



Special Board of Trustees' Board Meeting

Date: Monday, May 9, 2022

Time: 6:00 p.m.

** Committee of the Whole In Camera, if necessary, will precede or follow the Board Meeting, as appropriate.*

Location: 1st floor Board Room, Catholic Education Centre, 35 Weber Street, Kitchener

Attendees:

Board of Trustees:
Bill Conway, Manuel da Silva, Jeanne Gravelle (Chair), Shannon Nash, Wendy Price, Hans Roach, Brian Schmalz, Melanie Van Alphen (leave), Tracey Weiler

Student Representatives:
Sarah Simoes, Sarah Wilson

Senior Administration:
Loretta Notten, Jason Connolly, Gerald Foran, John Klein, Shesh Maharaj, Judy Merkel, Jennifer Ritsma, Annalisa Varano

Special Resource:

Recording Secretary:
Alice Figueiredo

| ITEM | Who | Agenda Section | Method & Outcome |
|---|------------------------------------|----------------|------------------|
| 1. Call to Order | Chair | | |
| 1.1 Opening Prayer/Memorials | Deferred to Committee of the whole | | |
| 1.2 Territorial Acknowledgement I (we) would like to begin by acknowledging that the land on which we gather today is the land traditionally used by the Haudenosaunee, Anishinaabe and Neutral People. I (we) also acknowledge the enduring presence and deep traditional knowledge, laws and philosophies of the Indigenous People with whom we share this land today. | Deferred to Committee of the whole | | |
| 1.3 Approval of Agenda | Board of Trustees | | Approval |
| 1.4 Declaration of Pecuniary Interest | Individual Trustees | | |
| 1.4.1 From the current meeting | | | |
| 1.4.2 From a previous public or in-camera meeting | | | |
| 1.5 Items for Action | | | |
| 2. Consent Agenda: Director of Education (e.g.: day –to –day operational matters from the Ministry of Education that the Board is required to do) | | | |
| 3. Consent Agenda: Board (Minutes of meetings, staff report) | | | |
| 3.1 Approval of Minutes of Regular and Special Meetings | | | |
| 4. Delegations/Presentation | | | |

| ITEM | Who | Agenda Section | Method & Outcome |
|---|-----------------------------|-----------------|---------------------|
| 5. Advice from the CEO | | | |
| 5.1 2022 Education Development Charges – Annual Update | S. Maharaj/J. Passy | pp.3-23 | Approval |
| 5.2 Extended Day Programs | J. Klein | pp.24-27 | Approval |
| 6. Ownership Linkage (Communication with the External Environment) | | | |
| 7. Reports from Board Committees/Task Forces | | | |
| 8. Board Education (at the request of the Board) | | | |
| 9. Policy Discussion | | | |
| 10. Assurance of Successful Board Performance | | | |
| 11. Assurance of Successful Director of Education Performance | | | |
| 12. Potential Agenda Items/Trustee Inquiry Report (CEO) | | | |
| 13. Announcements | | | |
| 13.1 Upcoming Meetings/Events (all scheduled for the Catholic Education Centre unless otherwise indicated): | Chair | -- | Information |
| 13.3 Pending Items: 13.4 Pending Items for OCSTA Consideration | <u>Committee/Task Force</u> | <u>Due Date</u> | <u>Action Taken</u> |
| 14. Items for the Next Meeting Agenda | Trustees | | |
| | Chair | -- | Information |
| 15. Adjournment Confirm decisions made tonight | Director of Education | | |
| 15.1 Confirm Decision made tonight | Recording Secretary | -- | Information |
| 16. Closing Prayer | | | |
| 17. Motion to Adjourn | Board of Trustees | Motion | Approval |

CLOSING PRAYER

O Risen Lord, you have entrusted us with the responsibility to help form a new generation of disciples and apostles through the gift of our Catholic schools.

As disciples of Christ, may we educate and nurture hope in all learners to realize their full potential to transform God's world.

May our Catholic schools truly be at the heart of the community, fostering success for each by providing a place for all.

May we and all whom we lead be discerning believers formed in the Catholic faith community; effective communicators; reflective and creative thinkers; self-directed, responsible, life-long learners; collaborative contributors; caring family members; and responsible citizens.

Grant us the wisdom of your Spirit so that we might always be faithful to our responsibilities.

We make this prayer through Christ our Lord.

