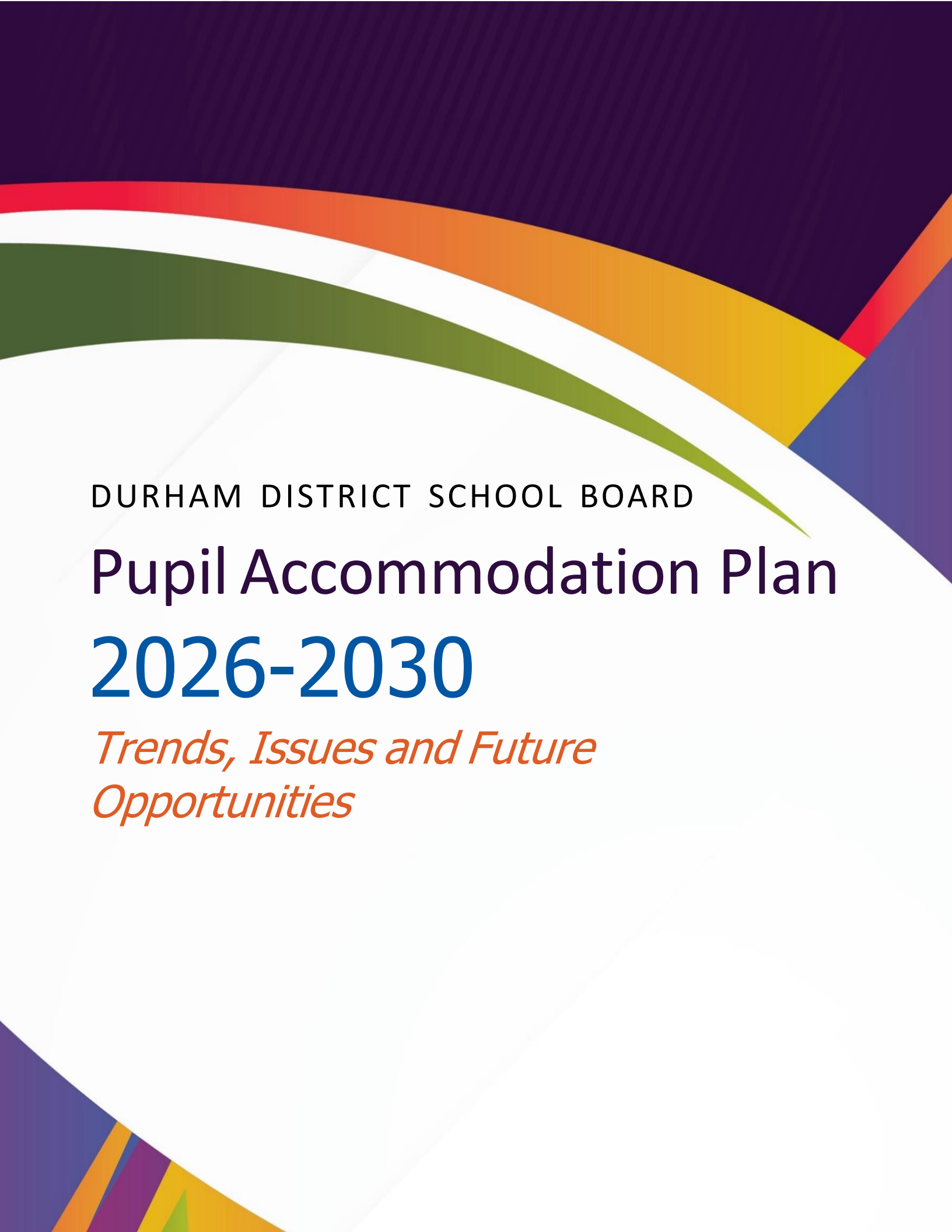




DURHAM DISTRICT SCHOOL BOARD

Pupil Accommodation Plan 2026-2030

*Trends, Issues and Future
Opportunities*



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DURHAM DISTRICT SCHOOL BOARD

PUPIL ACCOMMODATION PLAN – 2026-2030 – TRENDS, ISSUES AND FUTURE OPPORTUNITIES

Executive Summary

Durham District School Board (DDSB) recognizes Indigenous rights are distinct. In the exercise of those rights, Indigenous staff and students shall not be subjected to actions with the aim or effect of depriving these distinct rights.

DDSB is committed to providing learning and working environments that centre human rights and equity and are safe, welcoming, respectful, equitable, accessible, inclusive, and free from all forms of discrimination, oppression, harassment, and harm.

Durham Region is experiencing significant growth and is projected to grow to a population of 1.3 million by 2051 Envision Durham – Regional Official Plan. The expansion of urban settlement areas, redevelopment and infill within existing areas and increased density through Provincial policies and legislation will all contribute to continued increases in enrolment in Durham District School Board (DDSB) schools.

DDSB's Pupil Accommodation Plan: Trends, Issues and Future Opportunities document (the Plan) is updated annually to reflect these changes in demographics, identify enrolment trends, review school utilization and to provide growth analysis for decision making. The Plan includes detailed information on the many factors that affect enrolment, school capacities and ultimately, the use of each building. For planning purposes, enrolment is based on the number of actual and/or projected student bodies.

This balancing of school utilization is greatly affected by areas of increasing enrolment offset by other areas experiencing declining enrolments. Throughout the balancing process, quality program opportunities for all students are paramount when considering immediate and longer-term solutions for schools experiencing high utilization or low utilization due to enrolment growth or decline. All these factors play a significant role in the Ministry of Education's funding model, which must be utilized to its maximum benefit for the achievement, success, and well-being of students at the DDSB.

The following major processes, currently, are available to DDSB to balance accommodation pressures:

- Boundary adjustments
- Program boundary reviews (French Immersion)
- New construction/additions
- Facility partnerships

The following minor processes also aid in the interim balancing of accommodation pressures:

- Utilization of portables
- Use of non-traditional classroom spaces
- Designation of partner schools
- Out of area students redirected back to their home school where appropriate

The Region's and the local municipalities' development plans provide evidence of continued and sustainable population growth in Durham Region. This supports the projected increase in student enrolment over the next five years and in the longer term (10 years). The DDSB recognizes that legislation as of January 1, 2025, has transferred authority for planning decisions to the 7 municipalities within the DDSB's jurisdiction. This means that Envision Durham, as the Regional Official Plan (ROP), is being incorporated into the Area Municipal Official Plans.

Each area municipality may repeal or amend it as each area municipality now has responsibility for the ROP as it relates to the municipality. Reviews of Official Plans are in various stages depending on the local municipality; however, none of these plans have been officially adopted by the local municipalities at this time.

To accommodate this growth, DDSB will undertake future boundary reviews to balance enrolment by using existing schools to their fullest potential and will seek capital funding from the Ministry of Education for new schools when sustainable enrolment materializes in areas of new growth. DDSB will continue to apply school renewal and school condition improvement funding to ensure that its schools remain in good condition to accommodate its students and evolving programs.

Boundary/Program Adjustments and Review

One new secondary school and three new elementary schools are opening in 2026-2027.

- Cedar Valley SS (Windfields Farm Drive East/Bridle Road South, Oshawa)
 - In 2024-2025 a boundary review to establish the permanent boundary of Cedar Valley SS, Oshawa was undertaken with the permanent boundary established in 2025-2026 for implementation in September 2026.
- Heartwood PS (Cisco Drive and Limoges Street, Whitby)
- Whitby Meadows PS (Maskell Crescent and Coronation Road, Whitby)
- Waaban PS (Symington Avenue and Steeplechase Drive, Oshawa)
 - In 2025-2026 a boundary review to establish the permanent boundary of the three elementary schools was undertaken with the permanent attendance boundaries effective as of September 2026.

In 2026-2027, a boundary review will be undertaken to establish the permanent attendance boundary for a new Unnamed Oshawa PS located at Whitelaw Avenue and Glenbourne Drive. The school is under construction with the opening date scheduled for September 2027.

Additionally, a boundary review will be undertaken in 2027 to establish the permanent attendance boundary for a new Unnamed West Whitby SS located at Des Newman Boulevard and Coronation Road. The school is under construction with an opening date scheduled for September 2028.

Consideration is being given to continuing boundary reviews associated with French Immersion schools in 2026-2027.

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Introduction

Durham District School Board (DDSB) provides education to more than 80,000 students in seven municipalities across Durham Region. Within the District, there are four urban municipalities flanking Lake Ontario -- Pickering, Ajax, Whitby, and Oshawa. The three northern, and more rural municipalities within the District are Scugog, Uxbridge and Brock.

The Durham District School Board's Pupil Accommodation Plan 2026-2030: Trends, Issues and Future Opportunities (the Plan) is updated annually to reflect changes in demographics, identify enrolment trends, review school utilization and to provide growth analysis for decision making. The Plan details the factors affecting enrolment and school capacity, balancing areas of growth against those with declining enrolment while prioritizing high-quality programming for all students. This strategic management of school utilization directly impacts the Ministry of Education's funding model, which the DDSB leverages to maximize student achievement and well-being. The following table outlines the number of schools and learning centers by municipality for the 2026–2027 school year.

Table 1 -- Municipal Distribution of Schools

Municipality	Elementary	Secondary	Other*	Total
Ajax	25	3		28
Brock	3	1		4
Oshawa	34	6	2	42
Pickering	18	2	2	22
Scugog	5	1	1	7
Uxbridge	5	1	1	7
Whitby	27	5		32
Total:	117	19	6	142

**Incl. Land Based Learning Centres, Durham Alternative Secondary School (DASS) and Durham Continuing Education (DCE)*

Enrolment Overview and Projections

This report utilizes the Durham District School Board's (DDSB) 2026–2030 Official Enrolment Projections (OEP), which reflect the projected student headcount for instructional purposes.

Methodology and Growth Data Sources

The 5-year OEP is a subset of a broader 15-year enrolment projection developed in partnership with Paradigm Shift Technology Group Inc. To align with municipal growth forecasts, the model factors in near-term residential developments (Registered Plans of Subdivision over a 5-year period) alongside adjusted, longer-term regional and municipal development forecasts.

Key data sources used to inform these growth considerations included discussions held with the Region of Durham's (the Region) Planning & Economic Development staff, the Region's Annual Building Activity Review reports 2018-2022, Envision Durham, the Region's Official Plan, Table 2 – Country Residential Subdivisions; the Region's Growth Management Study – Phase 2 Area Municipal Growth Allocations and Land Needs, 2051, Appendix A of the Region's 2023 Development Charges study; the Region's Annual Subdivision/Condominium Activity reports 2019-2022; and each municipality's development forecast. These sources also informed the DDSB's *Education Development Charges Background Study*, which led to the approval of the five-year *Education Development Charges By-law* on April 15, 2024.

2026–2027 Forecast Adjustments

To account for current economic slowdowns, the 2026–2027 enrolment growth forecast has been updated. While local municipalities have not revised their baseline forecasts, projected annual housing starts, construction timelines, and home occupancies have been shifted further out in the forecasting timeline. DDSB will continue monitoring the 15-year trend to evaluate future accommodation needs beyond this 5-year plan.

Enrolment Trends and Program Impacts

Projections are calculated by progressing existing students through all grades while evaluating impacts on both regular track and French Immersion (FI) programs. Key operational and demographic trends include:

- **Special Education:** The board relies on Inclusive Student Services (ISS) to provide specialized placement classes.

- **Demographic Shifts:** Since the initial March 2020 pandemic school closures, overall enrolment has increased due to families relocating to Durham Region—both into new developments and mature neighborhoods.
- **French Immersion:** FI enrolment declined during the virtual learning period. While classroom-based FI enrolment has since stabilized, the program currently maintains a lower overall participation rate.
- **Virtual Learning:** The virtual school offering, *DDSB@Home*, will be discontinued for the 2026–2027 school year due to declining demand. All students will return to in-person learning at their designated home schools.

Data Access

The complete Official Enrolment Projections are available in Appendix A1–A3 of this document or online via the [DDSB Official Enrolment Projections 2026-2027](#).

Projections and School Utilization

The Accommodation Plan assesses whether existing schools can accommodate students for the 2026–2027 school year and beyond. School utilization rates are calculated by comparing current and projected annual enrolments against the total Ministry Rated Capacity (MRC)—the building capacity determined by Ministry of Education room specifications. When a school's utilization exceeds 100%, portables may be required to accommodate classes.

Managing Enrolment Pressures

In areas experiencing steady growth, the DDSB implements a tiered approach:

- **Initial Measures:** Boundary and program reviews are conducted as primary interventions.
- **Infrastructure Expansion:** When necessary, the Board pursues additions to existing schools or the construction of new schools.

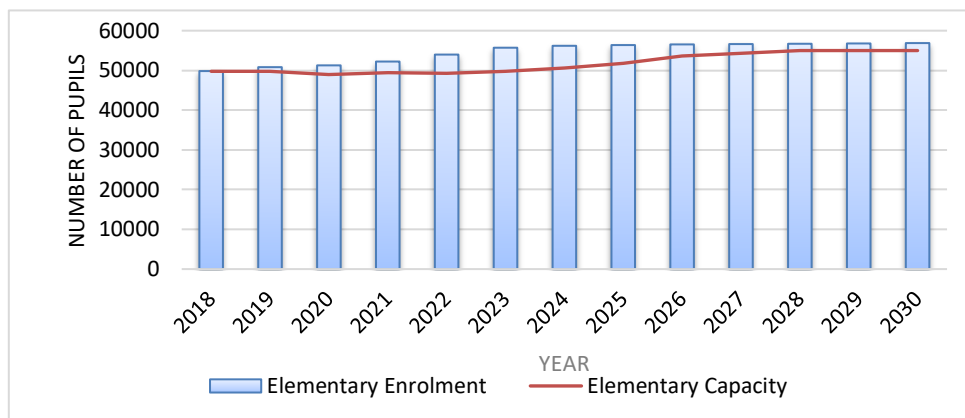
Funding requests for new schools or additions must be submitted as formal business cases to the Ministry of Education through the annual Capital Priorities process and are subject to Ministry approval.

District Growth Trends

The charts below compare district-wide enrolment growth against available school capacity at both the elementary and secondary levels:

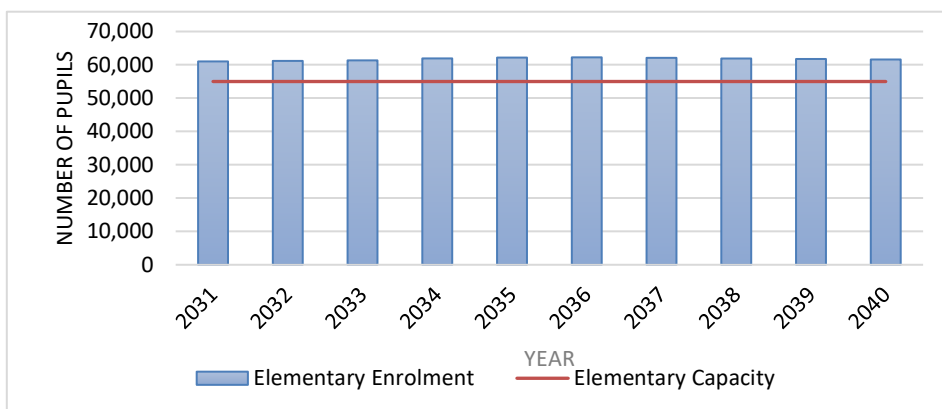
- **Chart 1 (Elementary Growth, 2018–2030):** Illustrates steady elementary enrolment growth from 2018 to 2025, which continues to trend upward through 2030.
- **Chart 2 (Long-Term Elementary Growth, 2031–2040):** Projects sustained elementary growth over the subsequent decade. Even with new schools opening between 2024 and 2028, student enrolment is projected to continually exceed available space in existing schools.
- **Chart 3 (Secondary Growth, 2018–2030):** Reflects gradual secondary enrolment growth from 2018 to 2025, with a continued upward trend projected through 2030.
- **Chart 4 (Long-Term Secondary Growth, 2031–2040):** Projects continued long-term secondary enrolment growth. This upward trend persists despite the construction of two new secondary schools, with one opening in September 2026 and the other expected in September 2028.

Chart 1 – Elementary Enrolment 2018 to 2030



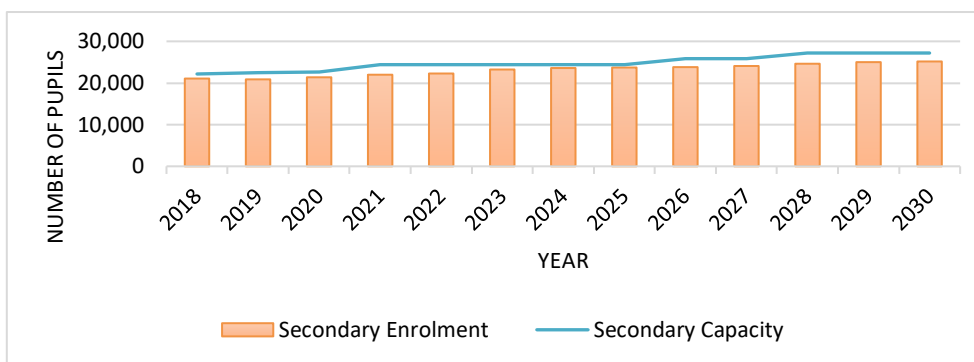
Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

Chart 2 – Elementary Enrolment 2031 to 2040



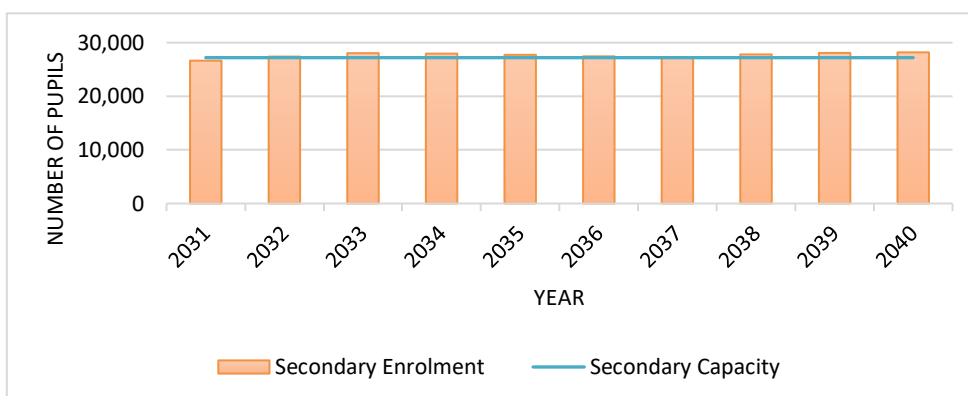
Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

Chart 3 – Secondary Enrolment 2018 to 2030



Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

Chart 4 – Secondary Enrolment 2031 to 2040



Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

Development Planning and School Site Acquisition

To accurately highlight immediate and long-term accommodation pressures, the DDSB incorporates future municipal development plans and approved registered plans of subdivision into its enrolment projections.

Preliminary Planning and Site Estimation

During Official Plan Amendment reviews, municipalities collaborate with school boards to estimate required school sites based on proposed housing units.

This data allows the DDSB to project potential student yields. These designated school sites may sit entirely within a single landowner's property or straddle multiple properties.

Registered Plans of Subdivision

Before a developer can proceed with construction (which often occurs in phases), the local municipality must circulate the development proposal to commenting bodies, including school boards, for feedback.

A **Registered Plan of Subdivision** outlines:

- Exact surveyed boundaries and dimensions of housing lots.
- The location, width, and names of streets.
- Designated sites for schools and parks.

Site Acquisition and Funding Triggers

- **Option Agreements:** If a proposed school site falls within a circulated municipal request, the developer must enter into an Option Agreement, granting the school board a minimum 5-year window from the date of signing to acquire the property.
- **Funding Requests:** Registered plans of subdivision serve as critical indicators of immediate accommodation pressures. Because home construction and subsequent occupancy begin shortly after registration. At occupancy, student registration would begin. These plans are used to justify funding requests to the Ministry of Education's Capital Priorities program for new schools or additions.

Enrolment and Capacity

Overview

To accurately evaluate district needs, the Accommodation Plan tracks data across three distinct indicators for each school:

- **Five-Year Historical Data:** Evaluates past enrolment trends.
- **Current Enrolment:** Establishes the operational baseline.
- **Fifteen-Year Projections:** Assesses short- and long-term accommodation and operational needs based on:
 - **Five-Year Projections:** Indicates immediate accommodation and operational needs.
 - **Ten-Year Projections:** Serves as long-term evidence of continued community growth.

Elementary Enrolment & Capacity Loading

Ministry Rated Capacity (MRC)

The **Ministry Rated Capacity (MRC)** reflects the Ministry of Education's standardized formula for accommodating students within permanent classrooms. It provides a baseline loading calculation independent of maximum class sizes, or local Building and Fire Codes.

Permanent elementary classroom spaces are loaded under the following baseline metrics:

- **Kindergarten (K) Classrooms:** 26 pupil places
- **Regular Classrooms:** 23 pupil places
- **Resource Rooms:** 12 pupil places
- **Inclusive Student Services (ISS) Rooms:** 9 pupil places

Utilization Rate: Calculated by comparing total school enrolment directly against the permanent school MRC. Because physical configurations and temporary spaces (portables) allow a site to safely hold more students than the permanent MRC baseline, utilization rates frequently exceed 100%.

Ministry Class Size Requirements

Actual class sizes vary based on provincial mandates, which can push enrolment above or below the static MRC baseline:

- **Kindergarten:** Must maintain an average class size of 26 students; 100% of classes must have 29 or fewer students.
- **Primary (Grades 1–3):** 90% of classes must have 20 or fewer students; 100% of classes must have 23 or fewer students.
- **Combined Grade 3/4:** 100% of classes must have 23 or fewer students.
- **Junior / Intermediate (Grades 4–8):** Must maintain an overall board average class size of 24.5 students.

Operational Space Adjustments

Physical space usage dynamically shifts a school's actual layout capacity:

- **Music Classrooms:** Loaded at 0 within the official MRC formula but can practically accommodate a full homeroom class of 20+ students when used flexibly throughout the day.
- **ISS Classrooms:** If not required for specialized programs, these rooms can be repurposed to hold regular classes of 20+ students.
- **Portables:** Rated by the Ministry at 0 capacity due to their temporary nature. However, portables functionally add an average of 23 or more student spaces per unit.
- **Accessibility & Feedback:** Accessibility, driven by short- and long-term space requirements identified directly by school Principals or ISS, is always prioritized.

Capacity & Utilization Case Study (Elementary Example)

The following breakdown illustrates how a school site with a baseline permanent **Ministry Rated Capacity (MRC)** of **619 pupil places** dynamically accommodates an enrolment of **763 students** for the 2026–2027 school year, operating at **123% MRC utilization**.

Baseline Permanent Capacity vs. Realized Enrolment

Grade	Classrooms	Loading	MRC	Student Enrolment
FDK	4	26	104	93
1 to 8	22	23	506	652
ISS	1	9	9	18
TOTAL	27	58	619	763

While the permanent building has an MRC, based on Ministry of Education requirements, of 619 students, the school site physically accommodates 763 students due to specific spatial and temporary accommodation adjustments:

- **Flexible Music Room Utilization:** The dedicated music room was utilized concurrently by a homeroom class and music programs throughout the day, adding **+23 spaces** not counted in the baseline MRC.
- **On-Site Portables:** The installation of 6 temporary portables on the school site safely expanded capacity, adding **+138 spaces** (loaded at an average of 23 spaces per portable).
- **Program Reductions:** A baseline regular classroom (normally loaded at 23) was repurposed to host a second Inclusive Student Services (ISS) class (loaded at 9), resulting in a net structural reduction of **-14 spaces**.

Secondary Enrolment & Capacity Loading

Secondary school class sizes are organized based on course types and local Collective Agreements.

- **Regular Classrooms:** Loaded at 23 pupil places.
- **ISS Classrooms:** Loaded at 9 pupil places.
- **Specialized Spaces (e.g., Weight Rooms):** Loaded at 0 within the MRC framework but actively utilized to support student scheduling.

As with elementary schools, the baseline MRC does not strictly mirror everyday physical space optimization.

Considerations for Space Expansion & Portable Relocation

Before increasing staff allocations, adding new classes, or relocating portables to a school site, the Board evaluates structural, municipal, and logistical constraints:

- **Instructional Availability:** Maximizing existing permanent buildings for instructional use first.
- **Municipal Bylaws & Site Capacity:** Reviewing maximum permissible portable thresholds, available parking configurations, and municipal plumbing/washroom capacities.
- **Transportation Logistical Reviews:** Collaborating with Durham Student Transportation Services (DSTS) to assess site traffic flow, safety, and the total volume of school buses the site can physically accommodate.

High and Low Utilization Schools

Many of DDSB's schools operating at high utilization are actively accommodating rapid growth from new and ongoing residential developments. These locations are designated as **partner schools** and serve as a vital interim need in the district until previously approved construction projects are completed or future Ministry funding for new schools is secured.

New Development Growth vs. In-Area Growth

- **Approved Projects:** Once new school construction or addition projects are finalized, the new schools and/or additions will provide direct capacity relief to new school communities experiencing enrolment growth previously accommodated at partner schools.
- **In-Area Growth:** Schools experiencing high utilization due to enrolment growth in established neighborhoods need localized operational adjustments, such as:
 - The use of additional temporary portables.
 - A formal **Boundary Review** which permanently adjusts the existing attendance boundary and redirects a portion of student enrolment to a nearby school with available space.

Any proposed boundary review is undertaken via consultation with the affected school communities. The final decision requires approval from the Board of Trustees. Potential boundary review areas are identified within each municipal overview.

Utilization Classifications

The table below is an overview of elementary and secondary schools with either enrolment greater than available permanent space (high utilization) or surplus space (low utilization) based on the comparison of the enrolment at the school to the MRC of the school in 2026-2027.

Classification	Threshold	Sorting Convention
High Utilization	Enrolment exceeds 120% of available permanent space	Sorted in descending order from highest to lowest utilization
Low Utilization	Enrolment is below 90% of available permanent space (surplus space)	Sorted in ascending order from lowest to highest utilization

Table 2 - High and Low Utilization Schools

High Utilization Schools		Low Utilization Schools	
Elementary		Elementary	
Valley View PS	Gandatsetiagon PS	Lester B. Pearson PS	Dr. Roberta Bondar PS
Kedron PS	Lincoln Avenue PS	Bobby Orr PS	Hillsdale PS
Claremont PS	Pringle Creek PS	Glengrove PS	Lakewoods PS
Jack Miner PS	Woodcrest PS	Elizabeth B. Phin PS	Northern Dancer PS
Fallingbrook PS	Harmony Heights PS	Greenbank PS	Michaelle Jean PS *
Josiah Henson PS	Whitby Meadows PS	Valley Farm PS	Blair Ridge PS
Clara Hughes PS	Beaver River PS	Biidaasige Mandamin PS	Duffin's Bay PS
Norman G. Powers PS	Viola Desmond PS	Winchester PS	Dr. C. F. Cannon PS
Vincent Massey PS	Altona Forest PS	Julie Payette PS *	Uxbridge PS *
Pierre Elliott Trudeau PS	Waverly PS	Glen Street PS	Rosemary Brown PS *
William Dunbar PS	Sherwood PS	Meadowcrest PS	
Trillium Woods PS		Heartwood PS	
Elsie MacGill PS		Westney Heights PS	
Maamawi iyaawag PS		Highbush PS	
Cpt. Michael VandenBos PS		Frenchman's Bay PS *	
College Hill PS		Ontario Street PS	
Rosebank Road PS		Dr. Robert Thornton PS	
Sir William Stephenson PS		Cartwright Central PS	
Terry Fox PS		David Bouchard PS	
Beau Valley PS		Robert Munsch PS	
Maple Ridge PS			
		*Single track French Immersion school	
Secondary		Secondary	
Maxwell Heights SS		Dunbarton HS	Port Perry HS
		Ajax HS	Uxbridge SS
		Brock HS	Cedar Valley SS
		Pine Ridge SS	G.L. Roberts CVI

High Utilization Schools have a utilization of greater than 120%

Low Utilization Schools have a utilization of less than 90%

Demographics - Regional Overview

Enrolment Trends & Economic Impact

Over the past five years, the Durham District School Board (DDSB) has experienced a steady influx of growth from new residential developments and the regeneration of mature neighborhoods. This has resulted in a **10.3% increase** in total enrolment for the 2025–2026 school year compared to 2020–2021.

However, moderate growth is expected in the short term due to economic factors:

- **Enrolment Stability (2026–2027):** Growth is projected to stabilize at an increase of **less than 1%** due to a slowdown in residential development driven by the current economic climate.

- **Net Student Migration:** While new registrations consistently outpaced departures since 2020, declining new home sales and slower occupancy rates mean the number of incoming students is currently offset by those leaving the system.
- **Long-Term Projections:** Despite the immediate plateau, municipal directives to increase annual housing construction point to a **9% increase in enrolment over the next 5 years**. Beyond the 5-year projection, growth is projected to remain sustainable over the subsequent 10-year horizon.

Provincial Housing Targets & Regional Growth

Durham Region's growth continues via urban settlement expansion, infill, and provincial housing initiatives. According to the Ministry of Municipal Affairs and Housing (MMAH) Housing Tracker, major municipalities within the DDSB footprint fell short of their 2024 housing production targets, with one notable exception:

- **City of Pickering:** Exceeded its target by **73.59%**
- **City of Oshawa:** Met **49.5%** of its target
- **Town of Whitby:** Met **41.8%** of its target
- **Town of Ajax:** Met only **19.05%** of its target

Modified Calendar Schools

DDSB operates specialized regular/modified combined calendar streams to offer balanced year structures.

- **Elementary Panel:**
 - **CE Broughton PS (*Whitby*):** Offers a district-open modified boundary alongside its regular calendar boundary. Approximately 106 modified track students are projected for 2026–2027.
 - **Winchester PS (*Whitby*):** Features a modified calendar option restricted strictly to residents of the Brooklin community, projecting approximately 155 modified track students for 2026–2027.

- **Secondary Panel:** Three secondary schools operate entirely on modified calendar schedules:
 - Henry St. HS (*Whitby*)
 - Maxwell Heights SS (*Oshawa*)
 - Brock HS (*Brock Township*)

Performing Arts Program

A Performing Arts Program is offered at O'Neill CVI in Oshawa. This district-wide program features a competitive admission process based on mandatory auditions due to limited space. Participating families are responsible for arranging their own transportation to the school for this program.

French Immersion Programs

DDSB offers a French Immersion (FI) program that allows students to become fluent in French as well as English. FI is an optional program that begins in Grade 1. Students in Grades 1-3 at eighteen DDSB schools spend their entire day in French. Beginning in Grade 4, FI students spend half of their day in French and the other half of the day in English.

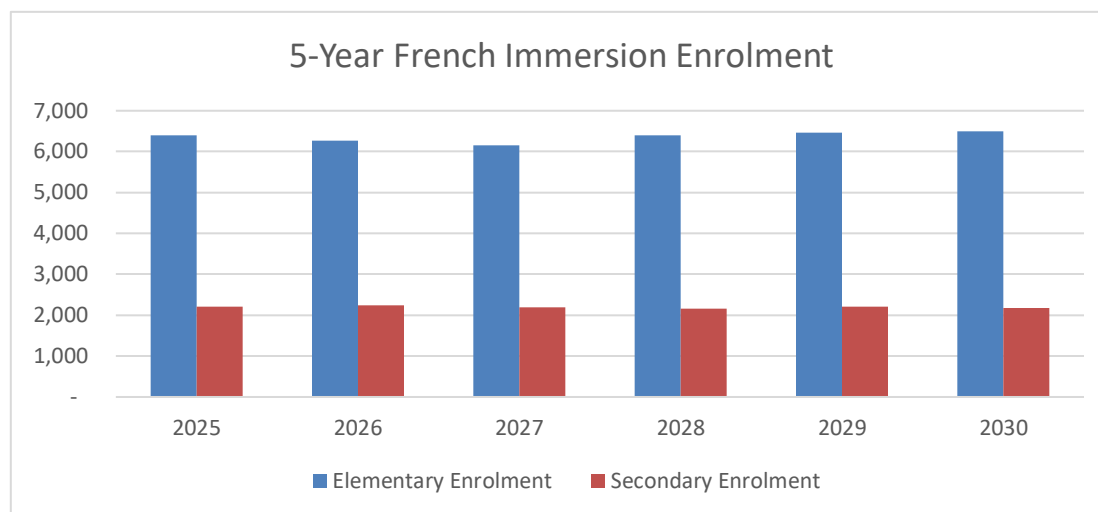
In the secondary panel, students can continue with their FI instruction. The program is currently offered at eight secondary schools across the district.

Students who complete the elementary and secondary FI program should be versed and confident enough in French to allow them to study French at the post-secondary level or to accept employment in a French-speaking environment.

The introduction of virtual learning had various effects on student enrolment and changed the uptake of specialized programs, most notably for FI. Prior to the 2020-2021 school year FI enrolment was growing year over year. Between 2017 and 2021 an increase in FI enrolment of 1.24% was realized. Between 2019 to 2021, a decrease in new enrolment of 1.65% was recorded. This trend was not unique to the District as similar trends are found across the province.

As evident in the chart below, both elementary and secondary FI enrolment growth is projected to remain relatively stable over the next five years.

Chart 5a – French Immersion Enrolment



A summary of the elementary and secondary French Immersion enrolment projections by school is provided in Table 5.1 and Table 5.2.

Table 5.1 Elementary French Immersion Projection Summary

School	Actual	Projected				
	2025	2026	2027	2028	2029	2030
Biidaasige Mandamin PS	210	207	203	220	228	238
Frenchman's Bay PS*	475	471	461	474	489	495
Maple Ridge PS	379	351	344	351	348	341
Cadarackque PS	366	362	355	387	408	419
Michaelle Jean PS*	371	341	334	341	341	340
Rosemary Brown PS*	274	277	273	289	312	320
Southwood Park PS	479	477	467	493	507	514
Brooklin Village PS	302	284	278	297	300	308
Captain M VandenBos PS	446	487	478	545	555	568
John Dryden PS	288	283	278	289	296	301
Julie Payette PS*	569	539	528	531	510	508
Meadowcrest PS*	210	209	206	201	199	191
David Bouchard PS	202	187	185	188	201	203
Jeanne Sauve PS*	635	634	620	620	592	574
Walter E Harris PS*	423	412	404	413	414	416
Uxbridge PS*	248	242	236	240	230	220
RH Cornish PS	387	379	371	393	402	400
McCaskill's Mills PS	132	132	130	133	128	135
TOTAL	6,396	6,274	6,151	6,405	6,460	6,491

**Single Track FI Schools*

Table 5.2 Secondary French Immersion Projection Summary

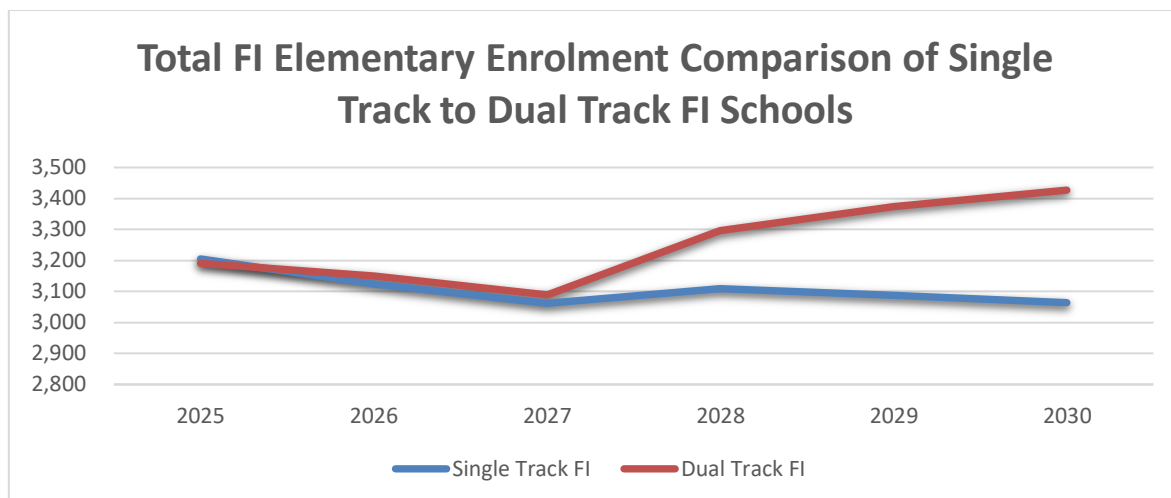
School	Actual	Projected				
	2025	2026	2027	2028	2029	2030
Dunbarton HS	287	301	293	282	280	262
Ajax HS	187	188	186	182	177	177
Pickering HS	396	419	400	386	382	364
Anderson CVI	336	344	332	344	368	368
Donald A Wilson SS	352	356	339	353	372	381
RS McLaughlin CVI	441	415	424	392	393	395
Uxbridge SS	89	92	98	105	112	107
Port Perry HS	125	127	127	121	123	123
TOTAL	2,213	2,242	2,199	2,165	2,207	2,177

Of the eighteen elementary schools offering FI programs, 8 are single-track FI schools. 2023-2024 was the first year in which Kindergarten classes were not located in single-track FI schools. Projection data suggests a slow decline in participation at both single track and dual track FI schools as illustrated in Chart 5b; however, one variable is the future participation in the FI program from families moving into Durham Region who are interested in having their children in FI programs.

Recognizing the low participation rates at single-track French Immersion schools, DDSB, as an initial step, completed a boundary review for Uxbridge Public School which is a single-track French Immersion school. The decision taken by the Board of Trustees in June 2026 to establish a maximum of two classes for Junior Kindergarten/Senior Kindergarten as of September 2026, supports DDSB's intention to continue to foster enrolment in French Immersion programs.

As a key direction of this Accommodation Plan, next steps include assessing the French Immersion program across all municipalities where it is offered to identify effective support strategies. DDSB anticipates continuing with boundary reviews in Fall 2026 to foster community engagement so there is a better understanding of community participation in French Immersion programs while assessing the program offering within communities and municipalities to ensure continued support for students and the District. Longer term projections indicate a noticeable increase in French Immersion enrolment at schools offering a dual-track program.

CHART 5b – French Immersion Comparison



Projections reflect FI enrolment only.

Inclusive Student Services Placements

Students' needs can be met through a variety of programs, placements and class types within the DDSB. DDSB strives to help every student meet their full potential, while fostering the highest level of independence possible.

Most students with special education strengths and needs access learning through a regular classroom placement. Some students require a higher level of support, more intensive intervention, and specialized services to support their success.

DDSB currently provides seven special education class types that have clearly defined outcomes for student success and are designed to meet the needs of students with specific learning profiles (e.g., Developmental, Gifted and Practical Learning). Details can be accessed in the [2026-2027 Inclusive Student Services Special Education Plan](#) (Page 50) and are included below.

DDSB 2026-2027 Special Education Class Programs

Program Type	System Total 2026- 27	Max. Roster Per Class	Total Program Seats
Development Program	22	6	132
Gifted Program - Elementary	39	25	975
Practical Learning Program	93	10	930
School Support Program - Elementary	47	10	470
School Support Program - Secondary	20	12	240
Structured Learning Class	13	6	78
Transition to Work Program	5	12	60
Totals	239		2885

Overview -- Durham's Future Growth

Durham Region (including the Municipality of Clarington) is experiencing significant growth and is projected to grow to a population of 1.3 million by 2051 Envision Durham – Regional Official Plan (December 13, 2024, consolidated plan). The expansion of urban settlement areas, redevelopment and infill within existing areas and increased density through Provincial policies and legislation will all contribute to continued increases in enrolment in Durham District School

Envision Durham: Dual Growth Strategy

The 2051 population target relies on a balanced, two-pronged approach split equally between established areas and new lands:

1. Intensification Within Existing Urban Boundaries (50% of New Units)

Half of all incoming residential growth will occur within existing urban parameters, prioritizing a diverse mix of higher-density housing types and the conversion of select employment lands to residential uses.

- **33% Low Density:** Single-detached and semi-detached units.
- **38% Medium Density:** Mixed townhouse configurations.
- **29% High Density:** Apartment condominiums.

2. Urban Boundary Expansion (50% of New Units)

The remaining half of incoming development will be accommodated by expanding the current urban boundary, adding **3,671 hectares (9,071 acres)** of land targeted for joint residential and employment growth.

The current population and growth targets, as set out in Envision Durham, by municipality are outlined in Table 6.

Table 6 – Area Population Allocations by Municipality

Year	Ajax	Brock	Clarington	Oshawa	Pickering	Scugog	Uxbridge	Whitby	Durham
2021	131,470	13,040	105,270	182,020	102,940	22,400	22,380	143,750	723,270
2051	199,110	20,930	221,020	298,540	256,370	29,310	29,830	244,890	1,300,000
2021-2051	67,640	7,890	115,750	116,520	153,430	6,910	7,450	101,140	576,730
% Increase	51%	61%	110%	64%	149%	31%	33%	70%	80%

Municipal Growth Classifications

The physical nature of development varies across the district's municipalities:

- **Intensification & Expansion:** Pickering, Whitby, and Oshawa.
- **Intensification Only:** Ajax, Brock, Scugog, and Uxbridge (constrained to current urban boundaries).

Expansion land details are included in the municipal sections of this report.

Decentralized Planning Authority and School Site Management

The DDSB recognizes that legislation as of January 1, 2025, has transferred authority for planning decisions to the 7 municipalities within the DDSB's jurisdiction. This means that Envision Durham, as the Regional Official Plan (ROP), is now part of the Area Municipal Official Plans. Each area municipality may repeal or amend it as each area municipality now has responsibility for the ROP as it relates to the municipality. Municipalities within the District are at various stages of their consultation processes to adopt their component of the ROP into the area municipal plans.

Despite this legislative shift, DDSB Planning staff actively manage educational footprints through two distinct streams:

- **Greenfield/Expansion Planning via Official Plans or Secondary Plans:** Local municipalities have successfully integrated expansion lands into their municipal urban boundaries. This allows DDSB Planning staff to evaluate proposed residential unit counts and establish future school sites early. These sites are embedded directly into Official Plans of Subdivision and in Secondary Plans, ensuring proper size, central location, and correct operational configuration.
- **Urban Intensification Workarounds:** High-density infill within existing urban boundaries provides fewer opportunities for traditional, standalone school sites. While these students are accommodated within existing schools, enrolment pressures resulting from high density residential intensification is anticipated.

DDSB staff are engaging with municipalities and developers to explore **alternative urban school designs** where traditional layouts cannot safely support enrolment growth.

More Homes Built Faster - Provincial Initiative

In 2023, the Government introduced the “Cutting Red Tape to Build More Homes Act” to facilitate its goal of 1.5 million homes to be constructed by 2031. On October 25, 2022, the Province introduced Bill 23, *More Homes Built Faster Act*, proposed to increase Ontario’s housing supply by 1.5 million homes over the next ten years. On November 28, 2022, Royal Assent was given to Bill 23. To facilitate its goal of increasing the housing supply by 1.5 million homes over the next 10 years, Bill 17, the *Protect Ontario by Building Faster and Smarter Act, 2025* received Royal Assent on June 6, 2025. The purpose of this legislation is to remove unnecessary barriers to new construction.

This direction introduced changes to land use planning in Ontario to address cutting ‘red tape’ and reducing development charges to provide for ‘more affordable housing’ faster. However, the cost of roads and other service infrastructure, currently funded through the collection of development charges, remains unaccounted for and the source of the funding unaddressed at this time.

Under the legislation, every urban property will have the right to have up to three residential units on their property, with no minimum lot size. Up to two of the units are allowed in the main residential unit and one additional unit on site. With the high cost of housing, along with immigration and a rise in multi-generation living, DDSB is already experiencing higher student yields per residential unit in some neighborhoods. As residential development, consistent with the legislation, increases, the DDSB’s enrolment is also expected to increase.

In the revised approach, schools have been identified as Community Services that have a place in the planning of new developments. Details of these land use planning changes have yet to be realized or developed and therefore are not able to be included in the development forecasts used in the updates to enrolment projections. The DDSB’s annual updates to 5-year and 15-year enrolment projections will reflect the impact of homes being constructed as part of Ontario’s initiative to increase the housing supply by 1.5 million homes over the next ten years.

Portable Accommodation/Temporary Accommodation

Lifecycle and Strategy

Schools are structurally built to support a mature, sustained enrolment need over their multi-decade lifecycles. However, peak enrolment periods regularly exceed permanent building limits.

To bridge these capacity gaps, the Board deploys portables as temporary accommodation under two primary conditions:

- **Localized Over-Capacity:** Absorbing enrolment spikes at existing facilities.
- **Partner School Growth:** Holding incoming students from new residential communities until a neighborhood school is approved by the Ministry for funding and the school is constructed.

Technical & Inventory Specifications

All portables have integrated ventilation systems, and units purchased in 2014 or later feature full air conditioning. When a unit is decommissioned or no longer required at a specific site, it is structurally repurposed elsewhere or recycled.

- **2025–2026 Inventory Baseline:** 459 total system-wide portables (340 elementary, 119 secondary). This baseline excludes 6 additional units permanently stationed at Land Based Learning Centres (formerly Outdoor Education facilities).
- **2026–2027 Inventory Optimization:** Total required inventory to be used at the beginning of the school year decreased to **399 portables** (283 elementary, 116 secondary). This physical reduction is directly attributed to the opening of three new elementary schools and one new secondary school.

In 2026-2027, portables are in use at existing schools where needed. If enrolment spikes occur, schools may temporarily reuse previously converted spaces (e.g., retrofitted rooms or rooms created in libraries) until an available portable is moved to the site.

Portable Capacity & Enrolment Projections

Despite consecutive new school openings scheduled through 2028, ongoing high-density urban intensification and greenfield residential growth mean the district's portable dependency rate will remain consistently above 10% throughout the district.

Table 7 -- Summary of Students to be Accommodated in Portables

	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	6,578	6,325	6,647	6,670	6,693
Secondary Portable (in use) Capacity	2,668	2,691	2,645	2,691	2,760
Total Portable Capacity	9,246	9,016	9,292	9,361	9,453
Total Enrolment	80,357	80,714	81,332	81,793	82,049
Students in Portables	11.51%	11.17%	11.42%	11.44%	11.52%

Excludes DASS Enrolment

Enrolment Pressures: Although the total number of portables in use decreased from the 2025–2026 baseline due to the introduction of three new elementary schools and one new secondary school, sustained growth across the District necessitates their ongoing utilization.

Outlook: High-density urban intensification and new housing developments mean that portables will continue to be used to accommodate over 11% of the student population through 2030. Additional breakdown details are provided within the individual municipal overviews.

Partner Schools

Students resulting from new development growth are accommodated in existing schools until such time as DDSB can demonstrate the need for a new school, receive approval through the Ministry’s Capital Priorities process, and construct the school in their neighbourhood. The existing schools utilized to accommodate students from the new development areas are referred to as “partner schools”, as they are supporting the growth until such time as a new school can be justified and opened.

As development plans are approved by local municipalities and new residential development progresses, DDSB’s Property and Planning Department tracks the progress of the development to identify future growth pressures and alternative accommodation strategies such as partner schools, until such time that funding for new school construction is approved by the Ministry of Education.

Once a partner school is fully utilized, including temporary accommodation, a subsequent partner school is identified for incoming student registrations.

Partner schools are determined based upon several factors, including:

- Available space within the school and/or space to accommodate portables on site
- Analysis of the partner school’s existing and future enrolment trends
- Availability of parking, washrooms, purpose built FDK spaces, and outdoor play space
- Transportation of students based upon DSTS’s distance/timelines and DDSB Policies

To maximize the transportation of students, a new development growth boundary is established, however, as growth continues, one or more of the factors noted above may indicate the need to designate a new partner school for future enrolment. Planning staff work with Superintendents of Equitable Education and Durham Student Transportation Services (DSTS) to identify future partner schools as needed. This information is generally updated in late Fall to early Winter to align with Kindergarten registration which commences in January of each year.

The School Locator, available on DDSB's website [Find My School | Durham District School Board](#) provides updated home school information. Details of current partner schools are provided in the municipal overviews.

Capital Priorities Program

The Ministry of Education's Capital Priorities Program (CPP) provides school boards with an opportunity to identify and address their most urgent pupil accommodation needs, including:

- Accommodation pressures
- Replacing schools in poor condition
- Supporting past consolidation decisions
- Providing facilities for French-language rights holders in under-served areas
- Creating new licensed Child Care spaces as part of a larger capital project.

In the 2025-2026 Ministry Capital Priorities funding initiative, the DDSB submitted requests to address ongoing enrolment growth pressures through the construction of a new elementary school in north Oshawa, in the Seaton area of Pickering, and in the Township of Scugog. Additionally, DDSB submitted a request for consideration of a podium school in Pickering in an area where significant multi-storey intensification has been identified by the City. On December 3, 2025, DDSB received funding approval for the construction of the new 680 pupil place elementary school in north Oshawa. On March 31, 2026, DDSB received approval from the Ministry of Education to continue discussions with the development industry on the future podium school.

