



South Side Renewal Plan

School Information Profile

Westgate Collegiate and Vocational Institute

707 South James Street
Thunder Bay, ON
P7E 2V9

April 6, 2016



SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Table of Contents

Purpose.....	3
Instructional Profile.....	4
Facility Profile.....	7
Other School Use Profile.....	12
Appendices:	
A Floor Plan.....	13
B Aerial View – School Site.....	14
C Aerial View – Neighbourhood.....	15
D Street Map.....	16

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Purpose

The School Information Profiles (SIP) is prepared by board staff as an orientation document to help the Accommodation Review Committee (ARC) and the greater community understand the context surrounding the decision to include a specific school or schools in a pupil accommodation review. The SIP provides an understanding of and familiarity with the facilities under review.

The School Information Profile includes data for each of the following two considerations about the school under review:

- value to the student; and
- value to the school board.

Information is prepared as at October 31, 2015 unless otherwise indicated.



SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Instructional Profile

Grade Configuration	9-12
Specialized Programs	Multi-Needs Program, Special Needs Program, Pre-Work Placement (PWP)

Current Grade Organization	Grade organization changes based on course offerings.
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Enrolment (Number of Students) *October 31, 2015*

	Grade 9	Grade 10	Grade 11	Grade 12	Total
Resident and Non-resident	157	174	206	208	745
Special Needs / PWP	12	7	7	18	44
Total	169	181	213	226	789

Secondary Enrolment (FTE): 780.5

October 31, 2015

Lakehead District School Board Feeder Schools / Family of Schools	Crestview Hyde Park Kakabeka Falls Kingsway Park Nor'Wester View Valley Central Westmount Whitefish Valley
Number of out-of-boundary students <i>*Students entering Grade 9 from a school other than a designated feeder school</i> <i>**Students entering Grade 9 from a coterminous school that would not be designated a feeder school, based on location of elementary school zones</i>	12
Percentage of students accessing special education services <i>Source: Ministry of Education Elementary School Profile, January 2016</i> <i>*The percentage of the student population who are in special education programs or receive special education services. This includes students with identified and non-identified exceptionalities, but excludes students identified as gifted (Provincial average is 14.9%)</i>	24.2%

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

School capacity	1047
Utilization (FTE)	74.6%
<p><i>*School capacity and utilization are both “on-the-ground” (OTG) values.</i></p> <p><i>**The Ministry of Education calculates on-the-ground school capacity by assigning a loading to each category of instructional space identified (e.g. classroom, science lab), based on the number of pupils that can reasonably be accommodated in each category of instructional space. The sum of all the loading in the instructional space within a facility is its capacity.</i></p> <p><i>***Utilization is calculated by dividing the enrolment of the school by its capacity.</i></p>	

Enrolment History

Year	Enrolment (FTE – Full-time Equivalent)
2010-2011	981.13
2011-2012	904.00
2012-2013	894.25
2013-2014	855.02
2014-2015	810.80
2015-2016	780.50

Enrolment Projections

Year	Enrolment
2016-2017	748.00
2017-2018	703.50
2018-2019	689.00
2019-2020	719.00
2020-2021	698.50
2021-2022	683.00
2022-2023	662.50
2023-2024	649.00
2024-2025	645.50
2025-2026	619.50

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Staff

Teaching Staff	Classroom Teachers	36.666
	Facilitator	2.0
	Guidance	2.333
	Special Needs/Multi Needs	2.667
	Student Success	2.0
	In-School Alternative Education	1.0
	Co-operative Education	2.0
	Native Studies	0.833
	PWP/Special Education	0.667
	Kickstart	0.5
	Library	0.667
		Total: 51.333
Support Staff	Student Support Professional	16.0
	Library Technician	1.0
	Custodial	7.0
		Total: 24.0
Administrative Staff	Principal	1.0
	Vice-Principal	1.0
	Secretarial	4.0
		Total: 6.0

