiny	Low Density	2,502	0.134	334
	Medium Density	943	0.094	89
	High Density	636	0.027	17
	Total	**4,082**	**0.108**	**440**
PE04 - Orillia, Ramara, Severn	Low Density	4,603	0.208	956
	Medium Density	987	0.152	150
	High Density	1,329	0.049	66
	Total	**6,919**	**0.169**	**1,171**
PE05A - Oro-Medonte, Springwater South	Low Density	5,590	0.336	1,877
	Medium Density	1,023	0.139	142
	High Density	106	0.044	5
	Total	**6,719**	**0.301**	**2,024**
PE05B - Oro-Medonte, Springwater North	Low Density	1,267	0.294	373
	Medium Density	186	0.121	23
	High Density	40	0.039	2
	Total	**1,493**	**0.266**	**397**
PE06 - North East Barrie	Low Density	66	0.290	19
	Medium Density	411	0.129	53
	High Density	1,752	0.047	83
	Total	**2,229**	**0.069**	**155**
PE07 -North West Barrie	Low Density	759	0.426	323
	Medium Density	410	0.144	59
	High Density	4,009	0.052	207
	Total	**5,178**	**0.114**	**589**
PE08 - South West Barrie	Low Density	2,269	0.458	1,039
	Medium Density	2,343	0.290	679
	High Density	2,172	0.040	87
	Total	**6,784**	**0.266**	**1,804**
PE09 - South Central Barrie, South East Barrie	Low Density	3,732	0.444	1,658
	Medium Density	4,055	0.293	1,190
	High Density	6,706	0.038	256
	Total	**14,493**	**0.214**	**3,104**
PE10 - Innisfil	Low Density	8,216	0.356	2,921
	Medium Density	1,325	0.132	175
	High Density	478	0.040	19
	Total	**10,019**	**0.311**	**3,116**
PE11 - Bradford West Gwillimbury	Low Density	3,901	0.300	1,169
	Medium Density	867	0.156	135
	High Density	1,076	0.030	32
	Total	**5,844**	**0.229**	**1,336**

SUBTOTAL:	**18,261**
Less: Available Pupil Places:	**1,177**
Net Growth Related Pupils:	**17,084**

Simcoe County District School Board
Education Development Charges Submission 2018
Form E - Growth Related Pupils - Secondary Panel

Municipality	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Adjala-Tosorontio, part of New Tecumseth, part of Bradford West Gwillimbury	Low Density	6,936	0.093	642
	Medium Density	682	0.055	37
	High Density	799	0.009	8
	Total	8,417	0.082	687
Clearview, Collingwood, Wasaga Beach	Low Density	8,485	0.064	547
	Medium Density	2,728	0.051	138
	High Density	1,842	0.014	26
	Total	13,055	0.054	711
Midland, Penetanguishene, Tay, part of Tiny, part of Springwater, part of Oro-Medonte	Low Density	2,864	0.058	166
	Medium Density	1,029	0.035	36
	High Density	656	0.010	7
	Total	4,550	0.046	209
Orillia, Ramara, Severn, east Oro-Medonte	Low Density	5,171	0.097	502
	Medium Density	1,030	0.059	60
	High Density	1,329	0.011	15
	Total	7,530	0.077	577
North West Springwater, part of Tiny	Low Density	715	0.118	85
	Medium Density	86	0.060	5
	High Density	20	0.014	0
	Total	821	0.110	90
South-west Oro-Medonte, south Springwater, Barrie	Low Density	11,640	0.117	1,360
	Medium Density	8,154	0.055	448
	High Density	14,743	0.009	133
	Total	34,537	0.056	1,942
Part of Innisfil	Low Density	8,020	0.130	1,045
	Medium Density	1,191	0.065	78
	High Density	240	0.011	3
	Total	9,451	0.119	1,126
Part of Bradford West Gwillimbury, part of Innisfil, part of New Tecumseth	Low Density	3,901	0.105	411
	Medium Density	867	0.048	41
	High Density	1,076	0.007	7
	Total	5,844	0.079	459
Essa	Low Density	860	0.131	112
	Medium Density	135	0.066	9
	High Density	30	0.009	0
	Total	1,025	0.118	121

SUBTOTAL:	5,921
LESS: Available Pupil Pla	2,186
NET GROWTH RELATED I	3,735

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form E - Growth Related Pupils - Elementary Panel

Municipality	Dwelling Unit Type	Net New Units	Elementary Pupil Yeild	Elementary Growth-Related Pupils
CE01 - Adjala - Tosorontio, New Tecumseth, Parts Essa	Low Density	10,135	0.131	1,329
	Medium Density	938	0.060	56
	High Density	1,162	0.013	15
	Total	**12,235**	**0.114**	**1,400**
CE02 - Clearview, Collingwood, Wasaga Beach	Low Density	6,613	0.044	293
	Medium Density	2,705	0.035	94
	High Density	1,565	0.011	16
	Total	**10,882**	**0.037**	**403**
CE03 - Midland, Penetanguishene, Tay, Tiny	Low Density	2,502	0.069	174
	Medium Density	943	0.049	46
	High Density	636	0.011	7
	Total	**4,082**	**0.056**	**227**
CE04 - Orillia, Ramara, Severn, Parts Oro-Medonte	Low Density	4,982	0.064	317
	Medium Density	1,016	0.038	39
	High Density	1,329	0.009	13
	Total	**7,327**	**0.050**	**369**
CE05 - Parts Oro-Medonte/Springwater	Low Density	1,077	0.067	72
	Medium Density	171	0.027	5
	High Density	40	0.006	0
	Total	**1,289**	**0.060**	**77**
CE06 - North Barrie, Parts Oro-Medonte/Springwater	Low Density	5,354	0.101	540
	Medium Density	1,587	0.035	55
	High Density	2,248	0.011	24
	Total	**9,189**	**0.067**	**619**
CE07 - South West Barrie, Parts Innisfil and Essa	Low Density	3,138	0.186	583
	Medium Density	2,459	0.128	314
	High Density	2,452	0.020	50
	Total	**8,049**	**0.118**	**948**
CE08 - South East Barrie, Parts Innisfil	Low Density	3,738	0.189	708
	Medium Density	4,182	0.125	522
	High Density	10,055	0.013	134
	Total	**17,975**	**0.076**	**1,365**
CE09 - Parts Innisfil	Low Density	7,467	0.150	1,118
	Medium Density	1,109	0.058	64
	High Density	223	0.013	3
	Total	**8,799**	**0.135**	**1,185**
CE10 - Bradford West Gwillimbury, Parts Innisfil	Low Density	3,587	0.269	966
	Medium Density	792	0.098	78
	High Density	1,025	0.022	22
	Total	**5,403**	**0.197**	**1,066**

SUBTOTAL:	**7,658**
Less: Available Pupil Places:	**2,125**
Net Growth Related Pupils:	**5,534**

Simcoe Muskoka Catholic District School Board

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Secondary Panel

Secondary Planning Area	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Adjala - Tosorontio, New Tecumseth, Bradford West Gwillimbury, Parts Essa and Innisfil	Low Density	10,989	0.050	555
	Medium Density	1,571	0.027	42
	High Density	1,880	0.005	8
	Total	14,441	0.042	605
Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Severn, Orilla, Ramara, Penetanguishene, Parts Oro-Medonte and Springwater	Low Density	17,236	0.034	582
	Medium Density	4,873	0.024	118
	High Density	3,847	0.004	16
	Total	25,956	0.028	717
South Barrie, Parts of Springwater, Innisfil, Essa	Low Density	15,172	0.056	851
	Medium Density	7,855	0.028	219
	High Density	12,664	0.004	55
	Total	35,691	0.032	1,125
North Barrie, Parts Oro-Medonte and Springwater	Low Density	5,196	0.031	161
	Medium Density	1,602	0.017	27
	High Density	2,344	0.003	7
	Total	9,142	0.021	194
		SUBTOTAL:		2,641
		LESS: Available Pupil Places:		1,072
		NET GROWTH RELATED PUPILS:		1,569

5.2 Net Education Land Costs

The enrolment projections, growth forecasts, demographics and the EDC analysis ultimately determine the number of EDC eligible sites which are needed for new growth-related schools. Form F of the Ministry Submission outlines by review area the 15-year enrolment projections as well as the net growth-related pupil places. Form G of the Ministry Submission outlines the number of new sites that will be needed as well as the number of EDC eligible acres of land that are required for those sites.

O.Reg 20/98, S.7, specifically paragraphs 4-7, deals with the steps involved in moving from the site component of the calculation to the financial or costing component of the calculation. A cost must be attached to the value of the land that needs to be purchased as well as the costs to provide services and prepare the land for construction. In addition, the balance of the existing EDC reserve funds must be calculated and incorporated into the analysis. Finally, the total eligible revenues, expenditures and existing deficits or surpluses are cashflowed over a 15-year period to determine the final charge.

Section 257.53 (2) specifically describes what education land costs are:

1. Costs to acquire land or an interest in land, including a leasehold interest, to be used by the board to provide pupil accommodation.
2. Costs to provide services to the land or otherwise prepare the site so that a building or buildings may built on the land to provide pupil accommodation.
3. Costs to prepare and distribute education development charge background studies.
4. Interest on money borrowed to pay for costs described in paragraphs 1 and 2.
5. Costs to undertake studies in connection with an acquisition referred to in paragraph 1. N.B – Only the capital component of costs to lease land or to acquire a leasehold interest is an education land cost.

Site Valuation

Paragraph 4 of Section 7 of O.Reg 20/98 states that, "The board shall estimate the net education land cost for the elementary school sites and secondary school sites required to provide pupil places for the new elementary school pupils and secondary school pupils."

To determine the costs of land acquisition, both the SCDSB and the SMCDSB retained the appraisal firm of Andrew, Thompson & Associates Ltd. The appraisers were responsible for providing a land value per acre for different areas across the Boards' jurisdiction. In addition, the appraisers were asked to provide an annual land escalation factor (for 5 years) to apply to the current land values. Specific details and background to the appraisals can be found in the firm's appraisal reports which were provided to each School Board. The report is titled "Background

Land Value Report, 2018 Education Development Charge Study – County of Simcoe. The effective date of the appraisals is January 1, 2018.

The following excerpt from the report below describes the purpose of the report and scope of analysis (underlining and italics added).

The purpose of this report is to provide an estimate of value for a typical school site located within each study area.
The function of the report is to aid in the value component of the calculation for levies for a Jurisdiction/County Wide Education Development Charge based on:

a) *The appropriate land acreage value for school site acquisitions by the SCDSB and SMCDSB, for expected sites within the County of Simcoe;*
b) *The appropriate annual escalation factor to apply to the school site value in order to sustain the likely acquisition costs over the next 5-year period.*

The values or escalation rates are not to be used for any other purpose than specified in this report, such as for site specific school acquisitions, negotiations, value comparisons, assessment review etc.

In some cases, locations are yet to be determined. We have considered the probable site acquisition requirements of the SCDSB and the SMCDSB as provided by the respective Boards together with known locations. We have projected the most probable value based on expected residential yields for these serviced blocks of land with dur consideration to the surrounding land use where the location is known.

The tables on the following page set out the estimated EDC eligible sites that the Boards will require in the 15-year analysis term, their locations and their appraised land value.

Simcoe County District School Board (SCDSB) Sites:

ELEMENTARY PANEL	
New PE01 Elementary School	$1,150,000
New PE01 Elementary School	$1,150,000
New PE01 Elementary School	$750,000
New PE01 Elementary School	$1,150,000
New PE02 Elementary School	$625,000
New PE02 Elementary School	$750,000
New PE02 Elementary School	$475,000
New PE02 Elementary School	$750,000
New PE03 Elementary School	$300,000
New PE04 Elementary School	$500,000
New PE04 Elementary School	$500,000
New PE05A Elementary School	$870,000
New PE05A Elementary School	$870,000
New PE05A Elementary School	$870,000
New PE05B Elementary School	$475,000
New PE07 Elementary School	$900,000
New PE08 Elementary School	$900,000
New PE08 Elementary School	$900,000
New PE08 Elementary School	$900,000
New PE09 Elementary School	$900,000
New PE09 Elementary School	$900,000
New PE09 Elementary School	$900,000
New PE09 Elementary School	$900,000
New PE09 Elementary School	$900,000
New PE09 Elementary School	$900,000
New PE10 Elementary School	$925,000
New PE10 Elementary School	$925,000
New PE10 Elementary School	$925,000
New PE10 Elementary School	$925,000
New PE10 Elementary School	$925,000
New PE10 Elementary School	$925,000
New PE11 Elementary School (Site Owned)	$0
New PE11 Elementary School	$1,500,000
New PE11 Elementary School	$1,500,000
SECONDARY PANEL	
New PS01 Secondary School	$1,150,000
New PS02 Secondary School	$625,000
New PS06 Secondary School	$900,000
New PS07 Secondary School	$925,000
New PS08 Secondary School	$1,500,000

Simcoe Muskoka Catholic District School Board (SMCDSB) Sites:

ELEMENTARY PANEL	
New CE01 Elementary School	$1,150,000
New CE01 Elementary School	$1,150,000
New CE01 Elementary School	$750,000
New CE02 Elementary School	$625,000
New CE04 Elementary School	$500,000
New CE06 Elementary School	$870,000
New CE07 Elementary School	$900,000
New CE08 Elementary School	$900,000
New CE08 Elementary School	$900,000
New CE09 Elementary School	$925,000
New CE09 Elementary School	$925,000
New CE09 Elementary School	$925,000
New CE10 Elementary School	$1,500,000
New CE10 Elementary School	$1,500,000
New CE10 Elementary School	$1,500,000
SECONDARY PANEL	
New CS01 Secondary School	$1,150,000
New CS02 Secondary School	$687,500
New CS03 Secondary School	$900,000

Land Escalation over the Forecast Period

As previously mentioned, the appraiser's report estimates an annual land escalation rate to be applied to the acreage values in order to sustain the likely site acquisition costs over the next 5 years. In arriving at an escalation factor the appraisers considered the recent historical general economic conditions at both the micro- and macro-economic levels. The purchase of school sites by the Boards takes place on a very local level, with Boards entering into negotiations with developers on a site-specific basis. Notwithstanding the individual nature of these transactions, it is important to recognize the perception that the health and stability of the economy as a whole has been downgraded, with impacts felt in virtually all sectors including residential land sales.

Having regard for all of the above, the appraisers concluded **escalation factors of 8% per annum** for the first year through to the final year are reasonable for the purposes of projecting the land values over the five-year by-law period.

Land Development and Servicing Costs

The *Education Act* includes the, "costs to provide services to the land or otherwise prepare the site so that a building or buildings may be built on the land to provide pupil accommodation" as an EDC eligible education cost. These costs typically include services to the lot line of the property, rough grading and compaction of the site and that the site is cleared of debris. Costs related to studies of land being considered for acquisition such as environmental assessments or soil studies are also considered to be EDC eligible.

Discussions with stakeholders and the Ministry of Education in past EDC by-law processes has resulted in a list that includes some of the primary development and servicing costs that are considered to be EDC eligible:

- Agent/commission fees to acquire sites.
- Municipal requirements to maintain sites prior to construction.
- Appraisal studies, legal fees.
- Expropriation Costs.
- Site option agreements.
- Land transfer taxes.

Based on recent historical site preparation costs that were provided by the School Boards a figure of **$249,070 per acre** for both SCDSB and SMCDSB was used in the study. Using historical economic data and construction cost indices, an escalation factor of **1.6%** per annum was applied to the assumed per acre site preparation costs. Site preparation costs are escalated to the time of site purchase.

Total Land Costs

The total net education land costs including the site acquisition costs, the escalation of land over the term of the by-law (five years), the site development/servicing costs, as well as associated financing costs and study costs are projected to be over **$362** million for the SCDSB. The SMCDSB is projected to incur total education land costs of just below **$149** million over the 15-year term of the proposed by-law.

5.3 Reconciliation of the EDC Reserve Fund

Before the final growth-related net education land costs can be determined they must be adjusted by any deficit or surplus in the existing EDC reserve fund. Any outstanding education development charge financial obligations that have been incurred by the board under a previous by law are added to the total land costs. If there is a positive balance in the EDC reserve fund this amount is subtracted from the total land costs and used to defray EDC eligible expenditures.

Section 7, paragraphs 5-7 of O.Reg 20/98 describe the process of deriving the final net education land costs.

> "The board shall estimate the balance of the education development charge reserve fund, if any, relating to the area in which the charges are to be imposed. The estimate shall be an estimate of the balance immediately before the day the board intends to have the by-law come into force."
>
> "The board shall adjust the net education land costs with respect to any balance estimated under paragraph 5. If the balance is positive, the balance shall be subtracted from the cost. If the balance is negative, the balance shall be converted to a positive number and added to the cost."
>
> **"The net education land cost as adjusted, if necessary, under paragraph 6, is the growth related net education land cost."**

The reserve fund analysis can be found on the following pages for each board. The analysis summarizes the EDC collections (both actual and estimated) as well as the EDC costs that have been expended (both actual and estimated) and the estimated EDC reserve fund balance.

As noted, the EDC reserve fund includes certain estimates respecting revenues and expenditures. The first part of the EDC reserve fund reconciliation involves adjusting the estimated opening balance of the previous by-law to reflect actual costs and collections - EDC collections are added to the new adjusted opening balance. EDC expenditures incurred between 2013 and 2018 (estimated to the end of the bylaw) are then subtracted to determine the new EDC reserve fund balance.

The SCDSB's EDC reserve fund balance had an estimated deficit balance of -$580,669 according to the 2013 Background Study. Incorporating actual collections and expenditures since 2013 as well as estimates to the proposed new by-law inception date, the new reserve fund balance is estimated at **-$3,599,955** for the SCDSB.

The SMCDSB's EDC reserve fund balance was estimated to be -$6,274,187 according to the 2013 EDC Background Study. Incorporating actual collections and expenditures since 2013 as well as estimates to the proposed new by-law inception date, the new reserve fund balance is estimated at **-$9,555,147** for the SMCDSB.

5.4 The Education Development Charge

The total land costs, adjusted by any surplus or deficit in the EDC reserve fund, determine the total net education land costs for which EDCs may be imposed. The final steps in the process involve apportioning the land costs between residential and non-residential as well as differentiating the charge by development type, if necessary. The existing EDC by-laws of both School Boards are based on an 90% residential charge/10% non-residential charge and the EDCs are a uniform rate across all types of development. The proposed charge in this background study is premised on the same assumptions, however a range of charges and residential and non-residential rates are presented in the cashflow analysis later in this chapter.

The final net education land costs that have been apportioned to residential (in this case 90%) are divided over the net new units from the dwelling forecast to determine a final EDC rate per dwelling unit. The net education land costs for the residential portion of **SCDSB's by-law** are estimated to be **$326,050,089** and the number of net new units in the EDC forecast is projected to be **91,121** resulting in rate of **$3,578** per dwelling unit. The net education land costs that have been apportioned to non-residential (10% of the total) total $**36,227,788** and the net square footage in the forecast totals **37,379,541.** This results in a non-residential charge of **$0.97** per square foot.

The final net education land costs for the **SMCDSB** that were allocated to the residential portion of the charge (90%) were estimated to be **$134,098,715** and the total number of net new units in the EDC forecast for Simcoe is projected to be **91,121** for a residential EDC rate of **$1,472** per dwelling unit. The non-residential net education land costs (10% of total) are projected to total **$14,889,857** and the total net non-residential square footage is projected to be **37,379,541** for a non-residential EDC rate of **$0.40** per square foot.

Tables for the proposed by-laws, shown below, outline the total growth-related net education land costs, the net new units and the final EDC rates.

SCDSB – County of Simcoe EDC
Calculation of Uniform 90% Residential/10% Non-Residential Charge

Residential Growth-Related Net Education Land Costs (90%)	$326,050,089
Net New Dwelling Units (Form C)	91,121
Uniform Residential EDC per Dwelling Unit	**$3,578**
Non-Residential Growth-Related Net Education Land Costs (10%)	$36,227,788
Non-Exempt Board-Determined GFA (Form D)	37,379,541
Non-Residential EDC per Square Foot of GFA	**$0.97**

SMCDSB – County of Simcoe EDC
Calculation of Uniform 90% Residential/10% Non-Residential Charge

Residential Growth-Related Net Education Land Costs (90%)	$134,098,715
Net New Dwelling Units (Form C)	91,121
Uniform Residential EDC per Dwelling Unit	**$1,472**
Non-Residential Growth-Related Net Education Land Costs (10%)	$14,889,857
Non-Exempt Board-Determined GFA (Form D)	37,379,541
Non-Residential EDC per Square Foot of GFA	**$0.40**

The Cashflow Analysis

A cashflow analysis was completed, incorporating all eligible EDC expenditures, current reserve fund balances and land escalation factors, to determine the necessary revenues that will be collected through the imposition of EDCs. When revenue in any given year is insufficient to cover the expenditures, interim financing (on a short or long term basis) is assumed. The methodology used for the cashflow analysis is consistent with accounting practices used by many school boards, municipalities and financial lenders across the Province.

General Assumptions Used

The cashflow analysis must incorporate certain assumptions respecting interest rates, terms, escalation etc. The table below outlines the general assumptions that have been used for the EDC analysis.

Site Acquisition Escalation Rate	**Yr.1 - 8%, Yr.2 - 8%, Yr.3 - 8%, Yr.4 - 8%, Yr.5 - 8% (compounded)**
Site Preparation Escalation Rate	**1.6% per annum**
EDC Reserve Fund Interest Earnings	**1.5%**
Long Term Debt (term/rate)	**10 Years at 4.25%**

Description of Cashflow

The first section of the cashflow deals with **revenue** – there are three distinct components to the revenue section of the cashflow:

1. The first component deals with board funds that are available to offset the total EDC costs. As mentioned earlier in the report, school boards must pass EDC policies dealing with alternative accommodation arrangements and operating budget surpluses that could be applied to EDCs. If funds were available from these policies they would be incorporated into Lines 1 and 2 of the cashflow. Both Boards did not identify any funds that were available from these EDC policies.

2. The second revenue component comes from any short or long term debt the boards incur. The total debt issuance for any given year will be identified in Lines 3 and 4 of the analysis.

3. The final revenue component deals with the actual expected collections through the imposition of the Education Development Charge incorporating the annual net new dwelling unit forecast and non-residential forecast. Projected EDC collections by year can be found on Lines 6, 7 and 8 of the cashflow.

The second section of the cashflow deals with **expenditures** – the eligible EDC expenditures incorporate the site acquisition and development costs, study costs and financing costs for incurred debt.

- Site acquisition costs are found on Line 10 of the analysis and are escalated for up to a 5-year period (term of the by-law).
- Site preparation/development costs are found on Line 11 of the cashflow and are escalated up to the time of site purchase.

- Study costs (Line 12) are based on historical board data and are included for each expected subsequent by-law renewal (every 5 years).

- Long and short term financing costs (debt carrying costs) are found on Lines 13 and 14 of the cashflow analysis.

The final section of the cashflow provides the projected opening and closing balances of the EDC reserve fund incorporating any existing deficit or surplus as well as annual interest earnings on any balance in the account. Total borrowing, debt payments and outstanding debt can be found in the bottom right portion of the cashflow analysis.

The cashflow analysis also provides a range of possible EDC charges based on different residential and non-residential allocations. All EDCs calculated in this study are based on 85% residential and 15% non-residential collection. The top right portion of the cashflow analysis highlights the possible residential and non-residential EDC rates with a range of 0-40% for non-residential allocations.

Cashflows for each School Board are included in Tables 5.3 and 5.4 on the following pages.

Table 5.3: SCDSB Cashflow

Simcoe County District School Board
Education Development Charge 2018
15 Year Cash Flow Analysis

Range of Residential and Non-Residential Rates		
Non-res Share	Res Rate	Non-Res Rate
0%	$3,976	$0.00
5%	$3,777	$0.48
10%	$3,578	$0.97
15%	$3,379	$1.45
20%	$3,181	$1.94
25%	$2,982	$2.42
40%	$2,385	$3.88

Cash Flow Assumptions		
A.	Reserve Fund Interest Rate	1.50%
B.	Borrowing Rate	4.25%
C.	Borrowing Term (Years)	10

			Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	Projected Revenues																
1	*Funds Available Due To Alternative Accommodation Arrangements*		*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*
2	*Funds Available Due To Operating Budget Surplus*		*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*
3	Long Term Financing		$0	$0	$0	$0	$0	$0	$0	$0	$8,600,000	$800,000	$2,000,000	$11,500,000	$0	$0	$0
4	Short Term Financing		$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0
5	*Subtotal (1 through 4)*		*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$0*	*$8,600,000*	*$800,000*	*$2,000,000*	*$11,500,000*	*$0*	*$0*	*$0*
6	Education Development Charge Revenue (Res) **3,578** per unit		$18,292,720	$18,183,250	$18,172,043	$19,626,387	$19,754,259	$22,280,334	$23,036,951	$23,038,854	$23,177,540	$23,245,054	$23,529,145	$23,870,296	$23,929,710	$22,956,773	$22,956,773
7	Education Development Charge Revenue (Non-Res) **0.97** per sq.ft		$2,419,055	$2,446,255	$2,474,891	$2,504,936	$2,532,070	$2,373,302	$2,395,272	$2,419,684	$2,289,013	$2,310,007	$2,362,567	$2,385,908	$2,412,666	$2,439,895	$2,462,269
8	*Subtotal EDC Revenue (6 + 7)*		*$20,711,775*	*$20,629,505*	*$20,646,934*	*$22,131,323*	*$22,286,329*	*$24,653,636*	*$25,432,223*	*$25,458,538*	*$25,466,553*	*$25,555,061*	*$25,891,712*	*$26,256,203*	*$26,342,376*	*$25,396,667*	*$25,419,041*
9	**Total Revenue (5 + 8)**		**$20,711,775**	**$20,629,505**	**$20,646,934**	**$22,131,323**	**$22,286,329**	**$24,653,636**	**$25,432,223**	**$25,458,538**	**$34,066,553**	**$26,355,061**	**$27,891,712**	**$37,756,203**	**$26,342,376**	**$25,396,667**	**$25,419,041**
	Education Development Charge Expenditures																
10	Site acquisition costs (Escalation Rates Included) [1]		$5,400,000	$10,152,000	$27,258,768	$6,802,445	$24,039,840	$6,611,976	$11,213,408	$32,435,417	$48,507,390	$20,256,122	$20,707,523	$31,378,927	$14,546,348	$20,372,929	$5,820,659
11	Site preparation costs (Escalation Rates Included) [1]		$4,483,260	$2,783,607	$6,170,496	$1,567,306	$4,777,149	$1,617,861	$2,930,862	$6,958,529	$10,326,185	$4,542,706	$5,921,928	$5,319,974	$3,615,990	$4,050,674	$1,971,545
12	Projected Future Study Costs		$150,000					$150,000					$150,000				$0
13	Long Term Debt Costs		$0	$0	$0	$0	$0	$0	$0	$0	$0	$1,073,539	$1,173,403	$1,423,063	$2,858,610	$2,858,610	$2,858,610
14	Short Term Debt Costs		$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0
15	*Reserve Fund Balance* *- 3,599,955*																
16	**Total Expenditures (10 through 15)**		**$10,033,260**	**$12,935,607**	**$33,429,264**	**$8,369,751**	**$28,816,989**	**$8,379,837**	**$14,144,270**	**$39,393,946**	**$58,833,575**	**$25,872,367**	**$27,952,854**	**$38,121,964**	**$21,020,948**	**$27,282,213**	**$10,650,814**
	Cashflow Analysis:																
17	Revenues Minus Expenditures (9 - 16)		$10,678,515	$7,693,898	-$12,782,330	$13,761,572	-$6,530,660	$16,273,799	$11,287,953	-$13,935,408	-$24,767,022	$482,694	-$61,142	-$365,761	$5,321,428	-$1,885,545	$14,768,228
18	Opening Balance (previous year's closing balance)	-$3,599,955	-$3,599,955	$7,078,560	$14,994,045	$2,244,891	$16,246,560	$9,861,639	$26,527,470	$38,382,654	$24,813,955	$47,637	$538,286	$484,301	$120,318	$5,523,372	$3,692,394
19	*Sub total (17 + 18)*	*-$3,599,955*	*$7,078,560*	*$14,772,458*	*$2,211,715*	*$16,006,463*	*$9,715,900*	*$26,135,438*	*$37,815,423*	*$24,447,246*	*$46,933*	*$530,331*	*$477,144*	*$118,540*	*$5,441,746*	*$3,637,827*	*$18,460,622*
20	Interest Earnings		$0	$221,587	$33,176	$240,097	$145,739	$392,032	$567,231	$366,709	$704	$7,955	$7,157	$1,778	$81,626	$54,567	$276,909
21	**Closing Balance (19 + 20)**	**-$3,599,955**	**$7,078,560**	**$14,994,045**	**$2,244,891**	**$16,246,560**	**$9,861,639**	**$26,527,470**	**$38,382,654**	**$24,813,955**	**$47,637**	**$538,286**	**$484,301**	**$120,318**	**$5,523,372**	**$3,692,394**	**$18,737,531**

1 Land acquisition costs have been escalated by 8% compounded for the term of the bylaw.

Escalation rates for site preparation costs are applied to the date of acquisition and are escalated by 1.6% compounded annually.

Long Term Borrowing (Total of Line 3):	***$22,900,000***
Total Debt Payments:	***$28,586,098***
Outstanding Debt At End Of Forecast(15 years):	***$16,340,263***
Outstanding Debt Will Be Fully Funded In:	***2039***

Table 5.4: SMCDSB Cashflow

Simcoe Muskoka Catholic District School Board
Education Development Charge 2018
15 Year Cash Flow Analysis

Cash Flow Assumptions		
A.	Reserve Fund Interest Rate	**1.50%**
B.	Borrowing Rate	**4.25%**
C.	Borrowing Term (Years)	**10**

Rates		
Non-res Share	*Res Rate*	*Non-Res Rate*
0%	$1,635	$0.00
5%	$1,553	$0.20
10%	$1,472	$0.40
15%	$1,390	$0.60
20%	$1,308	$0.80
25%	$1,226	$1.00
40%	$981	$1.59

			Year 1 2018/2019	Year 2 2019/2020	Year 3 2020/2021	Year 4 2021/2022	Year 5 2022/2023	Year 6 2023/2024	Year 7 2024/2025	Year 8 2025/2026	Year 9 2026/2027	Year 10 2027/2028	Year 11 2028/2029	Year 12 2029/2030	Year 13 2030/2031	Year 14 2031/2032	Year 15 2032/2033
	Projected Revenues																
1	*Funds Available Due To Alternative Accommodation Arrangements*		$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0
2	*Funds Available Due To Operating Budget Surplus*		$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0
3	Long Term Financing		$8,200,000	$2,000,000	$0	$0	$0	$0	$0	$13,000,000	$8,500,000	$2,700,000	$8,900,000	$0	$0	$0	$0
4	Short Term Financing		$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0
5	*Subtotal (1 through 4)*		*$8,200,000*	*$2,000,000*	*$0*	*$0*	*$0*	*$0*	*$0*	*$13,000,000*	*$8,500,000*	*$2,700,000*	*$8,900,000*	*$0*	*$0*	*$0*	*$0*
6	Education Development Charge Revenue (Res) **1,472** per unit		$7,523,477	$7,478,454	$7,473,845	$8,071,991	$8,124,582	$9,163,513	$9,474,696	$9,475,479	$9,532,518	$9,560,285	$9,677,127	$9,817,436	$9,841,872	$9,441,720	$9,441,720
7	Education Development Charge Revenue (Non-Res) **0.40** per sq.ft		$994,915	$1,006,102	$1,017,880	$1,030,236	$1,041,396	$976,098	$985,134	$995,174	$941,431	$950,066	$971,682	$981,282	$992,288	$1,003,486	$1,012,688
8	*Subtotal EDC Revenue (6 + 7)*		*$8,518,392*	*$8,484,555*	*$8,491,724*	*$9,102,227*	*$9,165,979*	*$10,139,611*	*$10,459,830*	*$10,470,653*	*$10,473,949*	*$10,510,351*	*$10,648,809*	*$10,798,719*	*$10,834,160*	*$10,445,206*	*$10,454,408*
9	**Total Revenue (5 + 8)**		**$16,718,392**	**$10,484,555**	**$8,491,724**	**$9,102,227**	**$9,165,979**	**$10,139,611**	**$10,459,830**	**$23,470,653**	**$18,973,949**	**$13,210,351**	**$19,548,809**	**$10,798,719**	**$10,834,160**	**$10,445,206**	**$10,454,408**
	Education Development Charge Expenditures																
10	Site acquisition costs (Escalation Rates Included) [1]		$5,750,000	$8,100,000	$5,248,800	$0	$0	$19,197,396	$0	$29,238,941	$13,367,132	$7,183,709	$12,188,389	$0	$0	$6,496,696	$0
11	Site preparation costs (Escalation Rates Included) [1]		$1,245,350	$1,265,276	$1,285,520	$0	$0	$3,460,368	$0	$5,100,277	$2,858,565	$2,159,125	$2,888,109	$0	$0	$1,208,330	$0
12	Projected Future Study Costs		$150,000					$150,000					$150,000				$0
13	Long Term Debt Costs		$0	$1,023,607	$1,273,267	$1,273,267	$1,273,267	$1,273,267	$1,273,267	$1,273,267	$2,896,059	$3,957,115	$4,294,156	$4,381,537	$4,131,877	$4,131,877	$4,131,877
14	Short Term Debt Costs		$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0
15	*Reserve Fund Surplus*	- 9,555,147															
16	**Total Expenditures (10 through 15)**		**$7,145,350**	**$10,388,883**	**$7,807,587**	**$1,273,267**	**$1,273,267**	**$24,081,031**	**$1,273,267**	**$35,612,485**	**$19,121,756**	**$13,299,949**	**$19,520,654**	**$4,381,537**	**$4,131,877**	**$11,836,903**	**$4,131,877**
	Cashflow Analysis:																
17	Revenues Minus Expenditures (9 - 16)		$9,573,042	$95,672	$684,137	$7,828,960	$7,892,711	-$13,941,421	$9,186,563	-$12,141,833	-$147,807	-$89,598	$28,155	$6,417,181	$6,702,283	-$1,391,697	$6,322,531
18	Opening Balance (previous year's closing balance)	-$9,555,147	-$9,555,147	$17,895	$115,271	$811,399	$8,769,964	$16,912,615	$3,015,762	$12,385,360	$247,180	$100,864	$11,435	$40,184	$6,554,225	$13,455,356	$12,244,614
19	*Sub total (17 + 18)*	*-$9,555,147*	*$17,895*	*$113,567*	*$799,408*	*$8,640,359*	*$16,662,675*	*$2,971,194*	*$12,202,325*	*$243,527*	*$99,373*	*$11,266*	*$39,590*	*$6,457,365*	*$13,256,508*	*$12,063,659*	*$18,567,145*
20	Interest Earnings		$0	$1,704	$11,991	$129,605	$249,940	$44,568	$183,035	$3,653	$1,491	$169	$594	$96,860	$198,848	$180,955	$278,507
21	**Closing Balance (19 + 20)**	**-$9,555,147**	**$17,895**	**$115,271**	**$811,399**	**$8,769,964**	**$16,912,615**	**$3,015,762**	**$12,385,360**	**$247,180**	**$100,864**	**$11,435**	**$40,184**	**$6,554,225**	**$13,455,356**	**$12,244,614**	**$18,845,652**

1 Land acquisition costs have been escalated by 8% compounded for the term of the bylaw.
Escalation rates for site preparation costs are applied to the date of acquisition and are escalated by 1.6% compounded annually.

Long Term Borrowing (Total of Line 3):	*$43,300,000*
Total Debt Payments:	*$54,051,443*
Outstanding Debt At End Of Forecast(15 years):	*$17,463,734*
Outstanding Debt Will Be Fully Funded In:	*2038*

APPENDIX A
EDUCATION DEVELOPMENT CHARGE
MINISTRY OF EDUCATION FORMS SUBMISSION

APPENDIX A - EDUCATION DEVELOPMENT CHARGE MINISTRY OF EDUCATION FORMS SUBMISSION

The Ministry of Education has prepared a set of standard forms that are required to form part of the EDC Background Study. The forms are used by the Ministry to review the EDC analysis and are standardized so that information is presented in a consistent manner for all school boards. The forms for each School Board's EDC analysis are found in this Appendix. In addition, a description of each form and its purpose can be found below.

FORM A1 AND A2

This form is used to determine whether a school board is eligible to impose EDCs. The A1 section of the form includes the Board's approved OTG capacity for each panel, as well as the projected 5-year enrolment. If the average 5-year projected enrolment is greater than the Board's OTG capacity (on either panel), the School Board is eligible to impose EDCs. The A2 section of the form deals with any outstanding EDC financial obligations. The form highlights any outstanding principal less the existing reserve fund balance. A positive financial obligation results in a board being eligible to impose future EDCs.

FORM B

Form B outlines the dwelling unit forecast that was used in the EDC analysis. The forecast is provided by EDC review area and by year for low, medium and high density types of development.

FORM C

This form provides the net new dwelling units that are a requirement of the EDC analysis. Due to certain statutory exemptions (intensification) that were discussed earlier in this report, a certain percentage of units are removed from the forecast to determine the "net new units."

FORM D

This form provides the non-residential forecast of gross floor area in square feet over the next 15 years. In addition to providing the total projected square footage, this form also includes an estimate as to the amount of square footage that is exempt from the forecast. Similar to the residential forecast, because of certain statutory exemptions, an assumption must be made regarding square footage that is excluded from the final EDC forecast.

FORM E

Form E provides the total number of growth-related pupils by EDC review area. The form includes the net number of units, associated pupil yields and the number of pupils by density type for both the elementary and secondary panels. The bottom of the form provides the total number of growth-related pupils less any existing available space to determine the total "net" growth-related pupils.

FORM F

These forms provide the total "net" growth-related pupil places on a review area basis. Each form provides a projection of the existing community enrolment by school for each of the 15 years in the EDC forecast as well as their current OTG capacities. In addition, the total projected enrolment expected from new development is provided for the total review area. The total requirements from new development less any available existing space are the net growth-related pupil places for that review area.

FORM G

Form G highlights the EDC eligible sites that the board is proposing to purchase. Each site listing includes information on location, status, proposed school size and site size. The form also provides information on what percentage of each site is EDC eligible based on eligible pupil places as a percentage of the total proposed capacity of the school. In addition to providing site and eligibility information, Form G is noteworthy because it includes the translation from site requirements to site costs. On a site by site basis, the form highlights the expected per acre acquisition costs, site development costs as well as associated escalation and financing costs.

FORM H1 & H2

These forms outline the EDC calculation – Form H1 is used for a uniform EDC rate and Form H2 is used if the board is proposing a differentiated EDC rate. This EDC analysis assumes a uniform rate and includes Form H1. This form includes all relevant information needed to calculate the final EDC. The total education land costs (derived from Form G) are added to any existing EDC financial obligations (Form A2) and study costs to determine the growth-related net education land costs for which EDCs may be collected. These costs must then be allocated to the proposed residential and non-residential splits. The amount determined to be borne by residential development (between 60% and 100%) is divided by the total net new units to determine a residential charge by unit. The portion of costs allocated to non-residential development is divided by the net non-residential GFA forecast to derive a non-residential EDC charge per square foot.

SIMCOE COUNTY DISTRICT SCHOOL BOARD
EDUCATION DEVELOPMENT CHARGE FORMS SUBMISSION

Simcoe County District School Board
Education Development Charges Submission 2018
Form A - Eligibility to Impose an EDC

A.1.1: CAPACITY TRIGGER CALCULATION - ELEMENTARY PANEL

Elementary Panel Board-Wide EDC Capacity	Projected Elementary Panel Enrolment						Elementary Average Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
34,162.0	37,353	38,346	39,235	39,947	40,786	39,133	4,971

A.1.2: CAPACITY TRIGGER CALCULATION - SECONDARY PANEL

Secondary Panel Board-Wide EDC Capacity	Projected Secondary Panel Enrolment						Secondary Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
17,013.0	15,950	15,973	16,258	16,535	16,774	16,298	-715

A.2: EDC FINANCIAL OBLIGATIONS

Total Outstanding EDC Financial Obligations (Reserve Fund Balance):	-$ 3,599,955

Simcoe County District School Board
Education Development Charges Submission 2018
Form B - Dwelling Unit Summary

PROJECTION OF GROSS NEW DWELLING UNITS BY PLANNING REVIEW AREA

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033	Total All Units
Adjala - Tosorontio, Essa, New Tecumseth																
Low Density	429	428	429	499	498	526	522	516	506	505	506	506	506	414	414	**7,203**
Medium Density	47	47	47	53	53	49	49	44	40	39	39	39	39	41	41	**667**
High Density	39	39	39	37	37	42	42	42	39	39	39	39	39	38	38	**589**
Total	**514**	**513**	**514**	**589**	**588**	**618**	**614**	**603**	**585**	**583**	**584**	**584**	**584**	**493**	**493**	**8,459**
Clearview, Collingwood, Wasaga Beach																
Low Density	556	511	511	498	499	499	586	586	577	579	582	643	646	606	606	**8,485**
Medium Density	178	187	188	191	191	191	196	195	200	200	201	207	208	194	194	**2,921**
High Density	90	101	102	104	105	107	124	126	128	131	132	148	150	147	147	**1,842**
Total	**824**	**799**	**801**	**793**	**795**	**797**	**906**	**907**	**905**	**910**	**915**	**998**	**1,004**	**947**	**947**	**13,248**
Midland, Penetanguishene, Tay, Tiny																
Low Density	159	151	143	139	139	150	171	172	175	180	181	184	186	187	187	**2,502**
Medium Density	23	22	21	22	22	26	88	90	93	95	98	100	102	104	104	**1,010**
High Density	21	22	21	22	22	28	50	52	53	54	56	57	58	60	60	**636**
Total	**203**	**195**	**185**	**183**	**183**	**204**	**309**	**314**	**321**	**329**	**335**	**341**	**346**	**351**	**351**	**4,148**
Orillia, Ramara, Severn																
Low Density	290	292	293	292	301	303	305	307	307	316	318	320	321	319	319	**4,603**
Medium Density	58	59	61	61	65	67	69	71	72	73	76	78	81	83	83	**1,057**
High Density	64	65	66	67	89	91	93	94	96	96	98	100	102	104	104	**1,329**
Total	**412**	**416**	**420**	**420**	**455**	**461**	**467**	**472**	**475**	**485**	**492**	**498**	**504**	**505**	**505**	**6,989**
Oro-Medonte, Springwater South																
Low Density	241	241	241	359	359	403	403	403	428	428	428	428	428	402	402	**5,590**
Medium Density	7	7	7	61	61	71	71	71	108	108	108	108	108	100	100	**1,096**
High Density	3	3	3	6	6	7	7	7	9	9	9	9	9	9	9	**106**
Total	**251**	**251**	**251**	**426**	**426**	**481**	**481**	**481**	**544**	**544**	**544**	**544**	**544**	**511**	**511**	**6,792**
Oro-Medonte, Springwater North																
Low Density	49	49	49	79	79	91	91	91	99	99	99	99	99	96	96	**1,267**
Medium Density	1	1	1	11	11	13	13	13	20	20	20	20	20	19	19	**199**
High Density	1	1	1	2	2	3	3	3	3	3	3	3	3	3	3	**40**
Total	**51**	**51**	**51**	**92**	**92**	**106**	**106**	**106**	**122**	**122**	**122**	**122**	**122**	**119**	**119**	**1,506**
North East Barrie																
Low Density	13	13	13	2	2	2	2	2	3	3	3	3	3	4	4	**66**
Medium Density	4	4	4	6	6	6	6	6	79	79	79	79	79	0	0	**440**
High Density	46	46	46	105	105	105	105	105	169	169	169	169	169	121	121	**1,752**
Total	**63**	**63**	**63**	**113**	**113**	**113**	**113**	**113**	**251**	**251**	**251**	**251**	**251**	**124**	**124**	**2,258**
North West Barrie																
Low Density	42	42	42	41	41	47	47	47	53	53	53	53	53	71	71	**759**
Medium Density	20	20	20	23	23	23	23	23	51	51	51	51	51	5	5	**439**
High Density	172	172	172	257	257	257	257	257	360	360	360	360	360	203	203	**4,009**
Total	**235**	**235**	**235**	**321**	**321**	**327**	**327**	**327**	**464**	**464**	**464**	**464**	**464**	**280**	**280**	**5,207**
South West Barrie																
Low Density	271	271	271	149	149	149	149	149	108	108	108	108	108	84	84	**2,269**
Medium Density	189	189	189	163	163	163	163	163	168	168	168	168	168	143	143	**2,509**
High Density	174	174	174	137	137	137	137	137	142	142	142	142	142	127	127	**2,172**
Total	**634**	**634**	**634**	**450**	**450**	**450**	**450**	**450**	**418**	**418**	**418**	**418**	**418**	**354**	**354**	**6,950**
South Central Barrie, South East Barrie																
Low Density	480	480	480	296	296	325	325	325	100	100	100	100	100	111	111	**3,732**
Medium Density	259	259	259	352	352	351	351	351	279	279	279	279	279	206	206	**4,341**
High Density	169	169	169	445	445	445	445	445	474	474	474	474	474	801	801	**6,706**
Total	**908**	**908**	**908**	**1,092**	**1,092**	**1,121**	**1,121**	**1,121**	**854**	**854**	**854**	**854**	**854**	**1,119**	**1,119**	**14,779**
Innisfil																
Low Density	170	170	170	169	168	737	738	737	737	737	737	737	737	737	737	**8,216**
Medium Density	99	99	99	101	101	91	91	91	92	92	92	92	92	93	93	**1,418**
High Density	32	32	32	31	31	33	33	34	33	31	31	32	32	31	31	**478**
Total	**301**	**301**	**301**	**300**	**300**	**861**	**861**	**862**	**862**	**860**	**860**	**861**	**861**	**861**	**861**	**10,112**
Bradford West Gwillimbury																
Low Density	300	300	300	300	300	243	243	243	243	243	238	238	238	238	238	**3,901**
Medium Density	48	48	48	48	48	59	59	59	59	59	79	79	79	79	79	**928**
High Density	36	36	36	36	36	66	66	66	66	66	113	113	113	113	113	**1,076**
Total	**384**	**384**	**384**	**384**	**384**	**367**	**367**	**367**	**367**	**367**	**430**	**430**	**430**	**430**	**430**	**5,906**
Total Jurisdiction																
Low Density	3,000	2,948	2,942	2,822	2,831	3,476	3,582	3,578	3,335	3,350	3,352	3,418	3,424	3,268	3,268	**48,593**
Medium Density	933	942	944	1,092	1,096	1,110	1,179	1,177	1,260	1,262	1,289	1,299	1,305	1,067	1,067	**17,024**
High Density	848	861	862	1,250	1,273	1,321	1,362	1,368	1,573	1,575	1,627	1,647	1,652	1,758	1,758	**20,735**
Total	**4,781**	**4,751**	**4,748**	**5,164**	**5,200**	**5,907**	**6,123**	**6,124**	**6,168**	**6,187**	**6,268**	**6,364**	**6,381**	**6,093**	**6,093**	**86,352**

Simcoe County District School Board
Education Development Charges Submission 2018
Form C - Net New Dwelling Units - By-Law Summary

Elementary Planning Review Areas	Number of Units
Adjala - Tosorontio, Essa, New Tecumseth	8,459
Clearview, Collingwood, Wasaga Beach	13,248
Midland, Penetanguishene, Tay, Tiny	4,148
Orillia, Ramara, Severn	6,989
Oro-Medonte, Springwater South	6,792
Oro-Medonte, Springwater North	1,506
North East Barrie	2,258
North West Barrie	5,207
South West Barrie	6,950
South Central Barrie, South East Barrie	14,779
Innisfil	10,112
Bradford West Gwillimbury	5,906

Grand Total Gross New Units In By-Law Area	86,352
Plus: Seasonal Units Not Included In Growth Forecast	5,891
Less: Statutorily Exempt Units In By-Law Area	1,123
Total Net New Units In By-Law Area	**91,121**

Simcoe County District School Board
Education Development Charges Submission 2018
Form D - Non-Residential Development

D1 - Non-Residential Charge Based On Gross Floor Area (sq. ft.)