Amen

Rev. Charlie Fedy, CR and the Board of Trustees, 2010



Date: May 9, 2022
To: Board of Trustees
From: Director of Education
Subject: 2022 Education Development Charges – Annual Update

Type of Report: Decision-Making
 Monitoring
 Incidental Information concerning day-to-day operations

Type of Information: Information for Board of Trustees Decision-Making
 Monitoring Information of Board Policy **XX XXX**
 Information only of day-to-day operational matters delegated to the CEO

Origin:

On May 10, 2021, the Board of Trustees approved Education Development Charge By-law (2021) for a term of 5 years with an effective date of June 1, 2021. Rates were to be phased in as follows:

Table 1 - 2021 Approved EDC Phase-In

| | Year 1 June 1/21 – May 31/22 | Year 2 June 1/22 – May 31/23 | Year 3 June 1/23 – May 31/24 | Year 4 June 1/24 – May 31/25 | Year 5 June 1/25 – May 31/26 | Maximum Rate |
|------------------------|---|---|---|---|---|-------------------------|
| Residential | \$953 | \$1,049 | \$1,049 | \$1,049 | \$1,049 | \$1,049 |
| Non-Residential | \$0.42 | \$0.43 | \$0.43 | \$0.43 | \$0.43 | \$0.43 |

In response to stakeholder input, the Board also directed staff to annually review land values and provide a report to the Board if land values supported an amendment to the Education Development Charge By-law (2021) to increase residential and non-residential charges.

The purpose of this report is to seek approval from the Board of Trustees to pass a by-law to amend the 2021 EDC by-law to increase the residential and non-residential rates to reflect increasing land values in the Region of Waterloo.

Policy Statement and/or Education Act/other Legislation citation:

Executive Limitation IV 008, “Financial Conditions and Activities” ... “the CEO shall not: ...

- 3. Use any reserves ...
- 9. Acquire, encumber or dispose of real property”

Executive Limitation IV 010, “Facilities/Accommodations” ... “the CEO shall not:

Permit the establishment of facilities that lack physical signs of our Catholic faith and allowance for sacred space; limit students from fully experiencing the curriculum and do not have relationship with the community...



2. Fail to present to the board an annual report on current enrolment status, future demographic trends and a list of potential schools being considered for boundary changes or closure.”

Alignment to the MYSP:

Promote a culture of belonging and respect, that supports success for all:
Equitable access to learning opportunities

Strategic Priority: Building Capacity to Lead, Learn and Live Authentically
Strategic Direction: Nurture the well-being of students and staff

Background/Comments:

Education Development Charges (EDCs) are used to fund the acquisition of school sites and related costs to accommodate growth-related pupil needs. These rates are applied to all new residential and non-residential development, with limited exceptions. The Board’s existing EDC By-law recovers 80% of education land costs from residential development and 20% from non-residential development.

Boards are permitted to amend their EDC By-laws once per year, to increase rates in response to changes in land value. Cushman and Wakefield (Cushman) was jointly retained by the Waterloo Catholic District School Board and Waterloo Region District School Board to update the land values, which were used to calculate the 2021 EDC By-Law. Watson & Associates Economists Ltd. (Watson) was also engaged by the boards to update the calculation of the charges.

Watson’s recalculation of the EDC charges reflects updated land values, as well as the board’s current EDC reserve fund balance. A detailed report from Watson outlining the updated land values and recalculation is attached as Appendix A.

The approved 2021 and recalculated maximum EDC rates are presented for comparison in Table 2:

Table 2 - Approved and Proposed Maximum EDC Rates

| | 2021 Approved Maximum EDC Rates | 2022 Proposed Maximum EDC Rates |
|------------------------------|--|--|
| WCDSB Residential | \$1,049 | \$1,739 |
| WCDSB Non-Residential | \$0.43 | \$0.72 |

In November 2019, changes to Ontario Regulation 20/98 restricted boards’ rate changes of up to \$300 / residential unit or 5% of the existing rate, whichever is greater. In addition, in the second year of the by-law, and each subsequent year, the rate can increase a further \$300 or 5%.

Similarly, a school board can increase its non-residential rate by \$0.10 / square foot of gross floor area per year or 5% of the current rate, whichever is greater. The non-residential rate can continue to be increased by the same maximums for each subsequent year of the by-law.