Under the Capital Priorities funding initiative, capital projects eligible for funding consideration must meet one or more of the following categories:

- a. Accommodation Pressure: projects will accommodate pupils where enrolment is presently or is projected to, persistently exceed capacity at a school or within a group of schools and students are currently housed in a non-permanent space (e.g., portables).
- b. School Consolidation and Facility Condition: projects that support the reduction of excess capacity to decrease operating and renewal costs, and/or address renewal need backlogs. Projects associated with consolidations and/or closures that require a Pupil Accommodation Review (PAR) that has yet to be completed, will not be eligible for funding purposes.
- c. French-language Accommodation: projects will provide access to French-language facilities where there is a need demographically.

With support from the local Consolidated Municipal Service Manager (CMSM), boards can request capital funding for the creation of capital projects in schools where there is an identified need for new Child Care spaces for children 0 to 3.8 years of age.

Early Years staff meet with the Region of Durham to discuss Child Care needs within the district and share this information with Facilities Services.

DDSB's submissions consider these requirements. In the meantime, DDSB opened three new elementary schools and one new secondary school for the 2026-2027 school year, based upon previous capital priorities funding allocations:

- Whitby Meadows PS in Whitby - including a 3-room Child Care Centre.
- Heartwood PS in Whitby
- Waaban PS in Oshawa
- Cedar Valley SS in Oshawa

In 2027-2028, DDSB is scheduled to open one new elementary school in Oshawa. In 2028-2029, DDSB is scheduled to open one new elementary school in Oshawa and one new secondary school in Whitby.

Upon the release of the Ministry of Education's 2026–2027 Capital Priorities initiative, the DDSB will prepare or update business cases to address ongoing enrolment growth pressures. Projects approved for funding from 2019 to 2026 are set out in Appendix B.

Owned Future Development Sites

DDSB owns other, non-operational school sites which fall under 2 categories: former/closed school sites and owned future construction sites.

To facilitate the new school construction, future school sites are typically identified early in the Planning stages through the Official Plan process undertaken by municipalities. The site locations are further determined through the Secondary Plan of Subdivision process also undertaken by municipalities. In both processes, DDSB has input in the number of sites needed, school type, site size based on projected pupils that may result from the number of homes. DDSB secures Option Agreements to purchase sites from the landowner when the development phase of the site is being registered. Prior to an Option Agreement expiring, or when funding is provided (whichever comes first) DDSB exercises the option to purchase the school sites if there is a need for a school in the neighbourhood. Generally, Option Agreements to purchase sites have a finite term of 5 years.

DDSB has purchased six elementary school sites in developing areas for potential future new school construction. These sites include:

- Unnamed Ajax PS (Rushworth Drive/Hollier Drive)
- Unnamed Ajax PS (Williamson Drive West/Harwood Avenue North)

- Unnamed Brooklin PS (Cachet Boulevard/Carnwith Drive East)
- Unnamed Whitby PS (Lockton Street/Micklefield Avenue)
- Unnamed Scugog PS (Union Avenue/Earl Cuddie Boulevard)
- Unnamed Seaton PS (Alexander Knox Road/Peter Matthews Drive, Pickering)

In total, including these sites, DDSB owns and manages 451.5 hectares of land.

Thorah Central PS was last used in 2023-2024 to accommodate the Beaver River PS students until the new Beaver River PS opened in September 2024 on the former Beaverton PS school site. The Thorah Central PS is closed, and the site remains in the DDSB's inventory of facilities.

Facilities Condition Index

DDSB is responsible for maintaining 1,230,965 m² of facilities. The Ministry of Education calculates a Facility Condition Index (FCI) for all schools. The FCI is a measure of the condition of a facility and its components relative to the replacement cost of that facility. To derive the FCI, a Facility Condition Assessment is carried out by a Ministry-appointed assessment consultant with Board staff in attendance where possible. These assessments are carried out every 5 years. Recently opened, new schools and the four new schools opened in 2026-2027 would have no repair needs and as such do not have an FCI at this time.

Each component of a facility is assessed and given a remaining life span and repair cost. The total of the repairs required within the applicable time frame are considered when calculating the renewal needs to bring the facility back to its original condition. The FCI, at any given time, is the value of the identified building renewal needs for the chosen time frame divided by the replacement value of the school to determine the percentage of the need to the value of the building. The replacement value of the school is determined by the Ministry using construction benchmarks. The FCI of a facility is a live number and is changing constantly as renewal work is completed or as new components reach the theoretical end of their life span.

The Ministry uses a Board's FCI to allocate funding. An FCI of 65% or higher has been deemed by the Ministry to be at a level at which a facility can become prohibitive to repair as the repair costs are nearing the assessed replacement value of the building. The DDSB's average FCI, district-wide, is at 33% based on the Ministry's data which excludes the schools opening in 2026-2027.

The Board uses these FCIs in conjunction with regular reviews by Facilities Services staff and investigation of issues identified through regular meetings with school administrators and Custodial staff, and a review of work orders, to define renewal projects and forecast funding needs.

A facility's FCI is also a factor that is reviewed when considering closure of a building versus repairing an aging facility.

Renewal projects undertaken by DDSB are based on the urgency of the work to be completed to ensure the health and safety of students and staff as well as to limit or eliminate the worsening of any identified building renewal needs while remaining within the funding allocation provided by the Ministry. As such, some of the needs identified through the provincial inspections (resulting in increased FCIs) may not be addressed as the work was identified based on the theoretical end of the component's life cycle – DDSB might determine that the component is functional and not in need of repair. Appendix C1 identifies work based on the provincial inspections for the facilities listed below with an FCI of 65% or greater. Repair and/or renewal work is considered for schools that are open and operating.

Schools with an FCI Equal to or Greater than 65%
Lincoln Avenue PS
Bolton C Falby PS
Dunbarton HS
Applecroft PS
Lincoln Alexander PS
Nonquon – Land Based Learning Centre (Leased)
Ormiston PS
Roland Michener PS
Adelaide Mclaughlin PS
Lakeside PS
Coronation PS
Maple Ridge PS
Bellwood PS
Beau Valley PS

While visual audits occur on an annual basis, the FCI data does not get a complete update by the Ministry until full assessments are completed. These assessments occur annually for a limited number of schools with the eventual assessment of all schools in the DDSB's inventory being completed over a five-year period. Therefore, the data can be misleading, showing a high FCI when in fact, work has occurred at a school. The completed assessments provide an estimated value for replacing a building component. As an example, a partial roof replacement would not affect the FCI of the building. Only a full roof replacement would be captured in the annual audit.

Despite the 15 sites having an FCI of 65% or more, DDSB continues to target needed repairs and upgrades to ensure a safe environment for students in operating sites and reduce all buildings to an FCI below 65%.

Appendix C2 provides a list of work identified through the Ministry's assessments and a list of ongoing or planned capital projects based on identified needs at these schools. Work would not be undertaken at a closed school and work at the land based learning centre is based on any identified needs required through the existing lease agreement.

DDSB's success in maintaining a low FCI has been bolstered by timely repairs and effectively determining when the appropriate action is a repair versus a replacement, upgrade, or renovation to make the best use of Ministry funding. DDSB maximizes the use of Ministry funding through synergies and economies of scale gained when grouping related projects at a facility and completing them at the same time. Appendix C3 reflects the calculated FCI of each building based on available data as of May 2025.

Annual allocations for the 2025-2026 and 2026-2027 school year of the School Renewal Funding and School Condition Improvement are shown in Table 8. This is used to address facility repair needs to provide the best learning environments for students.

Table 8 – School Renewal Funding and School Condition Improvement Funding

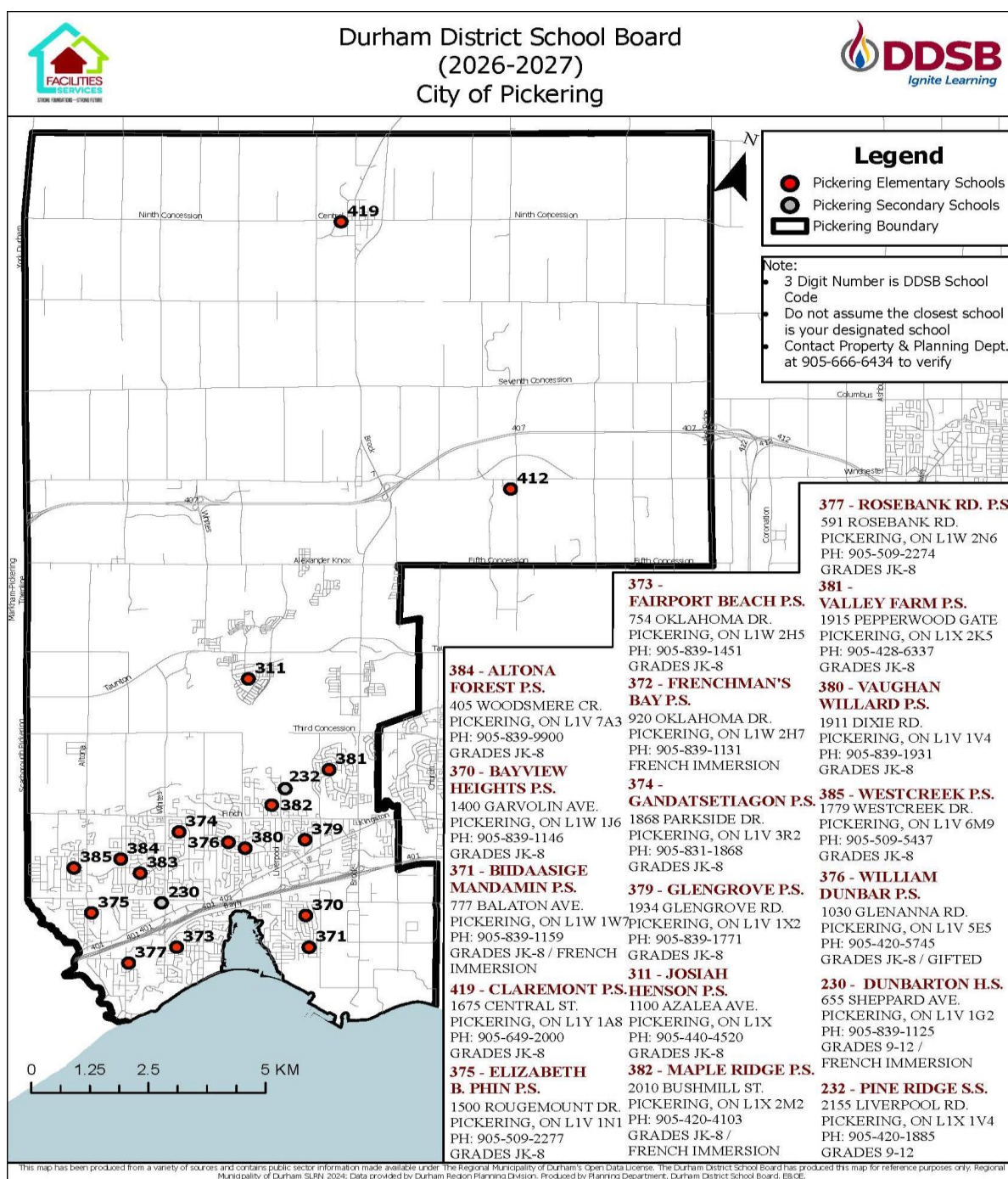
Year	School Renewal	School Condition Improvement	Total
2025-2026*	\$12,013,910	\$17,870,794	\$29,884,704
2026-2027**	\$11,989,282	\$17,888,706	\$29,877,988
Total	\$24,003,192	\$35,759,500	\$59,762,692

***Source:** 2025-2026 Revised Estimates

****Source:** 2026-2027 Estimates

MUNICIPAL OVERVIEWS

MUNICIPAL OVERVIEW – CITY OF PICKERING



City of Pickering -- Summary

Enrolment Pressures & Growth Forecasts

The Seaton community in the north sector of the City of Pickering continues to create immediate and long-term accommodation pressures at the Durham District School Board (DDSB). Municipal and provincial indicators outline a rapid transformation:

- **Short-Term Growth:** Municipal forecasts project the construction of more than **8,700 new homes** over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to over **25,300 homes within 15 years**.
- **Provincial Alignment:** According to the MMAH Housing Tracker, Pickering significantly outpaced its provincial mandates, exceeding its 2024 housing construction target by approximately **73.59%** (with data consolidated in late 2025).
- **Long-Range Projections:** Under the provincially approved *Envision Durham* master plan, Pickering's total population is projected to reach **256,370 by 2051**. The City initiated an Official Plan Review (OPR) in 2024 to adopt these regional allocations into local policy. This process is ongoing.

Community Profile: The Seaton Development

Once fully built out, the Seaton community is projected to accommodate over **61,000 residents** which is the equivalent of approximately 50% of Pickering's current population. Concurrently, the City's October 2025 *Corporate Economic Development Strategic Plan* projects an expansion of up to 155,000 total homes by 2038, driving an immediate population bump of 37,000 people (a 31% increase).

Development is currently organized across distinct geographic sectors:

1. Eastern Seaton

Students in this sector are currently accommodated at **Trillium Woods PS** (92 Hurst Drive, Ajax), which opened in September 2025.

- **Boundary Parameters:** The attendance boundary straddles the Ajax/Pickering municipal border, spanning north of Rossland Road West, south of Taunton Road West, east of Dusty Drive, and west of Church Street North.

2. Central & Original Seaton (South of Taunton Road)

Initial residential occupancy in this sector began in late 2017 and is now essentially complete. To support this density, **Josiah Henson PS** (1100 Azalea Avenue, Pickering) opened in September 2025.

- **Boundary Parameters:** Runs north of the Hydro corridor, south of Whitevale Road, east of the Scarborough-Pickering/Markham-Pickering Townline, and west of Peter Matthews Drive.
- **Impact:** Students at this school were temporarily partnered at Westcreek PS, EB Phin PS, and Highbush PS. These students are now attending school within their community.
- **Current Constraints:** Increased enrolment growth has resulted in the use of **14 portables** on-site for the 2026-2027 school year.
- The school is unable to continue to accommodate this level of growth. As such, Highbush PS has been identified as a partner school for all new students registered after June 30, 2026, and residing north of Taunton Road and west of Burkholder Drive until new school funding is approved via the Ministry's Capital Priorities program and a new school constructed.

3. Northern Seaton (Lamoreaux Neighbourhood)

As original phases of construction wrap up south of Taunton Road, active residential development has shifted to the north of Taunton Road throughout the expanding Lamoreaux neighbourhood, signaling sustained, long-term enrolment pressures.

City of Pickering -- Overview

Pickering is the western gateway to Durham Region, bordering Toronto. The suburban community of almost 103,000 people (2021 data) has urbanized settlement bordering the northern shores of Lake Ontario, with rural lands to the north.

Pickering School Facts

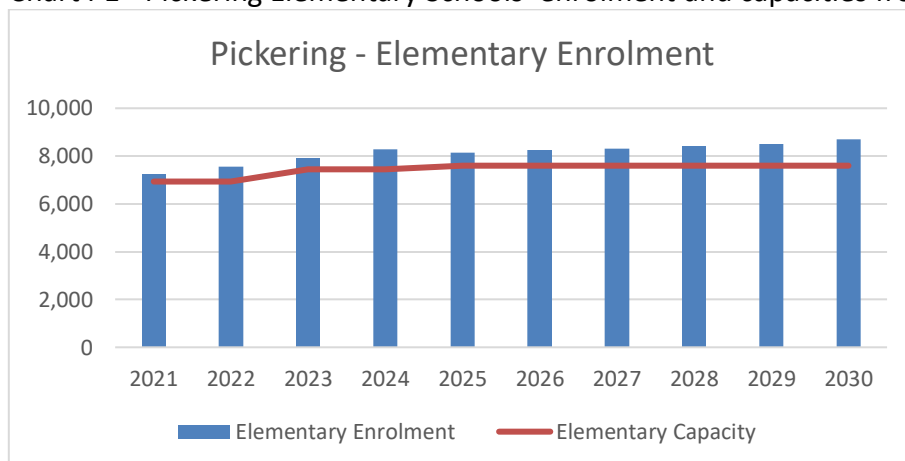
- There are currently 18 elementary schools and 2 secondary schools serving the Pickering area
- Facilities in Pickering were built between 1952 (Fairport Beach PS) and 2025 (Josiah Henson PS)
- There is a total of 112,764.98 m² of facility space to accommodate Pickering students
- Pickering schools are accommodated on 39.82 hectares/98.35 acres of land
- In 2026-2027 there are 8,253 elementary students in Pickering and 2,790 secondary students
- 56% of Pickering schools are located adjacent to municipal parks with shared use agreement currently in place for all the locations
- FCI – Two schools have an FCI of 65% or greater; however, repairs and upgrades continue to be addressed to ensure a safe environment for students. Details are available in Appendix C2.

Enrolment

Elementary

The City of Pickering's sustained residential expansion is resulting in increased enrolment growth that is projected to continue to increase over the next 15 years. Elementary enrolment is projected to exceed available permanent capacity at existing schools.

Chart P1 - Pickering Elementary Schools' enrolment and capacities from 2021 to 2030



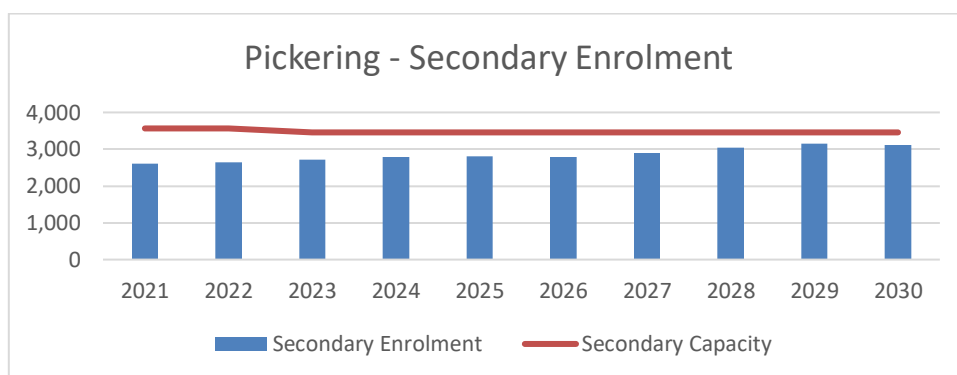
Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

- **Sustained Enrolment Growth:** Accelerating development applications and active construction areas continue to drive student yields upward, placing heavy operational burdens on existing partner schools across the municipality.
- **The Seaton Transition:** Following a seven-year transitional holding strategy at surrounding partner facilities, **Josiah Henson PS** opened in September 2025 as the first neighborhood school within the Seaton development area.
- **Current Holding Frameworks: Claremont PS, Valley View PS, and Highbush PS** continue to function as vital partner schools, absorbing ongoing overflow and enrolment growth from adjacent developing Seaton sectors.
- **Immediate Accommodation Constraints:** Enrolment growth from the Seaton area situated north of Taunton Road has placed immediate capacity pressure on the newly built Josiah Henson PS. To accommodate the student body, **14 portables** are on site for the 2026–2027 school year. Additional schools are needed to accommodate students within the Seaton community; however, this is dependent on securing Ministry of Education capital funding for a second Seaton elementary school.
- **Infill Corridor Management:** In addition to greenfield growth in the north, established Pickering schools are anticipated to accommodate incoming students from high-density infill and mixed-use redevelopment plans slated along the **Kingston Road / Highway #2 corridor**.

Secondary

In contrast to the sharp spikes observed in the elementary panel, Pickering's secondary schools have available space to address secondary enrolment growth.

Chart P2 - Pickering Secondary Schools' enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables to accommodate students from new residential developments.

- **Stable Projections:** The two Pickering secondary schools are projected to see only a minor, gradual increase in enrolment over the next five years.
- **Capacity Buffer:** While new residential developments will introduce additional secondary school students into the system, the current secondary schools will accommodate the growth.

2026-2027 Pickering Partner Schools

The rapid rollout of new residential developments located in North Pickering has introduced significant volumes of new pupils into the system, placing immediate, intensified pressure on local Pickering elementary schools.

Until funding approval through the Ministry's Capital Priorities program is received and new neighbourhood elementary schools constructed, the board relies on an active partner-school strategy to safely house incoming students.

Designated Partner School Framework

To manage current elementary enrolment growth, students from these new residential communities are being directed to the following partner schools:

- **Elementary:**
 - Claremont PS
 - Valley View PS
 - Highbush PS

No secondary school partners have been identified as both secondary schools have available capacity to accommodate future secondary school students.

As area enrolment pressures are projected to increase, DDSB Planning staff will monitor growth-related needs and identify additional partner elementary schools until new schools are funded and constructed.

Portable Usage

Portables are utilized as temporary school accommodation for students when there is not sufficient space within a facility. With residential development under construction in the Seaton lands, there is a projected need for 52 portables to accommodate elementary students in Pickering.

The secondary schools in Pickering can accommodate students moving into Grade 9 over the next 5 years with a slight increase in portables on site.

	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	1,196	1,265	1,380	1,495	1,656
Secondary Portable (in use) Capacity	69	115	92	69	46
Total Portable Capacity	1,265	1,380	1,472	1,564	1,702
Total Enrolment	9,819	9,934	10,006	10,075	10,219
Students in Portables	12.88%	13.89%	14.71%	15.52%	16.66%

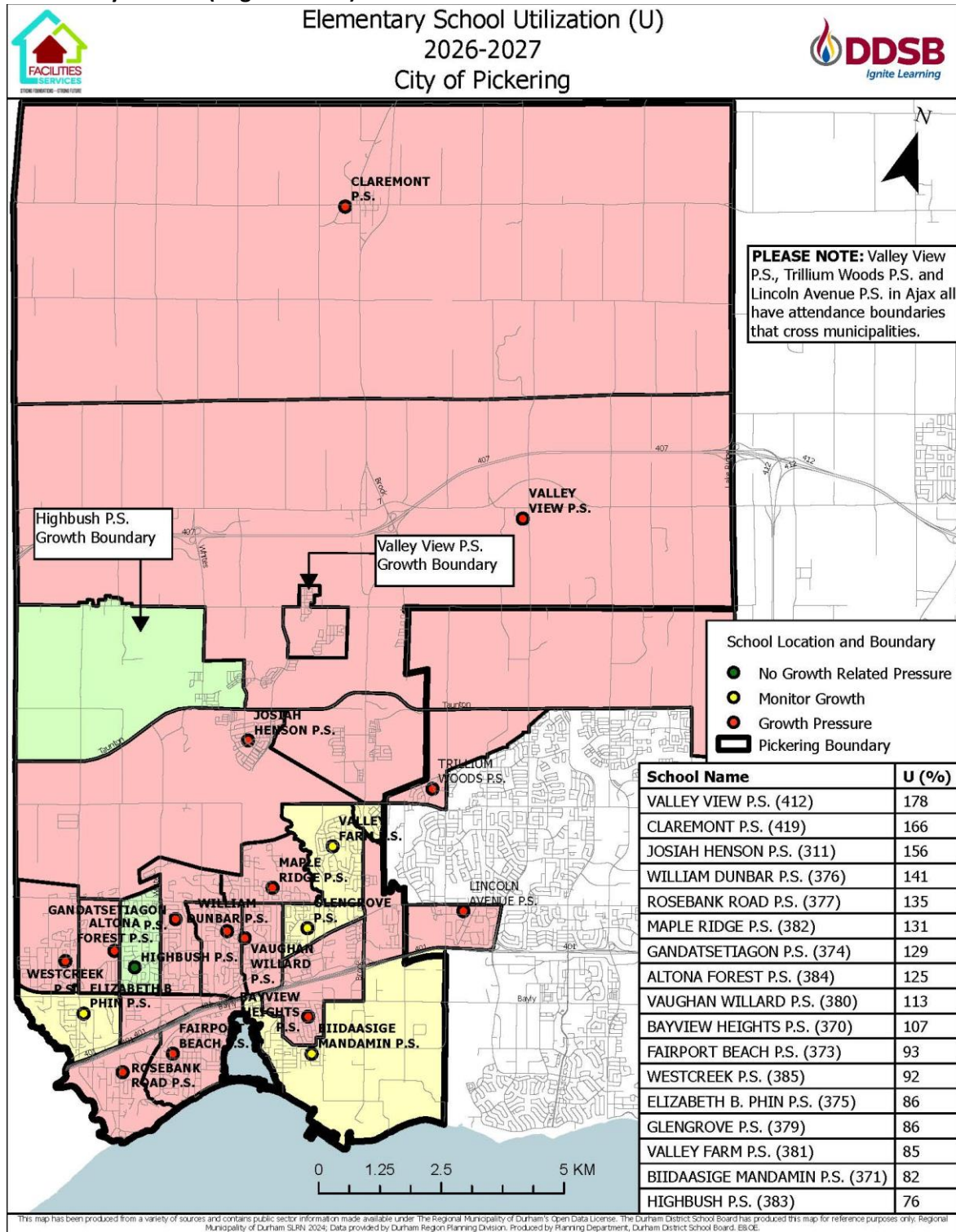
Maps – School Accommodation Pressures

For the purposes of this Accommodation Plan, accommodation status maps have been developed to reflect the current situation in 2026-2027 and the future situation in 2029-2030 at the Regular Track elementary and secondary levels, and for the elementary French Immersion program.

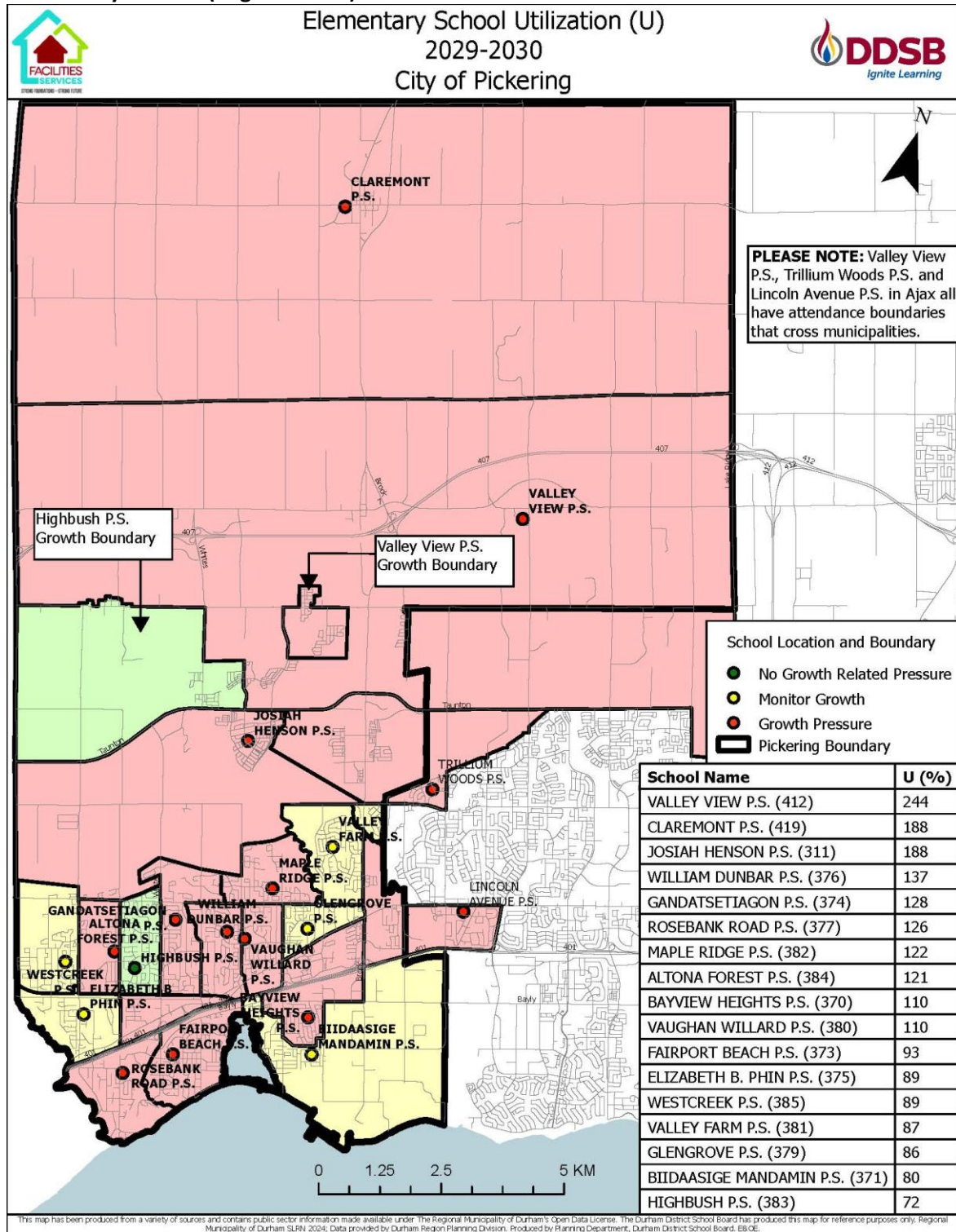
- **Red Zones:** Schools with enrolment growth and accommodation pressure – Utilization is 90% or greater.
- **Yellow Zones:** Schools with emerging space need to be monitored – Utilization is 80% to 89%.
- **Green Zones:** Stable schools currently experiencing no growth-related pressures – Utilization is 79% or less.

As noted in the 2029-2030 map, the growth pressures in elementary schools will continue to increase in areas where development is expanding. The need for future new elementary schools will continue. DDSB will monitor these areas and submit requests to the Ministry of Education for Capital Priorities funding to build new schools as needed.

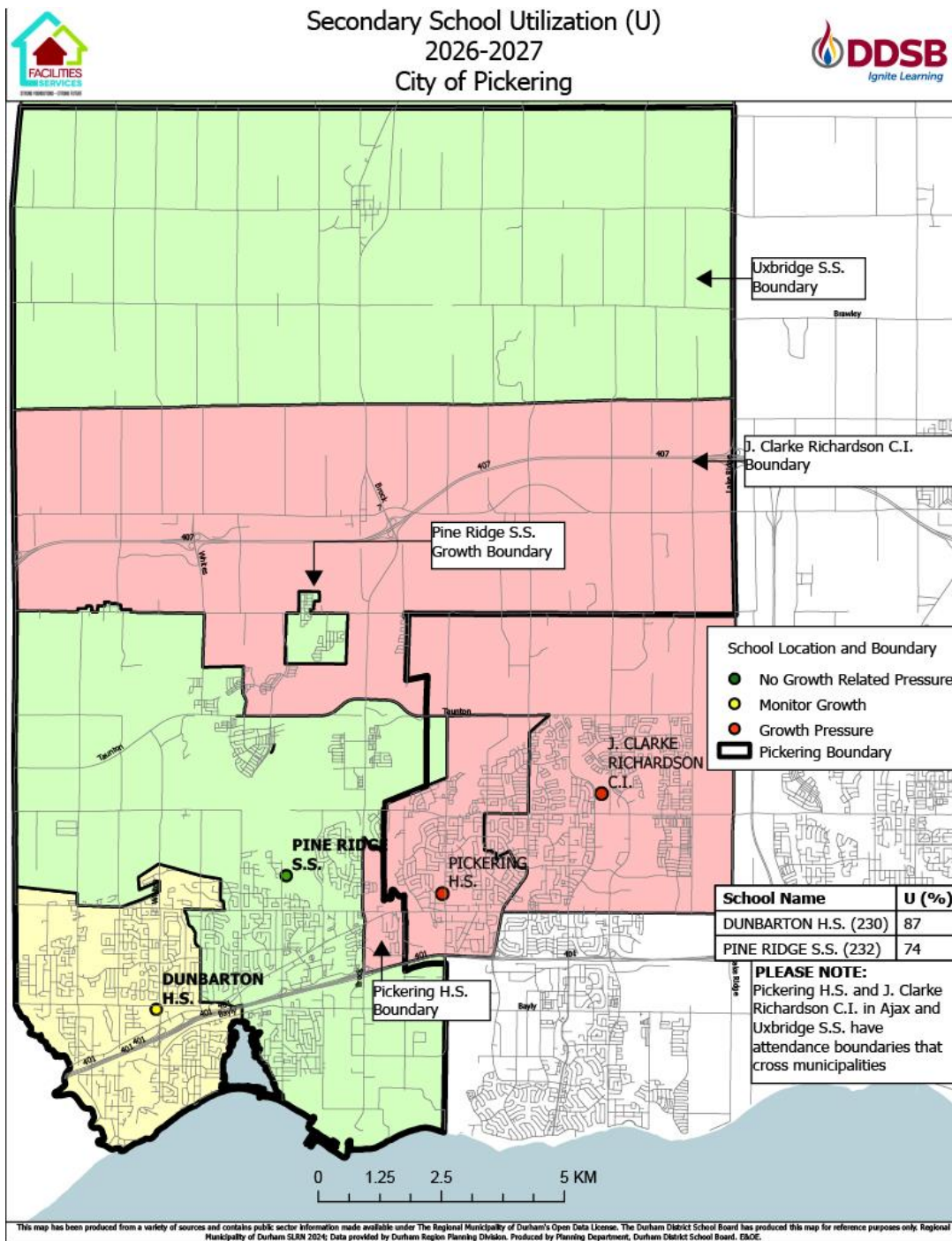
Elementary Schools (Regular Track) – Accommodation Condition – 2026-2027



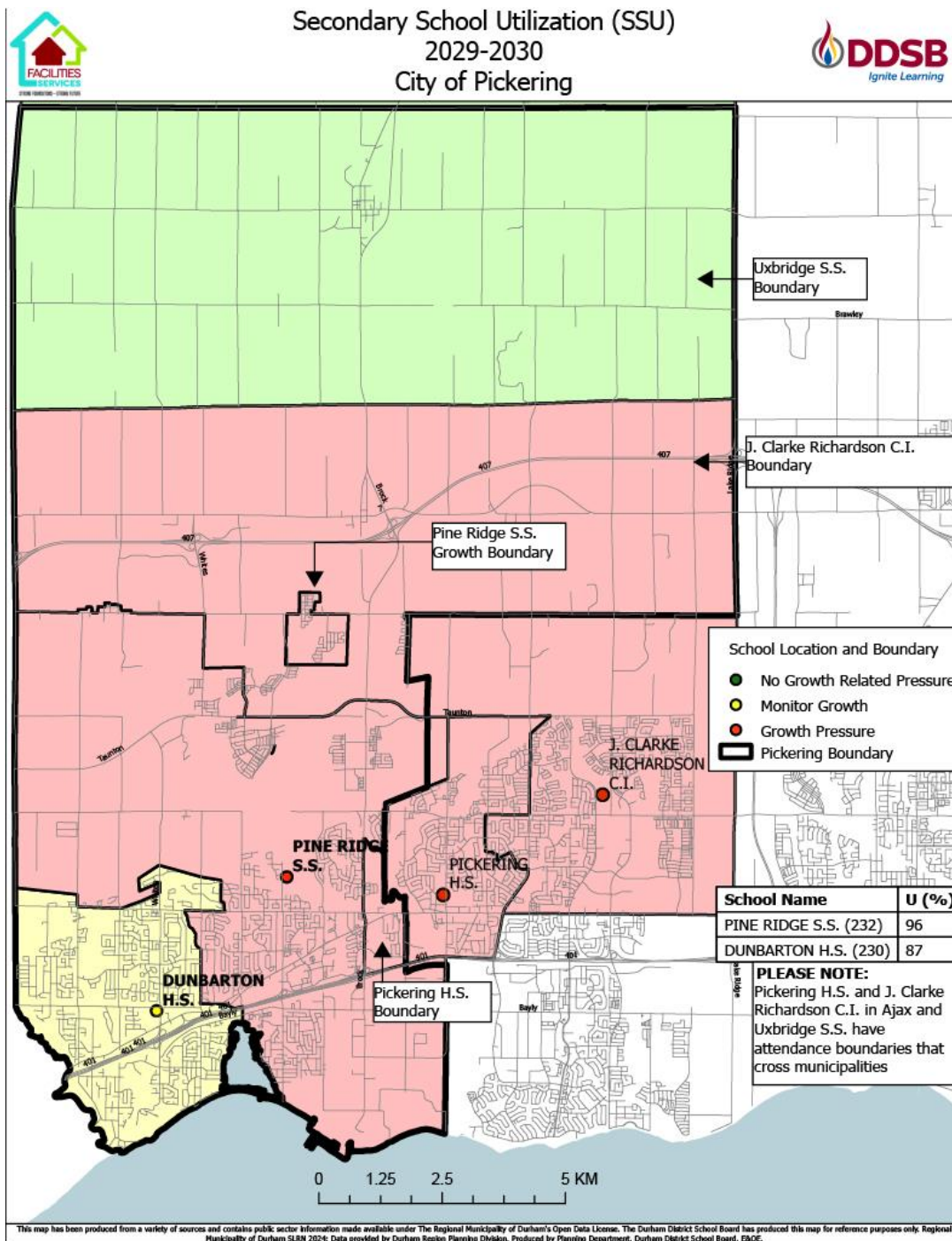
Elementary Schools (Regular Track) – Accommodation Condition – 2029-2030



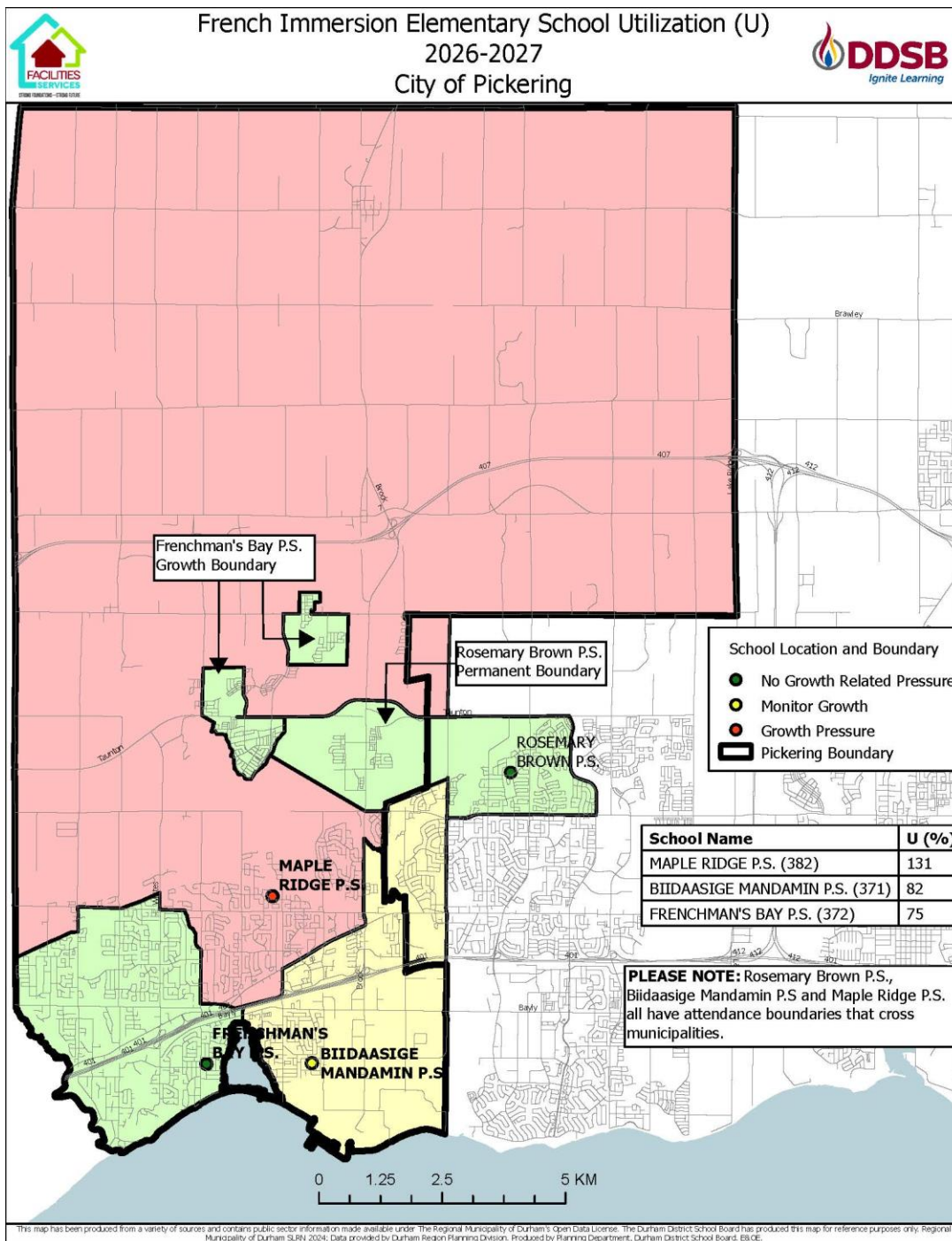
Secondary Schools – Accommodation Condition – 2026-2027



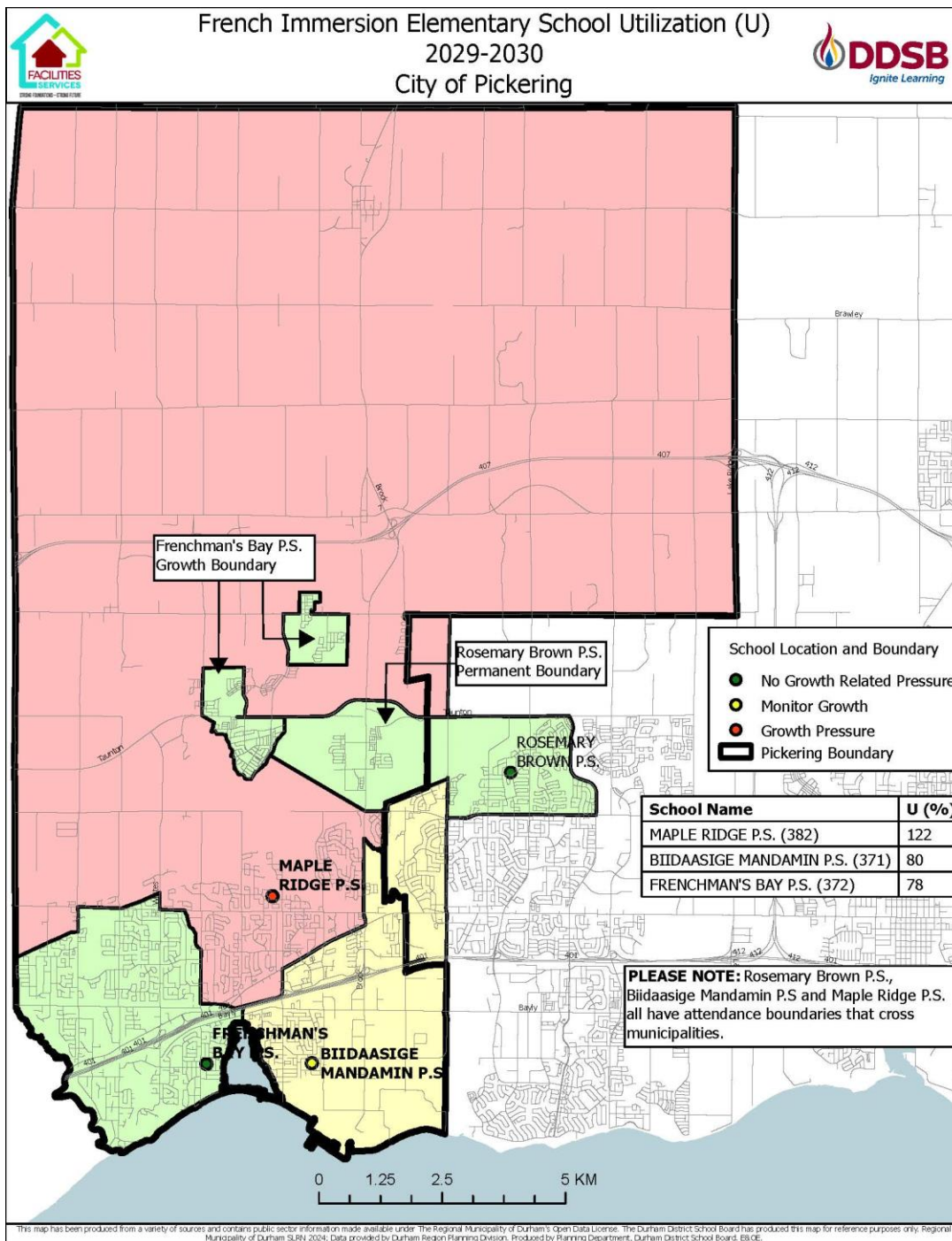
Secondary Schools – Accommodation Condition – 2029-2030



Elementary Schools (French Immersion)– Accommodation Condition – 2026-2027



Elementary Schools (French Immersion) – Accommodation Condition – 2029-2030



Pickering Development and Future Schools Overview

Driven by high-density urban intensification as identified in the City of Pickering's development plans, Pickering is one of the primary growth engines within the DDSB's jurisdiction.

- **Short-Term Outlook:** Over **8,700 new residential units** are forecasted for construction over the next 5 years.
- **Long-Term Horizon:** Over **25,300 new residential units** within 15 years.
- **Data Sources:** Development projections are aligned with the DDSB's 2024 Education Development Charge By-law, utilizing figures from the Region of Durham, the City of Pickering's active proposal database, and the May 2023 *Seaton Planning Justification Report*.

Geographic Development Nodes

1. The Seaton Community

Spanning over 3,000 acres of living area (situated west of West Duffins Creek and north of the CP Rail line), Seaton is projected to house over **61,000 residents** upon full build-out.

To manage this influx, **8 elementary and 2 secondary school sites** are reserved within the Seaton lands:

- **Josiah Henson PS:** Opened in September 2025 at 1100 Azalea Avenue as the first school in the area. Due to immediate enrolment pressures, it relies on **14 on-site portables**.

To manage enrolment pressure in this community, a portion of the attendance boundary was converted to a growth boundary at the end of the 2025–2026 school year. Consequently, students residing in this designated area who enrol after June 30, 2026, will be directed to Highbush Public School as the partner school.

- **Future School Site:** DDSB owns a second elementary school site at the intersection of **Alexander Knox Road and Peter Matthews Drive**.
- **Interim Holding Strategy:** Until a new school is recognized for funding under the Ministry's Capital Priorities program, enrolment growth will be addressed through the establishment of partner schools.

2. Urban Centre & Kingston Road Corridor

Designated as a Strategic Growth Area, planned intensification within Pickering's City Centre and along the Kingston Road/Highway #2 corridor focuses heavily on high-density multi-storey buildings.

- **Anticipated Enrolment Yield:** More than **20,000 multi-family residential units** are currently proposed adjacent to public transit hubs, with corresponding enrolment growth anticipated over the next five to seven years.
- **Designated Site Allocation and Planning:** The Official Plan reserves one elementary school site within the Urban Centre (located south of Highway 401 on land currently occupied by a hydro corridor). DDSB staff are collaborating with City planners to identify alternative urban school solutions to accommodate this planned intensification.

3. Central Pickering Regentrification Pressures

Established neighborhoods around Central Pickering are experiencing notable enrolment growth due to residential regentrification and infill construction.

Utilization Pressures: Four elementary schools—**Altona Forest PS, Rosebank Road PS, Maple Ridge PS, and William Dunbar PS**—are projected to be at over **130%** utilization through 2028 and beyond.

Maple Ridge PS Constraints: This site can accommodate a maximum of 9 portables because of the site size and limited parking. An additional instructional space was created in the library to support increased enrolment. With 4 portables currently on-site, this additional instructional space may be used for other purposes within the library.

4. Envision Durham Expansion Lands

In Pickering, lands identified as “Northeast Pickering” generally located east of Brock Road, north and south of Highway 407 from Westney Road to Lakeridge Road are identified as a future urban boundary expansion.

Staff have had preliminary discussions with the City about the planned urban boundary expansion and will continue to provide input as the City refines its plans for this area.

French Immersion Program and Modified Calendar Schools

French Immersion Program

- **Elementary:** French Immersion is offered at four schools:
 - **Biidaasige Mandamin PS:** Dual-track --Regular & FI.
 - **Maple Ridge PS:** Dual-track -- Regular & FI.
 - **Frenchman's Bay PS:** Single-track -- FI only.
 - **Rosemary Brown PS (Ajax):** Single-track – FI only. This school accommodates North Pickering/Seaton FI registrations due to its proximity to the Ajax-Pickering municipal border.
- **Secondary:** Graduating elementary FI students feed directly into **Dunbarton HS** for secondary FI programs.
- **Program Status:** While available capacity exists at the Pickering FI elementary schools, a future boundary review may be considered to optimize access.

Modified Calendar Schools

- **Modified Calendars:** There are currently **no** modified calendar schools operating within the City of Pickering.

