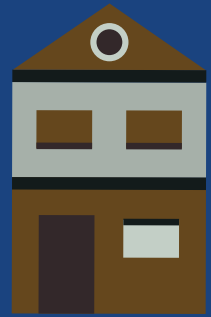


# Central Learning Services Building 2018

## A Central Hub for the EICS Family



With a goal of improving students services, staff supports, and financial efficiency, the Board of Trustees have approved a plan that will see a difference starting fall of 2018 with the creation of a new EICS Central Learning Services hub. EICS has simply outgrown our existing location and in moving to land behind Sherwood Park Costco, we can now accommodate all of our numerous departments in one centralized location and have more space for staff and student supports.

### The Division's central service operations are currently distributed among seven different locations:

- The Central Learning Services building which is completely at capacity and cannot easily accommodate any medium scale professional development or division function other than small events. (owned)
- Transportation Yard (owned)
- Transportation Shop (leased)
- Maintenance Shop (owned)
- IT Storage in St. Theresa's (owned)
- Maintenance Storage at South Cooking Lake (leased)
- Student Support Services located upstairs in St. Theresa Catholic School, which in 2017-18 must be vacated to accommodate the school's growth.



### What are some of the challenges that exist because of this fragmented divisional structure?



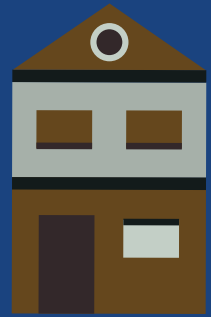
- We are currently not able to host any all staff professional development in the small boardroom at EICS and have to go to external locations.
- Transportation staff must travel between the existing CLS building, the Transportation Shop and Yard on a daily basis.

### What are some of the benefits financially that EICS will see long-term with this decision?

- Transportation Shop Rental Savings \$50,000
- IT Shop Rental Savings \$60,000
- Utility Savings \$30,000
- Phone Savings \$2,000
- No condo fees for Transportation Condo \$14,000
- Travel Cost Savings (for drivers having to access the bus yard) \$20,000
- Average Repair Costs of current assets \$50,000
- Total Cost Savings \$226,000

# Central Learning Services Building 2018

## A Central Hub for the EICS Family



**So we understand that you have outgrown your current structure, but let's talk about how much this is going to cost.**

Absolutely! First of all, it's important to note that none of the financing or divisional dollars that are slated for staff or students will be impacted by this move. In fact, over the past 4 years, the Division has reduced its spending on central operations from 11.84% to 7.59%. These savings have been redirected to schools and the classroom. This is in addition to numerous initiatives and projects that have moved additional funds directly to student supports. The money that will be going towards the building will stem solely from the Administrative pocket of our EICS budget. The Division also currently only spends 3.2% of its 3.6% allowable Administration expenditure cap (approximately \$300,000 underutilized).

### **Total proposed project funding:**



### **What are some of the benefits of this new CLS site for students, staff and the community?**

Loan from Alberta Capital Finance (fixed rate of 3.24%) - Approx \$9.8 million

Sale of EICS Transportation Yard -  
Approx \$1.4 million

Sale of Maintenance Shop -  
Approx \$840,000

Sale of Central Learning Services -  
Approx \$3.2 million

No condo fees - \$14,000 per year

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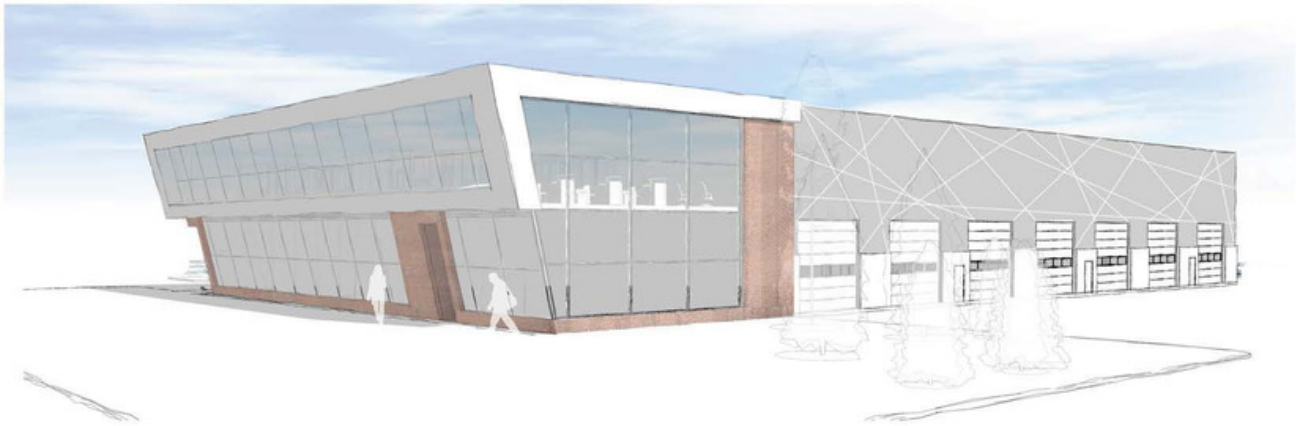
**Approximately \$15 million**

