

Summary of meetings held on October 24 and October 27, 2011 regarding possible actions to retain all or part of the Sherwood Forest School site for active park uses

Phil summarized Regulation 444/98 which governs what a school board has to do when it disposes of a property. It appears that the "preferred agents" which includes the City, Fanshawe, UWO, Boreal College, all get notified in writing by the Thames Valley Board when a school is declared surplus. They also appear to have the right to acquire or lease the land and building (as long as it is used for an educational purpose) for a price determined by formula (Sandy is trying to get confirmation from the Ministry on this).

For some at the meeting, being able to control what happens at the site after the school closes was valuable as a means of protecting property values as there could be residential intensification on the site if used for housing, or changed to other uses.

It was agreed that it would best to "partner" with one of the preferred agents rather than let the process go to open bids which is what happens if the preferred agents do not make an offer to Thames Valley.

There was some discussion on ways the community might gain control over the site to retain the use as a school as well as park land. Some ways discussed included:

- **Members of the community form a limited partnership or limited corporation that raises money from the community to acquire the property**
- **Some sort of arrangement with the city or preferred agent by which the community would put up funds (e.g. though a limited partnership) that the city or preferred agent would use to acquire the property and a mechanism is negotiated with the city or preferred agent to provide a return to the community investors**
- **After purchasing the property, community investors retaining part of the site and selling off some of it for an approved use**

A continuum was presented at the second meeting to broadly show what the options were on a scale that included control and costs (an updated version appears below). It was agreed that this schematic would be helpful to present to the community on a flyer and at an initial meeting in November to introduce the concept to determine where the community wants to be in the continuum prior to the school closing in June 2013. It was agreed that a formal business plan could be presented at the Ratepayers' AGM in May of 2012.

In the meantime the following tasks were assigned:

Phil will talk to Boreal College and prepare the schematic for inclusion on the flyer and at the November meeting

Lori will find out who to talk to at Fanshawe

Sandy will work with Councillor Branscombe to explore options with the city and book Sherwood Forest for Nov 21 or 24.

Mary Helen will seek out what the appraise value of the property might be

Dennis offered to help deliver flyers

The Ratepayers' will prepare, print and distribute the flyer

Neighbourhood Level of Control of Direction
 Sherwood Forest School Site Future Use

Low Control/
 Little or no cost

Do Nothing
 Neighbour-

Actively Search
 for new tenant(s)

Lobby City to
 purchase green space

Neighbourhood
 local improvement

Neighbourhood
 solicits donations

High Control/
 higher cost

Company formed by
 neighbourhood buys

French Language
 Boards
 Fanshawe
 (Early Childhood
 Education)

Company
 or Limited Partnership
 Invests with
 Public Partner

Boreal College London
 (ESL)

City of London
 (Sherwood Forest
 Resource Centre)

Company
 or Limited Partnership
 Invests with Developer
 to Influence Type
 of Development

Company
 or Limited
 Partnership
 Invests Alone

Proposed Plan of Action:
 Investigate these Options

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