Extra-Curricular and Co-Curricular Opportunities for Students	
<ul style="list-style-type: none"> • SSSAA Sports • Breakfast program • Free lunch snacks are available in Student Services and Westgate's Learning Lodge • Tutoring • Concerts and musicals • Student council • GSA/Social Justice Group • Graduation Committee • Student Ambassadors • Anti-Tobacco Group • Yearbook Committee • Glee Club • Student Crime Stoppers • Me-to-We Westgate • Travel Club • Photography Club • Wellness Group • Concert Band 	<ul style="list-style-type: none"> • We Stand Up • School greenhouse and garden • Annual Tiger Tip Off Tournament • Annual Tiger Spike Off Tournament • Oktoberfest Activities • Party Program • MADD • Semi-formals, • Farm-to-Caf events

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Facility Profile

Date of Construction

Original Building	1959
Additions	1962, 1976, 1992

Size of school site	19 acres / 7.7 hectares
Building area	148,230 sq.ft. / 13,771 m ²
Number of Portable Classrooms	0
Number of Classrooms and Specialized Teaching Spaces	<ul style="list-style-type: none"> - 2 Art Rooms - 2 Music Rooms - Theatre/Dramatic Arts room - 2 Broad-based Technology Rooms - Family Studies Room - 4 Technical/vocational Rooms - 30 Classrooms - 2 Special Education Classrooms - 3 Gymnasiums - 2 Exercise Rooms - Library - 6 Science Labs
Field Area	Approximately 17 acres
Outdoor Features	- track

History of Major Facility Improvements (10-Year)

Year	Item	Cost
2013-2014	New dust collectors in Wood and Design Technology	\$406,300
	New ventilation system in dance room	\$7,600
	New main secondary electrical panel	\$6,000
	Asbestos abatement and new suspended ceilings	\$84,000
	New sound system in gymnasium	\$60,305
	Roof upgrade – increased insulation	\$472,600
2012-2013	New gym dividers	\$35,000
	Solar panel system installation	\$1,200,000
	New main electrical transformer	\$400,000
2010-2011	Mechanical retrofit	\$50,000
	Roof replacement	\$500,000
	Backflow assessments and renovations	\$11,667
	Heating and ventilation upgrades	\$20,000
2009-2010	Science lab upgrades	\$350,000
2008-2009	Gymnasium upgrade (flooring and bleachers)	\$159,144
2006-2007	Improvements to exhaust ventilation volumes and	\$173,000

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

	installation of make-up supply air systems	
	Multi-needs room expansion	\$50,000
	Exterior façade improvements	\$75,000
	New public address system	\$36,000
2004-2005	Roofing	\$197,000

Total Cost: 4,293,616

Projected Facility Renewal Needs (5 year)

Element	Brief Description	Priority	Cost
Interior Stair Construction - Original Building & Additions 1, 2 and 3	Major Repair	High	\$13,520
Standpipe Systems - Original Building	Replacement	High	\$239,304
Fire Alarm Systems - Original Building and Addition 1, 2, 3 & 4	Replacement	High	\$202,800
Heating water distribution systems - Original Building	Replacement	High	\$968,032
Site Civil/Mechanical Utilities	Replacement	High	\$924,976
Motor Control Centers - Motor Control Centers - Original Building and Addition 1 & 2	Replacement	High	\$40,560
Gas Supply System - Original Building and Addition 1, 2 & 3	Replacement	High	\$40,560
Terminal & Package Units - Original Building and Addition 1, 2 & 3	Replacement	High	\$1,054,560
Lighting Equipment - Exit Lighting - Original Building and Addition 1, 2, 3 & 4	Replacement	High	\$27,040
Lighting Equipment - Emergency Lighting - Original Building and Addition 1, 2, 3 & 4	Replacement	High	\$31,096
Controls & Instrumentation - Control System - Original Building and Addition 1, 2, 3 & 4	Replacement	High	\$648,960
Other Heat Generating Systems - Space Heater - Original Building and Addition 1, 2 & 3	Replacement	High	\$13,520
Other Heat Generating Systems - Make-Up AHU - Original Building and Addition 1, 2, 3 & 4	Replacement	High	\$101,400
Plumbing Fixtures - Original Building and Addition 1, 2 & 3	Replacement	Medium	\$304,200