Accordingly, the WCDSB may only phase in the recalculated rates as show in Table 3:

Table 3 - 2022 Proposed EDC Phase-In

| | Year 1 June 1/21 – May 31/22 | Year 2 June 1/22 – May 31/23 | Year 3 June 1/23 – May 31/24 | Year 4 June 1/24 – May 31/25 | Year 5 June 1/25 – May 31/26 | Maximum Rate |
|------------------------|---|---|---|---|---|---------------------|
| Residential | \$953 | \$1,253 | \$1,553 | \$1,739 | \$1,739 | \$1,739 |
| Non-Residential | \$0.42 | \$0.52 | \$0.62 | \$0.72 | \$0.72 | \$0.72 |

The Board is not required under the legislation to place a notice in the newspaper advising of a proposed amendment to its EDC By-law. However, the boards jointly advised of the proposed changes via email to the



Minister of Education, Ministry staff, municipal partners, co-terminus school boards, local land development and home building representatives and chambers of commerce, individuals who had previously expressed an interest in the review of EDCs, as well as posting information on our respective websites.

A stakeholder meeting was held on April 14, 2022, to present the authority for the proposed rate change, background information contributing to the re-calculation and receive questions from stakeholders. Delegations are welcome on this matter in accordance with the Board’s Operational and Procedural By-law.

Notice of the Board’s decision will be circulated to the same stakeholder groups and posted online. If approved, new rates will take effect on June 1, 2022.

Recommendation:

THAT the Waterloo Catholic District School Board enact a by-law as attached in Appendix B to amend the Education Development Charge By-law (2021), which came into effect on June 1, 2021, to impose the charges as described as follows:

| | Year 1 June 1/21 – May 31/22 | Year 2 June 1/22 – May 31/23 | Year 3 June 1/23 – May 31/24 | Year 4 June 1/24 – May 31/25 | Year 5 June 1/25 – May 31/26 |
|------------------------|---|---|---|---|---|
| Residential | \$953 | \$1,253 | \$1,553 | \$1,739 | \$1,739 |
| Non-Residential | \$0.42 | \$0.52 | \$0.62 | \$0.72 | \$0.72 |

Prepared/Reviewed By: Loretta Notten
Director of Education

Shesh Maharaj
Executive Superintendent of Corporate Services

Jennifer Passy
Manager of Planning

*Bylaw 4.2 "Where the Board receives from the CEO a monitoring report that flows from a responsibility delegated to the Director under Board Policy – except where approval is required by the Board on a matter delegated by policy to the Board – the minutes of the Meeting at which the Report is received shall expressly provide that the Board has received and approved of the Report as an action consistent with the authority delegated to the CEO, subject in all instances to what otherwise actually occurred.



Waterloo Region District School Board & Waterloo Catholic District School Board 2021 Education Development Charge By-law 2022 Amendment

On May 10, 2021, the Waterloo Catholic District School Board (WCDSB) and Waterloo Region District School Board (WRDSB) (the Boards) passed Education Development Charge (EDC) by-laws which came into force on June 1, 2021. The 2021 EDC by-laws were enacted at:

- \$953.00 per residential dwelling unit and \$0.42 per square foot of non-residential gross floor area for the WCDSB, and
- \$2,248.00 per residential dwelling unit and \$1.51 per square foot of non-residential gross floor area for the WRDSB.

In November 2019, changes to Ontario Regulation 20/98 restricting boards to EDC rate changes of up to \$300 / residential unit or 5% of the existing rate, whichever is greater. In addition, in the second year of the by-law, and each subsequent year, the rate could increase a further \$300 or 5%. Similarly, a school board could increase its non-residential rate by \$0.10 / square foot of gross floor area per year or 5% of the current rate, whichever is greater. The non-residential rate could continue to be increased by the same maximums for each subsequent year of the by-law.

The proposed maximum EDC rates calculated in the Boards' 2021 EDC Background Study established a maximum of:

- \$1,049 per dwelling unit and \$0.43 per square foot of non-residential gross floor area for the WCDSB, and
- \$2,708 per dwelling unit and \$1.66 per square foot of non-residential gross floor area for the WRDSB.

As a result, the Boards were permitted to increase residential EDC rates per dwelling unit by \$300 and their non-residential rates per square foot by \$0.10 until they reach their prescribed maximums. Table 1 sets out the existing rates and provides the annual permitted phased-in rates.