Total Estimated Non-Residential Board-Determined Gross Floor Area to be Constructed Over 15 Years From Date of By-Law Passage:	**41,532,824**
Less: Board-Determined Gross Floor Area From Exempt Development:	**4,153,282**
Net Estimated Board-Determined Gross Floor Area:	**37,379,541**

Simcoe County District School Board

Education Development Charges Submission 2018

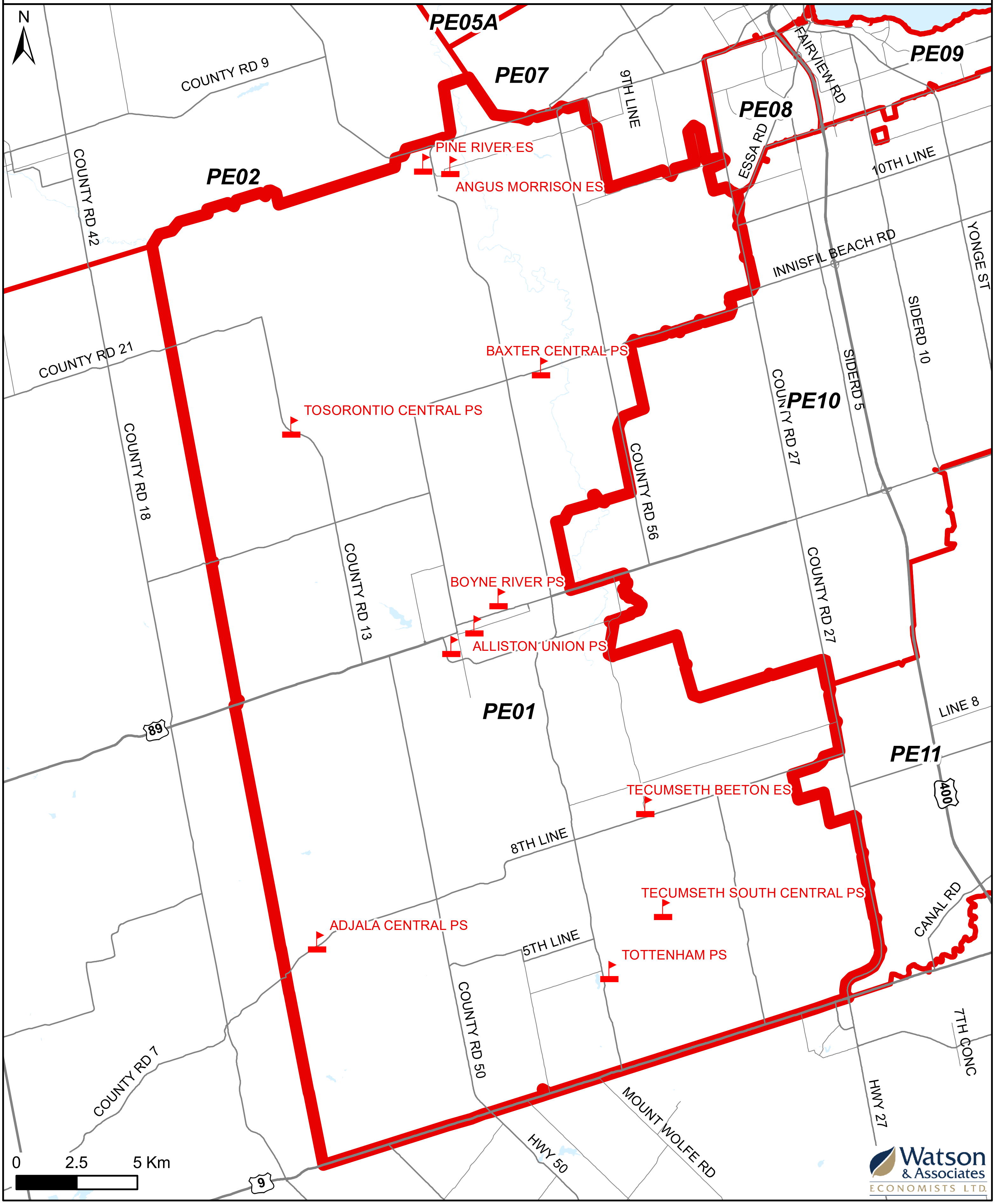
Form E - Growth Related Pupils - Elementary Panel

Municipality	Dwelling Unit Type	Net New Units	Elementary Pupil Yield	Elementary Growth-Related Pupils
Adjala - Tosorontio, Essa, New Tecumseth	Low Density	7,203	0.273	1,964
	Medium Density	623	0.127	79
	High Density	589	0.033	20
	Total	8,415	0.245	2,063
Clearview, Collingwood, Wasaga Beach	Low Density	8,485	0.185	1,572
	Medium Density	2,728	0.145	396
	High Density	1,842	0.051	94
	Total	13,055	0.158	2,062
Midland, Penetanguishene, Tay, Tiny	Low Density	2,502	0.134	334
	Medium Density	943	0.094	89
	High Density	636	0.027	17
	Total	4,082	0.108	440
Orillia, Ramara, Severn	Low Density	4,603	0.208	956
	Medium Density	987	0.152	150
	High Density	1,329	0.049	66
	Total	6,919	0.169	1,171
Oro-Medonte, Springwater South	Low Density	5,590	0.336	1,877
	Medium Density	1,023	0.139	142
	High Density	106	0.044	5
	Total	6,719	0.301	2,024
Oro-Medonte, Springwater North	Low Density	1,267	0.294	373
	Medium Density	186	0.121	23
	High Density	40	0.039	2
	Total	1,493	0.266	397
North East Barrie	Low Density	66	0.290	19
	Medium Density	411	0.129	53
	High Density	1,752	0.047	83
	Total	2,229	0.069	155
North West Barrie	Low Density	759	0.426	323
	Medium Density	410	0.144	59
	High Density	4,009	0.052	207
	Total	5,178	0.114	589
South West Barrie	Low Density	2,269	0.458	1,039
	Medium Density	2,343	0.290	679
	High Density	2,172	0.040	87
	Total	6,784	0.266	1,804
South Central Barrie, South East Barrie	Low Density	3,732	0.444	1,658
	Medium Density	4,055	0.293	1,190
	High Density	6,706	0.038	256
	Total	14,493	0.214	3,104
Innisfil	Low Density	8,216	0.356	2,921
	Medium Density	1,325	0.132	175
	High Density	478	0.040	19
	Total	10,019	0.311	3,116
Bradford West Gwillimbury	Low Density	3,901	0.300	1,169
	Medium Density	867	0.156	135
	High Density	1,076	0.030	32
	Total	5,844	0.229	1,336
		SUBTOTAL:		18,261
		LESS: Available Pupil Places:		1,177
		NET GROWTH RELATED PUPILS:		17,084

Form E - Growth Related Pupils - Secondary Panel

Municipality	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Adjala-Tosorontio, part of New Tecumseth, part of Bradford West Gwillimbury	Low Density	6,936	0.093	642
	Medium Density	682	0.055	37
	High Density	799	0.009	8
	Total	8,417	0.082	687
Clearview, Collingwood, Wasaga Beach	Low Density	8,485	0.064	547
	Medium Density	2,728	0.051	138
	High Density	1,842	0.014	26
	Total	13,055	0.054	711
Midland, Penetanguishene, Tay, part of Tiny, part of Springwater, part of Oro-Medonte	Low Density	2,864	0.058	166
	Medium Density	1,029	0.035	36
	High Density	656	0.010	7
	Total	4,550	0.046	209
Orillia, Ramara, Severn, east Oro-Medonte	Low Density	5,171	0.097	502
	Medium Density	1,030	0.059	60
	High Density	1,329	0.011	15
	Total	7,530	0.077	577
North West Springwater, part of Tiny	Low Density	715	0.118	85
	Medium Density	86	0.060	5
	High Density	20	0.014	0
	Total	821	0.110	90
South-west Oro-Medonte, south Springwater, Barrie	Low Density	11,640	0.117	1,360
	Medium Density	8,154	0.055	448
	High Density	14,743	0.009	133
	Total	34,537	0.056	1,942
Part of Innisfil	Low Density	8,020	0.130	1,045
	Medium Density	1,191	0.065	78
	High Density	240	0.011	3
	Total	9,451	0.119	1,126
Part of Bradford West Gwillimbury, part of Innisfil, part of New Tecumseth	Low Density	3,901	0.105	411
	Medium Density	867	0.048	41
	High Density	1,076	0.007	7
	Total	5,844	0.079	459
Essa	Low Density	860	0.131	112
	Medium Density	135	0.066	9
	High Density	30	0.009	0
	Total	1,025	0.118	121
		SUBTOTAL:		5,921
		LESS: Available Pupil Places:		2,186
		NET GROWTH RELATED PUPILS:		3,735

PE01
Adjala - Tosorontio, Essa, New Tecumseth



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE01** **Adjala - Tosorontio, Essa, New Tecumseth**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Adjala Central Public School	340	4	244	235	231	236	230	227	230	227	235	240	243	244	248	251	254	257
Alliston Union Public School	507	2	643	619	615	602	604	608	609	621	612	613	613	616	625	634	643	651
Angus Morrison Elementary School	458	3	671	680	689	696	702	702	715	717	725	730	727	733	742	752	762	770
Baxter Central Public School	363	0	281	284	273	270	258	258	258	258	264	270	272	274	277	281	285	288
Ernest Cumberland Elementary School	539	6	561	545	539	528	517	518	505	503	498	510	516	520	527	534	540	546
Pine River Elementary School	234	4	305	310	308	312	310	298	304	311	311	310	312	314	318	323	327	331
Tecumseth Beeton Elementary School	536	0	330	320	310	296	293	291	284	284	290	293	298	301	305	309	312	316
Tecumseth South Central Public School	245	2	170	170	161	161	166	155	160	165	158	163	159	160	162	164	166	168
Tosorontio Central Public School	375	2	362	372	374	380	372	387	400	413	425	435	442	445	451	457	463	468
Tottenham Public School	360	1	357	371	378	388	399	397	408	411	416	418	420	423	429	435	440	445
Boyne River Public School	461	0	470	490	519	536	541	542	571	576	588	586	592	601	605	617	626	635
TOTAL:	**4,418.0**	**24**	**4,394**	**4,394**	**4,396**	**4,406**	**4,392**	**4,382**	**4,444**	**4,485**	**4,522**	**4,568**	**4,594**	**4,630**	**4,690**	**4,757**	**4,818**	**4,875**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

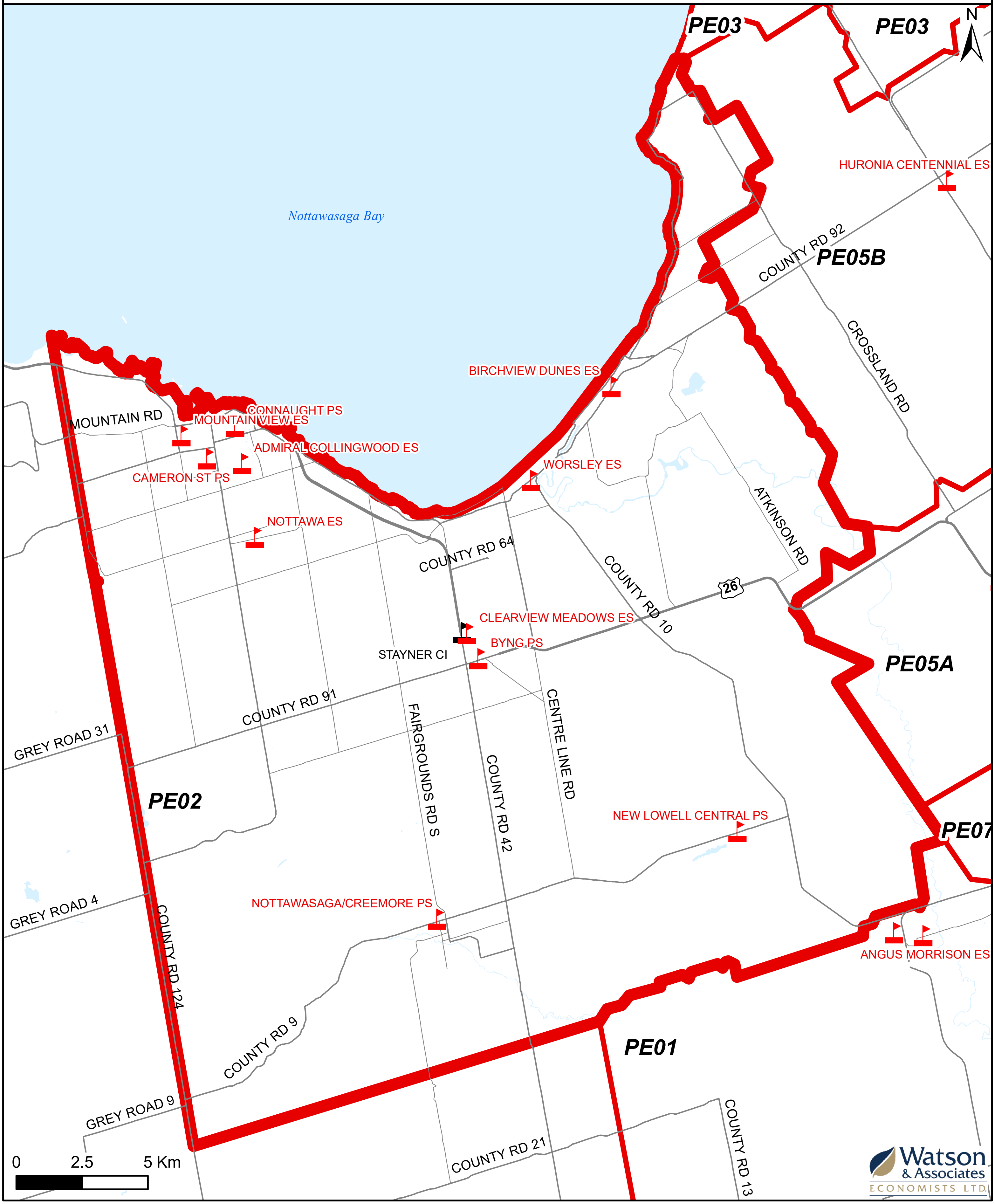
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	132	**262**	**393**	**545**	**695**	**857**	**1,017**	**1,174**	**1,327**	**1,480**	**1,609**	**1,738**	**1,867**	**1,965**	**2,063**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**2,063**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**2,063**

NOTES

PE02
Clearview, Collingwood, Wasaga Beach



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE02** **Clearview, Collingwood, Wasaga Beach**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Admiral Collingwood Elementary School	487	4	571	530	510	486	481	481	454	451	435	447	451	458	466	476	486	496
Birchview Dunes Elementary School	599	2	678	672	664	641	627	636	622	619	614	610	623	634	645	658	672	686
Byng Public School	-	8	260	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Cameron Street Public School*	504	10	505	498	489	468	453	445	438	435	433	436	441	449	458	467	477	486
Clearview Meadows Elementary School*	366	2	275	400	385	376	353	332	319	315	315	321	326	333	340	347	354	361
Connaught Public School	309	4	223	215	208	203	196	189	180	179	182	175	178	181	184	188	191	195
Mountain View Elementary School*	386	4	374	349	328	304	298	292	287	275	275	270	273	278	283	288	293	299
New Lowell Central Public School	245	4	243	236	233	234	230	233	233	242	241	241	243	247	252	257	263	268
Nottawa Elementary School	222	2	300	283	266	259	250	248	237	231	223	221	223	227	231	236	241	246
Nottawasaga & Creemore Public School	176	1	215	205	195	183	177	174	163	162	161	155	157	160	163	166	169	173
Worsley Elementary School	455	4	571	583	598	602	594	591	594	581	587	578	578	588	599	611	624	637
Stayner CI Grade 7/8	92	0		99	105	100	95	106	110	99	87	77	71	69	69	70	72	74
TOTAL:	**3,841.0**	**45**	**4,215**	**4,071**	**3,981**	**3,856**	**3,754**	**3,728**	**3,638**	**3,588**	**3,553**	**3,529**	**3,563**	**3,624**	**3,690**	**3,764**	**3,843**	**3,921**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

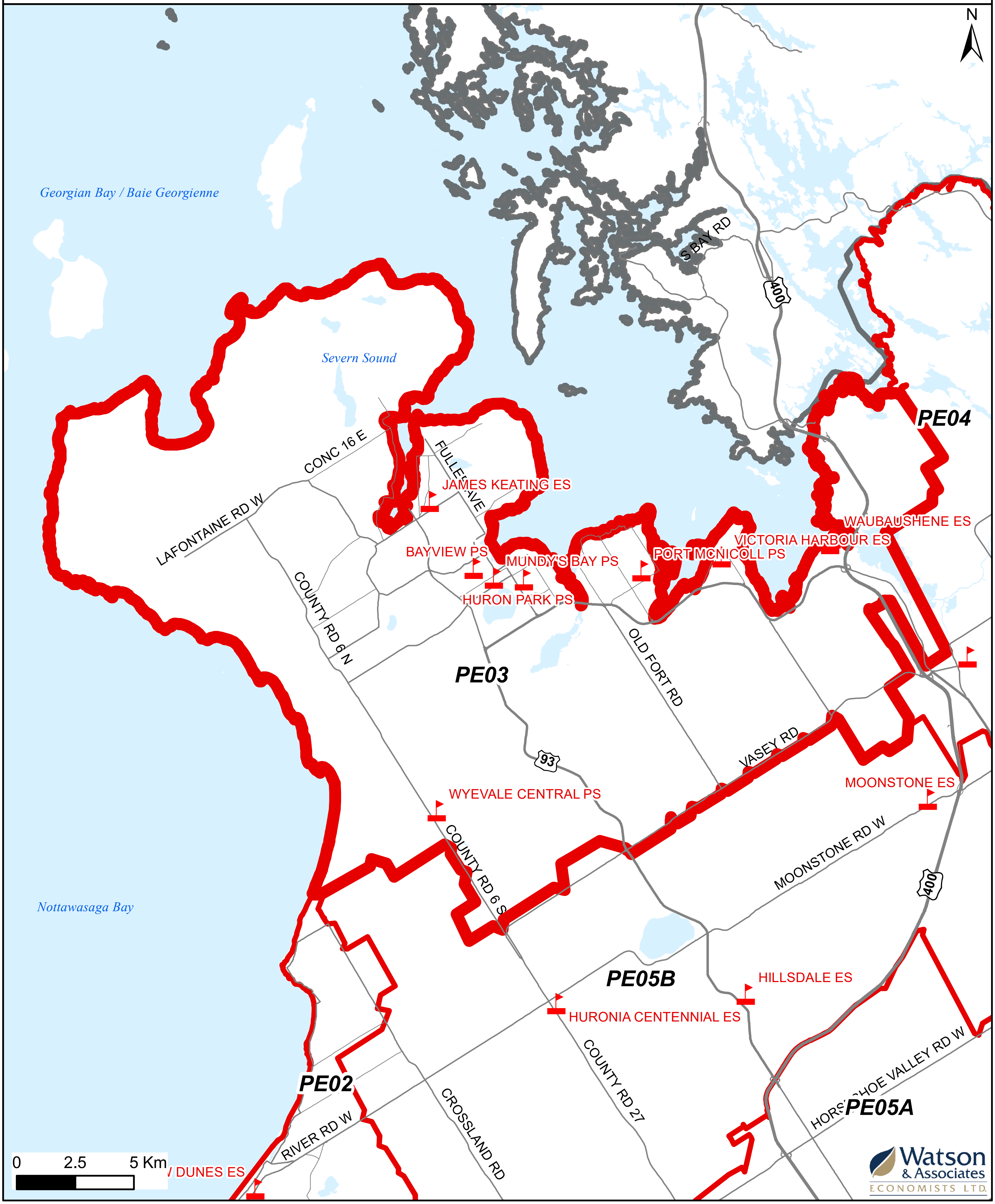
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	141	**274**	**406**	**535**	**664**	**784**	**924**	**1,063**	**1,200**	**1,337**	**1,472**	**1,624**	**1,776**	**1,919**	**2,062**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**2,062**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**2,062**

NOTES
*Capacities reflects approved additions to be built between 2018 and 2020

PE03
Midland, Penetanguishene, Tay, Tiny



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE03** **Midland, Penetanguishene, Tay, Tiny**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Bayview Public School	395	6	333	331	331	331	322	321	318	312	322	317	322	325	329	331	334	337
Huron Park Public School	404	6	356	366	402	434	459	455	438	418	419	423	421	425	431	433	436	439
James Keating Elementary School	314	0	266	260	258	257	253	255	251	244	239	244	246	249	252	253	255	258
Mundy's Bay Public School	464	1	572	552	521	515	506	509	504	509	520	523	525	529	535	539	544	548
Tay Shores Public School	504	0	526	514	513	508	507	515	511	509	512	514	514	518	524	528	532	537
Wyevale Central Public School	190	0	259	259	251	255	251	254	246	242	230	231	226	228	231	232	234	236
TOTAL:	**2,271.0**	**13**	**2,312**	**2,282**	**2,276**	**2,300**	**2,298**	**2,310**	**2,267**	**2,232**	**2,242**	**2,252**	**2,254**	**2,274**	**2,302**	**2,317**	**2,335**	**2,355**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

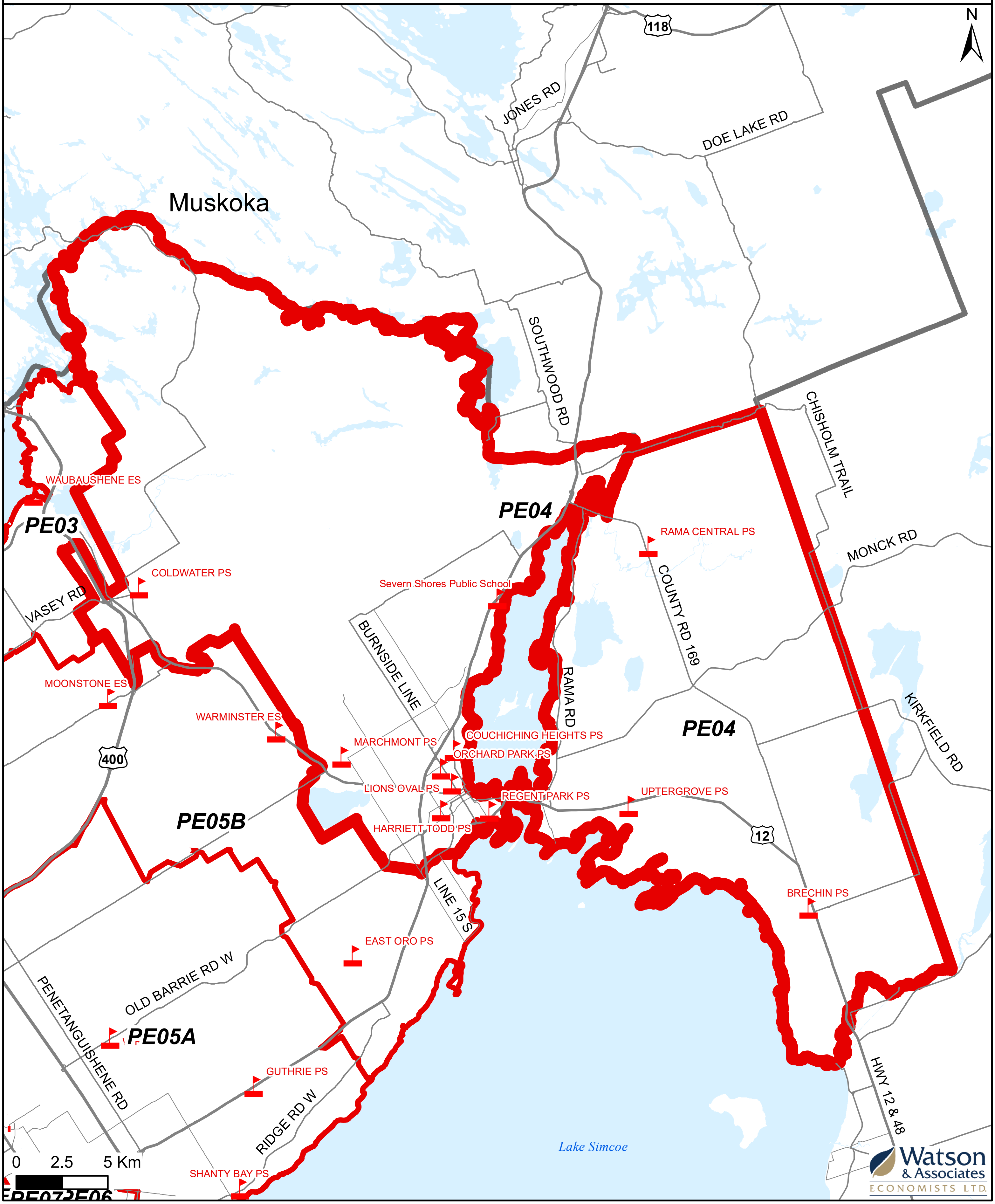
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	20	**40**	**59**	**77**	**96**	**124**	**160**	**196**	**233**	**271**	**303**	**336**	**370**	**405**	**440**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**440**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**440**

NOTES

PE04
Orillia, Ramara, Severn



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE04** **Orillia, Ramara, Severn**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Brechin Public School	245	0	189	185	181	172	167	158	145	146	143	136	138	137	135	135	135	135
Coldwater/Moonstone Public School	337	0	342	346	344	336	341	341	342	338	326	328	320	322	320	320	319	318
Couchiching Heights Public School	303	0	289	280	264	258	244	242	226	225	217	219	216	214	212	212	212	212
Harriett Todd Public School	576	7	539	545	536	532	533	529	509	506	503	495	495	493	488	488	489	489
Lions Oval Public School	463	4	453	464	466	472	461	457	439	435	420	413	418	415	411	411	411	411
Marchmont Public School	305	5	377	364	360	339	349	338	338	332	331	323	320	318	314	314	314	314
Orchard Park Public School	390	6	439	425	416	412	386	369	360	352	341	341	342	339	335	336	336	336
Rama Central Public School	236	3	205	198	192	187	182	179	174	177	163	161	165	164	162	162	162	162
Regent Park Public School	487	3	536	528	532	519	543	538	522	528	511	497	489	485	477	478	478	478
Severn Shores Public School	317	2	363	378	391	397	389	390	392	382	378	373	373	371	366	367	367	367
Uptergrove Public School	245	1	285	275	269	261	251	243	233	230	228	216	219	217	215	215	215	215
TOTAL:	**3,904.0**	**31**	**4,017**	**3,990**	**3,950**	**3,886**	**3,846**	**3,784**	**3,681**	**3,652**	**3,560**	**3,503**	**3,496**	**3,474**	**3,435**	**3,437**	**3,438**	**3,439**
AVAILABLE PUPIL PLACES:																		**465**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

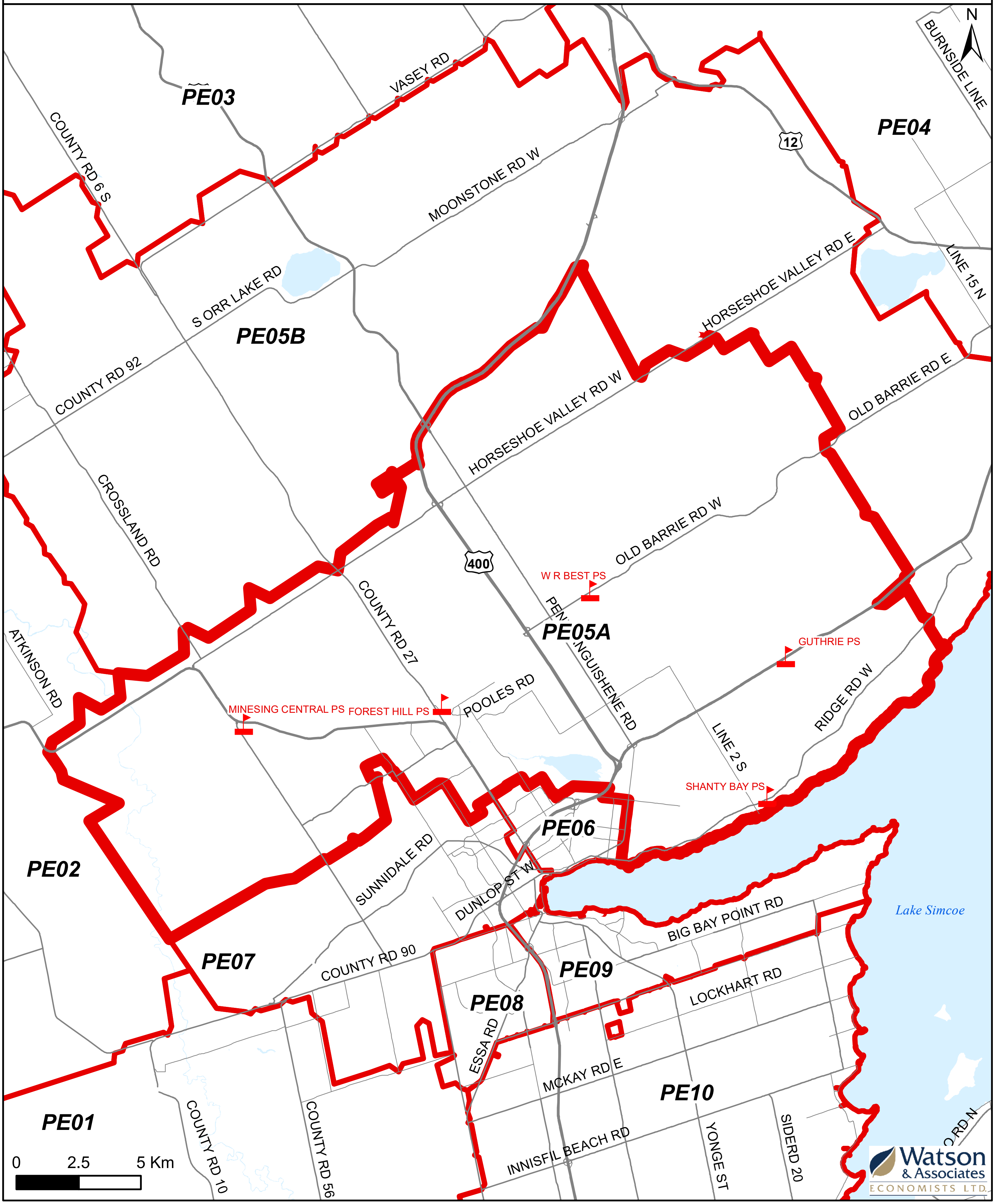
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	62	**126**	**190**	**254**	**323**	**397**	**472**	**548**	**625**	**704**	**796**	**889**	**983**	**1,076**	**1,171**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,171**
2	**Available Pupil Places in Existing Facilities**	**465**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**706**

NOTES

PE05A
Oro-Medonte, Springwater South



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE05A** **Oro-Medonte, Springwater South**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Forest Hill Public School	409	4	651	637	658	645	639	616	598	586	583	569	540	542	536	547	545	559
Guthrie Public School	406	2	457	452	452	446	445	430	432	419	412	404	395	397	394	402	400	411
Minesing Central Public School	363	5	488	479	452	429	407	378	368	356	337	333	326	328	325	331	330	339
Shanty Bay Public School	127	0	139	134	136	139	134	136	134	136	135	132	129	130	129	131	131	135
W.R. Best Memorial Public School	222	3	373	372	367	359	345	329	304	304	292	286	272	274	271	277	276	283
New Oro Medonte	357	0																
TOTAL:	**1,884.0**	**14**	**2,108**	**2,074**	**2,064**	**2,018**	**1,969**	**1,888**	**1,837**	**1,801**	**1,758**	**1,725**	**1,662**	**1,671**	**1,655**	**1,688**	**1,682**	**1,726**
AVAILABLE PUPIL PLACES:																		**158**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

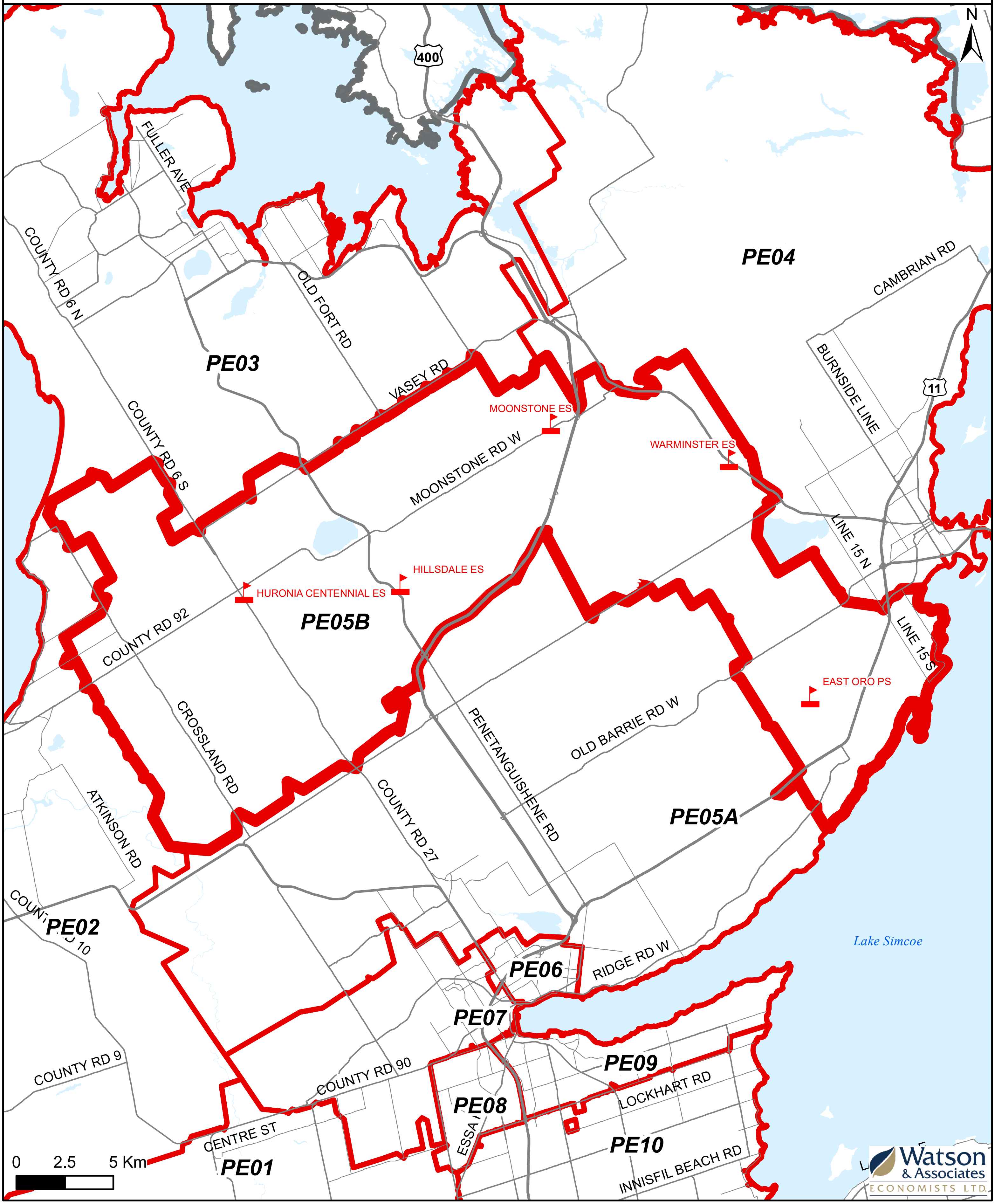
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	71	**142**	**213**	**325**	**436**	**592**	**748**	**904**	**1,087**	**1,270**	**1,427**	**1,585**	**1,742**	**1,883**	**2,024**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**2,024**
2	**Available Pupil Places in Existing Facilities**	**158**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,866**

NOTES

PE05B
Oro-Medonte, Springwater North



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE05B** **Oro-Medonte, Springwater North**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Moonstone Public School	95	0	92	88	87	87	90	89	93	94	94	93	92	91	90	89	88	87
East Oro Public School	268	0	251	246	243	247	258	255	259	265	274	276	270	275	275	273	270	268
Hillsdale Elementary School	176	1	213	206	199	210	204	209	210	214	219	227	229	234	234	231	229	227
Huronia Centennial Elementary School	412	4	534	516	509	493	496	498	479	463	466	476	473	482	481	477	472	468
Warminster Elementary School	173	1	240	241	254	264	268	270	269	269	275	271	270	275	275	273	270	267
Elmvale District HS Grade 7/8	138	0	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL:	**1,262.0**	**6**	**1,330**	**1,298**	**1,292**	**1,301**	**1,315**	**1,322**	**1,310**	**1,306**	**1,329**	**1,343**	**1,333**	**1,357**	**1,355**	**1,343**	**1,330**	**1,317**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

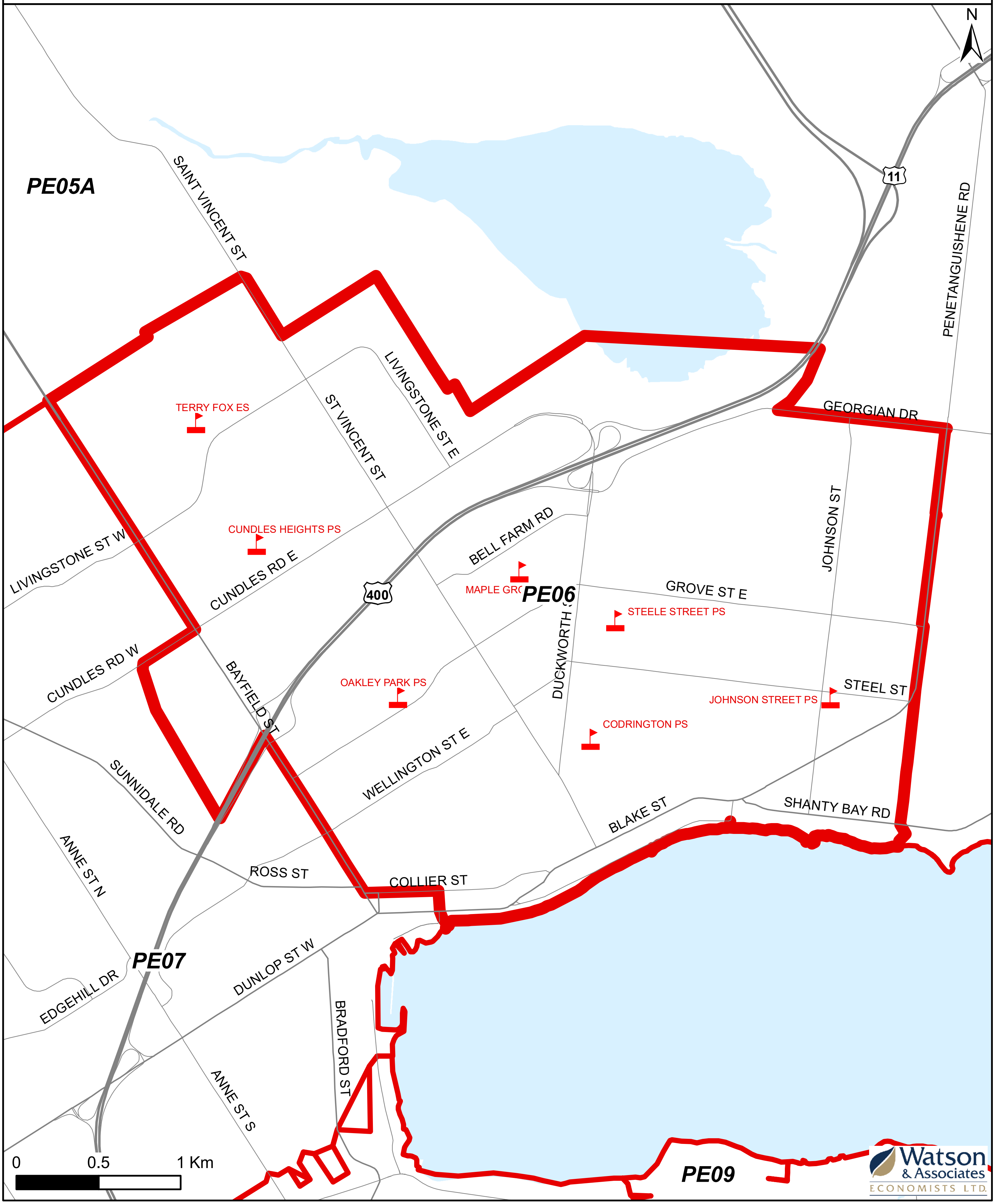
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	13	**25**	**38**	**59**	**80**	**110**	**140**	**170**	**206**	**243**	**275**	**306**	**338**	**368**	**397**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**397**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**397**

NOTES

PE06
North East Barrie



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE06** **North East Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Codrington Public School	291	1	268	260	252	236	231	230	223	220	211	215	216	216	217	217	217	218
Cundles Heights Public School	510	0	333	340	342	354	362	363	359	357	356	365	362	363	365	366	366	366
Johnson Street Public School	314	1	223	220	216	222	223	222	227	218	216	219	220	221	222	222	222	222
Maple Grove Public School	412	1	476	484	496	510	502	510	515	522	525	527	529	531	535	535	536	536
Oakley Park Public School	416	2	319	326	344	359	382	399	404	404	401	405	405	407	409	410	410	410
Steele Street Public School	441	0	350	352	366	368	364	363	361	367	374	372	371	372	374	375	375	375
Terry Fox Elementary School	559	1	537	530	520	503	486	478	468	461	463	467	473	475	478	478	479	479
TOTAL:	**2,943.0**	**6**	**2,506**	**2,513**	**2,537**	**2,552**	**2,550**	**2,566**	**2,558**	**2,548**	**2,545**	**2,571**	**2,576**	**2,585**	**2,602**	**2,603**	**2,605**	**2,605**
AVAILABLE PUPIL PLACES:																		**338**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

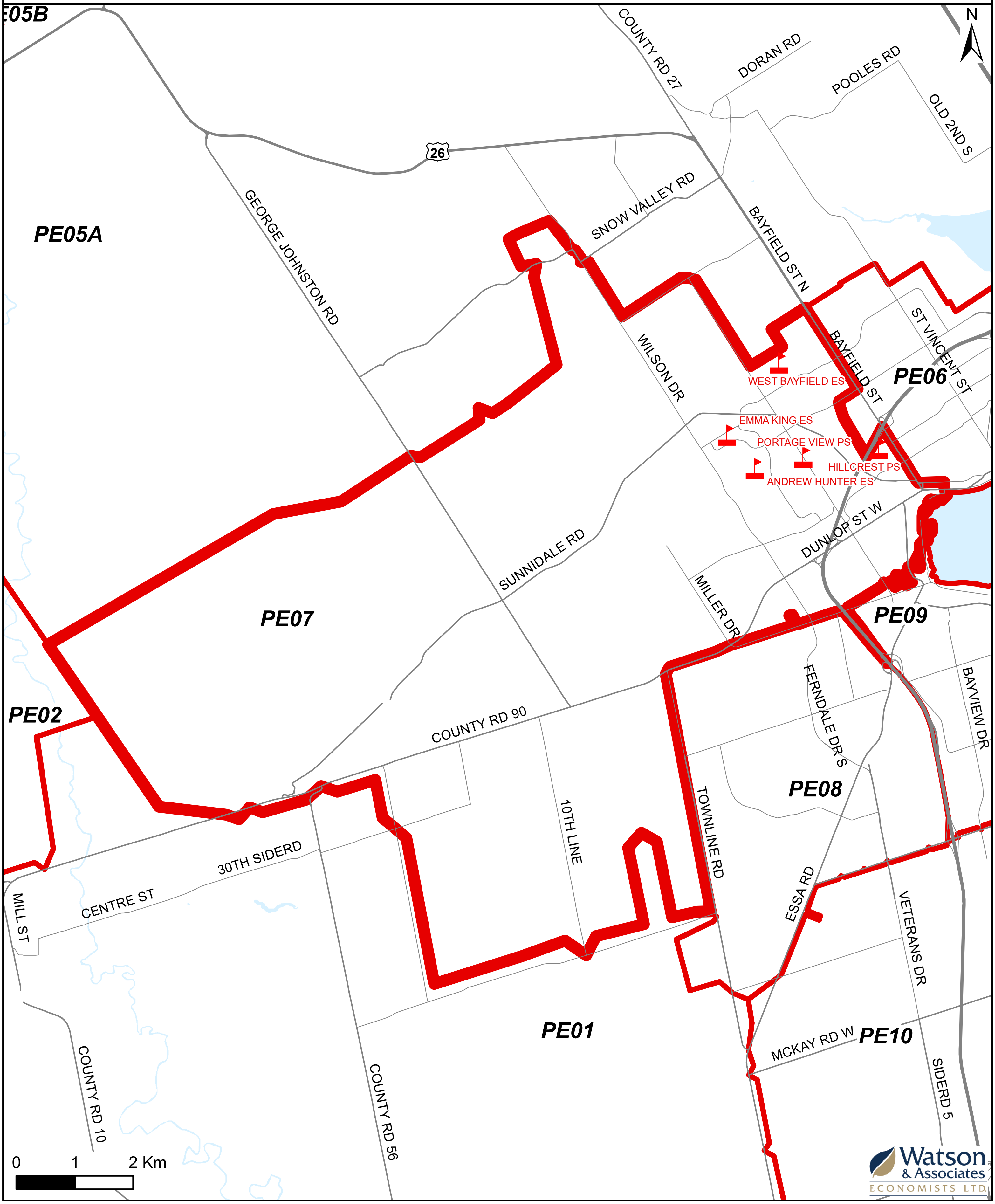
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	8	**15**	**23**	**31**	**39**	**43**	**48**	**53**	**70**	**87**	**106**	**125**	**144**	**149**	**155**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**155**
2	**Available Pupil Places in Existing Facilities**	**338**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**-**

NOTES

PE07
North West Barrie



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE07** **North West Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Andrew Hunter Elementary School	381	10	384	383	388	388	381	370	359	350	348	349	350	353	356	359	362	366
Emma King Elementary School	409	3	357	350	340	332	334	334	325	323	325	317	321	324	326	329	332	336
Hillcrest Public School	504	3	503	521	531	536	541	537	515	485	472	461	470	474	478	482	487	492
Portage View Public School	522	1	605	596	595	579	582	578	568	563	548	544	549	553	558	563	568	573
West Bayfield Elementary School	582	1	534	541	524	514	511	513	508	506	489	486	486	491	495	499	504	508
TOTAL:	**2,398.0**	**18.0**	**2,383**	**2,391**	**2,377**	**2,349**	**2,349**	**2,332**	**2,275**	**2,227**	**2,182**	**2,158**	**2,176**	**2,195**	**2,213**	**2,233**	**2,253**	**2,275**
AVAILABLE PUPIL PLACES:																		**123**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

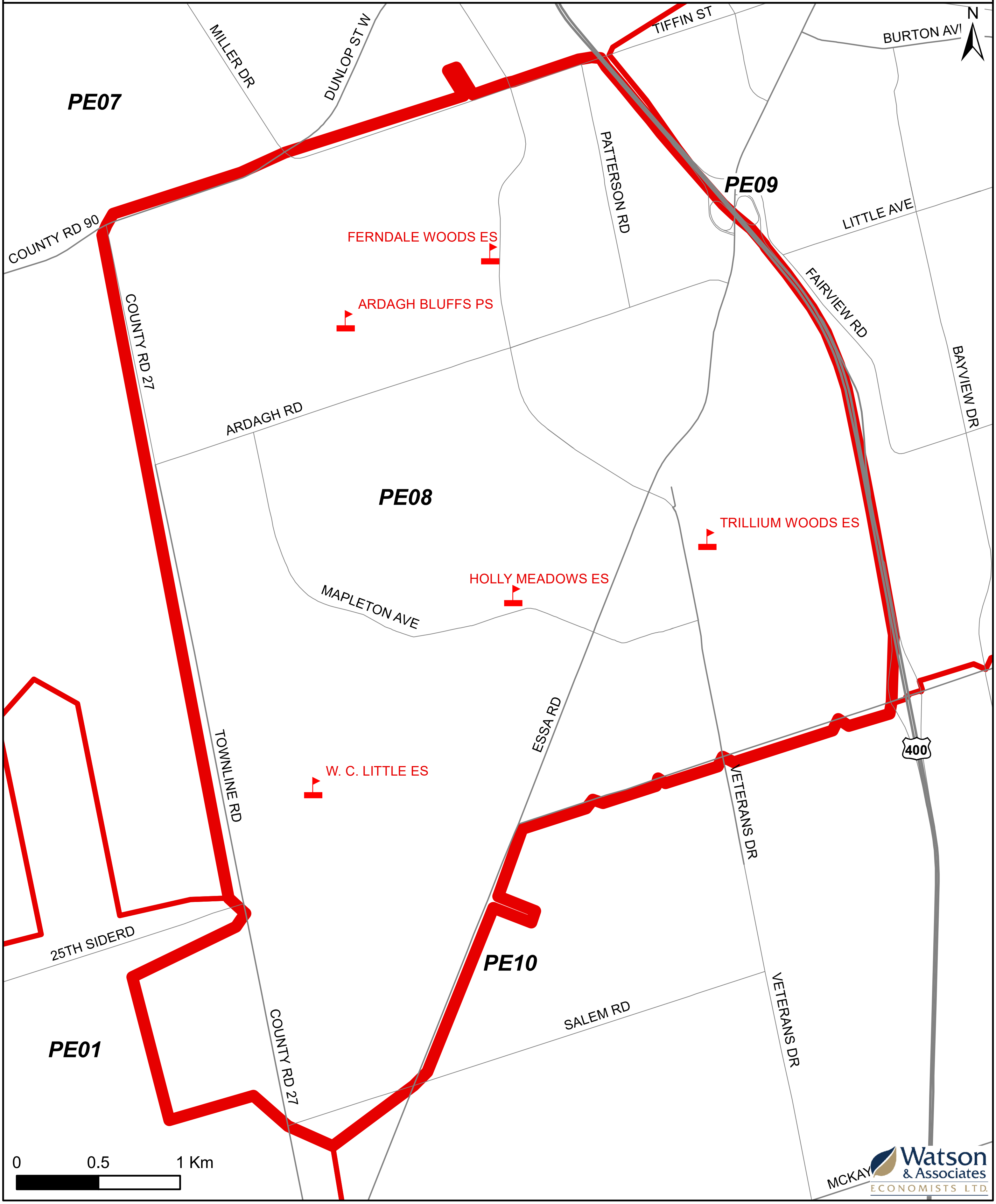
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	30	**61**	**91**	**127**	**162**	**198**	**233**	**269**	**316**	**363**	**411**	**459**	**507**	**548**	**589**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**589**
2	**Available Pupil Places in Existing Facilities**	**123**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**466**