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Domestic Water Distribution - Domestic Water Heater - Original Building and Addition 1, 2, 3 & 4	Replacement	Medium	\$32,448
Domestic Water Distribution - Plumbing Piping System - Original Building	Replacement	Medium	\$1,099,176
Floor Finishes - Hardwood - Small Gymnasium	Replacement	Medium	\$150,072
Air Distribution, Heating & Cooling - Duct System - Original Building and Addition 1, 2 & 3	Replacement	Medium	\$2,061,800
Public Address Systems - Original Building and Addition 1, 2, 3 & 4	Replacement	Medium	\$135,200
Storm water Management	Major Repair	Medium	\$347,464
Exhaust Systems - Original Building and Addition 1, 2, 3 & 4	Replacement	Medium	\$94,640
Ceiling Finishes - Gypsum Board Ceiling - Original building & Additions 1, 2 and 3	Replacement	Medium	\$511,056
Ceiling Finishes - Pre-Finished Metal Ceiling - Large Gymnasium	Replacement	Medium	\$75,712
Roof Coverings - (Main Building)	Study	Medium	\$1,787
Roof Coverings - (Main Building)	Replacement - Component Reconstruction	Medium	\$5,210
Roof Coverings - (Main Building)	Maintain – Minor Repairs	Medium	\$2,978
Exterior Walls - (Main Building)	Maintain - Minor Repairs	Medium	\$1,115
Exterior Walls (Main Building)	Replacement	Medium	\$3,721
Exterior Walls (Main Building)	Maintain	Medium	\$2,978
Exterior Walls (Main Building)	Maintain	Medium	\$2,233
Exterior Walls (Main Building)	Maintain	Medium	\$2,978
Exterior Windows - (Main Building)	Replacement - Component Reconstruction	Medium	\$2,753
Exterior Walls	Major Repair	Medium	\$74,426
Exterior Windows	Replacement	Medium	\$506,092
Exterior Walls	Replacement - Flashing and Facades	Medium	\$88,714
Fencing & Gates - (Main Building)	Replacement - Component Reconstruction	Low	\$0

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Fencing & Gates - (Main Building)	Replacement - Component Reconstruction	Low	\$0
Structural Frame - (Main Building)	Program/Upgrade - Upgrade	Low	\$7,443
Structural Frame - (Addition #2)	Upgrade	Low	\$11,164
Structural Frame	Major Repair	Low	\$62,516
Structural Frame	Major Repair	Low	\$93,032
Signage	Replacement	Low	\$22,996
Floor Finishes - (Main Building)	Replacement - Component Reconstruction	Low	\$21,583
Floor Finishes - (Main Building)	Upgrade	Low	\$119,081
Fittings - (Main Building)	Upgrade	Low	\$2,604
Fittings - (Main Building)	Upgrade	Low	\$18,607
Fittings - (Main Building)	Upgrade	Low	\$7,443
Fittings - (Main Building)	Replacement - Component Reconstruction	Low	\$3,348
Fittings - (Main Building)	Replacement - Asset Reconstruction	Low	\$11,164
Fittings - (Main Building)	Upgrade	Low	\$2,978
Interior Doors - (Addition #2)	Replacement - Asset Reconstruction	Low	\$745
Interior Doors - (Main Building)	Upgrade	Low	\$6,699
Interior Doors - (Main Building)	Upgrade	Low	\$40,933
Wall Finishes - (Main Building)	Maintain - Minor Repairs	Low	\$520
Wall Finishes - (Addition #2)	Minor Repairs	Low	\$12,652
Wall Finishes - (Main Building)	Minor Repairs	Low	\$104,194
Wall Finishes - (Main Building)	Major Repairs	Low	\$47,632
Wall Finishes - (Main Building)	Upgrade	Low	\$22,328
Wall Finishes - (Main Building)	Maintain - Minor Repairs	Low	\$484
Wall Finishes - (Main Building)	Maintain - Minor Repairs	Low	\$5,210
Wall Finishes - (Main Building)	Upgrade	Low	\$4,912
Wall Finishes - (Main Building)	Replacement - Minor Repairs	Low	\$11,909
Partitions - Renovations	Major Repair - Interior Construction	Low	\$87,682