Table 1

| WCDSB | | | | | | | |
|---------------------|---------------|----------|----------|----------|----------|----------|--------------|
| Type of Development | 2016 EDC Rate | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 | MAXIMUM RATE |
| Residential | \$ 653 | \$ 953 | \$ 1,049 | \$ 1,049 | \$ 1,049 | \$ 1,049 | \$ 1,049 |
| Non-Residential | \$ 0.32 | \$ 0.42 | \$ 0.43 | \$ 0.43 | \$ 0.43 | \$ 0.43 | \$ 0.43 |
| WRDSB | | | | | | | |
| Type of Development | 2016 EDC Rate | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 | MAXIMUM RATE |
| Residential | \$ 1,948 | \$ 2,248 | \$ 2,548 | \$ 2,708 | \$ 2,708 | \$ 2,708 | \$ 2,708 |
| Non-Residential | \$ 1.41 | \$ 1.51 | \$ 1.61 | \$ 1.66 | \$ 1.66 | \$ 1.66 | \$ 1.66 |

However, school boards may review the prescribed maximum EDC rate to ensure that inputs such as the price of land are consistent with the assumptions made in the original study. The regulation permits school boards to increase the quantum of the EDC rate once in a one-year period via an amendment.

In May 2021, the Boards committed to reviewing EDC inputs such as land value assumptions annually. As such, an appraiser was retained by the Boards in late 2021 who was instructed to review the current land values compared to what was appraised as part of the 2021 EDC Background Study.

Cushman and Wakefield, the appraiser who provided land values for the 2021 EDC Background Report, determined that land values were higher than those used for the 2021 EDC Background Study. Cushman and Wakefield prepared a new appraisal report for the Boards establishing an updated per acre value for each school site that was previously appraised. The new report has an effective date of January 1, 2022, and describes the methodology, approach, and background to support the updated land values.

Table 2 compares the 2021 EDC Background Study values and the January 1, 2022, appraised values. The January 2022 appraised land values increased between 62% and 82% from December 2020 and January 2022.



Table 2

| WRDSB | | | |
|--------------------|--------------------------------------|--------------------------------------|---------------------|
| Review Area | 2021 Appraised Per Acre Value | 2022 Appraised Per Acre Value | % Difference |
| PEC2 | \$ 1,420,000 | \$ 2,332,500 | 64% |
| PEC6 | \$ 1,060,000 | \$ 1,900,000 | 79% |
| PEC7 | \$ 1,060,000 | \$ 1,900,000 | 79% |
| PEC8 | \$ 1,060,000 | \$ 1,900,000 | 79% |
| PEK1A | \$ 1,230,500 | \$ 2,234,500 | 82% |
| PEK1A | \$ 1,484,500 | \$ 2,402,000 | 62% |
| PEK1C | \$ 1,229,500 | \$ 2,082,500 | 69% |
| PEK1C | \$ 1,229,500 | \$ 2,082,500 | 69% |
| PEK3D | \$ 1,230,000 | \$ 2,084,000 | 69% |
| PEK6B | \$ 1,230,000 | \$ 2,084,000 | 69% |
| PET1 | \$ 902,500 | \$ 1,630,500 | 81% |
| PET1 | \$ 902,500 | \$ 1,630,500 | 81% |
| PET5 | \$ 902,500 | \$ 1,630,500 | 81% |
| PEW1 | \$ 1,244,500 | \$ 2,097,000 | 69% |
| PEW1 | \$ 1,244,500 | \$ 2,097,000 | 69% |
| PEW1 | \$ 1,244,500 | \$ 2,097,000 | 69% |
| PS02 | \$ 1,238,000 | \$ 2,097,500 | 69% |
| PS04 | \$ 1,256,500 | \$ 2,117,000 | 68% |
| PS05 | \$ 902,500 | \$ 1,630,500 | 81% |
| WCDSB | | | |
| CEC1 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CEC2 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CEC4 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CEK2 ¹ | \$ 750,000 | \$ 750,000 | 0% |
| CEK3 ¹ | \$ 1,092,000 | \$ 2,000,000 | 83% |
| CEK3 | \$ 1,484,500 | \$ 2,402,000 | 62% |
| CEK5 | \$ 1,235,000 | \$ 2,093,000 | 69% |
| CET4 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CET6 | \$ 901,500 | \$ 1,628,500 | 81% |
| CS02 ¹ | \$ 750,000 | \$ 750,000 | 0% |
| CS03 | \$ 1,054,000 | \$ 1,900,000 | 80% |

¹ Price is fixed based on Board agreement



Watson & Associates Economists Ltd. has recalculated the EDC rates, incorporated the increased land values as well as updated each board's EDC reserve fund to reflect current balances. The analysis has resulted in an increase to the proposed maximum rates initially set out in the 2021 EDC Background Study. The new maximum rates are shown in Table 3 compared with the approved 2021 maximum rates. The proposed WCDSB maximum rates have increased by approximately 67%, and 64% for the WRDSB.