NOTES

PE08
South West Barrie



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE08** **South West Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Ardagh Bluffs Public School	576	1	641	632	602	607	594	590	575	541	538	514	519	511	506	507	509	512
Ferndale Woods Elementary School	557	15	638	639	669	658	667	652	657	665	679	667	665	660	659	662	666	671
Holly Meadows Elementary School	646	0	655	638	641	617	593	579	581	565	563	558	556	551	549	551	554	558
Trillium Woods Elementary School	542	2	499	503	503	495	484	476	469	457	432	427	421	417	415	416	418	421
W.C. Little Elementary School	576	7	598	578	563	558	547	548	533	523	526	518	514	509	507	508	511	515
TOTAL:	**2,897.0**	**25**	**3,031**	**2,990**	**2,977**	**2,935**	**2,885**	**2,847**	**2,815**	**2,752**	**2,738**	**2,685**	**2,675**	**2,648**	**2,635**	**2,644**	**2,659**	**2,678**
AVAILABLE PUPIL PLACES:																		**219**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	194	**388**	**582**	**704**	**825**	**945**	**1,064**	**1,184**	**1,289**	**1,394**	**1,480**	**1,566**	**1,651**	**1,728**	**1,804**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,804**
2	**Available Pupil Places in Existing Facilities**	**219**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,585**

NOTES

PE09
South Central Barrie, South East Barrie

Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE09** **South Central Barrie, South East Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Algonquin Ridge Elementary School	527	0	540	543	523	517	514	508	502	502	501	501	502	504	504	507	511	515
Allandale Heights Public School	352	5	333	342	340	343	333	328	329	342	341	340	340	341	342	344	346	349
Assikinack Public School	337	0	308	305	316	328	333	325	332	328	319	313	318	319	319	321	323	326
Hewitt's Creek Public School	573	4	699	682	669	660	645	632	621	612	607	599	601	603	603	607	612	617
Hyde Park Public School	533	1	597	586	595	595	589	574	554	543	514	511	513	515	515	518	522	527
Mapleview Heights Elementary School	611	4	621	618	610	592	567	566	569	573	574	577	565	567	568	571	575	580
Willow Landing Elementary School	596	7	606	625	627	630	616	616	598	597	590	603	595	597	597	600	605	610
Warnica Public School	337	0	339	332	319	304	285	289	284	284	284	284	284	284	284	284	284	284
TOTAL:	**3,866.0**	**21**	**4,043**	**4,033**	**3,998**	**3,967**	**3,883**	**3,839**	**3,787**	**3,780**	**3,730**	**3,728**	**3,717**	**3,729**	**3,733**	**3,752**	**3,779**	**3,809**
AVAILABLE PUPIL PLACES:																		**57**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

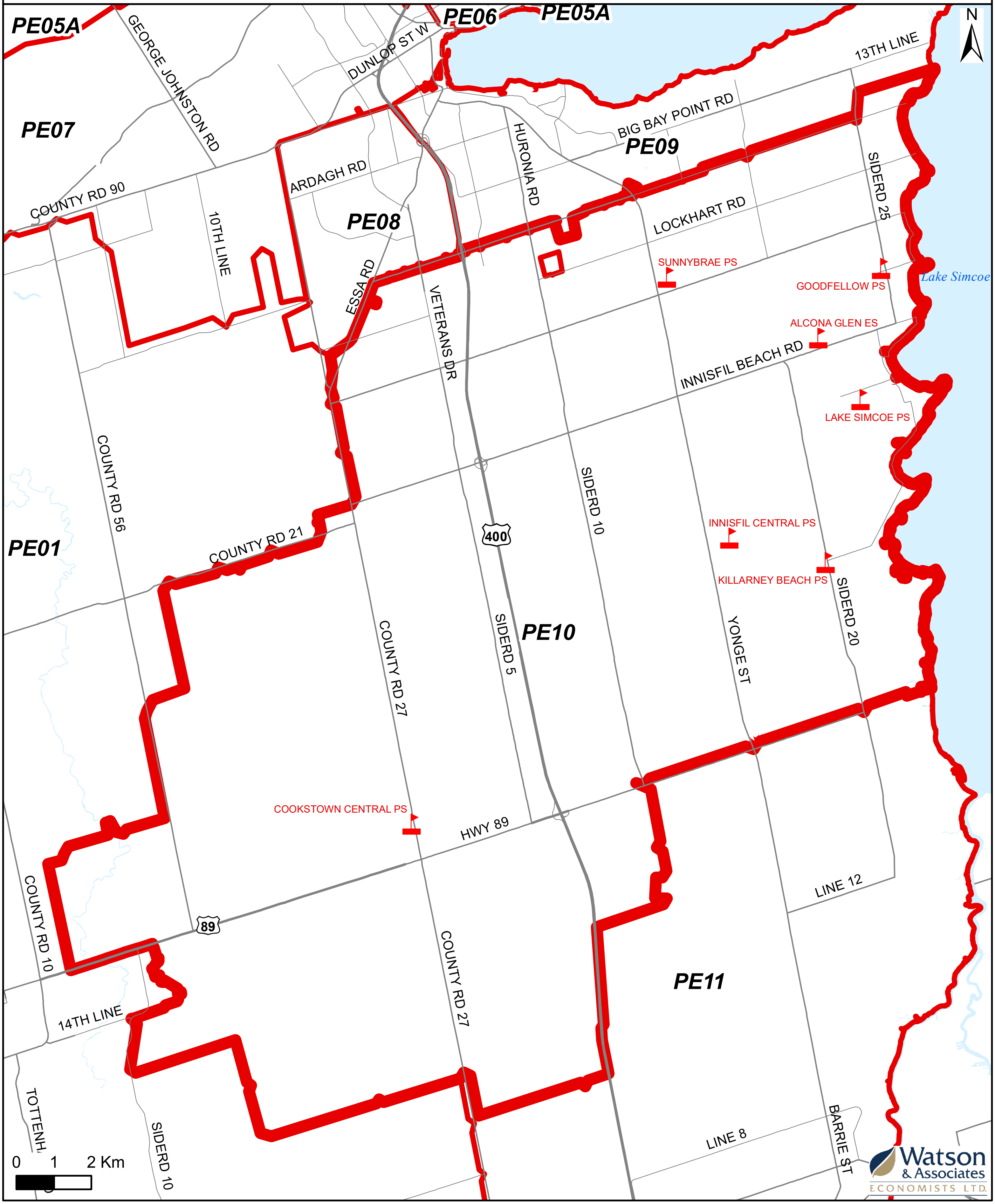
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	340	**681**	**1,021**	**1,286**	**1,552**	**1,794**	**2,037**	**2,279**	**2,407**	**2,534**	**2,634**	**2,734**	**2,834**	**2,969**	**3,104**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**3,104**
2	**Available Pupil Places in Existing Facilities**	**57**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**3,047**

NOTES

PE10
Innisfil



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE10** **Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Alcona Glen Elementary School	622	3	676	670	661	657	656	660	659	673	656	650	663	673	678	691	701	711
Cookstown Central Public School	559	2	612	590	589	586	575	575	573	585	587	596	610	618	622	632	641	649
Goodfellow Public School	504	4	592	579	575	582	575	568	552	563	567	578	594	602	607	618	628	636
Innisfil Central Public School	196	0	157	154	148	138	137	135	134	131	129	132	135	137	138	141	143	145
Killarney Beach Public School	340	2	297	285	282	285	281	279	282	274	276	266	270	274	276	281	285	289
Lake Simcoe Public School	412	1	433	450	456	453	451	452	459	454	469	463	475	482	486	495	503	509
Sunnybrae Public School	432	2	398	380	370	371	359	357	361	361	373	384	386	392	395	402	409	414
TOTAL:	**3,065.0**	**14**	**3,165**	**3,108**	**3,082**	**3,073**	**3,033**	**3,026**	**3,021**	**3,041**	**3,056**	**3,069**	**3,133**	**3,178**	**3,202**	**3,260**	**3,310**	**3,354**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

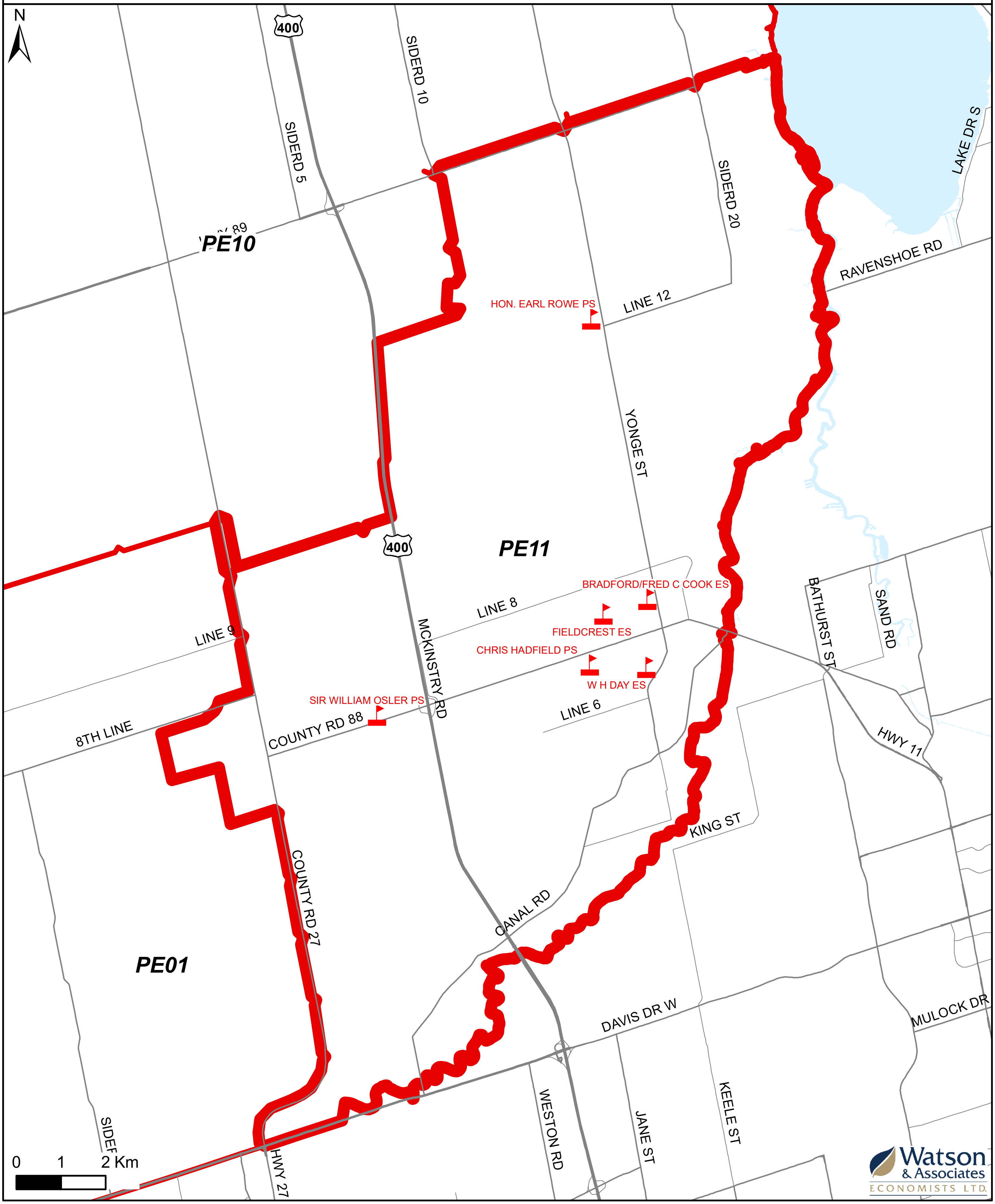
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	71	**143**	**214**	**286**	**357**	**629**	**901**	**1,174**	**1,446**	**1,718**	**1,997**	**2,277**	**2,556**	**2,836**	**3,116**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**3,116**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**3,116**

NOTES

PE11
Bradford West Gwillimbury



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE11** **Bradford West Gwillimbury**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Chris Hadfield Public School	507	3	699	702	716	723	736	736	749	760	750	754	761	770	779	787	794	806
Fieldcrest Elementary School	516	9	815	806	797	793	784	768	749	739	739	731	738	747	756	763	770	781
Fred C. Cook Public School	412	5	446	464	485	496	503	507	511	512	529	528	533	539	546	551	556	564
Hon. Earl Rowe Public School	219	0	183	210	207	204	170	167	165	153	148	141	140	142	144	145	146	149
Sir William Osler Public School	173	0	138	139	137	131	133	132	132	134	144	146	151	153	155	157	158	160
W.H. Day Elementary School	559	8	682	700	706	703	703	706	700	692	681	675	671	679	687	694	701	711
New Bradford Elementary School	507	0																
TOTAL:	**2,893.0**	**25**	**2,963**	**3,021**	**3,048**	**3,049**	**3,030**	**3,017**	**3,006**	**2,989**	**2,992**	**2,975**	**2,993**	**3,031**	**3,067**	**3,096**	**3,125**	**3,171**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

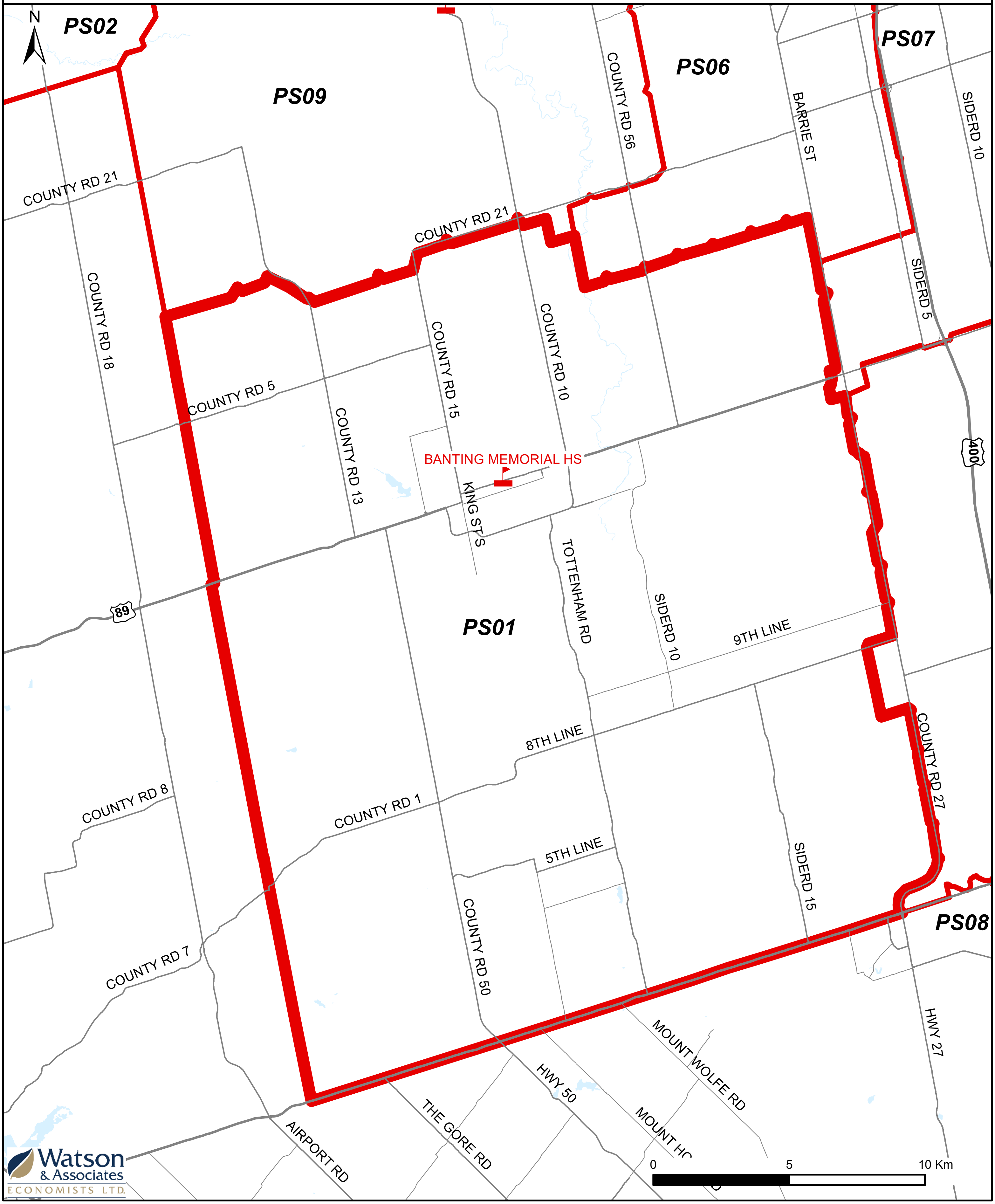
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	106	**210**	**314**	**415**	**516**	**609**	**700**	**791**	**880**	**968**	**1,044**	**1,118**	**1,192**	**1,265**	**1,336**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,336**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,336**

NOTES

PS01
Adjala-Tosorontio, part of New Tecumseth, part of Bradford West Gwillimbury



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS01** **Adjala-Tosorontio, part of New Tecumseth, part of Bradford West Gwillimbury**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Banting Memorial HS	1,491.0	3	1,376	1,395	1,342	1,348	1,380	1,383	1,377	1,376	1,380	1,356	1,381	1,402	1,393	1,392	1,388	1,389
Alliston A.L.C.	42.0	0	38	34	34	34	34	34	34	34	34	34	34	34	34	34	34	34
Alliston Alternative	42.0	0	25	25	25	25	25	25	25	25	25	25	25	25	25	25	25	25
TOTAL:	**1,575.0**	**3**	**1,439**	**1,454**	**1,400**	**1,406**	**1,439**	**1,442**	**1,436**	**1,435**	**1,438**	**1,415**	**1,440**	**1,461**	**1,452**	**1,450**	**1,446**	**1,448**
AVAILABLE PUPIL PLACES:																		**127**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

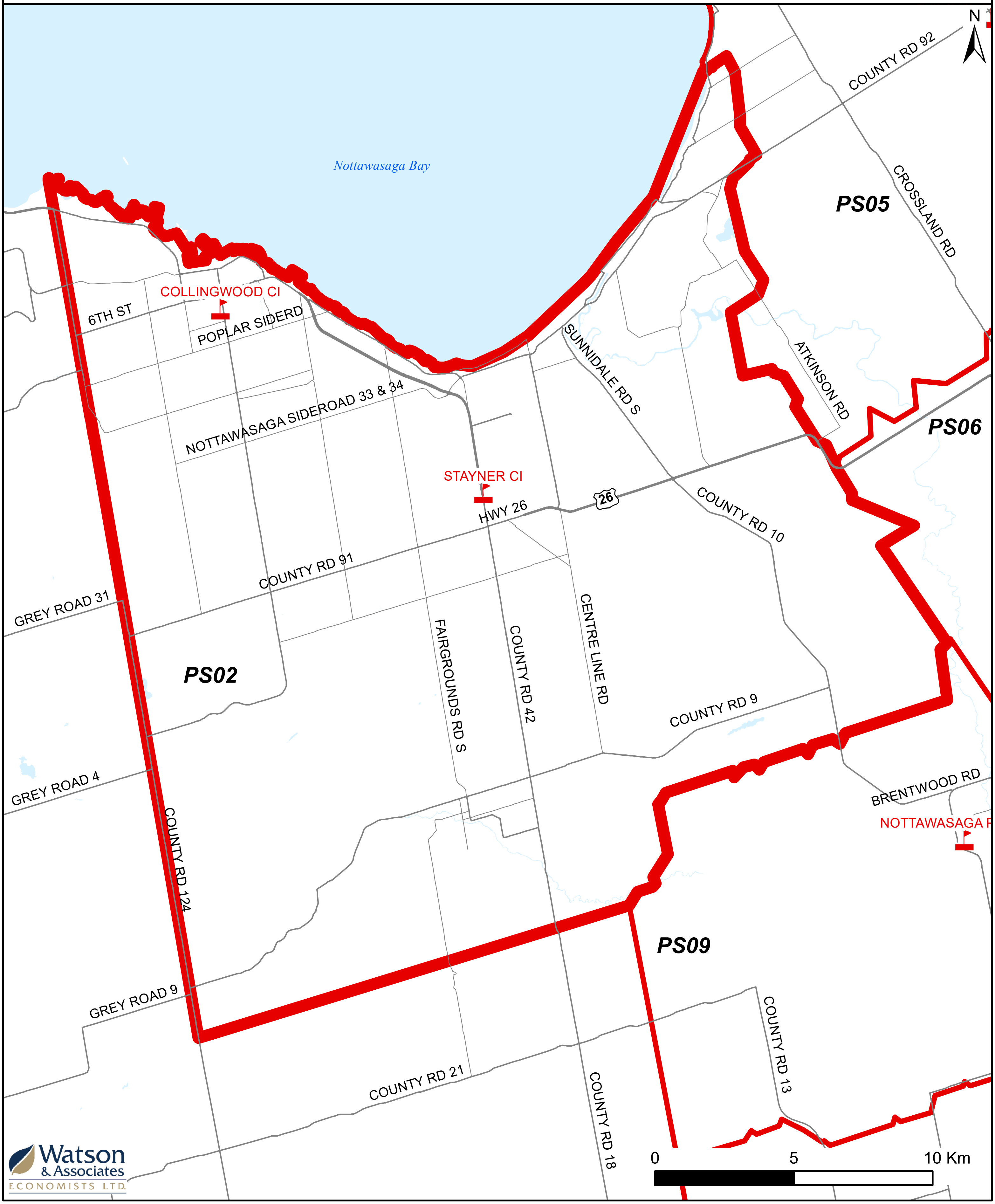
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	36	**71**	**106**	**146**	**186**	**237**	**286**	**335**	**384**	**433**	**487**	**541**	**595**	**641**	**687**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**687**
2	**Available Pupil Places in Existing Facilities**	**127**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**559**

NOTES

PS02
Clearview, Collingwood, Wasaga Beach



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS02** **Clearview, Collingwood, Wasaga Beach**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Collingwood CI	1,260.0	1	1,422	1,471	1,462	1,507	1,416	1,340	1,357	1,321	1,299	1,340	1,264	1,190	1,138	1,083	1,069	1,081
Stayner CI	303.0	1	295	307	303	312	326	297	298	295	290	299	282	266	246	227	221	222
Collingwood A.L.C.	21.0	0	28	33	30	32	32	32	32	32	32	32	32	32	32	32	32	32
Collingwood Alternative	0.0	0	28	28	28	28	28	28	28	28	28	28	28	28	28	28	28	28
TOTAL:	**1,584.0**	**2**	**1,773**	**1,838**	**1,823**	**1,879**	**1,801**	**1,697**	**1,714**	**1,676**	**1,648**	**1,699**	**1,606**	**1,516**	**1,443**	**1,370**	**1,350**	**1,363**
AVAILABLE PUPIL PLACES:																		**221**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

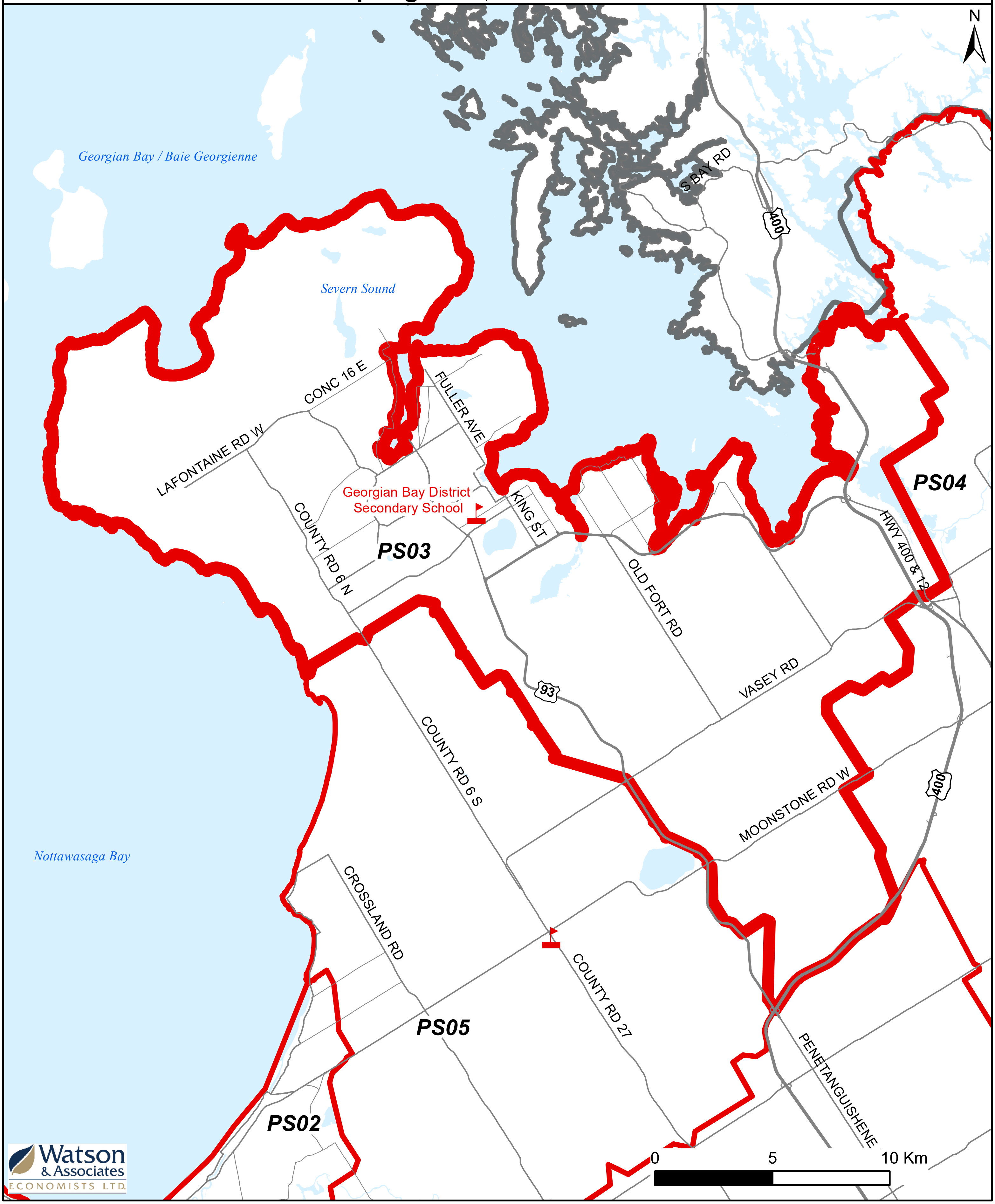
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	39	**76**	**112**	**149**	**185**	**233**	**286**	**340**	**392**	**446**	**495**	**550**	**606**	**658**	**711**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**711**
2	**Available Pupil Places in Existing Facilities**	**221**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**490**

NOTES

PS03
Midland, Penetanguishene, Tay, Part of Tiny, Part of Springwater, Part of Oro-Medonte



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS03** **Midland, Penetanguishene, Tay, part of Tiny, part of Springwater, part of Oro-Medonte**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Georgian Bay District HS	984.0	0	809	804	816	820	832	805	841	881	865	872	839	795	796	803	799	810
North Simcoe A.L.C.	-	0	15	26	23	22	25	25	24	24	24	24	24	24	24	24	24	24
Midland Alternative	42.0	0	35	34	34	34	34	34	34	34	34	34	34	34	34	34	34	34
TOTAL:	**1,026.0**	**0**	**859**	**864**	**873**	**876**	**891**	**864**	**899**	**939**	**923**	**931**	**897**	**853**	**855**	**861**	**858**	**868**
AVAILABLE PUPIL PLACES:																		**158**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

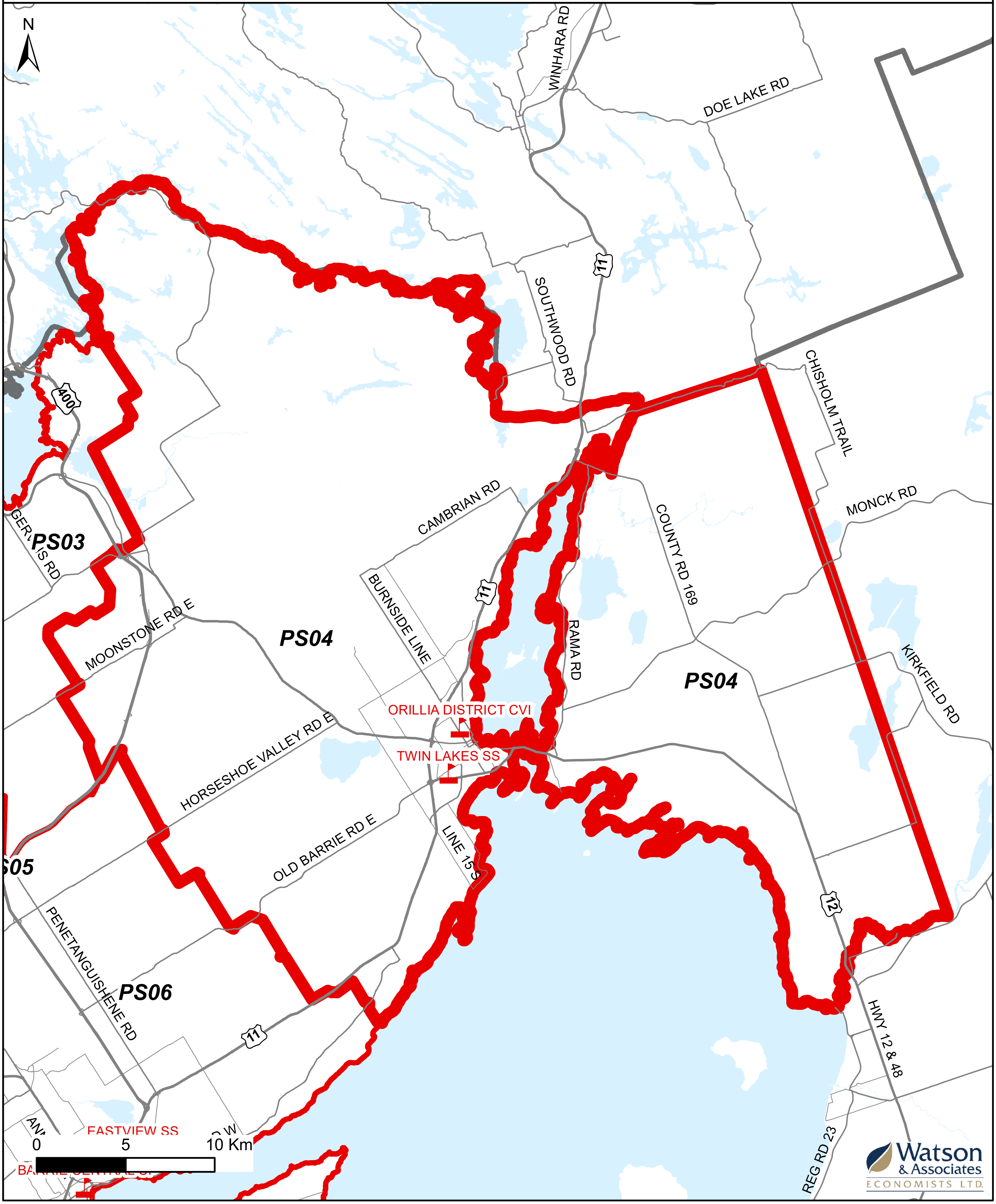
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	9	**17**	**25**	**34**	**42**	**55**	**69**	**84**	**99**	**114**	**132**	**151**	**170**	**190**	**209**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**209**
2	**Available Pupil Places in Existing Facilities**	**158**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**50**

NOTES

PS04
Orillia, Ramara, Severn, East Oro-Medonte



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS04** **Orillia, Ramara, Severn, east Oro-Medonte**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Orillia SS	1,110.0	0	1,090	1,091	1,040	1,005	1,001	1,018	1,029	1,048	1,051	1,041	1,007	983	956	934	927	924
Twin Lakes SS	966.0	1	807	818	859	880	822	819	835	792	826	835	779	793	782	739	734	729
Orillia A.L.C.	42.0	0	46	50	49	52	50	50	50	50	50	50	50	50	50	50	50	50
Orillia Alternative	147.0	0	42	43	43	43	43	43	43	43	43	43	43	43	43	43	43	43
TOTAL:	**2,265.0**	**1**	**1,985**	**2,003**	**1,991**	**1,980**	**1,915**	**1,930**	**1,957**	**1,934**	**1,970**	**1,969**	**1,879**	**1,869**	**1,831**	**1,766**	**1,754**	**1,747**
AVAILABLE PUPIL PLACES:																		**518**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

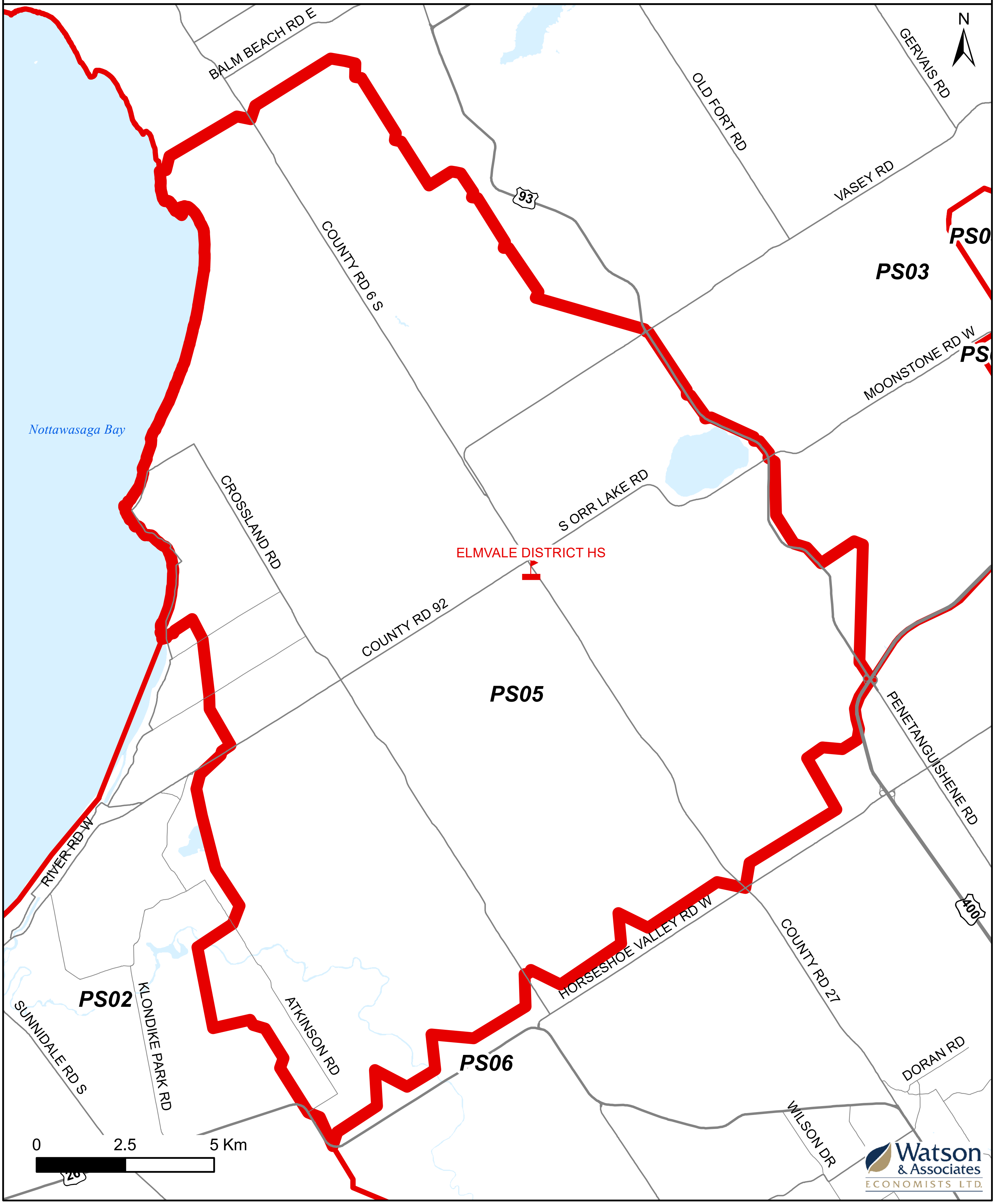
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	24	**49**	**74**	**99**	**125**	**166**	**207**	**249**	**290**	**333**	**381**	**430**	**479**	**528**	**577**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**577**
2	**Available Pupil Places in Existing Facilities**	**518**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**59**

NOTES

PS05
North West Springwater, Part of Tiny



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: Secondary Panel

Review Area: PS05 North West Springwater, part of Tiny

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
				15 Year Projections														
Elmvale District HS	399.0	5	400	403	407	416	418	403	416	418	411	410	385	355	342	357	353	368
TOTAL:	**399.0**	**5**	**400**	**403**	**407**	**416**	**418**	**403**	**416**	**418**	**411**	**410**	**385**	**355**	**342**	**357**	**353**	**368**
AVAILABLE PUPIL PLACES:																		**31**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

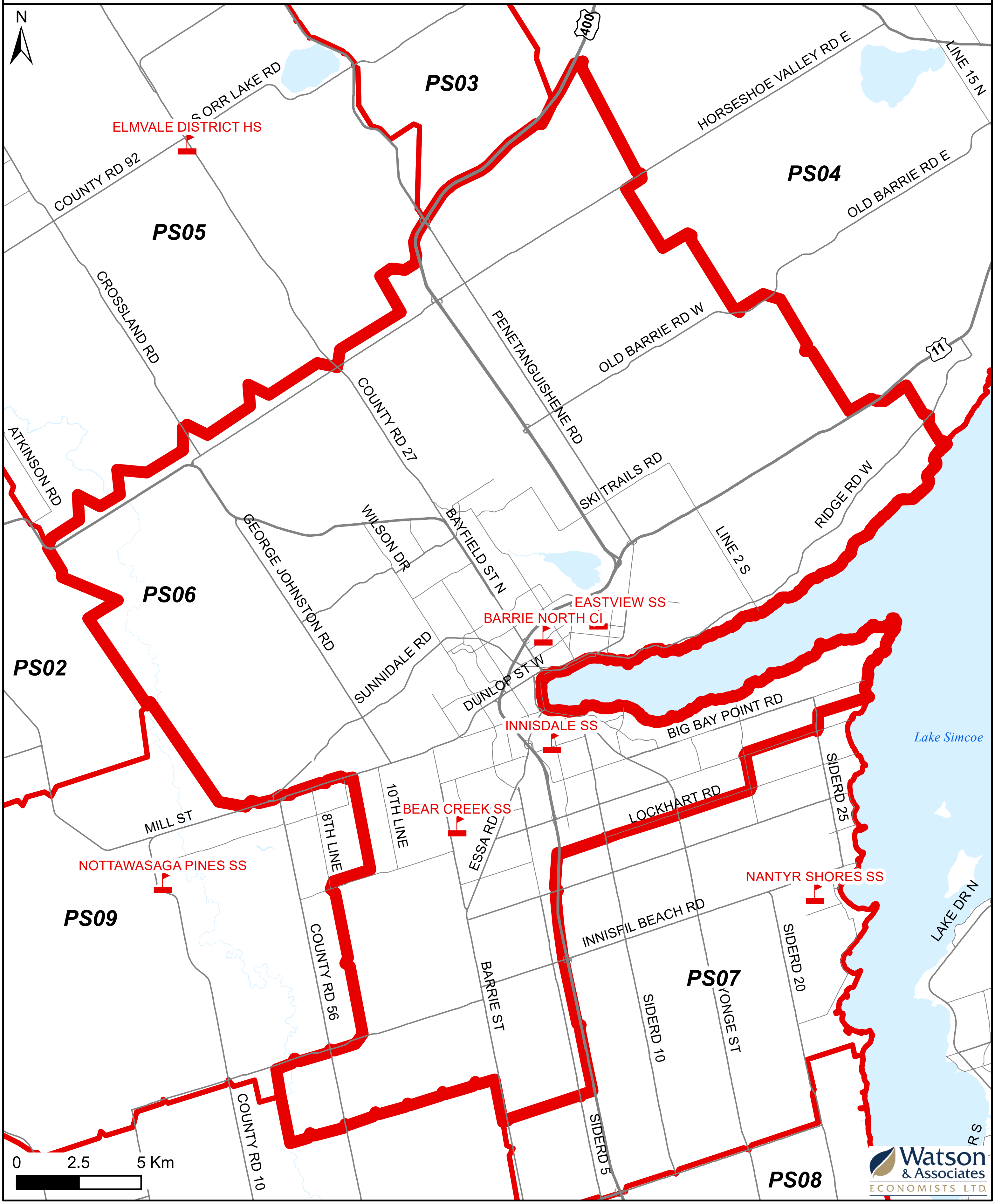
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	15 Year Projections														
	3	**7**	**10**	**16**	**21**	**26**	**32**	**37**	**43**	**50**	**57**	**65**	**73**	**81**	**90**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**90**
2	**Available Pupil Places in Existing Facilities**	**31**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**59**

NOTES

PS06
South West Oro-Medonte, South Springwater, Barrie



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS06** **South-west Oro-Medonte, south Springwater, Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections: Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Barrie North CI	1,299.0	0	1,141	1,125	1,086	1,096	1,080	1,132	1,157	1,172	1,223	1,222	1,184	1,143	1,080	1,066	1,063	1,069
Bear Creek SS	1,407.0	6	1,533	1,599	1,569	1,583	1,603	1,546	1,523	1,523	1,471	1,485	1,471	1,438	1,452	1,389	1,381	1,343
Eastview SS	1,227.0	6	1,391	1,394	1,313	1,257	1,294	1,304	1,354	1,356	1,291	1,261	1,265	1,235	1,234	1,208	1,175	1,172
Innisdale SS	1,122.0	20	1,722	1,662	1,654	1,655	1,659	1,696	1,723	1,728	1,710	1,693	1,643	1,624	1,571	1,557	1,535	1,532
Barrie A.L.C.	105.0	0	113	120	121	117	110	114	117	117	116	115	115	116	116	116	116	116
Barrie Alternative	126.0	0	127	126	126	126	126	126	126	126	126	126	126	126	126	126	126	126
New South Barrie Secondary	1,005.0	0	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL:	**6,291.0**	**32**	**6,027**	**6,026**	**5,869**	**5,835**	**5,873**	**5,919**	**6,001**	**6,022**	**5,936**	**5,901**	**5,804**	**5,681**	**5,580**	**5,463**	**5,395**	**5,358**
AVAILABLE PUPIL PLACES:																		**933**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

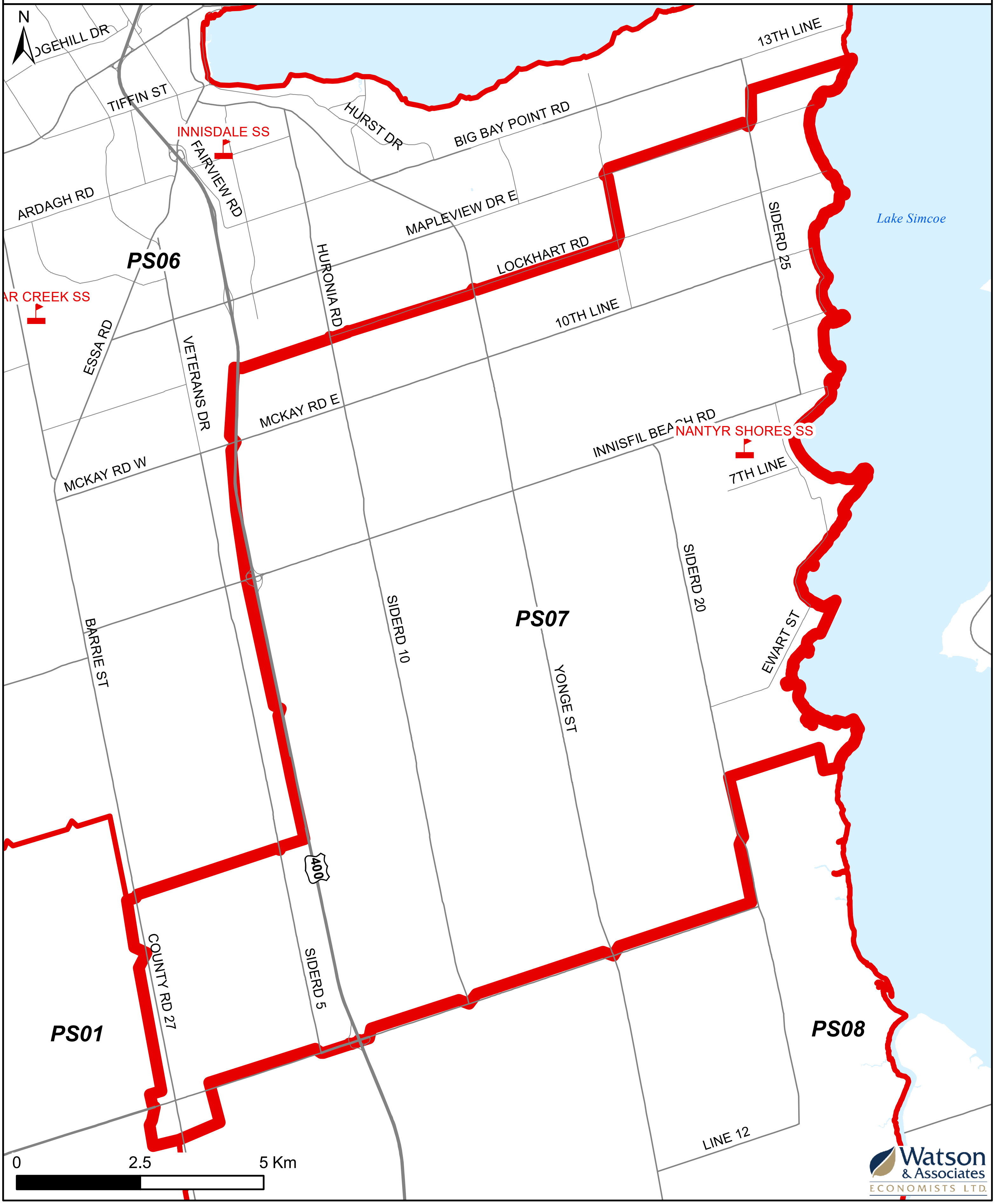
	15 Year Projections: Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	117	**233**	**350**	**454**	**558**	**701**	**844**	**987**	**1,111**	**1,236**	**1,382**	**1,529**	**1,675**	**1,809**	**1,942**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,942**
2	**Available Pupil Places in Existing Facilities**	**933**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,009**

NOTES

PS07
Part of Innisfil



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS07** **Part of Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections: Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Nantyr Shores SS	1,152.0	3	1,160	1,172	1,180	1,166	1,181	1,157	1,136	1,150	1,129	1,137	1,091	1,077	1,084	1,047	1,072	1,087
Innisfil Alternative	33.0	0	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22
TOTAL:	**1,185.0**	**3**	**1,182**	**1,194**	**1,201**	**1,188**	**1,202**	**1,178**	**1,158**	**1,171**	**1,150**	**1,159**	**1,112**	**1,098**	**1,105**	**1,069**	**1,094**	**1,109**
AVAILABLE PUPIL PLACES:																		**76**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

