

Dear Mr. Gunn and the Grand Erie Board:

Thank you for allowing me input at your Lynndale Heights school Accommodation meeting.

As you are aware, I am a 3rd generation life long resident of Simcoe? Haldimand-Norfolk? Norfolk? or whatever. My parents contributed to the building of Elgin School through the Norfolk Public Board of Education.

Elgin school was built by the tax dollars in the 1950's to accommodate the families of Veterans of World War II and paid through the 1950 taxation for their investments into the future. Now, like myself, are older empty nested and thinking about what the future will bring.

It is a wise decision to close Elgin school. This will allow future expansion of the hospital and convert this 1950's investment into seniors housing and geriatric care. Thank you for returning this asset by the taxpayers of Simcoe to be used for seniors care.

It is rumoured that West Lynn may be a favourable choice, Having looked at this through senior's eyes (now bifocals). I feel that West Lynn would be more suited for senior affordable housing (similar to Scott Ave). These aging independent taxpayers would be rewarded for their tax dollars invested during the Red Kelly bowling lanes and Tastee Treat years. This location boasts a Sobeys grocery store, a pharmacy and even a Tim Hortons coffee shop etc, all within walking distance.

Okay, so where can a public school go? I suggest that the Grand Erie Board of Education construct a brand new school on the Landon and Bennett properties which would be central to the struggling Junior Millennials. This would be adjacent to the fairgrounds. By choosing this site, Grand Erie would avoid several issues:

1. No students would be disrupted during the construction.
2. This would be built with modern technology with possible solar panels etc.
3. There would be no friction from the loyalty of West Lynn versus Elgin students.
4. The seniors would be rewarded for their now inflated contribution to the Norfolk Board of Education.

Thinking in the long range, "What happens in Ancaster happens in Simcoe 20 years later."

Since the Norfolk County fair has 14.3 acres in the centre of Simcoe which is serviced by water, sewer and hydro and is tax exempt. Consideration may be given to re-locating the fair to the Experimental farm on Highway #3, also tax exempt. All the fair building would remain at the present fairgrounds and the sections fronting on John Street and Queen Street could be a blend of multi and single family residential properties. The closeness to the new school would bolster "bums in the seats" in not only the new school but close to Holy Trinity and SCS. The Curling club, swimming pool and Farmers market would remain and only the unused track would be removed.

In time, the 53 acres of the experimental farm adjacent to Highway #3 bounded by the Blue line, Culver Side Road and the old railroad track could become the new fairgrounds. This would showcase the diverse economy in Norfolk County.

I have taken the liberty of enclosing a similar scale map to help understand my suggestion. I hope you consider seniors who built these facilities when interest rates were at 18%. Now you can invest in Grand Erie's future at prime plus ½ or about 2%.

Respectfully submitted,

Jack Bradfield

TIME TABLE OF EVENTS

Oct 2016- Grand Erie Board Of Education makes a decision to close Elgin.

Jan-March 2017- GEBE talk to fair board and the Landon- Bennett properties about amalgamation of properties including placement of new school parking, teachers, parking, school bus access etc. This may also include arena parking to occupy north section of Golden Garden park.

Sept 2017- Formalize plans for an ultra modern energy efficient school with automatic locking doors and visual surveillance inside and out.

March 2018- Start construction of new school.

Sept 2018- New school ready to receive new blended pupils of Elgin and West Lynn.

Sept 2018- Elgin School turned over to Norfolk County to study new county office, long term geriatric suites and hospital parking.

Sept 2018- West Lynn School closed and made into a seniors home similar to Scott Ave.

Nov 2018- Fair board to locate on southerly 53 acres of the Experimental farm. Fair Board to sell unused parking area and east track for housing development. The present fair board building would remain as the curling club, swimming pool, arena and farmers market. The Grandstand maybe enclosed to become a greenhouse with solar panels on the roof to service the new subdivision of modest housing for families who are just starting out similar to Kin Villa.

Oct 2019- 1st Norfolk County Fair to be on #3 Highway which should attract more patrons .

This plan would infill the largest vacant space in Simcoe which is tax exempt with services on South Dr., Queen St, and John St. The tax base of the county would increase.