Table 3

| School Board | 2021 Proposed Maximum EDC Rates | 2022 Proposed Maximum EDC Amended Rates |
|------------------------------|--|--|
| WCDSB Residential | \$ 1,049 | \$ 1,739 |
| WCDSB Non-Residential | \$ 0.43 | \$ 0.72 |
| | | |
| WRDSB Residential | \$ 2,708 | \$ 4,423 |
| WRDSB Non-Residential | \$ 1.66 | \$ 2.72 |

The approval of new maximum rates will not impact the regulated phase-in of rates identified earlier. For the WCDSB, the proposed new maximum rate of \$1,739 would allow the board to increase by \$300 residential unit per year up to a maximum of \$1,739 versus the previous maximum of \$1,049. Based on the approved 2021 rates, the WRDSB would reach their maximum of \$2,708 in Year 3. However, the new maximum rate of \$4,423 would allow the board to charge the full phase-in value for the duration of the 5-year by-law but would not reach the maximum rate.

Based on the increase in land values and the resulting increase in the maximum rate for each board, it is proposed that the respective EDC by-laws be amended to phase in EDC rates based on the newly calculated maximum rates consistent with the regulation.

The WCDSB residential EDC rate would increase in Year 2 effective June 1, 2022, from \$1,049 to \$1,253 per residential unit, representing the full \$300 permitted increase. In Year 3, the rate would increase again by \$300 to \$1,553. In Year 4 the maximum rate would be \$1,739. The WCDSB non-residential rate would increase from \$0.42 to \$0.52 in Year 2, \$0.62 in Year 3, and finally reaching the maximum rate of \$0.72 in Year 4.

For the WRDSB, the residential EDC rate would remain the same in Year 2 at \$2,548. However, in Year 3 the amended rate would be \$2,848 and then \$3,148 in Year 4, and \$3,448 in Year 5. The existing non-residential rate of \$1.51 per square foot of gross floor area would increase to the permitted rate of \$1.61 in Year 2, and \$1.71 in Year 3, \$1.81 in Year 4 and \$1.91 in Year 5.

Table 4



| WCDSB | | | | | | | |
|---------------------|---------------|---------|----------|----------|----------|----------|--------------|
| Type of Development | 2016 EDC Rate | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 | MAXIMUM RATE |
| Residential | \$ 653 | \$ 953 | \$ 1,253 | \$ 1,553 | \$ 1,739 | \$ 1,739 | \$ 1,739 |
| Non-Residential | \$ 0.32 | \$ 0.42 | \$ 0.52 | \$ 0.62 | \$ 0.72 | \$ 0.72 | \$ 0.72 |

| WRDSB | | | | | | | |
|---------------------|---------------|----------|----------|----------|----------|----------|--------------|
| Type of Development | 2016 EDC Rate | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 | MAXIMUM RATE |
| Residential | \$ 1,948 | \$ 2,248 | \$ 2,548 | \$ 2,848 | \$ 3,148 | \$ 3,448 | \$ 4,423 |
| Non-Residential | \$ 1.41 | \$ 1.51 | \$ 1.61 | \$ 1.71 | \$ 1.81 | \$ 1.91 | \$ 2.72 |

On May 9, 2022, staff will present reports to their respective Board of Trustees recommending that the Boards enact amending by-laws to reflect the revised charges described above. Such by-laws would come into force on the fifth day after passing. New rates would come into effect on June 1, 2022.