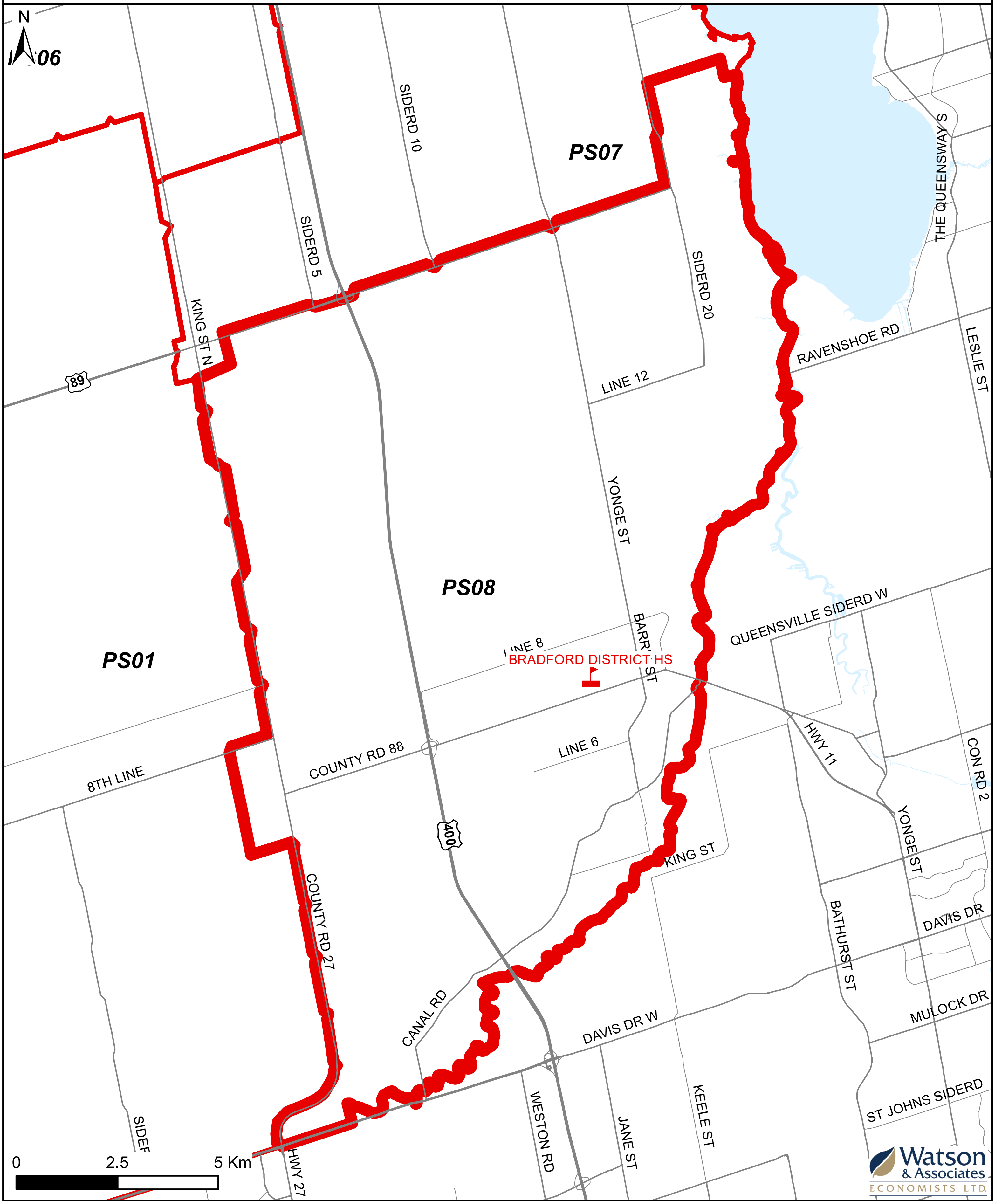
	15 Year Projections: Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	19	**37**	**56**	**75**	**95**	**187**	**280**	**373**	**467**	**562**	**673**	**785**	**898**	**1,012**	**1,126**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,126**
2	**Available Pupil Places in Existing Facilities**	**76**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,050**

NOTES

PS08
Part of Bradford West Gwillimbury, Part of Innisfil, Part of New Tecumseth



Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS08** **Part of Bradford West Gwillimbury, part of Innisfil, part of New Tecumseth**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Bradford District HS	1,092.0	0	1,121	1,099	1,061	1,113	1,146	1,188	1,234	1,268	1,255	1,288	1,278	1,234	1,214	1,175	1,177	1,181
Bradford A.L.C.	21.0	0	24	39	39	39	39	39	38	37	35	34	35	36	37	37	37	37
Bradford Alternative	21.0	0	15	15	15	15	15	15	15	15	15	15	15	15	15	15	15	15
TOTAL:	**1,134.0**	**0**	**1,160**	**1,153**	**1,115**	**1,168**	**1,200**	**1,242**	**1,287**	**1,320**	**1,306**	**1,337**	**1,328**	**1,285**	**1,266**	**1,228**	**1,229**	**1,234**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

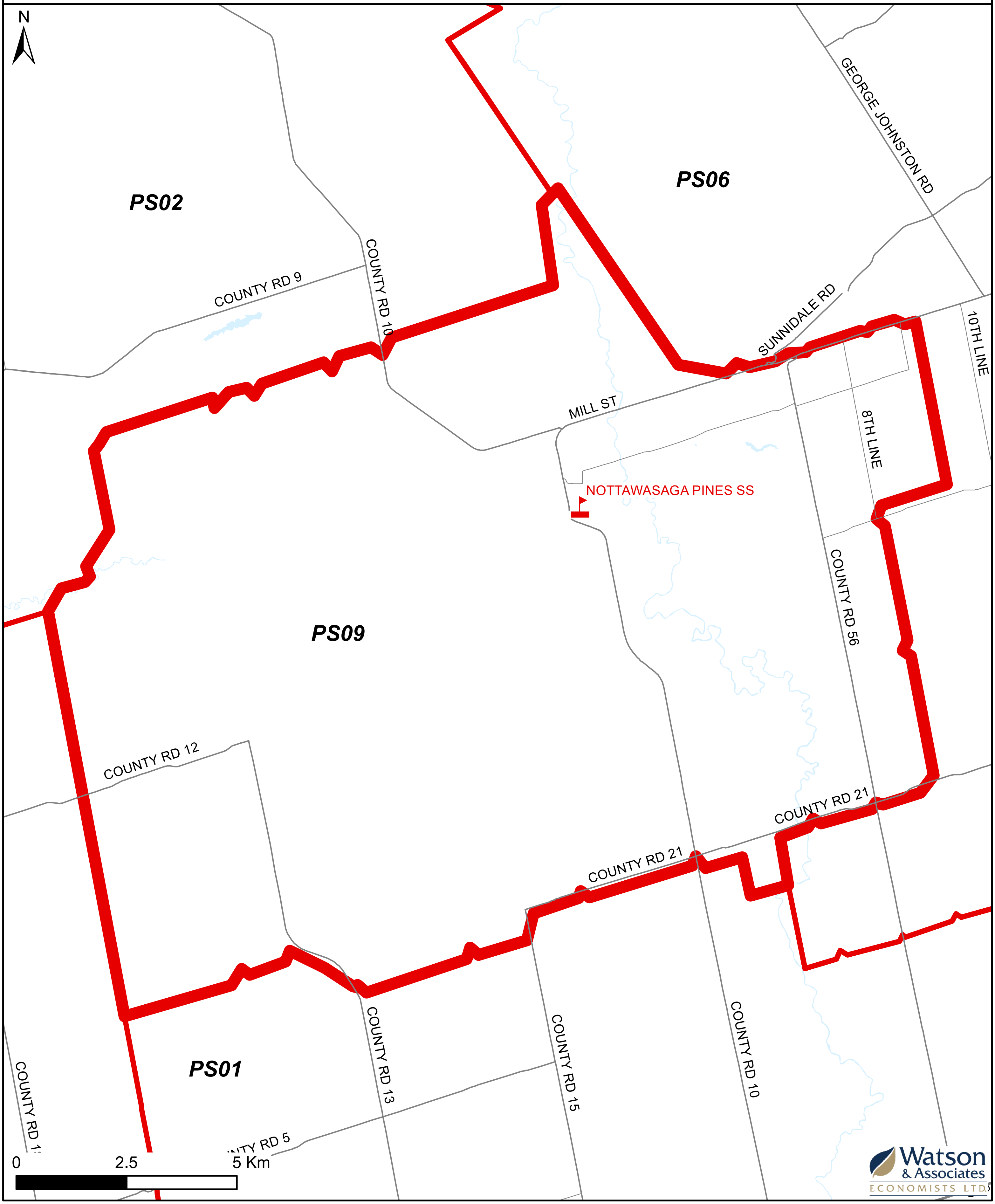
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	28	**55**	**83**	**110**	**138**	**165**	**192**	**219**	**246**	**274**	**311**	**348**	**385**	**422**	**459**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**459**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**459**

NOTES

PS09
Essa


N
PS02
PS06
PS09
PS01
COUNTY RD 9
COUNTY RD 10
GEORGE JOHNSTON RD
SUNNIDALE RD
10TH LINE
8TH LINE
MILL ST
NOTTAWASAGA PINES SS
COUNTY RD 56
COUNTY RD 12
COUNTY RD 21
COUNTY RD 21
COUNTY RD 13
COUNTY RD 15
COUNTY RD 10
0
2.5
5 Km
Watson & Associates
ECONOMISTS LTD.

Simcoe County District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS09** **Essa**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Nottawasaga Pines SS	906.0	0	736	715	712	649	658	684	665	673	659	646	679	692	692	689	677	676
Essa Alternative	21.0	0	16	15	15	15	15	15	15	15	15	15	15	15	15	15	15	15
TOTAL:	**927.0**	**0**	**752**	**731**	**727**	**665**	**673**	**699**	**680**	**689**	**674**	**661**	**695**	**707**	**708**	**704**	**693**	**691**
AVAILABLE PUPIL PLACES:																		**236**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	10	**20**	**30**	**40**	**49**	**55**	**61**	**65**	**69**	**73**	**83**	**92**	**102**	**112**	**121**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**121**
2	**Available Pupil Places in Existing Facilities**	**236**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**-**

NOTES

Simcoe County District School Board
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

ELEMENTARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Site Location/ Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
PE01	TBD	2019	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,150,000	$ 6,900,000	$ 1,518,331	$ 552,000	$ 144,681	$ 9,115,012
PE01	TBD	2022	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,150,000	$ 6,900,000	$ 1,592,383	$ 2,487,374	$ 177,091	$ 11,156,848
PE01	TBD	2025	New Elementary School	507	507	100.00%	6.00	6.00	$ 750,000	$ 4,500,000	$ 1,670,047	$ 2,111,976	$ 133,580	$ 8,415,603
PE01	TBD	2029	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,150,000	$ 6,900,000	$ 1,779,522	$ 3,238,364	$ 192,222	$ 12,110,108
PE01			Accommodated in existing facilities or additions	35						$ -	$ -	$ -		
PE02	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 625,000	$ 3,750,000	$ 1,542,624	$ 624,000	$ 95,428	$ 6,012,052
PE02	TBD	2023	New Elementary School	507	507	100.00%	6.00	6.00	$ 750,000	$ 4,500,000	$ 1,617,861	$ 2,111,976	$ 132,738	$ 8,362,575
PE02	TBD	2027	New Elementary School	507	507	100.00%	6.00	6.00	$ 475,000	$ 2,850,000	$ 1,723,916	$ 1,337,585	$ 95,346	$ 6,006,847
PE02	TBD	2030	New Elementary School	507	507	100.00%	6.00	6.00	$ 750,000	$ 4,500,000	$ 1,807,995	$ 2,111,976	$ 135,805	$ 8,555,776
PE02			Accommodated in existing facilities or additions	34						$ -	$ -	$ -		
PE03	TBD	2028	New Elementary School	426	426	100.00%	5.00	5.00	$ 300,000	$ 1,500,000	$ 1,459,582	$ 703,992	$ 59,089	$ 3,722,663
PE03			Accommodated in existing facilities or additions	14						$ -	$ -	$ -		
PE04	TBD	2019	New Elementary School	426	426	100.00%	5.00	5.00	$ 500,000	$ 2,500,000	$ 1,265,276	$ 200,000	$ 63,955	$ 4,029,231
PE04	TBD	2028	New Elementary School	280	426	65.73%	5.00	3.29	$ 500,000	$ 1,643,192	$ 959,350	$ 771,196	$ 54,415	$ 3,428,153
PE05A	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 870,000	$ 5,220,000	$ 1,542,624	$ 868,608	$ 123,083	$ 7,754,315
PE05A	TBD	2022	New Elementary School	507	507	100.00%	6.00	6.00	$ 870,000	$ 5,220,000	$ 1,592,383	$ 1,881,752	$ 140,226	$ 8,834,361
PE05A	TBD	2027	New Elementary School	507	507	100.00%	6.00	6.00	$ 870,000	$ 5,220,000	$ 1,723,916	$ 2,449,893	$ 151,511	$ 9,545,320
PE05A			Accommodated in existing facilities or additions	345						$ -	$ -	$ -		
PE05B	TBD	2024	New Elementary School	397	507	78.30%	6.00	4.70	$ 475,000	$ 2,231,657	$ 1,287,115	$ 1,047,379	$ 73,647	$ 4,639,798
PE07	TBD	2026	New Elementary School	466	507	91.91%	6.00	5.51	$ 900,000	$ 4,963,314	$ 1,559,554	$ 2,329,423	$ 142,777	$ 8,995,068
PE08	TBD	2018	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,494,420	$ -	$ 111,199	$ 7,005,619
PE08	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,542,624	$ 898,560	$ 126,469	$ 7,967,653
PE08	TBD	2026	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,696,767	$ 2,534,372	$ 155,339	$ 9,786,478
PE08			Accommodated in existing facilities or additions	64						$ -	$ -	$ -		
PE09	Owned		New Elementary School	507	507	100.00%	6.00	6.00			$ 1,494,420	$ -	$ 24,103	$ 1,518,523

Simcoe County District School Board
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

PE09	TBD	2021	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,567,306	$ 1,402,445	$ 134,995	$ 8,504,746
PE09	TBD	2024	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,643,747	$ 2,534,372	$ 154,484	$ 9,732,603
PE09	TBD	2026	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,696,767	$ 2,534,372	$ 155,339	$ 9,786,478
PE09	TBD	2028	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,751,498	$ 2,534,372	$ 156,222	$ 9,842,092
PE09	TBD	2030	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,807,995	$ 2,534,372	$ 157,133	$ 9,899,500
PE09			Accommodated in existing facilities or additions	5						$ -	$ -	$ -		
PE10	TBD	2022	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,592,383	$ 2,000,714	$ 147,468	$ 9,290,565
PE10	TBD	2025	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,670,047	$ 2,604,771	$ 158,463	$ 9,983,281
PE10	TBD	2026	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,696,767	$ 2,604,771	$ 158,894	$ 10,010,432
PE10	TBD	2028	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,751,498	$ 2,604,771	$ 159,777	$ 10,066,046
PE10	TBD	2029	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,779,522	$ 2,604,771	$ 160,229	$ 10,094,522
PE10	TBD	2031	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,836,923	$ 2,604,771	$ 161,155	$ 10,152,849
PE10			Accommodated in existing facilities or additions	74						$ -	$ -	$ -		
PE11	Owned	2018	New Elementary School	507	507	100.00%	6.00	6.00	$ -	$ -	$ 1,494,420	$ -	$ 24,103	$ 1,518,523
PE11	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,500,000	$ 9,000,000	$ 1,542,624	$ 1,497,600	$ 194,195	$ 12,234,419
PE11	TBD	2027	New Elementary School	322	507	63.51%	6.00	3.81	$ 1,500,000	$ 5,715,976	$ 1,094,874	$ 2,682,668	$ 153,120	$ 9,646,638
Total:				**17,084**	**16,995**		**201.0**	**195.3**		**$ 160,514,139**	**$ 53,797,081**	**$ 59,005,196**	**$ 4,408,282**	**$ 277,724,698**

Simcoe County District School Board
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

SECONDARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
PS01	TBD	2031	New Secondary School	559	1005	55.62%	13.00	7.23	$ 1,150,000	$ 8,315,473	$ 2,213,751	$ 3,902,685	$ 232,770	$ 14,664,679
PS02	TBD	2032	New Secondary School	490	1005	48.76%	13.00	6.34	$ 625,000	$ 3,961,443	$ 1,971,545	$ 1,859,216	$ 125,679	$ 7,917,883
PS03			Accommodated in existing facilities or additions	50						$ -	$ -	$ -		
PS04			Accommodated in existing facilities or additions	59						$ -	$ -	$ -		
PS05			Accommodated in existing facilities or additions	59						$ -	$ -	$ -		
PS06	TBD	2026	New Secondary School	1,005	1005	100.00%	13.00	13.00	$ 900,000	$ 11,700,000	$ 3,676,330	$ 5,491,138	$ 336,568	$ 21,204,036
PS06			Accommodated in existing facilities or additions	4						$ -	$ -	$ -		
PS07	TBD	2025	New Secondary School	1,005	1005	100.00%	13.00	13.00	$ 925,000	$ 12,025,000	$ 3,618,435	$ 5,643,670	$ 343,337	$ 21,630,442
PS07			Accommodated in existing facilities or additions	45						$ -	$ -	$ -		
PS08	TBD	2029	New Secondary School	459	1005	45.67%	13.00	5.94	$ 1,500,000	$ 8,905,970	$ 1,760,930	$ 4,179,822	$ 239,461	$ 15,086,183
Total:				**3,735**	**5,025**		**65.00**	**45.51**		**$ 44,907,886**	**$ 13,240,991**	**$ 21,076,531**	**$ 1,277,816**	**$ 80,503,224**

Simcoe County District School Board
Education Development Charges Submission 2018
Form H1 - EDC Calculation - Uniform Residential and Non-Residential

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	358,227,922
Add:	EDC Financial Obligations (Form A2)	$	3,599,955
Subtotal:	**Net Education Land Costs**	**$**	**361,827,877**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**361,827,877**
Add:	EDC Study Costs	$	450,000
Total:	**Growth-Related Net Education Land Costs**	**$**	**362,277,877**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**36,227,788**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**326,050,089**

Calculation of Uniform Residential Charge

Residential Growth-Related Net Education Land Costs	**$**	**326,050,089**
Net New Dwelling Units (Form C)		**91,121**
Uniform Residential EDC per Dwelling Unit	**$**	**3,578**

Calculation of Non-Residential Charge - Board Determined GFA

Non-Residential Growth-Related Net Education Land Costs	**$**	**36,227,788**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**37,379,541**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.97**

Simcoe County District School Board
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 1 of 2)

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	358,227,922
Add:	EDC Financial Obligations (Form A2)	$	3,599,955.00
Subtotal:	**Net Education Land Costs**	**$**	**361,827,877**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**361,827,877**
Add:	EDC Study Costs	$	450,000.00
Total:	**Growth-Related Net Education Land Costs**	**$**	**362,277,877**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**36,227,788**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**326,050,089**

Calculation of Non-Residential Charge - Use Either Board Determined GFA or Declared Value

Non-Residential Growth-Related Net Education Land Costs	**$**	**36,227,788**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**37,379,541**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.97**

Simcoe County District School Board
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 2 of 2)

Residential Growth-Related Net Education Land Costs:	$ 326,050,089

Determination of Distribution of New Development

Type of Development (Form B)	Net New Units (Form B & C)	15-Year Elementary Pupil Yield (Form E)	Elementary Gross Requirements of New Development	Distribution of Elementary Gross Requirements of New Development	15-Year Secondary Pupil Yield (Form E)	Secondary Gross Requirements of New Development	Distribution of Secondary Gross Requirements of New Development	Total Gross Requirements of New Development	Distribution Factor
Low Density	48,593	0.292	14,205	77.8%	0.100	4,869	82%	19,075	**79%**
Medium Density	15,901	0.199	3,170	17.4%	0.054	853	14%	4,023	**17%**
High Density	20,735	0.043	886	4.9%	0.010	198	3%	1,085	**4%**
Seasonal	5,891	-	-	0.0%	-	-	0%	-	**0%**
Total	**91,121**	**0.200**	**18,261**	**100%**	**0.065**	**5,921**	**100%**	**24,182**	**100%**

Calculation of Differentiated Charge:

Type of Development (Form B)	Apportionment of Residential Net Education Land Cost By Development Type	Net New Units (Carried over from above)	Differentiated Residential EDC per Unit by Development Type
Low Density	$ 257,183,333	48,593	$ 5,293
Medium Density	$ 54,241,469	15,901	$ 3,411
High Density	$ 14,625,287	20,735	$ 705
Seasonal	$ -	5,891	$ -

SIMCOE MUSKOKA CATHOLIC DISTRICT SCHOOL BOARD
EDUCATION DEVELOPMENT CHARGE FORMS SUBMISSION

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form A - Eligibility to Impose an EDC

A.1.1: CAPACITY TRIGGER CALCULATION - ELEMENTARY PANEL

Elementary Panel Board-Wide EDC Capacity	Projected Elementary Panel Enrolment						Elementary Average Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
15,672.0	14,951	15,373	15,767	16,128	16,460	16,869	1,197

A.1.2: CAPACITY TRIGGER CALCULATION - SECONDARY PANEL

Secondary Panel Board-Wide EDC Capacity	Projected Secondary Panel Enrolment						Secondary Projected Enrolment less Capacity
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Average Projected Enrolment Over Five Years	
7,671.0	7,038	7,246	7,380	7,491	7,710	7,373	-298

A.2: EDC FINANCIAL OBLIGATIONS

Total Outstanding EDC Financial Obligations (Reserve Fund Balance):	-$ 9,555,147

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form B - Dwelling Unit Summary

PROJECTION OF GROSS NEW DWELLING UNITS BY ELEMENTARY REVIEW AREA

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033	Total All Units
Adjala - Tosorontio, New Tecumseth, Parts Essa																
Low Density	610	586	587	657	656	688	727	721	710	709	710	740	740	648	648	**10,135**
Medium Density	64	65	65	73	73	72	72	67	63	62	64	65	65	68	68	**1,004**
High Density	67	71	71	68	68	76	82	82	78	78	81	86	86	85	85	**1,162**
Total	**741**	**721**	**722**	**798**	**797**	**836**	**881**	**870**	**852**	**850**	**855**	**890**	**890**	**800**	**800**	**12,301**
Clearview, Collingwood, Wasaga Beach																
Low Density	444	422	422	409	410	410	454	454	445	447	450	481	484	444	444	**6,613**
Medium Density	177	186	187	190	190	190	194	193	198	198	199	205	206	192	192	**2,896**
High Density	80	87	88	90	91	93	104	106	108	111	112	123	125	122	122	**1,565**
Total	**701**	**694**	**696**	**688**	**690**	**692**	**752**	**753**	**751**	**756**	**761**	**809**	**815**	**758**	**758**	**11,073**
Midland, Penetanguishene, Tay, Tiny																
Low Density	159	151	143	139	139	150	171	172	175	180	181	184	186	187	187	**2,502**
Medium Density	23	22	21	22	22	26	88	90	93	95	98	100	102	104	104	**1,010**
High Density	21	22	21	22	22	28	50	52	53	54	56	57	58	60	60	**636**
Total	**203**	**195**	**185**	**183**	**183**	**204**	**309**	**314**	**321**	**329**	**335**	**341**	**346**	**351**	**351**	**4,148**
Orillia, Ramara, Severn, Parts Oro-Medonte																
Low Density	314	316	317	320	329	331	333	335	333	342	344	346	347	339	339	**4,982**
Medium Density	58	59	61	64	68	70	72	74	75	76	79	81	84	84	84	**1,087**
High Density	64	65	66	67	89	91	93	94	96	96	98	100	102	104	104	**1,329**
Total	**436**	**440**	**444**	**450**	**485**	**491**	**497**	**502**	**504**	**514**	**521**	**527**	**533**	**527**	**527**	**7,398**
Parts Oro-Medonte/Springwater																
Low Density	37	37	37	65	65	77	77	77	86	86	86	86	86	86	86	**1,077**
Medium Density	1	1	1	10	10	11	11	11	18	18	18	18	18	18	18	**184**
High Density	1	1	1	2	2	3	3	3	3	3	3	3	3	3	3	**40**
Total	**39**	**39**	**39**	**77**	**77**	**91**	**91**	**91**	**108**	**108**	**108**	**108**	**108**	**108**	**108**	**1,301**
North Barrie, Parts Oro-Medonte/Springwater																
Low Density	240	240	240	339	339	382	382	382	408	408	408	408	408	385	385	**5,354**
Medium Density	19	19	19	81	81	90	90	90	202	202	202	202	202	100	100	**1,699**
High Density	83	83	83	139	139	140	140	140	201	201	201	201	201	148	148	**2,248**
																0
Total	**342**	**342**	**342**	**559**	**559**	**612**	**612**	**612**	**811**	**811**	**811**	**811**	**811**	**633**	**633**	**9,301**
South West Barrie, Parts Innisfil and Essa																
Low Density	315	315	315	197	197	205	205	205	171	171	171	171	171	164	164	**3,138**
Medium Density	201	201	201	170	170	170	170	170	177	177	177	177	177	148	148	**2,633**
High Density	222	222	222	148	148	148	148	148	151	151	151	151	151	144	144	**2,452**
Total	**738**	**738**	**738**	**516**	**516**	**524**	**524**	**524**	**499**	**499**	**499**	**499**	**499**	**455**	**455**	**8,222**
South East Barrie, Parts Innisfil																
Low Density	482	482	482	296	296	325	325	325	101	101	101	101	101	112	112	**3,738**
Medium Density	259	259	259	353	353	352	352	352	305	305	305	305	305	206	206	**4,477**
High Density	260	260	260	664	664	664	664	664	803	803	803	803	803	971	971	**10,055**
Total	**1,001**	**1,001**	**1,001**	**1,312**	**1,312**	**1,342**	**1,342**	**1,342**	**1,208**	**1,208**	**1,208**	**1,208**	**1,208**	**1,289**	**1,289**	**18,271**
Parts Innisfil																
Low Density	128	128	128	128	128	682	682	682	682	682	682	682	682	682	682	**7,467**
Medium Density	87	87	87	87	87	75	75	75	75	75	75	75	75	75	75	**1,187**
High Density	15	15	15	15	15	15	15	16	16	14	14	15	15	15	15	**223**
Total	**230**	**230**	**230**	**230**	**230**	**773**	**773**	**774**	**774**	**772**	**772**	**773**	**773**	**773**	**773**	**8,877**
Bradford West Gwillimbury, Parts Innisfil																
Low Density	271	271	271	271	271	225	225	225	225	225	221	221	221	221	221	**3,587**
Medium Density	44	44	44	44	44	54	54	54	54	54	72	72	72	72	72	**848**
High Density	35	35	35	35	35	63	63	63	63	63	107	107	107	107	107	**1,025**
Total	**350**	**350**	**350**	**350**	**350**	**342**	**342**	**342**	**342**	**342**	**400**	**400**	**400**	**400**	**400**	**5,459**
Total Jurisdiction																
Low Density	3,000	2,948	2,942	2,822	2,831	3,476	3,582	3,578	3,335	3,350	3,352	3,418	3,424	3,268	3,268	**48,593**
Medium Density	933	942	944	1,092	1,096	1,110	1,179	1,177	1,260	1,262	1,289	1,299	1,305	1,067	1,067	**17,024**
High Density	848	861	862	1,250	1,273	1,321	1,362	1,368	1,573	1,575	1,627	1,647	1,652	1,758	1,758	**20,735**
Total	**4,781**	**4,751**	**4,748**	**5,164**	**5,200**	**5,907**	**6,123**	**6,124**	**6,168**	**6,187**	**6,268**	**6,364**	**6,381**	**6,093**	**6,093**	**86,352**

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form C - Net New Dwelling Units - By-Law Summary

Elementary Planning Review Areas	Number of Units
Adjala - Tosorontio, New Tecumseth, Parts Essa	12,301
Clearview, Collingwood, Wasaga Beach	11,073
Midland, Penetanguishene, Tay, Tiny	4,148
Orillia, Ramara, Severn, Parts Oro-Medonte	7,398
Parts Oro-Medonte/Springwater	1,301
North Barrie, Parts Oro-Medonte/Springwater	9,301
South West Barrie, Parts Innisfil and Essa	8,222
South East Barrie, Parts Innisfil	18,271
Parts Innisfil	8,877
Bradford West Gwillimbury, Parts Innisfil	5,459

Grand Total Gross New Units In By-Law Area	86,352
Plus: Seasonal Units Not Included In Growth Forecast	5,891
Less: Statutorily Exempt Units In By-Law Area	1,123
Total Net New Units In By-Law Area	**91,121**

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form D - Non-Residential Development

D1 - Non-Residential Charge Based On Gross Floor Area (sq. ft.)

Total Estimated Non-Residential Board-Determined Gross Floor Area to be Constructed Over 15 Years From Date of By-Law Passage:	41,532,824
Less: Board-Determined Gross Floor Area From Exempt Development:	4,153,282
Net Estimated Board-Determined Gross Floor Area:	37,379,541

Simcoe Muskoka Catholic District School Board

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Elementary Panel

Elementary Planning Area	Dwelling Unit Type	Net New Units	Elementary Pupil Yield	Elementary Growth-Related Pupils
Adjala - Tosorontio, New Tecumseth, Parts Essa	Low Density	10,135	0.131	1,329
	Medium Density	938	0.060	56
	High Density	1,162	0.013	15
	Total	12,235	0.114	1,400
Clearview, Collingwood, Wasaga Beach	Low Density	6,613	0.044	293
	Medium Density	2,705	0.035	94
	High Density	1,565	0.011	16
	Total	10,882	0.037	403
Midland, Penetanguishene, Tay, Tiny	Low Density	2,502	0.069	174
	Medium Density	943	0.049	46
	High Density	636	0.011	7
	Total	4,082	0.056	227
Orillia, Ramara, Severn, Parts Oro-Medonte	Low Density	4,982	0.064	317
	Medium Density	1,016	0.038	39
	High Density	1,329	0.009	13
	Total	7,327	0.050	369
Parts Oro-Medonte/Springwater	Low Density	1,077	0.067	72
	Medium Density	171	0.027	5
	High Density	40	0.006	0
	Total	1,289	0.060	77
North Barrie, Parts Oro-Medonte/Springwater	Low Density	5,354	0.101	540
	Medium Density	1,587	0.035	55
	High Density	2,248	0.011	24
	Total	9,189	0.067	619
South West Barrie, Parts Innisfil and Essa	Low Density	3,138	0.186	583
	Medium Density	2,459	0.128	314
	High Density	2,452	0.020	50
	Total	8,049	0.118	948
South East Barrie, Parts Innisfil	Low Density	3,738	0.189	708
	Medium Density	4,182	0.125	522
	High Density	10,055	0.013	134
	Total	17,975	0.076	1,365
Parts Innisfil	Low Density	7,467	0.150	1,118
	Medium Density	1,109	0.058	64
	High Density	223	0.013	3
	Total	8,799	0.135	1,185
Bradford West Gwillimbury, Parts Innisfil	Low Density	3,587	0.269	966
	Medium Density	792	0.098	78
	High Density	1,025	0.022	22
	Total	5,403	0.197	1,066
		SUBTOTAL:		7,658
		LESS: Available Pupil Places:		2,125
		NET GROWTH RELATED PUPILS:		5,534

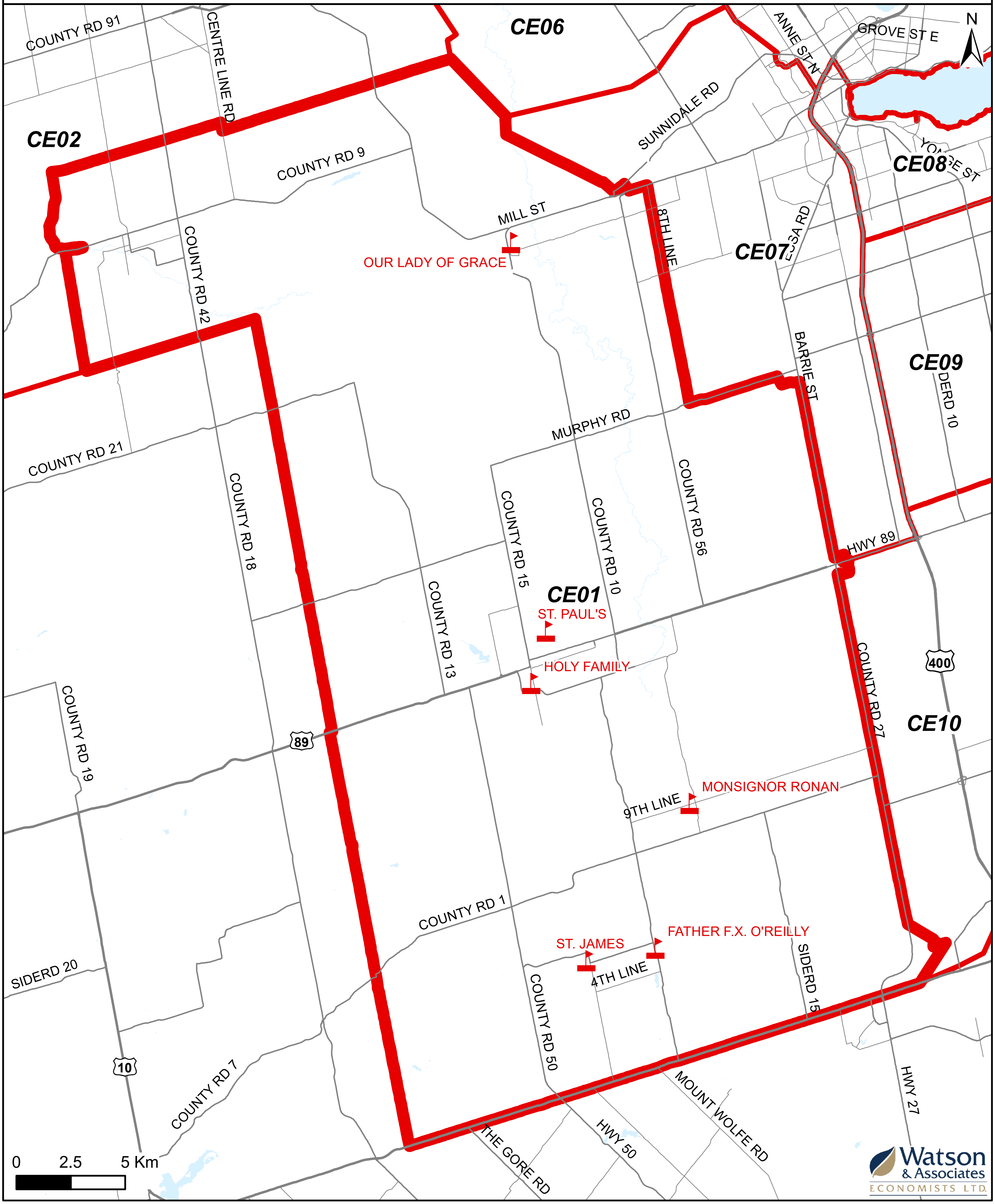
Simcoe Muskoka Catholic District School Board

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Secondary Panel

Secondary Planning Area	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Adjala - Tosorontio, New Tecumseth, Bradford West Gwillimbury, Parts Essa and Innisfil	Low Density	10,989	0.050	555
	Medium Density	1,571	0.027	42
	High Density	1,880	0.005	8
	Total	14,441	0.042	605
Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Severn, Orilla, Ramara, Penetanguishene, Parts Oro-Medonte and Springwater	Low Density	17,236	0.034	582
	Medium Density	4,873	0.024	118
	High Density	3,847	0.004	16
	Total	25,956	0.028	717
South Barrie, Parts of Springwater, Innisfil, Essa	Low Density	15,172	0.056	851
	Medium Density	7,855	0.028	219
	High Density	12,664	0.004	55
	Total	35,691	0.032	1,125
North Barrie, Parts Oro-Medonte and Springwater	Low Density	5,196	0.031	161
	Medium Density	1,602	0.017	27
	High Density	2,344	0.003	7
	Total	9,142	0.021	194
		SUBTOTAL:		2,641
		LESS: Available Pupil Places:		1,072
		NET GROWTH RELATED PUPILS:		1,569

CE01
Adjala - Tosorontio, New Tecumseth, Parts Essa



Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE01** **Adjala - Tosorontio, New Tecumseth, Parts Essa**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Fr. F. X. O'Reilly	401	0	448	480	477	481	479	482	478	474	474	469	462	458	460	463	465	466
Holy Family	429	0	448	452	446	430	437	446	442	449	443	445	450	451	454	457	459	460
Monsignor J. E. Ronan	329	0	350	353	375	381	394	403	425	431	443	446	437	439	441	444	446	447
Our Lady of Grace	516	0	609	639	639	652	660	658	668	683	680	672	666	659	663	667	670	672
St. James	193	3	236	241	235	229	235	231	226	220	224	220	220	221	222	224	225	225
St. Paul's	519	2	676	668	680	682	680	660	637	629	617	615	620	617	621	625	628	629
New Alliston Elementary	470	0	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL:	**2,857.0**	**5**	**2,767**	**2,834**	**2,852**	**2,856**	**2,886**	**2,879**	**2,875**	**2,887**	**2,881**	**2,868**	**2,855**	**2,845**	**2,861**	**2,881**	**2,893**	**2,900**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	80	**157**	**235**	**322**	**410**	**506**	**607**	**708**	**808**	**909**	**1051**	**1146**	**1240**	**1320**	**1400**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1400**
2	**Available Pupil Places in Existing Facilities**	**0**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1400**

NOTES

CE02
Clearview, Collingwood, Wasaga Beach

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE02** **Clearview, Collingwood, Wasaga Beach**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Mary's Collingwood	458	1	455	461	468	466	438	440	428	417	407	418	413	416	419	423	427	431
St. Noel Chabanel	386	0	444	453	456	461	452	452	443	447	448	457	444	439	442	446	451	455
TOTAL:	**844.0**	**1**	**899**	**915**	**924**	**927**	**890**	**891**	**871**	**863**	**855**	**875**	**857**	**854**	**860**	**869**	**878**	**886**
AVAILABLE PUPIL PLACES:																		-

(Year 1 to Year 15 columns: 15 Year Projections)

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	27	**53**	**79**	**104**	**128**	**151**	**176**	**201**	**225**	**249**	**291**	**320**	**349**	**376**	**403**

(Year 1 to Year 15 columns: 15 Year Projections)

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**403**
2	**Available Pupil Places in Existing Facilities**	**0**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**403**

NOTES

CE03
Midland, Penetanguishene, Tay, Tiny

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE03** **Midland, Penetanguishene, Tay, Tiny**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Canadian Martyrs	314	0	219	216	210	205	202	205	196	195	194	194	196	197	198	199	199	199
Monsignor Castex	225	1	219	220	209	209	211	203	200	197	196	203	208	214	215	215	215	215
Sacred Heart	375	0	198	199	192	191	190	189	187	188	187	174	182	182	188	184	184	183
St. Ann's	271	1	159	140	138	133	130	129	126	122	125	124	127	127	128	128	128	128
St. Antoine Daniel	291	0	281	278	278	267	263	270	267	258	260	245	252	249	251	251	251	251
TOTAL:	**1,476.0**	**2**	**1,076**	**1,053**	**1,026**	**1,005**	**996**	**996**	**976**	**961**	**962**	**941**	**965**	**969**	**980**	**976**	**977**	**976**
AVAILABLE PUPIL PLACES:																		**500**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

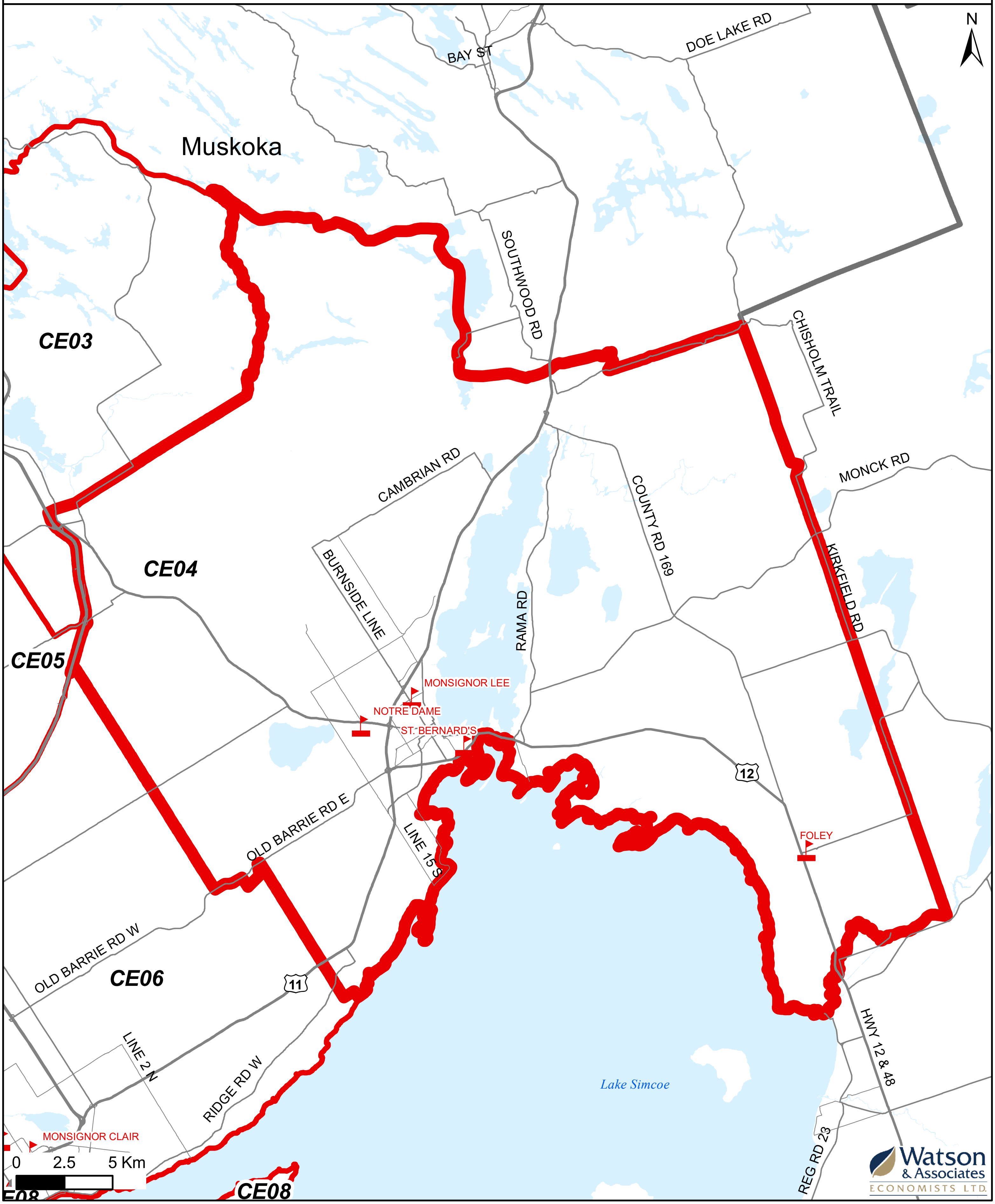
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	10	**19**	**28**	**37**	**46**	**60**	**77**	**94**	**112**	**130**	**154**	**172**	**190**	**208**	**227**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**227**
2	**Available Pupil Places in Existing Facilities**	**500**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**0**

NOTES

CE04
Orillia, Ramara, Severn, Parts Oro-Medonte



Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE04** **Orillia, Ramara, Severn, Parts Oro-Medonte**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Foley	118	0	57	59	58	60	55	51	54	55	54	52	51	51	50	50	50	50
Monsignor Lee	378	0	350	354	362	367	365	349	350	346	359	351	349	347	344	344	344	344
Notre Dame	407	4	511	511	505	501	496	478	468	462	448	454	454	457	454	454	454	454
St. Bernard's	378	0	211	203	200	196	191	195	191	195	199	203	205	204	203	203	203	203
TOTAL:	**1,281.0**	**4**	**1,129**	**1,127**	**1,126**	**1,124**	**1,107**	**1,074**	**1,064**	**1,058**	**1,059**	**1,060**	**1,058**	**1,059**	**1,051**	**1,051**	**1,051**	**1,051**
AVAILABLE PUPIL PLACES:																		**230**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

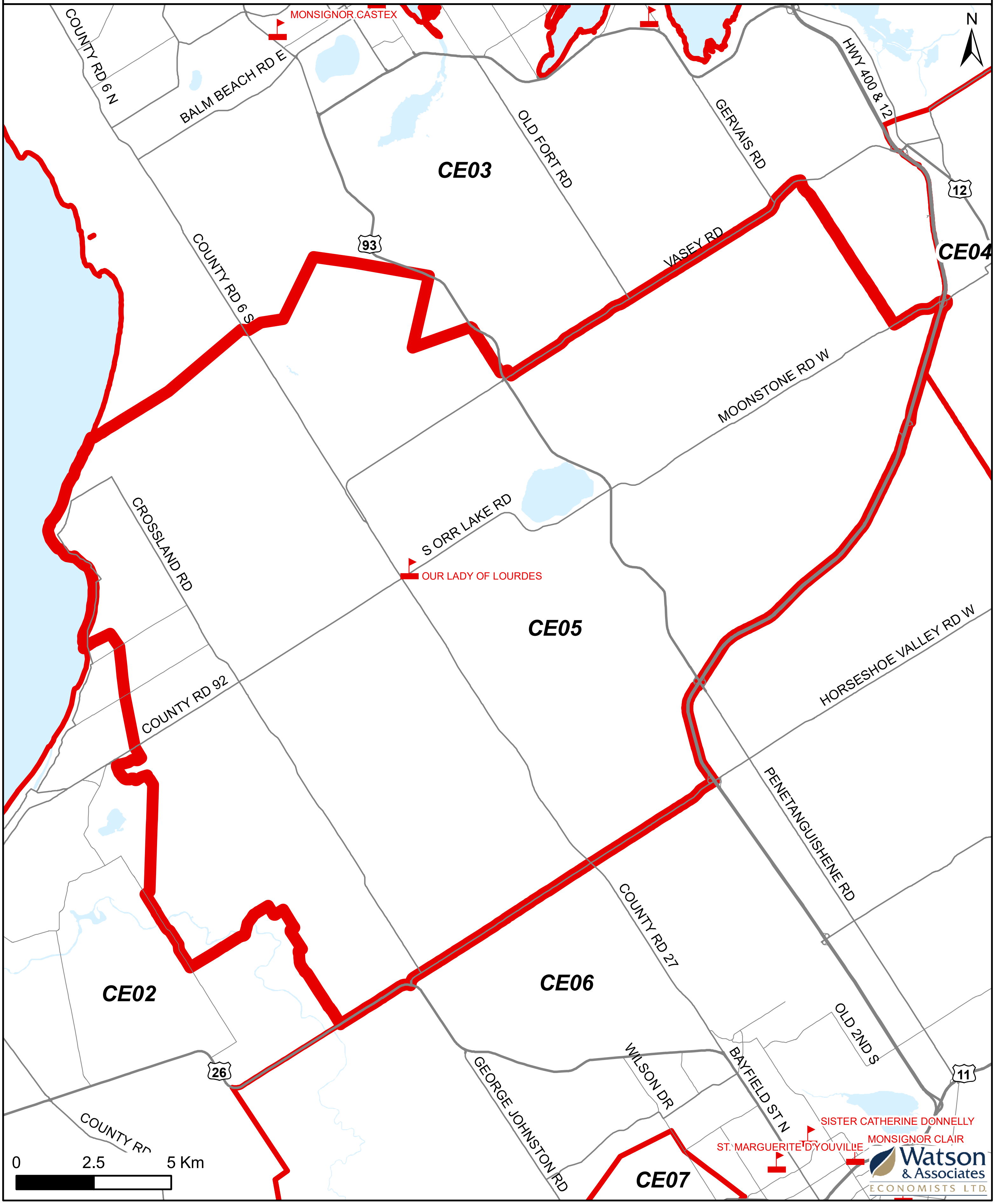
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	19	**37**	**56**	**75**	**95**	**120**	**145**	**170**	**195**	**221**	**261**	**288**	**315**	**341**	**369**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**369**
2	**Available Pupil Places in Existing Facilities**	**230**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**139**

NOTES

CE05
Parts Oro-Medonte/Springwater



Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE05** **Parts Oro-Medonte/Springwater**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Our Lady of Lourdes	202	2	229	224	216	218	219	215	208	209	198	188	185	188	187	189	190	192
TOTAL:	**202.0**	**2**	**229**	**224**	**216**	**218**	**219**	**215**	**208**	**209**	**198**	**188**	**185**	**188**	**187**	**189**	**190**	**192**
AVAILABLE PUPIL PLACES:																		**10**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	2	**4**	**6**	**10**	**14**	**19**	**24**	**30**	**36**	**43**	**52**	**58**	**65**	**71**	**77**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**77**
2	**Available Pupil Places in Existing Facilities**	**10**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**67**

NOTES

CE06
North Barrie, Parts Oro-Medonte/Springwater

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE06** **North Barrie, Parts Oro-Medonte/Springwater**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Monsignor Clair	317	0	242	227	221	203	195	192	184	177	176	176	178	177	177	177	177	177
Sister Catherine Donnelly	475	0	307	292	284	274	267	254	249	247	242	249	249	251	253	255	258	260
St. Marguerite d'Youville	349	1	290	289	295	300	297	302	295	299	299	301	296	298	301	304	307	310
St. Monica's	521	0	377	386	387	378	378	371	377	370	384	386	379	381	385	388	392	396
TOTAL:	**1,662.0**	**1**	**1,216**	**1,193**	**1,186**	**1,155**	**1,137**	**1,119**	**1,105**	**1,094**	**1,102**	**1,113**	**1,102**	**1,107**	**1,115**	**1,124**	**1,133**	**1,143**
AVAILABLE PUPIL PLACES:																		**519**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