- True sense of being centralized with all the departments in one area.
- More opportunities for professional development and large meetings can be held within the building and not having to travel to other locations for these events.
- Creation of an alternative learning space on the main floor of the building that will allow for \$110,000 in grant funding. As well, it could be rented/shared out with community groups.
- Additional revenue will be sought out by renting the large transportation yard to other school divisions and their contractors.
- The proposed new site would have enough room for EICS to rent out spaces for 40 additional non-EICS buses, which could bring in \$60,000 per year.





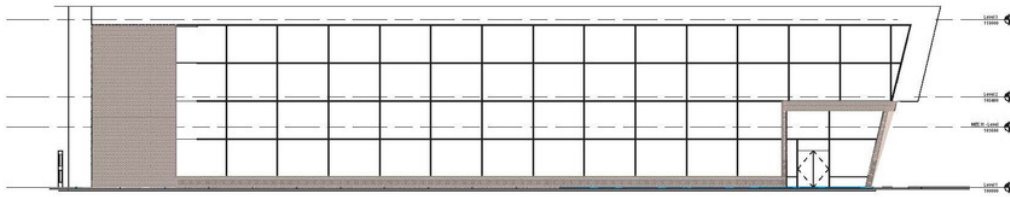
WEST PERSPECTIVE



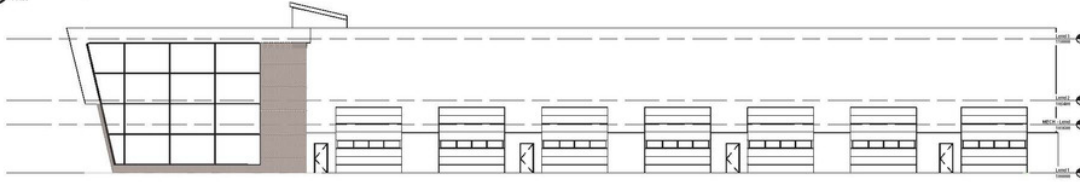
SOUTH-EAST PERSPECTIVE



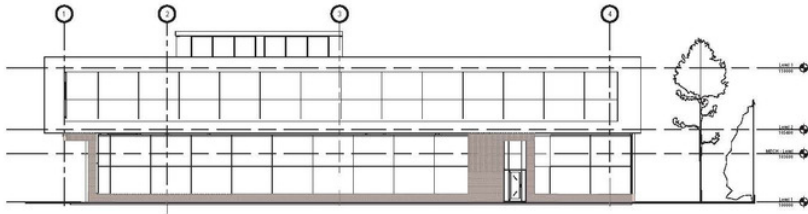
SOUTH-WEST PERSPECTIVE



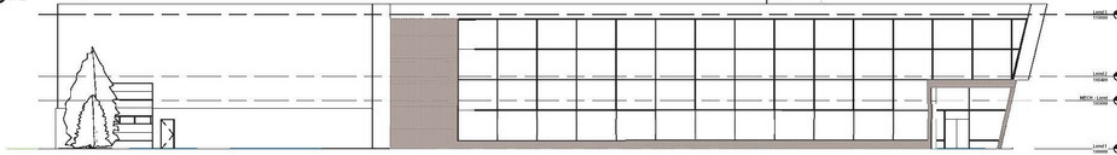
1 North Elevation  
1/16



2 East Elevation  
1/16

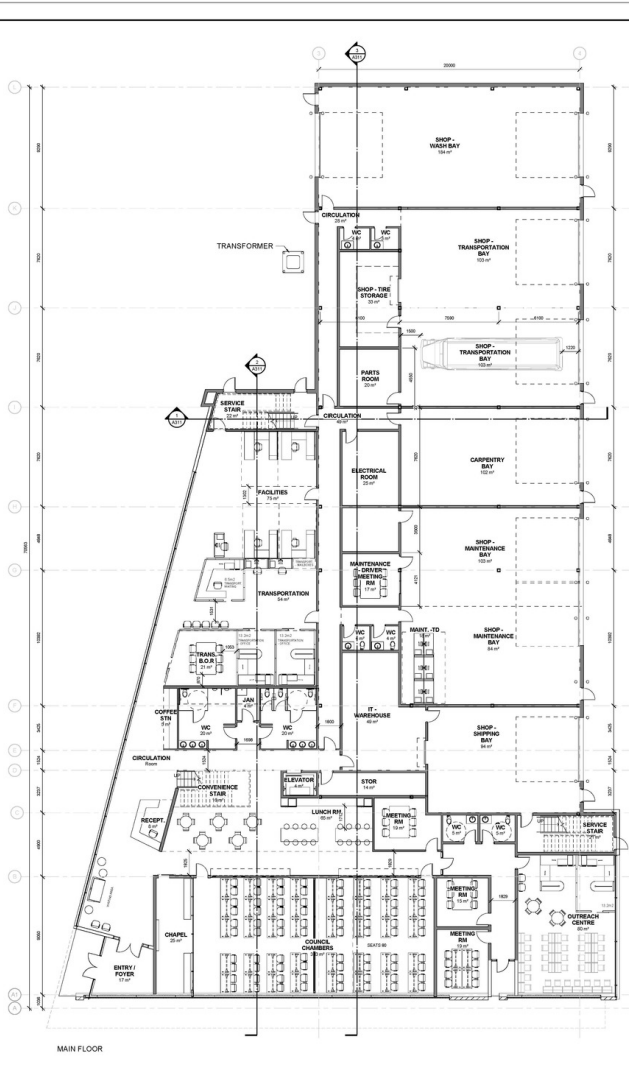
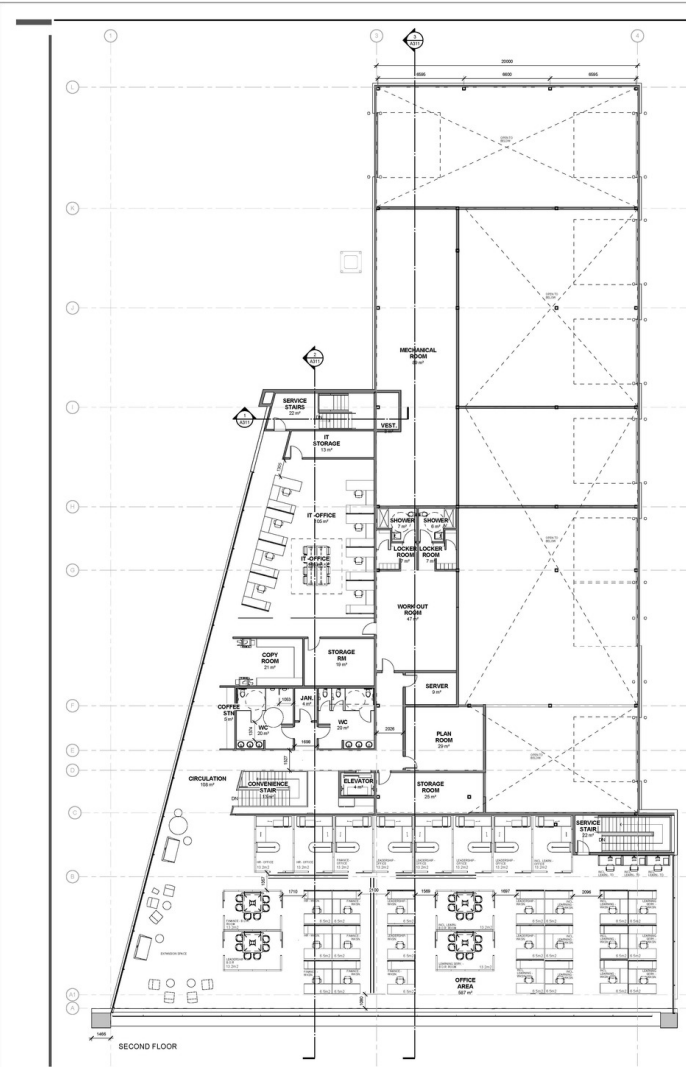


3 South Elevation  
1/16



4 West Elevation  
1/16

**ONPA**architects



**ONPA architects**

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479.0638  
479.0639

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CHECKED: [Signature]

Project Name  
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16132  
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01119117  
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