



REPORT TO

CORPORATE SERVICES, STRATEGIC PLANNING AND PROPERTY COMMITTEE

RENTAL OF SURPLUS SCHOOL SPACE POLICY B.R.01 ANNUAL POLICY METRIC

“My power and the might of my own hand have gotten me this wealth.” - Deuteronomy 8:17

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INFORMATION REPORT

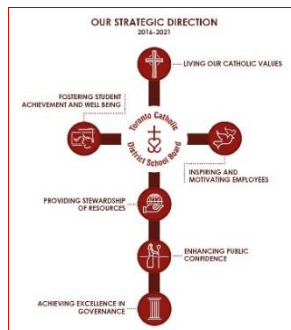
Vision:

At Toronto Catholic we transform the world through witness, faith, innovation and action.

Mission:

The Toronto Catholic District School Board is an inclusive learning community uniting home, parish and school and rooted in the love of Christ.

We educate students to grow in grace and knowledge to lead lives of faith, hope and charity.



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A. EXECUTIVE SUMMARY

The TCDSB currently has five (5) surplus school properties, six (6) unoccupied school properties and one (1) partially occupied/licenced school property.

Three (3) of the surplus properties are leased. Five (5) properties are being used as potential holding schools for temporary accommodation. Two (2) properties are being held for emergency purposes and three (3) properties will be reconstructed for new school facilities.

The cumulative staff time required to prepare this report was 6 hours

B. PURPOSE

This report addresses the requirement for an annual report, as outlined in TCDSB **Policy B.R01 Rental of Surplus School Space**.

C. BACKGROUND

1. *The TCDSB has a Policy that governs how surplus school properties are treated.* Policy B.R.01 Rental of Surplus School Space & Properties provides details on regulations for which the Board is required to adhere to when it makes a decision to lease, license or otherwise make available surplus school space which has been declared surplus to the educational needs of the TCDSB.
2. *The treatment of surplus school properties is also rooted in legislation.* Ontario Regulation 444/98, made under the Education Act, governs how School Boards dispose of surplus school property. Through Ontario Regulation 444/98, Disposition of Surplus Real Property, School Boards follow a two-step process to dispose of a property. The first step must be to offer it to public agencies, coterminous school boards and preferred agencies where public entities have 90 days to express interest in the property and an additional 90 days to submit an offer. The sale price must be at fair market value or some lesser amount as determined by the Regulation. If the Board does not receive an offer from the bodies listed above within the above 90-day or 180-day period, the Board may move to the second step and dispose

the property, subject to the approval of the Minister, to any other body or person.

D. EVIDENCE/RESEARCH/ANALYSIS

1. *Since 2013, TCDSB has declared five (5) school properties surplus to its long term needs.* The surplus properties have been circulated to coterminous school boards and preferred public agencies in accordance with the *Ontario Regulation 444/98*. The table below provides details on these properties: three of these facilities are currently being leased, and two are required for temporary accommodation as part of the Board’s capital program.

Property	Current Status
Christ the King	Vacant. Circulated for sale to public agencies in accordance with <i>Regulation</i> . Not sold. Required for temporary pupil accommodation for the St. Leo capital project.
Senhor Santo Cristo	Circulated for lease to those agencies in accordance with the <i>Regulation</i> . No offers received from public agencies. Currently leased to University of Toronto Schools as of September 2017
St. Gerard Majella	Circulated for lease to those agencies in accordance with the <i>Regulation</i> . No offers received from public agencies. Currently leased to Private school as of August 2017.
St. Leonard	Circulated for lease to those agencies in accordance with the <i>Regulation</i> . Offer received from Conseil Scolaire Viamonde. Leased as of July 2018.
Don Bosco	Vacant. Circulated for lease to those agencies in accordance with the <i>Regulation</i> . No offers from public agencies and not leased. Required for temporary pupil accommodation for the Dante Alighieri capital project.

2. ***The Board also has unoccupied and partially licenced/occupied properties which are mainly be used for temporary accommodation purposes.*** Three of these properties (Nelson Boylen, Baycrest, and Buttonwood) were acquired from the Toronto District School Board to accommodate the construction of new elementary schools, and will be demolished as part of these projects.

Table 2: Unoccupied School Properties

SCHOOL	STATUS
St. Bernadette	TCDSB Long Term Accommodation Plan identifies as “Core Hold” for emergency purposes.
St. Veronica	TCDSB Long Term Accommodation Plan identifies as “Core Hold” for emergency purposes.
Holy Redeemer	Required for temporary pupil accommodation for capital construction projects.
St. Philip Neri	Required for potential pupil accommodation.
Nelson Boylen	Acquired in 2019 from TDSB. Currently in design and approvals stage for the replacement St. Fidelis. The building will be demolished.
Baycrest P.S.	Acquired in 2019 from TDSB. Currently in design stage for a new elementary school. The building will be demolished

Table 3: Partially Licenced/Occupied School Property

SCHOOL	STATUS
Buttonwood P.S.	Acquired in 2019 from TDSB. Required for temporary pupil accommodation for Holy Angels C.S. Following this, the building will be demolished to construct a new elementary school funded by capital priorities.

3. ***Staff have only pursued temporary short term uses of the vacant and unoccupied properties during the COVID-19 pandemic.*** The short term uses have provided flexibility in the event the space is required for temporary accommodation, emergency purposes and relief during the pandemic.
4. ***The ability to declare new surplus properties is currently on hold.*** Resulting from a Ministry decision to review and revise Pupil Accommodation Review

Guidelines in 2017, a moratorium on school closures remains in place until completion of that review, which impacts the availability of new surplus properties going forward. Staff have continued to seek updates from the Ministry on this matter, however no definitive timeline for the release of the guidelines has been provided.

5. *Staff will undertake a review of the existing surplus properties not scheduled to be demolished for new capital projects in order to determine a long term strategy for these facilities.*

E. CONCLUDING STATEMENT

This report is for the consideration of Board.