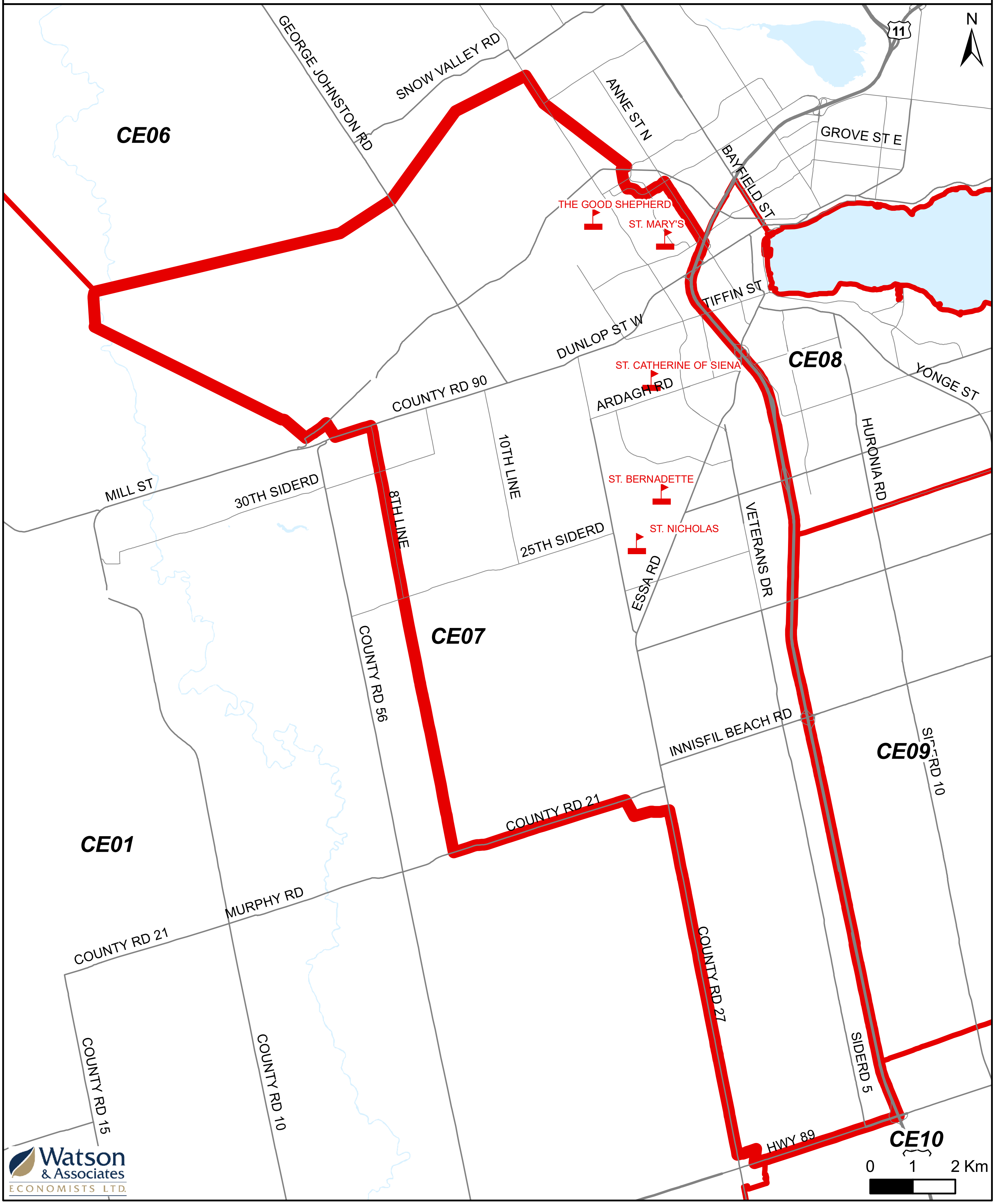
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	27	**54**	**80**	**119**	**158**	**202**	**246**	**290**	**340**	**390**	**438**	**486**	**535**	**577**	**619**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**619**
2	**Available Pupil Places in Existing Facilities**	**519**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**100**

NOTES

CE07
South West Barrie, Parts Innisfil and Essa



Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE07** **South West Barrie, Parts Innisfil and Essa**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Bernadette	536	0	339	335	336	331	326	322	314	309	301	304	306	305	305	307	310	313
St. Catherine of Siena	524	6	529	506	478	464	445	433	422	424	416	416	412	416	420	427	436	445
St. Mary's Barrie	268	0	168	167	175	180	188	178	174	170	172	173	175	174	174	176	178	180
St. Nicholas	490	0	248	237	230	218	207	206	205	199	190	195	197	197	198	200	203	206
The Good Shepherd	398	4	429	417	408	391	390	378	372	362	360	360	366	371	377	385	395	405
TOTAL:	**2,216.0**	**10**	**1,713**	**1,663**	**1,627**	**1,584**	**1,557**	**1,517**	**1,488**	**1,464**	**1,439**	**1,448**	**1,455**	**1,465**	**1,474**	**1,496**	**1,521**	**1,549**
AVAILABLE PUPIL PLACES:																		**667**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	90	**180**	**270**	**331**	**391**	**455**	**519**	**583**	**642**	**701**	**751**	**800**	**850**	**899**	**948**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**948**
2	**Available Pupil Places in Existing Facilities**	**667**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**281**

NOTES

CE08
South East Barrie, Parts of Innisfil

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE08** **South East Barrie, Parts Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. John Paul II	533	0	385	378	362	353	340	331	334	328	339	343	355	360	364	370	373	376
Saint Gabriel the Archangel	703	6	631	608	572	543	532	520	512	503	510	522	530	546	561	579	599	612
St. John Vianney	274	1	218	219	217	220	227	231	227	229	220	226	223	225	227	230	233	237
St. Michael the Archangel	524	0	321	327	333	325	336	336	322	319	323	335	329	325	327	330	333	337
TOTAL:	**2,034.0**	**7.0**	**1,555**	**1,532**	**1,485**	**1,440**	**1,435**	**1,418**	**1,395**	**1,379**	**1,392**	**1,426**	**1,438**	**1,456**	**1,479**	**1,509**	**1,538**	**1,563**
AVAILABLE PUPIL PLACES:																		**471**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	146	292	439	554	668	773	877	981	1040	1098	1146	1195	1243	1304	1365

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	Requirements of New Development (Pupil Places)	1365
2	Available Pupil Places in Existing Facilities	471
3	Net Growth-Related Pupil Place Requirements (1-2)	893

NOTES

CE09
Parts of Innisfil

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE09** **Parts Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
				15 Year Projections														
Holy Cross	501	0	554	553	552	550	557	553	563	553	570	577	576	583	587	597	606	613
St. Francis of Assisi	401	9	449	443	439	439	433	416	416	414	407	410	415	423	425	433	439	445
TOTAL:	**902.0**	**9**	**1,003**	**997**	**991**	**990**	**990**	**969**	**980**	**966**	**977**	**986**	**991**	**1,005**	**1,012**	**1,030**	**1,045**	**1,058**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

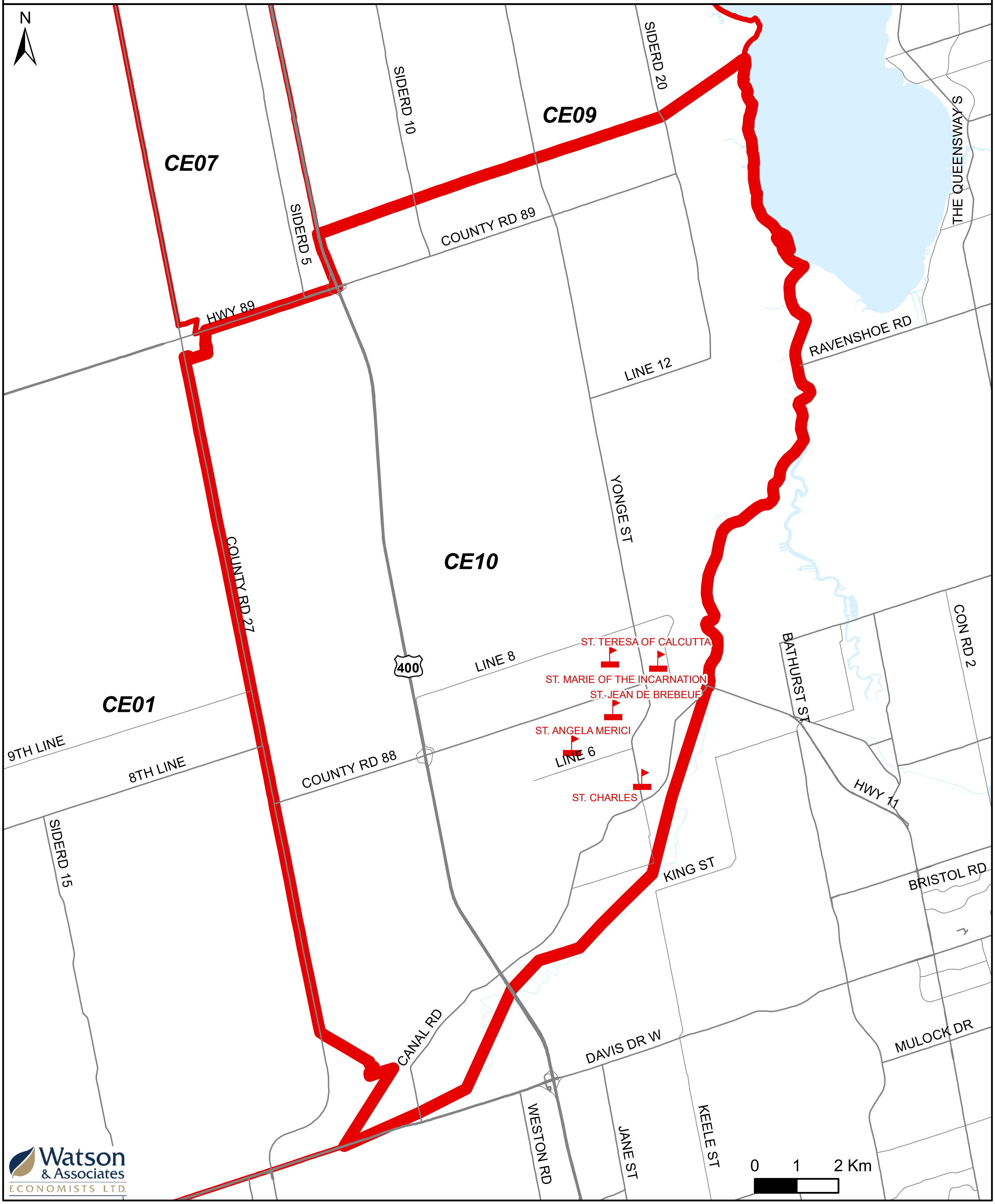
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	15 Year Projections														
	20	**41**	**61**	**82**	**103**	**197**	**293**	**388**	**485**	**581**	**728**	**841**	**955**	**1070**	**1185**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1185**
2	**Available Pupil Places in Existing Facilities**	**0**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1185**

NOTES

CE10
Bradford West Gwillimbury, Parts of Innisfil



Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE10** **Bradford West Gwillimbury, Parts Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Marie of the Incarnation	562	4	651	667	682	685	687	692	688	690	690	678	671	664	668	677	681	682
St. Teresa Of Calcutta	421	3	412	401	398	398	389	377	376	371	376	374	375	374	374	373	374	374
St. Charles*	470	7	184	195	197	196	199	206	210	216	229	226	230	227	233	240	245	250
St. Jean de Brébeuf	257	6	220	223	220	218	217	215	217	216	211	218	221	222	228	234	240	244
St. Angela Merici	470	0	713	744	758	778	782	779	766	779	780	783	792	803	812	826	835	849
TOTAL:	**2,180.0**	**20**	**2,180**	**2,228**	**2,255**	**2,275**	**2,274**	**2,270**	**2,257**	**2,273**	**2,285**	**2,279**	**2,289**	**2,290**	**2,315**	**2,350**	**2,375**	**2,399**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

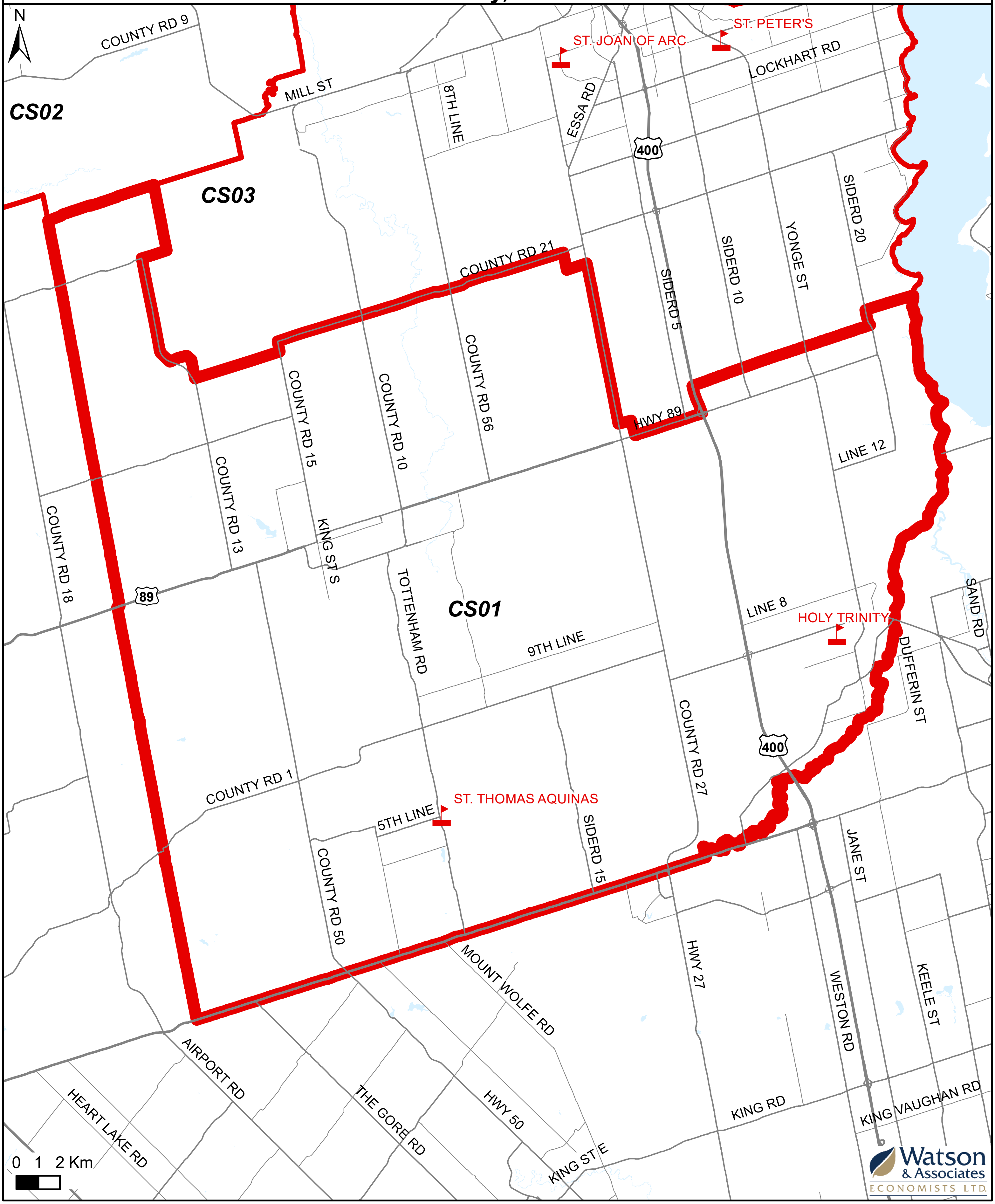
	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	76	153	230	307	385	455	525	596	667	738	803	868	934	1000	1066

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1066**
2	**Available Pupil Places in Existing Facilities**	**0**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1066**

NOTES

CS01
Adjala - Tosorontio, New Tecumseth, Bradford West Gwillimbury, Parts of Essa and Innisfil



Review Area: **CS01** **Adjala - Tosorontio, New Tecumseth, Bradford West Gwillimbury, Parts Essa and Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Holy Trinity	702.0	3	653	706	744	793	849	890	936	965	965	983	972	999	996	960	954	938
St. Thomas Aquinas	714.0	8	653	665	685	720	712	727	760	765	793	802	805	805	797	779	763	755
TOTAL:	**1,416.0**	**11**	**1,306**	**1,370**	**1,429**	**1,513**	**1,561**	**1,618**	**1,696**	**1,731**	**1,757**	**1,785**	**1,778**	**1,804**	**1,793**	**1,739**	**1,717**	**1,693**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

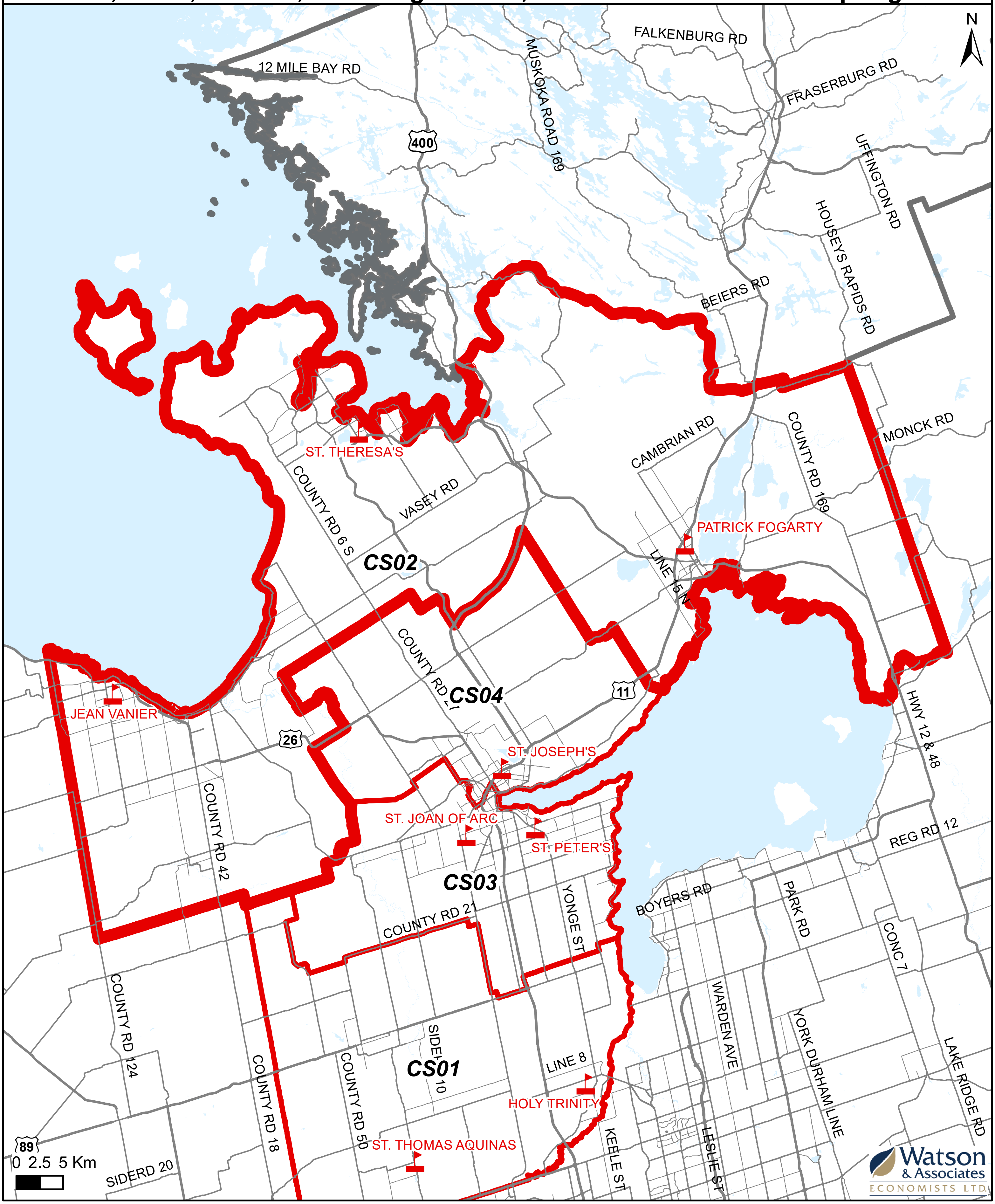
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	31	**62**	**93**	**127**	**161**	**204**	**246**	**289**	**332**	**374**	**422**	**469**	**517**	**561**	**605**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**605**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**605**

NOTES

CS02
Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Severn, Orilla, Ramara, Penetanguishene, Parts Oro-Medonte and Springwater



Review Area: **CS02** **Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Severn, Orilla, Ramara, Penetanguishene, Parts Oro-Medonte and Springwater**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Jean Vanier	588.0	9	484	475	472	475	531	554	589	610	577	560	563	567	547	568	536	522
Patrick Fogarty	639.0	0	801	758	778	756	728	777	777	785	760	701	688	676	691	693	689	693
St. Theresa's	924.0	6	1,000	980	924	874	866	833	843	826	819	864	781	752	729	679	718	722
TOTAL:	**2,151.0**	**15**	**2,285**	**2,213**	**2,174**	**2,105**	**2,124**	**2,164**	**2,209**	**2,221**	**2,156**	**2,126**	**2,033**	**1,995**	**1,967**	**1,940**	**1,943**	**1,937**
AVAILABLE PUPIL PLACES:																		**214**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

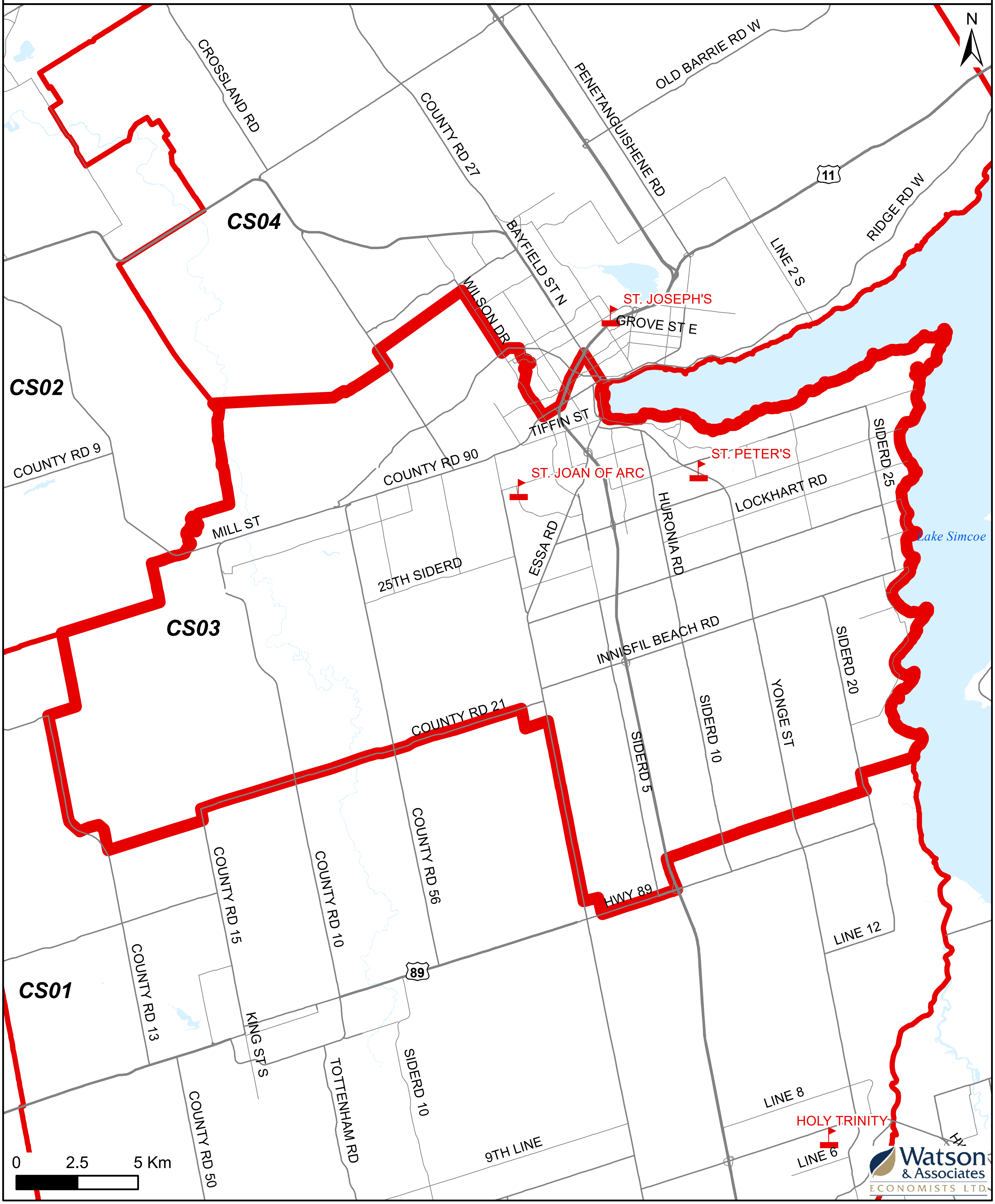
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	35	**70**	**104**	**138**	**174**	**217**	**265**	**313**	**361**	**411**	**470**	**532**	**594**	**655**	**717**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**717**
2	**Available Pupil Places in Existing Facilities**	**214**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**503**

NOTES

CS03
South Barrie, Parts of Spring Water, Innisfil and Essa



Review Area: **CS03** **South Barrie, Parts of Springwater, Innisfil, Essa**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Peter's	1,233.0	6	1,241	1,224	1,248	1,226	1,158	1,173	1,133	1,127	1,117	1,042	1,026	977	992	1,016	1,007	1,014
St. Joan of Arc	1,308.0	7	1,077	1,053	1,080	1,086	1,066	1,061	1,016	977	971	935	915	921	891	888	882	863
TOTAL:	**2,541.0**	**13**	**2,318**	**2,277**	**2,327**	**2,311**	**2,224**	**2,233**	**2,149**	**2,104**	**2,088**	**1,977**	**1,941**	**1,898**	**1,884**	**1,905**	**1,889**	**1,877**
AVAILABLE PUPIL PLACES:																		**664**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

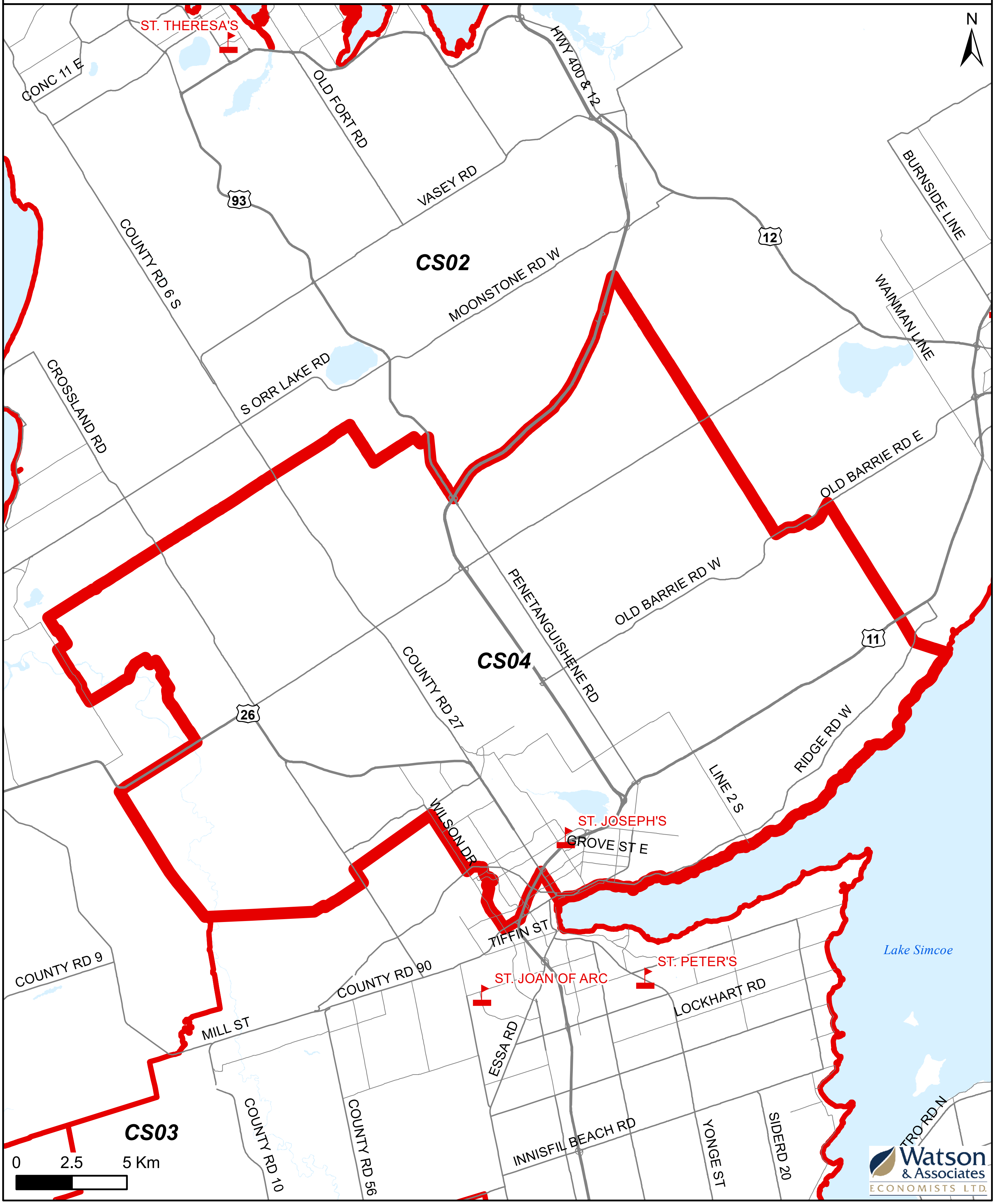
	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	57	**115**	**172**	**218**	**263**	**353**	**443**	**533**	**608**	**684**	**775**	**866**	**957**	**1,041**	**1,125**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,125**
2	**Available Pupil Places in Existing Facilities**	**664**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**461**

NOTES

CS04
North Barrie, Parts of Oro-Medonte and Springwater



Review Area: **CS04** **North Barrie, Parts Oro-Medonte and Springwater**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Joseph's	1,017.0	0	796	840	839	862	843	835	860	834	823	774	764	735	735	741	715	715
TOTAL:	**1,017.0**	**0**	**796**	**840**	**839**	**862**	**843**	**835**	**860**	**834**	**823**	**774**	**764**	**735**	**735**	**741**	**715**	**715**
AVAILABLE PUPIL PLACES:																		**302**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	7	**14**	**21**	**32**	**42**	**55**	**68**	**81**	**96**	**112**	**129**	**146**	**162**	**178**	**194**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**194**
2	**Available Pupil Places in Existing Facilities**	**302**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**-**

NOTES

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

ELEMENTARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Site Location/ Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
CE01	TBD	2018	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,150,000	$ 5,750,000	$ 1,245,350	$ -	$ 586,470	$ 7,581,820
CE01	TBD	2023	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,150,000	$ 5,750,000	$ 1,348,218	$ 2,698,636	$ 821,340	$ 10,618,194
CE01	TBD	2028	New Elementary School	460	470	97.87%	5.00	4.89	$ 750,000	$ 3,670,213	$ 1,428,527	$ 1,722,534	$ 571,876	$ 7,393,150
CE02	TBD	2025	New Elementary School	401	401	100.00%	5.00	5.00	$ 625,000	$ 3,125,000	$ 1,391,706	$ 1,466,650	$ 501,628	$ 6,484,984
CE02			Accommodated In Existing Facilities Or Additions	2						$ -	$ -	$ -		
CE04	TBD	2027	New Elementary School	139	470	29.57%	5.00	1.48	$ 500,000	$ 739,362	$ 424,866	$ 347,003	$ 126,697	$ 1,637,928
CE05			Accommodated In Existing Facilities Or Additions	67						$ -	$ -	$ -		
CE06	TBD	2025	New Elementary School	100	470	21.28%	5.00	1.06	$ 870,000	$ 925,532	$ 296,108	$ 434,378	$ 138,836	$ 1,794,854
CE07	TBD	2023	New Elementary School	281	470	59.79%	5.00	2.99	$ 900,000	$ 2,690,426	$ 806,062	$ 1,262,692	$ 398,996	$ 5,158,176
CE08	TBD	2020	New Elementary School	470	470	100.00%	5.00	5.00	$ 900,000	$ 4,500,000	$ 1,285,520	$ 748,800	$ 547,819	$ 7,082,139
CE08	TBD	2026	New Elementary School	423	470	90.00%	5.00	4.50	$ 900,000	$ 4,050,000	$ 1,272,576	$ 1,900,779	$ 605,586	$ 7,828,941
CE09	TBD	2023	New Elementary School	470	470	100.00%	5.00	5.00	$ 925,000	$ 4,625,000	$ 1,306,088	$ 2,170,642	$ 679,226	$ 8,780,956
CE09	TBD	2028	New Elementary School	470	470	100.00%	5.00	5.00	$ 925,000	$ 4,625,000	$ 1,459,582	$ 2,170,642	$ 692,094	$ 8,947,318
CE09	TBD	2031	New Elementary School	245	470	52.13%	5.00	2.61	$ 925,000	$ 2,410,904	$ 797,954	$ 1,131,505	$ 363,884	$ 4,704,247
CE10	TBD	2019	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,500,000	$ 7,500,000	$ 1,265,276	$ 600,000	$ 785,158	$ 10,150,434
CE10	TBD	2025	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,500,000	$ 7,500,000	$ 1,391,706	$ 3,519,961	$ 1,040,559	$ 13,452,226
CE10	TBD	2031	New Elementary School	126	470	26.81%	5.00	1.34	$ 1,500,000	$ 2,010,638	$ 410,376	$ 943,649	$ 282,084	$ 3,646,747
Total:				**5,534**	**6,981**		**75.0**	**58.9**		**$ 59,872,074**	**$ 16,129,915**	**$ 21,117,872**	**$ 8,142,253**	**$ 105,262,114**

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

SECONDARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
CS01	TBD	2025	New Secondary School	605	1000	60.50%	12.00	7.26	$ 1,150,000	$ 8,349,000	$ 2,020,757	$ 3,918,420	$ 1,197,880	$ 15,486,057
CS02	TBD	2027	New Secondary School*	503	1000	50.30%	12.00	6.04	$ 687,500	$ 4,149,750	$ 1,734,259	$ 1,947,594	$ 656,579	$ 8,488,182
CS03	TBD	2026	New Secondary School	461	1233	37.39%	15.00	5.61	$ 900,000	$ 5,047,445	$ 1,585,989	$ 2,368,908	$ 754,731	$ 9,757,073
										$ -	$ -	$ -		
Total:				**1,569**	**3,233**		**39.00**	**18.90**		**$ 17,546,195**	**$ 5,341,005**	**$ 8,234,922**	**$ 2,609,190**	**$ 33,731,312**

* Used a blended appraised value for the review area based on the average of the Wasaga Beach and Collingwood values.

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form H1 - EDC Calculation - Uniform Residential and Non-Residential

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	138,993,426
Add:	EDC Financial Obligations (Form A2)	$	9,555,147
Subtotal:	**Net Education Land Costs**	**$**	**148,548,573**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**148,548,573**
Add:	EDC Study Costs	$	450,000
Total:	**Growth-Related Net Education Land Costs**	**$**	**148,998,573**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**14,899,857**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**134,098,715**

Calculation of Uniform Residential Charge

Residential Growth-Related Net Education Land Costs	**$**	**134,098,715**
Net New Dwelling Units (Form C)		**91,121**
Uniform Residential EDC per Dwelling Unit	**$**	**1,472**

Calculation of Non-Residential Charge - Board Determined GFA

Non-Residential Growth-Related Net Education Land Costs	**$**	**14,899,857**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**37,379,541**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.40**

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 1 of 2)

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	138,993,426
Add:	EDC Financial Obligations (Form A2)	$	9,555,147.00
Subtotal:	**Net Education Land Costs**	**$**	**148,548,573**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**148,548,573**
Add:	EDC Study Costs	$	450,000.00
Total:	**Growth-Related Net Education Land Costs**	**$**	**148,998,573**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**14,899,857**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**134,098,715**

Calculation of Non-Residential Charge - Use Either Board Determined GFA or Declared Value

Non-Residential Growth-Related Net Education Land Costs	**$**	**14,899,857**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**37,379,541**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.40**

Simcoe Muskoka Catholic District School Board
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 2 of 2)

Residential Growth-Related Net Education Land Costs:	$ 134,098,715

Determination of Distribution of New Development

Type of Development (Form B)	Net New Units (Form B & C)	15-Year Elementary Pupil Yield (Form E)	Elementary Gross Requirements of New Development	Distribution of Elementary Gross Requirements of New Development	15-Year Secondary Pupil Yield (Form E)	Secondary Gross Requirements of New Development	Distribution of Secondary Gross Requirements of New Development	Total Gross Requirements of New Development	Distribution Factor
Low Density	48,593	0.126	6,100	79.7%	0.044	2,149	81%	8,249	**80%**
Medium Density	15,901	0.080	1,274	16.6%	0.026	407	15%	1,681	**16%**
High Density	20,735	0.014	284	3.7%	0.004	86	3%	370	**4%**
Seasonal	5,891	-	-	0.0%	-	-	0%	-	**0%**
Total	**91,121**	**0.084**	**7,658**	**100%**	**0.029**	**2,641**	**100%**	**10,300**	**100%**

Calculation of Differentiated Charge:

Type of Development (Form B)	Apportionment of Residential Net Education Land Cost By Development Type	Net New Units (Carried over from above)	Differentiated Residential EDC per Unit by Development Type
Low Density	$ 107,393,024	48,593	$ 2,210
Medium Density	$ 21,882,046	15,901	$ 1,376
High Density	$ 4,823,646	20,735	$ 233
Seasonal	$ -	5,891	$ -

APPENDIX B
EDUCATION DEVELOPMENT CHARGE
PROPOSED DRAFT BY-LAWS

SIMCOE COUNTY DISTRICT SCHOOL BOARD
PROPOSED DRAFT BY-LAW

SIMCOE COUNTY DISTRICT SCHOOL BOARD

EDUCATION DEVELOPMENT CHARGES

BY-LAW, 2018

A by-law for the imposition of education development charges

WHEREAS section 257.54 (1) of the Education Act provides that a district school board may pass by-laws for the imposition of education development charges against land in its area of jurisdiction undergoing residential or non-residential development if there is residential development in the area of jurisdiction of the district school board that would increase education land costs and the residential or non-residential development require one or more of the actions identified in section 257.54(2) of the *Education Act*;

AND WHEREAS the Simcoe County District School Board has referred to the Minister of Education the following estimates for approval:

(i) the total number of new elementary school pupils and new secondary school pupils; and

(ii) the number of elementary school sites and secondary school sites used to determine the net education land costs;

which estimates the Minister of Education approved on June ●, 2018, in accordance with section 10 of Ontario Regulation 20/98;

AND WHEREAS the estimated average number of elementary school pupils of the Simcoe County District School Board over the five years immediately following the day this by-law comes into force will exceed the total capacity of the Simcoe County District School Board to accommodate elementary school pupils throughout its jurisdiction on the day this by-law is passed;

AND WHEREAS the Simcoe County District School Board has conducted a review of its education development charge policies and held a public meeting on May 1, 2018, in accordance with section 257.60 of the *Education Act*;

AND WHEREAS the Simcoe County District School Board has given a copy of the education development charge background study relating to this by-law to the Minister of Education and to each school board having jurisdiction within the area to which this by-law applies;

AND WHEREAS the Simcoe County District School Board has given notice and held public meetings on May 1, 2018 and June 5, 2018, in accordance with section 257.63(1) of the *Education Act* and permitted any person who attended the public meetings to make representations in respect of the proposed education development charges;

AND WHEREAS the Simcoe County District School Board has determined in accordance with section 257.63(3) of the *Education Act* that no additional public meeting is necessary in respect of this by-law;

NOW THEREFORE THE SIMCOE COUNTY DISTRICT SCHOOL BOARD HEREBY ENACTS AS FOLLOWS:

PART I

APPLICATION

Defined Terms

1. In this by-law,

(a) "Act" means the *Education Act*, R.S.O. 1990, c.E.2, as amended, or a successor statute;

(b) "agricultural building or structure" means a building or structure used, or designed or intended for use for the purpose of a bona fide farming operation including, but not limited to, animal husbandry, dairying, fallow, field crops, removal of sod, forestry, fruit farming, horticulture, market gardening, pasturage, poultry keeping and any other activities customarily carried on in the field of agriculture, but shall not include a dwelling unit or other structure used for residential accommodation or any building or structure or parts thereof used for other commercial, industrial or institutional purposes qualifying as non-residential development;

(c) "Board" means the Simcoe County District School Board;

(d) "County" means the County of Simcoe;

(e) "development" includes redevelopment;

(f) "dwelling unit" means a room or suite of rooms used, or designed or intended for use by one person or persons living together in which culinary and sanitary facilities are provided for the exclusive use of such person or persons, and shall include, but is not limited to, a dwelling unit or units in an apartment, group home, mobile home, duplex, triplex, semi-detached dwelling, single detached dwelling, stacked townhouse and townhouse;

(g) "education land costs" means costs incurred or proposed to be incurred by the Board,

(i) to acquire land or an interest in land, including a leasehold interest, to be used by the Board to provide pupil accommodation;

(ii) to provide services to the land or otherwise prepare the site so that a building or buildings may be built on the land to provide pupil accommodation;

(iii) to prepare and distribute education development charge background studies as required under the Act;

(iv) as interest on money borrowed to pay for costs described in paragraphs (i) and (ii); and

(v) to undertake studies in connection with an acquisition referred to in paragraph (i).

(h) "education development charge" means charges imposed pursuant to this by-law in accordance with the Act;

(i) "existing industrial building" means a building used for or in connection with,

(i) manufacturing, producing, processing, storing or distributing something,

(ii) research or development in connection with manufacturing, producing or processing something,

(iii) retail sales by a manufacturer, producer or processor of something they manufactured, produced or processed, if the retail sales are at the site where the manufacturing, production or processing takes place,

(iv) office or administrative purposes, if they are,

(a) carried out with respect to manufacturing, producing, processing, storage or distributing of something, and

(b) in or attached to the building or structure used for that manufacturing, producing, processing, storage or distribution;

(j) "gross floor area of non-residential development" means in the case of a non-residential building or structure or the non-residential portion of a mixed-use building or structure, the total floor area, measured between the outside of exterior walls or between the outside of exterior walls and the centre line of party walls dividing the building from another building, of all floors above the average level of finished ground adjoining the building at its exterior walls, and, for the purpose of this definition, the non-residential portion of a mixed-use building is deemed to include one-half of any area common to the residential and non-residential portions of such mixed-use building or structure;

(k) "local board" means a local board as defined in the *Municipal Affairs Act*, other than a board defined in section 257.53(1) of the Act;

(l) "mixed use" means land, buildings or structures used, or designed or intended for use, for a combination of non-residential and residential uses;

(m) "non-residential building or structure" means a building or structure or portions thereof used, or designed or intended for use for other than residential use and includes, but is not limited to, an office, retail, industrial or institutional building or structure;

(n) "non-residential development" means a development other than a residential development and includes, but is not limited to, an office, retail, industrial or institutional development;

(o) "non-residential use" means lands, buildings or structures or portions thereof used, or designed or intended for use for other than residential use and includes, but is not limited to, an office, retail, industrial or institutional use;

(p) "*Planning Act*" means the *Planning Act*, R.S.O. 1990, c. P.13, as amended;

(q) "Regulation" means Ontario Regulation 20/98, as amended, made under the Act;

(r) "residential development" means lands, buildings or structures developed or to be developed for residential use;

(s) "residential use" means lands, buildings or structures used, or designed or intended for use as a dwelling unit or units, and shall include a residential use accessory to a non-residential use and the residential component of a mixed use or of an agricultural use.

2. In this by-law where reference is made to a statute or a section of a statute such reference is deemed to be a reference to any successor statute or section.

<u>Lands Affected</u>

3. (1) Subject to sections 3(2) and 3(3), this by-law applies to all lands in the County.

(2) This by-law shall not apply to lands that are owned by and are used for the purposes of:

(a) the County or a local board thereof;

(b) a municipality or a local board thereof;

(c) a board as defined in section 257.53(1) of the Act;

(d) a public hospital receiving aid under the *Public Hospitals Act*;

(e) a publicly-funded university, community college or a college of applied arts and technology established under the *Ontario Colleges of Applied Arts and Technology Act, 2009* or a predecessor statute;

(f) a place of worship owned by a religious organization that is exempt from taxation under the *Assessment Act* that is used primarily as a place of public worship;

(g) a cemetery or burying ground that is exempt from taxation under the *Assessment Act*;

(h) non-residential uses permitted pursuant to section 39 of the *Planning Act*; and

(i) Metrolinx.

(3) This by-law shall not apply to non-residential agricultural buildings or structures that are owned by and are used for the purposes of a bona fide farming operation.

Approvals for Development

4. (1) Education development charges shall be imposed against all lands, buildings or structures undergoing residential development if the development requires one or more of the following:

(a) the passing of a zoning by-law or of an amendment thereto under section 34 of the *Planning Act*;

(b) the approval of a minor variance under section 45 of the *Planning Act*;

(c) a conveyance of land to which a by-law passed under subsection 50(7) of the *Planning Act* applies;

(d) the approval of a plan of subdivision under section 51 of the *Planning Act*;

(e) a consent under section 53 of the *Planning Act*;

(f) the approval of a description under section 9 of the *Condominium Act, 1998*; or

(g) the issuing of a permit under the *Building Code Act, 1992* in relation to a building or structure.

(2) In respect of a particular development an education development charge will be collected once, but this does not prevent the application of this by-law to future development on the same property.

5. (1) Education development charges shall be imposed against all lands, buildings or structures undergoing non-residential development which has the effect of creating gross floor area of non-residential development or of increasing existing gross floor area of non-residential development if the development requires one or more of the following:

(a) the passing of a zoning by-law or of an amendment thereto under section 34 of the *Planning Act*;

(b) the approval of a minor variance under section 45 of the *Planning Act*;

(c) a conveyance of land to which a by-law passed under subsection 50(7) of the *Planning Act* applies;

(d) the approval of a plan of subdivision under section 51 of the *Planning Act*;

(e) a consent under section 53 of the *Planning Act*;

(f) the approval of a description under section 9 of the Condominium Act, 1998; or

(g) the issuing of a permit under the *Building Code Act, 1992* in relation to a building or structure.

(2) In respect of a particular development an education development charge will be collected once, but this does not prevent the application of this by-law to future development on the same property.

6. The Board has determined that the residential development of land to which this by-law applies increases education land costs.

Categories of Development and Uses of Land Subject to Education Development Charges

7. Subject to the provisions of this by-law, education development charges shall be imposed upon all categories of residential development and non-residential development.

8. Subject to the provisions of this by-law, education development charges shall be imposed upon all uses of land, buildings or structures.

PART II

EDUCATION DEVELOPMENT CHARGES

Residential Education Development Charges

9. Subject to the provisions of this by-law, an education development charge of $3,592.00 per dwelling unit shall be imposed upon the designated categories of residential development and the designated residential uses of land, buildings or structures, including a dwelling unit accessory to a non-residential use, and, in the case of a mixed-use building or structure, upon the dwelling units in the mixed-use building or structure.

<u>Exemptions from Residential Education Development Charges</u>

10. (1) In this section,

(a) "gross floor area" means the total floor area, measured between the outside of exterior walls or between the outside of exterior walls and the centre line of party walls dividing the building from another building, of all floors above the average level of finished ground adjoining the building at its exterior walls;

(b) "other residential building" means a residential building not in another class of residential building described in this section;

(c) "semi-detached or row dwelling" means a residential building consisting of one dwelling unit having one or two vertical walls, but no other parts, attached to another structure;

(d) "single detached dwelling" means a residential building consisting of one dwelling unit that is not attached to another building.

(2) Subject to sections 10(3) and (4), education development charges shall not be imposed with respect to,

(a) the enlargement of an existing dwelling unit that does not create an additional dwelling unit;

(b) the creation of one or two additional dwelling units in an existing single detached dwelling; or

(c) the creation of one additional dwelling unit in a semi-detached dwelling, a row dwelling, or any other residential building.

(3) Notwithstanding section 10(2)(b), education development charges shall be imposed in accordance with section 9 if the total gross floor area of the additional unit or two additional dwelling units exceeds the gross floor area of the existing single detached dwelling.

(4) Notwithstanding section 10(2)(c), education development charges shall be imposed in accordance with section 9 if the additional dwelling unit has a gross floor area greater than,

(a) in the case of a semi-detached or row dwelling, the gross floor area of the existing dwelling unit; or

(b) in the case of any other residential building, the gross floor area of the smallest dwelling unit already contained in the residential building.

11. (1) Education development charges under section 9 shall not be imposed with respect to the replacement, on the same site, of a dwelling unit that was destroyed by fire, demolition or otherwise, or that was so damaged by fire, demolition or otherwise as to render it uninhabitable.