Capital Priorities & Next Steps

Recognizing that Pickering is a rapidly growing municipality, DDSB continues to assess the need for new schools in this area. In 2025, through funding provided under the Ministry's Capital Priorities program, DDSB opened two new schools to accommodate students in new residential areas:

- Josiah Henson PS which serves the Seaton area with 14 portables on site, and
- Trillium Woods PS, located in Ajax, and serving the needs of part of Ajax and part of Seaton. This school has 8 portables on site.

To manage ongoing enrolment pressures, the board's capital strategy is focused on the following actions:

- **2026 Capital Priorities Resubmission:** The Ministry of Education did not approve funding for a second Seaton elementary school during the 2025 cycle. The DDSB will submit this request again during the 2026 Capital Priorities window. At the same time, staff are building a business case to ask for a third future school in this fast-growing area.
- **Secondary Panel Management:** Over the next five years, Pickering's two high schools have enough permanent space to handle the expected increase in secondary students.
- **Surplus Space Allocation:** Any elementary schools with available space will be prioritized to help adjust school boundaries through the establishment of growth boundaries and identified partner schools, move specialized programs where they are needed, or partner with community organizations.

Future Development School Sites

DDSB owns an undeveloped elementary school site in Seaton located at Alexander Knox Road and Peter Matthews Drive.

Pickering Community Facilities

Child Care Centres are offered in 9 of Pickering's 18 elementary schools. There are no Child Care Centres at either of Pickering's secondary schools. In addition to the 9 Child Care Centres, 9 additional schools offer before and/or after school care. There are Community Hubs located at 5 Pickering schools.

As the need for new schools is identified, DDSB works with the Regional Municipality of Durham to determine the need for child care centres. There are no future community facilities identified over the forecast period of this plan.

Pickering - Future Direction

Enrolment pressures within Pickering are currently moderated by the recent openings of Trillium Woods PS (operating with 8 portables to absorb joint Ajax/Pickering growth) and Josiah Henson PS. However, Josiah Henson PS has 14 portables on site.

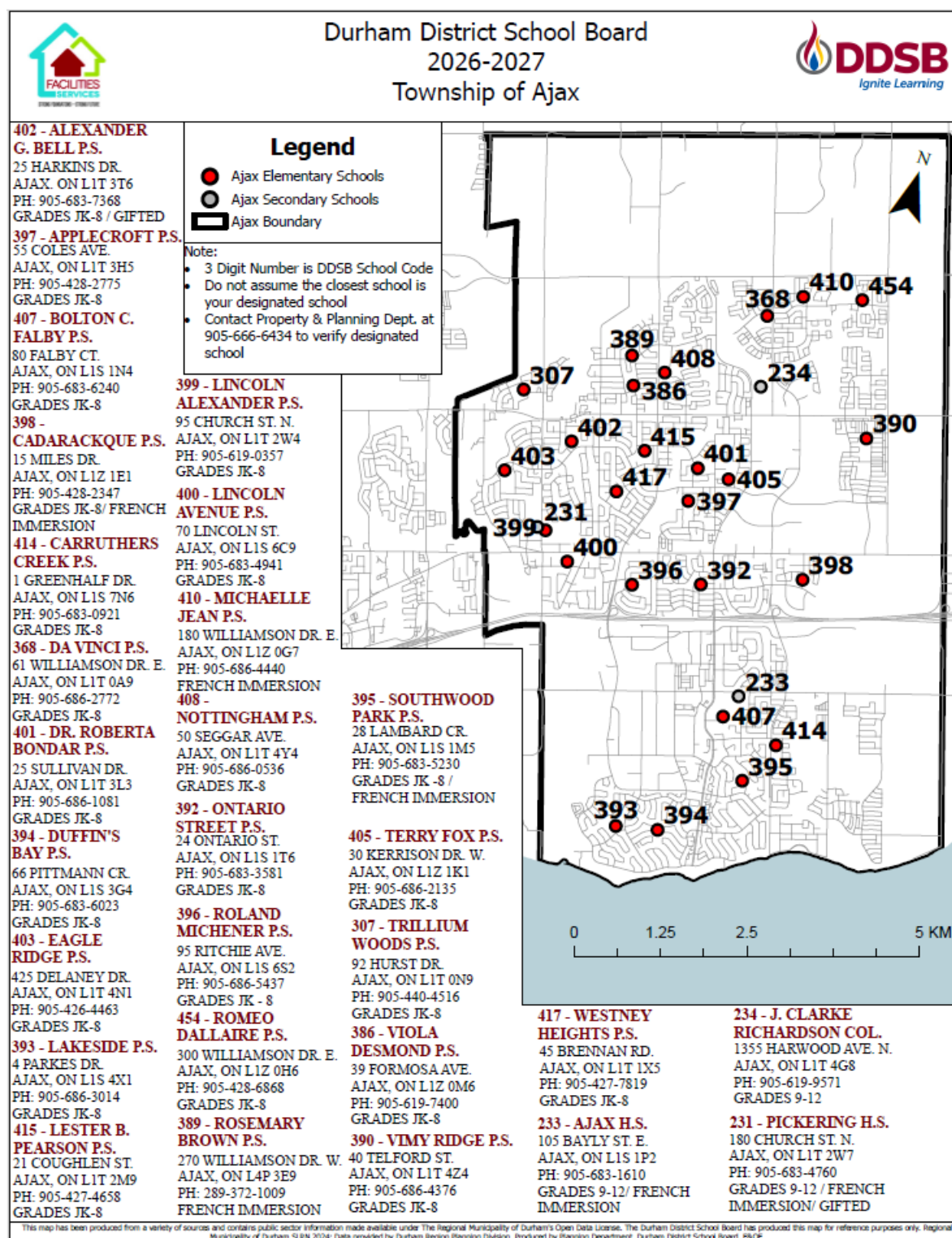
Given the continued enrolment growth within the attendance boundary for Josiah Henson PS, part of this boundary, north of Taunton Road and west of Burkholder Drive, has been identified as a growth boundary partnered with Highbush PS as of September 2026.

New students residing in this area and registering for school after June 30, 2026, will attend Highbush PS with transportation provided. This partner school will continue to support this area until a new school is approved for Ministry funding and constructed.

Sustained residential growth and high-density vertical intensification will require continuous monitoring to ensure space for incoming students across two distinct areas:

- **Central Pickering Intensification:** Established neighborhoods in older sections of Pickering are being directly impacted by the construction of multi-storey buildings and community regentrification. Consequently, Altona Forest PS, Rosebank Road PS, Maple Ridge PS, and William Dunbar PS are projected to maintain utilization rates greater than 130% through 2028 and beyond.
- **French Immersion (FI) Optimization:** While space is available at Pickering's elementary FI sites, a future boundary review may be needed to properly balance enrolment.
- **Secondary Panel:** Over the five-year period of this accommodation plan, both Pickering high schools have sufficient space to support projected enrolment increases.

MUNICIPAL OVERVIEW – TOWN OF AJAX



Town of Ajax -- Summary

Enrolment Pressures & Growth Forecasts

The Town of Ajax will see long-term accommodation pressures for the Durham District School Board (DDSB) in the sector south of Highway 401, west of Harwood Avenue. The proposed development of up to 38,000 high density residential units on the GO Train Lands will generate significant pressure at both elementary and secondary schools in the Town. The Town of Ajax continues to experience a steady pace of growth from intensification, infill, regentrification and completion of active development plans. Municipal and provincial indicators outline a stable transformation:

- **Short-Term Growth:** Municipal forecasts project the construction of more than **5,660 new homes** over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected at over **16,000 homes within 15 years**.
- **Provincial Alignment:** According to the [MMAH Housing Tracker](#), Ajax has fallen short of its projected housing construction rates, reaching only **19.05%** of its 2024 housing construction target.
- **Long-Range Projections:** Under the provincially approved *Envision Durham* master plan, Ajax's total population is projected to reach **199,110 by 2051**. The Town initiated an Official Plan Review (OPR) in January 2025, to adopt these regional allocations into local policy. The OPR is still ongoing.

Town of Ajax -- Overview

Ajax is located on the northern shores of Lake Ontario between Pickering and Whitby, and, by area, is the smallest municipality in the Durham Region. The suburban community has a population of almost 131,470 people (2021 data). The municipality is mostly urbanized and provides many appealing attributes.

Ajax School Facts

- There are currently 25 elementary schools and three secondary schools serving the Ajax area
- Ajax schools were built between 1951 (Pickering HS) and 2025 (Trillium Woods PS)
- There is a total of 192,044.42 m² of facility space to accommodate Ajax students
- Ajax schools are accommodated on 75.48 hectares/193.85 acres of land
- In 2026-2027 there are 12,177 elementary students in Ajax and 5,205 secondary students

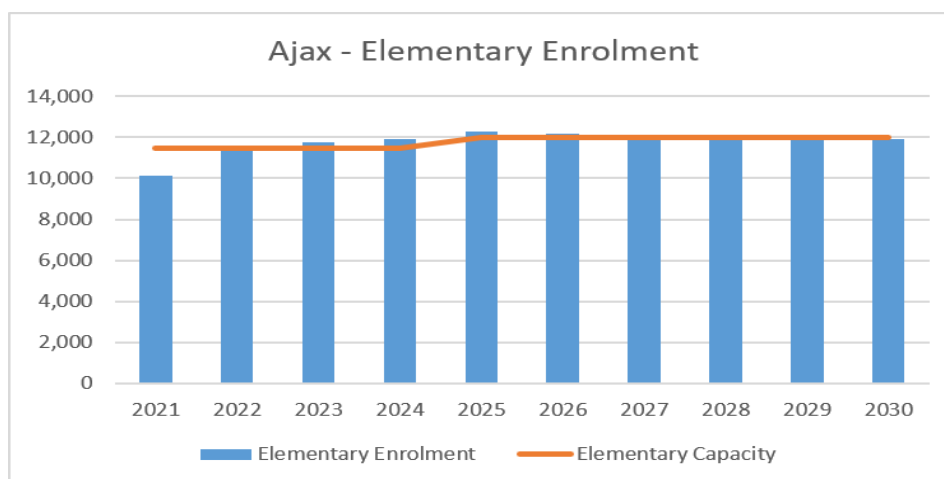
- 78% of Ajax schools are located adjacent to municipal parks
- FCI – Six elementary schools in Ajax have an FCI of 65%; however, repairs and upgrades continue to be addressed to ensure a safe environment for students. Details are available in Appendix C2.

Enrolment

Elementary

The Town of Ajax's sustained residential expansion is resulting in increased enrolment growth that is projected to continue to increase over the next 15 years. Elementary enrolment is projected to be comparable to available permanent capacity at existing schools.

Chart A1 - Ajax Elementary Schools' enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

- **Sustained Enrolment Growth:** Infill development applications and reactivated development plans in south-west Ajax as well as some high-density development in the Harwood Avenue and Bayly Avenue corridor will continue to sustain student yields throughout the municipality.
- **Current Holding Frameworks:** Bolton C. Falby PS, Carruthers Creek PS and Lincoln Alexander PS continue to function as vital partner schools, absorbing ongoing overflow and enrolment growth from adjacent developing areas

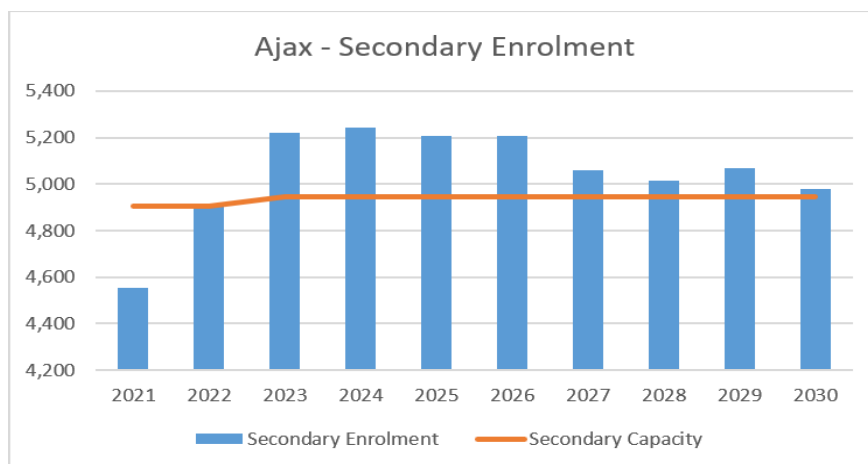
- **Immediate Accommodation Constraints:** Enrolment growth from the northwest Ajax area and the northeast Seaton (Pickering) area situated north of Taunton Road has placed capacity pressure on the newly built Trillium Woods PS. To accommodate the student body, **8 portables** are on site for the 2026-2027 school year.
- **Infill Corridor Management:** Established Ajax schools are anticipated to accommodate incoming students from future high-density development in the Ajax GO Station (Train Lands - south of 401, to Bayly, east of Duffins Creek, to Westney Road) and the Bayly and Monarch Avenue corridor.

Discussions with Town staff regarding future alternative school accommodation solutions have occurred and will continue as housing intensification progresses.

Secondary

Secondary schools in Ajax have available space to address secondary enrolment growth.

Chart A2 - Ajax Secondary Schools' enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables to accommodate students from new residential developments.

- **Stable Projections:** The three Ajax secondary schools are projected to see only a minor, gradual increase in enrolment over the next five years.
- **Capacity Buffer:** While new residential developments will introduce additional secondary school students into the system, the current secondary schools will accommodate the growth.

2026-2027 Ajax Schools

The Town of Ajax projects moderate to increased development activity. A recent slowdown in progressive build-out in the Town has resulted in fewer schools experiencing enrolment pressures. However, once the high-density development plans are underway, in the next 5 to 10 years, pressures on schools and site requirements will become evident.

Designated Partner School Framework

To manage current elementary enrolment growth, students from these new residential communities are being directed to the following partner schools:

- **Elementary:**
 - **Bolton C. Falby PS**
 - **Carruthers Creek PS**
 - **Lincoln Avenue PS**

No secondary school partners have been identified as all Ajax secondary schools have available capacity to accommodate future secondary school students.

As area enrolment pressures are projected to increase, DDSB Planning staff will monitor growth-related needs and identify additional partner schools until new schools are funded and constructed.

Portable Usage

Portables are utilized as temporary school accommodation for students when there is not sufficient space within a facility. There are 36 portables at Ajax elementary schools in 2026-2027. Demand for portables has decreased compared to the 2025-2026 school year and is expected to stay relatively stable through 2029-2030.

The secondary schools in Ajax can accommodate students moving into Grade 9 over the next 5 years with a slight increase in portables on site.

	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	828	759	805	713	805
Secondary Portable (in use) Capacity	529	529	529	529	529
Total Portable Capacity	1,357	1,288	1,334	1,242	1,334
Total Enrolment	17,382	17,108	17,077	17,135	16,889
Students in Portables	7.81%	7.53%	7.81%	7.25%	7.90%

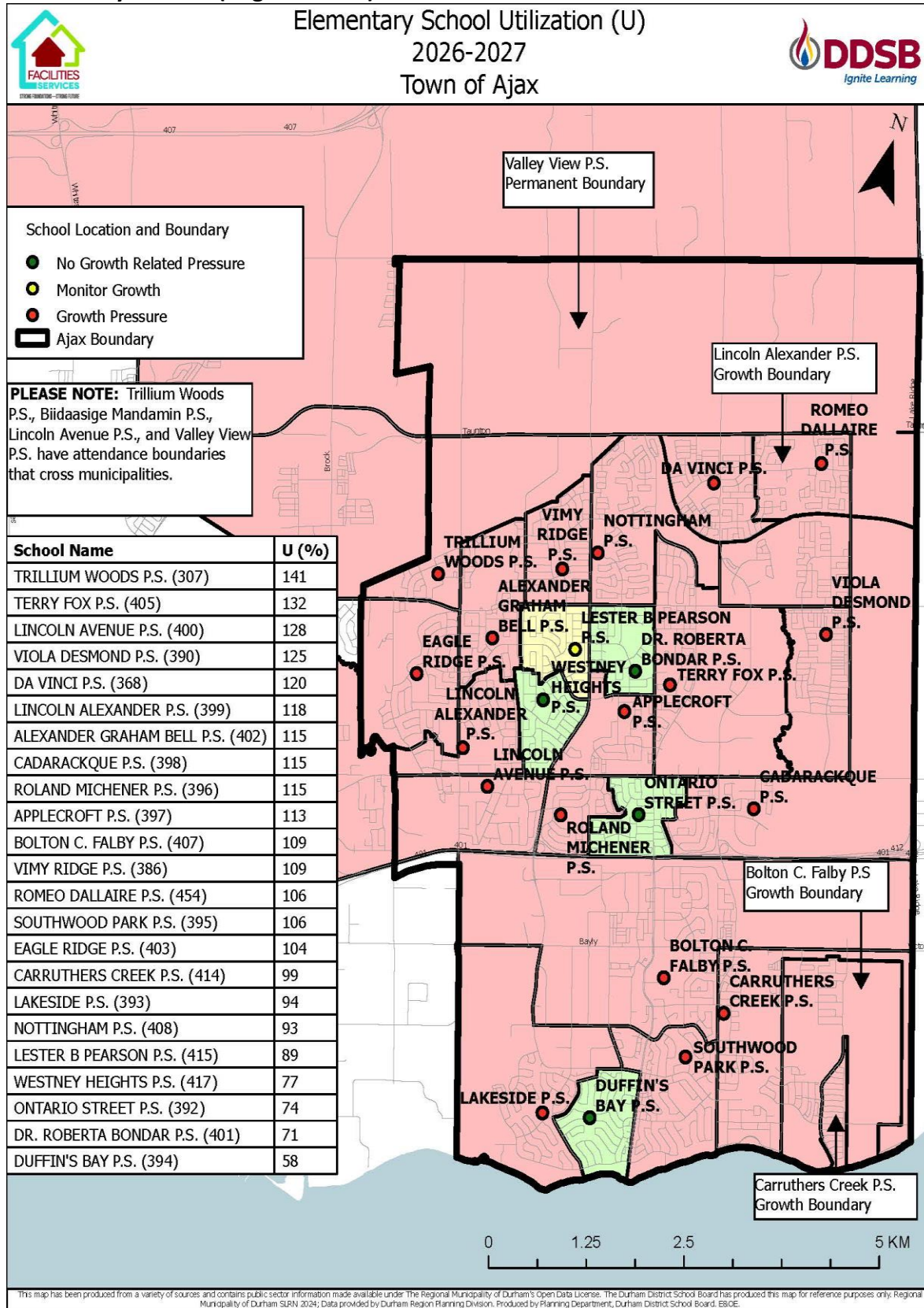
Maps – School Accommodation Pressures

For the purposes of this Accommodation Plan, accommodation status maps have been developed to reflect the current situation in 2026-2027 and the future situation in 2029-2030 at the Regular Track elementary and secondary levels, and for the elementary French Immersion program.

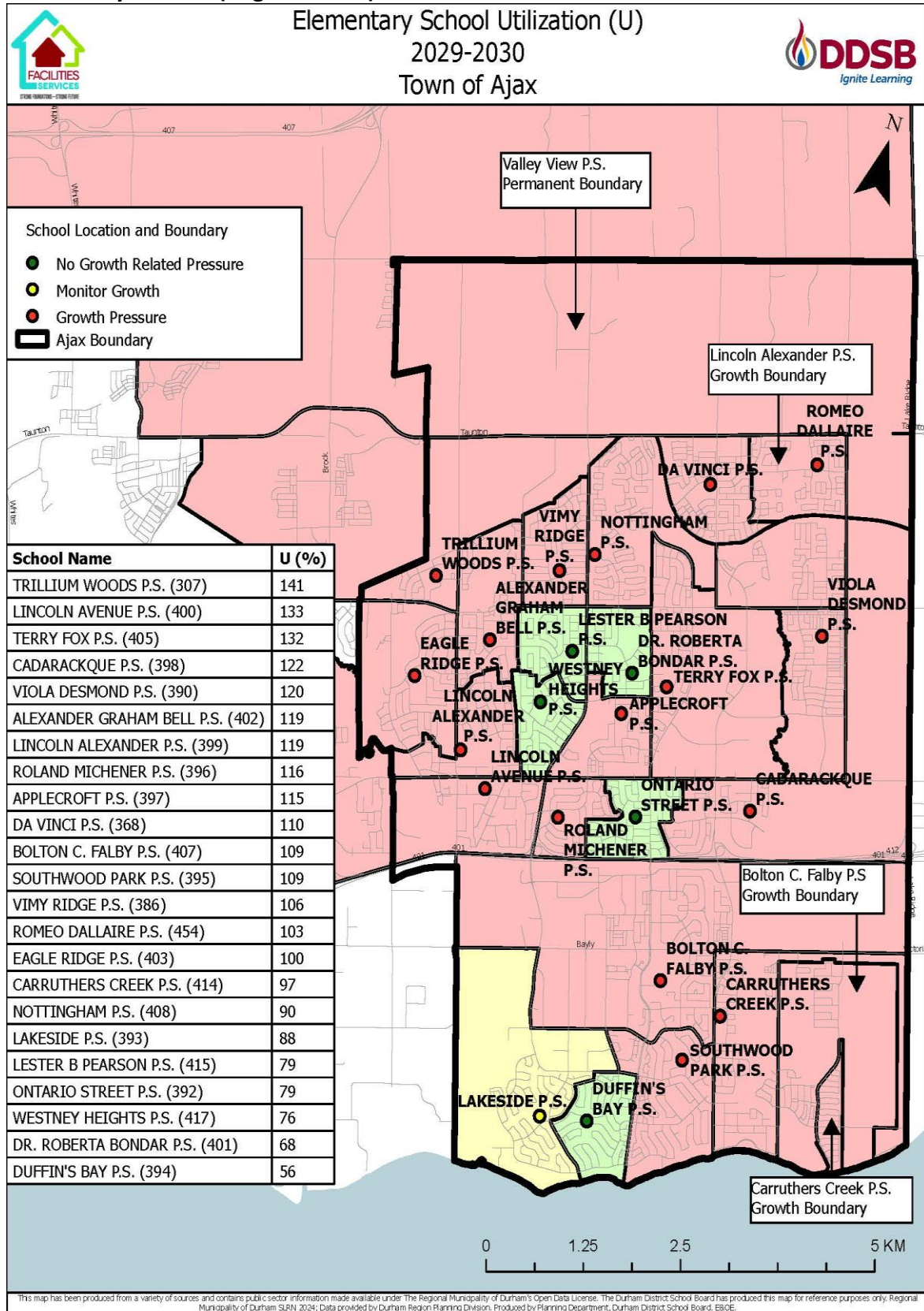
- **Red Zones:** Schools with enrolment growth and accommodation pressure – Utilization is 90% or greater.
- **Yellow Zones:** Schools with emerging space need to be monitored – Utilization is 80% to 89%.
- **Green Zones:** Stable schools currently experiencing no growth-related pressures – Utilization is 79% or less.

As noted in the 2029-2030 map, the growth pressures in elementary schools will continue to increase in areas where development is expanding. The need for future new elementary schools will continue. DDSB will monitor these areas and submit requests to the Ministry of Education for Capital Priorities funding to build new schools as needed.

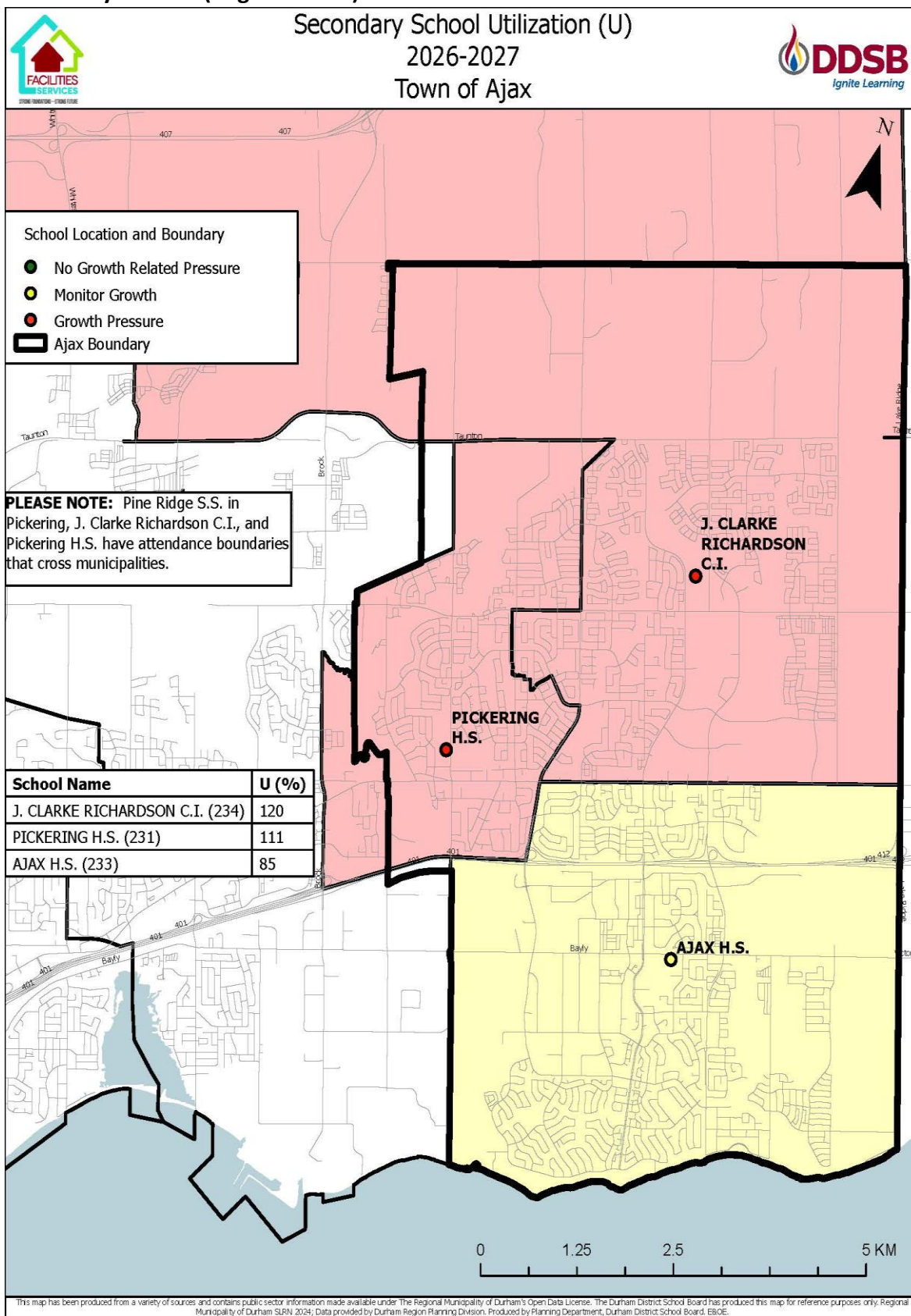
Elementary Schools (Regular Track) – Accommodation Condition – 2026-2027



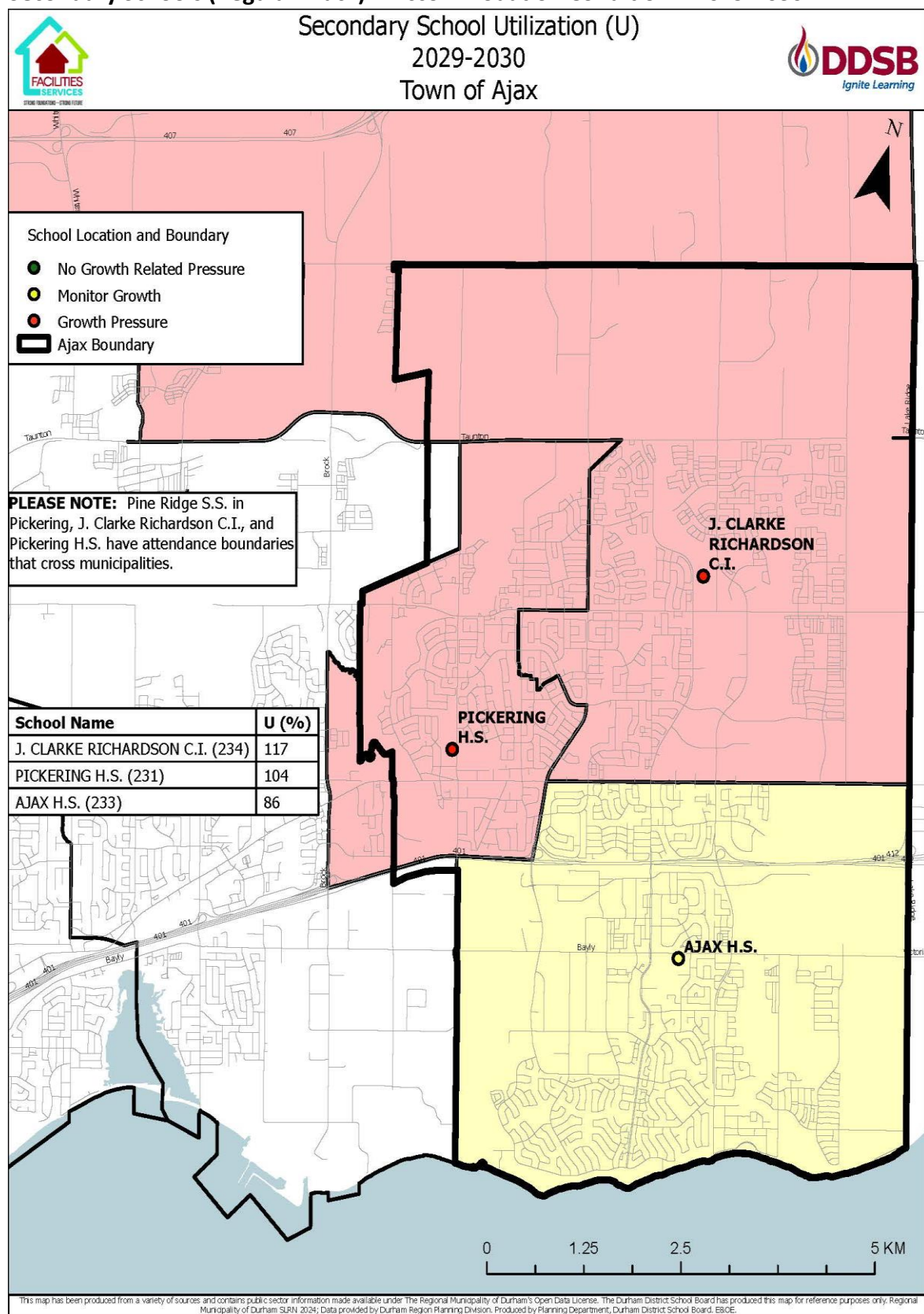
Elementary Schools (Regular Track) – Accommodation Condition – 2029-2030



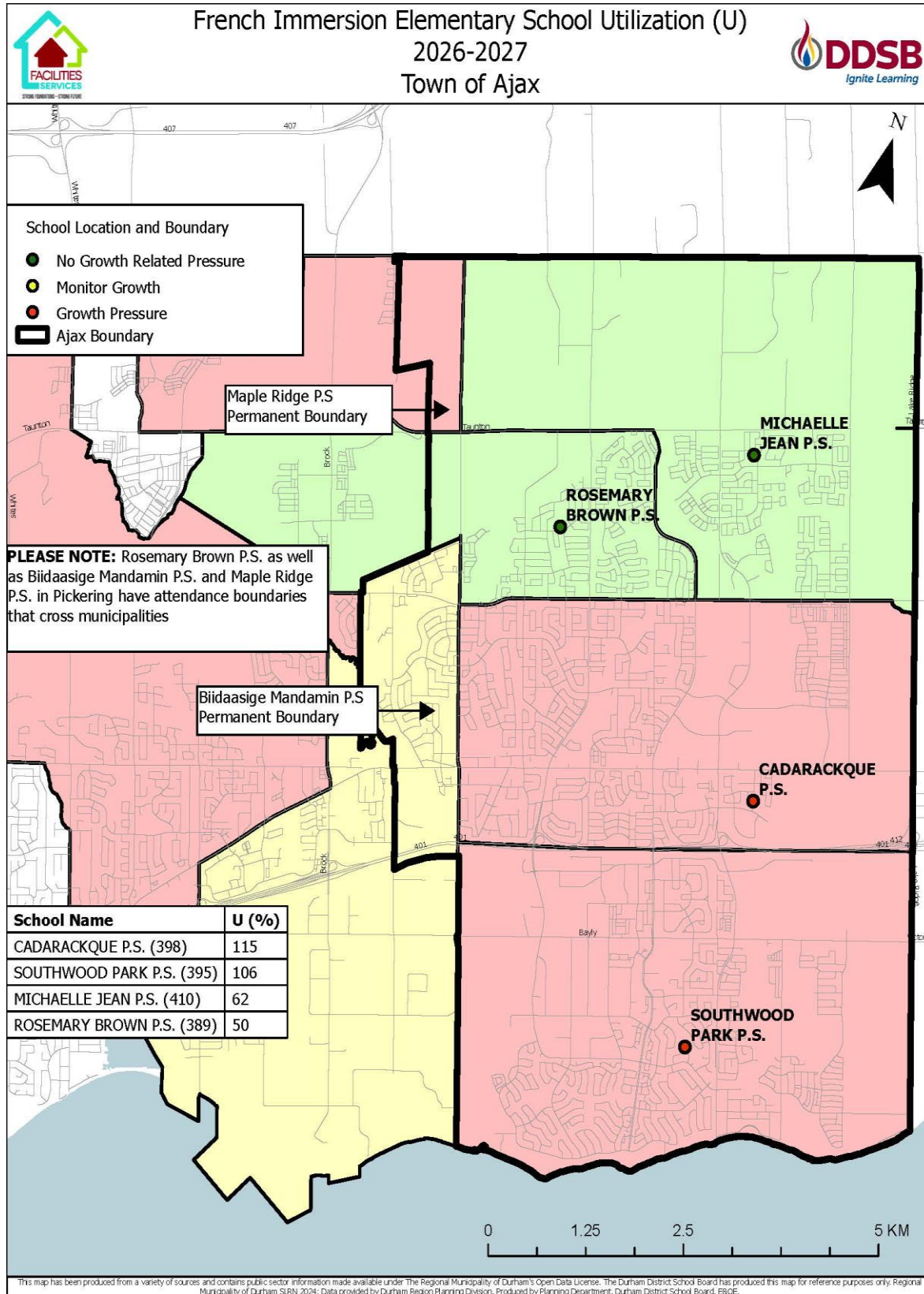
Secondary Schools (Regular Track) – Accommodation Condition – 2026-2027



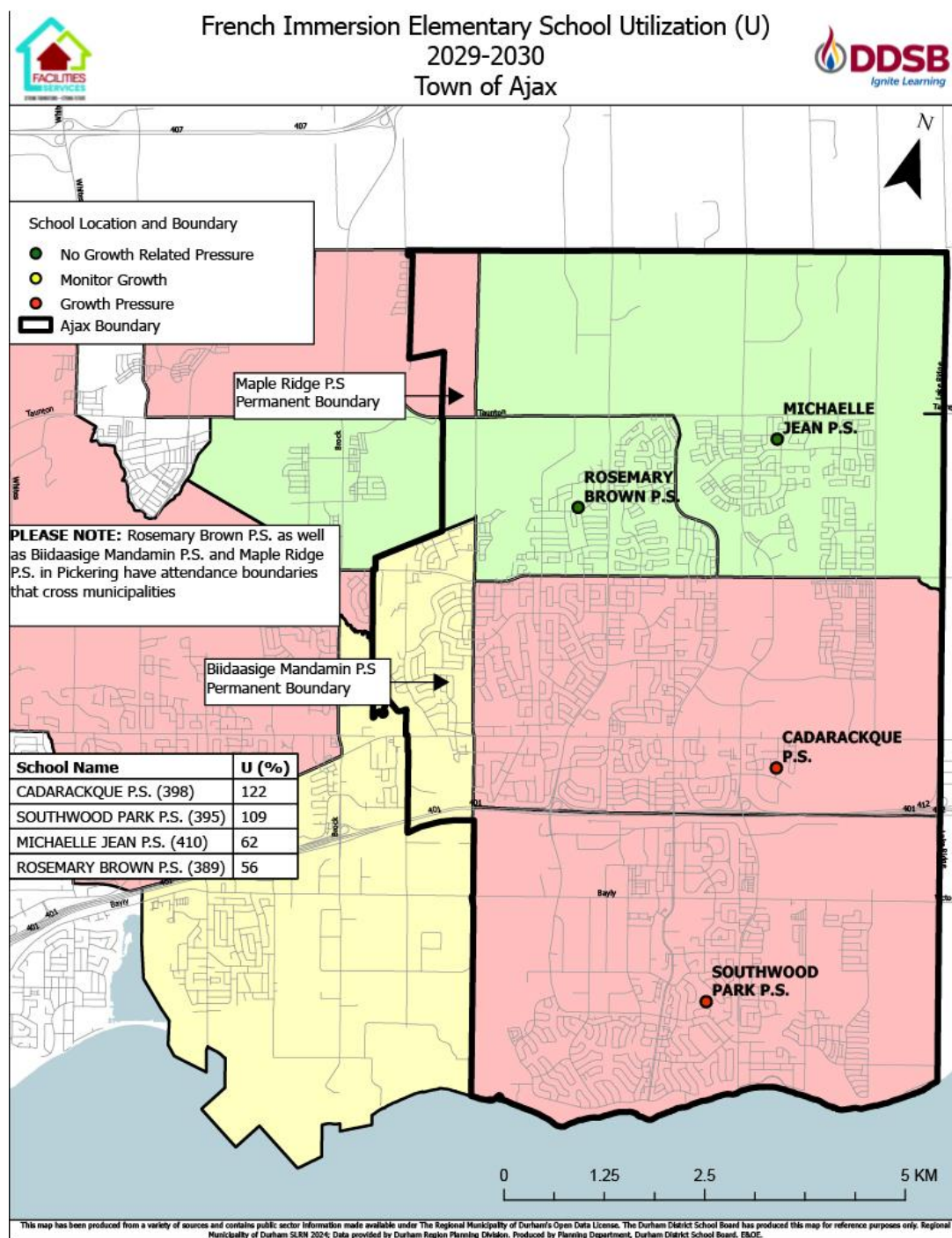
Secondary Schools (Regular Track) – Accommodation Condition – 2029-2030



Elementary Schools (French Immersion) – Accommodation Condition – 2026-2027



Elementary Schools (French Immersion) – Accommodation Condition – 2029-2030



Ajax Development and Future Schools Overview

Future development potential in the Town of Ajax is limited mainly to intensification, infill or conversion of land previously designated as employment lands. Students generated from completion of development plans either in the pipeline or re-submitted, could be accommodated at existing schools.

In areas where intensification has been identified, discussions with the Town have occurred to consider alternative school accommodation options. These discussions will continue as development plans progress.

- **Short-Term Growth:** over **5,660 new residential units** are forecasted for construction over the next 5 years.
- **Long-Term Horizon:** Over **16,000 new residential units** are forecasted for construction within 15 years.
- **Data Sources:** Development projections are aligned with the DDSB's 2024 Education Development Charge By-law, utilizing figures from the Region of Durham, the Town of Ajax's active proposal database. Ajax also has intensification development approved through recent Minister's Zoning Orders that will impact future school needs once these developments are underway. It is recognized that these plans are future development plans as municipal services are not yet in place to accommodate the extent of the planned intensification.

Geographic Development Nodes

1. Ajax GO Train Lands, Bayly / Monarch Avenue Corridor

Designated as a Strategic Growth Area, planned intensification south from the Town of Ajax's GO Station Hub focuses heavily on high-density multi-storey buildings, and anticipated as a walking community.

- **Anticipated Enrolment Yield:** More than **20,000 multi-family residential units** are currently proposed adjacent to public transit hubs. This high-density development is dependent on servicing of the lands around public transit hubs. These lands are former industrial areas requiring upgrades to underlying municipal infrastructure to support residential intensification.

- **Designated Site Allocation and Ajax:** The Town is exploring preliminary high-density residential proposals; however, only one elementary school site within the Urban Centre has been identified. This will be insufficient to support the number of students resulting from early projections. DDSB staff are collaborating with City planners to identify alternative urban school solutions to accommodate this planned intensification.

2. Central Ajax Regentrification Pressures

Established neighborhoods throughout the Town of Ajax are experiencing enrolment growth due to residential regentrification, infill construction and multi-family living situations.

- **Utilization Pressures:** Two elementary schools—Lincoln Avenue PS and Terry Fox PS—are projected to be at over 128% utilization through 2028 and beyond.

3. Envision Durham Expansion Lands

As identified in its recent Population and Employment Forecast, the Town of Ajax indicated that The Envision Durham Population forecast is lower than earlier released by the Ministry of Finance. The slowdown in population growth corresponds broadly with the progressive build-out of the Town's greenfield supply.

French Immersion Program and Modified Calendar Schools

French Immersion Program

- **Elementary:** French Immersion is offered at four schools:
 - **Cadarackque PS:** Dual-track -- Regular & FI.
 - **Michaëlle Jean PS:** Single-track -- FI only.
 - **Rosemary Brown PS:** Single-track -- FI only. This school accommodates North Pickering/Seaton FI registrations in addition to Ajax registrations due to its proximity to the Ajax-Pickering municipal border.
 - **Southwood Park PS:** Dual-track -- Regular & FI.
- **Secondary:** Graduating elementary FI students attend either Ajax HS or Pickering HS depending on their elementary FI school.
- **Program Status:** While space is available at Ajax's elementary FI sites, a future boundary review may be needed to properly balance enrolment.

Modified Calendar Schools

- **Modified Calendars:** There are currently **no** modified calendar schools operating within the Town of Ajax.

Capital Priorities & Next Steps

Recognizing that growth in Ajax is relatively stable, DDSB continues to assess the need for new schools in this area. In 2025, through funding provided under the Ministry's Capital Priorities program, DDSB opened one new school to accommodate students in new residential areas:

- Trillium Woods PS, located in Ajax, and serving the needs of north Ajax and development in part of the Seaton community in Pickering. This school has 8 portables on site.

To manage ongoing enrolment pressures, the board's capital strategy is focused on the following actions:

- **2026 Capital Priorities Submission:** The DDSB has no need for new schools in the Town of Ajax.
- **Secondary Panel Management:** Over the next five years, the three high schools in Ajax have enough permanent space to handle the expected increase in secondary students.
- **Surplus Space Allocation:** Any elementary schools with available space could be prioritized to help adjust school boundaries through the establishment of growth boundaries and identified partner schools, move specialized programs where they are needed, or partner with community organizations.

Future Development School Sites

DDSB owns two undeveloped elementary school sites located at Rushworth Drive and Hollier Drive, and Williamson Drive West and Harwood Avenue North in Ajax.

Ajax Community Facilities

Child Care Centres are offered in 12 of Ajax's 24 elementary schools. There are no Child Care Centres at any of Ajax's secondary schools. In addition to the 12 Child Care Centres, 12 additional schools offer before and/or after school care. There are Community Hubs located at 3 Ajax schools.

As the need for new schools is identified, DDSB works with the Regional Municipality of Durham to determine the need for Child Care centres. There are no future community facilities identified over the forecast period of this plan.

Ajax - Future Direction

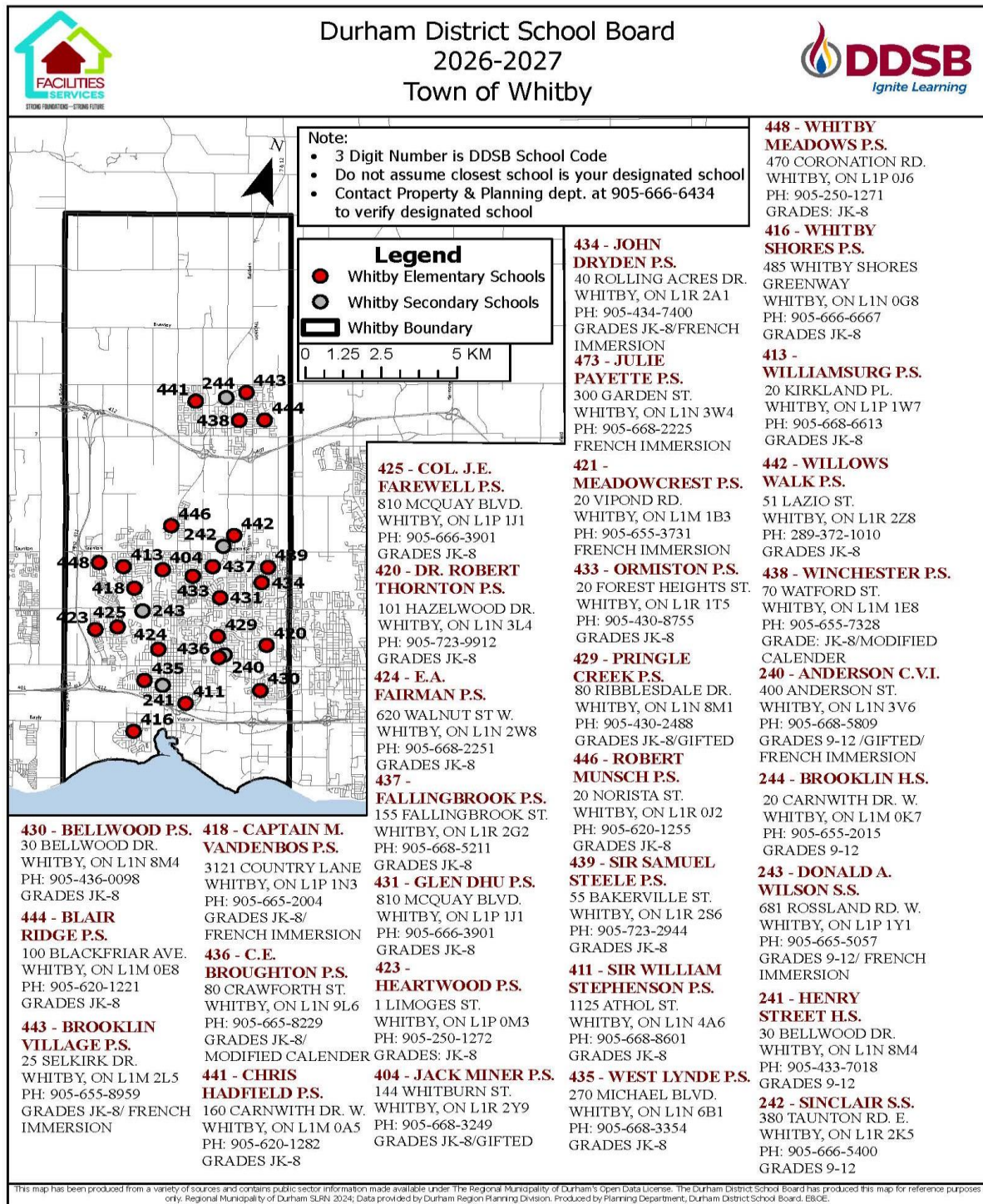
Enrolment pressures within Ajax are currently moderated by the opening of Trillium Woods PS in September 2025. The school has 8 portables on site.

Given the continued enrolment growth within the attendance boundary for Trillium Woods PS due in part to enrolment coming from Seaton development as well as younger, larger families, projections indicate continued enrolment pressure at the school. Staff will continue to monitor this location.

Sustained residential growth and high-density vertical intensification will require continuous monitoring to ensure space for incoming students across two distinct areas:

- **Go Train Lands Intensification:** Established neighborhoods in older sections of Ajax will be directly impacted by the construction of multi-storey buildings and community regentrification. Duffins Bay PS, Lakewoods PS, Ontario Street PS, and Southwood Park PS will be used to accommodate students resulting from intensification over the short- to medium-term.
- **French Immersion (FI) Optimization:** To balance enrolment at DDSB's single track FI schools, a future boundary review may be considered.
- **Secondary Panel:** Over the five-year period of this accommodation plan, all Ajax high schools have sufficient space to support projected enrolment increases.

MUNICIPAL OVERVIEW – TOWN OF WHITBY



Town of Whitby -- Summary

Enrolment Pressures & Growth Forecasts

The West Whitby community in the Town of Whitby continues to create immediate and long-term accommodation pressures for the Durham District School Board (DDSB).

Municipal and provincial indicators outline a rapid transformation:

- **Short-Term Growth:** Municipal forecasts project the construction of more than **6,300 new homes** over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to over **19,000 homes within 15 years**.
- **Provincial Alignment:** According to the [MMAH Housing Tracker](#), Whitby has fallen short of its projected housing construction rates, reaching only **41.80%** of its 2024 housing construction target (with data consolidated in late 2025).
- **Long-Range Projections:** Under the provincially approved *Envision Durham* master plan, Whitby's total population is projected to reach **244,890 by 2051**. The Town completed an Official Plan Review (OPR) to adopt these regional allocations into local policy in March 2026.

Community Profile: The Brooklin Development

The Brooklin Community continues to expand with new development. The Brooklin Expansion area is north and west of the current Brooklin community and projected to increase the population by 56,000 over the next 15 years, depending on various factors including the economy, installing underground infrastructure/private development timelines, available labour and construction materials.

