



ST. CLAIR CATHOLIC
DISTRICT SCHOOL BOARD
Lighting the Way ~ Rejoicing in Our Journey

REPORT

SUBJECT: **HOLY ROSARY SCHOOL ACCOMMODATION
REVIEW COMMITTEE
ALTERNATIVE USE OR DISPOSITION OF SCHOOL**

SUBMITTED TO: **HOLY ROSARY SCHOOL REVIEW COMMITTEE**

DATE OF MEETING: **September 26, 2002**

PREPARED BY: **George Cyrenne, Consultant**

PRESENTED BY: **George Cyrenne, Consultant**

BACKGROUND:

Board policy 7.4 requires that a report be made on the alternative use or disposition of any school which is closed.

When considering the future of Holy Rosary School, the Board has a number of options.

ALTERNATIVE USES:

Schools are community facilities, built to serve the education needs of students. But as surplus buildings, they can fulfill a variety of uses. The active participation of several partners can make the future use of surplus school buildings even more viable.

The following is a list of possible alternative uses for a surplus school building. However, it should be noted that because Holy Rosary School is situated in a residential area, zoning bylaws may restrict its future use:

- (1) Local parish or Diocese use
- (2) Private school
- (3) Nursery school and/or day-care
- (4) Adult Education facilities
- (5) Community Centre
- (6) Youth Recreation Centre
- (7) Community College or University annex
- (8) Federal, Provincial or Municipal offices
- (9) Teacher Centre
- (10) Health or Dental Clinic
- (11) Library
- (12) Local utility office
- (13) Service or sports clubs
- (14) Administration offices
- (15) A school required by another school board
- (16) Conversion to rental units
- (17) Mothball school and retain for future growth

STEPS REQUIRED WHEN DISPOSING OF SURPLUS PROPERTIES:

- 1) The Board must declare that the building and property are no longer required for Board purposes and formally state it in a resolution.
- 2) A proposal (letter) must be sent to all public bodies in the area which are listed under Section 3 (3) of Reg. 444. Public bodies include local organizations such as other school boards, community colleges, universities, Ontario Realty Corporation, Federal Public Works & Services Branch, local municipal and county governments.

- 3) To ensure that the pupil places from the vacant school are removed from the Ministry of Education's pupil capacity listing, it is necessary to offer the school and property at "no cost" to the neighbouring school boards and to the Ontario Realty Corporation. All other public bodies may make an offer using "fair market value" as a guideline in negotiating a price.
- 4) The Board must allow 90 days for area public bodies to respond.
- 5) If there is no interest from the other public bodies within 90 days, and only after written evidence has been provided to the Minister of Education that notice was given and no offer was received, the building and property can be sold or leased to the general public.
- 6) If a sale or lease is not made within 3 years of the expiration of the 90-day period, the Board must go through the process again.
- 7) An independent certified appraiser is used to establish a range for the fair market value of the building and property.