(2) Notwithstanding section 11(1), education development charges shall be imposed in accordance with section 9 if the building permit for the replacement dwelling unit is issued more than 5 years after,

(a) the date the former dwelling unit was destroyed or became uninhabitable; or

(b) if the former dwelling unit was demolished pursuant to a demolition permit issued before the former dwelling unit was destroyed or became uninhabitable, the date the demolition permit was issued.

(3) Notwithstanding section 11(1), education development charges shall be imposed in accordance with section 9 against any dwelling unit or units on the same site in addition to the dwelling unit or units being replaced. The onus is on the applicant to produce evidence to the satisfaction of the Board, acting reasonably, to establish the number of dwelling units being replaced.

(4) Subject to section 16, education development charges shall be imposed in accordance with section 12 where the dwelling unit described in section 11(1) is replaced by or converted to, in whole or in part, non-residential development.

Non-Residential Education Development Charges

12. Subject to the provisions of this by-law, an education development charge of $0.97 per square foot of gross floor area of non-residential development shall be imposed upon the designated categories of non-residential development and the designated non-residential uses of land, buildings or structures and, in the case of a mixed use building or structure, upon the non-residential uses in the mixed-use building or structure.

Exemptions from Non-Residential Education Development Charges

13. Notwithstanding section 12 of this by-law, education development charges shall not be imposed upon a non-residential development if the development does not have the effect of creating gross floor area of non-residential development or of increasing existing gross floor area of non-residential development.

14. (1) Education development charges under section 12 shall not be imposed with respect to the replacement, on the same site, of a non-residential building or structure that was destroyed by fire, demolition or otherwise, or that was so damaged by fire, demolition or otherwise as to render it unusable.

(2) Notwithstanding section 14(1), education development charges shall be imposed in accordance with section 12 if the building permit for the replacement non-residential building or structure is issued more than 5 years after,

(a) the date the former building or structure was destroyed or became unusable; or

(b) if the former building or structure was demolished pursuant to a demolition permit issued before the former building or structure was destroyed or became unusable, the date the demolition permit was issued.

(3) Notwithstanding section 14(1), if the gross floor area of the non-residential part of the replacement building or structure exceeds the gross floor area of the non-residential part of the building or structure being replaced, education development charges shall be imposed in accordance with section 12 against the additional gross floor area. The onus is on the applicant to produce evidence to the satisfaction of the Board, acting reasonably, to establish the gross floor area of the non-residential building or structure being replaced.

(4) Subject to section 16, education development charges shall be imposed in accordance with section 9 if the non-residential building or structure described in section 14(1) is replaced by or converted to, in whole or in part, a dwelling unit or units.

15. (1) If a development includes the enlargement of the gross floor area of an existing industrial building, the amount of the education development charge that is payable in respect of the enlargement shall be determined in accordance with the following rules:

(a) if the gross floor area is enlarged by 50 per cent or less, the amount of the education development charge in respect of the enlargement is zero;

(b) if the gross floor area is enlarged by more than 50 per cent the amount of the education development charge in respect of the enlargement is the amount of the education development charge that would otherwise be payable multiplied by the fraction determined as follows:

(i) determine the amount by which the enlargement exceeds 50 per cent of the gross floor area before the enlargement;

(ii) divide the amount determined under paragraph (i) by the amount of the enlargement.

(2) For the purposes of section 15(1) the following provisions apply:

(a) the gross floor area of an existing industrial building shall be calculated as it existed prior to the first enlargement of such building for which an exemption under section 15(1) was sought;

(b) the enlargement of the gross floor area of the existing industrial building must be attached to such building;

(c) the enlargement must not be attached to the existing industrial building by means only of a tunnel, bridge, passageway, shared below grade connection, foundation, footing or parking facility, but must share a common wall with such building.

Redevelopment Conversion Credit

16. This section applies where an education development charge has previously been paid in respect of development on land and the land is being redeveloped, except where sections 10 and 11 and/or sections 14 and 15 apply:

(a) The education development charge payable in respect of the redevelopment will be calculated under this by-law;

(b) The education development charge determined under paragraph (a) will be reduced by a credit equivalent to the education development charge previously paid in respect of the land, provided that the credit shall not exceed the education development charge determined under paragraph (a);

(c) Where the redevelopment applies to part of the land the amount of the credit shall be calculated on a proportionate basis having regard to the development permissions being displaced by the new development. For example, if 10 per cent of non-residential gross floor area of a non-residential building is being displaced by residential development through conversion, the residential education development charge on the applicable number of units will be calculated under section 9, and the credit will be the education development charge originally paid on the gross floor area being converted subject to the limit in paragraph (b).

PART III

ADMINISTRATION

Payment of Education Development Charges

17. Education development charges are payable in full to the municipality in which the development takes place on the date a building permit is issued in relation to a building or structure on land to which this education development charge by-law applies.

18. The treasurer of the Board shall establish and maintain an educational development charge reserve fund in accordance with the Act, the Regulation and this by-law.

Payment by Services

19. Notwithstanding the payments required under section 17, and subject to section 257.84 of the Act, the Board may, by agreement, permit an owner to provide land for pupil accommodation in lieu of the payment of all or a part of the education development charges.

Collection of Unpaid Education Development Charges

20. Section 349 of the *Municipal Act, 2001* applies with necessary modifications with respect to an education development charge or any part of it that remains unpaid after it is payable.

Motion to Review the By-law

21. (1) Where it appears to the Board that the land values underlying the education development charge calculation are indicating higher costs than the Board is generally experiencing over a period of time sufficient to show the discrepancy with a reasonable degree of assurance, the Board shall consider a motion to study amending the by-law to reduce the charge.

(2) Where is appears to the Board that the land values underlying the education development charge calculation are indicating lower costs than the Board is generally experiencing over a period of time sufficient to show the discrepancy with a reasonable degree of assurance, the Board shall consider a motion to study amending the by-law to increase the charge.

Date By-law In Force

22. This by-law shall come into force on June 11, 2018.

Date By-law Expires

23. This by-law shall expire at the close of business on June 10, 2023, unless it is repealed at an earlier date.

Repeal

24. The Simcoe County District School Board Education Development Charges By-law (2013) is hereby repealed effective on the date this by-law comes into force.

Severability

25. In the event any provision, or part thereof, of this by-law is found by a court of competent jurisdiction to be ultra vires, such provision, or part thereof, shall be deemed to be severed, and the remaining portion of such provision and all other provisions of this by-law shall remain in full force and effect.

Interpretation

26. Nothing in this by-law shall be construed so as to commit or require the Board to authorize or proceed with any capital project at any time.

Short Title

27. This by-law may be cited as the Simcoe County District School Board Education Development Charges By-Law, 2018.

ENACTED AND PASSED this 5th day of June, 2018.

Chairperson	Director of Education and Secretary

SIMCOE MUSKOKA CATHOLIC DISTRICT SCHOOL BOARD PROPOSED DRAFT BY-LAW

SIMCOE MUSKOKA

CATHOLIC DISTRICT SCHOOL BOARD

EDUCATION DEVELOPMENT CHARGES BY-LAW NO. ____-18

A by-law for the imposition of education development charges in Simcoe County.

PREAMBLE

1. Section 257.54(1) of the *Education Act* (the "Act") enables a district school board to pass by-laws for the imposition of education development charges against land if there is residential development in its area of jurisdiction that would increase education land costs and the residential development requires one or more of the actions identified in section 257.54(2) of the Act;

2. The Simcoe Muskoka Catholic District School Board (the "Board") has determined that the residential development of land to which this by-law applies increases education land costs;

3. The balance in the Board's education development charge reserve fund at the time of expiry of Board By-Law No. 4502-13 will be less than the amount required to pay outstanding commitments to meet growth-related net education land costs, as calculated for the purposes of determining the education development charges imposed under that by-law;

4. The Board has referred its estimates of the total number of new elementary and secondary pupils and its estimates of the number of elementary and secondary school sites used to determine the net education land costs to the Ministry of Education and Training for approval, and such approval was given on June ___, 2018 under section 10 of Ontario Regulation 20/98;

5. The Board has conducted a review of its education development charge policies and held a public meeting on May 1, 2018, in accordance with section 257.60 of the Act;

6. The Board has given a copy of the education development charges background study relating to this by-law to the Minister of Education and to each school board having jurisdiction within the area to which this by-law applies in accordance with section 10 of Ontario Regulation 20/98;

7. The Board has complied with conditions prescribed by section 10 of Ontario Regulation 20/98;

8. The Board has given notice and held public meetings on May 1, 2018 and June 5, 2018, in accordance with section 257.63(1) of the Act and permitted any person who attended the public meeting to make representations in respect of the proposed education development charges; and

9. The Board has determined in accordance with section 257.63(3) of the Act that no additional public meeting is necessary in respect of this by-law.

NOW THEREFORE THE SIMCOE MUSKOKA CATHOLIC DISTRICT SCHOOL BOARD HEREBY ENACTS AS FOLLOWS:

PART I

APPLICATION

Defined Terms

1. In this by-law,

(a) "Act" means the *Education Act*, R.S.O 1990, c. E.2, as amended;

(b) "Board" means the Simcoe Muskoka Catholic District School Board;

(c) "development" includes redevelopment;

(d) "dwelling unit" means a room or suite of rooms used, or designed or intended for use by one person or persons living together in which culinary and sanitary facilities are provided for the exclusive use of such person or persons, and shall include, but is not limited to, a dwelling unit or units in an apartment, group home, mobile home, duplex, triplex, semi-detached dwelling, single detached dwelling, stacked townhouse and townhouse;

(e) "education land costs" means costs incurred or proposed to be incurred by the Board,

(i) to acquire land or an interest in land, including a leasehold interest, to be used by the Board to provide pupil accommodation;

(ii) to provide services to the land or otherwise prepare the site so that a building or buildings may be built on the land to provide pupil accommodation;

(iii) to prepare and distribute education development charge background studies as required under the Act;

(iv) as interest on money borrowed to pay for costs described in paragraphs (i) and (ii); and

(v) to undertake studies in connection with an acquisition referred to in paragraph (i);

(f) "education development charge" means charges imposed pursuant to this by-law in accordance with the Act;

(g) "existing industrial building" means a building used for or in connection with,

(i) manufacturing, producing, processing, storing or distributing something,

(ii) research or development in connection with manufacturing, producing or processing something,

(iii) retail sales by a manufacturer, producer or processor of something they manufactured, produced or processed, if the retail sales are at the site where the manufacturing, production or processing takes place,

(iv) office or administrative purposes, if they are,

a. carried out with respect to manufacturing, producing, processing, storage or distributing of something, and

b. in or attached to the building or structure used for that manufacturing, producing, processing, storage or distribution;

(h) "farm building" means a building or structure located on a farm which is necessary and ancillary to a farm operation including barns, tool sheds and silos and other farm related structures for such purposes as sheltering of livestock or poultry, storage of farm produce and feed, and storage of farm related machinery, and equipment used as part of a bona fide farming operation but shall not include a dwelling unit or other structure used for residential accommodation or any buildings or parts thereof used for other commercial, industrial or institutional purposes qualifying as non-residential development;

(i) "gross floor area" means the total floor area, measured between the outside of exterior walls or between the outside of exterior walls and the centre line of party walls dividing the building from another building, of all floors above the average level of finished ground adjoining the building at its exterior walls and, for the purpose of this definition, the non-residential portion of a mixed-use building is deemed to include one-half of any area common to the residential and non-residential portions of such mixed-use building or structure;

(j) "local board" means a local board as defined in the *Municipal Affairs Act*, other than a district school board defined in section 257.53(1) of the Act;

(k) "mixed use" means land, buildings or structures used, or designed or intended for use, for a combination of non-residential and residential uses;

(l) "non-residential use" means lands, buildings or structures or portions thereof used, or designed or intended for all uses other than residential use, and includes, but is not limited to, an office, retail, industrial or institutional use;

(m) "residential development" means lands, buildings or structures developed or to be developed for residential use; and

(n) "residential use" means lands, buildings or structures used, or designed or intended for use as a dwelling unit or units, and shall include a residential use accessory to a non-residential use and the residential component of a mixed use or of an agricultural use.

2. Unless otherwise expressly provided in this by-law, the definitions contained in the Act or the regulations under the Act shall have the same meanings in this by-law.

3. In this by-law where reference is made to a statute, a section of a statute, or a regulation, such reference will be deemed to be a reference to any successor statute, section or regulation.

Lands Affected

4. (1) Subject to section 4(b) hereof, this by-law applies to all lands in the corporate limits of Simcoe County;

(2) This by-law shall not apply to lands that are owned by and are used for the purpose of:

(a) a municipality or a local board thereof;

(b) a district school board;

(c) a public hospital receiving aid under the *Public Hospitals Act*;

(d) a publicly-funded university, community college or a college of applied arts and technology established under the *Ontario Colleges of Applied Arts and Technology Act, 2009*, or a predecessor statute;

(e) Metrolinx;

(f) every place of worship that is used primarily as a place of public worship and land used in connection therewith, and every churchyard, cemetery or burying ground, if they are exempt from taxation under section 3 of the *Assessment Act*;

(g) a farm building; and

(h) non-residential uses permitted pursuant to s. 39 of the *Planning Act*.

PART II

EDUCATION DEVELOPMENT CHARGES

5. (1) In accordance with the Act and this by-law, and subject to sections 9 and 10 hereof, the Board hereby imposes an education development charge against land undergoing residential development or redevelopment in the area of the by-law if the residential development or redevelopment requires any one of those actions set out in subsection 257.54(2) of the Act, namely:

(a) the passing of a zoning by-law or of an amendment to zoning by-law under section 34 of the *Planning Act*;

(b) the approval of a minor variance under section 45 of the *Planning Act*;

(c) a conveyance of land to which a by-law passed under subsection 50(7) of the *Planning Act* applies;

(d) the approval of a plan of subdivision under section 51 of the *Planning Act*;

(e) a consent under section 53 of the *Planning Act*;

(f) the approval of a description under section 50 of the *Condominium Act*; or

(g) the issuing of a permit under the *Building Code Act, 1992* in relation to a building or structure,

where the first building permit issued in relation to a building or structure for below ground or above ground construction is issued on or after the date the by-law comes into force.

(2) In respect of a particular development or redevelopment an education development charge will be collected once, but this does not prevent the application of this by-law to future development or redevelopment on the same property.

6. (1) In accordance with the Act and this by-law, and subject to sections 21 and 22 hereof, the Board hereby imposes an education development charge against land undergoing non-residential development or redevelopment in the area of the by-law which has the effect of increasing existing gross floor area of such development if the non-residential development or redevelopment requires any one of those actions set out in subsection 257.54(2) of the Act, namely:

(a) the passing of a zoning by-law or of an amendment to a zoning by-law under section 34 of the *Planning Act*;

(b) the approval of a minor variance under section 45 of the *Planning Act*;

(c) a conveyance of land to which a by-law passed under subsection 50(7) of the *Planning Act* applies;

(d) the approval of a plan of subdivision under section 51 of the *Planning Act*;

(e) a consent under section 53 of the *Planning Act*;

(f) the approval of a description under section 50 of the *Condominium Act*; or

(g) the issuing of a permit under the *Building Code Act, 1992* in relation to a building or structure,

where the first building permit issued in relation to a building or structure for below ground or above ground construction is issued on or after the date the by-law comes into force.

(2) In respect of a particular development or redevelopment an education development charge will be collected once, but this does not prevent the application of this by-law to future development or redevelopment on the same property.

7. Subject to the provisions of this by-law, the Board hereby designates all categories of residential development and non-residential development and all residential and non-residential uses of land, buildings or structures as those upon which education development charges shall be imposed.

Residential Education Development Charges

8. Subject to the provisions of this by-law, the Board hereby imposes an education development charge of One Thousand Four Hundred and Seventy-Two Dollars ($1,472.00) per dwelling unit upon the designated categories of residential development and the designated residential uses of lands, buildings or structures, including a dwelling unit accessory to a non-residential use, and, in the case of a mixed-use building or structure, upon the dwelling units in the mixed-use building or structure.

Exemptions from Residential Education Development Charges

9. (1) As required by subsection 257.54(3) of the Act, an education development charge shall not be imposed with respect to:

(a) the enlargement of an existing dwelling unit; or

(b) the creation of one or two additional dwelling units as prescribed in section 3 of Ontario Regulation 20/98 as follows:

NAME OF CLASS OF RESIDENTIAL BUILDING	DESCRIPTION OF CLASS OF RESIDENTIAL BUILDINGS	MAXIMUM NUMBER OF ADDITIONAL DWELLING UNITS	RESTRICTIONS
Single detached dwellings	Residential buildings, each of which contains a single dwelling unit, that are not attached to other buildings	Two	The total gross floor area of the additional dwelling unit or units must be less than or equal to the gross floor area of the dwelling unit already in the building
Semi-detached dwellings or row dwellings	Residential buildings, each of which contains a single dwelling unit, that have one or two vertical walls, but no other parts, attached to other buildings	One	The gross floor area of the additional dwelling unit must be less than or equal to the gross floor area of the dwelling unit already in the building
Other residential buildings	A residential building not in another class of residential building described in this table	One	The gross floor area of the additional dwelling unit must be less than or equal to the gross floor area of the smallest dwelling unit already in the building

10. (1) An education development charge under section 8 shall not be imposed with respect to the replacement, on the same site, of a dwelling unit that was destroyed by fire, demolition or otherwise, or that was so damaged by fire, demolition or otherwise as to render it uninhabitable.

(2) Notwithstanding subsection (1), education development charges shall be imposed under section 8 if the building permit for the replacement dwelling unit is issued more than 5 years after,

(a) the date the former dwelling unit was destroyed or became uninhabitable; or

(b) if the former dwelling unit was demolished pursuant to a demolition permit issued before the former dwelling unit was destroyed or became uninhabitable, the date the demolition permit was issued.

(3) Notwithstanding subsection (1), education development charges shall be imposed under section 8 against any dwelling unit or units on the same site in addition to the dwelling unit or units being replaced. The onus is on the applicant to produce evidence to the satisfaction of the Board, acting reasonably, to establish the number of dwelling units being replaced.

(4) Subject to section 15, an education development charge shall be imposed under section 8 where a non-residential building or structure is replaced by or converted to, in whole or in part, a residential building or structure.

Non-Residential Education Development Charges

11. Subject to the provisions of this by-law, the Board hereby imposes an education development charge of Forty Cents ($0.40) per square foot of gross floor area of non-residential development upon the designated categories of non-residential development and the designated non-residential uses of land, buildings or structures and, in the case of a mixed use building or structure, upon the non-residential uses in the mixed-use building or structure.

Exemptions from Non-Residential Education Development Charges

12. (1) As required by section 257.55 of the Act, if a development includes the enlargement of a gross floor area of an existing industrial building, the amount of the education development charge that is payable in respect of the enlargement is determined in accordance with the following rules:

(a) if the gross floor area is enlarged by 50 per cent or less, the amount of the education development charge in respect of the enlargement is zero;

(b) If the gross floor area is enlarged by more than 50 per cent the amount of the education development charge in respect of the enlargement is the amount of the education development charge that would otherwise be payable multiplied by the fraction determined as follows:

(i) Determine the amount by which the enlargement exceeds 50 per cent of the gross floor area before the enlargement;

(ii) Divide the amount determined under paragraph 1 by the amount of the enlargement.

(2) As required by section 5 of Ontario Regulation 20/98, subject to paragraphs (3) and (4), an education development charge under s. 11 shall not be imposed with respect to the replacement, on the same site, of a non-residential building that was destroyed by fire, demolition or otherwise, or that was so damaged by fire, demolition or otherwise as to render it unusable.

(3) Notwithstanding paragraph (2), an education development charge shall be imposed under section 11 against any additional gross floor area of any non-residential development on the same site in excess of the gross floor area of the non-residential building or structure being replaced, subject to the following calculation:

If the gross floor area of the non-residential part of the replacement building exceeds the gross floor area of the non-residential part of the building being replaced, the exemption applies with respect to the portion of the education development charge calculated in accordance with the following formula:

$$\text{Exempted portion} = \frac{\text{GFA (old)} \times \text{EDC}}{\text{GFA (new)}}$$

where,

"Exempted portion" means the portion of the education development charge that the board is required to exempt;

"GFA (old)" means the gross floor area of the non-residential part of the building being replaced;

"GFA (new)" means the gross floor area of the non-residential part of the replacement building;

"EDC" means the education development charge that would be payable in the absence of the exemption;

(4) The exemption in paragraph (2) does not apply if the building permit for the replacement building is issued more than five years after,

(a) the date the former building was destroyed or became unusable; or

(b) if the former building was demolished pursuant to a demolition permit issued before the former building was destroyed or became unusable, the date the demolition permit was issued;

(5) Subject to section 15, an education development charge shall be imposed under section 11 where a residential building or structure is replaced by or converted to, in whole or in part, a non-residential building or structure.

13. The education development charge to be imposed in respect of mixed use development shall be the aggregate of the amount applicable to the residential development component and the amount applicable to the non-residential development component.

Interim Review

14. (1) Where it appears to the Board that the land values underlying the education development charge calculation are predicting higher costs than the Board is generally experiencing over a period of time sufficient to show the discrepancy with a reasonable degree of assurance, the Board may consider a motion to study amending the By-law to reduce the charge.

(2) Where it appears to the Board that the land values underlying the education development charge calculation are predicting lower costs than the Board is generally experiencing over a period of time sufficient to show the discrepancy with a reasonable degree of assurance, the Board may consider a motion to study amending the By-law to increase the charge.

Credits

15. This section applies where an education development charge has previously been paid in respect of development on land and the land is being redeveloped, except where sections 9, 10 and/or 12 apply:

(a) The education development charge payable in respect of the redevelopment will be calculated under this by-law;

(b) The education development charge determined under paragraph (a) will be reduced by a credit equivalent to the education development charge previously paid in respect of the land, provided that the credit shall not exceed the education development charge determined under paragraph (a);

(c) Where the redevelopment applies to part of the land the amount of the credit shall be calculated on a proportionate basis having regard to the development permissions being displaced by the new development. For example, if 10% of non-residential gross floor area of a non-residential building is being displaced by residential development through conversion, the residential education development charge on the applicable number of units will be calculated under section 8 of the by-law, and the credit will be the education development charge originally paid on the gross floor area being converted subject to the limit in paragraph (b).

PART III

ADMINISTRATION

Payment of Education Development Charges

16. The education development charge in respect of a development is payable to the municipality in which the land is situate on the date that the first building permit is issued in relation to a building or structure on land to which the education development charge applies.

17. Education development charges shall be paid by cash, certified cheque or bank draft.

18. The treasurer of the Board shall establish and maintain an education development charge reserve fund in accordance with the Act, the regulation and this By-law.

19. Withdrawals from an EDC Account shall be made in accordance with the Act, the Regulations and this By-Law.

Payment by Services

20. Subject to the requirements of the Act, the Board may by agreement permit an owner to provide land in lieu of the payment of all or any portion of an education development charge. In such event, the treasurer of the Board shall advise the treasurer of the municipality in which the land is situate of the amount of the credit to be applied to the education development charge.

Collection of Unpaid Education Development Charges

21. In accordance with section 257.96 of the Act, section 349 of the *Municipal Act, 2001*, applies with necessary modifications with respect to an education development charge or any part of it that remains unpaid after it is payable.

Date By-law In Force

22. This by-law shall come into force on June 11, 2018.

Date By-law Expires

23. This by-law shall expire at the close of business on June 10, 2023, unless it is repealed at an earlier date.

Repeal

24. Simcoe Muskoka Catholic District School Board Education Development Charges By-Law No. 4502-13 is repealed effective as of the date this by-law comes into force.

Severability

25. Each of the provisions of this by-law are severable and if any provision hereof should for any reason be declared invalid by a court or tribunal, the remaining provisions shall remain in full force and effect.

Interpretation

26. Nothing in this by-law shall be construed so as to commit or require the Board to authorize or proceed with any particular capital project at any time.

Short Title

27. This by-law may be cited as the Simcoe Muskoka Catholic District School Board Education Development Charges By-law No. ____-18.

ENACTED AND PASSED this 5th day of June, 2018.

Chairperson	Director of Education and Secretary

APPENDIX C

EDUCATION DEVELOPMENT CHARGE POLICIES AND STATEMENTS ON ALTERNATIVE ACCOMMODATION ARRANGEMENTS AND OPERATING BUDGET SURPLUS

SIMCOE COUNTY DISTRICT SCHOOL BOARD

TO: The Chairperson and Members of the Simcoe County District School Board

FROM: Superintendent of Business and Facility Services

SUBJECT: **EDUCATION DEVELOPMENT CHARGES POLICY MATTERS**

1. Background

An Education Development Charge ("EDC") is a tool available to school boards to raise funds from new development to purchase school sites and pay for site works required for the preparation of sites that will accommodate growth related to pupils. School boards do not receive funding from the ministry to acquire new sites; however, boards are legislatively afforded the opportunity to acquire funds through the implementation of EDC by-laws.

The Board received Report No. BF-I-3, Education Development Charge By-law Renewal Process, dated November 1, 2017, advising that staff had initiated the process of developing an EDC by-law to replace the board's current by-law which was enacted on October 29, 2013 and came into force on November 4, 2013. The current EDC by-law has a term of five years and will expire on November 3, 2018 unless repealed sooner. The five-year term of the current EDC by-law is the maximum permitted by the *Education Act*.

The *Education Act* and Ontario Regulation 20/98 made under that statute prescribe the qualifications and requirements that a school board must satisfy in order to enact an EDC by-law.

2. Policy Issues

Watson and Associates Economists Ltd. was selected to develop new EDC rates prior to the expiry of the current by-law. The Board received an introductory presentation from Mr. Jack Ammendolia of Watson and Associates Economists Ltd. on January 10, 2018 that provided background information on EDCs, an overview of the current by-law, and the next steps to consider leading up to the enactment of a replacement by-law. As set out in the presentation, the Board will be required to make policy decisions regarding the following issues:

a) percentage of growth-related net education land costs to be covered by EDCs;
b) option to implement jurisdiction-wide or sub-area charges;
c) non-statutory residential exemptions;
d) non-statutory non-residential exemptions;
e) option to implement a uniform charge for all forms of residential development or differentiated charges based on unit type;
f) demolition and conversion credits;
g) percentage of net education land costs to be collected from residential/non-residential percentage of charge;
h) by-law term;
i) collection of EDC funds;
j) applying surplus operating funds to purchase sites; and,
k) alternative accommodation policy requirements.

The Board is in a position at this time to address policy issues 2(j) and 2(k) set out above. The determination of the remaining issues is subject to the consideration of further information that may arise during the public process.

3. Policy Issue 2(j): Review of Operating Savings

Ontario Regulation 20/98, Section 9(1), paragraph 8 requires:

> "*A statement from the board stating that it has reviewed its operating budget for savings that could be applied to reduce growth-related net education land costs, and the amount of any savings which it proposes to apply, if any*."

The operating budget for savings was reviewed from the non-classroom part of the estimates and staff determined there was a modest surplus in that part of the budget for 2016-2017. Although there may have been a surplus, staff recommend that such funds be committed to other priorities (program, facilities) rather than to reduce growth-related net education land costs and EDCs.

4. Policy Issue 2(k): Alternative Accommodation Arrangements

Ontario Regulation 20/98, Section 9, Paragraph 6, requires a board to adopt a policy:

> *"concerning possible arrangement with municipalities, school boards or other persons or bodies in the public or private sector, including arrangements of a long-term or co-operative nature, which would provide accommodation for new elementary school pupils and new secondary school pupils, without imposing education development charges, or with a reduction in such charges."*

The Board approved the following policy on alternative arrangements, on September 27, 2000:

> "The Board will consider possible arrangements with municipalities, school boards or other persons or bodies in the public or private sector, including arrangement of a long-term or co-operative nature, which would provide accommodation for new elementary school pupils and new secondary school pupils who are resident pupils of the Board, subject to the following*:*
>
> *i) The arrangement must be cost effective and advantageous for the board compared to other possible arrangements including acquisition of a school site and construction of a free-standing building.*
>
> *ii) the arrangement shall comply with any guideline issued by the Ministry of Education imposing education development charge.*
>
> *iii) the Board may enter into lease arrangements respecting school facilities intended to be used to accommodate peak enrolment, but shall not enter into such arrangements respecting school facilities that are necessary to accommodate long-term enrolment unless the arrangement could result in ownership at the board's discretion.*

> iv) *the Board shall retain sufficient governance authority over the facility to ensure that it is able to deliver the appropriate educational program to its pupils, and to ensure that the facility's identity, ambience and integrity are preserved."*

Staff advise that there were no opportunities available or presented to the Board to enter into the type of arrangement contemplated by this policy which had the potential to reduce EDCs.

5. Conclusion

This report examined policy issues related to surplus operating savings and alternative accommodation arrangements. Staff advise that: (i) although there was a modest operating budget surplus, it is recommended that such funds be committed to non-EDC related priorities, and (ii) there have not been any opportunities to facilitate alternative accommodation arrangements with the development community, municipalities or the public for growth-related school sites that would reduce EDCs.

RECOMMENDATIONS

1. That the Board approve any operating budget surplus be committed to non-EDC related priorities rather than being utilized to reduce EDCs, as set out in Report No. D-5-a, Education Development Charges Policy Matters, dated March 28, 2018.

2. That the Board affirms there have not been any opportunities to facilitate alternative accommodation arrangements that would reduce EDCs, as set out in Report No. D-5-a, Education Development Charges Policy Matters, dated March 28, 2018.

Respectfully submitted by:

Brian Jeffs
Superintendent of Business and Facility Services

Approved for submission by:

Steve Blake
Director of Education

March 28, 2018

Simcoe County District School Board

SCDSB Update 10 – March 28, 2018

This update provides highlights of the Simcoe County District School Board (SCDSB) Board Meeting held Wednesday, March 28, 2018. Agendas and/or reports considered at this meeting are available at www.scdsb.on.ca.

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Report from Student Trustees

Student Trustee Ramneet Kaloti noted that Student Senate met with Stephanie Ross, Liaison Public Health Nurse for the Simcoe Muskoka District Health Unit (SMDHU) to discuss issues students are facing related to physical health, mental health and substance abuse. Student Senate discussed coping strategies and were provided with resources from the SMDHU. Student Senate members shared ideas and initiatives from their schools and noted that the extended time allotment for students to complete the Ontario Secondary School Literacy Test (OSSLT) will help to reduce stress students experience related to timed tests. Student Trustee Kaloti also took the opportunity to promote the Student Trustee election on April 24, 2018.

Report from the Closed Session of the Board in Committee of the Whole

The Board ratified the following recommendations taken in the Closed Session meeting of the Committee of the Whole on Wednesday, March 28, 2018:

1. That the Board approve entering into an Agreement to Lease with the County of Simcoe for the purposes of co-locating the SASS program and Adult and Continuing Education Learning Centre in the Town of Collingwood, as set out in Report No. CL-BF-D-1, Collingwood Continuing Education and Simcoe Alternative Secondary School Lease, dated March 7, 2018.

2. That the Board approve the School/System Administrator Eligibility List as set out in Report No. CL-HR-D-1 School/System Administrator Eligibility List–March 2018, dated March 21, 2018.

D-4-a Business and Facilities (March 7, 2018)

The Board approved the following motions:

1. That the Board approve the revisions to Policy No. 2130, Student Trustee Representation on the Board, as set out in APPENDIX C of Report No. BF-D-1, Revisions to Policy No. 2130 – Student Trustee Representation on the Board, dated March 7, 2018.

2. That the Board approve an Attendance Area Review be undertaken, commencing in the spring of 2018, that includes Birchview Dunes Elementary School, Worsley Elementary School, and in consideration of a new Wasaga Beach Elementary School, as set out in Report No. BF-D-2, Capital Plan 2018-2019, dated March 7, 2018.

3. That the Board approve a Program Review be undertaken, commencing in the spring of 2018, that includes Forest Hill Public School, W.R. Best Memorial Elementary School, and in consideration of a new Oro-Medonte elementary school, as set out in Report No. BF-D-2, Capital Plan 2018-2019, dated March 7, 2018.

4. That the Board approve the schools closed to new out-of-area students for the 2018-2019 school year, as set out in Report No. BF-D-2, Capital Plan 2018-2019, dated March 7, 2018.

5. That the Board declare the Bradford Elementary School property surplus, as set out in Report No. BF-D-2, Capital Plan 2018-2019, dated March 7, 2018.

6. That the Board approve the disposition of the Bradford Elementary School property in accordance with Ontario Regulation 444/988, as set out in Report No. BF-D-2, Capital Plan 2018-2019, dated March 7, 2018.

7. That the Board approve the pursuit of facility partnership opportunities for the capital projects under consideration, as set out in Report No. BF-D-2, Capital Plan 2018-2019, dated March 7, 2018.

8. That the Board approve the Capital Plan, as set out in APPENDIX A of Report No. BF-D-2, Capital Plan 2018-2019, dated March 7, 2018.

9. That the Board approve that there are no additional trustees required due to population density or area factors, as set out in Report No. BF-D-3, Trustee Determination and Distribution: 2018, dated March 7, 2018.

10. That the Board approve that no areas within the Board's jurisdiction be considered a low population area for election purposes, as set out in Report No. BF-D-3, Trustee Determination and Distribution: 2018, dated March 7, 2018.

11. That the Board approve the Trustee Determination of 11

Trustees, and the Trustee Distribution, as set out in APPENDIX D-4 of Report No. BF-D-3, Trustee Determination and Distribution: 2018, dated March 7, 2018.

D-4-b Audit Committee (March 19, 2018)
The Board approved the following motion:

1. That the Board approve the amended 2017-2018 Regional Internal Audit Plan, as set out in APPENDIX A, of Report No. AUD-D-1, 2017-2018 Internal Audit Update, dated March 19, 2018.

D-4-c Program Standing (March 21, 2018)
The Board approved the following motions:

1. That the Board approve the submission of the regular school year calendar for 2018 - 2019 to the Ministry of Education for approval, as set out in APPENDIX A of Report No. PRO-D-1, Regular School Year Calendar 2018 - 2019, dated March 21, 2018.

2. That the Board approve revisions to Policy No. 4141 – Surplus and Obsolete Learning Materials, as set out in APPENDIX C of Report No. PRO-D-2, Revisions to Policy No. 4141 – Surplus and Obsolete Learning Materials, dated March 21, 2018.

3. That the Board approve revisions to Policy No. 4180 – Assessment, Evaluation and Reporting of Student Achievement, as set out in APPENDIX C of Report No. PRO-D-3, Revisions to Policy No. 4180 – Assessment, Evaluation and Reporting of Student Achievement, dated March 21, 2018.

D-5-a Education Development Charges Policy Matters
The Board approved the following motions:

1. That the Board approve any operating budget surplus be committed to non-EDC related priorities rather than being utilized to reduce EDCs, as set out in Report No. D-5-a, Education Development Charges Policy Matters, dated March 28, 2018.

2. That the Board affirms there have not been any opportunities to facilitate alternative accommodation arrangements that would reduce EDCs, as set out in Report No. D-5-a, Education Development Charges Policy Matters, dated March 28, 2018.

D-5-b Trustee Replacement Process
SCDSB trustees accepted the resignation of Trustee Wayne Clements, effective March 31, 2018. Trustee Clements represented the constituents of Adjala-Tosorontio, Essa and Borden on the Board of Trustees. A replacement will be named through an appointment process. Details about the process and how to apply will be available on the SCDSB website.

The Board approved the following motions:

1. That the Board accept with regret and best wishes the notice of resignation from Wayne Clements, effective March 31, 2018, as set out in Report No. D-5-b, Trustee Replacement Process, dated March 28, 2018.

2. That the Board approve that the current elected members appoint a qualified person to fill the vacancy created by Trustee Clements, within 90 days after the office became vacant, as outlined in option (a) under Current Status as set out in Report No. D-5-b, Trustee Replacement Process, dated March 28, 2018.

D-5-c Schedule of August 2018 Board Meeting
The Board approved the following motion:

1. That the Board approve the rescheduling of the August Board meeting from August 22, 2018 to August 29, 2018, as set out in Report No. D-5-c, Schedule of August 2018 Board Meeting, dated March 28, 2018.

Other Reports Received as Information
D-6-a Human Resources - March 21, 2018

Questions and Proposals from Trustees

Chair Beacock thanked Trustee Clements for his time as a trustee with the Board. Trustee Clements thanked the trustees and staff for their support during his time with the Board.

Chair Beacock noted his appreciation for the efforts of the staff at Boyne River Public School in hosting a successful grand opening celebration.

Vice-chair Lloyd congratulated Laura Lee Matthie, music teacher from Orillia Secondary School, for winning the MusiCounts Teacher of the Year award and accepting her award at the Junos.

Director's Comments
Director Blake reported that the SCDSB is fortunate to have a student from Bear Creek Secondary School selected to sit on the Ontario Ministry of Education Minister's Student Advisory Council for 2018-19. Director Blake spoke to the leadership of students within the board, noting that a number of SCDSB students over the years have had the prestigious honour to represent their peers from around the province on this council.

Director Blake also reported that the SCDSB is being recognized at a reception in April with the Nottawasaga Valley Conservation Authority (NVCA) partner award for its long-standing support of outdoor and environmental education for youth in the Nottawasaga Valley. Director Blake spoke to the importance of this award in terms of the board's strategic plan, which places an emphasis on environmental practices and outdoor learning. He noted it is a great recognition of all of the work that students and staff are doing around the system with the

SIMCOE MUSKOKA CATHOLIC DISTRICT SCHOOL BOARD

BACKGROUND INFORMATION:

The Board is in the process of replacing its current Education Development Charge By-law. Ontario Regulation 20/98, made under the Education Act, governs various aspects of Education Development Charges (EDCs). Of concern in the Regulation is the application of an operating surplus to education development charges and alternative accommodation arrangements.

The *Education Act* and Ontario Regulation 20/98 made under that statute prescribe the qualifications and requirements that a school board must satisfy in order to enact an EDC by-law.

Policy Issues

Watson and Associates Economists Ltd. was selected to develop new EDC rates prior to the expiry of the current by-law. The Board received an introductory presentation from Mr. Jack Ammendolia of Watson and Associates Economists Ltd. on February 14, 2018 that provided background information on EDCs, an overview of the current by-law, and the next steps to consider leading up to the enactment of a replacement by-law. As set out in the presentation, the Board will be required to make policy decisions regarding the following issues:

a) percentage of growth-related net education land costs to be covered by EDCs;
b) option to implement jurisdiction-wide or sub-area charges;
c) non-statutory residential exemptions;
d) non-statutory non-residential exemptions;
e) option to implement a uniform charge for all forms of residential development or differentiated charges based on unit type;
f) demolition and conversion credits;
g) percentage of net education land costs to be collected from residential/non-residential percentage of charge;
h) by-law term;
i) collection of EDC funds;
j) applying surplus operating funds to purchase sites; and,
k) alternative accommodation policy requirements.

The Board is in a position at this time to address policy issues 2(j) and 2(k) set out above. The determination of the remaining issues is subject to the consideration of further information that may arise during the public process.

Statement on Operating Budget Surplus

Paragraph 8 of Section 9(1) of Ontario Regulation 20/98 requires that the Board include a statement in the EDC Background Study stating that it has reviewed its operating budget for savings that could be applied to reduce growth-related net education land costs and the amount of any savings that it proposes to apply, if any.

Under the General Legislative Grant Regulation, only a surplus from the non-classroom section of the estimates is eligible to be used to acquire school sites, and thereby reduce the growth-related net education land costs and the EDC that may be levied by the Board.

Where there has been, or appears that there will be, a surplus in the non-classroom section of the estimates in a fiscal year, the Board must determine whether all, part or none of the surplus will be designated for the purpose of acquiring school sites by purchase, lease or otherwise.

A review of the 2017-18 operating budget discloses that there will not be a surplus of operating funds available to allocate to education development charges. Moreover, it is projected that there will not be a surplus of operating funds available in the next year's forecasted operating budget. Based on the foregoing, the Board is unable to designate surplus funds for the purpose of acquiring school sites.

The Board's reasons for stating that there will be no operating budget surplus available to reduce growth-related net education land costs and the resulting EDC are as follows:

- lack of operating surplus;
- shortfalls in other areas of the operating budget; and
- significant backlog of facility renewal.

Alternative Accommodation Arrangements

Paragraph 6 of Section 9(1) of Ontario Regulation 20/98 requires that the Board consider possible arrangements with municipalities, school boards or other persons or bodies in the public or private sector, including arrangements of a long-term or co-operative nature, which would provide accommodation for new elementary school pupils and new secondary school pupils, without imposing EDCs, or with a reduction in such a charge.

The alternative accommodation arrangements that the Board may wish to consider include purchases, lease / buy backs, site exchanges and joint-venture partnerships. These alternative arrangements, if properly structured, have the potential to reduce site size requirements, improve service delivery, reduce duplication of public facilities and maximize the use of available funds.

Paragraph 7 of Section 9(1) of Ontario Regulation 20/98 requires that the Board include in the EDC Background Study a statement concerning how alternative accommodation arrangements were implemented, and if it was not implemented, an explanation of why it was not implemented.

To date, there have not been any proposals for alternative accommodation arrangements presented to the Board. It is important to note that Ontario Regulation 20/98 does not require the Board to independently pursue such opportunities.

In summary, there were no opportunities or proposals for alternative accommodation arrangements advanced, nor did the Board identify any proposals which were considered appropriate having regard to its short-term and long-term needs.

RECOMMENDATIONS

The Simcoe Muskoka Catholic District School Board confirms that there is not an operating surplus available in the non-classroom portion of the budget that can be applied to reduce growth-related net education land costs.

The Simcoe Muskoka Catholic District School Board states that there have been no opportunities to implement alternative accommodation arrangements.

APPENDIX D
AREA SPECIFIC EDC ANALYSIS

APPENDIX D - EDUCATION DEVELOPMENT CHARGE MINISTRY OF EDUCATION FORMS SUBMISSION – AREA SPECIFIC ANALYSIS

As mentioned in the foreword to this study, an additional analysis has been prepared that considers area specific EDCs based on separate bylaw areas for the North area of the Boards' jurisdiction and the South area of the jurisdiction. The 'North' area consists of the Municipalities of Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Penetanguishene, Orillia, Ramara and Severn. The 'South' area consists of the Municipalities of Adjala-Tosorontio, New Tecumseh, Bradford West Gwillimbury, Springwater, Oro-Medonte, Innisfil, Essa and Barrie.

All enrolment projections, demographic data, residential forecasts and valuation assumptions used in the jurisdiction-wide approach have remained unchanged in the area specific approach.

It is important to note that the reserve fund deficit that was incurred on a jurisdiction-wide collection basis had to be allocated to each separate bylaw area for the purposes of this analysis. The jurisdiction wide deficits for each school board were allocated to each area specific jurisdiction based on the projection of future residential units. That is to say, that 28% of future projected residential units are estimated to occur in the 'North' bylaw area and thus 28% of the deficit is allocated to the 'North' and the remaining 72% is allocated to the 'South'.

Area	Projected Units	Percentage
North	24,385	28%
South	61,967	72%
Total	**86,352**	

SCDSB Reserve Fund Balance:	**-$ 3,599,955**
North:	**-$ 1,016,594**
South:	**-$ 2,583,361**

SMCDSB Reserve Fund Balance:	**-$ 9,555,147**
North:	**-$ 2,698,284**
South:	**-$ 6,856,863**

SIMCOE COUNTY DISTRICT SCHOOL BOARD
NORTH BYLAW AREA

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form B - Dwelling Unit Summary

PROJECTION OF GROSS NEW DWELLING UNITS BY PLANNING REVIEW AREA

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033	Total All Units
Clearview, Collingwood, Wasaga Beach																
Low Density	556	511	511	498	499	499	586	586	577	579	582	643	646	606	606	**8,485**
Medium Density	178	187	188	191	191	191	196	195	200	200	201	207	208	194	194	**2,921**
High Density	90	101	102	104	105	107	124	126	128	131	132	148	150	147	147	**1,842**
Total	**824**	**799**	**801**	**793**	**795**	**797**	**906**	**907**	**905**	**910**	**915**	**998**	**1,004**	**947**	**947**	**13,248**
Midland, Penetanguishene, Tay, Tiny																
Low Density	159	151	143	139	139	150	171	172	175	180	181	184	186	187	187	**2,376**
Medium Density	23	22	21	22	22	26	88	90	93	95	98	100	102	104	104	**1,010**
High Density	21	22	21	22	22	28	50	52	53	54	56	57	58	60	60	**636**
Total	**194**	**186**	**176**	**175**	**175**	**196**	**301**	**306**	**313**	**321**	**327**	**333**	**338**	**344**	**344**	**4,022**
Orillia, Ramara, Severn																
Low Density	290	292	293	292	301	303	305	307	307	316	318	320	321	319	319	**4,729**
Medium Density	58	59	61	61	65	67	69	71	72	73	76	78	81	83	83	**1,057**
High Density	64	65	66	67	89	91	93	94	96	96	98	100	102	104	104	**1,329**
Total	**421**	**425**	**429**	**429**	**464**	**470**	**476**	**481**	**483**	**493**	**500**	**506**	**512**	**513**	**513**	**7,115**
Total Jurisdiction																
Low Density	1,005	954	947	929	939	952	1,062	1,065	1,058	1,074	1,080	1,146	1,152	1,112	1,112	**15,590**
Medium Density	259	268	270	274	278	284	353	356	365	368	375	385	391	381	381	**4,988**
High Density	175	188	189	193	216	226	267	272	277	281	286	305	310	311	311	**3,807**
Total	**1,439**	**1,410**	**1,406**	**1,397**	**1,434**	**1,463**	**1,683**	**1,694**	**1,701**	**1,724**	**1,742**	**1,837**	**1,854**	**1,804**	**1,804**	**24,385**

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form C - Net New Dwelling Units - By-Law Summary

Elementary Planning Review Areas	Number of Units
Clearview, Collingwood, Wasaga Beach	13,248
Midland, Penetanguishene, Tay, Tiny	4,022
Orillia, Ramara, Severn	7,115

Grand Total Gross New Units In By-Law Area	24,385
Plus: Seasonal Units Not Included In Growth Forecast	4,187
Less: Statutorily Exempt Units In By-Law Area	317
Total Net New Units In By-Law Area	**28,255**

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form D - Non-Residential Development

D1 - Non-Residential Charge Based On Gross Floor Area (sq. ft.)