Development is currently organized across distinct geographic sectors:

1. Downtown Brooklin Major Central Area

Students in this sector are currently accommodated at **Chris Hadfield PS** (160 Carnwith Drive West) if they reside west of Baldwin Street, **Winchester PS** (70 Watford Street) if they reside east of Baldwin Street and south of Carson Avenue, or **Brooklin Village PS** (25 Selkirk Drive) if they reside east of Baldwin Street and north of Carson Avenue.

2. Brooklin Expansion Area

The Brooklin Community Secondary Plan proposes expanding urban development in Brooklin, extending to the area south of Brawley Road, east of Lake Ridge Road North, west of the Whitby-Oshawa boundary, and north of Conlin Road. The current built out Brooklin Community is split between 4 elementary schools for the Regular Track: Chris Hadfield PS, Winchester PS, Blair Ridge PS, and Brooklin Village PS where the attendance boundary also encapsulates the balance of the Brooklin area planned for development.

3. West Whitby Area

- Two new elementary schools, Whitby Meadows PS and Heartwood PS, opened in 2026 to address growth pressures in west Whitby. They are located at 470 Coronation Road and 1 Limoges Street, respectively.
- On January 27, 2025, the Ministry of Education approved funding for the construction of a new secondary school with a planned opening for 2028-2029.
- As enrolment is projected to increase over the next five years and beyond, and existing schools are at capacity, more new schools will be required. Capital Priorities business cases requesting funding to build new schools will be submitted in the coming years.

Town of Whitby -- Overview

Whitby, located on the northern shores of Lake Ontario between Ajax and Oshawa, has a population nearing 140,000 people (2021 data). The suburban community has an urbanized settlement bordering Lake Ontario, the community of Brooklin located just north of Highway 407 and rural lands located in the north.

Whitby School Facts

- There are currently 27 elementary schools and 5 secondary schools serving the Whitby area
- Facilities in Whitby were built between 1950 (E.A. Fairman PS) and 2026 (Whitby Meadows PS and Heartwood PS)
- There is a total of 210,537.44 m² of facility space to accommodate Whitby students
- Whitby schools are accommodated on 98.86 hectares/244.29 acres of land
- In 2026-2027 there are 14,392 elementary students in Whitby and 6,651 secondary students projected
- 69% of Whitby schools are located adjacent to municipal parks

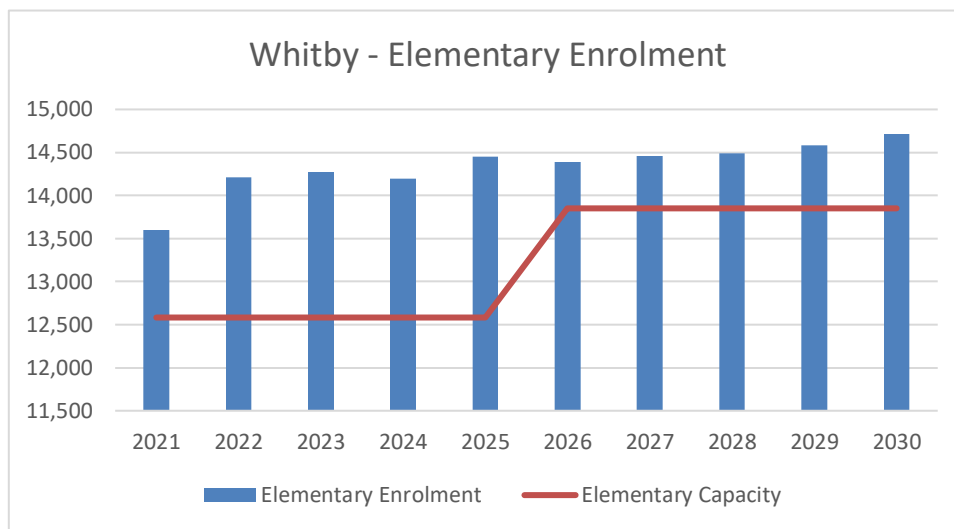
- FCI – Two schools have an FCI of 65% or greater; however, repairs and upgrades continue to be addressed to ensure a safe environment for students. Details are available in Appendix C2.

Enrolment

Elementary

The Town of Whitby's sustained residential expansion is resulting in increased enrolment growth that is projected to continue to increase over the next 15 years. Elementary enrolment is projected to exceed available permanent capacity at existing schools. The permanent elementary capacity increased in 2026 with the opening of two new schools.

Chart W1 - Whitby Elementary Schools' enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

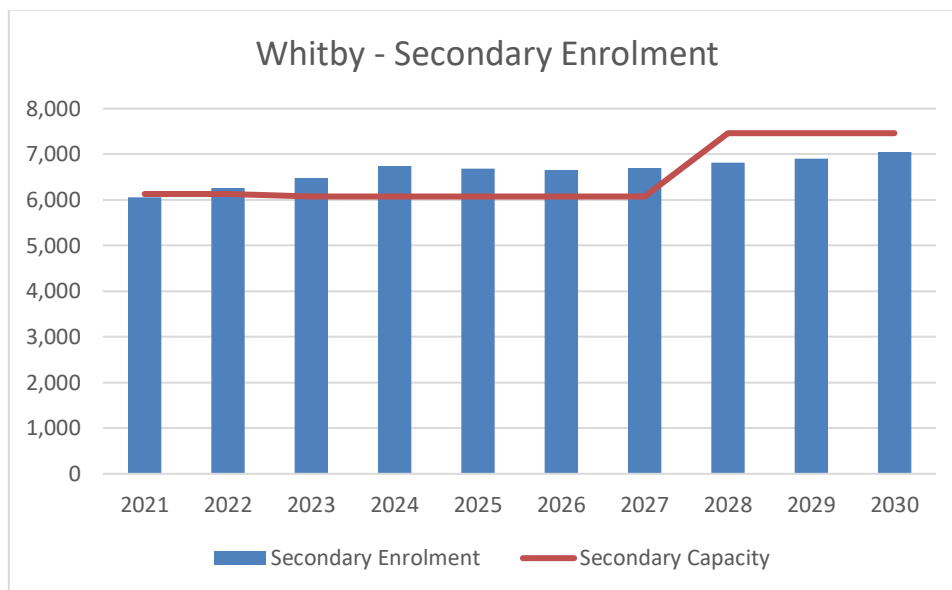
- **Sustained Enrolment Growth:** Accelerating development applications and active construction areas continue to drive student yields upward, placing heavy operational burdens on existing partner schools across the municipality.
- **The West Whitby Transition:** Following accommodation strategies at eight surrounding partner schools, **Whitby Meadows PS** opened in September 2026, and **Heartwood PS** opened in October 2026 accommodating the West Whitby community, relieving pressures from four partner schools.

- **Immediate Accommodation Constraints:** Enrolment growth from the West Whitby area has placed immediate capacity pressure on the newly built Whitby Meadows PS. To accommodate the student body, **13 portables** are on site for the 2026–2027 school year. Additional schools are needed to accommodate students within the West Whitby community; however, this is dependent on securing Ministry of Education capital funding for an elementary school.
- **Current Partner School Frameworks:** Robert Munsch PS continues to function as a partner school to alleviate the immediate capacity pressure being experienced at Whitby Meadows PS. Part of Whitby Meadows PS' attendance boundary, at the end of the 2025-2026 school year, was deemed a Growth Boundary with students attending Robert Munsch PS until a new school within the community is funded and constructed.

Secondary

Whitby's secondary schools are also seeing growing pressures when comparing enrolment to school capacities. Enrolment pressures are expected to ease when the new secondary school in West Whitby opens in 2028.

Chart W2 – Whitby Secondary Schools' enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables to accommodate students from new residential developments.

- **School Capacity:** Secondary school enrolments have surpassed capacity available at the five Whitby secondary schools and are projected to see a gradual increase in enrolment over the next five years.

- **Future Accommodation:** The secondary enrolment growth pressures are anticipated to ease with the new secondary school in West Whitby scheduled to open in 2028. Until the opening of this new secondary school, Donald A. Wilson SS and Sinclair SS have been identified as partner schools to support secondary school students residing within the Whitby Meadows PS attendance boundary.

2026-2027 Whitby Partner Schools

Until funding approval through the Ministry's Capital Priorities program is received and new neighbourhood schools constructed, the board relies on an active partner-school strategy to safely house incoming students.

The rapid rollout of new residential developments located in West Whitby has introduced significant volumes of new pupils into the system, placing immediate, intensified pressure on local Whitby schools, including the newly opened **Whitby Meadows PS**. Consequently, part of the school's attendance boundary, north of Taunton Road, has been identified as a growth boundary partnered with Robert Munsch PS as of September 2026. New students residing in this area and registering for school after June 30, 2026, will attend Robert Munsch PS with transportation provided, if eligible. This partner school will continue to support this area until a new school is approved for Ministry funding and constructed.

Designated Partner School Framework

To manage current elementary enrolment growth, students from these new residential communities are being directed to the following partner schools:

- **Elementary:**
 - **Robert Munsch PS**
- **Secondary:**
 - **Donald A. Wilson SS**
 - **Sinclair SS**

As area enrolment pressures are projected to increase, DDSB Planning staff will monitor growth-related needs and identify additional partner schools until new schools are funded and constructed.

Portable Usage

Portables are utilized as temporary school accommodation for students when there is not sufficient space within a facility. With the opening of **Whitby Meadows PS** and **Heartwood PS**, there is a projected need for 72 portables to accommodate elementary students in Whitby, compared to the 96 portables needed in 2025-2026.

Portables continue to be in use at secondary schools to manage increasing secondary school enrolment.

	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	1,656	1,449	1,656	1,725	1,863
Secondary Portable (in use) Capacity	943	575	667	759	874
Total Portable Capacity	2,599	2,024	2,323	2,484	2,737
Total Enrolment	21,043	21,151	21,303	31,492	21,774
Students in Portables	12.35%	9.57%	10.90%	7.89%	12.57%

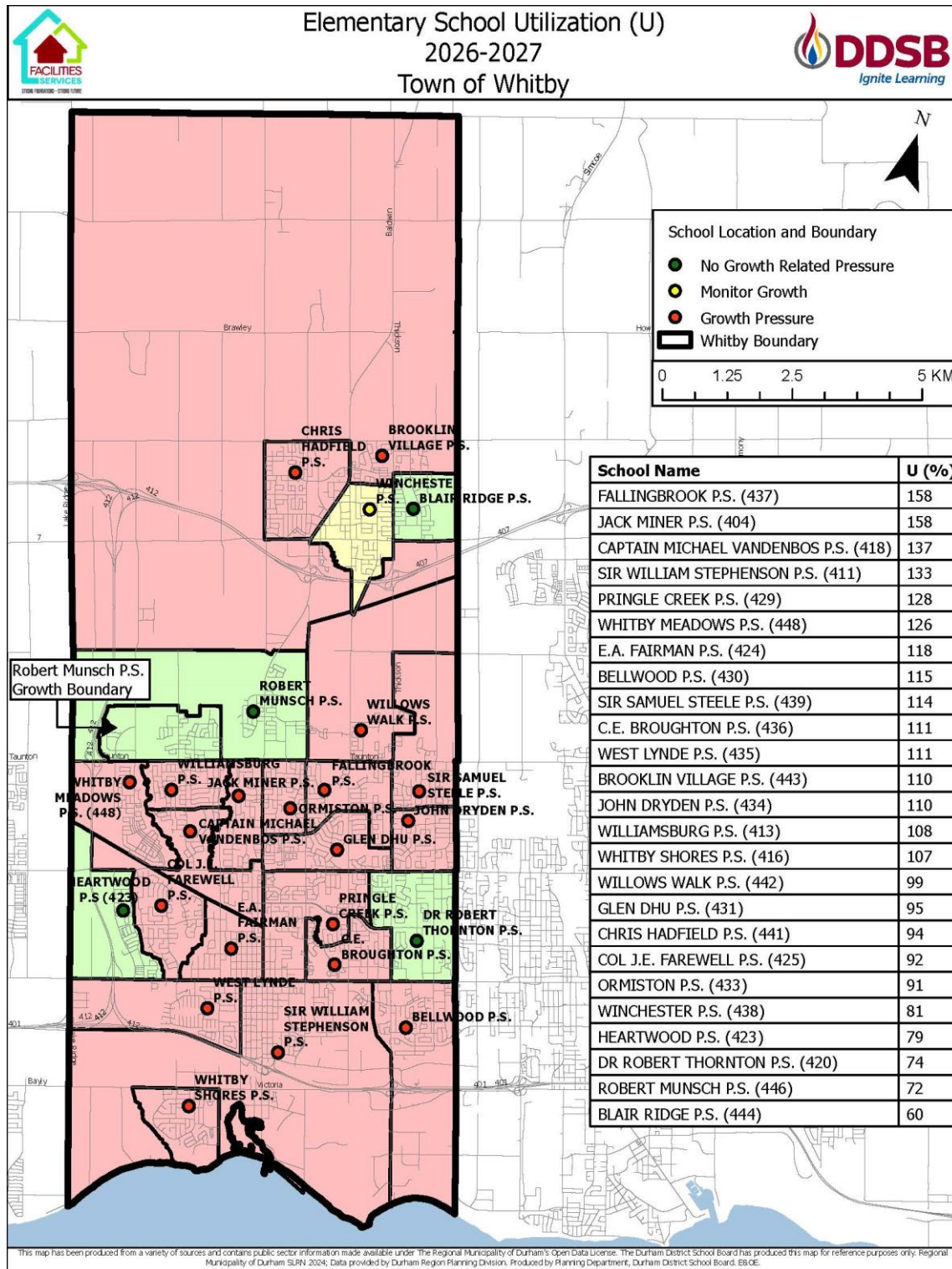
Maps – School Accommodation Pressures

For the purposes of this Accommodation Plan, accommodation status maps have been developed to reflect the current situation in 2026-2027 and the future situation in 2029-2030 at the Regular Track elementary and secondary levels, and for the elementary French Immersion program.

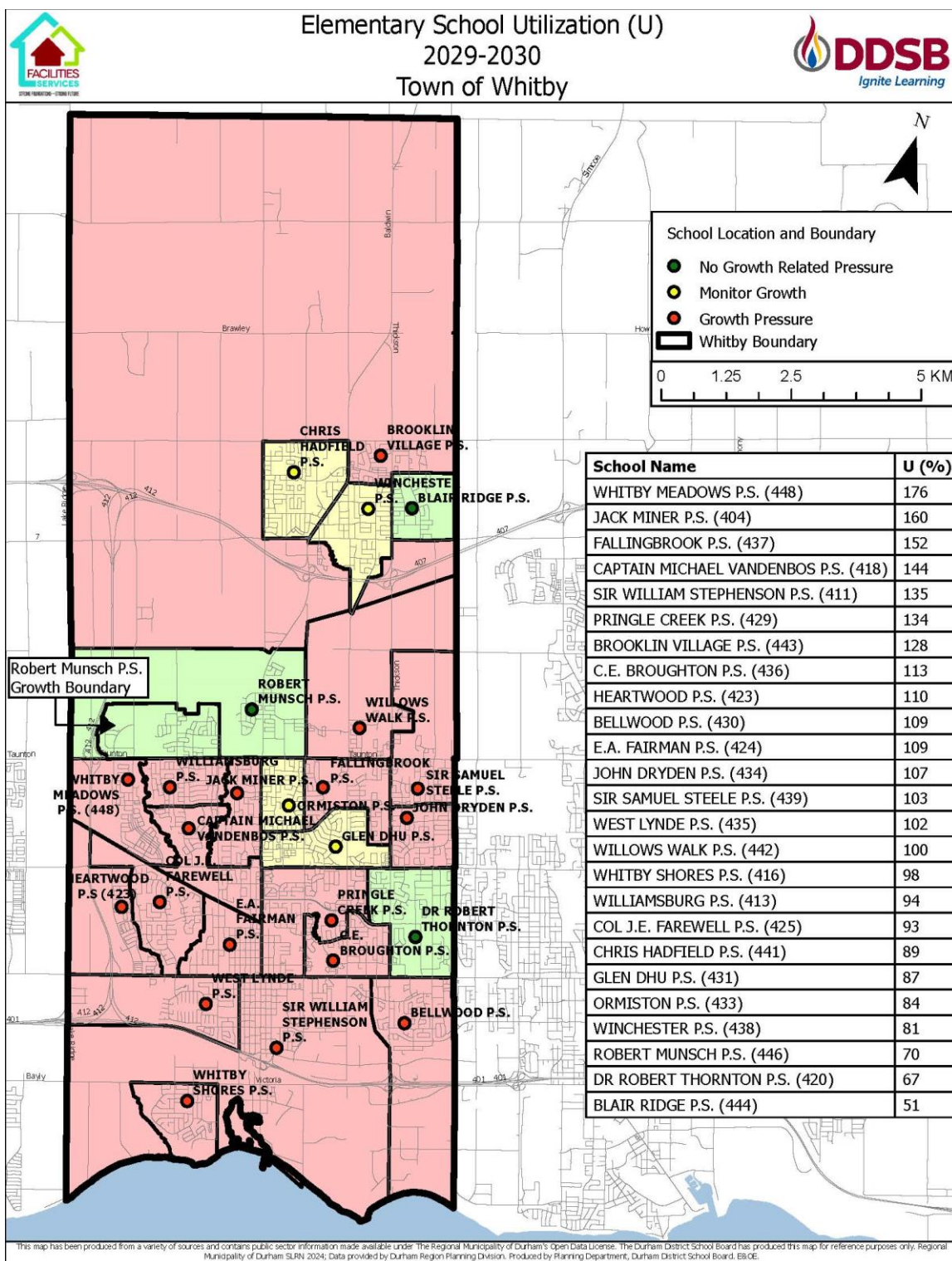
- **Red Zones:** Schools with enrolment growth and accommodation pressure – Utilization is 90% or greater.
- **Yellow Zones:** Schools with emerging space need to be monitored – Utilization is 80% to 89%.
- **Green Zones:** Stable schools currently experiencing no growth-related pressures – Utilization is 79% or less.

As noted in the maps on the following pages, the growth pressures in elementary and secondary schools will continue to be prevalent throughout Whitby. The need for future new elementary schools will continue. DDSB will monitor these areas and submit requests to the Ministry of Education for Capital Priorities funding to build new schools as needed.

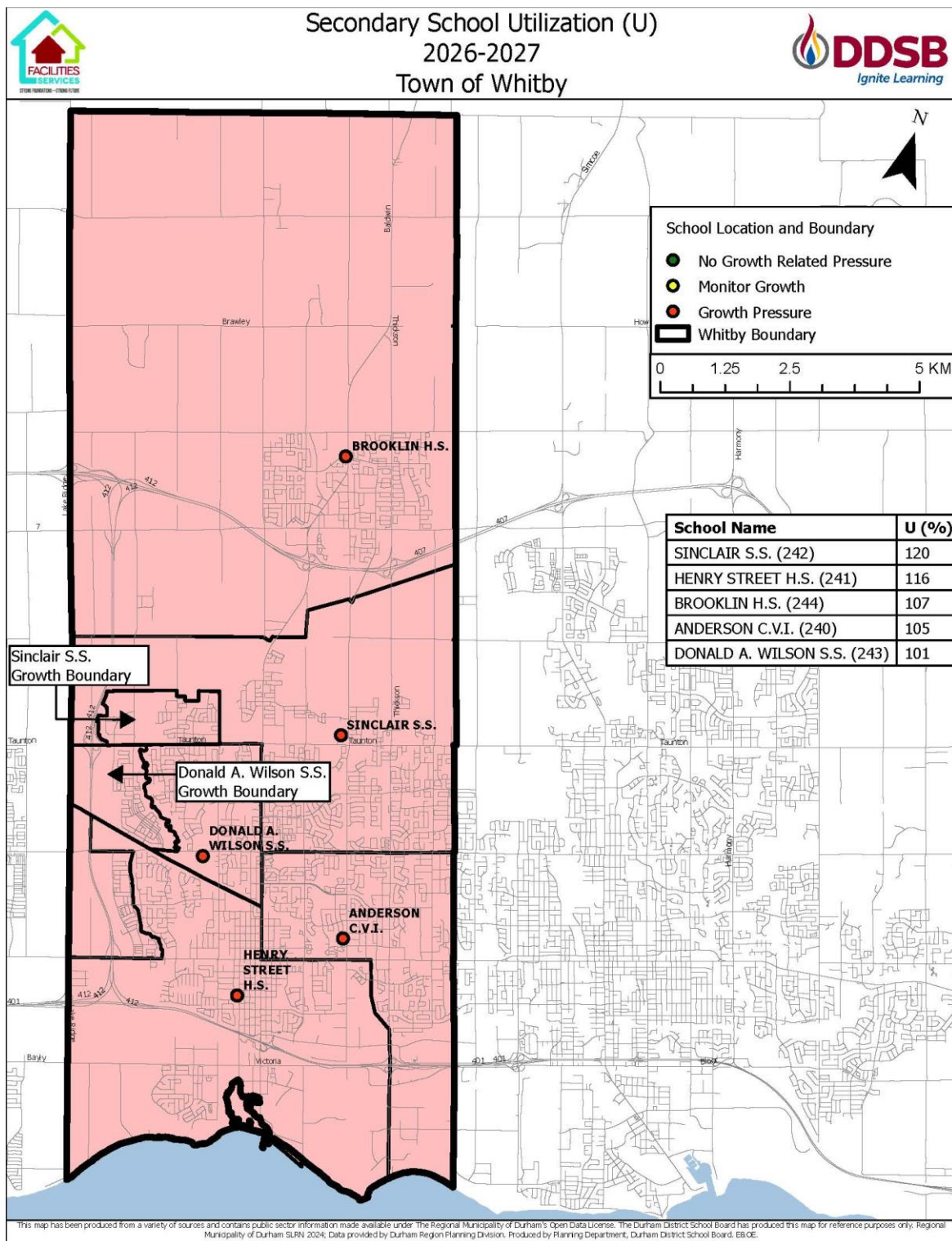
Elementary Schools (Regular Track) – Accommodation Condition – 2026-2027



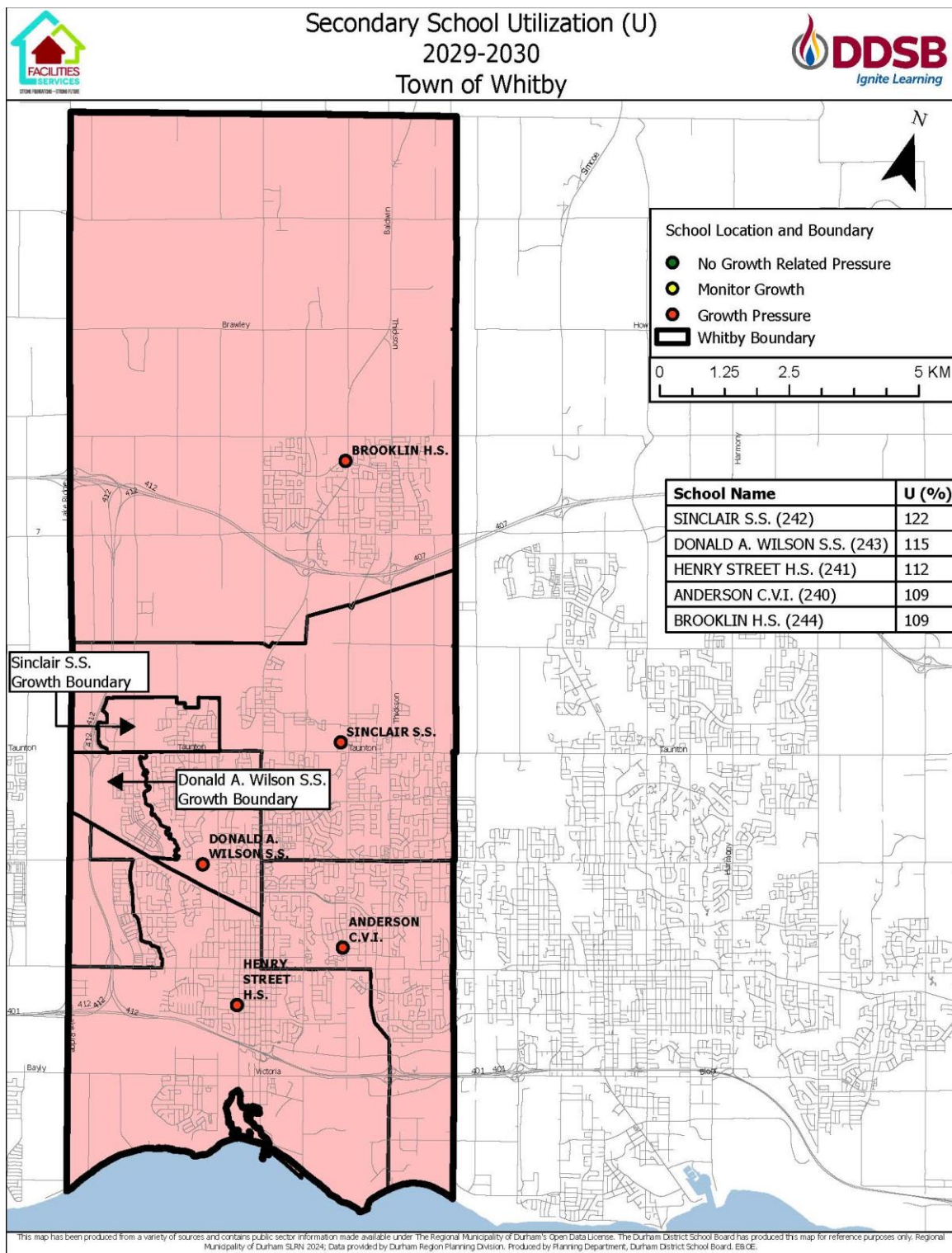
Elementary Schools (Regular Track) – Accommodation Condition – 2029-2030



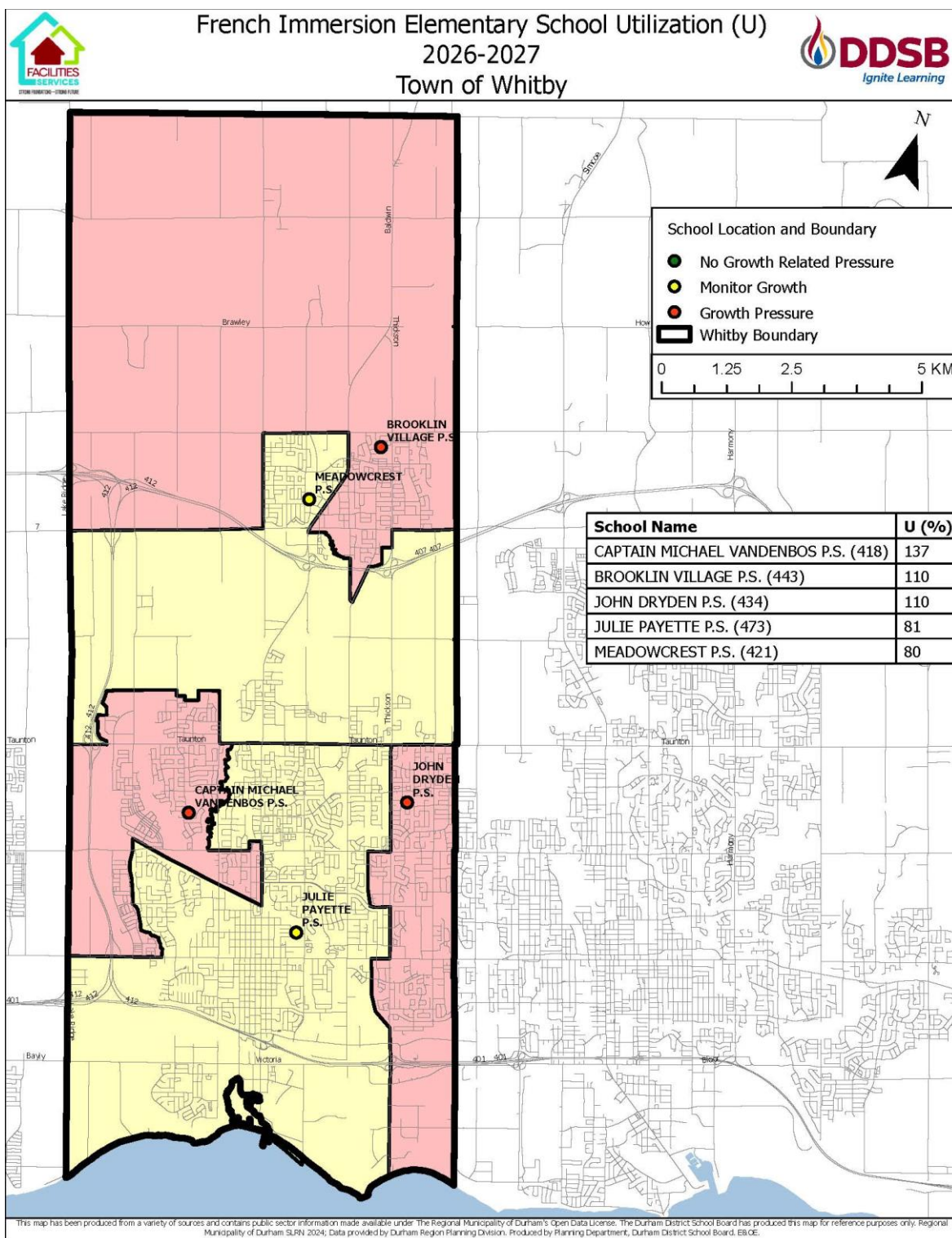
Secondary Schools – Accommodation Condition – 2026-2027



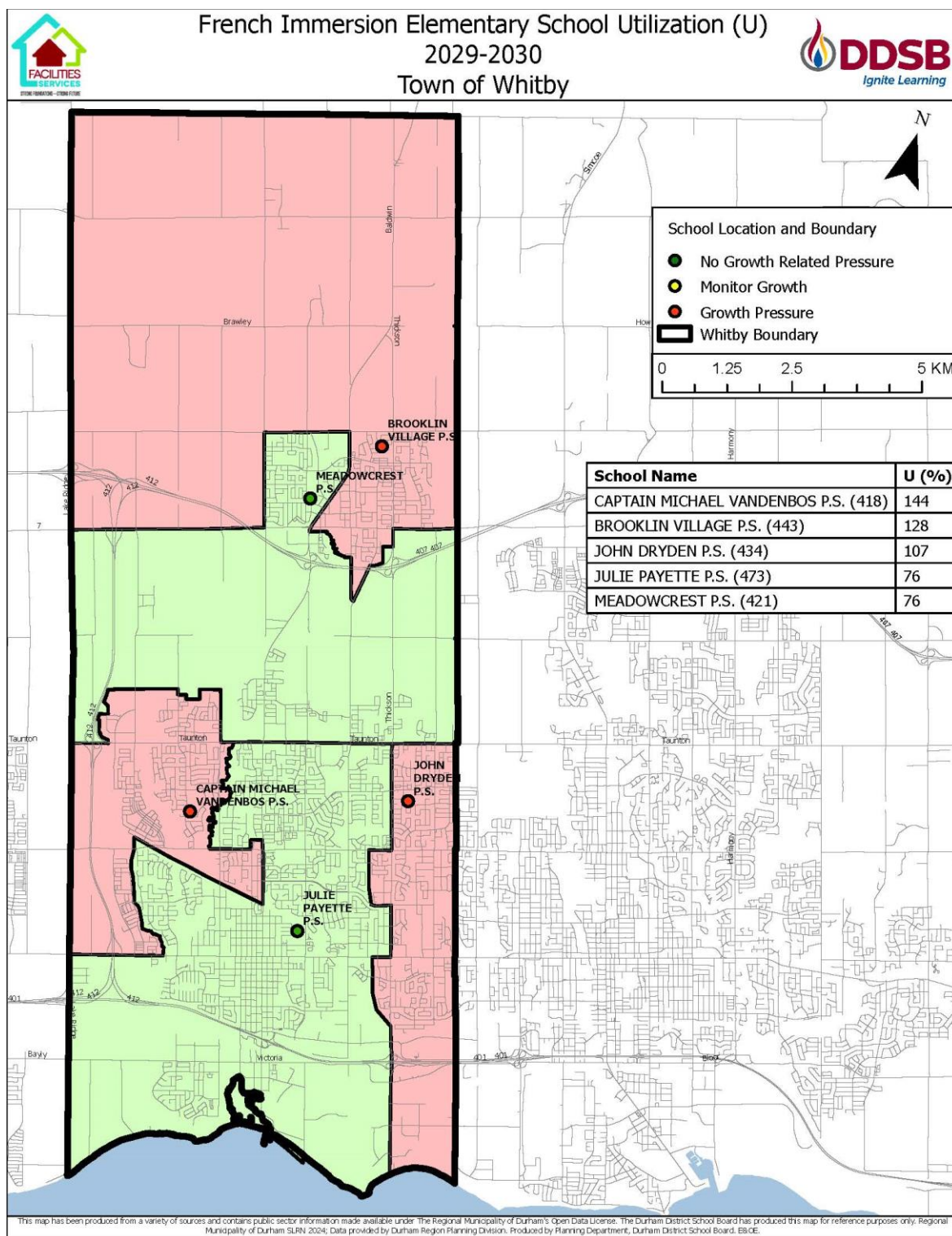
Secondary Schools – Accommodation Condition – 2029-2030



Elementary Schools (French Immersion)– Accommodation Condition – 2026-2027



Elementary Schools (French Immersion) – Accommodation Condition – 2029-2030



Whitby Development and Future Schools Overview

As development continues in West Whitby, a future new elementary school will be needed to accommodate students in addition to the two newly opened schools. Future growth is expected within the Brooklin community in north Whitby. Although redesignation of growth will be necessary for distributing and managing future growth in Brooklin, there is no immediate pressure for a new school in Brooklin at this time.

- **Short-Term Growth:** Municipal forecasts project the construction of more than **6,300 new homes** over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to over **19,000 homes** within 15 years.

Geographic Development Nodes

1. West Whitby

Over the past years, development has picked up in the West Whitby neighbourhood. The western development lands in Whitby will ultimately accommodate a community of 26,000 people. **Whitby Meadows PS and Heartwood PS** were opened for the 2026-2027 school year however enrolment pressures are still present, and a future new school will be needed to address the growing population.

- **Designated site allocations and planning:** DDSB has 1 elementary site owned in West Whitby to accommodate future growth. Students from this area are being accommodated at DDSB partner schools until a new community school is approved for funding and opened.

2. Brooklin Expansion

The future expansion of the Brooklin area will occur north and west of the current Brooklin community. Through the expansion of Brooklin, the population is estimated to increase by 56,000 people over the next 10 to 15 years, or longer depending on factors such as the economy, servicing of the lands/private development timelines, available labour and construction materials.

Within the expansion area, there is a need for nine elementary and two secondary schools. As with the other new development areas, students will be accommodated at existing schools until the justification to construct a new school can be sought. Sections of land clearing for future Brooklin development has already begun. Students resulting from early occupancy of homes in this area will attend existing schools until a Capital Priorities funding request for a new school is made to the Ministry in the future.

3. Envision Durham Proposed Expansion Lands

In Whitby, Durham Region's expansion lands for future development are generally located near Highway 407 east and west of Brooklin; between Highway 412 and Lake Ridge Road; and south of the 401 east of Lake Ridge Road.

French Immersion Program and Modified Calendar Schools

French Immersion Program

- **Elementary:** French Immersion is offered at five schools:
 - **Brooklin Village PS:** Dual-track --Regular & FI.
 - **Captain Michael VandenBos PS:** Dual-track -- Regular & FI.
 - **John Dryden PS:** Dual-track – Regular & FI.
 - **Julie Payette PS:** Single-track – FI only.
 - **Meadowcrest PS:** Single-track – FI only.
- **Secondary:** Graduating elementary FI students attend either **Anderson CVI** or **Donald A Wilson SS** depending on their elementary FI school.
- **Program Status:** Available capacity exists at Julie Payette PS and Meadowcrest PS, both of which are single-track FI elementary schools in Whitby.

Modified Calendar Schools

- **Modified Calendars:** There are two elementary schools offering a modified calendar within the Town of Whitby. **Winchester PS** offers a modified calendar for the Brooklin and north Whitby community, and **C.E. Broughton PS** offers a modified calendar for students located in the rest of DDSB's jurisdiction.
- Henry Street HS offers the modified calendar for secondary school students.

Capital Priorities & Next Steps

Recognizing that Whitby is a rapidly growing municipality, DDSB continues to assess the need for new schools in this area. This year, through funding provided under the Ministry's 2023-2024 Capital Priorities program, DDSB opened two new schools to accommodate students in new residential areas:

- Whitby Meadows PS which serves the West Whitby area north of Rossland Road with 13 portables on site, and

- Heartwood PS which serves the West Whitby area south of Rossland Road with no portables on site.

To manage ongoing enrolment pressures, the board's capital strategy is focused on the following actions:

- **2026 Capital Priorities New Submission:** The need for a new elementary school to address existing and increasing enrolment pressures within the municipality will be identified in the Capital Priorities submission to be submitted to the Ministry of Education during the 2026 Capital Priorities window as a short-term, future consideration.
- **Secondary Panel Management:** Under the 2024-2025 Capital Priorities funding request, DDSB submitted its application for a new secondary school in West Whitby. Funding approval was granted on January 27, 2025. The school is scheduled to open in September 2028. Until the school opens, the ongoing enrolment growth at the secondary level will be accommodated at existing schools.

A boundary review to establish the attendance boundary for the new secondary school in West Whitby will begin in spring 2027.

- **Surplus Space Allocation:** Any elementary schools with available space will be prioritized to help adjust school boundaries through the establishment of growth boundaries and identified partner schools, move specialized programs where they are needed, or partner with community organizations.

Future Development School Sites

DDSB owns two undeveloped elementary school sites in the Town of Whitby located at Cachet Boulevard and Carnwith Drive East, and Micklefield Avenue and Lockton Street.

Whitby Community Facilities

Child Care Centres are offered in 9 of Whitby's 27 elementary schools and at Sinclair SS. In addition to the 10 Child Care Centres, 17 additional schools offer before and/or after school care. There is a Community Hub located at 1 Whitby school.

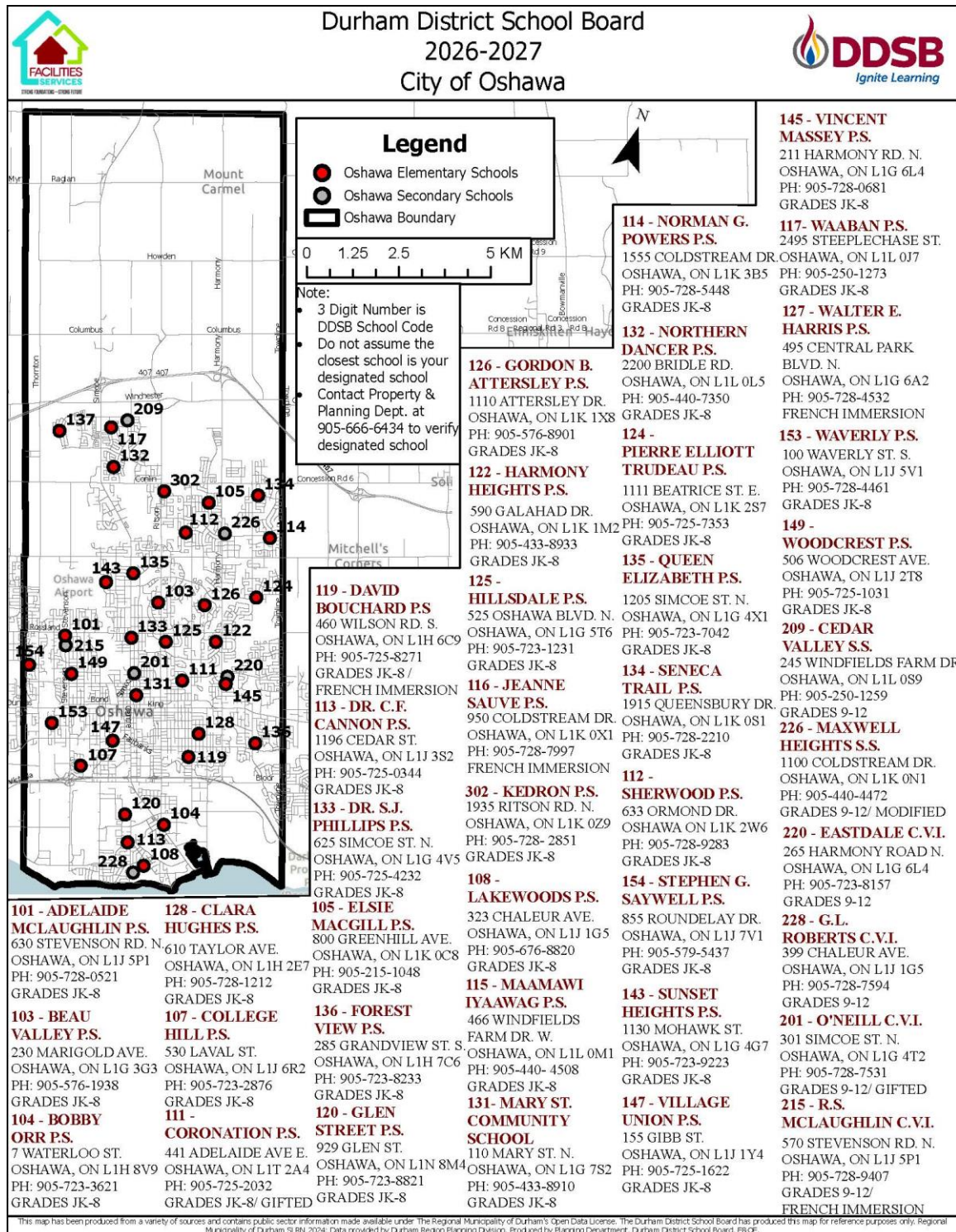
As the need for new schools is identified, DDSB works with the Regional Municipality of Durham to determine the need for child care centres. There are no future community facilities identified over the forecast period of this plan.

Whitby - Future Direction

Enrolment pressures within Whitby are currently moderated by the recent openings of Whitby Meadows PS (operating with 13 portables to absorb growth) and Heartwood PS.

- **Brooklin Future Development:** Blair Ridge PS is projected to be under-utilized for 2026-2027; however, with the expansion and growth planned for Brooklin, the school may be considered as a partner school to accommodate students from new developments.
- **Secondary Panel:** As new developments are registered in Whitby, north of Highway 407 and north of Winchester Road, enrolment pressure will build across the town's five existing secondary schools and the new secondary school opening in 2028-2029. Because site restrictions at Brooklin HS limit the number of portables, long-term growth in Brooklin will be managed by utilizing other Whitby secondary schools as partner schools alongside two identified future secondary school sites.

MUNICIPAL OVERVIEW – CITY OF OSHAWA



City of Oshawa – Summary

Enrolment Pressures & Growth Forecasts

The City of Oshawa will see long-term accommodation pressures for the Durham District School Board (DDSB) in the Urban Expansion area, north Columbus Road East. The completion of the Kedron Planning area as well as the future settlement of the Columbus Planning area will continue to create immediate and long-term accommodation pressures.

- **Short-Term Growth:** Municipal forecasts project the construction of more than 7,650 new **homes** over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to over **22,880 homes within 15 years**.
- **Provincial Alignment:** According to the MMAH Housing Tracker, Oshawa has fallen short of its projected housing construction rates, reaching only **46.5%** of its 2024 housing construction target (with data consolidated in late 2025).
- **Long-Range Projections:** Under the provincially approved *Envision Durham* master plan, Oshawa's total population is projected to reach **298,540 by 2051**. The City initiated an Official Plan Review (OPR) to adopt these regional allocations into local policy in April 2024. The OPR is ongoing.

Community Profile:

Once fully built out, the Kedron and Columbus Planning areas are projected to accommodate 46,000 residents, representing roughly 35% of Oshawa's current population. Development of the Kedron Planning area is occurring in phases throughout the area, filling in the segments across Conlin Road from Ritson Road to Townline and north to Britannia Road.

The "Downtown Urban Growth Centre" will provide roughly 1,600 future residential housing units. Redevelopment around the former PPG Glass plant in south Oshawa (near Highway 401 and Front Street) is anticipated to provide up to 5,000 new homes. Lastly, an anticipated 2,800 infill and regentrification units are projected by the City of Oshawa throughout the municipality.

City of Oshawa -- Overview

Oshawa is located on the northern shores of Lake Ontario, east of Whitby, and, by area, is the largest urban municipality in the Durham Region. The suburban community of almost 182,000 people (2021 data). The municipality has urbanized settlement along Lake Ontario as well as rural lands throughout its northern area.

Oshawa School Facts

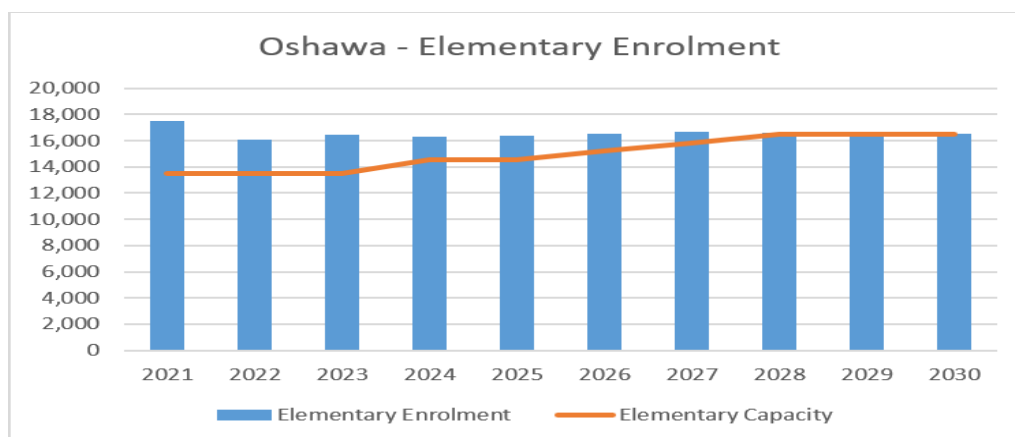
- There are currently 34 elementary schools and six secondary schools serving the Oshawa area
- Facilities in Oshawa were built between 1928 (O'Neill CVI) and 2026 (Cedar Valley SS and Waaban PS)
- There is a total of 265,526 m² of facility space to accommodate Oshawa students
- Oshawa schools are accommodated on 121.232 hectares/301.66 acres of land
- In 2026-2027 there are 16,537 elementary students in Oshawa and 6,744 secondary students
- 49% of Oshawa schools are located adjacent to municipal parks
- FCI – Three elementary schools in Oshawa have an FCI of 65%; however, repairs and upgrades continue to be addressed to ensure a safe environment for students. Details are available in Appendix C2.

Enrolment

Elementary

The City of Oshawa's sustained residential expansion is resulting in increased enrolment growth that is projected to continue to increase over the next 15 years. Elementary enrolment is projected to exceed available permanent capacity at existing schools. The City of Oshawa's elementary schools in North Oshawa will be provided some enrolment relief with the opening of Waaban PS.

Chart O1 - Oshawa Elementary Schools' enrolment and capacities from 2021 to 2030



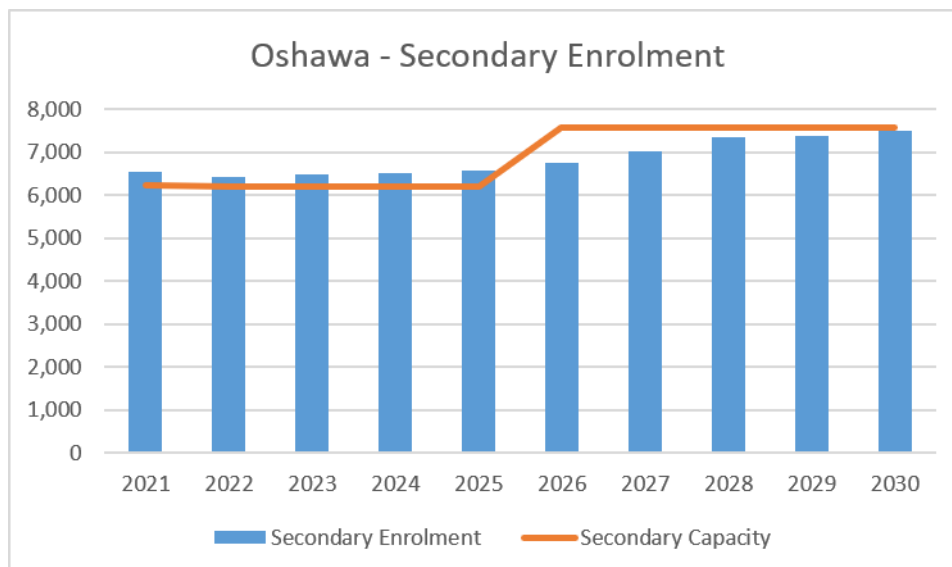
Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

- **Sustained Enrolment Growth:** Infill development applications and reactivated development plans, intensification, and development throughout the Kedron Planning area and future Columbus Planning Area is anticipated to result in continued enrolment growth.
- **Current Holding Frameworks:** **Gordon B. Attersley PS, Harmony Heights PS, Kedron PS, Elsie MacGill PS and Norman G. Powers PS**, continue to function as vital partner schools, absorbing ongoing overflow and enrolment growth from adjacent developing areas
- **Immediate Accommodation Constraints:** Ongoing growth in North Oshawa continues to place capacity pressure on Elsie MacGill PS, Kedron PS, Sherwood PS and Maamawi iyaawag PS.

