

Schedule 7 to the Minutes of the Public Hearing meeting of Richmond City Council held on Monday, July 15, 2019.

ON TABLE ITEM

Date: July 15, 2019
Meeting: Public Hearing
Item: #2



City of Richmond

Memorandum
Planning and Development Division
Development Applications

To: Mayor and Councillors
From: Wayne Craig
Director, Development
Date: July 15, 2019
File: RZ 17-766714
Re: **School Board Correspondence**
Zoning Amendment Bylaw 9932 - 23400, 23440, 23460 and 23500 Gates Avenue
(Fougere Architecture Inc.)

At the June 18, 2019 Planning Committee meeting, there was a question about whether or not School District No. 38 had been consulted.

While Official Community Plan (OCP) Consultation Policy No. 5043 does not require consultation with the School District for OCP amendment applications creating less than 295 units, City staff contacted School District staff regarding the subject 60-unit townhouse project.

School District staff have provided a written response (Attachment 1) which states:

- The proposed 60 townhouse unit project does not result in an increase in the total projected residential build out within Hamilton Area Plan and will not have an impact on School District's projections for Hamilton Elementary.
- Notwithstanding the subject application, enrolment at Hamilton Elementary is projected to grow above the schools operating capacity by 2021.
- The School District has included a proposed four classroom addition to Hamilton Elementary in its 2020 Five Year Capital Plan Submission.

Should you have any questions or concerns regarding this information, please do not hesitate to contact me directly.


Wayne Craig
Director, Development
(604-247-4625)

MM:blg
Att. 1

pc: Senior Management Team (SMT)
Mark McMullen, Senior Coordinator – Major Projects





July 12, 2019

REFERRAL RESPONSE:

APPLICATION #: RZ 17-766714

SUMMARY

The proposed 60 town house units are estimated to have the following impact on schools:

Projected student yield from this development:
(Estimate at full occupancy)

Elementary students = 12
Secondary students = 8

September 2018 Enrolment/School Capacity

Currently McNair Secondary is the catchment secondary school for Hamilton neighbourhood. The Richmond School District in June 2019 adopted its Long Range Facilities Plan which proposes boundary changes to direct new secondary students to Cambie Secondary.

The projections below are for current school catchments only as the boundary change process has not yet been implemented. The enrolment totals in the graphs below do not include international students.

Hamilton Elementary

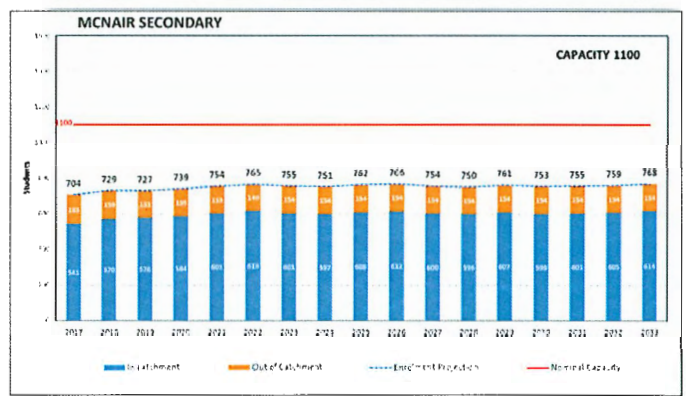
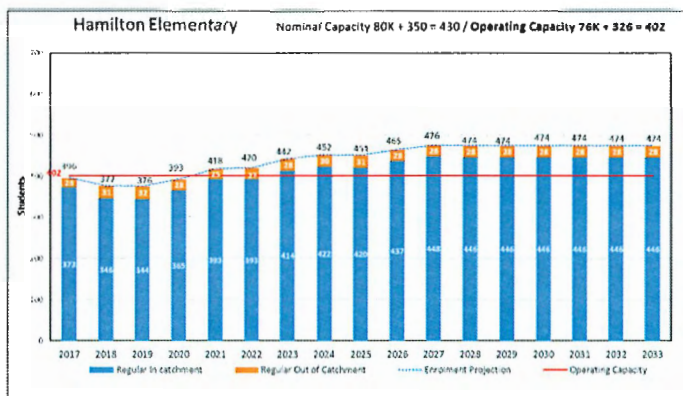
September 2018 Enrolment (Gr. K-7) = 377
Operating Capacity (Gr. K-7) = 402

McNair Secondary

September 2018 Enrolment (Gr. 8-12) = 797
Operating Capacity (Gr. 8-12) = 1100

Cambie Secondary

September 2018 Enrolment (Gr. 8-12) = 554
Operating Capacity (Gr. 8-12) = 1100



School District Planning and Development Department Comments:

The proposed 60 townhouse units is not an increase in the total projected residential build out within Hamilton Area Plan (HAP) and will not have an impact on school districts projections for Hamilton Elementary. Enrolment at Hamilton Elementary is projected to grow above the schools operating capacity by 2021. The School District has included a proposed four classroom addition to Hamilton Elementary in its 2020 Five Year Capital Plan Submission, which is subject to approval by the Ministry of Education.