Total Estimated Non-Residential Board-Determined Gross Floor Area to be Constructed Over 15 Years From Date of By-Law Passage:	**11,728,869**
Less: Board-Determined Gross Floor Area From Exempt Development:	**1,172,887**
Net Estimated Board-Determined Gross Floor Area:	**10,555,982**

Simcoe County District School Board - Area Specific Analysis North Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Elementary Panel

Municipality	Dwelling Unit Type	Net New Units	Elementary Pupil Yield	Elementary Growth-Related Pupils
Clearview, Collingwood, Wasaga Beach	Low Density	8,485	0.185	1,572
	Medium Density	2,735	0.145	396
	High Density	1,842	0.051	94
	Total	13,062	0.158	2,062
Midland, Penetanguishene, Tay, Tiny	Low Density	2,376	0.136	324
	Medium Density	946	0.091	86
	High Density	636	0.026	16
	Total	3,958	0.108	427
Orillia, Ramara, Severn	Low Density	4,729	0.204	966
	Medium Density	990	0.154	153
	High Density	1,329	0.050	66
	Total	7,048	0.168	1,185
		SUBTOTAL:		3,674
		LESS: Available Pupil Places:		545
		NET GROWTH RELATED PUPILS:		3,129

Simcoe County District School Board - Area Specific Analysis North Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Secondary Panel

Municipality	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Clearview, Collingwood, Wasaga Beach	Low Density	8,485	0.064	547
	Medium Density	2,735	0.051	138
	High Density	1,842	0.014	26
	Total	13,062	0.054	711
Midland, Penetanguishene, Tay, part of Tiny, part of Springwater, part of Oro-Medonte	Low Density	2,709	0.058	157
	Medium Density	1,006	0.035	35
	High Density	663	0.010	7
	Total	4,378	0.045	199
Orillia, Ramara, Severn, east Oro-Medonte	Low Density	4,396	0.097	426
	Medium Density	929	0.058	54
	High Density	1,302	0.011	14
	Total	6,627	0.075	495
		SUBTOTAL:		1,405
		LESS: Available Pupil Places:		783
		NET GROWTH RELATED PUPILS:		622

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE02** **Clearview, Collingwood, Wasaga Beach**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Admiral Collingwood Elementary School	487	4	571	530	510	486	481	481	454	451	435	447	451	458	466	476	486	496
Birchview Dunes Elementary School	599	2	678	672	664	641	627	636	622	619	614	610	623	634	645	658	672	686
Byng Public School	-	8	260	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Cameron Street Public School*	504	10	505	498	489	468	453	445	438	435	433	436	441	449	458	467	477	486
Clearview Meadows Elementary School*	366	2	275	400	385	376	353	332	319	315	315	321	326	333	340	347	354	361
Connaught Public School	309	4	223	215	208	203	196	189	180	179	182	175	178	181	184	188	191	195
Mountain View Elementary School*	386	4	374	349	328	304	298	292	287	275	275	270	273	278	283	288	293	299
New Lowell Central Public School	245	4	243	236	233	234	230	233	233	242	241	241	243	247	252	257	263	268
Nottawa Elementary School	222	2	300	283	266	259	250	248	237	231	223	221	223	227	231	236	241	246
Nottawasaga & Creemore Public School	176	1	215	205	195	183	177	174	163	162	161	155	157	160	163	166	169	173
Worsley Elementary School	455	4	571	583	598	602	594	591	594	581	587	578	578	588	599	611	624	637
Stayner CI Grade 7/8	92	0		99	105	100	95	106	110	99	87	77	71	69	69	70	72	74
Students Out To South Bylaw Area				- 32	- 31	- 30	- 29	- 29	- 28	- 28	- 28	- 28	- 28	- 28	- 29	- 29	- 30	- 31
TOTAL:	**3,841.0**	**45**	**4,215**	**4,039**	**3,950**	**3,826**	**3,725**	**3,699**	**3,610**	**3,560**	**3,525**	**3,501**	**3,535**	**3,596**	**3,661**	**3,734**	**3,813**	**3,891**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	141	**274**	**406**	**535**	**664**	**784**	**924**	**1,063**	**1,200**	**1,337**	**1,472**	**1,624**	**1,776**	**1,919**	**2,062**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**2,062**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**2,062**

NOTES
*Capacities reflects approved additions to be built between 2018 and 2020

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE03** **Midland, Penetanguishene, Tay, Tiny**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Bayview Public School	395	6	333	331	331	331	322	321	318	312	322	317	322	325	329	331	334	337
Huron Park Public School	404	6	356	366	402	434	459	455	438	418	419	423	421	425	431	433	436	439
James Keating Elementary School	314	0	266	260	258	257	253	255	251	244	239	244	246	249	252	253	255	258
Mundy's Bay Public School	464	1	572	552	521	515	506	509	504	509	520	523	525	529	535	539	544	548
Tay Shores Public School	504	0	526	514	513	508	507	515	511	509	512	514	514	518	524	528	532	537
Wyevale Central Public School	190	0	259	259	251	255	251	254	246	242	230	231	226	228	231	232	234	236
TOTAL:	**2,271.0**	**13**	**2,312**	**2,282**	**2,276**	**2,300**	**2,298**	**2,310**	**2,267**	**2,232**	**2,242**	**2,252**	**2,254**	**2,274**	**2,302**	**2,317**	**2,335**	**2,355**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	20	**39**	**57**	**75**	**93**	**120**	**155**	**190**	**226**	**263**	**294**	**326**	**359**	**393**	**427**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**427**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**427**

NOTES

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE04** **Orillia, Ramara, Severn**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Brechin Public School	245	0	189	185	181	172	167	158	145	146	143	136	138	137	135	135	135	135
Coldwater/Moonstone Public School	337	0	342	346	344	336	341	341	342	338	326	328	320	322	320	320	319	318
Couchiching Heights Public School	303	0	289	280	264	258	244	242	226	225	217	219	216	214	212	212	212	212
Harriett Todd Public School	576	7	539	545	536	532	533	529	509	506	503	495	495	493	488	488	489	489
Lions Oval Public School	463	4	453	464	466	472	461	457	439	435	420	413	418	415	411	411	411	411
Marchmont Public School	305	5	377	364	360	339	349	338	338	332	331	323	320	318	314	314	314	314
Orchard Park Public School	390	6	439	425	416	412	386	369	360	352	341	341	342	339	335	336	336	336
Rama Central Public School	236	3	205	198	192	187	182	179	174	177	163	161	165	164	162	162	162	162
Regent Park Public School	487	3	536	528	532	519	543	538	522	528	511	497	489	485	477	478	478	478
Severn Shores Public School	317	2	363	378	391	397	389	390	392	382	378	373	373	371	366	367	367	367
Uptergrove Public School	245	1	285	275	269	261	251	243	233	230	228	216	219	217	215	215	215	215
Students Out To South Bylaw Area				**- 92**	**- 91**	**- 89**	**- 88**	**- 87**	**- 85**	**- 84**	**- 82**	**- 81**	**- 80**	**- 80**	**- 79**	**- 79**	**- 79**	**- 79**
TOTAL:	**3,904.0**	**31**	**4,017**	**3,898**	**3,860**	**3,797**	**3,757**	**3,697**	**3,597**	**3,568**	**3,479**	**3,422**	**3,416**	**3,394**	**3,356**	**3,358**	**3,359**	**3,359**
AVAILABLE PUPIL PLACES:																		**545**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	63	127	192	257	326	400	477	554	632	713	805	899	994	1,089	1,185

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,185**
2	**Available Pupil Places in Existing Facilities**	**545**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**640**

NOTES

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS02** **Clearview, Collingwood, Wasaga Beach**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	**Current OTG Capacity**	**Number of Temp Facilities**	**Current 2017/ 2018**	**Year 1 2018/ 2019**	**Year 2 2019/ 2020**	**Year 3 2020/ 2021**	**Year 4 2021/ 2022**	**Year 5 2022/ 2023**	**Year 6 2023/ 2024**	**Year 7 2024/ 2025**	**Year 8 2025/ 2026**	**Year 9 2026/ 2027**	**Year 10 2027/ 2028**	**Year 11 2028/ 2029**	**Year 12 2029/ 2030**	**Year 13 2030/ 2031**	**Year 14 2031/ 2032**	**Year 15 2032/ 2033**
Collingwood CI	1,260.0	1	1,422	1,471	1,462	1,507	1,416	1,340	1,357	1,321	1,299	1,340	1,264	1,190	1,138	1,083	1,069	1,081
Stayner CI	303.0	1	295	307	303	312	326	297	298	295	290	299	282	266	246	227	221	222
Collingwood A.L.C.	21.0	0	28	33	30	32	32	32	32	32	32	32	32	32	32	32	32	32
Collingwood Alternative	0.0	0	28	28	28	28	28	28	28	28	28	28	28	28	28	28	28	28
Students In From South Bylaw Area				**44**	**44**	**45**	**43**	**41**	**41**	**40**	**40**	**41**	**39**	**36**	**35**	**33**	**32**	**33**
TOTAL:	**1,584.0**	**2**	**1,773**	**1,883**	**1,867**	**1,924**	**1,845**	**1,737**	**1,756**	**1,716**	**1,688**	**1,740**	**1,645**	**1,552**	**1,478**	**1,402**	**1,383**	**1,396**
AVAILABLE PUPIL PLACES:																		**188**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	**Year 2 2019/ 2020**	**Year 3 2020/ 2021**	**Year 4 2021/ 2022**	**Year 5 2022/ 2023**	**Year 6 2023/ 2024**	**Year 7 2024/ 2025**	**Year 8 2025/ 2026**	**Year 9 2026/ 2027**	**Year 10 2027/ 2028**	**Year 11 2028/ 2029**	**Year 12 2029/ 2030**	**Year 13 2030/ 2031**	**Year 14 2031/ 2032**	**Year 15 2032/ 2033**
	39	**76**	**112**	**149**	**185**	**233**	**286**	**340**	**392**	**446**	**495**	**550**	**606**	**658**	**711**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**711**
2	**Available Pupil Places in Existing Facilities**	**188**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**523**

NOTES

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS03** **Midland, Penetanguishene, Tay, part of Tiny, part of Springwater, part of Oro-Medonte**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Georgian Bay District HS	984.0	0	809	804	816	820	832	805	841	881	865	872	839	795	796	803	799	810
North Simcoe A.L.C.	-	0	15	26	23	22	25	25	24	24	24	24	24	24	24	24	24	24
Midland Alternative	42.0	0	35	34	34	34	34	34	34	34	34	34	34	34	34	34	34	34
Students Out To South Bylaw Area				**- 32**	**- 32**	**- 32**	**- 33**	**- 32**	**- 33**	**- 35**	**- 34**	**- 34**	**- 33**	**- 32**	**- 32**	**- 32**	**- 32**	**- 32**
Students In From South Bylaw Area				**91**	**92**	**92**	**94**	**91**	**94**	**99**	**97**	**98**	**94**	**90**	**90**	**90**	**90**	**91**
TOTAL:	**1,026.0**	**0**	**859**	**923**	**933**	**936**	**951**	**923**	**960**	**1,003**	**986**	**994**	**958**	**911**	**913**	**919**	**916**	**927**
AVAILABLE PUPIL PLACES:																		**99**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	9	**17**	**24**	**32**	**40**	**52**	**66**	**80**	**94**	**109**	**126**	**144**	**162**	**181**	**199**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**199**
2	**Available Pupil Places in Existing Facilities**	**99**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**100**

NOTES

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS04** **Orillia, Ramara, Severn, east Oro-Medonte**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Orillia SS	1,110.0	0	1,090	1,091	1,040	1,005	1,001	1,018	1,029	1,048	1,051	1,041	1,007	983	956	934	927	924
Twin Lakes SS	966.0	1	807	818	859	880	822	819	835	792	826	835	779	793	782	739	734	729
Orillia A.L.C.	42.0	0	46	50	49	52	50	50	50	50	50	50	50	50	50	50	50	50
Orillia Alternative	147.0	0	42	43	43	43	43	43	43	43	43	43	43	43	43	43	43	43
Students Out To South Bylaw Area				**- 326**	**- 325**	**- 323**	**- 312**	**- 315**	**- 319**	**- 315**	**- 321**	**- 321**	**- 306**	**- 305**	**- 298**	**- 288**	**- 286**	**- 285**
TOTAL:	**2,265.0**	**1**	**1,985**	**1,676**	**1,667**	**1,657**	**1,603**	**1,615**	**1,638**	**1,619**	**1,649**	**1,648**	**1,573**	**1,565**	**1,532**	**1,478**	**1,468**	**1,462**
AVAILABLE PUPIL PLACES:																		**803**
				2,003	1,991	1,980	1,915	1,930	1,957	1,934	1,970	1,969	1,879	1,869	1,831	1,766	1,754	1,747

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	21	**42**	**63**	**85**	**107**	**142**	**178**	**213**	**249**	**286**	**327**	**369**	**411**	**453**	**495**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**495**
2	**Available Pupil Places in Existing Facilities**	**803**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**-**

NOTES

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

ELEMENTARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Site Location/ Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
PE02	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 625,000	$ 3,750,000	$ 1,542,624	$ 624,000	$ 70,329	$ 5,986,953
PE02	TBD	2023	New Elementary School	507	507	100.00%	6.00	6.00	$ 750,000	$ 4,500,000	$ 1,617,861	$ 2,111,976	$ 97,825	$ 8,327,662
PE02	TBD	2027	New Elementary School	507	507	100.00%	6.00	6.00	$ 475,000	$ 2,850,000	$ 1,723,916	$ 1,337,585	$ 70,268	$ 5,981,769
PE02	TBD	2030	New Elementary School	507	507	100.00%	6.00	6.00	$ 750,000	$ 4,500,000	$ 1,807,995	$ 2,111,976	$ 100,085	$ 8,520,056
PE02			Accommodated in existing facilities or additions	34						$ -	$ -	$ -		
PE03	TBD	2028	New Elementary School	426	426	100.00%	5.00	5.00	$ 300,000	$ 1,500,000	$ 1,459,582	$ 703,992	$ 43,547	$ 3,707,121
PE03			Accommodated in existing facilities or additions	1						$ -	$ -	$ -		
PE04	TBD	2019	New Elementary School	426	426	100.00%	5.00	5.00	$ 500,000	$ 2,500,000	$ 1,265,276	$ 200,000	$ 47,134	$ 4,012,410
PE04	TBD	2028	New Elementary School	214	426	50.23%	5.00	2.51	$ 500,000	$ 1,255,869	$ 733,217	$ 589,415	$ 30,650	$ 2,609,151
Total:				**3,129**	**3,306**		**39.0**	**36.5**		**$ 20,855,869**	**$ 10,150,471**	**$ 7,678,944**	**$ 459,836**	**$ 39,145,120**

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

SECONDARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
PS02	TBD	2032	New Secondary School	523	1005	52.03%	13.00	6.76	$ 625,000	$ 4,227,425	$ 2,103,920	$ 1,984,049	$ 98,842	$ 8,414,236
PS03			Accommodated in existing facilities or additions	100						$ -	$ -	$ -		
PS04			Accommodated in existing facilities or additions	-						$ -	$ -	$ -		
Total:				**622**	**1,005**		**13.00**	**6.76**		**$ 4,227,425**	**$ 2,103,920**	**$ 1,984,049**	**$ 98,842**	**$ 8,414,236**

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form H1 - EDC Calculation - Uniform Residential and Non-Residential

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	47,559,356
Add:	EDC Financial Obligations (Form A2)	$	1,016,594
Subtotal:	**Net Education Land Costs**	**$**	**48,575,950**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**48,575,950**
Add:	EDC Study Costs	$	135,000
Total:	**Growth-Related Net Education Land Costs**	**$**	**48,710,950**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**4,871,095**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**43,839,855**

Calculation of Uniform Residential Charge

Residential Growth-Related Net Education Land Costs	**$**	**43,839,855**
Net New Dwelling Units (Form C)		**28,255**
Uniform Residential EDC per Dwelling Unit	**$**	**1,552**

Calculation of Non-Residential Charge - Board Determined GFA

Non-Residential Growth-Related Net Education Land Costs	**$**	**4,871,095**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**10,555,982**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.46**

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 1 of 2)

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	47,559,356
Add:	EDC Financial Obligations (Form A2)	$	1,016,593.74
Subtotal:	**Net Education Land Costs**	**$**	**48,575,950**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**48,575,950**
Add:	EDC Study Costs	$	135,000.00
Total:	**Growth-Related Net Education Land Costs**	**$**	**48,710,950**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**4,871,095**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**43,839,855**

Calculation of Non-Residential Charge - Use Either Board Determined GFA or Declared Value

Non-Residential Growth-Related Net Education Land Costs	**$**	**4,871,095**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**10,555,982**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.46**

Simcoe County District School Board - Area Specific Analysis North Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 2 of 2)

Residential Growth-Related Net Education Land Costs:	$ 43,839,855

Determination of Distribution of New Development

Type of Development (Form B)	Net New Units (Form B & C)	15-Year Elementary Pupil Yield (Form E)	Elementary Gross Requirements of New Development	Distribution of Elementary Gross Requirements of New Development	15-Year Secondary Pupil Yield (Form E)	Secondary Gross Requirements of New Development	Distribution of Secondary Gross Requirements of New Development	Total Gross Requirements of New Development	Distribution Factor
Low Density	15,590	0.184	2,862	77.9%	0.073	1,130	80%	3,993	**79%**
Medium Density	4,671	0.136	635	17.3%	0.049	228	16%	863	**17%**
High Density	3,807	0.046	176	4.8%	0.012	47	3%	223	**4%**
Seasonal	4,187	-	-	0.0%	-	-	0%	-	**0%**
Total	**28,255**	**0.130**	**3,674**	**100%**	**0.050**	**1,405**	**100%**	**5,078**	**100%**

Calculation of Differentiated Charge:

Type of Development (Form B)	Apportionment of Residential Net Education Land Cost By Development Type	Net New Units (Carried over from above)	Differentiated Residential EDC per Unit by Development Type
Low Density	$ 34,466,445	15,590	$ 2,211
Medium Density	$ 7,446,425	4,671	$ 1,594
High Density	$ 1,926,985	3,807	$ 506
Seasonal	$ -	4,187	$ -

SIMCOE COUNTY DISTRICT SCHOOL BOARD
SOUTH BYLAW AREA

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form B - Dwelling Unit Summary

PROJECTION OF GROSS NEW DWELLING UNITS BY PLANNING REVIEW AREA

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033	Total All Units
Adjala - Tosorontio, Essa, New Tecumseth																
Low Density	429	428	429	499	498	526	522	516	506	505	506	506	506	414	414	**7,203**
Medium Density	47	47	47	53	53	49	49	44	40	39	39	39	39	41	41	**667**
High Density	39	39	39	37	37	42	42	42	39	39	39	39	39	38	38	**589**
Total	**514**	**513**	**514**	**589**	**588**	**618**	**614**	**603**	**585**	**583**	**584**	**584**	**584**	**493**	**493**	**8,459**
Oro-Medonte, Springwater South																
Low Density	241	241	241	359	359	403	403	403	428	428	428	428	428	402	402	**5,590**
Medium Density	7	7	7	61	61	71	71	71	108	108	108	108	108	100	100	**1,096**
High Density	3	3	3	6	6	7	7	7	9	9	9	9	9	9	9	**106**
Total	**251**	**251**	**251**	**426**	**426**	**481**	**481**	**481**	**544**	**544**	**544**	**544**	**544**	**511**	**511**	**6,792**
Oro-Medonte, Springwater North																
Low Density	49	49	49	79	79	91	91	91	99	99	99	99	99	96	96	**1,267**
Medium Density	1	1	1	11	11	13	13	13	20	20	20	20	20	19	19	**199**
High Density	1	1	1	2	2	3	3	3	3	3	3	3	3	3	3	**40**
Total	**51**	**51**	**51**	**92**	**92**	**106**	**106**	**106**	**122**	**122**	**122**	**122**	**122**	**119**	**119**	**1,506**
North East Barrie																
Low Density	13	13	13	2	2	2	2	2	3	3	3	3	3	4	4	**66**
Medium Density	4	4	4	6	6	6	6	6	79	79	79	79	79	0	0	**440**
High Density	46	46	46	105	105	105	105	105	169	169	169	169	169	121	121	**1,752**
Total	**63**	**63**	**63**	**113**	**113**	**113**	**113**	**113**	**251**	**251**	**251**	**251**	**251**	**124**	**124**	**2,258**
North West Barrie																
Low Density	42	42	42	41	41	47	47	47	53	53	53	53	53	71	71	**759**
Medium Density	20	20	20	23	23	23	23	23	51	51	51	51	51	5	5	**439**
High Density	172	172	172	257	257	257	257	257	360	360	360	360	360	203	203	**4,009**
Total	**235**	**235**	**235**	**321**	**321**	**327**	**327**	**327**	**464**	**464**	**464**	**464**	**464**	**280**	**280**	**5,207**
South West Barrie																
Low Density	271	271	271	149	149	149	149	149	108	108	108	108	108	84	84	**2,269**
Medium Density	189	189	189	163	163	163	163	163	168	168	168	168	168	143	143	**2,509**
High Density	174	174	174	137	137	137	137	137	142	142	142	142	142	127	127	**2,172**
Total	**634**	**634**	**634**	**450**	**450**	**450**	**450**	**450**	**418**	**418**	**418**	**418**	**418**	**354**	**354**	**6,950**
South Central Barrie, South East Barrie																
Low Density	480	480	480	296	296	325	325	325	100	100	100	100	100	111	111	**3,732**
Medium Density	259	259	259	352	352	351	351	351	279	279	279	279	279	206	206	**4,341**
High Density	169	169	169	445	445	445	445	445	474	474	474	474	474	801	801	**6,706**
Total	**908**	**908**	**908**	**1,092**	**1,092**	**1,121**	**1,121**	**1,121**	**854**	**854**	**854**	**854**	**854**	**1,119**	**1,119**	**14,779**
Innisfil																
Low Density	170	170	170	169	168	737	738	737	737	737	737	737	737	737	737	**8,216**
Medium Density	99	99	99	101	101	91	91	91	92	92	92	92	92	93	93	**1,418**
High Density	32	32	32	31	31	33	33	34	33	31	31	32	32	31	31	**478**
Total	**301**	**301**	**301**	**300**	**300**	**861**	**861**	**862**	**862**	**860**	**860**	**861**	**861**	**861**	**861**	**10,112**
Bradford West Gwillimbury																
Low Density	300	300	300	300	300	243	243	243	243	243	238	238	238	238	238	**3,901**
Medium Density	48	48	48	48	48	59	59	59	59	59	79	79	79	79	79	**928**
High Density	36	36	36	36	36	66	66	66	66	66	113	113	113	113	113	**1,076**
Total	**384**	**384**	**384**	**384**	**384**	**367**	**367**	**367**	**367**	**367**	**430**	**430**	**430**	**430**	**430**	**5,906**
Total Jurisdiction																
Low Density	1,995	1,994	1,995	1,893	1,892	2,524	2,520	2,513	2,277	2,276	2,272	2,272	2,272	2,156	2,156	**33,003**
Medium Density	675	675	675	818	818	826	826	821	895	894	914	914	914	686	686	**12,036**
High Density	673	673	673	1,057	1,057	1,095	1,095	1,096	1,296	1,294	1,341	1,342	1,342	1,447	1,447	**16,928**
Total	**3,343**	**3,342**	**3,343**	**3,768**	**3,767**	**4,445**	**4,441**	**4,430**	**4,467**	**4,463**	**4,526**	**4,527**	**4,527**	**4,290**	**4,290**	**61,967**

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form C - Net New Dwelling Units - By-Law Summary

Elementary Planning Review Areas	Number of Units
Adjala - Tosorontio, Essa, New Tecumseth	8,459
Clearview, Collingwood, Wasaga Beach	0
Midland, Penetanguishene, Tay, Tiny	0
Orillia, Ramara, Severn	0
Oro-Medonte, Springwater South	6,792
Oro-Medonte, Springwater North	1,506
North East Barrie	2,258
North West Barrie	5,207
South West Barrie	6,950
South Central Barrie, South East Barrie	14,779
Innisfil	10,112
Bradford West Gwillimbury	5,906

Grand Total Gross New Units In By-Law Area	61,967
Plus: Seasonal Units Not Included In Growth Forecast	1,794
Less: Statutorily Exempt Units In By-Law Area	806
Total Net New Units In By-Law Area	**62,956**

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form D - Non-Residential Development

D1 - Non-Residential Charge Based On Gross Floor Area (sq. ft.)

Total Estimated Non-Residential Board-Determined Gross Floor Area to be Constructed Over 15 Years From Date of By-Law Passage:	**29,803,954**
Less: Board-Determined Gross Floor Area From Exempt Development:	**2,980,395**
Net Estimated Board-Determined Gross Floor Area:	**26,823,559**

Simcoe County District School Board - Area Specific Analysis South Central Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Elementary Panel

Municipality	Dwelling Unit Type	Net New Units	Elementary Pupil Yield	Elementary Growth-Related Pupils
Adjala - Tosorontio, Essa, New Tecumseth	Low Density	7,203	0.273	1,964
	Medium Density	622	0.127	79
	High Density	589	0.033	20
	Total	8,414	0.245	2,063
Oro-Medonte, Springwater South	Low Density	5,590	0.336	1,877
	Medium Density	1,022	0.139	142
	High Density	106	0.044	5
	Total	6,718	0.301	2,024
Oro-Medonte, Springwater North	Low Density	1,267	0.294	373
	Medium Density	185	0.122	23
	High Density	40	0.039	2
	Total	1,493	0.266	397
North East Barrie	Low Density	66	0.290	19
	Medium Density	410	0.129	53
	High Density	1,752	0.047	83
	Total	2,228	0.069	155
North West Barrie	Low Density	759	0.426	323
	Medium Density	409	0.144	59
	High Density	4,009	0.052	207
	Total	5,177	0.114	589
South West Barrie	Low Density	2,269	0.458	1,039
	Medium Density	2,341	0.290	679
	High Density	2,172	0.040	87
	Total	6,782	0.266	1,804
South Central Barrie, South East Barrie	Low Density	3,732	0.444	1,658
	Medium Density	4,051	0.294	1,190
	High Density	6,706	0.038	256
	Total	14,489	0.214	3,104
Innisfil	Low Density	8,216	0.356	2,921
	Medium Density	1,323	0.132	175
	High Density	478	0.040	19
	Total	10,017	0.311	3,116
Bradford West Gwillimbury	Low Density	3,901	0.300	1,169
	Medium Density	866	0.156	135
	High Density	1,076	0.030	32
	Total	5,843	0.229	1,336
		SUBTOTAL:		**14,588**
		LESS: Available Pupil Places:		**712**
		NET GROWTH RELATED PUPILS:		**13,876**

Simcoe County District School Board - Area Specific Analysis South Central Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Secondary Panel

Municipality	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Adjala-Tosorontio, part of New Tecumseth, part of Bradford West Gwillimbury	Low Density	6,936	0.093	642
	Medium Density	681	0.055	37
	High Density	799	0.009	8
	Total	8,416	0.082	687
North West Springwater, part of Tiny	Low Density	870	0.107	94
	Medium Density	111	0.054	6
	High Density	13	0.015	0
	Total	995	0.100	100
South-west Oro-Medonte, south Springwater, Barrie	Low Density	12,416	0.116	1,436
	Medium Density	8,248	0.055	454
	High Density	14,769	0.009	134
	Total	35,433	0.057	2,024
Part of Innisfil	Low Density	8,020	0.130	1,045
	Medium Density	1,190	0.065	78
	High Density	240	0.011	3
	Total	9,450	0.119	1,126
Part of Bradford West Gwillimbury, part of Innisfil, part of New Tecumseth	Low Density	3,901	0.105	411
	Medium Density	866	0.048	41
	High Density	1,076	0.007	7
	Total	5,843	0.079	459
Essa	Low Density	860	0.131	112
	Medium Density	134	0.066	9
	High Density	30	0.009	0
	Total	1,024	0.118	121
		SUBTOTAL:		**4,516**
		LESS: Available Pupil Places:		**1,063**
		NET GROWTH RELATED PUPILS:		**3,453**

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: <u>Elementary Panel</u>

Review Area: **PE01** <u>Adjala - Tosorontio, Essa, New Tecumseth</u>

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Adjala Central Public School	340	4	244	235	231	236	230	227	230	227	235	240	243	244	248	251	254	257
Alliston Union Public School	507	2	643	619	615	602	604	608	609	621	612	613	613	616	625	634	643	651
Angus Morrison Elementary School	458	3	671	680	689	696	702	702	715	717	725	730	727	733	742	752	762	770
Baxter Central Public School	363	0	281	284	273	270	258	258	258	258	264	270	272	274	277	281	285	288
Ernest Cumberland Elementary School	539	6	561	545	539	528	517	518	505	503	498	510	516	520	527	534	540	546
Pine River Elementary School	234	4	305	310	308	312	310	298	304	311	311	310	312	314	318	323	327	331
Tecumseth Beeton Elementary School	536	0	330	320	310	296	293	291	284	284	290	293	298	301	305	309	312	316
Tecumseth South Central Public School	245	2	170	170	161	161	166	155	160	165	158	163	159	160	162	164	166	168
Tosorontio Central Public School	375	2	362	372	374	380	372	387	400	413	425	435	442	445	451	457	463	468
Tottenham Public School	360	1	357	371	378	388	399	397	408	411	416	418	420	423	429	435	440	445
Boyne River Public School	461	0	470	490	519	536	541	542	571	576	588	586	592	601	605	617	626	635
Students In From North Bylaw Area				**32**	**31**	**30**	**29**	**29**	**28**	**28**	**28**	**28**	**28**	**28**	**29**	**29**	**30**	**31**
TOTAL:	**4,418.0**	**24**	**4,394**	**4,426**	**4,427**	**4,436**	**4,421**	**4,411**	**4,473**	**4,513**	**4,550**	**4,595**	**4,622**	**4,659**	**4,718**	**4,786**	**4,848**	**4,905**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	132	262	393	545	695	857	1,017	1,174	1,327	1,480	1,609	1,738	1,867	1,965	2,063

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**2,063**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**2,063**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE05A** **Oro-Medonte, Springwater South**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Forest Hill Public School	409	4	651	637	658	645	639	616	598	586	583	569	540	542	536	547	545	559
Guthrie Public School	406	2	457	452	452	446	445	430	432	419	412	404	395	397	394	402	400	411
Minesing Central Public School	363	5	488	479	452	429	407	378	368	356	337	333	326	328	325	331	330	339
Shanty Bay Public School	127	0	139	134	136	139	134	136	134	136	135	132	129	130	129	131	131	135
W.R. Best Memorial Public School	222	3	373	372	367	359	345	329	304	304	292	286	272	274	271	277	276	283
New Oro Medonte	357	0																
TOTAL:	**1,884.0**	**14**	**2,108**	**2,074**	**2,064**	**2,018**	**1,969**	**1,888**	**1,837**	**1,801**	**1,758**	**1,725**	**1,662**	**1,671**	**1,655**	**1,688**	**1,682**	**1,726**
AVAILABLE PUPIL PLACES:																		**158**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	71	**142**	**213**	**325**	**436**	**592**	**748**	**904**	**1,087**	**1,270**	**1,427**	**1,585**	**1,742**	**1,883**	**2,024**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**2,024**
2	**Available Pupil Places in Existing Facilities**	**158**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,866**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE05B** **Oro-Medonte, Springwater North**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Moonstone Public School	95	0	92	88	87	87	90	89	93	94	94	93	92	91	90	89	88	87
East Oro Public School	268	0	251	246	243	247	258	255	259	265	274	276	270	275	275	273	270	268
Hillsdale Elementary School	176	1	213	206	199	210	204	209	210	214	219	227	229	234	234	231	229	227
Huronia Centennial Elementary School	412	4	534	516	509	493	496	498	479	463	466	476	473	482	481	477	472	468
Warminster Elementary School	173	1	240	241	254	264	268	270	269	269	275	271	270	275	275	273	270	267
Elmvale District HS Grade 7/8	138	0	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Students In From North Bylaw Area				**92**	**91**	**89**	**88**	**87**	**85**	**84**	**82**	**81**	**80**	**80**	**79**	**79**	**79**	**79**
TOTAL:	**1,262.0**	**6**	**1,330**	**1,390**	**1,383**	**1,390**	**1,404**	**1,409**	**1,395**	**1,390**	**1,410**	**1,423**	**1,414**	**1,436**	**1,434**	**1,422**	**1,409**	**1,396**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	13	25	38	59	80	110	140	170	206	243	275	306	338	368	397

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	Requirements of New Development (Pupil Places)	397
2	Available Pupil Places in Existing Facilities	-
3	Net Growth-Related Pupil Place Requirements (1-2)	397

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE06** **North East Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Codrington Public School	291	1	268	260	252	236	231	230	223	220	211	215	216	216	217	217	217	218
Cundles Heights Public School	510	0	333	340	342	354	362	363	359	357	356	365	362	363	365	366	366	366
Johnson Street Public School	314	1	223	220	216	222	223	222	227	218	216	219	220	221	222	222	222	222
Maple Grove Public School	412	1	476	484	496	510	502	510	515	522	525	527	529	531	535	535	536	536
Oakley Park Public School	416	2	319	326	344	359	382	399	404	404	401	405	405	407	409	410	410	410
Steele Street Public School	441	0	350	352	366	368	364	363	361	367	374	372	371	372	374	375	375	375
Terry Fox Elementary School	559	1	537	530	520	503	486	478	468	461	463	467	473	475	478	478	479	479
TOTAL:	**2,943.0**	**6**	**2,506**	**2,513**	**2,537**	**2,552**	**2,550**	**2,566**	**2,558**	**2,548**	**2,545**	**2,571**	**2,576**	**2,585**	**2,602**	**2,603**	**2,605**	**2,605**
AVAILABLE PUPIL PLACES:																		**338**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	8	**15**	**23**	**31**	**39**	**43**	**48**	**53**	**70**	**87**	**106**	**125**	**144**	**149**	**155**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**155**
2	**Available Pupil Places in Existing Facilities**	**338**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**-**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE07** **North West Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Andrew Hunter Elementary School	381	10	384	383	388	388	381	370	359	350	348	349	350	353	356	359	362	366
Emma King Elementary School	409	3	357	350	340	332	334	334	325	323	325	317	321	324	326	329	332	336
Hillcrest Public School	504	3	503	521	531	536	541	537	515	485	472	461	470	474	478	482	487	492
Portage View Public School	522	1	605	596	595	579	582	578	568	563	548	544	549	553	558	563	568	573
West Bayfield Elementary School	582	1	534	541	524	514	511	513	508	506	489	486	486	491	495	499	504	508
TOTAL:	**2,398.0**	**18.0**	**2,383**	**2,391**	**2,377**	**2,349**	**2,349**	**2,332**	**2,275**	**2,227**	**2,182**	**2,158**	**2,176**	**2,195**	**2,213**	**2,233**	**2,253**	**2,275**
AVAILABLE PUPIL PLACES:																		**123**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	30	**61**	**91**	**127**	**162**	**198**	**233**	**269**	**316**	**363**	**411**	**459**	**507**	**548**	**589**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**589**
2	**Available Pupil Places in Existing Facilities**	**123**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**466**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE08** **South West Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Ardagh Bluffs Public School	576	1	641	632	602	607	594	590	575	541	538	514	519	511	506	507	509	512
Ferndale Woods Elementary School	557	15	638	639	669	658	667	652	657	665	679	667	665	660	659	662	666	671
Holly Meadows Elementary School	646	0	655	638	641	617	593	579	581	565	563	558	556	551	549	551	554	558
Trillium Woods Elementary School	542	2	499	503	503	495	484	476	469	457	432	427	421	417	415	416	418	421
W.C. Little Elementary School	576	7	598	578	563	558	547	548	533	523	526	518	514	509	507	508	511	515
TOTAL:	**2,897.0**	**25**	**3,031**	**2,990**	**2,977**	**2,935**	**2,885**	**2,847**	**2,815**	**2,752**	**2,738**	**2,685**	**2,675**	**2,648**	**2,635**	**2,644**	**2,659**	**2,678**
AVAILABLE PUPIL PLACES:																		**219**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	194	**388**	**582**	**704**	**825**	**945**	**1,064**	**1,184**	**1,289**	**1,394**	**1,480**	**1,566**	**1,651**	**1,728**	**1,804**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,804**
2	**Available Pupil Places in Existing Facilities**	**219**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,585**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE09** **South Central Barrie, South East Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Algonquin Ridge Elementary School	527	0	540	543	523	517	514	508	502	502	501	501	502	504	504	507	511	515
Allandale Heights Public School	352	5	333	342	340	343	333	328	329	342	341	340	340	341	342	344	346	349
Assikinack Public School	337	0	308	305	316	328	333	325	332	328	319	313	318	319	319	321	323	326
Hewitt's Creek Public School	573	4	699	682	669	660	645	632	621	612	607	599	601	603	603	607	612	617
Hyde Park Public School	533	1	597	586	595	595	589	574	554	543	514	511	513	515	515	518	522	527
Mapleview Heights Elementary School	611	4	621	618	610	592	567	566	569	573	574	577	565	567	568	571	575	580
Willow Landing Elementary School	596	7	606	625	627	630	616	616	598	597	590	603	595	597	597	600	605	610
Warnica Public School	337	0	339	332	319	304	285	289	284	284	284	284	284	284	284	284	284	284
TOTAL:	**3,866.0**	**21**	**4,043**	**4,033**	**3,998**	**3,967**	**3,883**	**3,839**	**3,787**	**3,780**	**3,730**	**3,728**	**3,717**	**3,729**	**3,733**	**3,752**	**3,779**	**3,809**
AVAILABLE PUPIL PLACES:																		**57**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	340	**681**	**1,021**	**1,286**	**1,552**	**1,794**	**2,037**	**2,279**	**2,407**	**2,534**	**2,634**	**2,734**	**2,834**	**2,969**	**3,104**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**3,104**
2	**Available Pupil Places in Existing Facilities**	**57**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**3,047**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE10** **Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
				15 Year Projections														
Alcona Glen Elementary School	622	3	676	670	661	657	656	660	659	673	656	650	663	673	678	691	701	711
Cookstown Central Public School	559	2	612	590	589	586	575	575	573	585	587	596	610	618	622	632	641	649
Goodfellow Public School	504	4	592	579	575	582	575	568	552	563	567	578	594	602	607	618	628	636
Innisfil Central Public School	196	0	157	154	148	138	137	135	134	131	129	132	135	137	138	141	143	145
Killarney Beach Public School	340	2	297	285	282	285	281	279	282	274	276	266	270	274	276	281	285	289
Lake Simcoe Public School	412	1	433	450	456	453	451	452	459	454	469	463	475	482	486	495	503	509
Sunnybrae Public School	432	2	398	380	370	371	359	357	361	361	373	384	386	392	395	402	409	414
TOTAL:	**3,065.0**	**14**	**3,165**	**3,108**	**3,082**	**3,073**	**3,033**	**3,026**	**3,021**	**3,041**	**3,056**	**3,069**	**3,133**	**3,178**	**3,202**	**3,260**	**3,310**	**3,354**
AVAILABLE PUPIL PLACES:																		**-**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	15 Year Projections														
	71	**143**	**214**	**286**	**357**	**629**	**901**	**1,174**	**1,446**	**1,718**	**1,997**	**2,277**	**2,556**	**2,836**	**3,116**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**3,116**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**3,116**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **PE11** **Bradford West Gwillimbury**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Chris Hadfield Public School	507	3	699	702	716	723	736	736	749	760	750	754	761	770	779	787	794	806
Fieldcrest Elementary School	516	9	815	806	797	793	784	768	749	739	739	731	738	747	756	763	770	781
Fred C. Cook Public School	412	5	446	464	485	496	503	507	511	512	529	528	533	539	546	551	556	564
Hon. Earl Rowe Public School	219	0	183	210	207	204	170	167	165	153	148	141	140	142	144	145	146	149
Sir William Osler Public School	173	0	138	139	137	131	133	132	132	134	144	146	151	153	155	157	158	160
W.H. Day Elementary School	559	8	682	700	706	703	703	706	700	692	681	675	671	679	687	694	701	711
New Bradford Elementary School	507	0																
TOTAL:	**2,893.0**	**25**	**2,963**	**3,021**	**3,048**	**3,049**	**3,030**	**3,017**	**3,006**	**2,989**	**2,992**	**2,975**	**2,993**	**3,031**	**3,067**	**3,096**	**3,125**	**3,171**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	106	210	314	415	516	609	700	791	880	968	1,044	1,118	1,192	1,265	1,336

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,336**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,336**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS01** **Adjala-Tosorontio, part of New Tecumseth, part of Bradford West Gwillimbury**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/2018	Year 1 2018/2019	Year 2 2019/2020	Year 3 2020/2021	Year 4 2021/2022	Year 5 2022/2023	Year 6 2023/2024	Year 7 2024/2025	Year 8 2025/2026	Year 9 2026/2027	Year 10 2027/2028	Year 11 2028/2029	Year 12 2029/2030	Year 13 2030/2031	Year 14 2031/2032	Year 15 2032/2033
				15 Year Projections														
Banting Memorial HS	1,491.0	3	1,376	1,395	1,342	1,348	1,380	1,383	1,377	1,376	1,380	1,356	1,381	1,402	1,393	1,392	1,388	1,389
Alliston A.L.C.	42.0	0	38	34	34	34	34	34	34	34	34	34	34	34	34	34	34	34
Alliston Alternative	42.0	0	25	25	25	25	25	25	25	25	25	25	25	25	25	25	25	25
TOTAL:	**1,575.0**	**3**	**1,439**	**1,454**	**1,400**	**1,406**	**1,439**	**1,442**	**1,436**	**1,435**	**1,438**	**1,415**	**1,440**	**1,461**	**1,452**	**1,450**	**1,446**	**1,448**
AVAILABLE PUPIL PLACES:																		**127**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	Year 1 2018/2019	Year 2 2019/2020	Year 3 2020/2021	Year 4 2021/2022	Year 5 2022/2023	Year 6 2023/2024	Year 7 2024/2025	Year 8 2025/2026	Year 9 2026/2027	Year 10 2027/2028	Year 11 2028/2029	Year 12 2029/2030	Year 13 2030/2031	Year 14 2031/2032	Year 15 2032/2033
	15 Year Projections														
	36	**71**	**106**	**146**	**186**	**237**	**286**	**335**	**384**	**433**	**487**	**541**	**595**	**641**	**687**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**687**
2	**Available Pupil Places in Existing Facilities**	**127**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**559**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS05** **North West Springwater, part of Tiny**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Elmvale District HS	399.0	5	400	403	407	416	418	403	416	418	411	410	385	355	342	357	353	368
Students In From North Bylaw Area				**32**	**32**	**32**	**33**	**32**	**33**	**35**	**34**	**34**	**33**	**32**	**32**	**32**	**32**	**32**
Students Out To North Bylaw Area				**-91**	**-92**	**-92**	**-94**	**-91**	**-94**	**-99**	**-97**	**-98**	**-94**	**-90**	**-90**	**-90**	**-90**	**-91**
TOTAL:	**399.0**	**5**	**400**	**344**	**348**	**356**	**357**	**345**	**354**	**354**	**349**	**347**	**324**	**297**	**284**	**298**	**294**	**309**
AVAILABLE PUPIL PLACES:																		**90**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	4	**8**	**12**	**17**	**23**	**29**	**35**	**42**	**48**	**55**	**64**	**72**	**81**	**90**	**100**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**100**
2	**Available Pupil Places in Existing Facilities**	**90**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**10**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS06** **South-west Oro-Medonte, south Springwater, Barrie**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	**Current OTG Capacity**	**Number of Temp Facilities**	**Current 2017/ 2018**	**Year 1 2018/ 2019**	**Year 2 2019/ 2020**	**Year 3 2020/ 2021**	**Year 4 2021/ 2022**	**Year 5 2022/ 2023**	**Year 6 2023/ 2024**	**Year 7 2024/ 2025**	**Year 8 2025/ 2026**	**Year 9 2026/ 2027**	**Year 10 2027/ 2028**	**Year 11 2028/ 2029**	**Year 12 2029/ 2030**	**Year 13 2030/ 2031**	**Year 14 2031/ 2032**	**Year 15 2032/ 2033**
Barrie North CI	1,299.0	0	1,141	1,125	1,086	1,096	1,080	1,132	1,157	1,172	1,223	1,222	1,184	1,143	1,080	1,066	1,063	1,069
Bear Creek SS	1,407.0	6	1,533	1,599	1,569	1,583	1,603	1,546	1,523	1,523	1,471	1,485	1,471	1,438	1,452	1,389	1,381	1,343
Eastview SS	1,227.0	6	1,391	1,394	1,313	1,257	1,294	1,304	1,354	1,356	1,291	1,261	1,265	1,235	1,234	1,208	1,175	1,172
Innisdale SS	1,122.0	20	1,722	1,662	1,654	1,655	1,659	1,696	1,723	1,728	1,710	1,693	1,643	1,624	1,571	1,557	1,535	1,532
Barrie A.L.C.	105.0	0	113	120	121	117	110	114	117	117	116	115	115	116	116	116	116	116
Barrie Alternative	126.0	0	127	126	126	126	126	126	126	126	126	126	126	126	126	126	126	126
New South Barrie Secondary	1,005.0	0	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Students In From North Bylaw Area				326	325	323	312	315	319	315	321	321	306	305	298	288	286	285
TOTAL:	**6,291.0**	**32**	**6,027**	**6,353**	**6,194**	**6,157**	**6,185**	**6,234**	**6,320**	**6,337**	**6,258**	**6,222**	**6,110**	**5,986**	**5,878**	**5,750**	**5,681**	**5,643**
AVAILABLE PUPIL PLACES:																		**648**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	**Year 2 2019/ 2020**	**Year 3 2020/ 2021**	**Year 4 2021/ 2022**	**Year 5 2022/ 2023**	**Year 6 2023/ 2024**	**Year 7 2024/ 2025**	**Year 8 2025/ 2026**	**Year 9 2026/ 2027**	**Year 10 2027/ 2028**	**Year 11 2028/ 2029**	**Year 12 2029/ 2030**	**Year 13 2030/ 2031**	**Year 14 2031/ 2032**	**Year 15 2032/ 2033**
	120	**240**	**360**	**468**	**576**	**724**	**873**	**1,022**	**1,153**	**1,283**	**1,436**	**1,590**	**1,743**	**1,883**	**2,024**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**2,024**
2	**Available Pupil Places in Existing Facilities**	**648**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,375**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS07** **Part of Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
				15 Year Projections														
Nantyr Shores SS	1,152.0	3	1,160	1,172	1,180	1,166	1,181	1,157	1,136	1,150	1,129	1,137	1,091	1,077	1,084	1,047	1,072	1,087
Innisfil Alternative	33.0	0	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22
TOTAL:	**1,185.0**	**3**	**1,182**	**1,194**	**1,201**	**1,188**	**1,202**	**1,178**	**1,158**	**1,171**	**1,150**	**1,159**	**1,112**	**1,098**	**1,105**	**1,069**	**1,094**	**1,109**
AVAILABLE PUPIL PLACES:																		**76**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	15 Year Projections														
	19	**37**	**56**	**75**	**95**	**187**	**280**	**373**	**467**	**562**	**673**	**785**	**898**	**1,012**	**1,126**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,126**
2	**Available Pupil Places in Existing Facilities**	**76**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1,050**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS08** **Part of Bradford West Gwillimbury, part of Innisfil, part of New Tecumseth**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Bradford District HS	1,092.0	0	1,121	1,099	1,061	1,113	1,146	1,188	1,234	1,268	1,255	1,288	1,278	1,234	1,214	1,175	1,177	1,181
Bradford A.L.C.	21.0	0	24	39	39	39	39	39	38	37	35	34	35	36	37	37	37	37
Bradford Alternative	21.0	0	15	15	15	15	15	15	15	15	15	15	15	15	15	15	15	15
TOTAL:	**1,134.0**	**0**	**1,160**	**1,153**	**1,115**	**1,168**	**1,200**	**1,242**	**1,287**	**1,320**	**1,306**	**1,337**	**1,328**	**1,285**	**1,266**	**1,228**	**1,229**	**1,234**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	28	**55**	**83**	**110**	**138**	**165**	**192**	**219**	**246**	**274**	**311**	**348**	**385**	**422**	**459**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**459**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**459**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **PS09** **Essa**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Nottawasaga Pines SS	906.0	0	736	715	712	649	658	684	665	673	659	646	679	692	692	689	677	676
Essa Alternative	21.0	0	16	15	15	15	15	15	15	15	15	15	15	15	15	15	15	15
Students Out To North Bylaw Area				- 44	- 44	- 45	- 43	- 41	- 41	- 40	- 40	- 41	- 39	- 36	- 35	- 33	- 32	- 33
TOTAL:	**927.0**	**0**	**752**	**686**	**684**	**620**	**630**	**659**	**639**	**648**	**634**	**620**	**656**	**671**	**673**	**671**	**660**	**658**
AVAILABLE PUPIL PLACES:																		**269**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	10	**20**	**30**	**40**	**49**	**55**	**61**	**65**	**69**	**73**	**83**	**92**	**102**	**112**	**121**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**121**
2	**Available Pupil Places in Existing Facilities**	**269**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**-**

NOTES

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

ELEMENTARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Site Location/ Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
PE01	TBD	2019	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,150,000	$ 6,900,000	$ 1,518,331	$ 552,000	$ 212,323	$ 9,182,654
PE01	TBD	2022	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,150,000	$ 6,900,000	$ 1,592,383	$ 2,487,374	$ 259,885	$ 11,239,642
PE01	TBD	2025	New Elementary School	507	507	100.00%	6.00	6.00	$ 750,000	$ 4,500,000	$ 1,670,047	$ 2,111,976	$ 196,031	$ 8,478,054
PE01	TBD	2029	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,150,000	$ 6,900,000	$ 1,779,522	$ 3,238,364	$ 282,090	$ 12,199,976
PE01			Accommodated in existing facilities or additions	35						$ -	$ -	$ -		
PE05A	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 870,000	$ 5,220,000	$ 1,542,624	$ 868,608	$ 180,627	$ 7,811,859
PE05A	TBD	2022	New Elementary School	507	507	100.00%	6.00	6.00	$ 870,000	$ 5,220,000	$ 1,592,383	$ 1,881,752	$ 205,786	$ 8,899,921
PE05A	TBD	2027	New Elementary School	507	507	100.00%	6.00	6.00	$ 870,000	$ 5,220,000	$ 1,723,916	$ 2,449,893	$ 222,347	$ 9,616,156
PE05A			Accommodated in existing facilities or additions	345						$ -	$ -	$ -		
PE05B	TBD	2024	New Elementary School	397	507	78.30%	6.00	4.70	$ 475,000	$ 2,231,657	$ 1,287,115	$ 1,047,379	$ 108,078	$ 4,674,229
PE07	TBD	2026	New Elementary School	466	507	91.91%	6.00	5.51	$ 900,000	$ 4,963,314	$ 1,559,554	$ 2,329,423	$ 209,529	$ 9,061,820
PE08	TBD	2018	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,494,420	$ -	$ 163,187	$ 7,057,607
PE08	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,542,624	$ 898,560	$ 185,597	$ 8,026,781
PE08	TBD	2026	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,696,767	$ 2,534,372	$ 227,964	$ 9,859,103
PE08			Accommodated in existing facilities or additions	64						$ -	$ -	$ -		
PE09	Owned		New Elementary School	507	507	100.00%	6.00	6.00			$ 1,494,420	$ -	$ 35,372	$ 1,529,792
PE09	TBD	2021	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,567,306	$ 1,402,445	$ 198,108	$ 8,567,859
PE09	TBD	2024	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,643,747	$ 2,534,372	$ 226,709	$ 9,804,828
PE09	TBD	2026	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,696,767	$ 2,534,372	$ 227,964	$ 9,859,103
PE09	TBD	2028	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,751,498	$ 2,534,372	$ 229,260	$ 9,915,130
PE09	TBD	2030	New Elementary School	507	507	100.00%	6.00	6.00	$ 900,000	$ 5,400,000	$ 1,807,995	$ 2,534,372	$ 230,597	$ 9,972,964
PE09			Accommodated in existing facilities or additions	5						$ -	$ -	$ -		
PE10	TBD	2022	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,592,383	$ 2,000,714	$ 216,412	$ 9,359,509
PE10	TBD	2025	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,670,047	$ 2,604,771	$ 232,548	$ 10,057,366