Secondary

In contrast to the sharp spikes observed in the elementary panel, enrolment pressures at Oshawa's secondary schools will be relieved with the newly opened Cedar Valley SS located at Bridle Road South and Windfields Fram Drive West as the school will provide available space to address secondary enrolment growth.

Chart O2 -Oshawa Secondary Schools' enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables to accommodate students from new residential developments.

- **Stable Projections:** secondary enrolment is projected to gradually increase over the next five years.

- **Capacity Buffer:** While new residential developments will introduce additional secondary school students into the system, the current secondary schools will accommodate the growth.

2026-2027 Oshawa Partner Schools

The rapid rollout of new residential developments located in Oshawa has introduced significant volumes of new pupils into the system, placing immediate, intensified pressure on local Oshawa schools.

Until funding approval through the Ministry's Capital Priorities program is received and new neighbourhood schools constructed, the board relies on an active partner school strategy to safely house incoming students.

Designated Partner School Framework

To manage current elementary enrolment growth, students from these new residential communities are being directed to the following partner schools:

- **Elementary:**
 - **Elsie MacGill PS**
 - **Gordon B. Attersley PS**
 - **Harmony Heights PS**
 - **Kedron PS**
 - **Norman G. Powers PS**

No secondary school partners have been identified as all secondary schools have available capacity to accommodate future secondary school students.

As area enrolment pressures are projected to increase, DDSB Planning staff will monitor growth-related needs and identify additional partner schools until new schools are funded and constructed.

Portable Usage

Portables are utilized as temporary school accommodation for students when there is not sufficient space within a facility. With residential development under construction in the Kedron lands, there is a projected need for 109 portables to accommodate elementary students in Oshawa.

The secondary schools in Oshawa can accommodate students moving into Grade 9 over the next 5 years with a gradual increase in portables on site towards the end of the 5-year cycle.

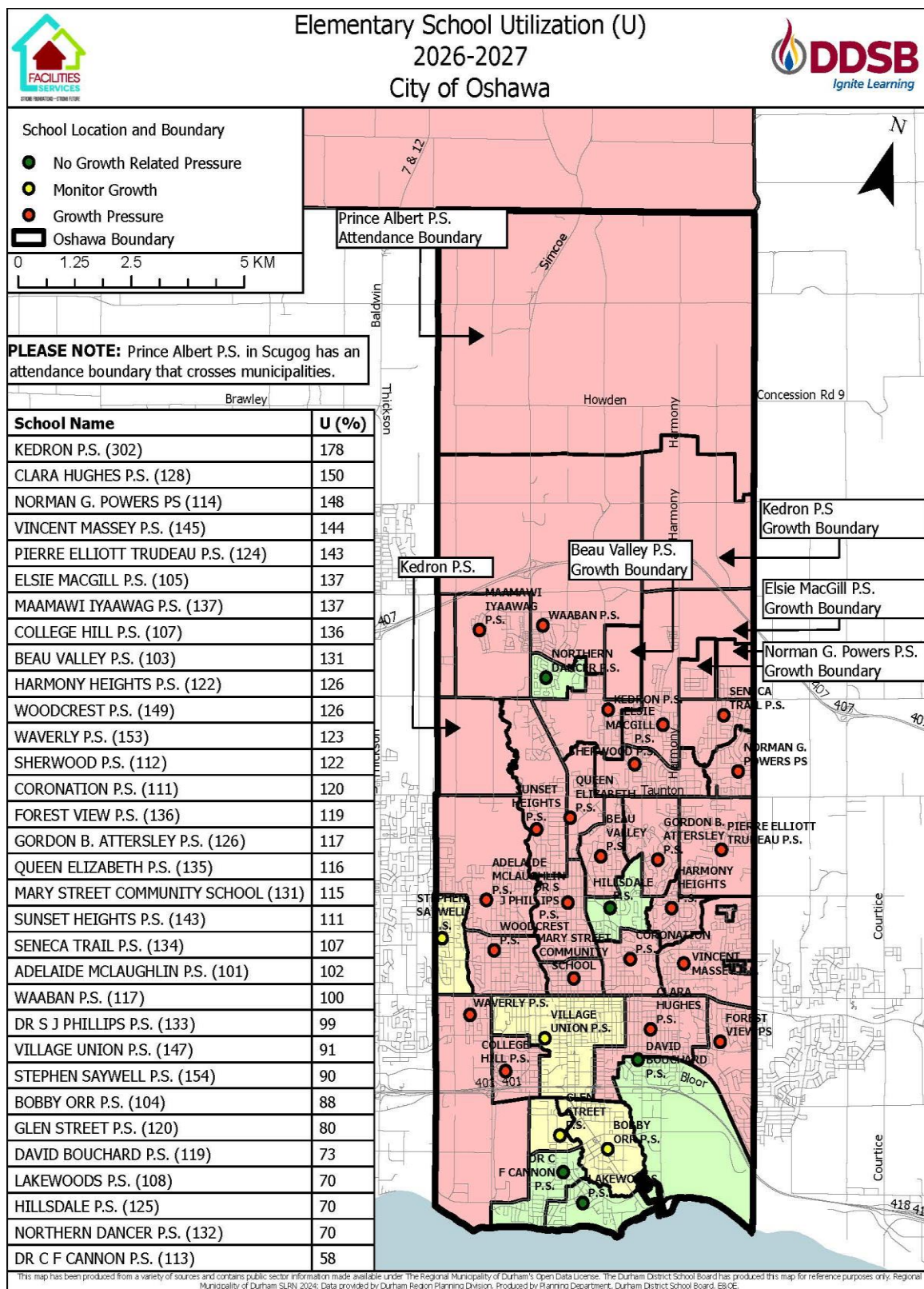
	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	2,737	2,392	2,737	2,714	2,875
Secondary Portable (in use) Capacity	897	828	1,081	1,035	1,173
Total Portable Capacity	3,634	3,220	3,818	3,749	4,048
Total Enrolment	23,281	23,691	23,931	23,936	24,045
Students in Portables	15.61%	13.59%	15.95%	15.66%	16.84%

Maps – School Accommodation Pressures

For the purposes of this Accommodation Plan, accommodation status maps have been developed to reflect the current situation in 2026-2027 and the future situation in 2029-2030 at the Regular Track elementary and secondary levels, and for the elementary French Immersion program.

- **Red Zones:** Schools with enrolment growth and accommodation pressure – Utilization is 90% or greater.
- **Yellow Zones:** Schools with emerging space need to be monitored – Utilization is 80% to 89%.
- **Green Zones:** Stable schools currently experiencing no growth-related pressures – Utilization is 79% or less.

As noted in the 2029-2030 map, the growth pressures in elementary schools will continue to increase in areas where development is expanding. The need for future new elementary schools will continue. DDSB will monitor these areas and submit requests to the Ministry of Education for Capital Priorities funding to build new schools as needed.



Elementary School Utilization (U)
2029-2030
City of Oshawa

School Location and Boundary

- No Growth Related Pressure
- Monitor Growth
- Growth Pressure
- Oshawa Boundary

0 1.25 2.5 5 KM

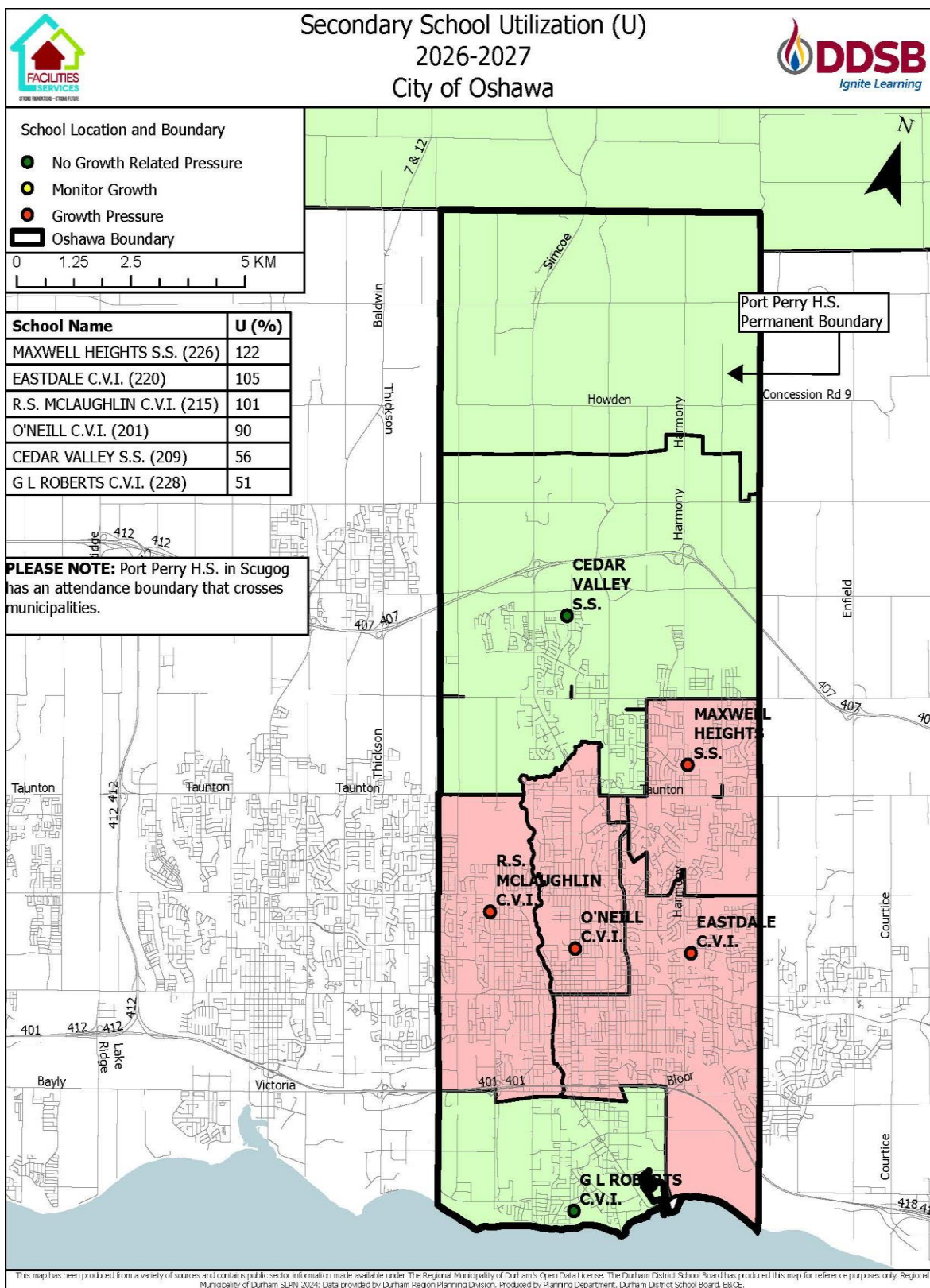
PLEASE NOTE: Prince Albert P.S. in Scugog has an attendance boundary that crosses municipalities.

PLEASE NOTE: The Unnamed North East Oshawa P.S. is planned to open in September 2027. The permanent attendance boundary will be established upon the completion of a boundary review.

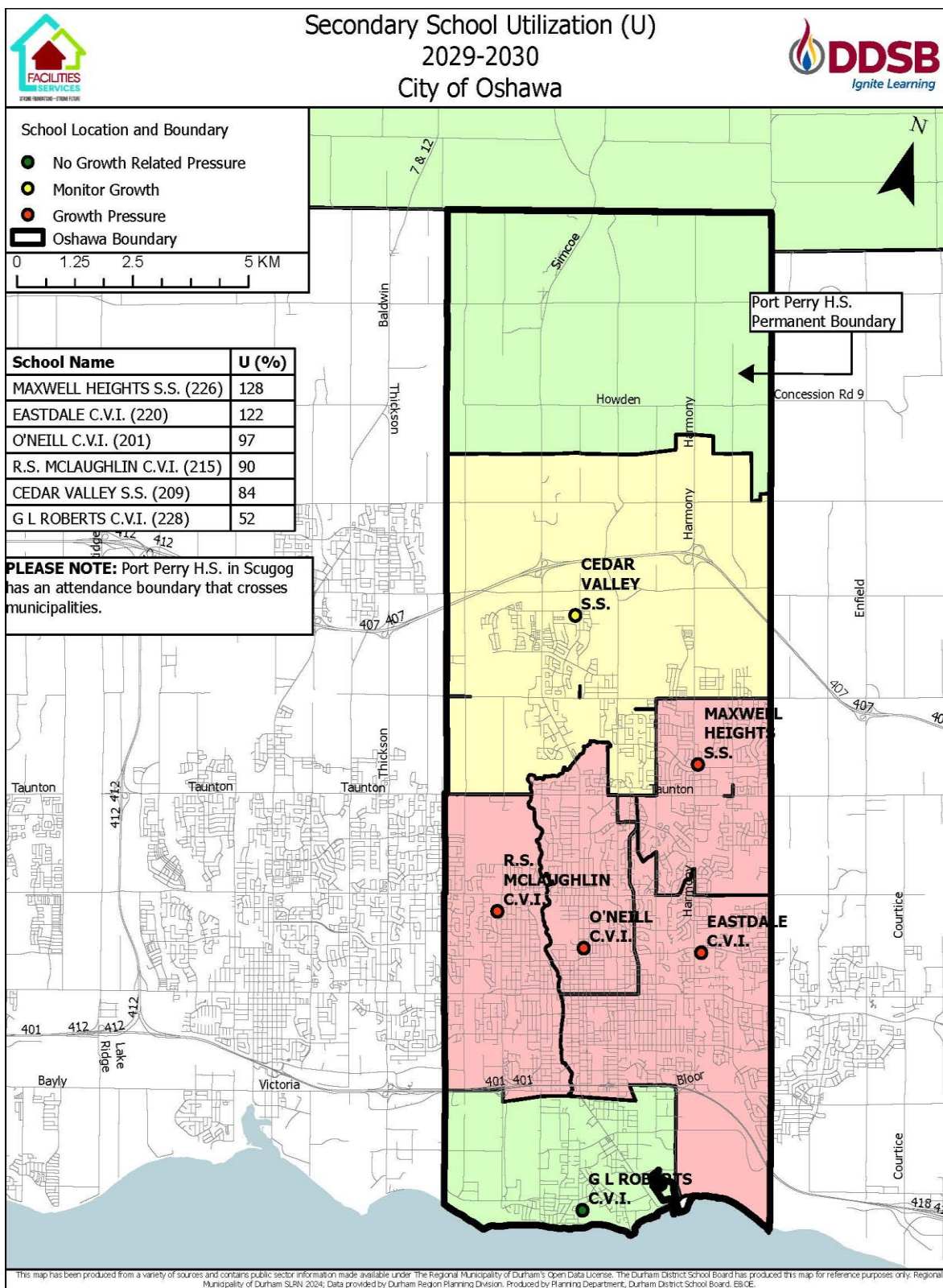
School Name	U (%)
KEDRON P.S. (302)	206
MAAMAWI IYAAWAG P.S. (137)	159
CLARA HUGHES P.S. (128)	152
NORMAN G. POWERS PS (114)	150
ELSIE MACGILL P.S. (105)	146
VINCENT MASSEY P.S. (145)	144
BEAU VALLEY P.S. (103)	139
PIERRE ELLIOTT TRUDEAU P.S. (124)	135
COLLEGE HILL P.S. (107)	133
HARMONY HEIGHTS P.S. (122)	131
CORONATION P.S. (111)	124
MARY STREET COMMUNITY SCHOOL (131)	122
GORDON B. ATTERSLEY P.S. (126)	121
WOODCREST P.S. (149)	119
FOREST VIEW P.S. (136)	118
SHERWOOD P.S. (112)	118
WAABAN P.S. (117)	118
WAVERLY P.S. (153)	116
QUEEN ELIZABETH P.S. (135)	110
SUNSET HEIGHTS P.S. (143)	108
DR S J PHILLIPS P.S. (133)	96
ADELAIDE MCLAUGHLIN P.S. (101)	95
SENECA TRAIL P.S. (134)	94
BOBBY ORR P.S. (104)	87
STEPHEN SAYWELL P.S. (154)	87
VILLAGE UNION P.S. (147)	86
GLEN STREET P.S. (120)	80
DAVID BOUCHARD P.S. (119)	71
HILLSDALE P.S. (125)	70
LAKEWOODS P.S. (108)	69
NORTHERN DANCER P.S. (132)	59
DR C F CANNON P.S. (113)	56

PLEASE NOTE: The Unnamed North East Oshawa P.S. is planned to open in September 2027. The permanent attendance boundary will be established upon the completion of a boundary review.

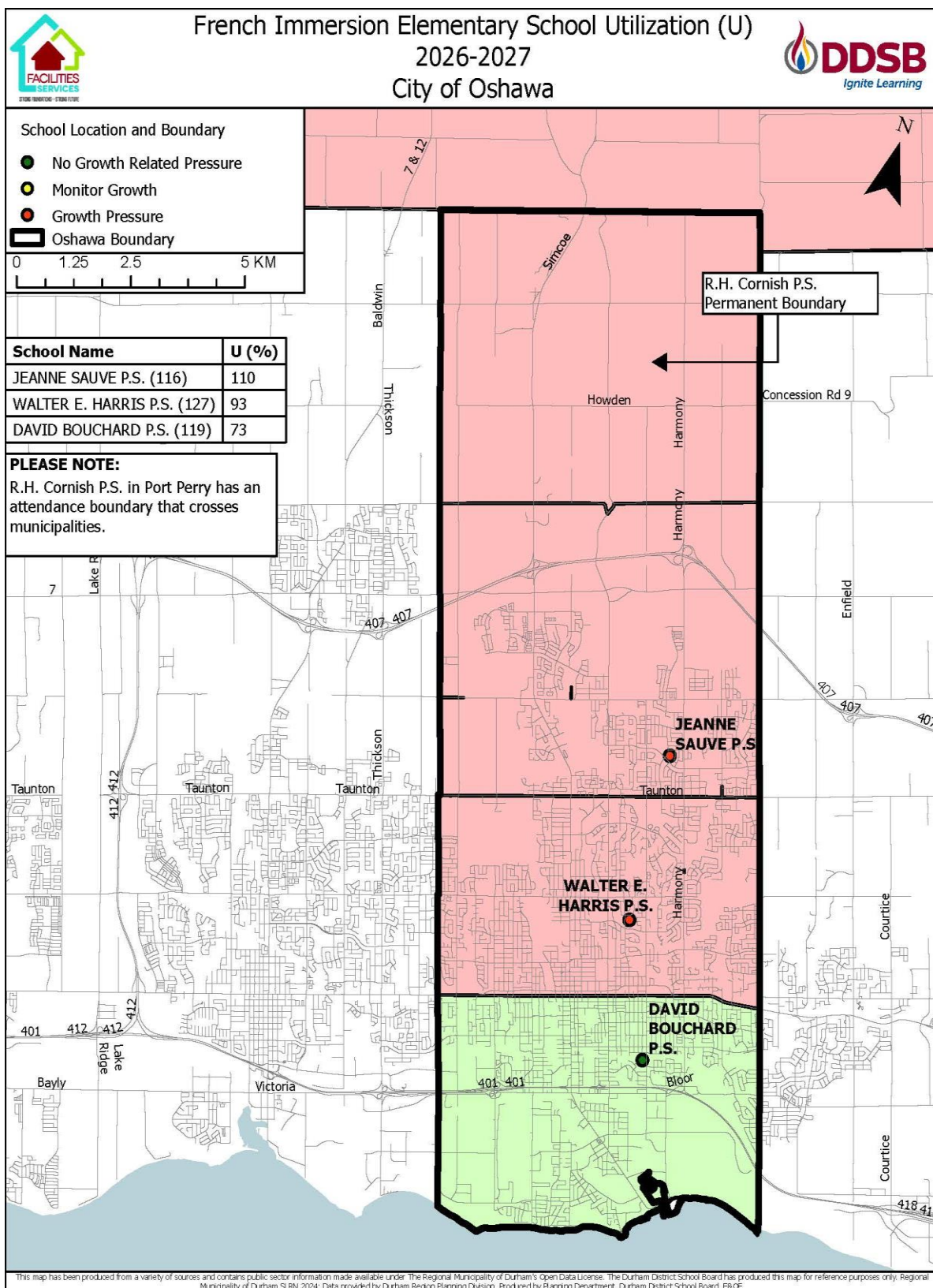
Secondary Schools (Regular Track) – Accommodation Condition – 2026-2027



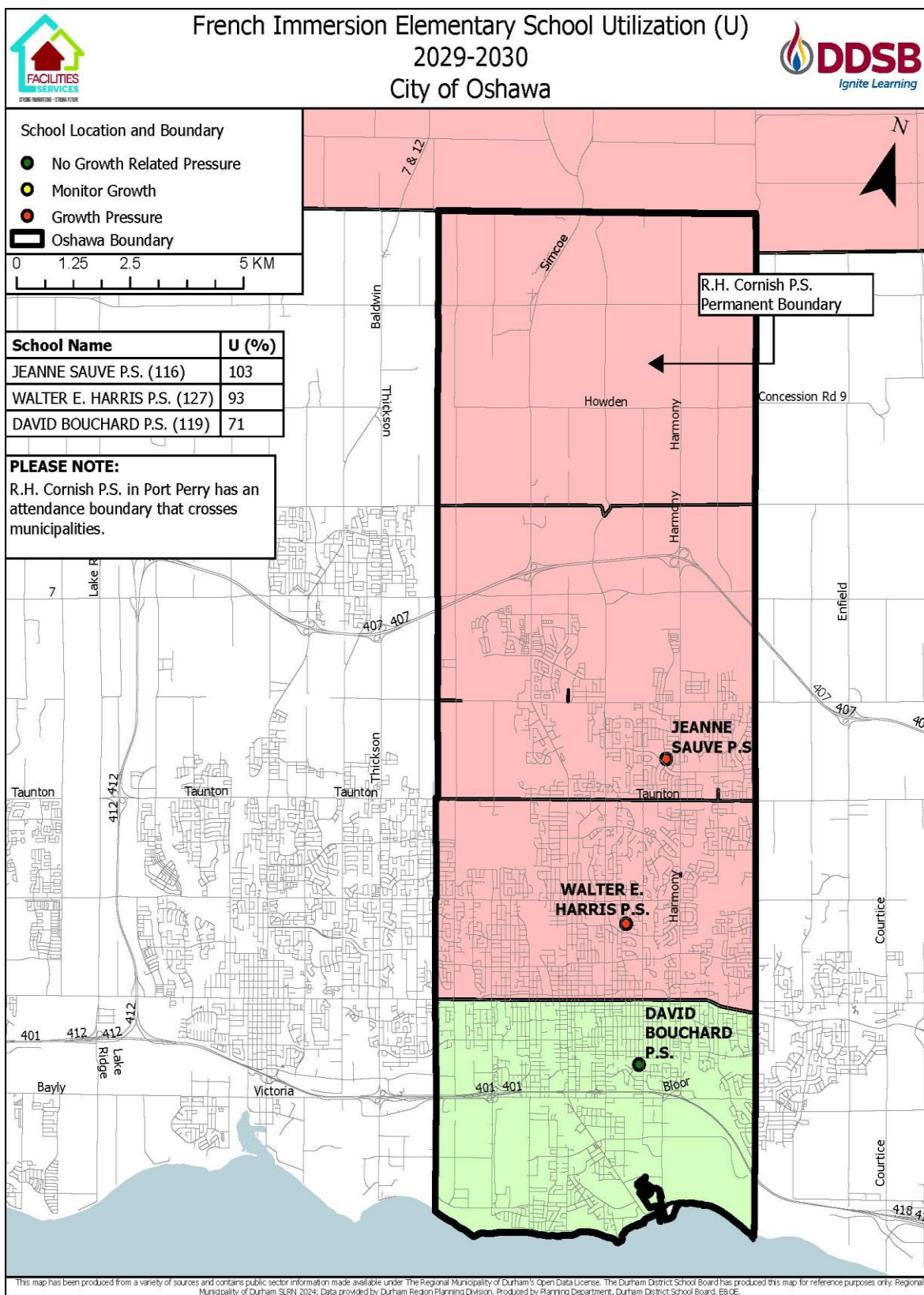
Secondary Schools (Regular Track) – Accommodation Condition – 2029-2030



Elementary Schools (French Immersion) – Accommodation Condition – 2026-2027



Elementary Schools (French Immersion) – Accommodation Condition – 2029-2030



Oshawa Development and Future Schools Overview

Next to the City of Pickering, current development in Oshawa generates the second largest growth engine within the DDSB jurisdiction. Future development potential in the City of Oshawa is anticipated to be provided by three sources: Intensification, within the existing urban boundary of the City; the Urban Expansion Area which includes the Kedron and Columbus Planning areas; and infill development.

- **Short-Term Growth:** over 7,650 new residential units are forecasted for construction over the next 5 years.
- **Long-Term Horizon:** Over 22,880 new residential units within 15 years.
- **Data Sources:** Development projections are aligned with the DDSB's 2024 Education Development Charge By-law, utilizing figures from the Region of Durham and the City of Oshawa's active proposal database.

Geographic Development Nodes

1. The Kedron and Columbus Planning Areas

Made up of a "Designated Growth Area" (areas centered around the Columbus, Kedron, and Windfields neighbourhoods) and "Urban Expansion Area" (north of Columbus Road East) within north Oshawa, the Kedron Planning area is projected to house approximately 23,500 residents; with the Columbus sector to accommodate between 18,500 and 27,800 future residents.

To manage this influx, elementary and secondary school sites have been reserved within each of the planning areas to accommodate anticipated students. Within the Kedron Planning area 2 elementary schools have been built, and 1 secondary school has been built with **4 elementary sites and 1 secondary site** reserved within the Kedron lands. One of these 4 elementary sites has been purchased for the construction of:

- **Unnamed North Oshawa PS (Verne Bowen Street and Conlin Road E.):** A new elementary school has been funded by the Ministry of Education with a scheduled opening date of September 2028. Students generated from new homes in the developing growth area are currently attending partner schools including Norman G. Powers PS and Kedron PS -- both are accommodating students in a total of **18 on-site portables**.

To manage the development influx in the **Columbus Planning Area**, discussions with both City planning staff and developers have resulted in **5 elementary school sites and 1 secondary school site** being designated within the Columbus lands.

Future school to open 2027 – A new elementary school located at Whitelaw Avenue and Glenbourne Drive, south of Taunton Road, is under construction and is scheduled to open in September 2027. A Boundary Review consultation to establish the permanent attendance boundary of this new school will begin in October 2026 with a final decision on the attendance boundary being considered by the Board of Trustees in February 2027. Staffing decisions will be made after the final decision is approved.

2. Urban Growth Centre - Central Oshawa Regentrification Pressures

Established neighborhoods throughout the City of Oshawa are experiencing enrolment growth due to residential regentrification, infill construction and multi-family living situations. The City of Oshawa is anticipating that its Urban Growth Centre will provide between 24,000 and 30,500 new, medium to high-density units around the downtown core and along the new transit corridor. These new residential units are predicted to generate between 47,000 and 61,000 new residents over the long term. This influx will put additional pressure on schools throughout the City.

3. Envision Durham Expansion Lands

Envision Durham identifies expansion lands in Oshawa to include pockets of land east and west of Columbus and north of the Kedron Planning area (bounded by Conlin Road, Ritson Road, Townline Road and Winchester Road).

French Immersion Program and Modified Calendar Schools

French Immersion Program

- **Elementary:** French Immersion is offered at three schools:
 - **David Bouchard PS:** Dual-track -- Regular & FI.
 - **Jeanne Sauvé PS:** Single-track -- FI only.
 - **Walter E. Harris PS:** Single-track -- FI only.
- **Secondary:** Graduating elementary FI students attend RS McLaughlin CVI.
- **Program Status:** While available capacity exists at the FI schools, a future boundary review may be considered to balance enrolment.

Modified Calendar Schools

Modified Calendars: Maxwell Heights SS provides the only modified calendar program operating within the City of Oshawa.

Capital Priorities & Next Steps

Recognizing that Oshawa is a steadily growing municipality, DDSB continues to assess the need for new schools in this area. In 2026, through funding provided under the Ministry's Capital Priorities program, DDSB opened two new schools to accommodate students in new residential areas:

- Waaban PS, an elementary school located in north Oshawa, serving the needs of students who were previously accommodated at partner schools.
- Cedar Valley SS, a secondary school located in north Oshawa, and serving the needs of many new developing areas of the north portion of Oshawa. This school opened with Grades 9 through 11; Grade 12 will be introduced in 2027. Grade 12 students living within the attendance boundary of Cedar Valley SS will continue to attend partner schools that accommodated students from the community prior to 2026-2027.

To manage ongoing enrolment pressures, the board's capital strategy is focused on the following actions:

- **Capital Priorities:**
 - As part of the 2022-2023 Capital Priorities submissions, the DDSB received funding for Waaban PS and Cedar Valley SS which opened in September 2026. These schools will relieve enrolment pressures at both elementary and secondary schools in North Oshawa.
 - Additionally, as part of the 2024-2025 Capital Priorities submissions, construction approval was granted for Unnamed Oshawa PS (Whitelaw Avenue and Glenbourne Drive) scheduled to open in September 2027.
 - In 2025-2026, DDSB received Capital Priorities funding for the construction of Unnamed North Oshawa PS – Kedron (Verne Bowen Street and Conlin Road East) scheduled to open in September 2028.

- **Surplus Space Allocation**
 - Any elementary schools with available space will be prioritized to help adjust school boundaries through the establishment of growth boundaries and identified partner schools, move specialized programs where they are needed, or partner with community organizations.

Future Development School Sites

DDSB has no undeveloped school sites in Oshawa.

Oshawa Community Facilities

Child Care Centres are offered in 10 of Oshawa's elementary schools and at RS McLaughlin CVI. In addition to the 11 Child Care centres, there are an additional 31 Oshawa schools that offer before and/or after school care. There are Community Hubs located at four Oshawa schools.

As the need for new schools is identified, DDSB works with the Regional Municipality of Durham to determine the need for Child Care centres. There are no future community facilities identified over the forecast period of this plan.

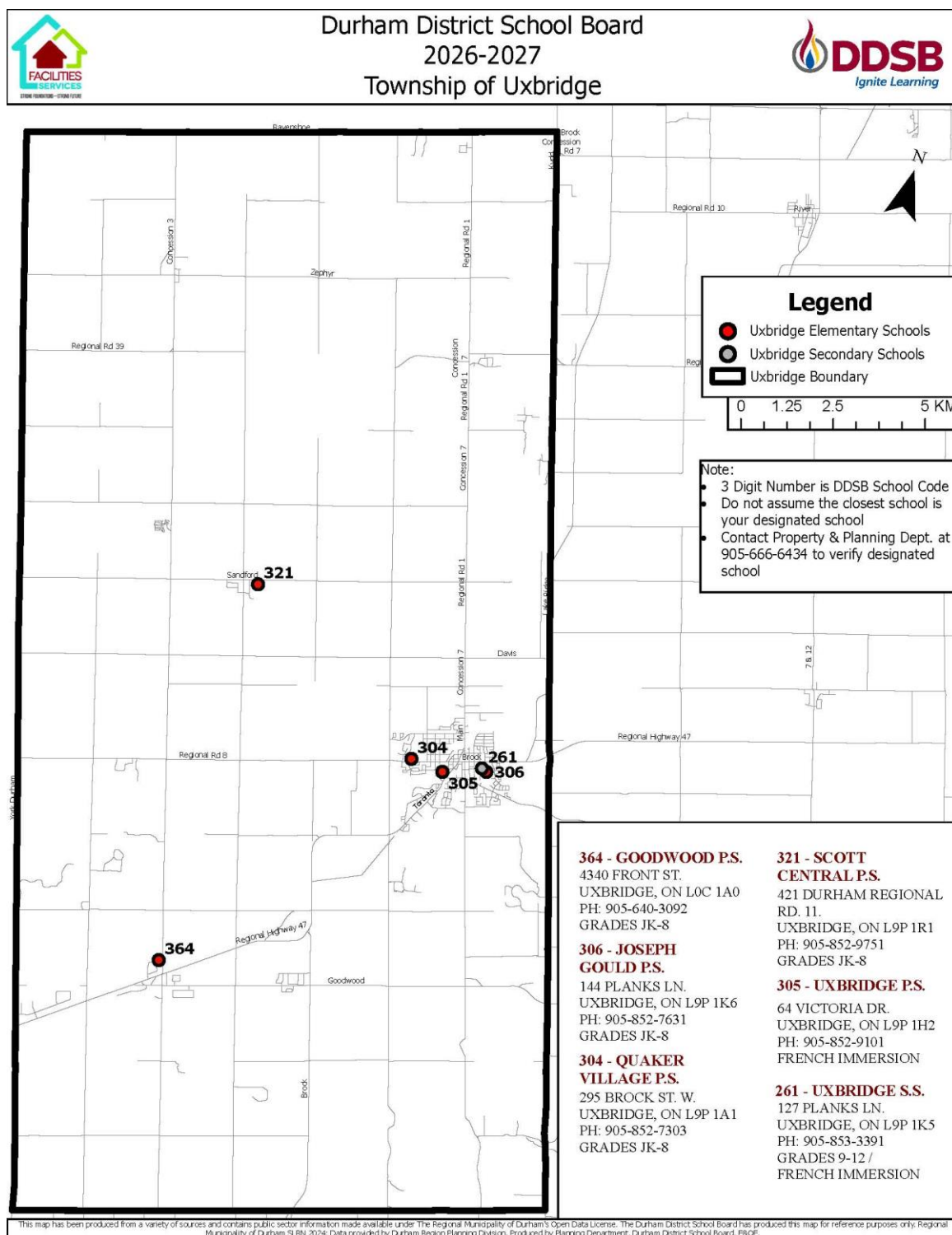
Oshawa - Future Direction

Enrolment pressures within Oshawa are currently moderated by the recent opening of Waaban PS and Cedar Valley SS.

Given the continued enrolment growth within the attendance boundary for Kedron PS due in part to enrolment coming from Kedron development as well as younger, larger families, projections indicate continued enrolment pressure at the school.

Sustained residential growth and high-density vertical intensification will require continuous monitoring to ensure space for incoming students.

MUNICIPAL OVERVIEW – TOWNSHIP OF UXBRIDGE



Township of Uxbridge -- Summary

Enrolment Pressures & Growth Forecasts

The Township of Uxbridge is expected to have stable enrolment in the coming years, with slight enrolment increases from new development over time. Both Uxbridge PS (Single-track French Immersion school) and Uxbridge SS are underutilized.

- **Short-Term Growth:** Over **400 new residential units** are forecasted for construction over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to nearly **1,400 homes** within 15 years.
- **Long-Range Projections:** Under the provincially approved *Envision Durham* master plan, Uxbridge's total population is projected to reach **29,830 by 2051**. The Township initiated an Official Plan Review (OPR) to adopt these regional allocations into local policy in October 2025. The OPR is ongoing.

Community Profile: The Town of Uxbridge

Once fully built out, the downtown core of the Township is projected to provide 10,940 residential units. 8,830 of these units are anticipated within the next 5 years.

Township of Uxbridge -- Overview

Uxbridge, located north of Pickering and east of York Region, is home to more than 20,000 people. Uxbridge is the largest populated community within the Township, however there are eight other smaller settlement areas scattered throughout the rural landscape of the Township.

Uxbridge School Facts

- There are currently five elementary schools and one secondary school serving the Uxbridge area
- Facilities in Uxbridge were built between 1913 (Uxbridge PS) and 1999 (Quaker Village PS)
- There is a total of 37,054.61 m² of facility space to accommodate Uxbridge students
- Uxbridge schools are accommodated on 44.74 hectares/110.55 acres of land
- In 2026-2027 there are 1,799 elementary students in Uxbridge and 1,003 secondary students
- 33% of Uxbridge schools are located adjacent to municipal parks

- FCI – One school has an FCI of 65% or greater; however, repairs and upgrades continue to be addressed to ensure a safe environment for students. Details are available in Appendix C2.

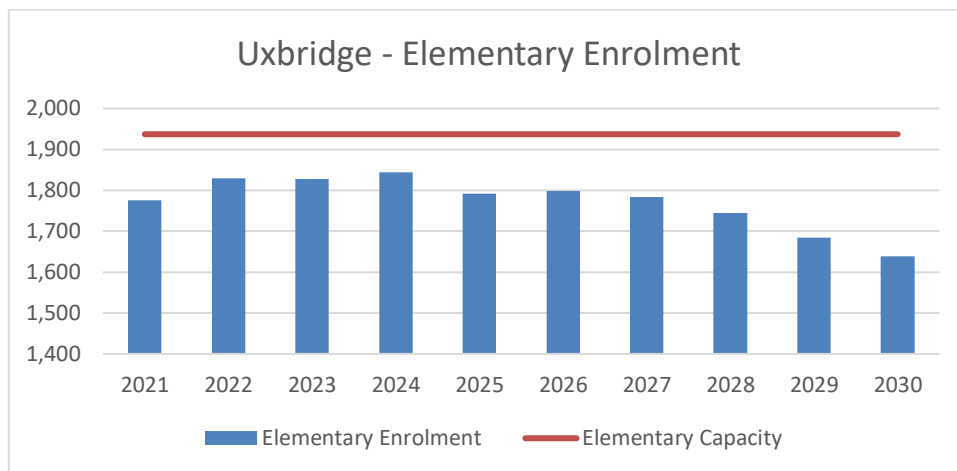
Enrolment

Elementary

The Township of Uxbridge is seeing a decrease in enrolment over the next 5 years at both the elementary and secondary levels.

Elementary enrolment is well below available permanent capacity at existing schools.

Chart U1 - Uxbridge Elementary Schools' enrolment and capacities from 2021 to 2030

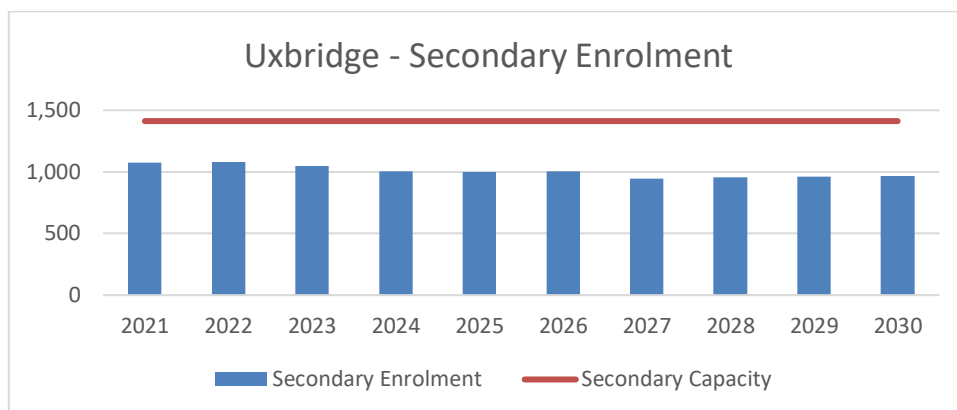


Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

Secondary

In contrast to the gradually declining enrolment observed in the elementary panel, stable enrolment is projected at Uxbridge's secondary school over the next 5 years.

Chart U2 - Uxbridge Secondary Schools' enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables to accommodate students from new residential developments.

- **Capacity Buffer:** While new residential developments will introduce additional secondary school students into the system, the current secondary school will accommodate the growth.

2026-2027 Uxbridge Partner Schools

There is sufficient space in existing schools in Uxbridge to accommodate growth from new development occurring within the attendance boundaries of these schools. As a result, there is no need to transport students outside of their home communities over the 5-year period of this accommodation plan.

Portable Usage

Portables are utilized as temporary school accommodation for students when there is not sufficient space within a facility. There is a need for 3 portables to accommodate elementary students in Uxbridge for 2026-2027.

The secondary school in Uxbridge can accommodate students moving into Grade 9 over the next 5 years without portables on site.

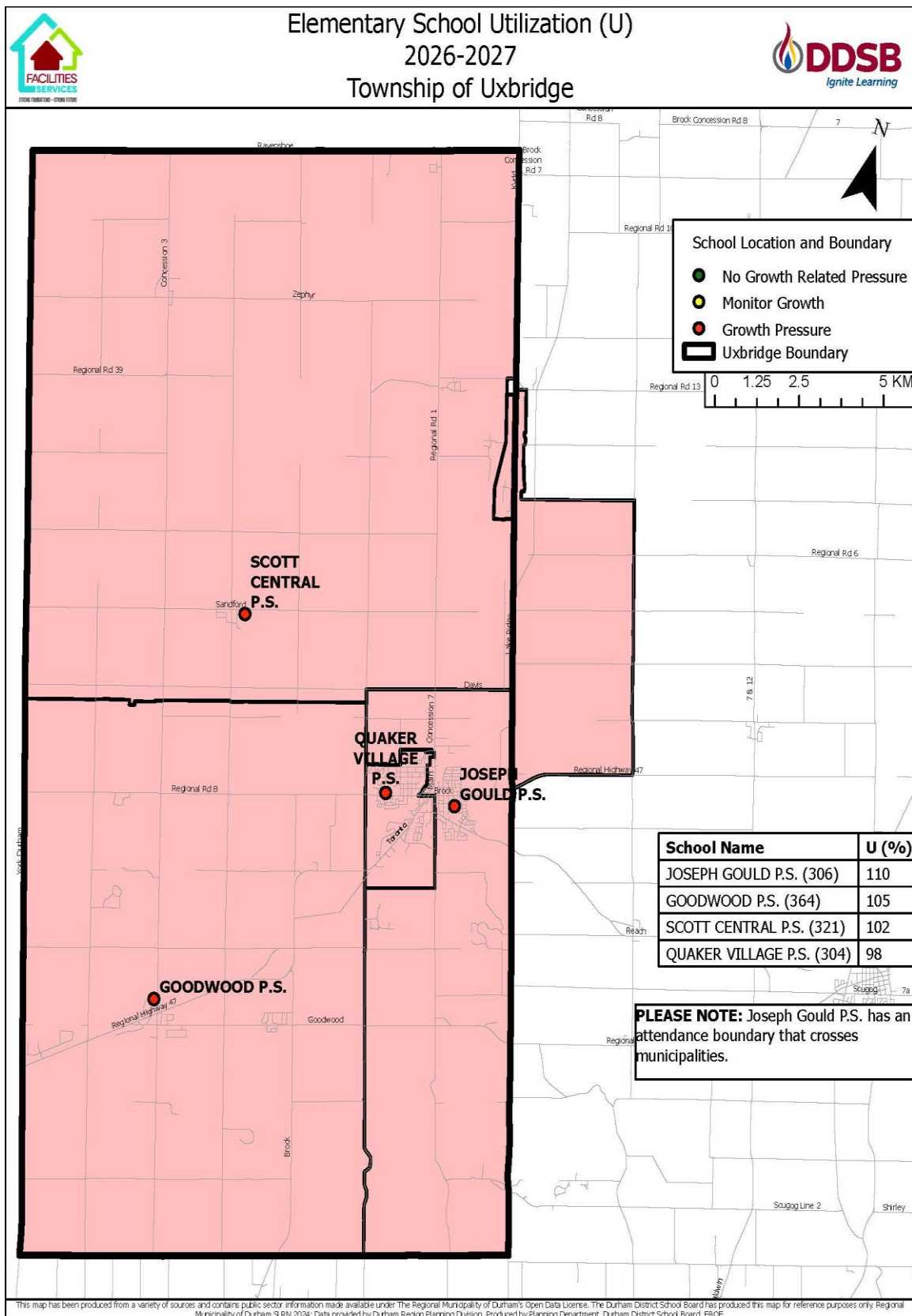
	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	69	92	69	23	23
Secondary Portable (in use) Capacity	0	0	0	0	0
Total Portable Capacity	69	92	69	23	23
Total Enrolment	2,802	2,728	2,703	2,644	2,608
Students in Portables	2.46%	3.37%	2.55%	0.87%	0.88%

Maps – School Accommodation Pressures

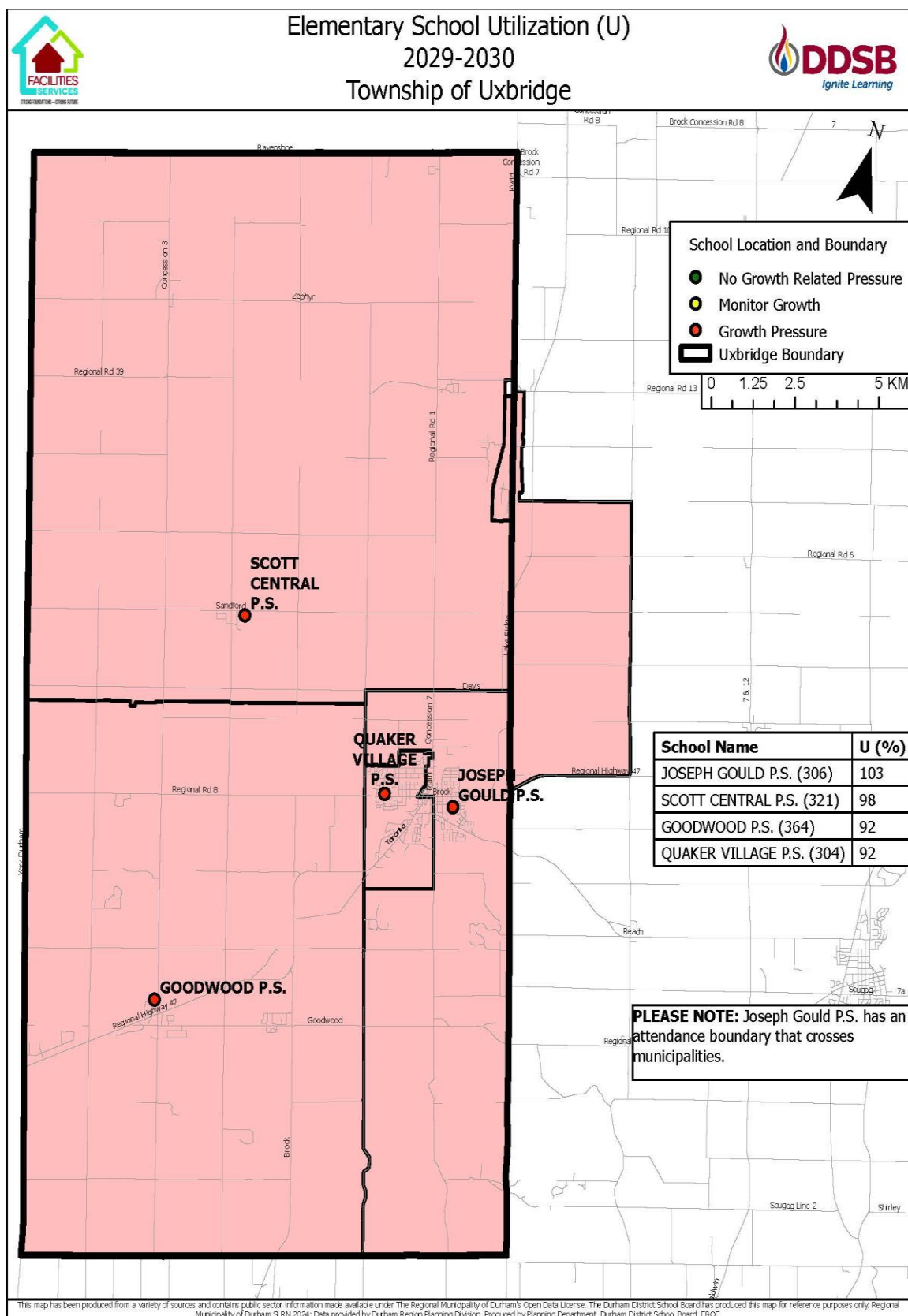
For the purposes of this Accommodation Plan, accommodation status maps have been developed to reflect the current situation in 2026-2027 and the future situation in 2029-2030 at the Regular Track elementary and secondary levels, and for the elementary French Immersion program.

- **Red Zones:** Schools with enrolment growth and accommodation pressure – Utilization is 90% or greater.
- **Yellow Zones:** Schools with emerging space need to be monitored – Utilization is 80% to 89%.
- **Green Zones:** Stable schools currently experiencing no growth-related pressures – Utilization is 79% or less.