If there are any questions or comments, please advise Board staff as soon as possible. Contacts for the school board are provided below:

Jennifer Passy
Manager of Planning
WCDSB
Jennifer.Passy@wcdsb.ca

Lauren Agar
Manager of Planning
WRDSB
lauren_agar@wrdsb.ca

Appendix B

WATERLOO CATHOLIC DISTRICT SCHOOL BOARD

EDUCATION DEVELOPMENT CHARGE AMENDING BY-LAW (2022)

A by-law to amend Education Development Charges By-law, 2021

WHEREAS the Waterloo Catholic District School Board enacted Waterloo Catholic District School Board Education Development Charges By-law, 2021 (the “**Education Development Charges By-law, 2021**”) on May 10, 2021;

AND WHEREAS Section 257.70 of the Education Act, R.S.O. 1990, c. E.2 (the “**Act**”), provides for amendments to education development charges by-laws;

AND WHEREAS the Waterloo Catholic District School Board requires amendments to Education Development Charges By-law, 2021;

AND WHEREAS in accordance with the Act, the background study for Education Development Charges By-law, 2021 has been made available to the public;

AND WHEREAS the Waterloo Catholic District School Board has made available to the public sufficient information to allow the public to understand the proposed amendments to Education Development Charges By-law, 2021;

AND WHEREAS the Waterloo Catholic District School Board has given notice of the proposed amendments to Education Development Charges By-law, 2021 in accordance with the Act and Ontario Regulation 20/98;

AND WHEREAS an opportunity was given to interested parties to provide comments and submissions to the Waterloo Catholic District School Board in respect of this amending by-law;

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

1. Section 8 of Education Development Charges By-law, 2021 is hereby repealed and replaced with the following:

Subject to the provisions of this by-law, an education development charge 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. The education development charge per dwelling unit shall be in the following amounts for the periods set out below:

- (a) June 1, 2021 to May 31, 2022 - \$953.00;

- (b) June 1, 2022 to May 31, 2023 - \$1,253.00;
- (c) June 1, 2023 to May 31, 2024 - \$1,553.00; and,
- (d) June 1, 2024 to May 31, 2026 - \$1,739.00.

2. Section 13 of Education Development Charges By-law, 2021 is hereby repealed and replaced with the following:

Subject to the provisions of this by-law, an education development charge 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. The education development charge per square foot (square metre) of such non-residential development and uses of land, buildings or structures shall be in the following amounts for the periods set out below:

- (a) June 1, 2021 to May 31, 2022 - \$0.42 per square foot (\$4.52 per square metre);
 - (b) June 1, 2022 to May 31, 2023 - \$0.52 per square foot (\$5.60 per square metre);
 - (c) June 1, 2023 to May 31, 2024 - \$0.62 per square foot (\$6.67 per square metre); and .
 - (d) June 1, 2024 to May 31, 2026 - \$0.72 per square foot (\$7.75 per square metre).
3. For greater certainty, Education Development Charges By-law, 2021, remains in full force and effect subject to the amendments thereto described in Sections 1 and 2 of this amending by-law.
4. This amending by-law shall come into force on May 14, 2022.

ENACTED AND PASSED this 9th day of May, 2022

Chair

Director of Education and Secretary



Education Development Charges Public Meetings

Waterloo Catholic District School Board

May 9, 2022

What Is An Education Development Charge?



- An Education Development Charge is a development charge that is imposed under a bylaw respecting growth-related net education land costs incurred or proposed to be incurred by a School Board.
- The revenue collected from the charge is then used by a school board to purchase land/school sites for new schools to be built upon.
- The legislation permits a school board to amend the EDC rate up to 1 time per year, if the amendment would increase the rate of the EDC.

Phased In EDC Rates



- **In year 1, the existing EDC rate could be increased by \$300 or 5% of the existing residential EDC rate, whichever is greater. The non-residential rate can similarly be increased by \$0.10 or 5% of the existing non-residential EDC rate;**
- **In the second year of the by-law and in each subsequent year, the rate could be increased by another \$300 or 5% of the previous year's residential EDC rate, whichever is greater. Again, the non-residential rate can also be increased by another \$0.10 or 5% of the previous year's non-residential EDC rate.**
- **Both the residential and non-residential rates are subject to maximum rates, which are the proposed EDC rates in the EDC Background Study.**

The Existing Education Development Charge (EDC)



The Board has an existing EDC by-law that covers the Region of Waterloo. The Board passed the existing EDC By-law on May 10, 2021 and they it came into force on June 1, 2021.

WCDSB

| Type of Development | 2016 EDC Rate | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 | MAXIMUM RATE |
|---------------------|---------------|---------|----------|----------|----------|----------|--------------|
| Residential | \$ 653 | \$ 953 | \$ 1,049 | \$ 1,049 | \$ 1,049 | \$ 1,049 | \$ 1,049 |
| Non-Residential | \$ 0.32 | \$ 0.42 | \$ 0.43 | \$ 0.43 | \$ 0.43 | \$ 0.43 | \$ 0.43 |

Proposed 2022 EDC Amendment: Land Values



Board staff engaged an appraiser (Cushman & Wakefield) to review the price of land in the Region. The appraiser identified that the price of land had exceeded estimates and escalation rates from the 2021 EDC Background Study and provided the Board with new land values for their EDC eligible sites.