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

PE10	TBD	2026	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,696,767	$ 2,604,771	$ 233,181	$ 10,084,719
PE10	TBD	2028	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,751,498	$ 2,604,771	$ 234,476	$ 10,140,745
PE10	TBD	2029	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,779,522	$ 2,604,771	$ 235,140	$ 10,169,433
PE10	TBD	2031	New Elementary School	507	507	100.00%	6.00	6.00	$ 925,000	$ 5,550,000	$ 1,836,923	$ 2,604,771	$ 236,498	$ 10,228,192
PE10			Accommodated in existing facilities or additions	74						$ -	$ -	$ -		
PE11	Owned	2018	New Elementary School	507	507	100.00%	6.00	6.00	$ -	$ -	$ 1,494,420	$ -	$ 35,372	$ 1,529,792
PE11	TBD	2020	New Elementary School	507	507	100.00%	6.00	6.00	$ 1,500,000	$ 9,000,000	$ 1,542,624	$ 1,497,600	$ 284,986	$ 12,325,210
PE11	TBD	2027	New Elementary School	322	507	63.51%	6.00	3.81	$ 1,500,000	$ 5,715,976	$ 1,094,874	$ 2,682,668	$ 224,707	$ 9,718,225
Total:				**13,876**	**13,689**		**162.0**	**158.0**		**$ 139,270,947**	**$ 43,420,477**	**$ 51,144,471**	**$ 5,534,777**	**$ 239,370,672**

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

SECONDARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
PS01	TBD	2031	New Secondary School	559	1005	55.62%	13.00	7.23	$ 1,150,000	$ 8,315,473	$ 2,213,751	$ 3,902,685	$ 341,596	$ 14,773,505
PS05			Accommodated in existing facilities or additions	10						$ -	$ -	$ -		
PS06	TBD	2026	New Secondary School	1,005	1005	100.00%	13.00	13.00	$ 900,000	$ 11,700,000	$ 3,676,330	$ 5,491,138	$ 493,922	$ 21,361,390
PS06			Accommodated in existing facilities or additions	370						$ -	$ -	$ -		
PS07	TBD	2025	New Secondary School	1,005	1005	100.00%	13.00	13.00	$ 925,000	$ 12,025,000	$ 3,618,435	$ 5,643,670	$ 503,855	$ 21,790,960
PS07			Accommodated in existing facilities or additions	45						$ -	$ -	$ -		
PS08	TBD	2029	New Secondary School	459	1005	45.67%	13.00	5.94	$ 1,500,000	$ 8,905,970	$ 1,760,930	$ 4,179,822	$ 351,414	$ 15,198,136
Total:				**3,453**	**4,020**		**52.00**	**39.17**		**$ 40,946,443**	**$ 11,269,446**	**$ 19,217,315**	**$ 1,690,788**	**$ 73,123,992**

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form H1 - EDC Calculation - Uniform Residential and Non-Residential

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	312,494,664
Add:	EDC Financial Obligations (Form A2)	$	2,583,361
Subtotal:	**Net Education Land Costs**	**$**	**315,078,025**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**315,078,025**
Add:	EDC Study Costs	$	315,000
Total:	**Growth-Related Net Education Land Costs**	**$**	**315,393,025**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**31,539,303**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**283,853,723**

Calculation of Uniform Residential Charge

Residential Growth-Related Net Education Land Costs	**$**	**283,853,723**
Net New Dwelling Units (Form C)		**62,956**
Uniform Residential EDC per Dwelling Unit	**$**	**4,509**

Calculation of Non-Residential Charge - Board Determined GFA

Non-Residential Growth-Related Net Education Land Costs	**$**	**31,539,303**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**26,823,559**
	Non-Residential EDC per Square Foot of GFA	**$**	**1.18**

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 1 of 2)

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	312,494,664
Add:	EDC Financial Obligations (Form A2)	$	2,583,361.26
Subtotal:	**Net Education Land Costs**	**$**	**315,078,025**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**315,078,025**
Add:	EDC Study Costs	$	315,000.00
Total:	**Growth-Related Net Education Land Costs**	**$**	**315,393,025**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**31,539,303**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**283,853,723**

Calculation of Non-Residential Charge - Use Either Board Determined GFA or Declared Value

Non-Residential Growth-Related Net Education Land Costs	**$**	**31,539,303**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**26,823,559**
	Non-Residential EDC per Square Foot of GFA	**$**	**1.18**

Simcoe County District School Board - Area Specific Analysis South Central Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 2 of 2)

Residential Growth-Related Net Education Land Costs:	**$ 283,853,723**

Determination of Distribution of New Development

Type of Development (Form B)	Net New Units (Form B & C)	15-Year Elementary Pupil Yield (Form E)	Elementary Gross Requirements of New Development	Distribution of Elementary Gross Requirements of New Development	15-Year Secondary Pupil Yield (Form E)	Secondary Gross Requirements of New Development	Distribution of Secondary Gross Requirements of New Development	Total Gross Requirements of New Development	Distribution Factor
Low Density	33,003	0.344	11,343	77.8%	0.113	3,739	83%	15,082	**79%**
Medium Density	11,230	0.226	2,535	17.4%	0.056	626	14%	3,160	**17%**
High Density	16,928	0.042	710	4.9%	0.009	152	3%	862	**5%**
Seasonal	1,794	-	-	0.0%	-	-	0%	-	**0%**
Total	**62,956**	**0.232**	**14,588**	**100%**	**0.072**	**4,516**	**100%**	**19,104**	**100%**

Calculation of Differentiated Charge:

Type of Development (Form B)	Apportionment of Residential Net Education Land Cost By Development Type	Net New Units (Carried over from above)	Differentiated Residential EDC per Unit by Development Type
Low Density	$ 224,095,296	33,003	$ 6,790
Medium Density	$ 46,957,922	11,230	$ 4,181
High Density	$ 12,800,505	16,928	$ 756
Seasonal	$ -	1,794	$ -

SIMCOE MUSKOKA CATHOLIC DISTRICT SCHOOL BOARD
NORTH BYLAW AREA

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form B - Dwelling Unit Summary

PROJECTION OF GROSS NEW DWELLING UNITS BY ELEMENTARY REVIEW AREA

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033	Total All Units
Clearview, Collingwood, Wasaga Beach																
Low Density	556	511	511	498	499	499	586	586	577	579	582	643	646	606	606	**8,485**
Medium Density	178	187	188	191	191	191	196	195	200	200	201	207	208	194	194	**2,921**
High Density	90	101	102	104	105	107	124	126	128	131	132	148	150	147	147	**1,842**
Total	**824**	**799**	**801**	**793**	**795**	**797**	**906**	**907**	**905**	**910**	**915**	**998**	**1,004**	**947**	**947**	**13,248**
Midland, Penetanguishene, Tay, Tiny																
Low Density	150	142	134	131	131	142	163	164	167	172	173	176	178	180	180	**2,376**
Medium Density	23	22	21	22	22	26	88	90	93	95	98	100	102	104	104	**1,010**
High Density	21	22	21	22	22	28	50	52	53	54	56	57	58	60	60	**636**
Total	**194**	**186**	**176**	**175**	**175**	**196**	**301**	**306**	**313**	**321**	**327**	**333**	**338**	**344**	**344**	**4,022**
Orillia, Ramara, Severn, Parts Oro-Medonte																
Low Density	299	301	302	301	310	312	314	316	315	324	326	328	329	326	326	**4,729**
Medium Density	58	59	61	61	65	67	69	71	72	73	76	78	81	83	83	**1,057**
High Density	64	65	66	67	89	91	93	94	96	96	98	100	102	104	104	**1,329**
Total	**421**	**425**	**429**	**429**	**464**	**470**	**476**	**481**	**483**	**493**	**500**	**506**	**512**	**513**	**513**	**7,115**
Total Jurisdiction																
Low Density	1,005	954	947	929	939	952	1,062	1,065	1,058	1,074	1,080	1,146	1,152	1,112	1,112	**15,590**
Medium Density	259	268	270	274	278	284	353	356	365	368	375	385	391	381	381	**4,988**
High Density	175	188	189	193	216	226	267	272	277	281	286	305	310	311	311	**3,807**
Total	**1,439**	**1,410**	**1,406**	**1,397**	**1,434**	**1,463**	**1,683**	**1,694**	**1,701**	**1,724**	**1,742**	**1,837**	**1,854**	**1,804**	**1,804**	**24,385**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form C - Net New Dwelling Units - By-Law Summary

Elementary Planning Review Areas	Number of Units
Clearview, Collingwood, Wasaga Beach	13,248
Midland, Penetanguishene, Tay, Tiny	4,022
Orillia, Ramara, Severn, Parts Oro-Medonte	7,115

Grand Total Gross New Units In By-Law Area	24,385
Plus: Seasonal Units Not Included In Growth Forecast	4,187
Less: Statutorily Exempt Units In By-Law Area	317
Total Net New Units In By-Law Area	**28,255**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form D - Non-Residential Development

D1 - Non-Residential Charge Based On Gross Floor Area (sq. ft.)

Total Estimated Non-Residential Board-Determined Gross Floor Area to be Constructed Over 15 Years From Date of By-Law Passage:	**11,728,869**
Less: Board-Determined Gross Floor Area From Exempt Development:	**1,172,887**
Net Estimated Board-Determined Gross Floor Area:	**10,555,982**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Elementary Panel

Elementary Planning Area	Dwelling Unit Type	Net New Units	Elementary Pupil Yield	Elementary Growth-Related Pupils
Clearview, Collingwood, Wasaga Beach	Low Density	8,485	0.047	400
	Medium Density	2,735	0.035	95
	High Density	1,842	0.011	20
	Total	13,062	0.039	515
Midland, Penetanguishene, Tay, Tiny	Low Density	2,376	0.070	167
	Medium Density	946	0.049	46
	High Density	636	0.011	7
	Total	3,958	0.056	220
Orillia, Ramara, Severn, Parts Oro-Medonte	Low Density	4,729	0.065	306
	Medium Density	990	0.039	38
	High Density	1,329	0.009	13
	Total	7,048	0.051	356
		SUBTOTAL:		1,091
		LESS: Available Pupil Places:		540
		NET GROWTH RELATED PUPILS:		551

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Secondary Panel

Secondary Planning Area	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Severn, Orillia, Ramara, Penetanguishene, Parts Oro-Medonte and Springwater	Low Density	15,590	0.034	527
	Medium Density	4,671	0.024	113
	High Density	3,807	0.004	16
	Total	24,068	0.027	656
		SUBTOTAL:		656
		LESS: Available Pupil Places:		362
		NET GROWTH RELATED PUPILS:		294

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: Elementary Panel

Review Area: CE02 Clearview, Collingwood, Wasaga Beach

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Mary's Collingwood	458	1	455	461	468	466	438	440	428	417	407	418	413	416	419	423	427	431
St. Noel Chabanel	386	0	444	453	456	461	452	452	443	447	448	457	444	439	442	446	451	455
Students In From South Bylaw Area				**46**	**46**	**46**	**45**	**45**	**44**	**43**	**43**	**44**	**43**	**43**	**43**	**43**	**44**	**44**
TOTAL:	**844.0**	**1**	**899**	**960**	**970**	**973**	**935**	**936**	**914**	**907**	**898**	**919**	**900**	**897**	**903**	**912**	**921**	**931**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	33	**62**	**93**	**122**	**151**	**178**	**218**	**249**	**279**	**309**	**359**	**404**	**440**	**481**	**515**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	Requirements of New Development (Pupil Places)	515
2	Available Pupil Places in Existing Facilities	0
3	Net Growth-Related Pupil Place Requirements (1-2)	515

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE03** **Midland, Penetanguishene, Tay, Tiny**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Canadian Martyrs	314	0	219	216	210	205	202	205	196	195	194	194	196	197	198	199	199	199
Monsignor Castex	225	1	219	220	209	209	211	203	200	197	196	203	208	214	215	215	215	215
Sacred Heart	375	0	198	199	192	191	190	189	187	188	187	174	182	182	188	184	184	183
St. Ann's	271	1	159	140	138	133	130	129	126	122	125	124	127	127	128	128	128	128
St. Antoine Daniel	291	0	281	278	278	267	263	270	267	258	260	245	252	249	251	251	251	251
Students In From South Bylaw Area				**50**	**49**	**48**	**47**	**47**	**46**	**46**	**46**	**45**	**46**	**46**	**47**	**46**	**46**	**46**
TOTAL:	**1,476.0**	**2**	**1,076**	**1,103**	**1,075**	**1,053**	**1,043**	**1,043**	**1,022**	**1,007**	**1,007**	**986**	**1,011**	**1,015**	**1,027**	**1,023**	**1,023**	**1,023**
AVAILABLE PUPIL PLACES:																		**453**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	9	**18**	**27**	**35**	**43**	**57**	**74**	**90**	**108**	**125**	**148**	**166**	**183**	**202**	**220**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**220**
2	**Available Pupil Places in Existing Facilities**	**453**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**0**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE04** **Orillia, Ramara, Severn, Parts Oro-Medonte**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Foley	118	0	57	59	58	60	55	51	54	55	54	52	51	51	50	50	50	50
Monsignor Lee	378	0	350	354	362	367	365	349	350	346	359	351	349	347	344	344	344	344
Notre Dame	407	4	511	511	505	501	496	478	468	462	448	454	454	457	454	454	454	454
St. Bernard's	378	0	211	203	200	196	191	195	191	195	199	203	205	204	203	203	203	203
Students Out To South Bylaw Area				**- 97**	**- 97**	**- 97**	**- 95**	**- 92**	**- 91**	**- 91**	**- 91**	**- 91**	**- 91**	**- 91**	**- 90**	**- 90**	**- 90**	**- 90**
TOTAL:	**1,281.0**	**4**	**1,129**	**1,030**	**1,029**	**1,027**	**1,012**	**982**	**972**	**967**	**968**	**969**	**967**	**968**	**960**	**961**	**961**	**961**
AVAILABLE PUPIL PLACES:																		**320**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	18	**36**	**54**	**71**	**90**	**113**	**137**	**161**	**185**	**210**	**248**	**274**	**300**	**330**	**356**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**356**
2	**Available Pupil Places in Existing Facilities**	**320**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**36**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: Secondary Panel
Review Area: CS02 Clearview, Collingwood, Wasaga Beach, Tiny, Tay, Midland, Severn, Orilla, Ramara, Penetanguishene, Parts Oro-Medonte and Springwater

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Jean Vanier	588.0	9	484	475	472	475	531	554	589	610	577	560	563	567	547	568	536	522
Patrick Fogarty	639.0	0	801	758	778	756	728	777	777	785	760	701	688	676	691	693	689	693
St. Theresa's	924.0	6	1,000	980	924	874	866	833	843	826	819	864	781	752	729	679	718	722
Students Out To South Bylaw Area				**-169**	**-166**	**-161**	**-162**	**-165**	**-169**	**-170**	**-165**	**-162**	**-155**	**-152**	**-150**	**-148**	**-148**	**-148**
TOTAL:	**2,151.0**	**15**	**2,285**	**2,043**	**2,008**	**1,944**	**1,962**	**1,999**	**2,040**	**2,051**	**1,991**	**1,963**	**1,877**	**1,843**	**1,817**	**1,791**	**1,795**	**1,789**
AVAILABLE PUPIL PLACES:																		**362**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	32	**64**	**95**	**126**	**158**	**198**	**242**	**286**	**330**	**375**	**430**	**486**	**544**	**600**	**656**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**656**
2	**Available Pupil Places in Existing Facilities**	**362**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**294**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

ELEMENTARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Site Location/ Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
CE02	TBD	2025	New Elementary School	401	401	100.00%	5.00	5.00	$ 625,000	$ 3,125,000	$ 1,391,706	$ 1,466,650	$ 841,029	$ 6,824,385
CE02			Accommodated In Existing Facilities Or Additions	114						$ -	$ -	$ -		
CE04	TBD	2027	New Elementary School	36	470	7.66%	5.00	0.38	$ 500,000	$ 191,489	$ 110,037	$ 89,871	$ 55,015	$ 446,412
Total:				**551**	**871**		**10.0**	**5.4**		**$ 3,316,489**	**$ 1,501,743**	**$ 1,556,521**	**$ 896,045**	**$ 7,270,798**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

SECONDARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
CS02	TBD	2027	New Secondary School*	294	1000	29.40%	12.00	3.53	$ 687,500	$ 2,425,500	$ 1,013,662	$ 1,138,355	$ 643,423	$ 5,220,940
										$ -	$ -	$ -		
Total:				**294**	**1,000**		**12.00**	**3.53**		**$ 2,425,500**	**$ 1,013,662**	**$ 1,138,355**	**$ 643,423**	**$ 5,220,940**

* Used a blended appraised value for the review area based on the average of the Wasaga Beach and Collingwood values.

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form H1 - EDC Calculation - Uniform Residential and Non-Residential

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	12,491,737
Add:	EDC Financial Obligations (Form A2)	$	2,698,284
Subtotal:	**Net Education Land Costs**	**$**	**15,190,022**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**15,190,022**
Add:	EDC Study Costs	$	135,000
Total:	**Growth-Related Net Education Land Costs**	**$**	**15,325,022**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**1,532,502**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**13,792,520**

Calculation of Uniform Residential Charge

Residential Growth-Related Net Education Land Costs	**$**	**13,792,520**
Net New Dwelling Units (Form C)		**28,255**
Uniform Residential EDC per Dwelling Unit	**$**	**488**

Calculation of Non-Residential Charge - Board Determined GFA

Non-Residential Growth-Related Net Education Land Costs	**$**	**1,532,502**

	Non-Exempt Board-Determined GFA (Form D)		**10,555,982**
GFA Method:	**Non-Residential EDC per Square Foot of GFA**	**$**	**0.15**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 1 of 2)

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	12,491,737
Add:	EDC Financial Obligations (Form A2)	$	2,698,284.46
Subtotal:	**Net Education Land Costs**	**$**	**15,190,022**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**15,190,022**
Add:	EDC Study Costs	$	135,000.00
Total:	**Growth-Related Net Education Land Costs**	**$**	**15,325,022**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**1,532,502**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**13,792,520**

Calculation of Non-Residential Charge - Use Either Board Determined GFA or Declared Value

Non-Residential Growth-Related Net Education Land Costs	**$**	**1,532,502**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**10,555,982**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.15**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis - North Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 2 of 2)

Residential Growth-Related Net Education Land Costs:	**$**	**13,792,520**

Determination of Distribution of New Development

Type of Development (Form B)	Net New Units (Form B & C)	15-Year Elementary Pupil Yield (Form E)	Elementary Gross Requirements of New Development	Distribution of Elementary Gross Requirements of New Development	15-Year Secondary Pupil Yield (Form E)	Secondary Gross Requirements of New Development	Distribution of Secondary Gross Requirements of New Development	Total Gross Requirements of New Development	Distribution Factor
Low Density	15,590	0.056	872	79.9%	0.034	527	80%	1,399	**80%**
Medium Density	4,671	0.038	180	16.5%	0.024	113	17%	293	**17%**
High Density	3,807	0.010	39	3.6%	0.004	16	2%	55	**3%**
Seasonal	4,187	-	-	0.0%	-	-	0%	-	**0%**
Total	**28,255**	**0.039**	**1,091**	**100%**	**0.023**	**656**	**100%**	**1,747**	**100%**

Calculation of Differentiated Charge:

Type of Development (Form B)	Apportionment of Residential Net Education Land Cost By Development Type	Net New Units (Carried over from above)	Differentiated Residential EDC per Unit by Development Type
Low Density	$ 11,045,434	15,590	$ 709
Medium Density	$ 2,312,868	4,671	$ 495
High Density	$ 434,217	3,807	$ 114
Seasonal	$ -	4,187	$ -

SIMCOE MUSKOKA CATHOLIC DISTRICT SCHOOL BOARD
SOUTH BYLAW AREA

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form B - Dwelling Unit Summary

PROJECTION OF GROSS NEW DWELLING UNITS BY ELEMENTARY REVIEW AREA

	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033	Total All Units
Adjala - Tosorontio, New Tecumseth, Parts Essa																
Low Density	497	496	497	568	567	599	595	588	578	577	577	577	577	485	485	**8,262**
Medium Density	63	63	63	71	71	70	70	65	62	61	63	63	63	66	66	**979**
High Density	57	57	57	54	54	62	62	62	58	58	61	61	61	60	60	**885**
Total	**618**	**617**	**618**	**693**	**692**	**731**	**727**	**716**	**698**	**696**	**700**	**700**	**700**	**610**	**610**	**10,126**
Parts Oro-Medonte/Springwater																
Low Density	37	37	37	65	65	77	77	77	86	86	86	86	86	86	86	**1,077**
Medium Density	1	1	1	10	10	11	11	11	18	18	18	18	18	18	18	**184**
High Density	1	1	1	2	2	3	3	3	3	3	3	3	3	3	3	**40**
Total	**39**	**39**	**39**	**77**	**77**	**91**	**91**	**91**	**108**	**108**	**108**	**108**	**108**	**108**	**108**	**1,301**
North Barrie, Parts Oro-Medonte/Springwater																
Low Density	264	264	264	367	367	410	410	410	434	434	434	434	434	406	406	**5,733**
Medium Density	20	20	20	83	83	93	93	93	205	205	205	205	205	101	101	**1,729**
High Density	83	83	83	139	139	140	140	140	201	201	201	201	201	148	148	**2,248**
																0
Total	**366**	**366**	**366**	**589**	**589**	**642**	**642**	**642**	**839**	**839**	**839**	**839**	**839**	**654**	**654**	**9,711**
South West Barrie, Parts Innisfil and Essa																
Low Density	315	315	315	197	197	205	205	205	171	171	171	171	171	164	164	**3,138**
Medium Density	201	201	201	170	170	170	170	170	177	177	177	177	177	148	148	**2,633**
High Density	222	222	222	148	148	148	148	148	151	151	151	151	151	144	144	**2,452**
Total	**738**	**738**	**738**	**516**	**516**	**524**	**524**	**524**	**499**	**499**	**499**	**499**	**499**	**455**	**455**	**8,222**
South East Barrie, Parts Innisfil																
Low Density	482	482	482	296	296	325	325	325	101	101	101	101	101	112	112	**3,738**
Medium Density	259	259	259	353	353	352	352	352	305	305	305	305	305	206	206	**4,477**
High Density	260	260	260	664	664	664	664	664	803	803	803	803	803	971	971	**10,055**
Total	**1,001**	**1,001**	**1,001**	**1,312**	**1,312**	**1,342**	**1,342**	**1,342**	**1,208**	**1,208**	**1,208**	**1,208**	**1,208**	**1,289**	**1,289**	**18,271**
Parts Innisfil																
Low Density	128	128	128	128	128	682	682	682	682	682	682	682	682	682	682	**7,467**
Medium Density	87	87	87	87	87	75	75	75	75	75	75	75	75	75	75	**1,187**
High Density	15	15	15	15	15	15	15	16	16	14	14	15	15	15	15	**223**
Total	**230**	**230**	**230**	**230**	**230**	**773**	**773**	**774**	**774**	**772**	**772**	**773**	**773**	**773**	**773**	**8,877**
Bradford West Gwillimbury, Parts Innisfil																
Low Density	271	271	271	271	271	225	225	225	225	225	221	221	221	221	221	**3,587**
Medium Density	44	44	44	44	44	54	54	54	54	54	72	72	72	72	72	**848**
High Density	35	35	35	35	35	63	63	63	63	63	107	107	107	107	107	**1,025**
Total	**350**	**350**	**350**	**350**	**350**	**342**	**342**	**342**	**342**	**342**	**400**	**400**	**400**	**400**	**400**	**5,459**
Total Jurisdiction																
Low Density	1,995	1,994	1,995	1,893	1,892	2,524	2,520	2,513	2,277	2,276	2,272	2,272	2,272	2,156	2,156	**33,003**
Medium Density	675	675	675	818	818	826	826	821	895	894	914	914	914	686	686	**12,036**
High Density	673	673	673	1,057	1,057	1,095	1,095	1,096	1,296	1,294	1,341	1,342	1,342	1,447	1,447	**16,928**
Total	**3,343**	**3,342**	**3,343**	**3,768**	**3,767**	**4,445**	**4,441**	**4,430**	**4,467**	**4,463**	**4,526**	**4,527**	**4,527**	**4,290**	**4,290**	**61,967**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form C - Net New Dwelling Units - By-Law Summary

Elementary Planning Review Areas	Number of Units
Adjala - Tosorontio, New Tecumseth, Parts Essa	10,126
Parts Oro-Medonte/Springwater	1,301
North Barrie, Parts Oro-Medonte/Springwater	9,711
South West Barrie, Parts Innisfil and Essa	8,222
South East Barrie, Parts Innisfil	18,271
Parts Innisfil	8,877
Bradford West Gwillimbury, Parts Innisfil	5,459

Grand Total Gross New Units In By-Law Area	61,967
Plus: Seasonal Units Not Included In Growth Forecast	1,794
Less: Statutorily Exempt Units In By-Law Area	806
Total Net New Units In By-Law Area	**62,956**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form D - Non-Residential Development

D1 - Non-Residential Charge Based On Gross Floor Area (sq. ft.)

Total Estimated Non-Residential Board-Determined Gross Floor Area to be Constructed Over 15 Years From Date of By-Law Passage:	**29,803,954**
Less: Board-Determined Gross Floor Area From Exempt Development:	**2,980,395**
Net Estimated Board-Determined Gross Floor Area:	**26,823,559**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Elementary Panel

Elementary Planning Area	Dwelling Unit Type	Net New Units	Elementary Pupil Yield	Elementary Growth-Related Pupils
Adjala - Tosorontio, New Tecumseth, Parts Essa	Low Density	8,262	0.148	1,221
	Medium Density	913	0.060	55
	High Density	885	0.013	11
	Total	10,061	0.128	1,288
Parts Oro-Medonte/Springwater	Low Density	1,077	0.067	72
	Medium Density	171	0.027	5
	High Density	40	0.006	0
	Total	1,289	0.060	77
North Barrie, Parts Oro-Medonte/Springwater	Low Density	5,733	0.097	559
	Medium Density	1,614	0.035	56
	High Density	2,248	0.011	24
	Total	9,595	0.067	639
South West Barrie, Parts Innisfil and Essa	Low Density	3,138	0.186	583
	Medium Density	2,456	0.128	314
	High Density	2,452	0.020	50
	Total	8,046	0.118	948
South East Barrie, Parts Innisfil	Low Density	3,738	0.189	708
	Medium Density	4,177	0.125	522
	High Density	10,055	0.013	134
	Total	17,971	0.076	1,365
Parts Innisfil	Low Density	7,467	0.150	1,118
	Medium Density	1,108	0.058	64
	High Density	223	0.013	3
	Total	8,798	0.135	1,185
Bradford West Gwillimbury, Parts Innisfil	Low Density	3,587	0.269	966
	Medium Density	791	0.098	78
	High Density	1,025	0.022	22
	Total	5,403	0.197	1,066
		SUBTOTAL:		6,567
		LESS: Available Pupil Places:		1,626
		NET GROWTH RELATED PUPILS:		4,942

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area

Education Development Charges Submission 2018

Form E - Growth Related Pupils - Secondary Panel

Secondary Planning Area	Dwelling Unit Type	Net New Units	Secondary Pupil Yield	Secondary Growth-Related Pupils
Adjala - Tosorontio, New Tecumseth, Bradford West Gwillimbury, Parts Essa and Innisfil	Low Density	10,989	0.050	555
	Medium Density	1,570	0.027	42
	High Density	1,880	0.005	8
	Total	14,439	0.042	605
South Barrie, Parts of Springwater, Innisfil, Essa	Low Density	15,172	0.056	851
	Medium Density	7,847	0.028	219
	High Density	12,664	0.004	55
	Total	35,683	0.032	1,125
North Barrie, Parts Oro-Medonte and Springwater	Low Density	6,842	0.032	216
	Medium Density	1,814	0.018	32
	High Density	2,384	0.003	7
	Total	11,040	0.023	255
		SUBTOTAL:		1,986
		LESS: Available Pupil Places:		818
		NET GROWTH RELATED PUPILS:		1,168

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE01** **Adjala - Tosorontio, New Tecumseth, Parts Essa**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Fr. F. X. O'Reilly	401	0	448	480	477	481	479	482	478	474	474	469	462	458	460	463	465	466
Holy Family	429	0	448	452	446	430	437	446	442	449	443	445	450	451	454	457	459	460
Monsignor J. E. Ronan	329	0	350	353	375	381	394	403	425	431	443	446	437	439	441	444	446	447
Our Lady of Grace	516	0	609	639	639	652	660	658	668	683	680	672	666	659	663	667	670	672
St. James	193	3	236	241	235	229	235	231	226	220	224	220	220	221	222	224	225	225
St. Paul's	519	2	676	668	680	682	680	660	637	629	617	615	620	617	621	625	628	629
New Alliston Elementary	470	0	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Students Out To North Bylaw Area				**-46**	**-46**	**-46**	**-45**	**-45**	**-44**	**-43**	**-43**	**-44**	**-43**	**-43**	**-43**	**-43**	**-44**	**-44**
TOTAL:	**2,857.0**	**5**	**2,767**	**2,788**	**2,806**	**2,810**	**2,841**	**2,835**	**2,832**	**2,844**	**2,838**	**2,824**	**2,812**	**2,802**	**2,818**	**2,838**	**2,849**	**2,855**
AVAILABLE PUPIL PLACES:																		**2**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	74	**147**	**221**	**304**	**387**	**479**	**565**	**660**	**754**	**849**	**984**	**1061**	**1149**	**1215**	**1288**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1288**
2	**Available Pupil Places in Existing Facilities**	**2**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1286**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: Elementary Panel

Review Area: CE05 Parts Oro-Medonte/Springwater

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Our Lady of Lourdes	202	2	229	224	216	218	219	215	208	209	198	188	185	188	187	189	190	192
Students Out To North Bylaw Area				**-50**	**-49**	**-48**	**-47**	**-47**	**-46**	**-46**	**-46**	**-45**	**-46**	**-46**	**-47**	**-46**	**-46**	**-46**
TOTAL:	**202.0**	**2**	**229**	**174**	**167**	**170**	**171**	**168**	**162**	**163**	**152**	**143**	**139**	**142**	**141**	**142**	**144**	**146**
AVAILABLE PUPIL PLACES:																		**56**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	2	4	6	10	14	19	24	30	36	43	52	58	65	71	77

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	Requirements of New Development (Pupil Places)	77
2	Available Pupil Places in Existing Facilities	56
3	Net Growth-Related Pupil Place Requirements (1-2)	21

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: Elementary Panel

Review Area: CE06 North Barrie, Parts Oro-Medonte/Springwater

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Monsignor Clair	317	0	242	227	221	203	195	192	184	177	176	176	178	177	177	177	177	177
Sister Catherine Donnelly	475	0	307	292	284	274	267	254	249	247	242	249	249	251	253	255	258	260
St. Marguerite d'Youville	349	1	290	289	295	300	297	302	295	299	299	301	296	298	301	304	307	310
St. Monica's	521	0	377	386	387	378	378	371	377	370	384	386	379	381	385	388	392	396
Students In From North Bylaw Area				**97**	**97**	**97**	**95**	**92**	**91**	**91**	**91**	**91**	**91**	**91**	**90**	**90**	**90**	**90**
TOTAL:	**1,662.0**	**1**	**1,216**	**1,290**	**1,283**	**1,252**	**1,232**	**1,211**	**1,196**	**1,185**	**1,193**	**1,204**	**1,193**	**1,198**	**1,206**	**1,215**	**1,224**	**1,233**
AVAILABLE PUPIL PLACES:																		**429**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	28	**56**	**84**	**126**	**166**	**212**	**257**	**303**	**354**	**405**	**456**	**506**	**556**	**595**	**639**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**639**
2	**Available Pupil Places in Existing Facilities**	**429**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**210**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE07** **South West Barrie, Parts Innisfil and Essa**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Bernadette	536	0	339	335	336	331	326	322	314	309	301	304	306	305	305	307	310	313
St. Catherine of Siena	524	6	529	506	478	464	445	433	422	424	416	416	412	416	420	427	436	445
St. Mary's Barrie	268	0	168	167	175	180	188	178	174	170	172	173	175	174	174	176	178	180
St. Nicholas	490	0	248	237	230	218	207	206	205	199	190	195	197	197	198	200	203	206
The Good Shepherd	398	4	429	417	408	391	390	378	372	362	360	360	366	371	377	385	395	405
TOTAL:	**2,216.0**	**10**	**1,713**	**1,663**	**1,627**	**1,584**	**1,557**	**1,517**	**1,488**	**1,464**	**1,439**	**1,448**	**1,455**	**1,465**	**1,474**	**1,496**	**1,521**	**1,549**
AVAILABLE PUPIL PLACES:																		**667**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	90	180	270	331	391	455	519	583	642	701	751	800	850	899	948

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	Requirements of New Development (Pupil Places)	948
2	Available Pupil Places in Existing Facilities	667
3	Net Growth-Related Pupil Place Requirements (1-2)	281

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE08** **South East Barrie, Parts Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. John Paul II	533	0	385	378	362	353	340	331	334	328	339	343	355	360	364	370	373	376
Saint Gabriel the Archangel	703	6	631	608	572	543	532	520	512	503	510	522	530	546	561	579	599	612
St. John Vianney	274	1	218	219	217	220	227	231	227	229	220	226	223	225	227	230	233	237
St. Michael the Archangel	524	0	321	327	333	325	336	336	322	319	323	335	329	325	327	330	333	337
TOTAL:	**2,034.0**	**7.0**	**1,555**	**1,532**	**1,485**	**1,440**	**1,435**	**1,418**	**1,395**	**1,379**	**1,392**	**1,426**	**1,438**	**1,456**	**1,479**	**1,509**	**1,538**	**1,563**
AVAILABLE PUPIL PLACES:																		**471**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	146	**292**	**439**	**554**	**668**	**773**	**877**	**981**	**1040**	**1098**	**1146**	**1195**	**1243**	**1304**	**1365**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1365**
2	**Available Pupil Places in Existing Facilities**	**471**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**893**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: Elementary Panel

Review Area: CE09 Parts Innisfil

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections: Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Holy Cross	501	0	554	553	552	550	557	553	563	553	570	577	576	583	587	597	606	613
St. Francis of Assisi	401	9	449	443	439	439	433	416	416	414	407	410	415	423	425	433	439	445
TOTAL:	**902.0**	**9**	**1,003**	**997**	**991**	**990**	**990**	**969**	**980**	**966**	**977**	**986**	**991**	**1,005**	**1,012**	**1,030**	**1,045**	**1,058**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections: Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	20	**41**	**61**	**82**	**103**	**197**	**293**	**388**	**485**	**581**	**728**	**841**	**955**	**1070**	**1185**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1185**
2	**Available Pupil Places in Existing Facilities**	**0**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**1185**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Elementary Panel**

Review Area: **CE10** **Bradford West Gwillimbury, Parts Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Marie of the Incarnation	562	4	651	667	682	685	687	692	688	690	690	678	671	664	668	677	681	682
St. Teresa Of Calcutta	421	3	412	401	398	398	389	377	376	371	376	374	375	374	374	373	374	374
St. Charles*	470	7	184	195	197	196	199	206	210	216	229	226	230	227	233	240	245	250
St. Jean de Brébeuf	257	6	220	223	220	218	217	215	217	216	211	218	221	222	228	234	240	244
St. Angela Merici	470	0	713	744	758	778	782	779	766	779	780	783	792	803	812	826	835	849
TOTAL:	**2,180.0**	**20**	**2,180**	**2,228**	**2,255**	**2,275**	**2,274**	**2,270**	**2,257**	**2,273**	**2,285**	**2,279**	**2,289**	**2,290**	**2,315**	**2,350**	**2,375**	**2,399**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	76	153	230	307	385	455	525	596	667	738	803	868	934	1000	1066

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	Requirements of New Development (Pupil Places)	1066
2	Available Pupil Places in Existing Facilities	0
3	Net Growth-Related Pupil Place Requirements (1-2)	1066

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **CS01** **Adjala - Tosorontio, New Tecumseth, Bradford West Gwillimbury, Parts Essa and Innisfil**

REQUIREMENTS OF EXISTING COMMUNITY

Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
Holy Trinity	702.0	3	653	706	744	793	849	890	936	965	965	983	972	999	996	960	954	938
St. Thomas Aquinas	714.0	8	653	665	685	720	712	727	760	765	793	802	805	805	797	779	763	755
TOTAL:	**1,416.0**	**11**	**1,306**	**1,370**	**1,429**	**1,513**	**1,561**	**1,618**	**1,696**	**1,731**	**1,757**	**1,785**	**1,778**	**1,804**	**1,793**	**1,739**	**1,717**	**1,693**
AVAILABLE PUPIL PLACES:																		-

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	31	**62**	**93**	**127**	**161**	**204**	**246**	**289**	**332**	**374**	**422**	**469**	**517**	**561**	**605**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**605**
2	**Available Pupil Places in Existing Facilities**	**-**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**605**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **CS03** **South Barrie, Parts of Springwater, Innisfil, Essa**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	Current OTG Capacity	Number of Temp Facilities	Current 2017/ 2018	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
St. Peter's	1,233.0	6	1,241	1,224	1,248	1,226	1,158	1,173	1,133	1,127	1,117	1,042	1,026	977	992	1,016	1,007	1,014
St. Joan of Arc	1,308.0	7	1,077	1,053	1,080	1,086	1,066	1,061	1,016	977	971	935	915	921	891	888	882	863
TOTAL:	**2,541.0**	**13**	**2,318**	**2,277**	**2,327**	**2,311**	**2,224**	**2,233**	**2,149**	**2,104**	**2,088**	**1,977**	**1,941**	**1,898**	**1,884**	**1,905**	**1,889**	**1,877**
AVAILABLE PUPIL PLACES:																		**664**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	Year 2 2019/ 2020	Year 3 2020/ 2021	Year 4 2021/ 2022	Year 5 2022/ 2023	Year 6 2023/ 2024	Year 7 2024/ 2025	Year 8 2025/ 2026	Year 9 2026/ 2027	Year 10 2027/ 2028	Year 11 2028/ 2029	Year 12 2029/ 2030	Year 13 2030/ 2031	Year 14 2031/ 2032	Year 15 2032/ 2033
	57	**115**	**172**	**218**	**263**	**353**	**443**	**533**	**608**	**684**	**775**	**866**	**957**	**1,041**	**1,125**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**1,125**
2	**Available Pupil Places in Existing Facilities**	**664**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**461**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form F - Growth Related Pupil Place Requirements

Panel: **Secondary Panel**

Review Area: **CS04** **North Barrie, Parts Oro-Medonte and Springwater**

REQUIREMENTS OF EXISTING COMMUNITY

				15 Year Projections														
Existing Schools and Projects	**Current OTG Capacity**	**Number of Temp Facilities**	**Current 2017/ 2018**	**Year 1 2018/ 2019**	**Year 2 2019/ 2020**	**Year 3 2020/ 2021**	**Year 4 2021/ 2022**	**Year 5 2022/ 2023**	**Year 6 2023/ 2024**	**Year 7 2024/ 2025**	**Year 8 2025/ 2026**	**Year 9 2026/ 2027**	**Year 10 2027/ 2028**	**Year 11 2028/ 2029**	**Year 12 2029/ 2030**	**Year 13 2030/ 2031**	**Year 14 2031/ 2032**	**Year 15 2032/ 2033**
St. Joseph's	1,017.0	0	796	840	839	862	843	835	860	834	823	774	764	735	735	741	715	715
Students In From North Bylaw Area				169	166	161	162	165	169	170	165	162	155	152	150	148	148	148
TOTAL:	**1,017.0**	**0**	**796**	**1,009**	**1,005**	**1,023**	**1,006**	**1,000**	**1,028**	**1,004**	**987**	**937**	**919**	**888**	**886**	**889**	**863**	**863**
AVAILABLE PUPIL PLACES:																		**154**

REQUIREMENTS OF NEW DEVELOPMENT (CUMULATIVE)

	15 Year Projections														
	Year 1 2018/ 2019	**Year 2 2019/ 2020**	**Year 3 2020/ 2021**	**Year 4 2021/ 2022**	**Year 5 2022/ 2023**	**Year 6 2023/ 2024**	**Year 7 2024/ 2025**	**Year 8 2025/ 2026**	**Year 9 2026/ 2027**	**Year 10 2027/ 2028**	**Year 11 2028/ 2029**	**Year 12 2029/ 2030**	**Year 13 2030/ 2031**	**Year 14 2031/ 2032**	**Year 15 2032/ 2033**
	10	**21**	**31**	**44**	**57**	**74**	**91**	**108**	**127**	**147**	**169**	**191**	**213**	**234**	**255**

CALCULATION OF GROWTH-RELATED PUPIL PLACE REQUIREMENTS

1	**Requirements of New Development (Pupil Places)**	**255**
2	**Available Pupil Places in Existing Facilities**	**154**
3	**Net Growth-Related Pupil Place Requirements (1-2)**	**102**

NOTES

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

ELEMENTARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Site Location/ Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
CE01	TBD	2018	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,150,000	$ 5,750,000	$ 1,245,350	$ -	$ 616,901	$ 7,612,251
CE01	TBD	2023	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,150,000	$ 5,750,000	$ 1,348,218	$ 2,698,636	$ 863,957	$ 10,660,811
CE01	TBD	2028	New Elementary School	346	470	73.62%	5.00	3.68	$ 750,000	$ 2,760,638	$ 1,074,501	$ 1,295,645	$ 452,470	$ 5,583,254
CE05			Accommodated In Existing Facilities Or Additions	21						$ -	$ -	$ -		
CE06	TBD	2025	New Elementary School	210	470	44.68%	5.00	2.23	$ 870,000	$ 1,943,617	$ 621,826	$ 912,194	$ 306,683	$ 3,784,320
CE07	TBD	2023	New Elementary School	281	470	59.79%	5.00	2.99	$ 900,000	$ 2,690,426	$ 806,062	$ 1,262,692	$ 419,699	$ 5,178,879
CE08	TBD	2020	New Elementary School	470	470	100.00%	5.00	5.00	$ 900,000	$ 4,500,000	$ 1,285,520	$ 748,800	$ 576,244	$ 7,110,564
CE08	TBD	2026	New Elementary School	423	470	90.00%	5.00	4.50	$ 900,000	$ 4,050,000	$ 1,272,576	$ 1,900,779	$ 637,008	$ 7,860,363
CE09	TBD	2023	New Elementary School	470	470	100.00%	5.00	5.00	$ 925,000	$ 4,625,000	$ 1,306,088	$ 2,170,642	$ 714,469	$ 8,816,199
CE09	TBD	2028	New Elementary School	470	470	100.00%	5.00	5.00	$ 925,000	$ 4,625,000	$ 1,459,582	$ 2,170,642	$ 728,005	$ 8,983,229
CE09	TBD	2031	New Elementary School	245	470	52.13%	5.00	2.61	$ 925,000	$ 2,410,904	$ 797,954	$ 1,131,505	$ 382,765	$ 4,723,128
CE10	TBD	2019	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,500,000	$ 7,500,000	$ 1,265,276	$ 600,000	$ 825,898	$ 10,191,174
CE10	TBD	2025	New Elementary School	470	470	100.00%	5.00	5.00	$ 1,500,000	$ 7,500,000	$ 1,391,706	$ 3,519,961	$ 1,094,550	$ 13,506,217
CE10	TBD	2031	New Elementary School	126	470	26.81%	5.00	1.34	$ 1,500,000	$ 2,010,638	$ 410,376	$ 943,649	$ 296,720	$ 3,661,383
Total:				**4,942**	**6,110**		**65.0**	**52.4**		**$ 56,116,223**	**$ 14,285,035**	**$ 19,355,145**	**$ 7,915,368**	**$ 97,671,771**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form G - Growth-Related Net Education Land Costs

SECONDARY PANEL

Review Area	Site Status (Optioned, Purchased, Reserved, Etc.)	Proposed Year Of Acquisition	Facility Type	Net Growth-Related Pupil Place Requirements	Proposed School Capacity	Percent of Capacity Attributed to Net Growth-Related Pupil Place Requirements	Total Number of Acres Required (Footnote Oversized Sites)	Acreage To Be Funded in EDC By-Law Period	Cost Per Acre	Education Land Costs	Eligible Site Preparation Costs	Land Escalation Costs	Financing Costs	Total Education Land Costs
CS01	TBD	2025	New Secondary School	605	1000	60.50%	12.00	7.26	$ 1,150,000	$ 8,349,000	$ 2,020,757	$ 3,918,420	$ 1,260,035	$ 15,548,212
CS03	TBD	2026	New Secondary School	461	1233	37.39%	15.00	5.61	$ 900,000	$ 5,047,445	$ 1,585,989	$ 2,368,908	$ 793,892	$ 9,796,234
CS04			Accommodated In Existing Facilities Or Additions	102						$ -	$ -	$ -		
										$ -	$ -	$ -		
Total:				**1,168**	**2,233**		**27.00**	**12.87**		**$ 13,396,445**	**$ 3,606,746**	**$ 6,287,328**	**$ 2,053,926**	**$ 25,344,445**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form H1 - EDC Calculation - Uniform Residential and Non-Residential

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	123,016,216
Add:	EDC Financial Obligations (Form A2)	$	6,856,863
Subtotal:	**Net Education Land Costs**	**$**	**129,873,079**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**129,873,079**
Add:	EDC Study Costs	$	315,000
Total:	**Growth-Related Net Education Land Costs**	**$**	**130,188,079**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**13,018,808**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**117,169,271**

Calculation of Uniform Residential Charge

Residential Growth-Related Net Education Land Costs	**$**	**117,169,271**
Net New Dwelling Units (Form C)		**62,956**
Uniform Residential EDC per Dwelling Unit	**$**	**1,861**

Calculation of Non-Residential Charge - Board Determined GFA

Non-Residential Growth-Related Net Education Land Costs	**$**	**13,018,808**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**26,823,559**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.49**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 1 of 2)

Determination of Total Growth-Related Net Education Land Costs

Total:	Education Land Costs (Form G)	$	123,016,216
Add:	EDC Financial Obligations (Form A2)	$	6,856,862.54
Subtotal:	**Net Education Land Costs**	**$**	**129,873,079**
Less:	Operating Budget Savings		
	Positive EDC Reserve Fund Balance		
Subtotal:	**Growth-Related Net Education Land Costs**	**$**	**129,873,079**
Add:	EDC Study Costs	$	315,000.00
Total:	**Growth-Related Net Education Land Costs**	**$**	**130,188,079**

Apportionment of Total Growth-Related Net Education Land Costs

Total Growth-Related Net Education Land Costs to be Attributed to Non-Residential Development (Maximum 40%)	**10%**	**$**	**13,018,808**
Total Growth-Related Net Education Land Costs to be Attributed to Residential Development	**90%**	**$**	**117,169,271**

Calculation of Non-Residential Charge - Use Either Board Determined GFA or Declared Value

Non-Residential Growth-Related Net Education Land Costs	**$**	**13,018,808**

GFA Method:	**Non-Exempt Board-Determined GFA (Form D)**		**26,823,559**
	Non-Residential EDC per Square Foot of GFA	**$**	**0.49**

Simcoe Muskoka Catholic District School Board - Area Specific Analysis South Area
Education Development Charges Submission 2018
Form H2 - EDC Calculation - Differentiated Residential and Non-Residential (Part 2 of 2)

Residential Growth-Related Net Education Land Costs:	$ 117,169,271

Determination of Distribution of New Development

Type of Development (Form B)	Net New Units (Form B & C)	15-Year Elementary Pupil Yield (Form E)	Elementary Gross Requirements of New Development	Distribution of Elementary Gross Requirements of New Development	15-Year Secondary Pupil Yield (Form E)	Secondary Gross Requirements of New Development	Distribution of Secondary Gross Requirements of New Development	Total Gross Requirements of New Development	Distribution Factor
Low Density	33,003	0.158	5,228	79.6%	0.049	1,622	82%	6,850	**80%**
Medium Density	11,230	0.097	1,094	16.7%	0.026	293	15%	1,388	**16%**
High Density	16,928	0.014	245	3.7%	0.004	70	4%	315	**4%**
Seasonal	1,794	-	-	0.0%	-	-	0%	-	**0%**
Total	**62,956**	**0.104**	**6,567**	**100%**	**0.032**	**1,986**	**100%**	**8,553**	**100%**

Calculation of Differentiated Charge:

Type of Development (Form B)	Apportionment of Residential Net Education Land Cost By Development Type	Net New Units (Carried over from above)	Differentiated Residential EDC per Unit by Development Type
Low Density	$ 93,835,611	33,003	$ 2,843
Medium Density	$ 19,011,555	11,230	$ 1,693
High Density	$ 4,322,105	16,928	$ 255
Seasonal	$ -	1,794	$ -