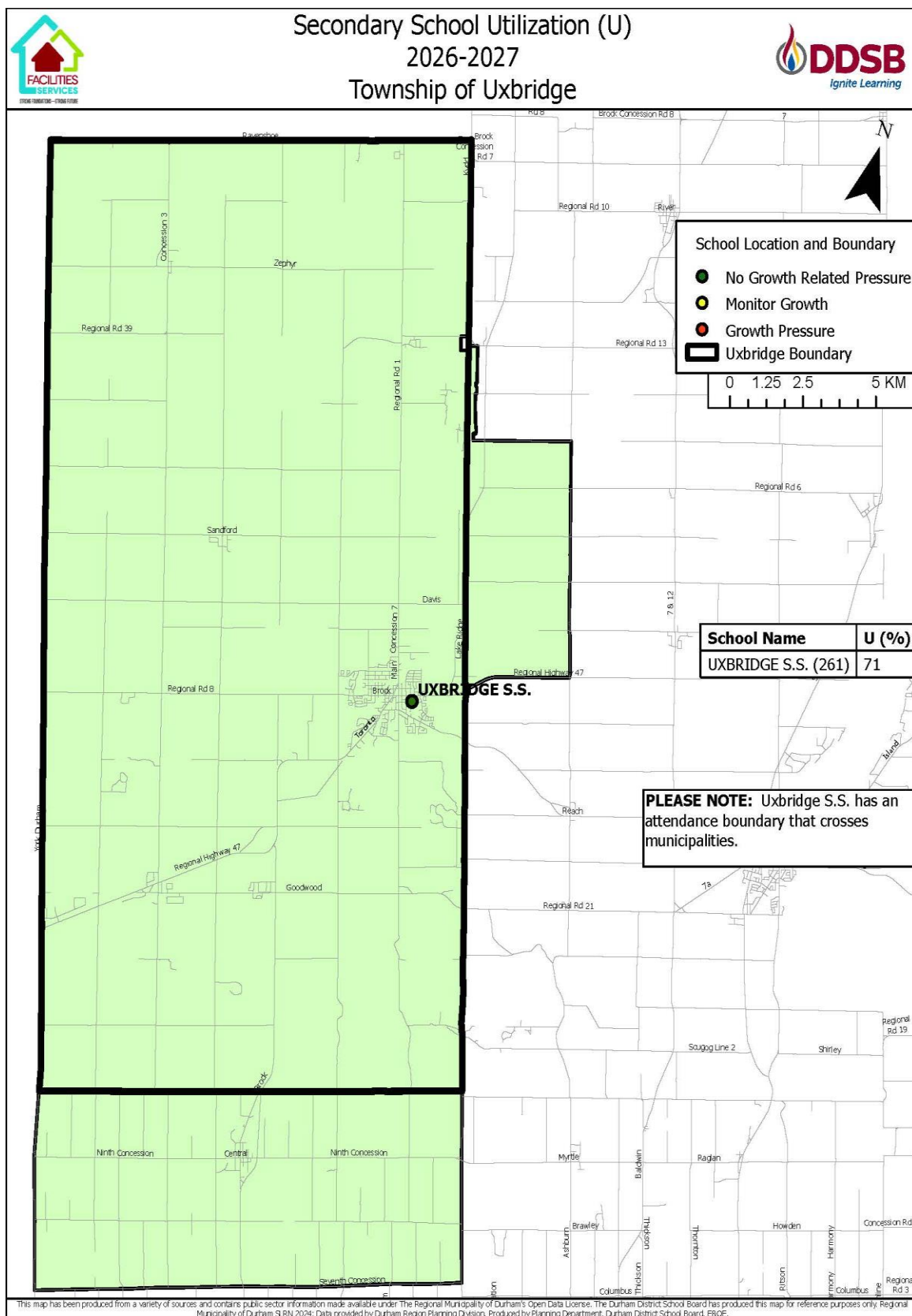
Elementary Schools (Regular Track) – Accommodation Condition – 2026-2027



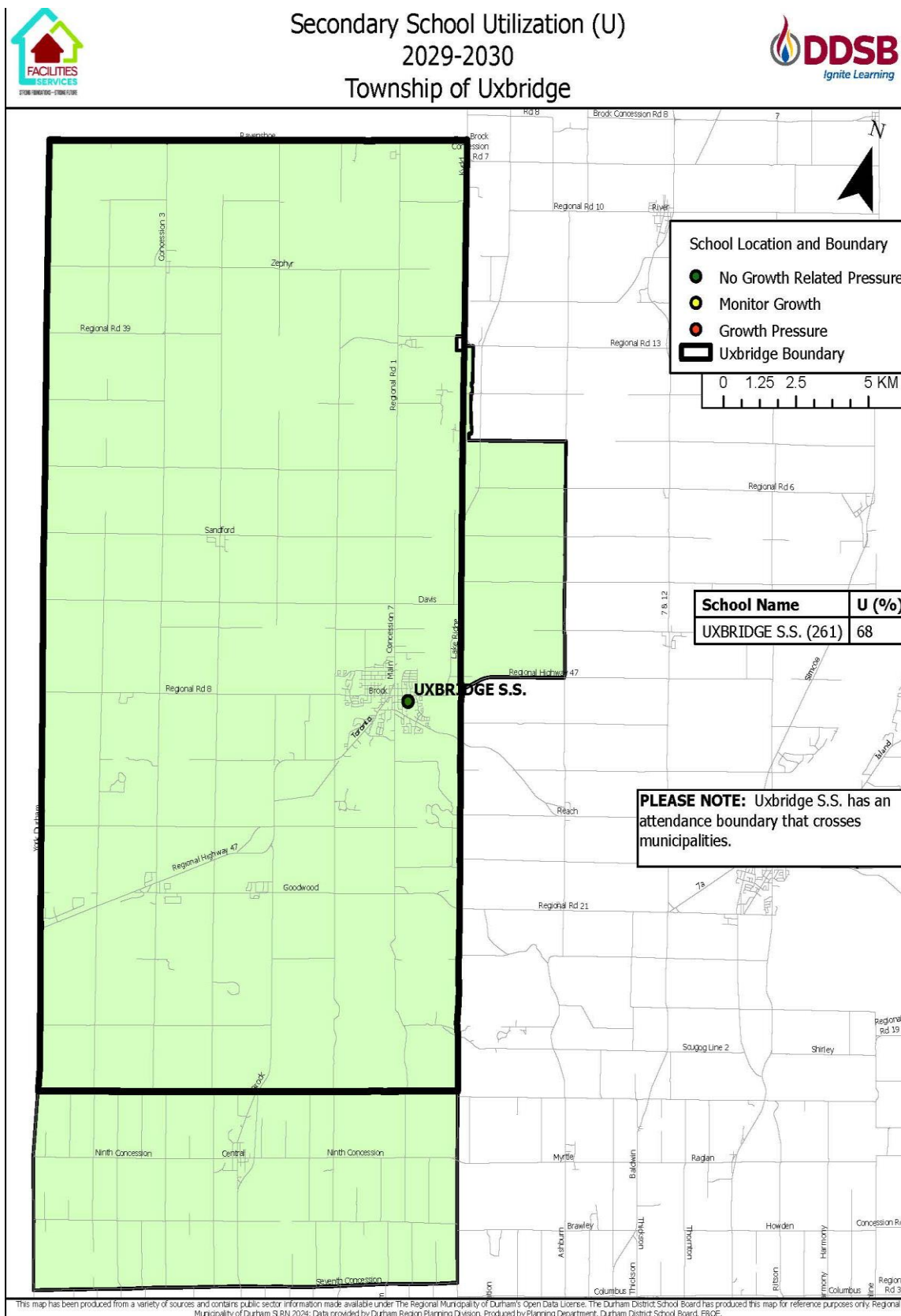
Elementary Schools (Regular Track) – Accommodation Condition – 2029-2030



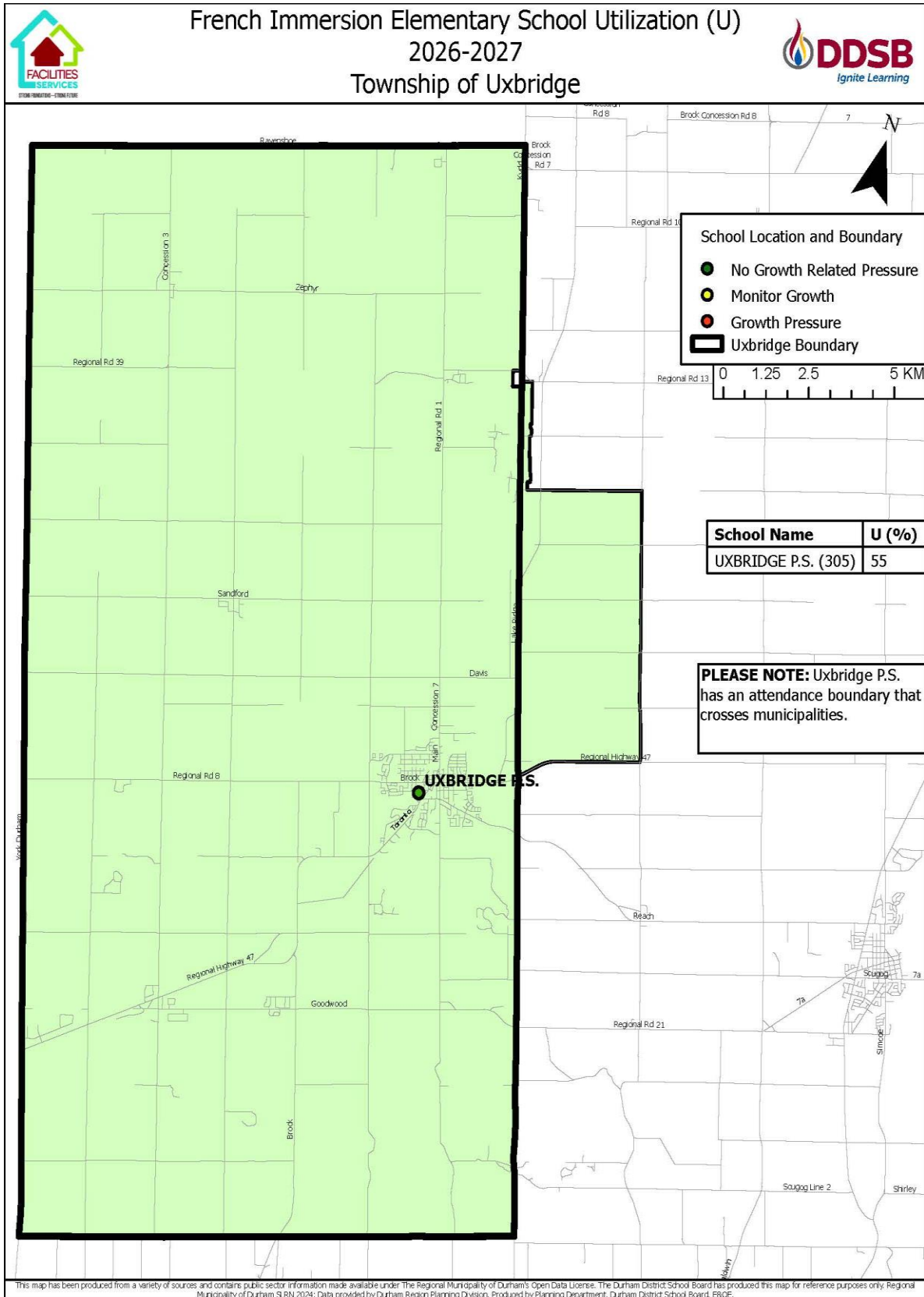
Secondary Schools – Accommodation Condition – 2026-2027



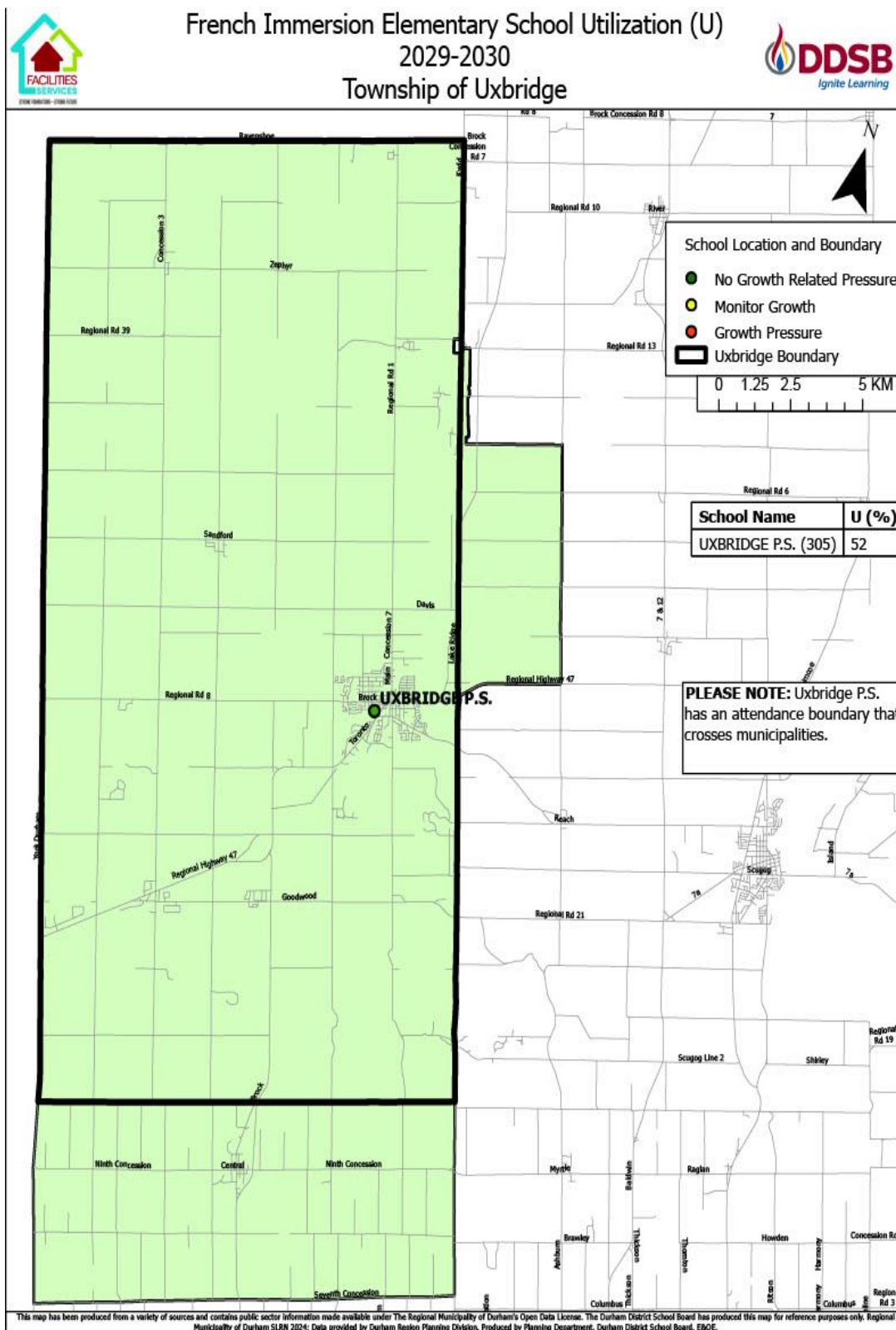
Secondary Schools – Accommodation Condition – 2029-2030



Elementary Schools (French Immersion)– Accommodation Condition – 2026-2027



Elementary Schools (French Immersion) – Accommodation Condition – 2029-2030



Uxbridge Development and Future Schools Overview

Future development potential is limited mainly to infill sites or conversion of previous employment lands to residential use.

- **Short-Term Growth:** Over **400 new residential units** are forecasted for construction over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to nearly **1,400 homes within 15 years**.
- **Data Sources:** Development projections are aligned with the DDSB's 2024 Education Development Charge By-law, and development information was sourced from the Region of Durham and the Township of Uxbridge Current Planning Applications report and Development Charges Study, 2021.

French Immersion Program and Modified Calendar Schools

French Immersion Program

- **Elementary:** French Immersion is offered at one school:
 - **Uxbridge PS:** Single-track - FI only.
- **Secondary:** Graduating elementary FI students feed directly into **Uxbridge SS** for secondary FI programs.
- **Completed French Immersion Program Boundary Review:** A boundary review involving public consultation was conducted between February 2026 and May 2026 to review the French Immersion program in the Township of Uxbridge. The boundary review aimed to address the under-enrolment at single-track French Immersion schools and assessed the impact of re-introducing a dual-track program (FI and Regular Track) at Uxbridge PS. The Board of Trustees approved the re-introduction of Kindergarten at Uxbridge PS to help foster growth in the FI program beginning in September 2026. More information regarding the Uxbridge PS boundary review can be found on DDSB's website [here](#).

Modified Calendar Schools

- **Modified Calendars:** There are currently no modified calendar schools operating within the Township of Uxbridge.

Capital Priorities & Next Steps

There are currently no new school needs for Uxbridge to require funding for new school construction.

Future Development School Sites

There are no undeveloped school sites owned by DDSB in Uxbridge.

Uxbridge Community Facilities

Child Care Centres are offered in 3 of Uxbridge's 5 elementary schools. There are no Child Care Centres in Uxbridge SS. In addition to the 3 Child Care Centres, the 5 elementary schools offer before and/or after school care. There is one Uxbridge school with a Community Hub.

Uxbridge - Future Direction

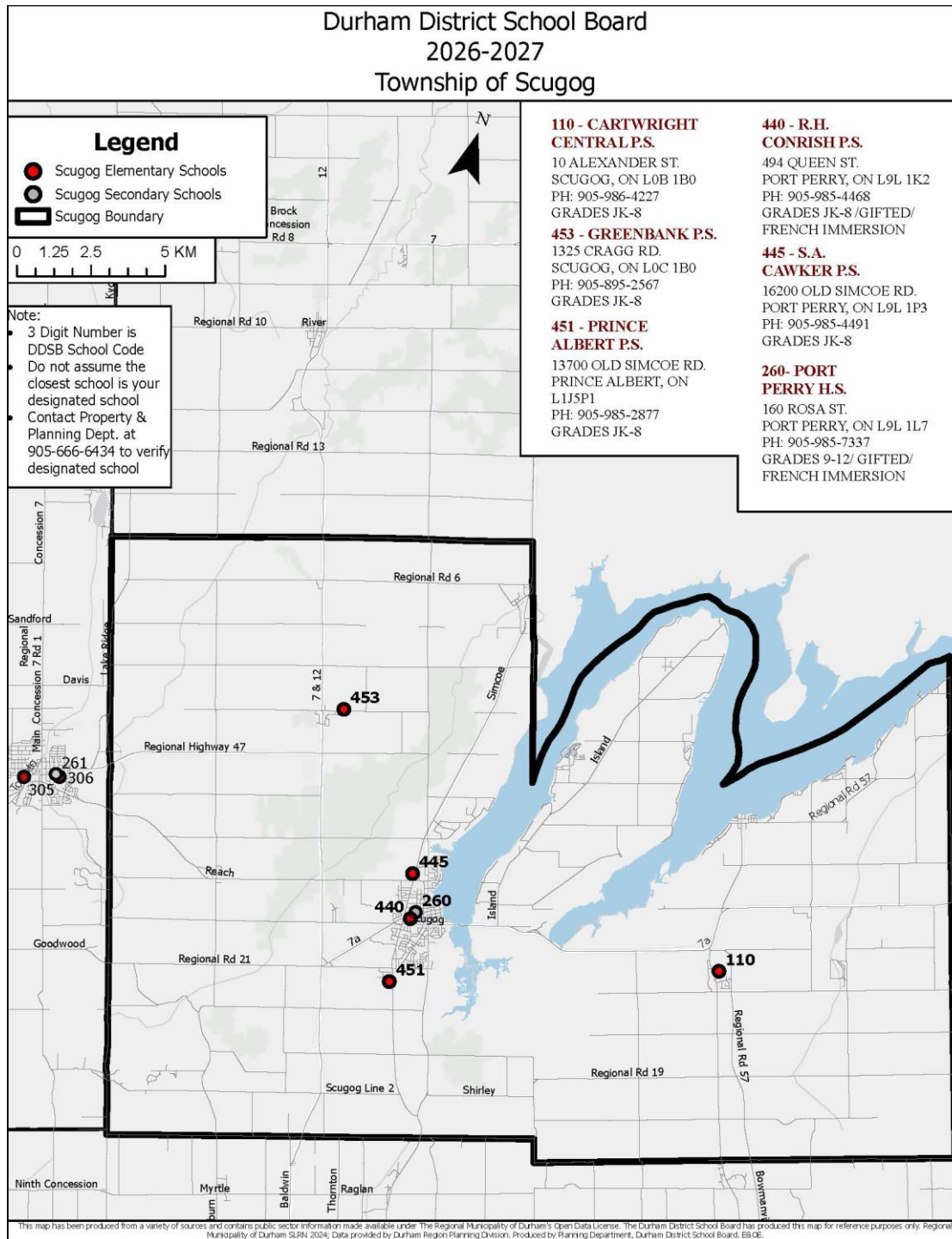
Enrolment within Uxbridge is stable with a slight decline.

Elementary Panel: Over the five-year period of this accommodation plan, elementary schools in the Township of Uxbridge have sufficient space to support projected elementary enrolment.

Secondary Panel: Over the five-year period of this accommodation plan, Uxbridge SS has sufficient space to support projected secondary enrolment.

Staff will continue to monitor enrolment and will continue to explore opportunities for future growth, potential partnerships, boundary adjustments or the relocation of specialized programs to utilize the surplus space available.

MUNICIPAL OVERVIEW – TOWNSHIP OF SCUGOG



Township of Scugog – Summary

Enrolment Pressures & Growth Forecasts

The Township of Scugog is anticipating moderate long-term accommodation requirements for the Durham District School Board (DDSB). The Township is experiencing gradual development activity which is anticipated to continue.

- **Short-Term Growth:** Municipal forecasts project the construction of more than **500 new homes** over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to over **1,600 homes within 15 years**.
- **Long-Range Projections:** Under the provincially approved *Envision Durham* master plan, Scugog's total population is projected to reach **27,700 by 2051**. The Township initiated an Official Plan Review (OPR) to adopt these regional allocations into local policy in early 2026. The OPR is ongoing.

Community Profile: The Town of Port Perry

Development within the Township is generally concentrated within the Town of Port Perry, except for development on rural, agricultural parcels due to land severances.

The Township of Scugog -- Overview

The Township of Scugog is located north of Oshawa and Whitby and east of Uxbridge. On the shores of Lake Scugog, with an extensive shoreline and island community located on Scugog Island. Port Perry is the largest populated community within the Township, home to more than 21,500 people. In addition to Port Perry, ten other smaller towns and settlement areas including Blackstock, Cadmus, Caesarea, Epsom, Greenbank, Nestleton, Prince Albert, Seagrave, Sonya and Utica are scattered throughout the Township. The township provides rural living, an expansive farming community as well as a large First Nations community and reserve.

Scugog School Facts

- There are currently five elementary schools and one secondary school serving the Scugog area
- Facilities were built between 1909 (Greenbank PS) and 1989 (SA Cawker PS)
- There is a total of 34,696.27m² of facility space to accommodate Scugog students
- Scugog schools are accommodated on 42.02 hectares/103.83 acres of land
- In 2026-2027 there are 1,972 elementary students in Scugog and 946 secondary students

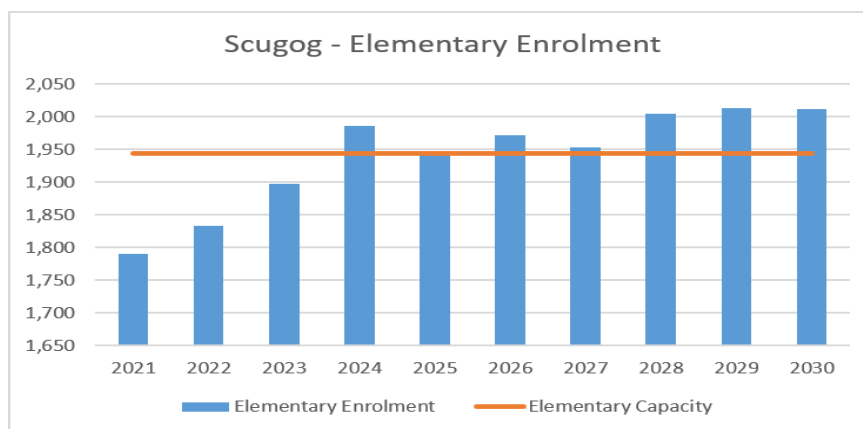
- There are no schools in Scugog located adjacent to municipal parks
- FCI – no building in Scugog has an FCI of 65% or greater; however, repairs and upgrades continue to be addressed to ensure a safe environment for students. Details are available in Appendix C2.

Enrolment

Elementary

The Township of Scugog's sustained residential expansion is resulting in enrolment growth that is projected to continue to increase over the next 15 years. Elementary enrolment is projected to exceed available permanent capacity at existing schools.

Chart S1 – Scugog Elementary Schools’ enrolment and capacities from 2021 to 2030



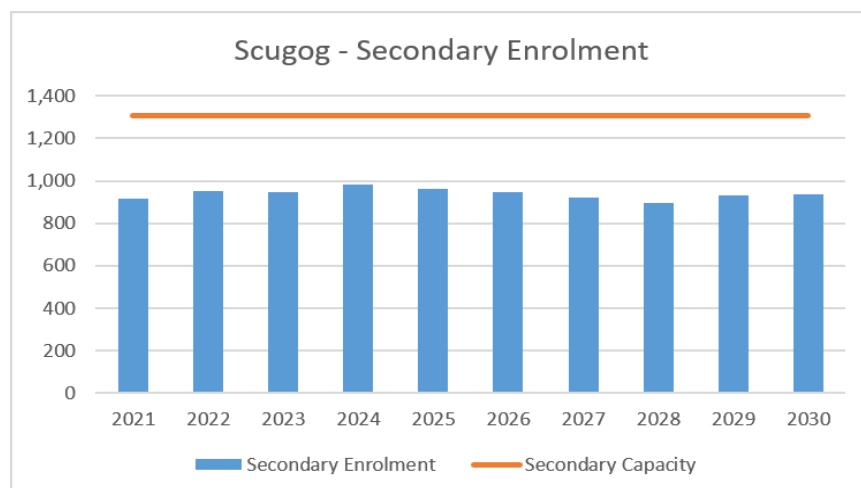
Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

- **Sustained Enrolment Growth:** Infill development applications and reactivated and/or new development plans in Scugog is expected to result in enrolment growth.
- **Current Holding Frameworks:** RH Cornish PS, continues to function as a partner school, absorbing ongoing enrolment growth from adjacent developing areas
- **Immediate Accommodation Constraints:** Existing schools have available space to address enrolment growth

Secondary

Scugog’s secondary school has space to address enrolment growth.

Chart S2 – Scugog’s Secondary School’s enrolment and capacity from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables to accommodate students from new residential developments.

- **Stable Projections:** The secondary school is projected to see slight, but gradual decline in enrolment over the next five years.
- **Capacity Buffer:** While new residential developments will introduce additional secondary school students into the system, the current secondary school will accommodate the growth.

2026-2027 Scugog Partner Schools

An elementary school has been identified as a partner school for growth resulting from new development south of King Street and west of Simcoe Street. DDSB continues to assess growth-related enrolment pressures in Scugog.

Designated Partner School Framework

To manage current elementary enrolment growth, students from this new residential community are being directed to the following partner schools:

- **Elementary:**
 - **RH Cornish PS**

No secondary school partners have been identified.

As area enrolment growth is projected to gradually increase, DDSB Planning staff will monitor growth-related needs and identify additional partner schools when needed until a new school is funded and constructed.

Portable Usage

Portables are utilized as temporary school accommodation for students when there is not sufficient space within a facility. With infill residential in Port Perry, 8 portables are projected to accommodate elementary students in Scugog. The number of portables is projected to fluctuate over the short-term due to anticipated development. One portable is located at Port Perry SS; however, it is not utilized for classroom space. Currently, there is surplus space at the secondary level in Scugog Township.

The secondary school in Scugog can accommodate students moving into Grade 9 over the next 5 years with no change in portables on site.

	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	184	161	161	207	207
Secondary Portable (in use) Capacity	23	23	23	23	23
Total Portable Capacity	207	184	184	230	230
Total Enrolment	17,382	17,108	17,077	17,135	16,889
Students in Portables	1.19%	1.08%	1.08%	1.34%	1.36%

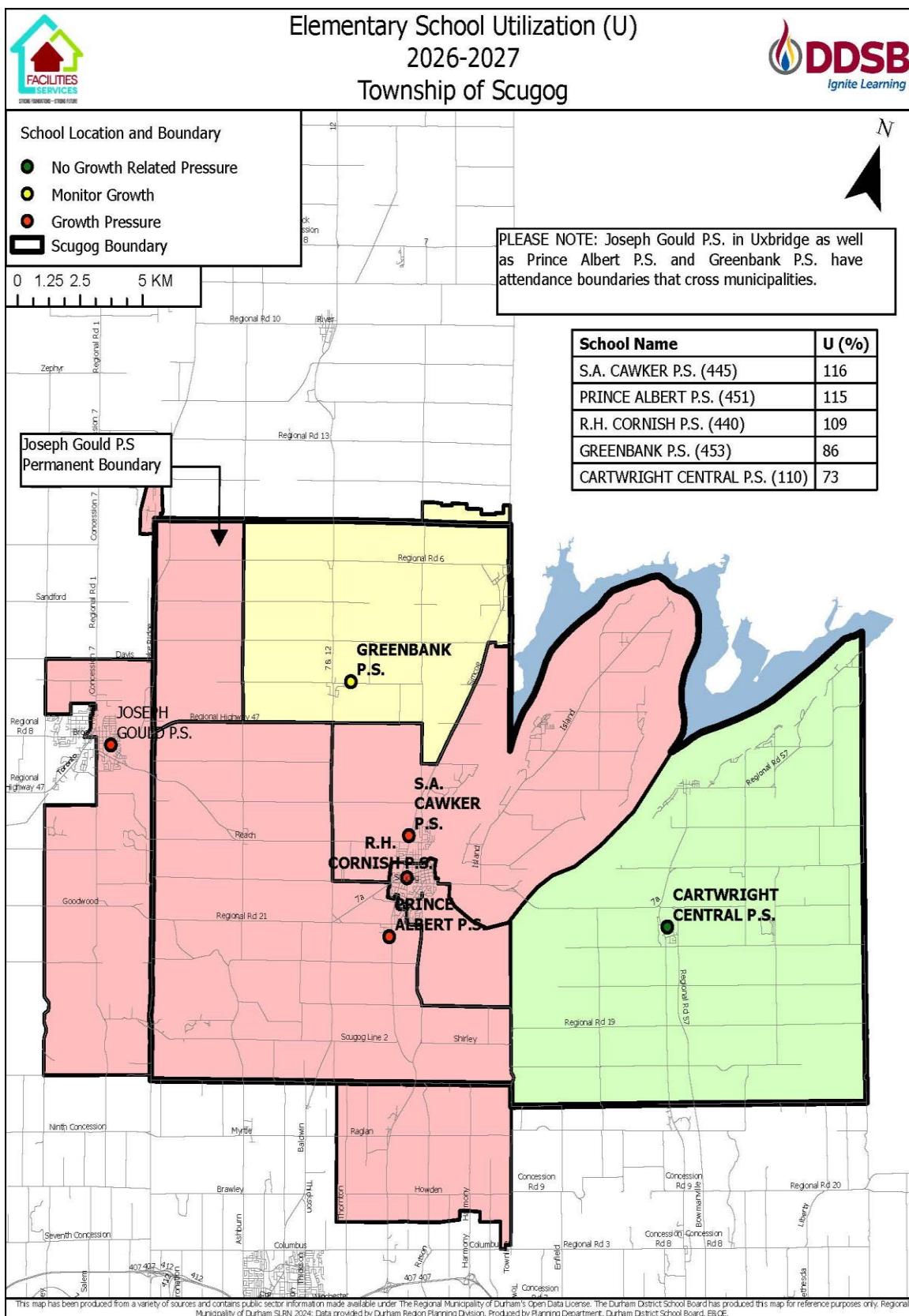
Maps – School Accommodation Pressures

For the purposes of this Accommodation Plan, accommodation status maps have been developed to reflect the current situation in 2026-2027 and the future situation in 2029-2030 at the Regular Track elementary and secondary levels, and for the elementary French Immersion program.

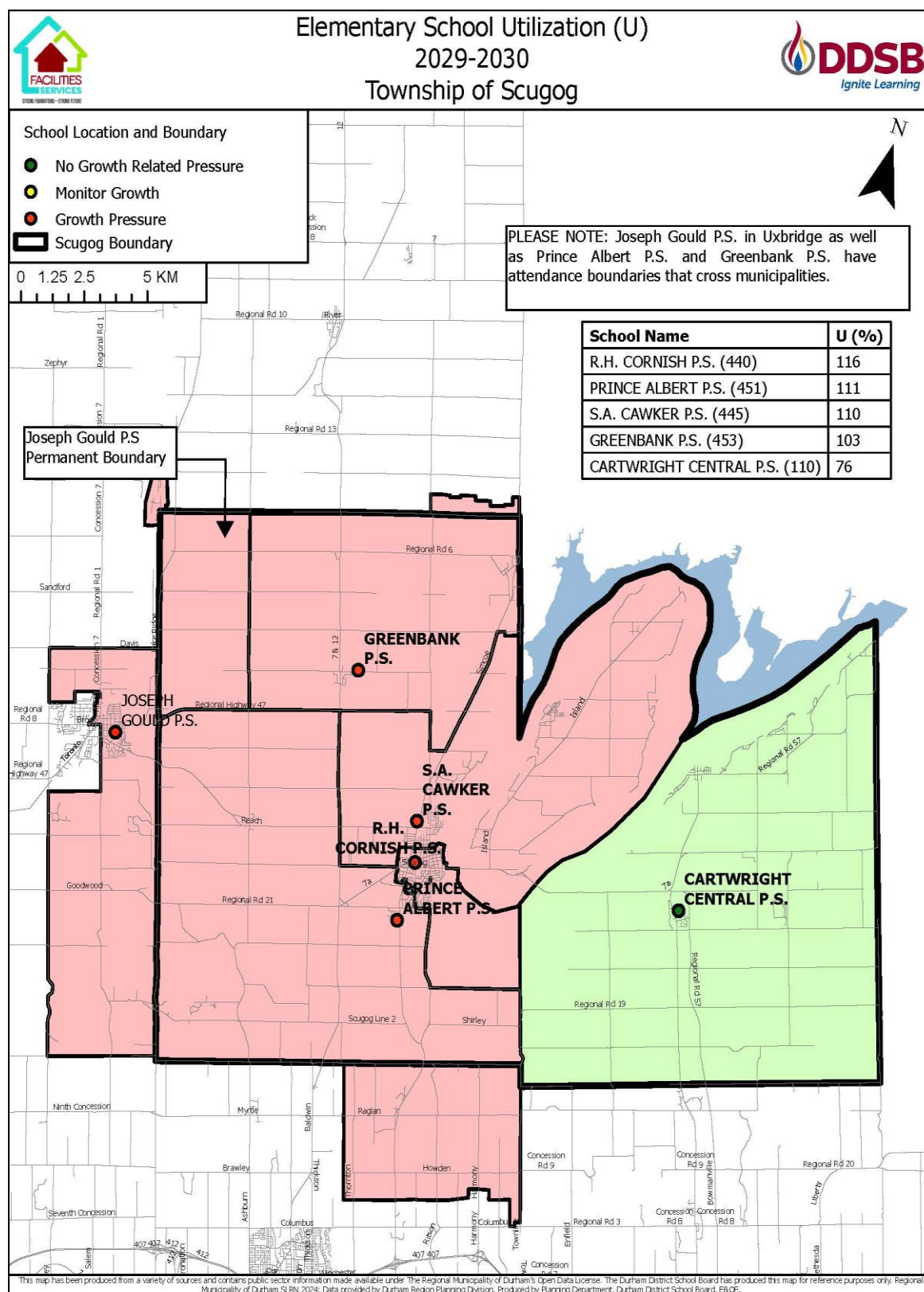
- **Red Zones:** Schools with enrolment growth and accommodation pressure – Utilization is 90% or greater.
- **Yellow Zones:** Schools with emerging space need to be monitored – Utilization is 80% to 89%.
- **Green Zones:** Stable schools currently experiencing no growth-related pressures – Utilization is 79% or less.

As noted in the 2029-2030 map, the growth pressures in elementary schools will continue to increase in areas where development is expanding. The need for future new elementary schools will continue. DDSB will monitor these areas and submit requests to the Ministry of Education for Capital Priorities funding to build new schools as needed.

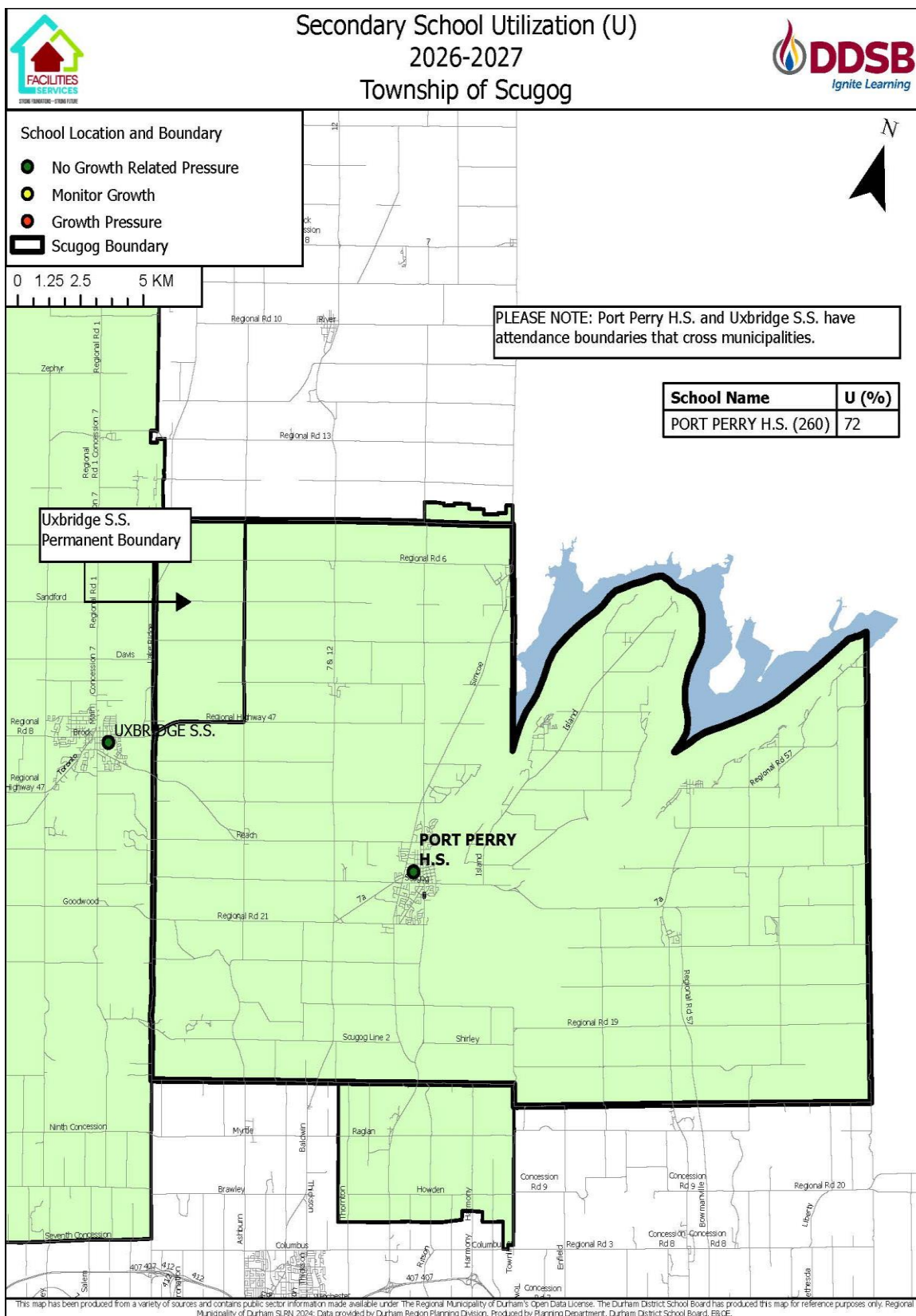
Elementary Schools (Regular Track) – Accommodation Condition – 2026-2027



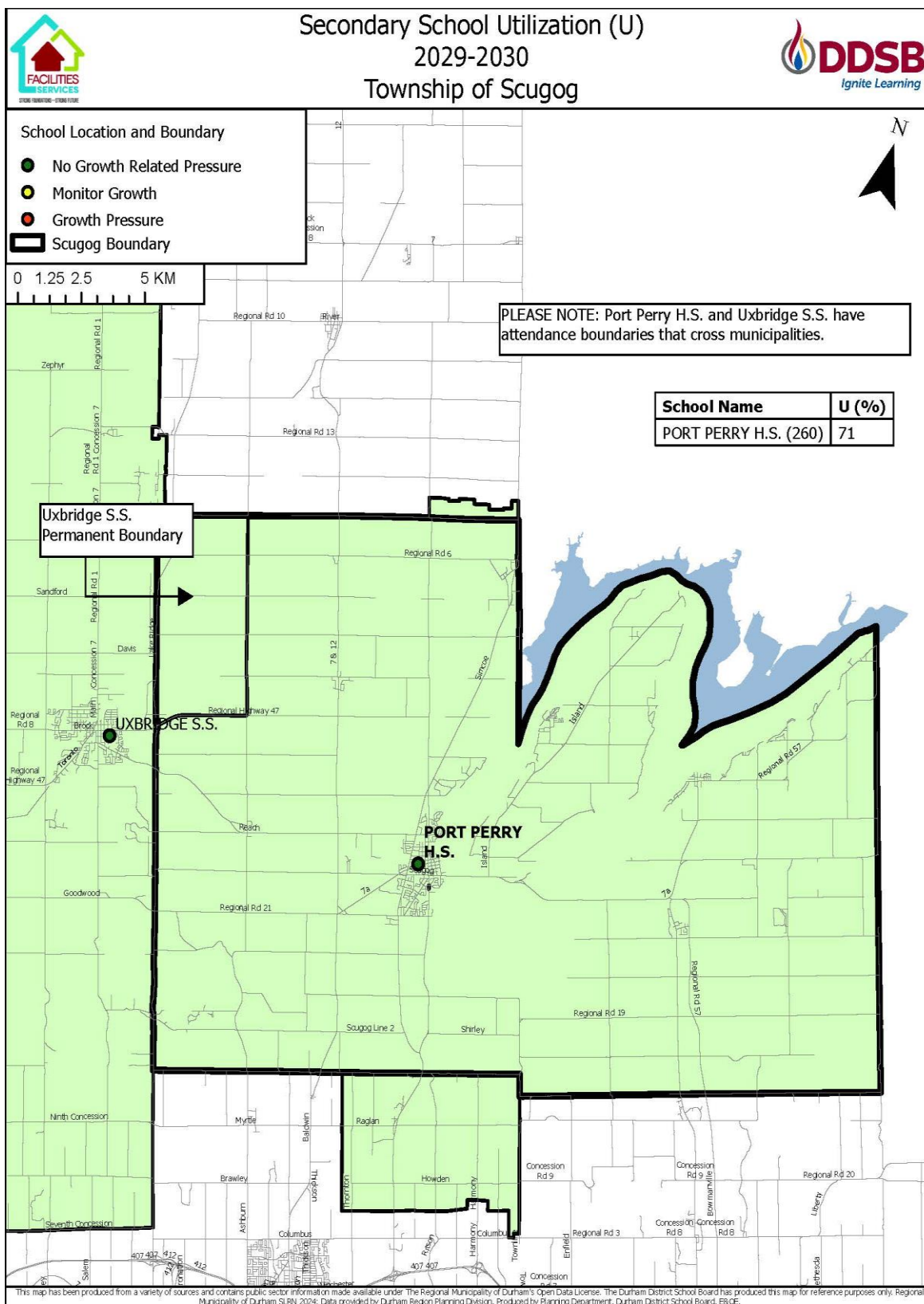
Elementary Schools (Regular Track) – Accommodation Condition – 2029-2030



Secondary Schools (Regular Track) – Accommodation Condition – 2026-2027



Secondary Schools (Regular Track) – Accommodation Condition – 2029-2030



French Immersion Elementary School Utilization (U)
2026-2027
Township of Scugog

School Location and Boundary

- No Growth Related Pressure
- Monitor Growth
- Growth Pressure
- Scugog Boundary

PLEASE NOTE: Uxbridge P.S. and R.H. Cornish P.S. have attendance boundaries that cross municipalities.

School Name	U (%)
R.H. CORNISH P.S. (440)	109

Uxbridge P.S. Permanent Boundary

Uxbridge P.S.

R.H. CORNISH P.S.

Scugog Line 2

Regional Rd 10

Regional Rd 13

Regional Rd 6

Regional Rd 21

Regional Rd 19

Regional Rd 20

Regional Rd 3

Regional Rd 5

Regional Rd 7

Regional Rd 8

Regional Rd 9

Regional Rd 11

Regional Rd 12

Regional Rd 14

Regional Rd 15

Regional Rd 16

Regional Rd 17

Regional Rd 18

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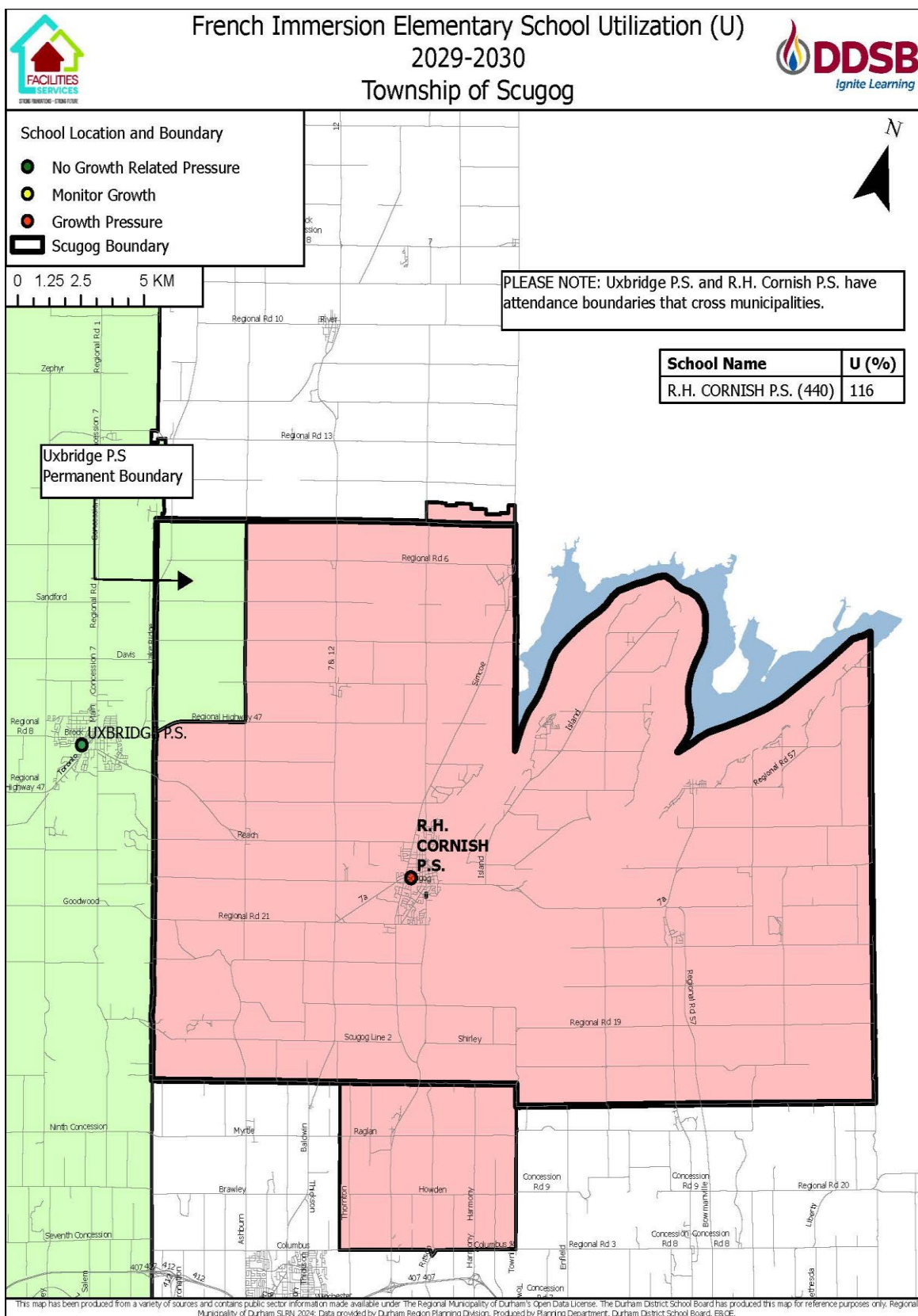
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Regional Rd 239

Regional Rd 240

Regional Rd

Elementary Schools (French Immersion) – Accommodation Condition – 2029-2030



Scugog Development and Future Schools Overview

Future development in the Township of Scugog will result in enrolment growth at existing schools specifically centered on those schools located in the Town of Port Perry.