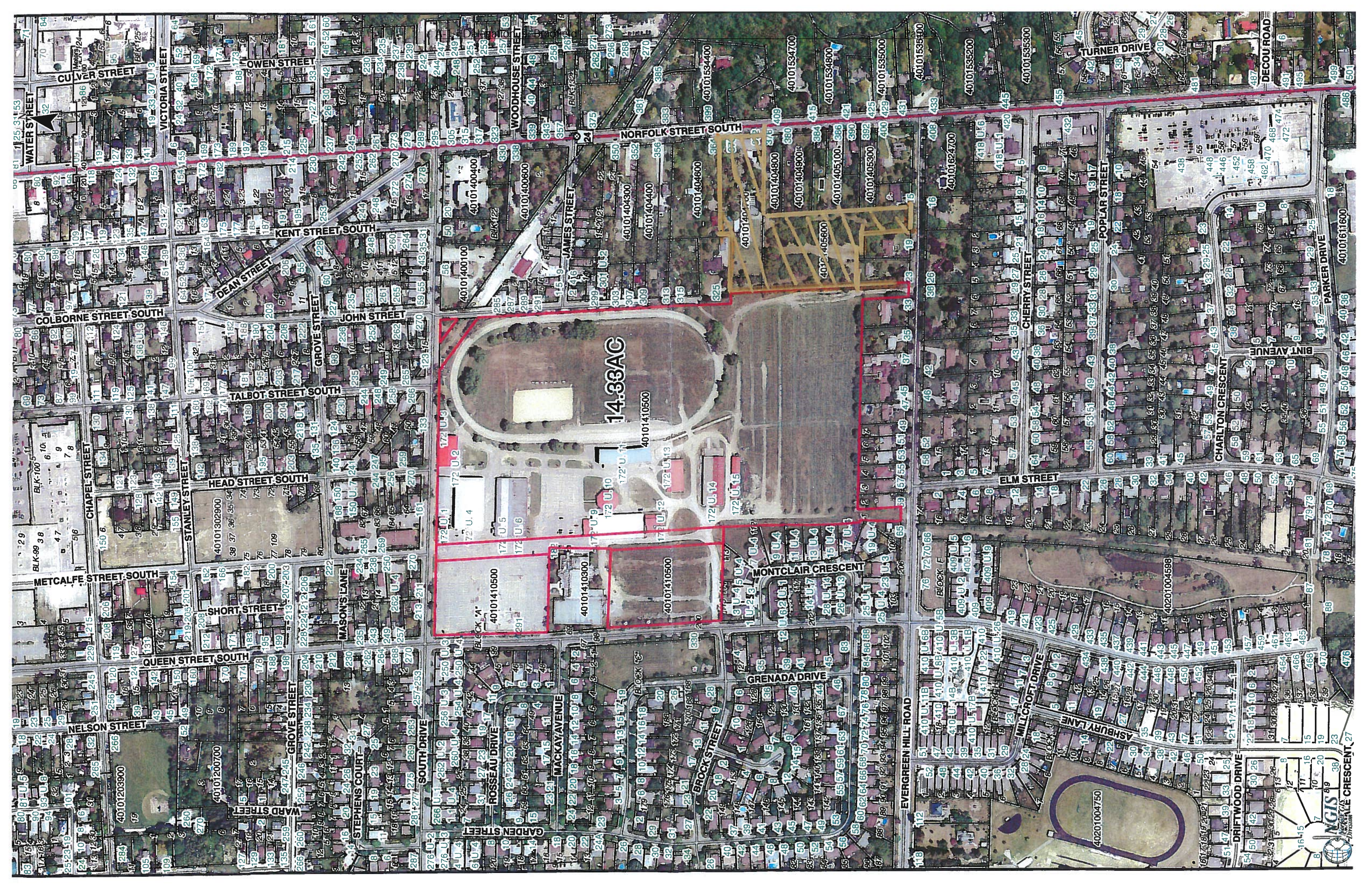
The closure of Elgin and West Lynn would benefit the local seniors who's taxes paid for these facilities in the 1950's and 1960's.

The Fair Board would improve their bottom line by selling the residential lots and locating on tax free land on #3. The school would benefit with more "bums in the seats", from the new residential lots as well as being central between West Lynn and Elgin.

The Grand Erie Board would benefit by building a new school to educate our most precious asset which is the next generation of taxpayers and workers. The construction of the new school housing and the fair relocation would create jobs.

Respectfully submitted,

Jack Bradfield



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Map of the City of New Orleans



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LOT 5
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