The new appraised land values increased between 62% and 83% between 2021 and 2022.

Proposed 2022 EDC Amendment: Land Values



| Review Area | 2021 Appraised Per Acre Value | 2022 Appraised Per Acre Value | % Difference |
|-------------------|-------------------------------|-------------------------------|--------------|
| WCDSB | | | |
| CEC1 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CEC2 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CEC4 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CEK2 ¹ | \$ 750,000 | \$ 750,000 | 0% |
| CEK3 | \$ 1,092,000 | \$ 2,000,000 | 83% |
| CEK3 | \$ 1,484,500 | \$ 2,402,000 | 62% |
| CEK5 | \$ 1,235,000 | \$ 2,093,000 | 69% |
| CET4 | \$ 1,054,000 | \$ 1,900,000 | 80% |
| CET6 | \$ 901,500 | \$ 1,628,500 | 81% |
| CS02 ¹ | \$ 750,000 | \$ 750,000 | 0% |
| CS03 | \$ 1,054,000 | \$ 1,900,000 | 80% |

¹ Price is fixed based on Board agreement

Proposed 2022 EDC Amendment: New Proposed Maximum Rates



As a result of the increase in land values, the maximum rates for both the residential and non-residential rates are proposed to be increased.

| School Board | 2021 Proposed Maximum EDC Rates | 2022 Proposed Maximum EDC Amended Rates |
|------------------------------|--|--|
| WCDSB Residential | \$1,049 | \$1,739 |
| WCDSB Non-Residential | \$0.43 | \$0.72 |



Proposed Phase-In Of Amended EDC Rates

| WCDSB | | | | | | | |
|---------------------|---------------|---------|----------|----------|----------|----------|--------------|
| Type of Development | 2016 EDC Rate | Year 1 | Year 2 | Year 3 | Year 4 | Year 5 | MAXIMUM RATE |
| Residential | \$ 653 | \$ 953 | \$ 1,253 | \$ 1,553 | \$ 1,739 | \$ 1,739 | \$ 1,739 |
| Non-Residential | \$ 0.32 | \$ 0.42 | \$ 0.52 | \$ 0.62 | \$ 0.72 | \$ 0.72 | \$ 0.72 |

Note: Year 1 = June 1, 2021 to May 31, 2022
Year 2 = June 1, 2022 to May 31, 2023
Year 3 = June 1, 2023 to May 31, 2024
Year 4 = June 1, 2024 to May 31, 2025
Year 5 = June 1, 2025 to May 31, 2026

The Public Process



- Notice Given
- Stakeholder Discussion & Information Session
- Information Provided On School Board Webpage
- Public Meeting



Next Steps



Should the Boards pass an amending EDC by-law as recommended, the by-law would come into force on the fifth day after it is passed. New rate increases would come into effect on June 1, 2022.

QUESTIONS?



Date: May 9, 2022
To: Board of Trustees
From: Director of Education
Subject: Extended Day Programs

Type of Report: Decision-Making
 Monitoring
 Incidental Information concerning day-to-day operations

Type of Information: Information for Board of Trustees Decision-Making
 Monitoring Information of Board Policy **XX XXX**
 Information only of day-to-day operational matters delegated to the CEO

Origin: (cite Education Act and/or Board Policy or other legislation)

- O. Reg. 221/11 – Extended Day Programs and Third Party Programs
- MOE Memo EL12 – Regulatory Amendments for Full-Day Junior Kindergarten and Kindergarten and Extended Day Programs

Policy Statement and/or Education Act/other Legislation citation:

Alignment to the MYSP:

Priority area

Building capacity to lead, learn and live authentically

Strategic direction

Our decisions, actions and stewardship of resources are evidence-based and responsive

Goal

To ensure all program offerings are tied to student need and stakeholder interests, and that they will equip students to become globally-engaged responsible citizens

Background/Comments:

Background

1. The Extended Day program is an integral part of the Early Learning Kindergarten program and is led by registered Early Childhood Educators (RECE). The Extended Day program is funded by parent fees and set on a



cost-recovery basis. The Extended Day program is optional for parents and offered by boards only where there is sufficient demand to make the program viable.