- **Short-Term Outlook:** over **500 new residential units** are forecasted for construction over the next 5 years.
- **Long-Term Horizon:** Over **1,650 new residential units** within 15 years.
- **Data Sources:** Development projections are aligned with the DDSB's 2024 Education Development Charge By-law, utilizing figures from the Region of Durham, and the Township of Scugog's active proposal database.

Geographic Development Nodes

1. Port Perry

New residential development is primarily located in Port Perry. As development progresses, enrolment increases at existing schools will be monitored.

2. Future Development School Sites

There is one undeveloped school site owned by DDSB in Scugog:

- Unnamed Scugog PS (Union Avenue / Robin Trail, Port Perry)

3. Envision Durham Expansion Lands

According to Envision Durham, the total population of the Township of Scugog is projected to increase to 27,700 by 2051. Scugog has begun its Official Plan Review (OPR) to incorporate Envision Durham's data into its new Official Plan.

French Immersion Program and Modified Calendar Schools

French Immersion Program

- **Elementary:** French Immersion is offered at one school:
 - **RH Cornish PS:** Triple-track – Regular, Gifted & FI.
- **Secondary:** All graduating elementary students, including those in Gifted and FI, attend Port Perry HS.

- There are segments of both the elementary and secondary school boundaries, located just east of Uxbridge SS that have historically been designated to Uxbridge PS and Uxbridge SS for French Immersion, rather than Port Perry HS. This anomaly was created to improve ease of transportation through this area due to road access and travel times. Some Secondary French Immersion students attend Port Perry HS; however, this is only a portion of the Township's enrolment.
- **Program Status:** Participation in FI continues to be monitored.

Modified Calendar Schools

- **Modified Calendars:** No schools in the Township of Scugog provide a modified calendar program.

Capital Priorities & Next Steps

DDSB submitted a business case under the Ministry's 2025-2026 Capital Priorities process for a replacement school large enough to also address growth-related enrolment pressures; however, the submission was not approved for funding by the Ministry

DDSB continues to assess the need for a new school in The Township of Scugog.

Future Development School Sites

DDSB has one school site at Union Avenue and Robin Trail, Port Perry, that may be developed in the long-term.

Scugog Community Facilities

There are no Child Care centres in Scugog elementary schools; however, all five schools offer before and/or after school care. There are no Child Care centres at the secondary level. There is one Scugog school with a Community Hub.

Scugog - Future Direction

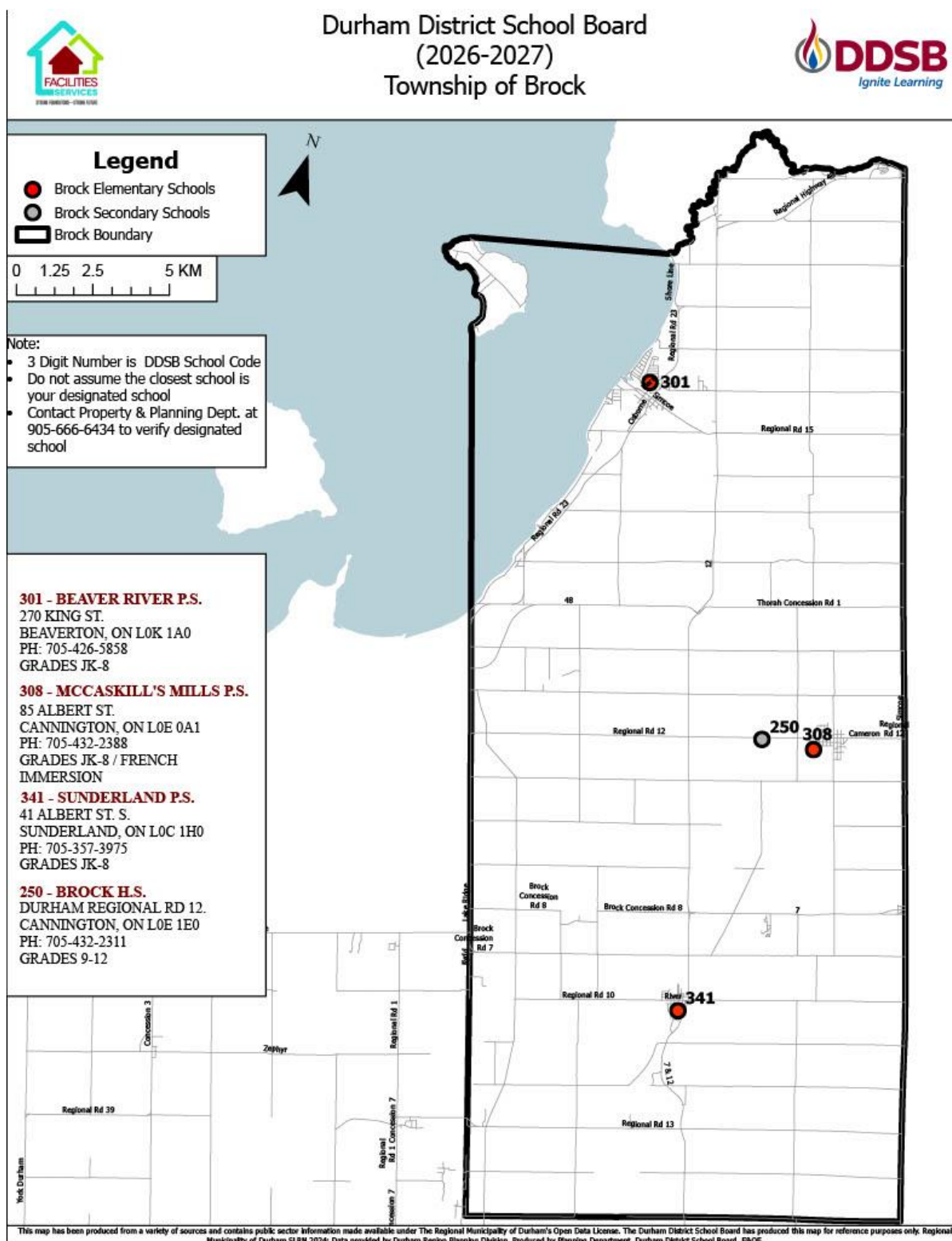
The enrolment in Scugog is stable but gradually increasing through to 2029 and beyond. This growth is concentrated around the Port Perry area where expansion to the nearby schools may not be possible due to site and/or servicing issues.

Elementary Panel: Cartwright Central PS has available space; however, it is located outside the designated growth areas of Scugog.

Secondary Panel: Over the five-year period of this accommodation plan, Port Perry HS has sufficient space to support projected secondary enrolment.

Staff will continue to monitor the enrolment and continue to explore opportunities for future growth, potential partnerships, boundary adjustments or the relocation of specialized programs to utilize the surplus space available.

MUNICIPAL OVERVIEW – TOWNSHIP OF BROCK



Township of Brock – Summary

Enrolment Pressures & Growth Forecasts

The Township of Brock is anticipating moderate long-term accommodation requirements for the Durham District School Board (DDSB). The Township is experiencing some development activity which is anticipated to continue.

- **Short-Term Growth:** Municipal forecasts project the construction of approximately **430 new homes** over the next 5 years.
- **Long-Term Horizon:** Housing volumes are projected to scale to approximately **1,280 homes** within 15 years.
- **Long-Range Projections:** Under the provincially approved *Envision Durham* master plan, Brock's total population is projected to reach **20,930 by 2051**. The Township initiated an Official Plan Review (OPR) in April 2021, and it remains ongoing as the Township considers incorporation of its section of *Envision Durham* into local planning policy.

Community Profile: Township of Brock

Development within the Township is generally concentrated in the urban areas of Beaverton, Cannington, and Sunderland.

Township of Brock – Overview

Brock, located on the eastern shore of Lake Simcoe, is home to more than 14,000 people. Brock has three main villages - Beaverton, Cannington and Sunderland, with rural residents outside the three built-up areas.

Brock School Facts

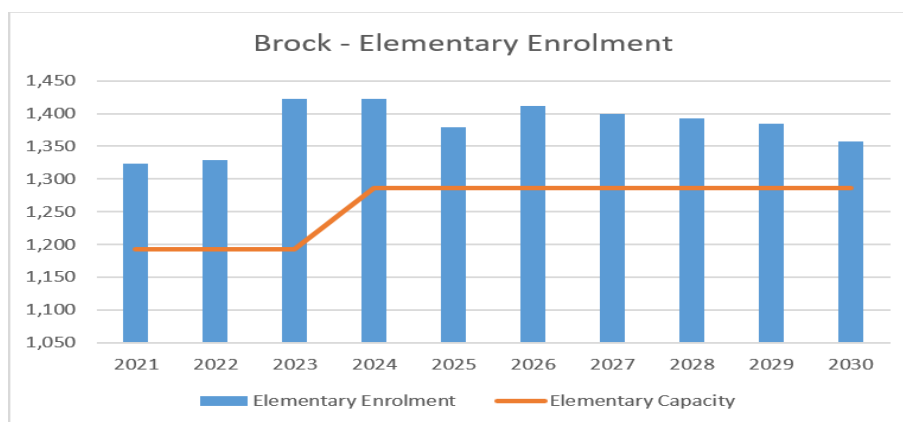
- There are currently three elementary schools and one secondary school serving Brock Township
- Facilities in Brock were built between 1956 (Sunderland PS) and 2024 (Beaver River PS, built on the site of the former Beaverton PS)
- There is a total 22,470.93 m² of facility space to accommodate Brock students
- Brock schools are accommodated on 35.98 hectares/88.91 acres of land
- In 2026-2027, 1,412 elementary students and 476 secondary students will be accommodated in existing schools

- No Brock schools are located adjacent to municipal parks; however, there is a park across the street from Beaver River PS
- FCI – There are currently two buildings in Brock with an FCI higher than 65% which is a marker for a school requiring significant repairs/building improvements. Details are available in Appendix C2:
 - Brock HS and Torah Central PS (closed)

Enrolment

The following charts show the enrolment and capacity, from 2021 to 2030, for Brock elementary schools and secondary schools

Chart B1 – Brock’s Elementary Schools’ enrolment and capacities from 2021 to 2030

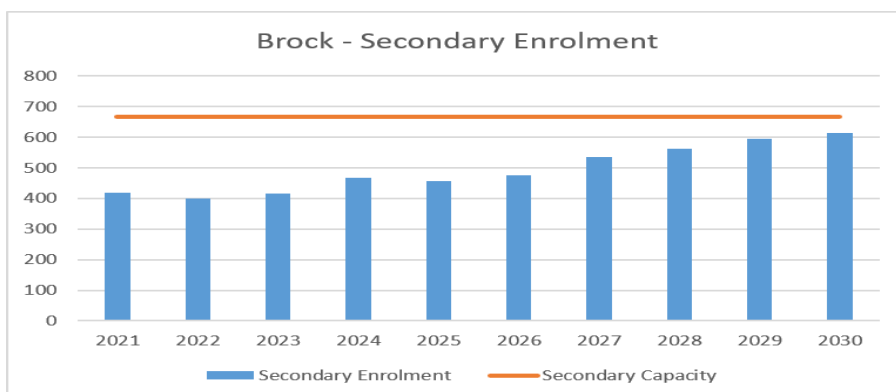


Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

Beaver River PS opened in September 2024 on the previous Beaverton PS site, consolidating the students from the former schools (Torah Central PS and Beaverton PS).

Enrolment growth within the area is resulting in sustainable accommodation pressures at the existing schools. Enrolment is projected to steadily decrease beyond 2030. Portables will be used to address accommodation needs where required.

Chart B2 – Brock’s Secondary Schools’ enrolment and capacities from 2021 to 2030



Capacity reflects permanent space and does not reflect the use of portables required to accommodate the increased enrolment until new schools or additions are constructed.

Secondary enrolment in Brock is projected to increase steadily to 2030 based on new development and regeneration of communities; however, the secondary school has capacity to accommodate the enrolment growth.

2026-2027 Brock Partner Schools

There are currently no partner schools to accommodate growth in Brock.

Portable Usage

Portables are utilized as temporary school accommodation for students when there is no space within a facility. In 2026-2027, there are 11 portables at the three elementary schools. With declining enrolment, the number of portables is projected to also decrease.

Currently, Brock HS uses two portables: one for core needs and one for the DASS North program. For the 2026–2027 school year, four additional portables will be brought on-site to temporarily house students during building renovations. By 2027–2028, only one portable will be required for secondary enrolment needs.

	2026	2027	2028	2029	2030
Elementary Portable (in use) Capacity	253	184	207	184	161
Secondary Portable (in use) Capacity	115	23	23	23	23
Total Portable Capacity	368	207	230	207	184
Total Enrolment	1,888	1,943	1,956	1,980	1,971
Students in Portables	19.49%	10.65%	11.76%	10.45%	9.34%

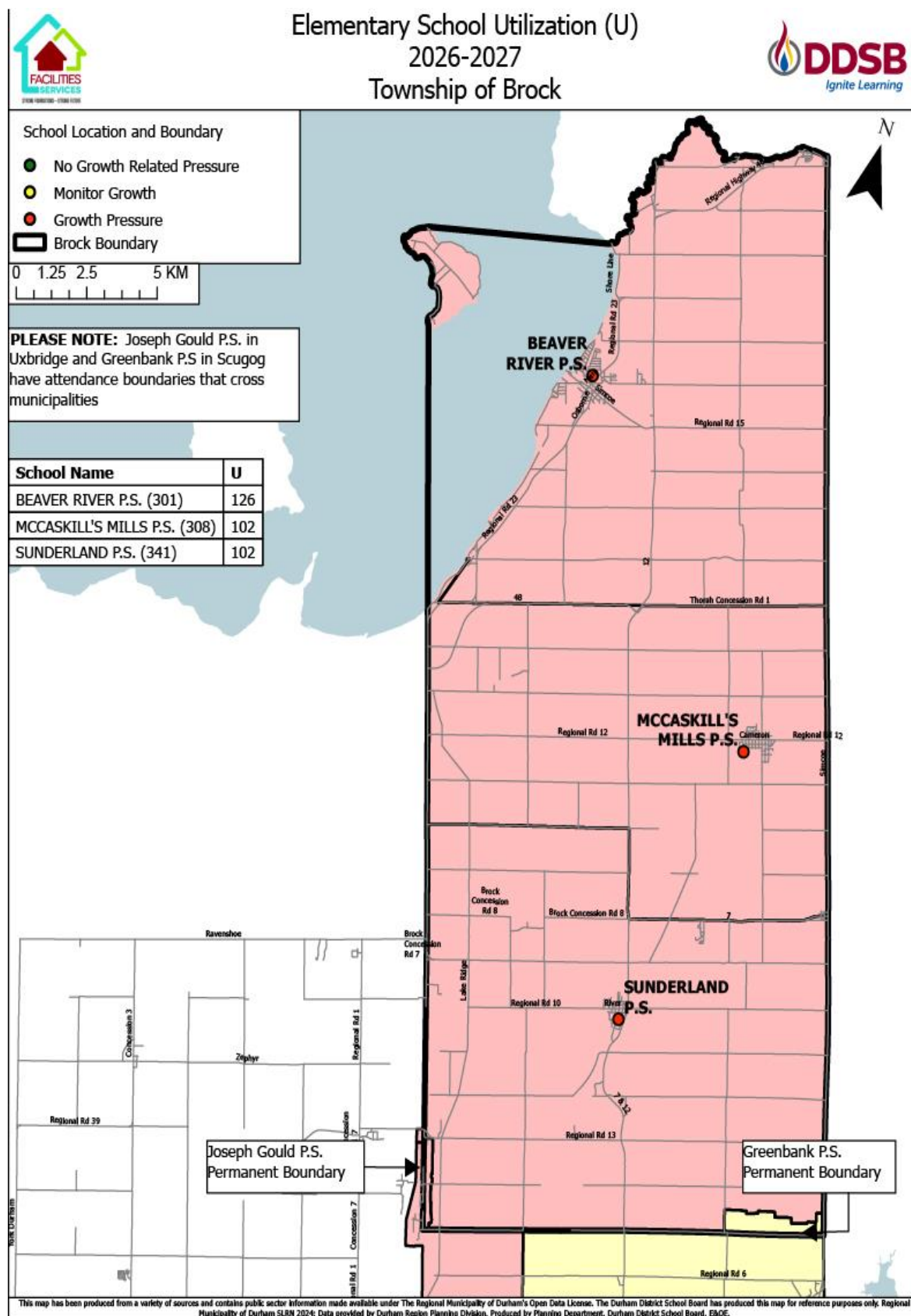
Maps – School Accommodation Pressures

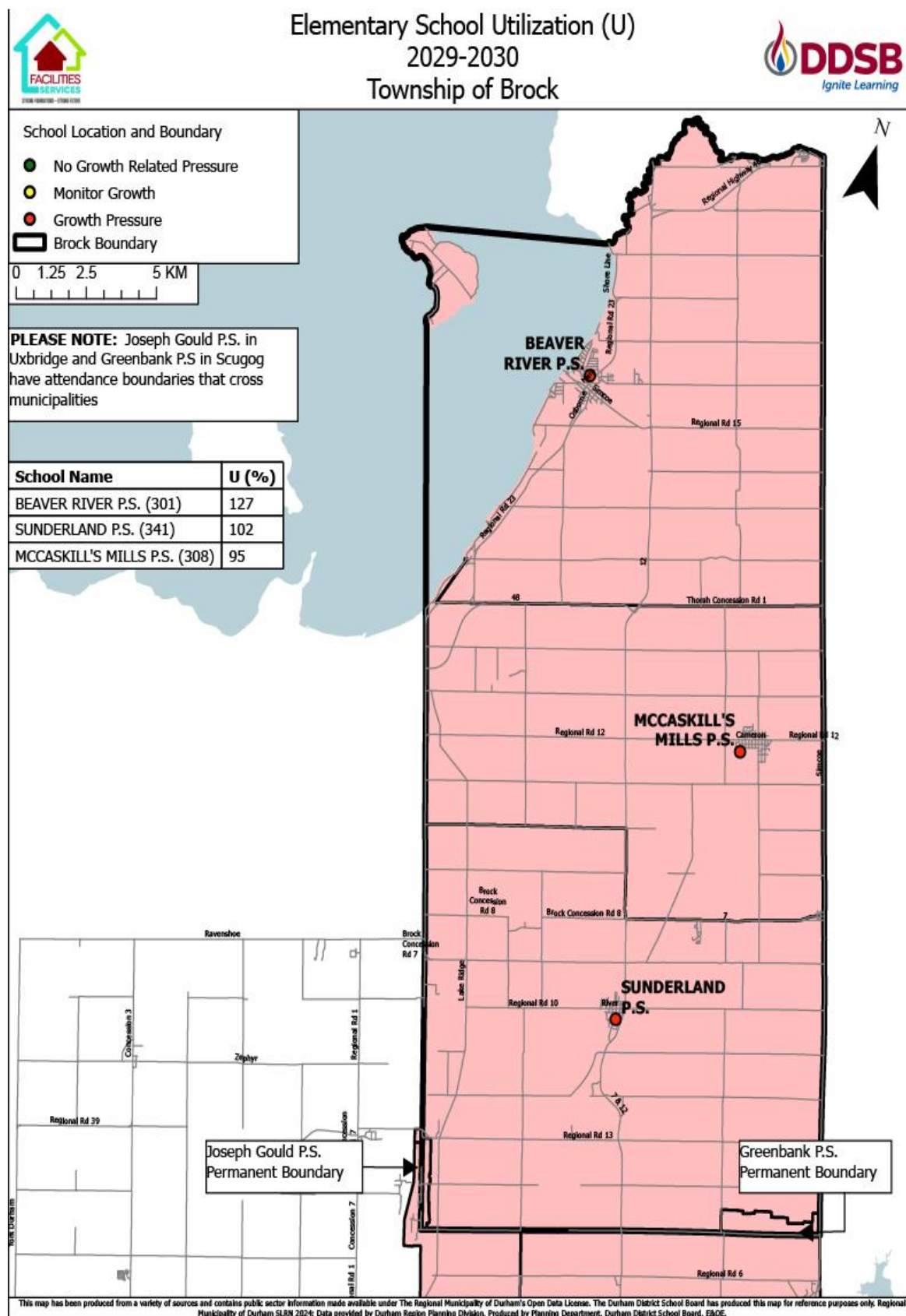
For the purposes of this Accommodation Plan, accommodation condition maps have been developed to reflect the current situation in 2026-2027 and the future situation in 2029-2030 at the Regular Track elementary and secondary levels, and for the elementary French Immersion program.

Areas in red are schools with significant enrolment growth; the areas in yellow are schools where accommodation needs should be monitored and the areas in green are schools where there are currently no growth-related pressures.

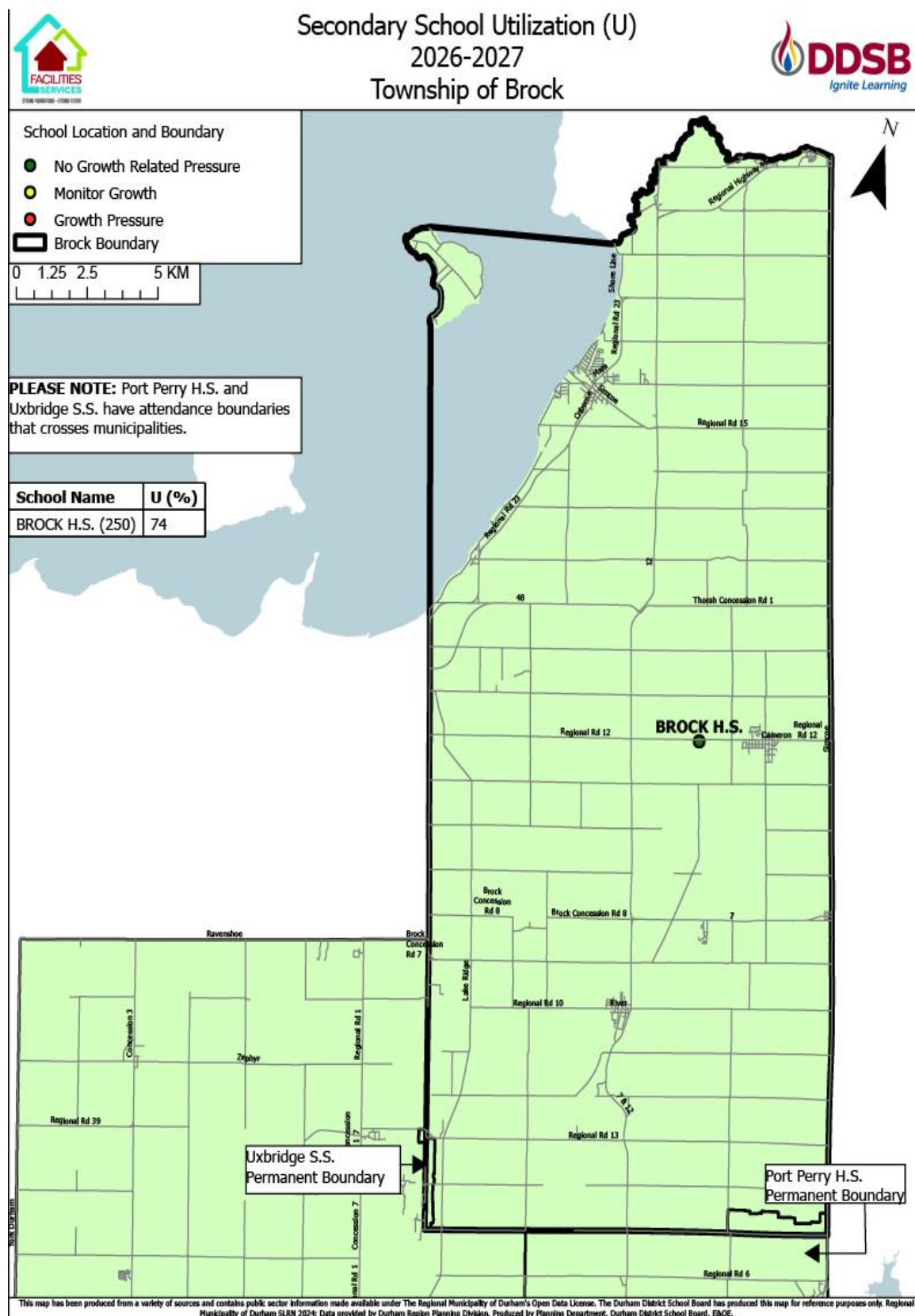
- **Red Zones:** Schools with enrolment growth and accommodation pressure – Utilization is 90% or greater.
- **Yellow Zones:** Schools with emerging space need to be monitored – Utilization is 80% to 89%.
- **Green Zones:** Stable schools currently experiencing no growth-related pressures – Utilization is 79% or less.

Elementary Schools (Regular Track) – Accommodation Condition – 2026-2027

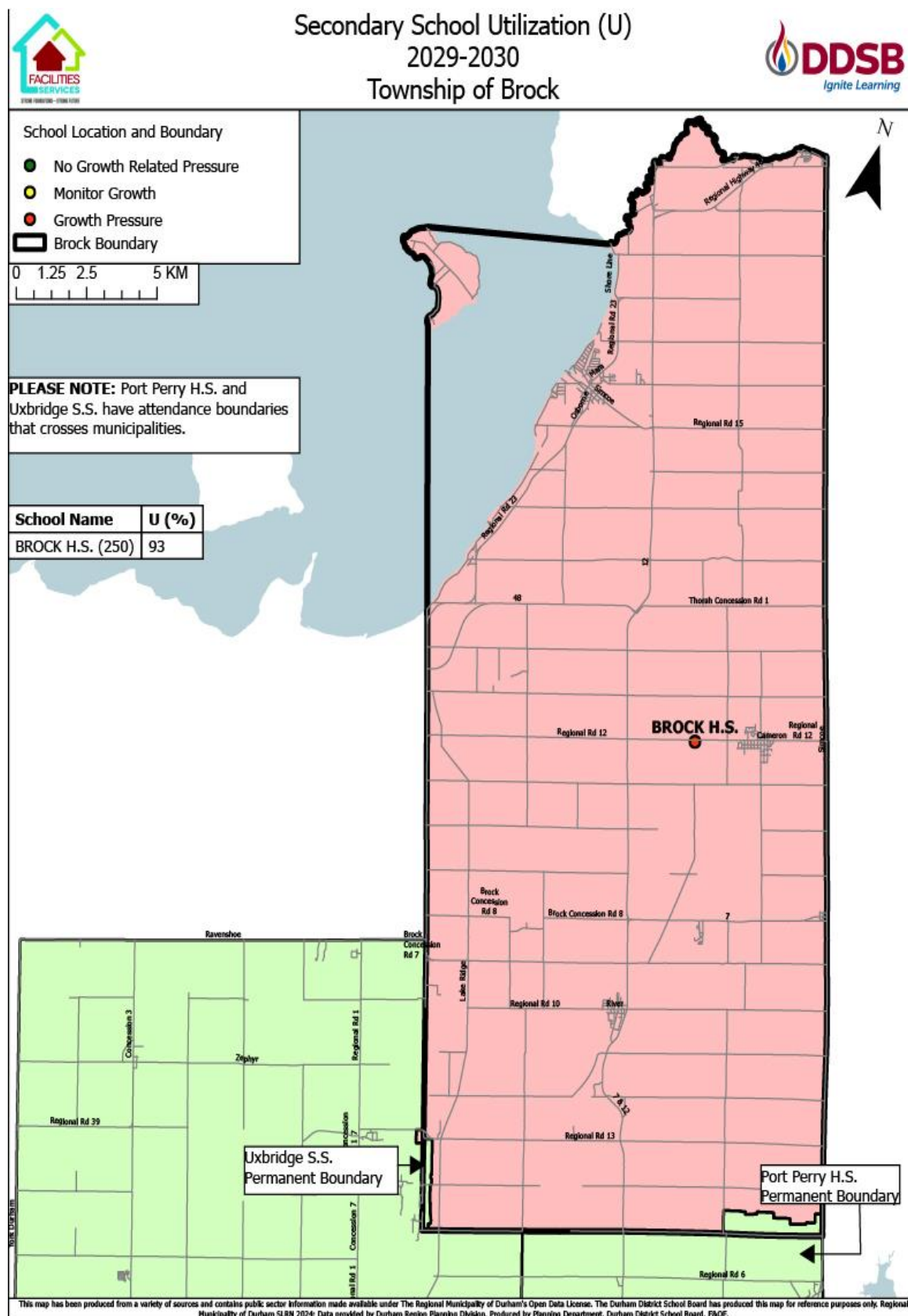




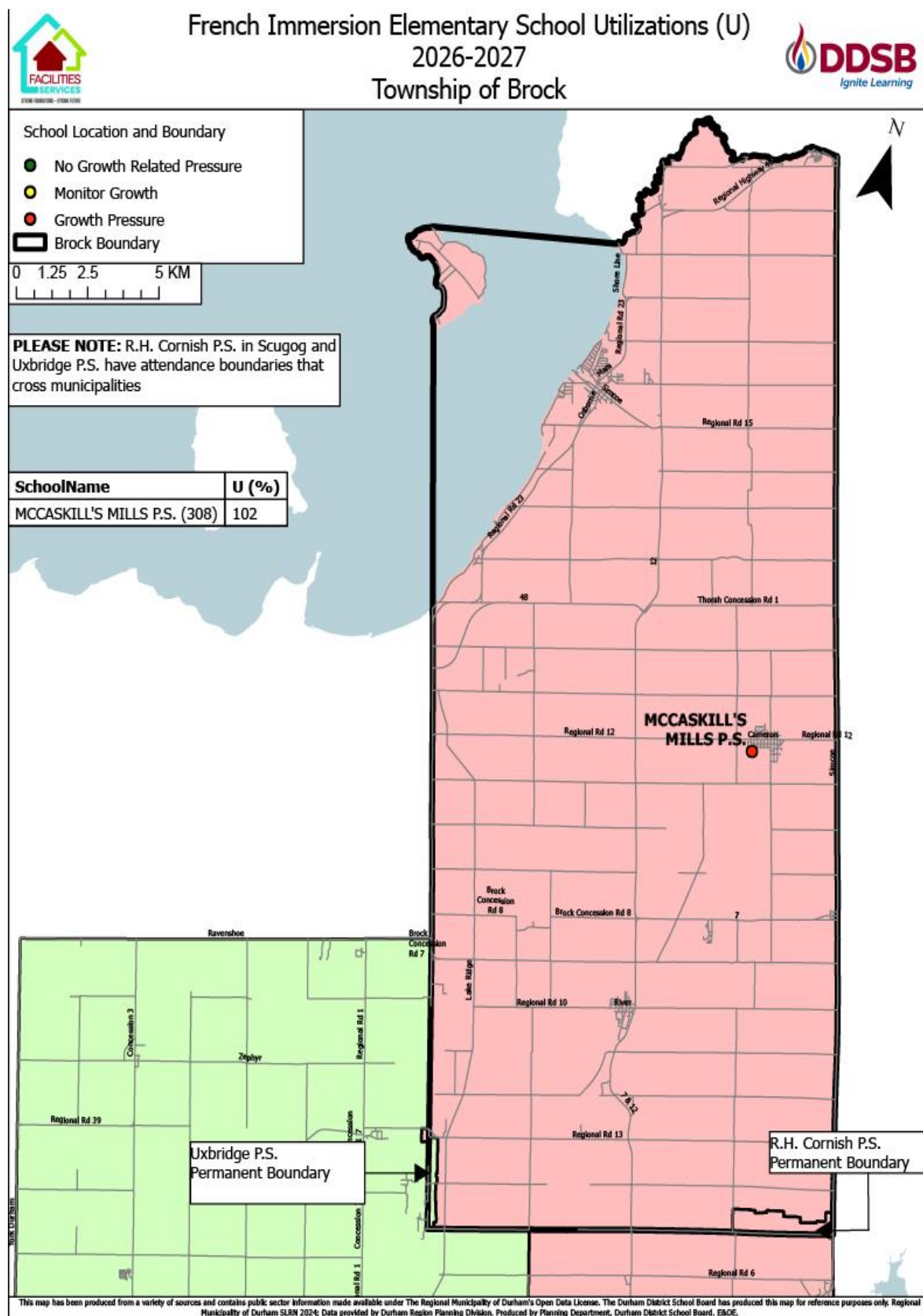
Secondary Schools (Regular Track) – Accommodation Condition – 2026-2027



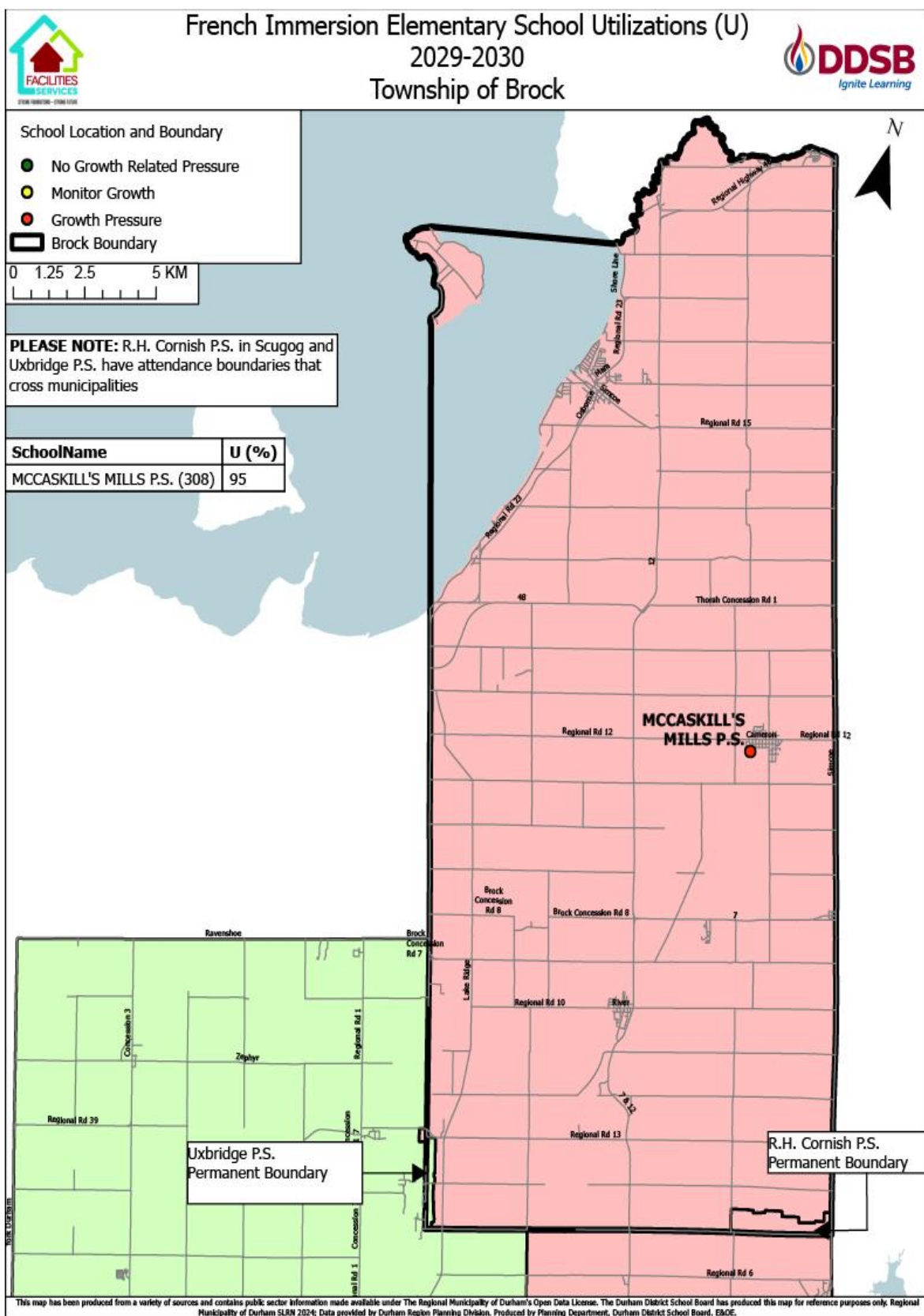
Secondary Schools (Regular Track) – Accommodation Condition – 2029-2030



Elementary Schools (French Immersion) – Accommodation Condition – 2026-2027



Elementary Schools (French Immersion) – Accommodation Condition – 2029-2030



Brock Development and Future Schools Overview

There is future new growth in Brock within the current urban area, focused primarily in the Beaverton area.

- **Short-Term Outlook:** Approximately **430 new residential units** are forecasted over the next 5 years.
- **Long-Term Horizon:** Approximately **1,280 new residential units** within 15 years.
- **Data Sources:** Development projections are aligned with DDSB's 2024 Education Development Charge Background Study and the Region of Durham and the Township of Brock 2018 Development Charges Study.

Geographic Development Nodes

1. Beaverton

New residential development is primarily located in Beaverton. As development progresses, the impact on enrolment at existing schools will be monitored.

2. Future Development School Sites

There is no undeveloped school site owned by DDSB in Brock.

3. Envision Durham Expansion Lands

- According to *Envision Durham*, the total population of the Township of Brock is projected to increase to 20,930 by 2051. The Township initiated an Official Plan Review (OPR) in April 2021, and it remains ongoing as the Township considers incorporation of its section of *Envision Durham* into local planning policy.

French Immersion Program and Modified Calendar Schools

French Immersion Program

- **Elementary:** French Immersion is offered at one school:
 - **McCaskill's Mills PS** – dual track school.
- **Secondary:** Secondary FI students attend Port Perry HS.
- **Program Status:** Participation in FI continues to be monitored.

Modified Calendar Schools

- **Modified Calendars:** Brock HS is on a modified calendar.

Capital Priorities & Next Steps

There are no new school needs in Brock Township as enrolment continues to decline.

Future Development School Sites

There are no undeveloped school sites owned by DDSB in Brock; however, the DDSB does have the former Torah Central PS property which was closed in 2024.

Brock French Immersion Programs

The elementary French Immersion program is accommodated at McCaskill's Mills PS, a dual-track FI and Regular program school. DDSB will continue to monitor the elementary FI needs.

Secondary French Immersion students attend Port Perry HS in Scugog.

Brock Community Facilities

There are two childcare centres in Brock elementary schools, and three schools offer before and/or after school care. There are no childcare centres at the secondary level. There is one Brock School with a Community Hub.

Township of Brock - Future Direction

Staff will monitor enrolment growth to determine future accommodation needs.

APPENDIX A – OFFICIAL ENROLMENT PROJECTIONS – 2026-2027



2026 to 2030 Projected Elementary Enrolment

School #	School Name	Grades	2026 Ministry Rated Capacity	Total Enrolment Numbers					
				Actual 2025 <i>(As of October 31, 2025*)</i>	Projected				
					October 2026	October 2027	October 2028	October 2029	October 2030
City of Pickering									
384	Altona Forest	JK to 8	349	442	437	426	421	422	405
370	Bayview Heights	JK to 8	472	482	504	484	505	518	529
371	Biidaasige Mandamin	JK to 8	489	411	402	398	395	393	398
419	Claremont	JK to 8	187	304	310	333	344	351	379
375	Elizabeth B. Phin	JK to 8	400	362	345	355	353	355	357
373	Fairport Beach	JK to 8	328	295	305	293	296	305	299
372	Frenchman's Bay**	1 to 8	627	475	471	461	474	489	495
374	Gandatsetiagon	JK to 8	452	583	584	584	575	577	569
379	Glengrove	JK to 8	357	322	308	298	294	308	292
383	Highbush	JK to 8	610	495	465	479	464	437	460
311	Josiah Henson	JK to 8	634	868	988	1042	1,129	1,194	1,314
382	Maple Ridge	JK to 8	464	632	609	602	592	567	549
377	Rosebank Road	JK to 8	167	216	226	226	220	211	209
381	Valley Farm	JK to 8	674	622	573	592	594	586	564
412	Valley View	JK to 8	167	208	298	318	356	408	485
380	Vaughan Willard	JK to 8	300	328	338	338	338	330	330
385	Westcreek	JK to 8	426	391	390	390	372	380	386
376	William Dunbar	JK to 8	495	694	700	703	699	678	675
Town of Ajax									
402	Alexander Graham Bell	JK to 8	512	614	590	613	604	608	605
397	Applecroft	JK to 8	308	345	348	348	354	353	355
390	Bolton C. Falby	JK to 8	781	803	852	861	847	849	792
398	Cadarackque	JK to 8	570	644	658	636	676	696	711
414	Carruthers Creek	JK to 8	758	788	752	743	732	736	707
368	da Vinci	JK to 8	565	704	678	668	635	621	604
401	Dr. Roberta Bondar	JK to 8	328	228	233	228	223	223	212
394	Duffin's Bay	JK to 8	397	235	230	228	223	223	209
403	Eagle Ridge	JK to 8	435	488	454	451	438	436	444
393	Lakeside	JK to 8	328	308	308	299	284	290	268
415	Lester B. Pearson	JK to 8	403	371	359	350	338	318	295
399	Lincoln Alexander	JK to 8	412	481	485	483	480	492	480
400	Lincoln Avenue	JK to 8	305	387	391	388	401	405	403
410	Michaelle Jean**	1 to 8	553	371	341	334	341	341	340
408	Nottingham	JK to 8	521	501	486	482	483	468	475
392	Ontario Street	JK to 8	282	214	210	207	216	222	215
396	Roland Michener	JK to 8	248	277	285	279	280	288	276
454	Romeo Dallaire	JK to 8	490	533	521	531	520	503	491
389	Rosemary Brown**	1 to 8	558	274	277	273	289	312	320
395	Southwood Park	JK to 8	656	693	696	686	707	716	724
405	Terry Fox	JK to 8	349	445	462	453	460	461	437
307	Trillium Woods	JK to 8	536	709	757	731	748	757	842
386	Vimy Ridge	JK to 8	562	636	610	605	601	595	573
390	Viola Desmond	JK to 8	663	842	832	812	818	794	777
417	Westney Heights	JK to 8	473	367	362	361	362	358	353

*October 31, 2025 data is extracted from OnSIS

**Grades 1-8 schools are single-track French Immersion

2026 to 2030 Projected Elementary Enrolment

School #	School Name	Grades	2026 Ministry Rated Capacity	Total Enrolment Numbers					
				Actual	Projected				
				2025 (As of October 31, 2025*)	October 2026	October 2027	October 2028	October 2029	October 2030
Town of Whitby									
430	Bellwood	JK to 8	380	460	438	427	424	415	392
444	Blair Ridge	JK to 8	593	384	353	353	326	304	298
443	Brooklin Village	JK to 8	674	731	742	762	802	862	967
436	C.E. Broughton	JK to 8	354	517	393	393	384	400	423
418	Cpt. Michael VandenBos	JK to 8	619	823	846	837	898	891	901
441	Chris Hadfield	JK to 8	657	652	618	644	605	586	613
425	Col. J.E. Farewell	JK to 8	524	553	483	492	485	486	479
420	Dr. Robert Thornton	JK to 8	443	476	329	329	304	298	292
424	E.A. Fairman	JK to 8	256	344	301	301	284	280	258
437	Fallingbrook	JK to 8	426	684	671	686	665	646	624
431	Glen Dhu	JK to 8	550	582	524	513	486	477	454
404	Jack Miner	JK to 8	386	604	611	616	610	619	602
434	John Dryden	JK to 8	639	696	705	700	693	686	672
473	Julie Payette**	1 to 8	668	569	539	528	531	510	508
421	Meadowcrest**	1 to 8	262	210	209	206	201	199	191
433	Ormiston	JK to 8	472	643	429	429	408	396	388
429	Pringle Creek	JK to 8	564	715	723	726	738	753	744
446	Robert Munsch	JK to 8	593	693	427	423	414	415	412
439	Sir Samuel Steele	JK to 8	469	521	535	514	495	484	456
411	Sir William Stephenson	JK to 8	438	559	584	578	581	593	603
423	Unnamed West Whitby Limoges PS	JK to 8	634	n/a	503	515	625	695	754
448	Unnamed West Whitby Maskell PS	JK to 8	634	n/a	798	852	1,022	1,117	1,202
435	West Lynde	JK to 8	449	640	499	489	456	459	438
416	Whitby Shores	JK to 8	594	644	634	628	606	580	572
413	Williamsburg	JK to 8	513	759	554	554	510	484	462
442	Willows Walk	JK to 8	490	523	483	483	476	488	519
438	Winchester	JK to 8	570	469	461	479	464	462	494

*October 31, 2025 data is extracted from OnSIS

**Grades 1-8 schools are single-track French Immersion

2026 to 2030 Projected Elementary Enrolment

School #	School Name	Grades	2026 Ministry Rated Capacity	Total Enrolment Numbers					
				Actual	Projected				
				2025 (As of October 31, 2025*)	October 2026	October 2027	October 2028	October 2029	October 2030
City of Oshawa									
101	Adelaide McLaughlin	JK to 8	397	405	405	404	384	379	359
103	Beau Valley	JK to 8	236	275	310	324	327	328	354
104	Bobby Orr	JK to 8	360	302	315	308	310	314	299
454	Clara Hughes	JK to 8	490	724	737	727	735	743	730
107	College Hill	JK to 8	225	309	305	297	295	299	293
111	Coronation	JK to 8	377	457	452	462	466	466	468
119	David Bouchard	JK to 8	625	473	455	453	440	441	434
113	Dr. C. F. Cannon	JK to 8	748	437	431	420	421	420	409
133	Dr. S. J. Phillips	JK to 8	452	487	447	447	441	436	428
105	Elsie MacGill	JK to 8	519	635	713	770	765	759	811
102	Forest View	JK to 8	444	534	529	529	532	522	510
120	Glen Street	JK to 8	472	361	378	371	369	377	360
126	Gordon B. Attersley	JK to 8	481	563	561	582	578	580	575
122	Harmony Heights	JK to 8	363	434	457	457	471	474	475
125	Hillsdale	JK to 8	233	157	164	162	164	162	164
116	Jeanne Sauve**	1 to 8	576	636	634	620	620	592	574
302	Kedron	JK to 8	262	484	466	508	524	541	589
108	Lakewoods	JK to 8	504	332	353	343	344	348	332
137	Maamawi iyaawag	JK to 8	536	717	735	766	816	852	903
131	Mary Street	JK to 8	190	216	218	218	223	232	227
114	Norman G. Powers	JK to 8	490	670	725	749	738	735	772
132	Northern Dancer	JK to 8	513	771	357	351	303	301	317
124	Pierre Elliott Trudeau	JK to 8	495	715	706	706	688	670	691
135	Queen Elizabeth	JK to 8	481	560	559	544	529	527	490
134	Seneca Trail	JK to 8	565	608	602	602	573	531	550
112	Sherwood	JK to 8	467	582	571	583	562	549	523
154	Stephen G. Saywell	JK to 8	400	368	361	360	346	349	343
143	Sunset Heights	JK to 8	380	611	421	421	417	411	412
117	Unnamed North Oshawa PS	JK to 8	634	n/a	632	675	736	746	774
147	Village Union	JK to 8	732	644	667	652	636	630	596
145	Vincent Massey	JK to 8	441	622	636	636	633	635	635
127	Walter E. Harris**	1 to 8	443	420	412	404	413	414	416
153	Waverly	JK to 8	354	421	435	426	410	409	380
149	Woodcrest	JK to 8	308	411	388	388	379	368	357

*October 31, 2025 data is extracted from OnSIS

**Grades 1-8 schools are single-track French Immersion

2026 to 2030 Projected Elementary Enrolment

School #	School Name	Grades	2026 Ministry Rated Capacity	Total Enrolment Numbers					
				Actual	Projected				
				2025 (As of October 31, 2025*)	October 2026	October 2027	October 2028	October 2029	October 2030
Township of Uxbridge									
364	Goodwood	JK to 8	213	218	223	223	212	197	185
306	Joseph Gould	JK to 8	567	620	623	623	597	584	571
304	Quaker Village	JK to 8	409	393	401	397	395	375	366
321	Scott Central	JK to 8	305	312	310	305	301	299	297
305	Uxbridge**	1 to 8	443	248	242	236	240	230	220
Township of Scugog									
110	Cartwright Central	JK to 8	449	317	328	328	339	340	347
453	Greenbank	JK to 6	141	128	121	121	133	145	141
451	Prince Albert	JK to 8	259	302	299	299	292	287	278
440	R. H. Cornish	JK to 8	639	697	697	683	727	740	733
445	S. A. Cawker	JK to 8	455	502	527	522	514	501	512
Township of Brock									
301	Beaver River	JK to 8	418	506	526	524	521	532	517
308	McCaskill's Mills	JK to 8	441	451	450	448	444	418	414
341	Sunderland	JK to 8	427	422	436	428	428	435	427
Virtual Elementary									
484	DDSB@Home***	5 to 8	n/a	83	0	0	0	0	0
	Regional Total		53,801	56,296	56,542	56,631	56,705	56,782	56,879