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Partitions - Renovations	Major Repair - Gym Office and Storage Renovations	Low	\$28,163
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Projected Total Cost: \$10,571,103

Facility Condition Index (FCI): 36.98%

Facility Condition Index is calculated by dividing the estimated cost of repairs over 5 years required in a building by the benchmark cost of a replacement facility.

5yr cost of repairs/replacement facility x 100 = FCI %

Utility Costs 2014-2015			
Total Utility Cost	Utility Cost / Student	Utility Cost / Sq.Ft.	Utility Cost / m ²
\$150,695	\$190.99	\$1.02	\$10.94

Parking	110 staff parking spots + 80 student parking spots Parking is adequate for staff but is not adequate for students.
Bus Loading Zone	Yes Loading zone is accurate for the needs of the school.
Student Drop-Off Area	No Student drop-off area in the parking lot causes quite a bit of congestion.

Student Transportation

Proximity of Students to School	Closest: 0.4 km Farthest: 60.3 km Average: 12.3 km		
Number of Students not Eligible for Transportation	230		
Number of Transported Students	630		
<u>Ride Times</u>	<u>Longest</u>	<u>Shortest</u>	<u>Average</u>
To	121 minutes	5 minutes	34 minutes
From	108 minutes	1 minute	34 minutes

<u>Current Accessibility</u> - Accessible parking - Automatic door opener - Accessible Washroom - Elevator/Chair lift - Interior ramps - Accessible alternate entrance	<u>Improvements Required</u>
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SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Other School Use Profile

Child Care

Provider	Details	Revenue (2014-2015)	Full Cost Recovery? Y/N
N/A			

Program-Related Leases/Partnerships

Provider	Details	Revenue (2014-2015)	Full Cost Recovery? Y/N
N/A			

Commercial Leases

Provider	Details	Revenue (2014-2015)	Full Cost Recovery? Y/N
N/A			

Community Use (2014-15)

Details	Permitted Hours (School)	Minimum Permitted Hours (Board - Secondary)	Maximum Permitted Hours (Board - Secondary)	Average Permitted Hours (Board - Secondary)
Educational, parenting support, sports and recreation, health and wellness, arts and cultural, social, meetings, other	23,743.25	23,661.0	37,816.0	29,470.13

**Revenue is generated through Ministry of Education Funding for community use that occurs outside of regular school hours (i.e.-when extra custodial staff is required). System-wide community use is full-cost recovery.*