2. All school boards shall in every elementary school ensure the operation of an Extended Day program or third party operation for children from Kindergarten to grade 6; where there is sufficient demand.

Comments

1. Parental Interest

Parent information brochures were available to parents of children currently enrolled in grades Kindergarten-5 through school newsletters and to parents registering their children for Year One Kindergarten in their registration packages. Parents were able to express their interest in the Extended Day program by pre-registering their children for the upcoming school year. All information is available on the WCDSB website as well as via the Kindergarten process. Furthermore, extended day registration website (Onelist) sends out email to all currently registered families reminding them to register for next school year.

2. Program Options

Parents were asked to indicate the days per week they wish to enroll their child, and which of the program options they required, i.e.:

- a. Before school only
- b. After school only
- c. Both before and after school

3. Non-Instructional Days

Non-Instructional days such as selected PA days, Christmas and March Break are a part of the regular registration process for parents. The cost of this program currently is \$27.00 per day if both before and after school programs are used on non-instructional days, otherwise parents will only be charged the fee for the program they have regularly registered for (i.e. just before school).

4. Fees

There will be a slight increase in fees for the 2022-23 school year. We ask that fees be approved at the rate of \$28.50 per day to help cover the additional rising cost of extended day programs. Fees are prorated based on school bell times and can be found on the Board's website.

5. Registration Response

a. The need for the Extended Day program was not viable at seven schools, they are as follows:

- Holy Rosary, Waterloo
- John Sweeney, Kitchener
- St. Gregory, Cambridge
- St. Luke, Waterloo
- St. Margaret, Cambridge
- St. Augustine, Cambridge
- St. John, Kitchener

b. Thirty-six schools that were deemed viable for 2021/2022 will continue to be viable for the 2022/2023 school year.

A total of 36 schools are as follows:

Before and After school programs



Blessed Sacrament, Kitchener
St. Teresa of Calcutta, Cambridge
Christ the King, Cambridge
Canadian Martyrs, Kitchener
Holy Family, New Hamburg
Holy Spirit, Cambridge
Monsignor Haller, Kitchener
Our Lady of Grace, Kitchener
Our Lady Fatima, Cambridge
Our Lady of Lourdes, Waterloo
Saint John Paul II, Kitchener
Sir Edgar Bauer, Waterloo
St Anne, Cambridge
St Anne, Kitchener
St. Agnes, Waterloo
St. Aloysius, Kitchener
St. Bernadette, Kitchener
St Brigid, Ayr
St. Boniface, Breslau
St. Daniel, Kitchener
St. Dominic Savio, Kitchener
St. Elizabeth, Cambridge
St. Gabriel, Cambridge
St. Joseph, Cambridge
St. Kateri Tekakwitha, Kitchener
St. Mark, Kitchener
St. Matthew, Waterloo
St. Michael, Cambridge
St. Nicholas, Waterloo
St. Paul, Kitchener
St. Peter, Cambridge
St Teresa of Avila, Elmira
St Teresa, Kitchener
St. Timothy, Kitchener
St. Clement, St. Clements
St. Vincent de Paul, Cambridge

Budget Implications:

The daily base fee has been developed to ensure the Board is able to operate the Extended Day program on a cost recovery basis.

The board will continue to be responsible for the collection of fees from parents.

Conclusion

1. Elementary Administrators and parents at non-viable schools will be notified that there will be no Extended Day program for the 2022-2023 school year.
2. Daily base fee needs to increase to \$28.50 per day.



Recommendation:

1. That the Board of Trustees receives the name of the schools offering Extended Day Programs for 2022-2023.
2. Daily base fee to be increased to \$28.50 per day.

Prepared/Reviewed By:

Loretta Notten
Director of Education

John Klein
Superintendent of Learning

Tracy Moore, Wanda Newland, & Katrina Behr
ECE Supervisors

By-law 4.2 DIRECTOR Monitoring Reports Where the Board receives from the CEO a monitoring report that flows from a responsibility delegated to the Director under Board Policy – except where approval is required by the Board on a matter delegated by policy to the Board – the minutes of the Meeting at which the Report is received shall expressly provide that the Board has received and approved of the Report as an action consistent with the authority delegated to the CEO, subject in all instances to what otherwise actually occurred.