*October 31, 2025 data is extracted from OnSIS

**Grades 1-8 schools are single-track French Immersion

***DDSB@Home will no longer be offered as of the 2026-2027 School Year

Summary Table - Elementary Enrolment

	2026 Ministry Rated Capacity	Total Enrolment Numbers					
		Actual	Projected				
		2025 (As of October 31, 2025*)	October 2026	October 2027	October 2028	October 2029	October 2030
City of Pickering	7,598	8,130	8,253	8,322	8,421	8,509	8,695
Town of Ajax	11,993	12,258	12,177	12,050	12,060	12,065	11,908
Town of Whitby	13,851	14,451	14,392	14,457	14,493	14,585	14,718
City of Oshawa	15,193	16,341	16,537	16,665	16,588	16,540	16,550
Township of Uxbridge	1,937	1,791	1,799	1,784	1,745	1,685	1,639
Township of Scugog	1,943	1,946	1,972	1,953	2,005	2,013	2,011
Township of Brock	1,286	1,379	1,412	1,400	1,393	1,385	1,358
DDSB@Home***	n/a	83	0	0	0	0	0
TOTAL	53,801	56,379	56,542	56,631	56,705	56,782	56,879

*October 31, 2025 data is extracted from OnSIS

***DDSB@Home will no longer be offered as of the 2026-2027 School Year

2026 to 2030 Projected Secondary Enrolment

	2026 Ministry Rated Capacity	Total Enrolment Numbers					
		Actual	Projected				
		2025 (As of October 31, 2025*)	October 2026	October 2027	October 2028	October 2029	October 2030
City of Pickering							
Dunbarton HS	1,806	1,652	1,566	1,612	1,585	1,566	1,524
Pine Ridge SS	1,651	1,160	1,224	1,293	1,456	1,586	1,595
Town of Ajax							
Ajax HS	1,572	1,352	1,336	1,318	1,308	1,359	1,366
J. Clarke Richardson CI	1,548	1,913	1,850	1,780	1,792	1,818	1,788
Pickering HS	1,824	1,941	2,019	1,960	1,917	1,893	1,827
Town of Whitby							
Anderson CVI	1,106	1,157	1,162	1,139	1,147	1,201	1,174
Brooklin HS	1,283	1,422	1,367	1,397	1,407	1,396	1,455
Donald A. Wilson SS	1,364	1,292	1,377	1,425	1,523	1,571	1,552
Henry Street HS	938	1,106	1,086	1,076	1,028	1,049	1,094
Sinclair SS	1,384	1,714	1,659	1,657	1,705	1,690	1,781
City of Oshawa							
Eastdale CVI	1,283	1,488	1,353	1,369	1,505	1,562	1,589
G.L. Roberts CVI	970	543	497	494	488	507	519
Maxwell Heights SS	1,375	1,879	1,674	1,683	1,828	1,761	1,811
O'Neill CVI	1,380	1,463	1,243	1,246	1,265	1,338	1,335
R.S. McLaughlin CVI	1,191	1,216	1,197	1,157	1,105	1,066	1,121
Unnamed North Oshawa SS	1,387	n/a	780	1,077	1,152	1,162	1,120
Township of Uxbridge							
Uxbridge SS	1,412	1,001	1,003	944	958	959	969
Township of Scugog							
Port Perry HS	1,306	960	946	922	895	932	937
Township of Brock							
Brock HS	642	458	476	534	563	595	613
Total**	25,422	23,717	23,815	24,083	24,627	25,011	25,170

*October 31, 2025 data is extracted from OnSIS

**Durham Alternative Secondary School has not been included in the 2026 Official Enrolment Projections

Summary Table - Secondary Enrolment

	2026 Ministry Rated Capacity	Total Enrolment Numbers					
		Actual	Projected				
		2025 (As of October 31, 2025*)	October 2026	October 2027	October 2028	October 2029	October 2030
City of Pickering	3,457	2,812	2,790	2,905	3,041	3,152	3,119
Town of Ajax	4,944	5,206	5,205	5,058	5,017	5,070	4,981
Town of Whitby	6,075	6,691	6,651	6,694	6,810	6,907	7,056
City of Oshawa	7,586	6,589	6,744	7,026	7,343	7,396	7,495
Township of Uxbridge	1,412	1,001	1,003	944	958	959	969
Township of Scugog	1,306	960	946	922	895	932	937
Township of Brock	642	458	476	534	563	595	613
Total**	25,422	23,717	23,815	24,083	24,627	25,011	25,170

*October 31, 2025 data is extracted from OnSIS

**Durham Alternative Secondary School has not been included in the 2026 Official Enrolment Projections

October 2026 Projected Elementary Enrolment by Grade

School	JK	SK	1	2	3	4	5	6	7	8	ISS	Total Including ISS
<u>City of Pickering</u>												
Altona Forest	45	45	45	37	51	44	36	41	44	36	13	437
Bayview Heights	55	51	69	56	46	44	55	38	41	39	10	504
Biidaasige Mandamin	29	40	41	37	48	53	32	34	40	38	10	402
English	29	40	10	11	16	18	8	14	18	21	0	185
French Immersion	0	0	31	26	32	35	24	20	22	17	0	207
Claremont	29	27	39	45	26	34	23	32	29	26	0	310
Elizabeth B. Phin	33	26	26	41	43	45	39	32	28	32	0	345
Fairport Beach	40	32	37	29	26	30	24	27	30	30	0	305
Frenchman's Bay	0	0	65	61	59	65	50	59	50	62	0	471
Gandasetiagon	60	62	52	61	60	55	62	59	53	60	0	584
Glengrove	28	37	31	25	29	37	22	32	25	36	6	308
Highbush	41	41	47	42	41	33	48	46	56	51	19	465
Josiah Henson	113	117	102	95	101	120	80	77	101	72	10	988
Maple Ridge	36	44	62	61	53	59	72	74	81	67	0	609
English	36	44	13	14	21	22	31	22	33	22	0	258
French Immersion	0	0	49	47	32	37	41	52	48	45	0	351
Rosebank Road	30	20	16	22	29	10	22	21	30	26	0	226
Valley Farm	55	55	52	68	54	64	60	56	55	46	8	573
Valley View	41	40	26	32	29	35	27	25	21	22	0	298
Vaughan Willard	36	35	30	30	35	28	28	27	32	24	33	338
Westcreek	40	38	33	51	37	36	36	30	29	54	6	390
William Dunbar	50	56	49	53	62	91	80	82	98	79	0	700

School	JK	SK	1	2	3	4	5	6	7	8	ISS	Total Including ISS
<u>Town of Ajax</u>												
Alexander Graham Bell	35	41	37	42	47	84	75	69	68	82	10	590
Applecroft	40	36	23	49	38	36	27	33	37	29	0	348
Bolton C. Falby	85	100	89	75	99	73	79	80	74	73	25	852
Cadarackque	46	45	96	80	66	63	65	68	64	65	0	658
English	46	45	38	17	22	16	23	24	30	35	0	296
French Immersion	0	0	58	63	44	47	42	44	34	30	0	362
Carruthers Creek	75	76	58	75	69	82	77	83	69	83	5	752
da Vinci	68	74	50	57	67	53	79	67	70	93	0	678
Dr. Roberta Bondar	30	31	18	15	22	23	20	22	26	26	0	233
Duffin's Bay	23	24	19	25	29	22	24	21	23	20	0	230
Eagle Ridge	37	35	32	51	57	47	48	44	36	47	20	454
Lakeside	29	28	33	34	26	33	30	36	23	36	0	308
Lester B. Pearson	31	45	22	36	35	34	34	37	50	35	0	359
Lincoln Alexander	49	46	45	48	39	59	52	57	38	52	0	485
Lincoln Avenue	43	44	31	44	42	37	42	41	38	29	0	391
Michaelle Jean	0	0	42	48	42	40	45	41	41	42	0	341
Nottingham	47	46	43	43	48	45	54	54	61	45	0	486
Ontario Street	24	24	18	25	21	22	19	26	17	14	0	210
Roland Michener	31	31	27	28	35	30	23	32	24	24	0	285
Romeo Dallaire	50	70	37	49	61	51	40	48	57	40	18	521
Rosemary Brown	0	0	44	42	48	34	33	32	17	27	0	277
Southwood Park	39	36	84	84	72	89	75	70	74	73	0	696
English	39	36	11	20	10	19	20	17	23	24	0	219
French Immersion	0	0	73	64	62	70	55	53	51	49	0	477
Terry Fox	46	43	38	50	54	61	39	53	46	32	0	462
Trillium Woods	85	92	68	77	68	85	74	57	79	65	7	757
Vimy Ridge	61	53	46	71	56	64	55	70	60	65	9	610
Viola Desmond	90	99	67	98	86	75	71	81	79	67	19	832
Westney Heights	33	35	29	35	35	44	33	33	37	30	18	362

October 2026 Projected Elementary Enrolment by Grade

School	JK	SK	1	2	3	4	5	6	7	8	ISS	Total Including ISS
<u>Town of Whitby</u>												
Bellwood	44	44	31	41	44	45	39	48	49	45	8	438
Blair Ridge	27	31	21	26	36	38	29	44	49	52	0	353
Brooklin Village	55	53	74	68	72	76	92	74	90	80	8	742
English	55	53	29	38	37	43	62	37	48	48	0	450
French Immersion	0	0	45	30	35	33	30	37	42	32	0	284
C.E. Broughton	48	49	35	39	35	37	31	25	26	50	18	393
Regular Calendar	28	29	22	31	24	29	21	21	22	41	0	268
Modified Calendar	20	20	13	8	11	8	10	4	4	9	0	107
Cpt. Michael VandenBos	45	36	103	100	97	85	97	92	98	74	19	846
English	45	36	26	30	20	28	40	36	42	37	0	340
French Immersion	0	0	77	70	77	57	57	56	56	37	0	487
Chris Hadfield	53	63	50	52	51	57	71	71	64	86	0	618
Col. J.E. Farewell	51	54	44	42	65	42	56	49	39	41	0	483
Dr. Robert Thornton	28	27	25	28	36	35	35	30	35	50	0	329
E.A. Fairman	28	26	16	28	29	38	22	43	30	41	0	301
Fallingbrook	53	61	58	64	75	78	70	74	70	68	0	671
Glen Dhu	61	51	41	55	63	48	50	45	51	59	0	524
Jack Miner	36	44	28	46	34	90	86	88	64	79	16	611
John Dryden	50	58	67	90	76	76	75	78	67	68	0	705
English	50	58	27	40	36	47	44	43	39	38	0	422
French Immersion	0	0	40	50	40	29	31	35	28	30	0	283
Julie Payette	0	0	62	64	75	65	71	62	77	63	0	539
Meadowcrest	0	0	26	21	27	17	30	33	25	30	0	209
Ormiston	38	38	36	39	40	40	50	42	50	56	0	429
Pringle Creek	63	66	48	64	58	101	77	91	72	73	10	723
Robert Munsch	50	33	35	24	39	54	32	42	44	55	19	427
Sir Samuel Steele	52	41	41	51	60	52	56	51	55	56	20	535
Sir William Stephenson	65	76	64	52	55	48	50	47	43	55	29	584
Unnamed West Whitby Limoges PS	74	62	49	54	57	51	53	44	40	0	19	503
Unnamed West Whitby Maskell PS	112	89	92	95	69	99	72	88	82	0	0	798
West Lynde	45	44	41	46	55	53	46	54	41	64	10	499
Whitby Shores	60	73	61	50	72	55	62	54	77	70	0	634
Williamsburg	45	37	50	59	55	67	43	54	65	79	0	554
Willows Walk	51	55	41	45	52	44	48	41	38	48	20	483
Winchester	50	53	30	37	48	42	50	46	42	55	8	461
Regular Calendar	28	31	24	24	40	24	33	34	24	36	0	298
Modified Calendar	22	22	6	13	8	18	17	12	18	19	0	155

October 2026 Projected Elementary Enrolment by Grade

School	JK	SK	1	2	3	4	5	6	7	8	ISS	Total Including ISS
<u>City of Oshawa</u>												
Adelaide McLaughlin	35	35	26	30	40	35	43	52	34	48	27	405
Beau Valley	30	34	24	35	25	38	29	32	35	28	0	310
Bobby Orr	30	27	27	34	32	36	37	23	19	14	36	315
Clara Hughes	80	86	70	60	73	79	62	78	68	71	10	737
College Hill	32	33	38	30	29	33	33	24	27	26	0	305
Coronation	34	32	23	44	31	62	56	56	59	55	0	452
David Bouchard	35	32	41	54	46	38	46	46	35	53	29	455
English	35	32	12	20	21	23	16	23	26	31	0	239
French Immersion	0	0	29	34	25	15	30	23	9	22	0	187
Dr. C. F. Cannon	46	51	35	45	49	38	43	37	45	33	9	431
Dr. S. J. Phillips	45	48	35	51	57	38	48	47	41	37	0	447
Elsie MacGill	69	86	55	67	69	66	56	79	75	74	17	713
Forest View	52	57	42	51	51	58	57	55	57	40	9	529
Glen Street	44	40	44	47	32	34	34	33	31	29	10	378
Gordon B. Attersley	58	69	44	58	52	57	54	59	49	52	9	561
Harmony Heights	48	42	43	50	48	56	44	43	38	25	20	457
Hillsdale	21	20	20	11	11	13	19	12	21	16	0	164
Jeanne Sauve	0	0	75	72	83	79	75	83	91	76	0	634
Kedron	50	49	40	56	40	39	54	48	42	48	0	466
Lakewoods	37	37	32	35	33	34	25	37	29	34	20	353
Maamawi iyaawag	90	106	75	70	80	61	69	64	65	55	0	735
Mary Street	25	31	17	19	24	22	16	28	17	19	0	218
Norman G. Powers	65	68	72	66	77	64	72	69	77	83	12	725
Northern Dancer	33	17	32	24	25	36	42	36	29	77	6	357
Pierre Elliott Trudeau	67	73	59	73	62	71	67	70	85	79	0	706
Queen Elizabeth	51	69	52	52	70	57	47	46	50	46	19	559
Seneca Trail	55	53	45	56	53	48	77	51	80	67	17	602
Sherwood	50	40	55	58	59	56	53	58	51	63	28	571
Stephen G. Saywell	38	35	33	36	38	32	38	33	27	45	6	361
Sunset Heights	49	47	27	46	41	36	42	40	43	41	9	421
Unnamed North Oshawa PS	69	69	62	82	85	65	65	56	61	18	0	632
Village Union	66	74	54	67	72	61	62	52	63	59	37	667
Vincent Massey	65	71	50	65	72	62	65	61	58	59	8	636
Walter E. Harris	0	0	55	44	68	46	51	53	50	45	0	412
Waverly	41	39	29	57	47	51	34	42	39	40	16	435
Woodcrest	36	40	28	42	44	39	48	33	41	37	0	388

October 2026 Projected Elementary Enrolment by Grade

School	JK	SK	1	2	3	4	5	6	7	8	ISS	Total Including ISS
<u>Township of Uxbridge</u>												
Goodwood	17	20	16	22	22	24	27	20	26	21	8	223
Joseph Gould	60	86	53	51	69	49	62	61	60	62	10	623
Quaker Village	40	43	36	31	51	44	28	36	46	31	15	401
Scott Central	33	31	31	22	28	34	31	25	29	36	10	310
Uxbridge	0	0	29	23	24	43	26	35	35	27	0	242
<u>Township of Scugog</u>												
Cartwright Central	40	35	33	34	29	28	35	27	34	26	7	328
Greenbank	12	11	13	15	20	16	18	16	0	0	0	121
Prince Albert	27	32	27	33	27	34	25	34	29	31	0	299
R. H. Cornish	54	38	74	85	69	76	68	80	64	73	16	697
English	54	38	27	17	18	25	25	35	30	33	0	302
French Immersion	0	0	47	68	51	51	43	45	34	40	0	379
S. A. Cawker	55	41	49	52	44	52	46	53	51	57	27	527
<u>Township of Brock</u>												
Beaver River	53	51	49	64	53	51	54	42	46	53	10	526
McCaskill's Mills	42	38	39	43	44	32	37	49	54	40	32	450
English	42	38	20	25	24	18	23	38	33	25	0	286
French Immersion	0	0	19	18	20	14	14	11	21	15	0	132
Sunderland	46	47	44	52	37	39	40	45	39	38	9	436

October 2026 Projected Elementary Enrolment by Grade

Municipality	JK	SK	1	2	3	4	5	6	7	8	ISS	Total Including ISS
City of Pickering	761	766	822	846	829	883	796	792	843	800	115	8,253
Town of Ajax	1,097	1,154	1,096	1,281	1,262	1,286	1,213	1,255	1,208	1,194	131	12,177
Town of Whitby	1,284	1,264	1,269	1,380	1,475	1,533	1,493	1,510	1,483	1,497	204	14,392
City of Oshawa	1,546	1,610	1,459	1,687	1,718	1,640	1,663	1,636	1,632	1,592	354	16,537
Township of Uxbridge	150	180	165	149	194	194	174	177	196	177	43	1,799
Township of Scugog	188	157	196	219	189	206	192	210	178	187	50	1,972
Township of Brock	141	136	132	159	134	122	131	136	139	131	51	1,412
Total	5,167	5,267	5,139	5,721	5,801	5,864	5,662	5,716	5,679	5,578	948	56,542

October 2026 Projected Secondary Enrolment by Grade

School	9	10	11	12	Total
<u>City of Pickering</u>					
Dunbarton HS	382	405	414	365	1,566
Pine Ridge SS	345	272	284	323	1,224
<u>Town of Ajax</u>					
Ajax HS	334	333	318	351	1,336
J. Clarke Richardson CVI	462	446	460	482	1,850
Pickering HS	564	501	481	473	2,019
<u>Town of Whitby</u>					
Anderson CVI	321	251	276	314	1,162
Brooklin HS	306	352	340	369	1,367
Donald A. Wilson SS	386	333	315	343	1,377
Henry Street HS	234	271	303	278	1,086
Sinclair SS	377	448	421	413	1,659
<u>City of Oshawa</u>					
Eastdale CVI	323	338	285	407	1,353
G.L. Roberts CVI	127	115	114	141	497
Maxwell Heights SS	360	430	400	484	1,674
O'Neill CVI	327	288	284	344	1,243
R.S. McLaughlin CVI	303	305	321	268	1,197
Unnamed North Oshawa SS	257	281	242	0	780
<u>Township of Uxbridge</u>					
Uxbridge SS	281	236	236	250	1,003
<u>Township of Scugog</u>					
Port Perry HS	243	227	246	230	946
<u>Township of Brock</u>					
Brock HS	120	130	122	104	476

**Durham Alternative Secondary School has not been included in the 2026 Official Enrolment Projections*

October 2026 Projected Secondary Enrolment by Grade

School	9	10	11	12	Total
City of Pickering	727	677	698	688	2,790
Town of Ajax	1,360	1,280	1,259	1,306	5,205
Town of Whitby	1,624	1,655	1,655	1,717	6,651
City of Oshawa	1,697	1,757	1,646	1,644	6,744
Township of Uxbridge	281	236	236	250	1,003
Township of Scugog	243	227	246	230	946
Township of Brock	120	130	122	104	476
Total*	6,052	5,962	5,862	5,939	23,815

**Durham Alternative Secondary School has not been included in the 2026 Official Enrolment Projections*

Elementary French Immersion Projection Summary

School	Actual	Projected				
	2025*	2026	2027	2028	2029	2030
Biidaasige Mandamin PS	210	207	203	220	228	238
Frenchman's Bay PS	475	471	461	474	489	495
Maple Ridge PS	379	351	344	351	348	341
Cadarackque PS	366	362	355	387	408	419
Michaëlle Jean PS	371	341	334	341	341	340
Rosemary Brown PS	274	277	273	289	312	320
Southwood Park PS	479	477	467	493	507	514
Brooklin Village PS	302	284	278	297	300	308
Captain M VandenBos PS	446	487	478	545	555	568
John Dryden PS	288	283	278	289	296	301
Julie Payette PS	569	539	528	531	510	508
Meadowcrest PS	210	209	206	201	199	191
David Bouchard PS	202	187	185	188	201	203
Jeanne Sauve PS	635	634	620	620	592	574
Walter E Harris PS	423	412	404	413	414	416
Uxbridge PS	248	242	236	240	230	220
RH Cornish PS	387	379	371	393	402	400
McCaskill's Mills PS	132	132	130	133	128	135
TOTAL	6,396	6,274	6,151	6,405	6,460	6,491

*October 27, 2025 data is extracted from PowerSchool

Secondary French Immersion Projection Summary

School	Actual	Projected				
	2025*	2026	2027	2028	2029	2030
Dunbarton HS	287	301	293	282	280	262
Ajax HS	187	188	186	182	177	177
Pickering HS	396	419	400	386	382	364
Anderson CVI	336	344	332	344	368	368
Donald A Wilson SS	352	356	339	353	372	381
RS McLaughlin CVI	441	415	424	392	393	395
Uxbridge SS	89	92	98	105	112	107
Port Perry HS	125	127	127	121	123	123
TOTAL	2,213	2,242	2,199	2,165	2,207	2,177

*October 27, 2025 data is extracted from PowerSchool

APPENDIX B – CAPITAL PRIORITIES SUBMISSIONS TO THE MINISTRY OF EDUCATION – 2019-2025



Capital Priorities Submissions to the Ministry of Education 2019 to 2024

Date of Ministry Request	Submission Deadline	Priority #1	Result	Priority #2	Result	Priority #3	Result	Priority #4	Result	Priority #5	Result
22-Jul-19	30-Sep-19	Unnamed North Oshawa SS		Unnamed Pickering Creekwood PS	A	Unnamed North Oshawa PS (West of Simcoe)	A	Mary Street Community School-Modular	A		
24-Mar-21	21-May-21	Unnamed North Oshawa SS		Clara Hughes PS addition		Unnamed Pickering Seaton		Unnamed North Oshawa PS (east of Simcoe, north of Northern Dancer PS (NDPS))		Unnamed West Whitby PS (Cisco & Limoges)	
04-Feb-23	25-Feb-23	Unnamed North Oshawa SS	A	Clara Hughes PS addition		Unnamed Pickering Seaton	A	Unnamed North Oshawa PS (east of Simcoe, north of NDPS)		Unnamed West Whitby PS (Cisco & Limoges)	
14-Aug-23	20-Oct-23	Unnamed West Whitby PS (Maskell & Coronation)	A	Unnamed West Whitby PS (Cisco & Limoges)	A	Unnamed North Oshawa PS (Symington & Steeplechase)	A	Unnamed West Whitby SS			
08-Jul-24	16-Sep-24	Unnamed West Whitby SS (Coronation Rd. & Des Newman Blvd.)	A	NE Oshawa PS - Glaspell	A	Henry St. HS - Addition					
08-Sep-25	08-Oct-25	Unnamed North Oshawa PS (Kedron)	A	Unnamed Pickering PS - Alexander Knox Road and Peter Matthews Drive		Unnamed Scugog PS - Union Avenue		Unnamed Pickering PS - Kingston Road (Podium)	CL		

A = Approved for Funding

CL = Commitment Letter for DDSB to continue discussions with developer

APPENDIX C1, C2, C3

FACILITY CONDITION INDEX DATA (FCI) 2026-2027



FACILITY CONDITION INDEX (FCI) DATA - 2026-2027 - Facilities with an FCI Equal to or Greater Than 65%			
School	FCI	Facility Replacement Value	5 YR FCI Renewal Needs (up to 2030)
Lincoln Avenue PS	98.26%	\$7,030,100	\$6,908,062
Bolton C Falby PS	95.04%	\$17,214,164	\$16,359,700
Dunbarton HS	91.71%	\$34,768,456	\$31,885,965
Applecroft PS	88.25%	\$8,243,048	\$7,274,244
Lincoln Alexander PS	87.68%	\$10,052,224	\$8,813,468
Nonquon - Outdoor Education Centre (<i>leased</i>)	80.83%	\$489,653	\$395,787
Ormiston PS	76.01%	\$10,878,088	\$8,268,483
Roland Michener PS	74.16%	\$7,303,515	\$5,416,413
Adelaide Mclaughlin PS	72.60%	\$8,333,207	\$6,050,315
Lakeside PS	72.04%	\$9,903,992	\$7,135,171
Coronation PS	71.89%	\$8,752,116	\$6,291,643
Maple Ridge PS	69.43%	\$10,106,439	\$7,016,554
Bellwood PS	69.04%	\$8,234,652	\$5,685,382
Beau Valley PS	68.56%	\$6,001,108	\$4,114,190
Scott Central PS	65.60%	\$7,030,100	\$4,611,874

SUMMARY OF MINISTRY-ASSESSED WORK - FACILITIES WITH AN FCI OF 65% OR GREATER

	Est. Value
Adelaide McLaughlin PS	\$ 8,896,138
Envelope - Foundation, Structure & Exterior Walls	\$ 183,804
Envelope - Roof Coverings	\$ 726,278
Exterior - Windows & Exterior Doors	\$ 202,453
Interior Structures & Finishes	\$ 3,116,366
Mechanical & Electrical Systems & Equipment	\$ 3,691,146
Exterior - Asphalt & Concrete	\$ 191,259
Exterior - Fields, Landscaping, Signage & Fencing	\$ 99,137
Exterior - Mechanical & Electrical Systems	\$ 685,695
Applecroft PS	\$ 8,830,624
Envelope - Roof Coverings	\$ 590,803
Exterior - Windows & Exterior Doors	\$ 282,427
Interior Structures & Finishes	\$ 2,369,533
Mechanical & Electrical Systems & Equipment	\$ 4,575,526
Exterior - Asphalt & Concrete	\$ 487,313
Exterior - Fields, Landscaping, Signage & Fencing	\$ 125,725
Exterior - Mechanical & Electrical Systems	\$ 399,297
Beau Valley PS	\$ 5,967,158
Envelope - Foundation, Structure & Exterior Walls	\$ 149,363
Envelope - Roof Coverings	\$ 340,271
Exterior - Windows & Exterior Doors	\$ 247,408
Interior Structures & Finishes	\$ 1,896,538
Mechanical & Electrical Systems & Equipment	\$ 2,410,469
Exterior - Asphalt & Concrete	\$ 392,113
Exterior - Fields, Landscaping, Signage & Fencing	\$ 132,874
Exterior - Mechanical & Electrical Systems	\$ 398,122

DDSB ONGOING AND/OR IDENTIFIED FUTURE PROJECTS - FACILITIES WITH AN FCI OF 65% OR GREATER

Priorities if funding is available	Est. Value
ADELAIDE MCLAUGHLIN P.S.	\$ 1,600,000
CONTROLS	\$ 150,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
INTERIOR MODIFICATIONS - PROGRAM NEEDS	\$ 450,000
APPLECROFT P.S.	\$ 1,040,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
SERVICE UPGRADE/REPLACEMENT	\$ 40,000
BEAU VALLEY P.S.	\$ 1,776,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
INTERIOR MODIFICATIONS - STAIRS	\$ 160,000
DOMESTIC WATER SUPPLY(Active Project)	\$ 616,000
BELLWOOD P.S.	\$ 1,540,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
INTERIOR MODIFICATIONS - WASHROOMS	\$ 500,000
SERVICE UPGRADE/REPLACEMENT	\$ 40,000
BOLTON C. FALBY P.S.	\$ 987,000
CLASSROOM UPGRADES (Active Project)	\$ 987,000
DUNBARTON H.S.	\$ 3,921,500
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
INTERIOR MODIFICATIONS - CLASSROOM REFRESH	TBD
INTERIOR MODIFICATIONS - PROGRAM NEEDS	TBD
INTERIOR MODIFICATIONS - SPECIAL CLASSROOMS	TBD
INTERIOR MODIFICATIONS - WASHROOMS	TBD
LIGHTING - INTERIOR	TBD
MECHANICAL - PLUMBING SYSTEMS	TBD
BOILERS (Active Project)	\$ 2,921,500

SUMMARY OF MINISTRY-ASSESSED WORK - FACILITIES WITH AN FCI OF 65% OR GREATER

	Est. Value
Bellwood PS	\$ 7,976,918
Envelope - Foundation, Structure & Exterior Walls	\$ 116,842
Envelope - Roof Coverings	\$ 163,513
Exterior - Windows & Exterior Doors	\$ 319,310
Interior Structures & Finishes	\$ 3,411,594
Mechanical & Electrical Systems & Equipment	\$ 2,886,330
Exterior - Asphalt & Concrete	\$ 562,174
Exterior - Fields, Landscaping, Signage & Fencing	\$ 153,108
Exterior - Mechanical & Electrical Systems	\$ 364,047
Bolton C Falby PS	\$ 21,513,194
Envelope - Foundation, Structure & Exterior Walls	\$ 4,454,693
Exterior - Windows & Exterior Doors	\$ 158,926
Interior Structures & Finishes	\$ 4,193,795
Mechanical & Electrical Systems & Equipment	\$ 10,490,696
Exterior - Asphalt & Concrete	\$ 303,150
Exterior - Fields, Landscaping, Signage & Fencing	\$ 167,107
Exterior - Mechanical & Electrical Systems	\$ 1,744,827
Coronation PS	\$ 7,608,391
Envelope - Foundation, Structure & Exterior Walls	\$ 201,716
Envelope - Roof Coverings	\$ 742,888
Exterior - Windows & Exterior Doors	\$ 215,875
Interior Structures & Finishes	\$ 2,576,301
Mechanical & Electrical Systems & Equipment	\$ 2,792,317
Exterior - Asphalt & Concrete	\$ 352,775
Exterior - Fields, Landscaping, Signage & Fencing	\$ 177,087
Exterior - Mechanical & Electrical Systems	\$ 549,432

DDSB ONGOING AND/OR IDENTIFIED FUTURE PROJECTS - FACILITIES WITH AN FCI OF 65% OR GREATER

Priorities if funding is available	Est. Value
LAKESIDE P.S.	\$ 820,000
ASPHALT	\$ 300,000
MECHANICAL - DOMESTIC WATER SUPPLY	TBD
EXTERIOR DOORS (Active Project)	\$ 196,000
STAGE RAMP (Active Project)	\$ 324,000
LINCOLN ALEXANDER P.S.	\$ 1,200,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
SERVICE UPGRADE/REPLACEMENT	\$ 200,000
LINCOLN AVENUE P.S.	\$ 965,000
HVAC - VENTILATION & DHW (Active Project)	\$ 965,000
MAPLE RIDGE P.S.	\$ 1,000,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
INTERIOR MODIFICATIONS - PROGRAM NEEDS	TBD
ORMISTON P.S.	\$ 1,172,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
INTERIOR MODIFICATIONS - SPECIAL CLASSROOMS	TBD
INTERIOR MODIFICATIONS - WASHROOMS	TBD
SERVICE UPGRADE/REPLACEMENT	\$ 50,000
OFFICE AIR CONDITIONING (Active Project)	\$ 122,000
ROLAND MICHENER P.S.	\$ 1,000,000
ELEVATORS & CHAIR LIFTS	\$ 1,000,000
SCOTT CENTRAL P.S.	TBD
CONCRETE REPLACEMENT	TBD
EXTERIOR CLADDING/MASONRY	TBD
EXTERIOR SITEWORKS	TBD
Grand Total	\$ 6,157,000

SUMMARY OF MINISTRY-ASSESSED WORK - FACILITIES WITH AN FCI OF 65% OR GREATER

	Est. Value
Dunbarton HS	\$ 45,463,290
Envelope - Foundation, Structure & Exterior Walls	\$ 9,275,708
Envelope - Roof Coverings	\$ 2,925,484
Exterior - Windows & Exterior Doors	\$ 773,695
Interior Structures & Finishes	\$ 9,547,807
Mechanical & Electrical Systems & Equipment	\$ 20,357,145
Exterior - Asphalt & Concrete	\$ 1,128,690
Exterior - Fields, Landscaping, Signage & Fencing	\$ 688,199
Exterior - Mechanical & Electrical Systems	\$ 766,562
Dunbarton HS - South Campus	\$ 6,306,758
Envelope - Foundation, Structure & Exterior Walls	\$ 247,430
Envelope - Roof Coverings	\$ 584,170
Exterior - Windows & Exterior Doors	\$ 248,655
Interior Structures & Finishes	\$ 1,799,518
Mechanical & Electrical Systems & Equipment	\$ 2,539,922
Exterior - Fields, Landscaping, Signage & Fencing	\$ 70,983
Exterior - Mechanical & Electrical Systems	\$ 816,080
Lakeside PS	\$ 8,559,899
Envelope - Roof Coverings	\$ 968,746
Exterior - Windows & Exterior Doors	\$ 346,847
Interior Structures & Finishes	\$ 1,941,137
Mechanical & Electrical Systems & Equipment	\$ 4,409,871
Exterior - Asphalt & Concrete	\$ 385,781
Exterior - Fields, Landscaping, Signage & Fencing	\$ 192,392
Exterior - Mechanical & Electrical Systems	\$ 315,125

DDSB ONGOING AND/OR IDENTIFIED FUTURE PROJECTS - FACILITIES WITH AN FCI OF 65% OR GREATER

Priorities if funding is available

Est. Value

SUMMARY OF MINISTRY-ASSESSED WORK - FACILITIES WITH AN FCI OF 65% OR GREATER

	Est. Value
Lincoln Alexander PS	\$ 11,602,236
Envelope - Foundation, Structure & Exterior Walls	\$ 10,000
Envelope - Roof Coverings	\$ 826,700
Exterior - Windows & Exterior Doors	\$ 357,496
Interior Structures & Finishes	\$ 2,899,885
Mechanical & Electrical Systems & Equipment	\$ 6,884,035
Exterior - Asphalt & Concrete	\$ 380,180
Exterior - Fields, Landscaping, Signage & Fencing	\$ 136,970
Exterior - Mechanical & Electrical Systems	\$ 106,970
Lincoln Avenue PS	\$ 8,026,223
Envelope - Foundation, Structure & Exterior Walls	\$ 2,104,280
Exterior - Windows & Exterior Doors	\$ 397,318
Interior Structures & Finishes	\$ 2,426,001
Mechanical & Electrical Systems & Equipment	\$ 2,505,421
Exterior - Asphalt & Concrete	\$ 160,426
Exterior - Fields, Landscaping, Signage & Fencing	\$ 198,929
Exterior - Mechanical & Electrical Systems	\$ 233,848
Maple Ridge PS	\$ 9,340,968
Envelope - Foundation, Structure & Exterior Walls	\$ 198,879
Envelope - Roof Coverings	\$ 660,217
Exterior - Windows & Exterior Doors	\$ 374,195
Interior Structures & Finishes	\$ 2,166,166
Mechanical & Electrical Systems & Equipment	\$ 4,824,847
Exterior - Asphalt & Concrete	\$ 662,384
Exterior - Fields, Landscaping, Signage & Fencing	\$ 172,648
Exterior - Mechanical & Electrical Systems	\$ 281,632

DDSB ONGOING AND/OR IDENTIFIED FUTURE PROJECTS - FACILITIES WITH AN FCI OF 65% OR GREATER

Priorities if funding is available

Est. Value

SUMMARY OF MINISTRY-ASSESSED WORK - FACILITIES WITH AN FCI OF 65% OR GREATER

	Est. Value
Nonquon - Outdoor Education Centre	\$ 615,612
Envelope - Foundation, Structure & Exterior Walls	\$ 99,876
Exterior - Windows & Exterior Doors	\$ 13,707
Interior Structures & Finishes	\$ 39,895
Mechanical & Electrical Systems & Equipment	\$ 329,206
Exterior - Mechanical & Electrical Systems	\$ 132,928
Ormiston PS	\$ 10,397,303
Envelope - Roof Coverings	\$ 807,813
Exterior - Windows & Exterior Doors	\$ 102,707
Interior Structures & Finishes	\$ 3,039,199
Mechanical & Electrical Systems & Equipment	\$ 5,772,659
Exterior - Asphalt & Concrete	\$ 437,540
Exterior - Fields, Landscaping, Signage & Fencing	\$ 32,372
Exterior - Mechanical & Electrical Systems	\$ 205,013
Roland Michener PS	\$ 6,400,501
Envelope - Foundation, Structure & Exterior Walls	\$ 72,606
Envelope - Roof Coverings	\$ 14,850
Exterior - Windows & Exterior Doors	\$ 327,788
Interior Structures & Finishes	\$ 1,724,155
Mechanical & Electrical Systems & Equipment	\$ 3,307,839
Exterior - Asphalt & Concrete	\$ 392,235
Exterior - Fields, Landscaping, Signage & Fencing	\$ 210,572
Exterior - Mechanical & Electrical Systems	\$ 350,456

DDSB ONGOING AND/OR IDENTIFIED FUTURE PROJECTS - FACILITIES WITH AN FCI OF 65% OR GREATER

Priorities if funding is available

Est. Value

SUMMARY OF MINISTRY-ASSESSED WORK - FACILITIES WITH AN FCI OF 65% OR GREATER

	Est. Value
Scott Central PS	\$ 6,225,773
Envelope - Foundation, Structure & Exterior Walls	\$ 1,216,705
Envelope - Roof Coverings	\$ 713,428
Exterior - Windows & Exterior Doors	\$ 234,020
Interior Structures & Finishes	\$ 1,321,307
Mechanical & Electrical Systems & Equipment	\$ 1,894,617
Exterior - Asphalt & Concrete	\$ 214,417
Exterior - Fields, Landscaping, Signage & Fencing	\$ 104,104
Exterior - Mechanical & Electrical Systems	\$ 527,175
Grand Total	\$ 173,730,986

DDSB ONGOING AND/OR IDENTIFIED FUTURE PROJECTS - FACILITIES WITH AN FCI OF 65% OR GREATER

Priorities if funding is available

Est. Value

FACILITY CONDITION INDEX (FCI) DATA - 2026-2027

School	FCI	Facility Replacement Value	5-YR FCI Renewal Needs (up to 2030-2031)
Adelaide McLaughlin PS	72.6%	\$8,333,207	\$6,050,315
Ajax HS	46.8%	\$37,950,542	\$17,768,363
Alexander Graham Bell PS	12.8%	\$10,669,719	\$1,364,220
Altona Forest PS	15.9%	\$9,306,968	\$1,478,827
Anderson C & VI	36.9%	\$26,961,725	\$9,957,172
Applecroft PS	88.2%	\$8,243,048	\$7,274,244
Bayview Heights PS	27.4%	\$11,286,662	\$3,088,858
Beau Valley PS	68.6%	\$6,001,108	\$4,114,190
Beaver River PS	0.0%	\$0	\$0
Bellwood PS	69.0%	\$8,234,652	\$5,685,382
Biidaasige Mandamin PS	32.2%	\$10,039,490	\$3,229,058
Blair Ridge PS	13.4%	\$12,839,418	\$1,716,454
Bobby Orr PS	7.7%	\$8,851,399	\$684,318
Bolton C Falby PS	95.0%	\$17,214,164	\$16,359,700
Brock HS	62.8%	\$17,792,383	\$11,181,829
Brooklin HS	7.1%	\$33,785,131	\$2,395,182
Brooklin Village PS	12.6%	\$15,319,813	\$1,937,806
C.E. Broughton PS	34.4%	\$8,379,150	\$2,878,598
Cadarakque PS	54.3%	\$12,585,471	\$6,839,950
Captain Michael VandenBos PS	19.3%	\$12,785,927	\$2,464,079
Carruthers Creek PS	20.2%	\$16,026,152	\$3,243,906
Cartwright Central PS	31.2%	\$9,330,703	\$2,908,832
Cedar Valley SS	0.0%	\$0	\$0
Chris Hadfield PS	2.2%	\$12,927,704	\$280,344
Clara Hughes PS	10.9%	\$11,720,510	\$1,275,525
Claremont PS	44.9%	\$6,831,476	\$3,069,396
College Hill PS	39.6%	\$5,788,865	\$2,294,215
Colonel J.E. Farewell PS	29.7%	\$10,983,899	\$3,266,473
Coronation PS	71.9%	\$8,752,116	\$6,291,643
da Vinci PS	1.7%	\$11,762,681	\$194,149
David Bouchard PS	9.8%	\$11,900,665	\$1,162,381
Donald A. Wilson SS	4.6%	\$34,532,406	\$1,592,915
Dr. C.F. Cannon PS	63.9%	\$14,187,862	\$9,066,904
Dr. Robert Thornton PS	59.5%	\$9,112,792	\$5,424,126
Dr. Roberta Bondar PS	59.0%	\$8,571,938	\$5,060,668
Dr. S.J. Phillips PS	57.8%	\$9,903,992	\$5,724,998
Duffin's Bay PS	46.4%	\$8,333,207	\$3,863,532
Dunbarton HS	91.7%	\$34,768,456	\$31,885,965
Dunbarton HS - South Campus	32.6%	\$13,336,273	\$4,351,144

FACILITY CONDITION INDEX (FCI) DATA - 2026-2027

School	FCI	Facility Replacement Value	5-YR FCI Renewal Needs (up to 2030-2031)
Durham Alternative SS (DASS - Oshawa)	27.8%	\$10,065,013	\$2,801,195
Durham Alternative SS (DASS - Pickering)	0.0%	\$0	\$0
E.A. Fairman PS	49.8%	\$6,052,165	\$3,014,785
E.A. Lovell School (DCE)	39.6%	\$6,187,434	\$2,449,613
Eagle Ridge PS	15.4%	\$9,593,730	\$1,477,107
Eastdale C & VI	23.8%	\$29,069,911	\$6,922,013
Elizabeth B. Phin PS	14.6%	\$8,719,063	\$1,276,734
Elsie MacGill PS	0.0%	\$0	\$0
Fairport Beach PS	36.5%	\$7,429,098	\$2,711,006
Fallingbrook PS	22.7%	\$9,146,819	\$2,078,774
Forest View PS	3.9%	\$9,679,234	\$374,517
Frenchman's Bay PS	32.2%	\$13,811,663	\$4,441,353
G.L. Roberts C & VI	21.4%	\$26,357,114	\$5,640,985
Gandatsetiagon PS	54.3%	\$9,057,616	\$4,921,080
Glen Dhu PS	42.2%	\$12,212,241	\$5,155,377
Glen Street PS	37.1%	\$10,237,355	\$3,797,952
Glengrove PS	56.0%	\$8,234,652	\$4,607,622
Goodwood PS	20.8%	\$5,880,719	\$1,224,807
Gordon B. Attersley PS	37.3%	\$10,557,238	\$3,941,990
Greenbank PS	21.4%	\$3,591,801	\$768,528
Harmony Heights PS	41.0%	\$7,414,038	\$3,042,185
Heartwood PS	0.0%	\$0	\$0
Henry Street HS	35.7%	\$27,500,999	\$9,826,323
Highbush PS	38.2%	\$14,487,145	\$5,538,236
Hillsdale PS	51.9%	\$6,156,571	\$3,197,966
Jack Miner PS	34.0%	\$8,766,812	\$2,978,882
Jeanne Sauvé PS	0.0%	\$0	\$0
John Dryden PS	7.0%	\$13,172,984	\$919,943
Joseph Gould PS	54.8%	\$12,558,543	\$6,884,160
Josiah Henson PS	0.0%	\$0	\$0
Julie Payette PS	1.5%	\$13,230,914	\$193,215
Kedron PS	18.0%	\$6,898,378	\$1,238,432
Lakeside PS	72.0%	\$9,903,992	\$7,135,171
Lakewoods PS	45.2%	\$10,377,676	\$4,692,310
Lester B. Pearson PS	14.6%	\$9,661,073	\$1,415,220
Lincoln Alexander PS	87.7%	\$10,052,224	\$8,813,468
Lincoln Avenue PS	98.3%	\$7,030,100	\$6,908,062
Maamawi iyaawag PS	0.0%	\$0	\$0
Maple Ridge PS	69.4%	\$10,106,439	\$7,016,554

FACILITY CONDITION INDEX (FCI) DATA - 2026-2027

School	FCI	Facility Replacement Value	5-YR FCI Renewal Needs (up to 2030-2031)
Mary Street Community S	62.6%	\$2,901,879	\$1,815,520
Maxwell Heights SS	5.4%	\$35,913,727	\$1,924,776
McCaskill's Mills PS	10.3%	\$10,218,249	\$1,057,553
Meadowcrest PS	43.0%	\$6,671,429	\$2,870,275
Michaëlle Jean PS	2.4%	\$11,914,717	\$284,504
Nonquon - Outdoor Education Centre	80.8%	\$489,653	\$395,787
Norman G. Powers PS	16.6%	\$11,107,287	\$1,842,459
Northern Dancer PS	0.0%	\$0	\$0
Nottingham PS	18.2%	\$11,925,808	\$2,176,274
O'Neill C & VI	18.6%	\$35,941,141	\$6,699,564
Ontario Street PS	24.8%	\$6,374,398	\$1,580,854
Ormiston PS	76.0%	\$10,878,088	\$8,268,483
Pickering HS	18.8%	\$45,663,350	\$8,576,073
Pierre Elliott Trudeau PS	25.9%	\$10,917,003	\$2,830,695
Pine Ridge SS	38.0%	\$39,490,651	\$15,003,564
Port Perry HS	21.9%	\$33,680,949	\$7,383,506
Prince Albert PS	22.1%	\$6,377,803	\$1,411,187
Pringle Creek PS	15.1%	\$11,557,857	\$1,742,238
Quaker Village PS	10.8%	\$8,798,485	\$952,100
Queen Elizabeth PS	20.8%	\$9,150,877	\$1,906,714
R.H. Cornish PS	54.4%	\$13,418,872	\$7,294,522
R.S. McLaughlin C & VI	48.6%	\$28,952,745	\$14,074,929
Robert Munsch PS	21.9%	\$11,972,865	\$2,619,521
Roland Michener PS	74.2%	\$7,303,515	\$5,416,413
Romeo Dallaire PS	7.4%	\$14,394,624	\$1,067,850
Rosebank Road PS	49.0%	\$5,268,202	\$2,580,558
Rosemary Brown PS	0.0%	\$0	\$0
S.A. Cawker PS	51.3%	\$10,324,600	\$5,299,648
Scott Central PS	65.6%	\$7,030,100	\$4,611,874
Seneca Trail PS	37.6%	\$12,233,172	\$4,598,793
Sherwood PS	15.9%	\$9,827,176	\$1,564,527
Sinclair SS	27.2%	\$69,243,785	\$18,811,063
Sir Samuel Steele PS	23.9%	\$10,244,127	\$2,447,971
Sir William Stephenson PS	44.0%	\$9,622,740	\$4,231,120
Southwood Park PS	36.8%	\$13,074,688	\$4,809,469
Stephen G Saywell PS	62.0%	\$9,260,585	\$5,746,120
Sunderland PS	32.8%	\$7,906,779	\$2,589,607
Sunset Heights PS	64.8%	\$8,234,652	\$5,336,970
Terry Fox PS	11.6%	\$7,856,455	\$910,024

FACILITY CONDITION INDEX (FCI) DATA - 2026-2027

School	FCI	Facility Replacement Value	5-YR FCI Renewal Needs (up to 2030-2031)
Thorah Central PS (Closed)	69.9%	\$5,797,961	\$4,053,967
Trillium Woods PS	0.0%	\$0	\$0
Uxbridge PS	62.3%	\$10,127,349	\$6,309,897
Uxbridge SS	20.2%	\$35,410,289	\$7,158,432
Valley Farm PS	31.0%	\$14,316,127	\$4,432,838
Valley View PS	35.7%	\$4,911,994	\$1,752,951
Vaughan Willard PS	32.3%	\$8,606,180	\$2,777,344
Village Union PS	19.4%	\$20,811,600	\$4,032,799
Vimy Ridge PS	11.7%	\$12,001,366	\$1,404,741
Vincent Massey PS	26.1%	\$9,280,052	\$2,420,410
Viola Desmond PS	0.0%	\$0	\$0
Waaban PS	0.0%	\$0	\$0
Walter E. Harris PS	31.2%	\$8,898,094	\$2,775,734
Waverly PS	31.1%	\$10,262,966	\$3,191,175
West Lynde PS	38.0%	\$11,378,560	\$4,319,185
Westcreek PS	10.2%	\$9,129,814	\$928,705
Westney Heights PS	64.3%	\$9,373,733	\$6,027,085
Whitby Meadows PS	0.0%	\$0	\$0
Whitby Shores PS	11.3%	\$12,290,429	\$1,388,952
William Dunbar PS	40.4%	\$10,291,315	\$4,153,380
Williamsburg PS	18.4%	\$11,107,287	\$2,039,785
Willows Walk PS	0.0%	\$0	\$0
Winchester PS	27.8%	\$12,815,815	\$3,557,564
Woodcrest PS	49.8%	\$7,030,100	\$3,500,349