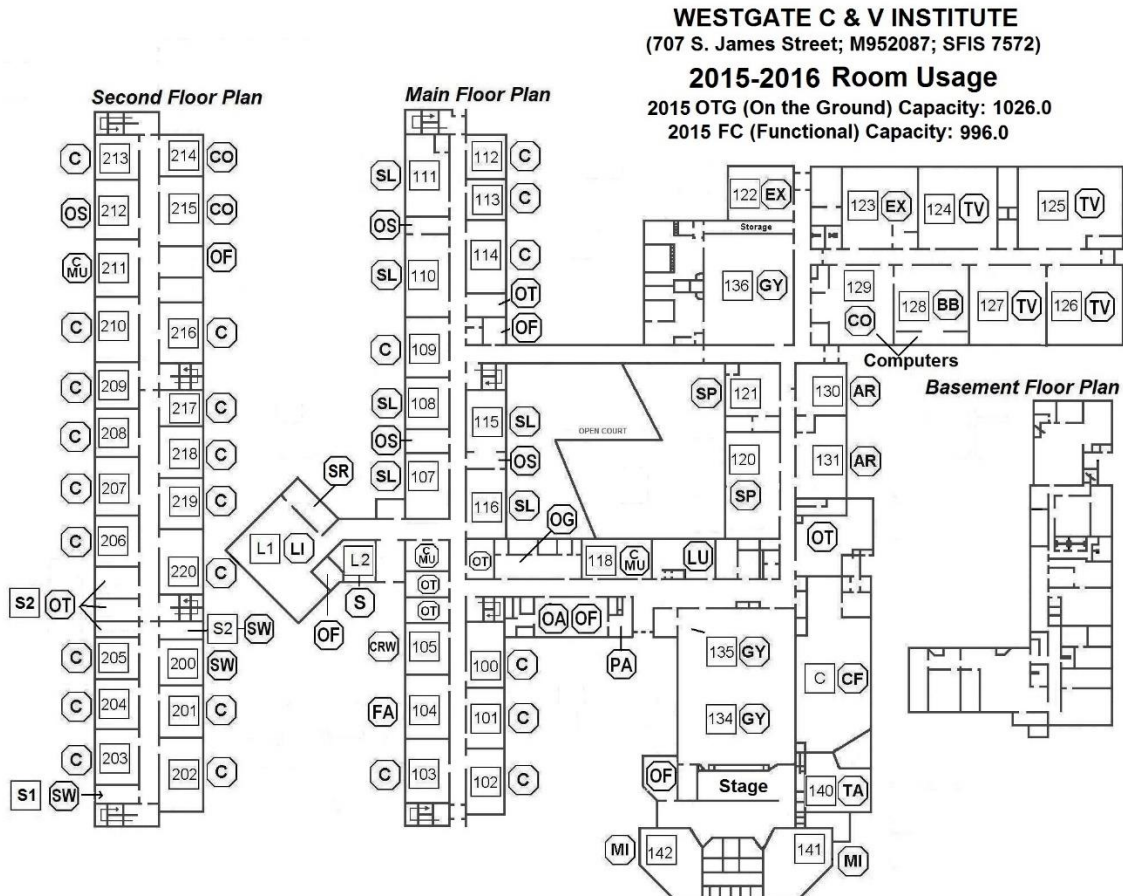
Suitability for Facility Partnerships:

Space is available for potential facility partnerships.

SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

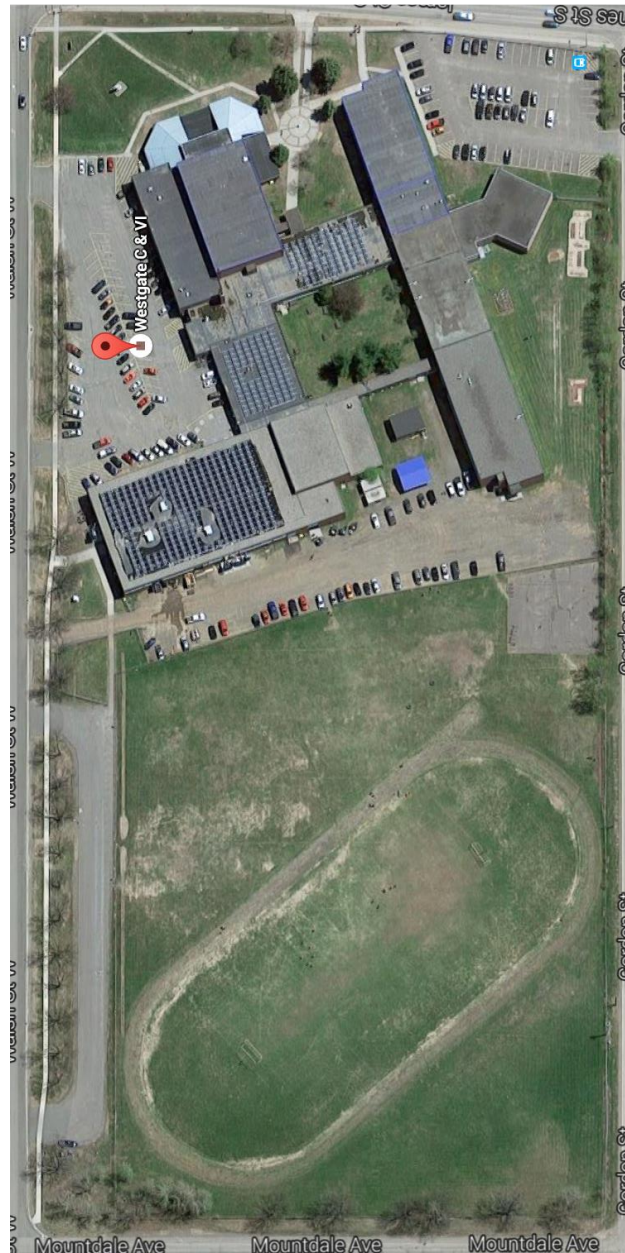
Floor Plan 2015-2016



SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

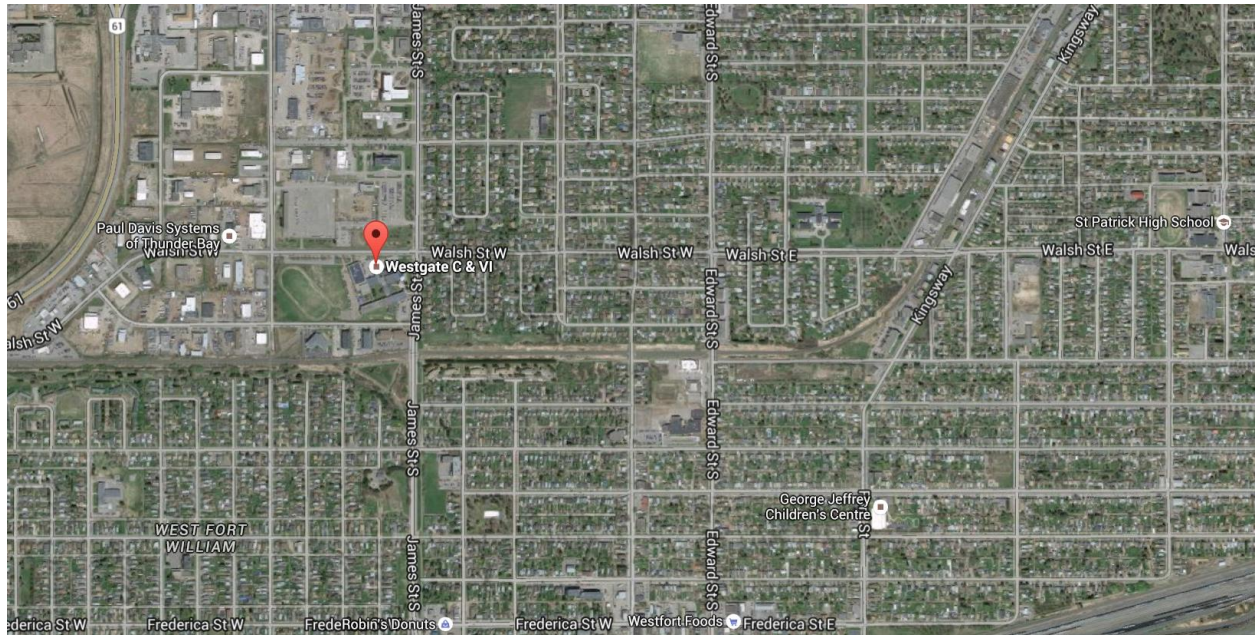
Aerial View – School Site



SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Aerial View – Neighbourhood



SCHOOL INFORMATION PROFILE

Westgate Collegiate and Vocational Institute

Street Map

