

BLIMS Projects - Web Access for Capital Plan Submission

WAP1000 Detailed Report

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Thrive Charter School Society (2473)

15123 - Thrive Charter School Society Expansion

Capital Plan Submission Year:	2026/2027 (GOA)		
Capital Program:	School Facilities	Submission Status:	Submitted
Title:	Thrive Charter School Society Expansion		
Key Driver(s):	Demographics	Project Sub-Category:	New - New Facilities
Client Name:	Thrive Charter School Society (2473)		
Client Ranking:	1		
Original Capital Plan Submission Year:	2026/2027 (GOA)		
Client File#:	Client Asset Id:		
School Facility Name:	THRIVE CHARTER SCHOOL (F6396)		
Location:	Constituency:		
Backlog?:	No		

**Description:**  
(Project scope)

The launch of the Charter School Accelerator Pilot Program comes at an ideal time for Thrive. When the school launched, enrolment momentum was initially slower than expected and we learned more about the challenges faced by families in our target demographic: these families are busy, often with multiple jobs, children and complex transportation needs. In addition, there are barriers such as language and awareness that make it difficult for families to spend time considering educational options or even just completing admission forms, even with assistance. As a result, we expected that it might take a number of years to reach school capacity. However, these predictions were proven wrong when we started our second year of operations (2024-25) with Thrive Elementary School at full capacity along with a waiting list. As a result, the society quickly ramped up its capital planning efforts. We are thrilled to submit this project proposal to support a second Thrive school location that will enable Thrive to expand, include junior high grades, and also extend our reach by welcoming students from a new demographic target area in Edmonton.

The proposed expansion represents an exciting milestone for the Thrive community that will empower Thrive to bring its unique programming to far more students from low-SES backgrounds in some of the most underserved neighbourhoods in Edmonton. The expansion also dovetails with the evolution of Thrive Charter School Society’s philanthropic efforts. Thrive Charter Society will continue to provide an annual donation of approximately\$1.5M to support the additional services available at Thrive not covered by provincial education funding, continue with the required in-kind Go Auto support in IT, HR, Accounting, Marketing and Legal services, and securing additional corporate/foundation philanthropic partnerships to help provide additional program funding to cover the increased costs of expanded operations. Our team looks forward to bringing on new partners who are eager to support students and families who need it most and work towards breaking the cycle of poverty through education and wrap-around supports. Furthermore, expansion of the Thrive model provides for the opportunity to further evolve the model of non-profit partnership

with Alberta Education to address the needs of low-SES students in additional markets in Edmonton and other areas across the province.

Our target expansion area is in north central Edmonton, highlighted by the Edmonton Social Planning Council as having the highest concentration of low-income households in the city. These neighbourhoods are home to many families with school-age children who fit the Thrive demographic profile.

School utilization data from Edmonton Public School Board (EPSB) and Edmonton Catholic School District (ECSD) shows that utilization in this area will continue to rise over the next 10 years. Thrive expansion will relieve a small amount of this pressure, but more importantly, will provide a school environment uniquely designed for students from low-SES backgrounds who will be well-supported in the Thrive school environment. Using Alberta Education utilization data, Thrive undertook a high level analysis of enrolment in the area and found:

- There are 60 schools serving K-9 in the proposed demographic target area; 78% of these schools have a utilization rate of 70% or higher.
- There are 16 schools serving K-9 located in the specific neighbourhoods within the new demographic target area identified as having the lowest income; 75% of these schools have a utilization rate of 70% or higher.

The most recent EPSB capital plan offers a view into future enrolment projections that show continued enrolment growth in the geographic area covered by the existing Thrive demographic target area and the new expanded target area.

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**Reason:**  
(Project benefits)

Thrive Charter School Society’s approved charter covers the educational continuum from kindergarten through grade nine. In September 2023, Thrive Elementary School opened to 101 K-6 students. Now in its second year of operation, Thrive enrollment has grown to 168 K-6 students, effectively reaching capacity of the school building, with a utilization rate of 93%. For the current school year, Thrive now has a wait list and the number is expected to continue to grow as awareness builds regarding the school’s unique offerings tailored to students from low socioeconomic status (low-SES) backgrounds.

In addition to addressing immediate enrolment pressures, the society is focusing efforts on fulfilling the school’s charter mandate to serve K-9 students. The proposed expansion to include a second school facility addresses both issues: it will extend the school’s enrolment to serve junior high students in grades 7-9 and will also expand its reach to include students from low-SES backgrounds who live in the area adjacent to the current Thrive Elementary demographic target area. This geographic expansion and grade configuration change will require an additional school facility appropriate for K-9 learning to support the 225% increase in total school enrolment.

Capital expansion will help meet key objectives of Thrive Charter School and Alberta Education by relieving enrolment pressures, increasing program access, expanding key programming priorities, building operational efficiencies and supporting continued innovation.

The proposed Thrive expansion could be realized through:

- the building of a new K-9 school facility; or
- modernization of a surplus school; or
- conversion of an appropriate third party space (e.g., commercial, surplus government buildings etc.).

	Our goal is to open a second campus as early as early as fall 2026, with the timeline depending on the selected option to fulfill the expansion needs (i.e., new school, modernization or commercial site conversion).		
<b>Consequences:</b> (Implication for delaying project)	<p>In only it’s second year of operation, Thrive Elementary is at full capacity (168 K-6 students) with a waiting list. Expansion will not only meet the high demand for access to elementary grades STEM programing by our underserved low-income demographic, but it will also allow us to fulfill our charter mandate to address the opportunity gaps for students in grades 7 through 9. Delay in opening a new campus with expanded grade offerings, means there will be no continuity of programing for our students advancing from grade six into grade seven.</p> <p>Additionally, the second campus location in central north Edmonton will alleviate the lack of access to programming that is designed specifically for addressing the opportunity gaps where it’s needed most, in the highest concentration of low-income neighbourhoods in the city.</p> <p>Finally, a delay in this project will likely impact the opportunity to locate the new school within the proposed optimal target area. Available options to utilize a surplus school site or capitalize on an identified commercial site conversion or new build may not be available in the future.</p>		
<b>Change in Capacity:</b> (For Learning and PSI this should be the change in enrollment capacity. For Health, this could be the change in beds, surgical procedures, diagnostic and treatment services, etc.)	<p>Projected Enrolment is ~385 students</p> <p>School paces (based on Education Area Guidelines for K-9 Capacity of 465 students:</p> <ul style="list-style-type: none"><li>- 2,507 m2 Instructional Area</li><li>- 1,846 m2 Non-Instructional Area</li><li>- 4,353 m2 Total</li></ul>		
<b>Gross Area M2:</b>	4353		
<b>Preservation Area M2:</b>			
<b>New and Expansion Area M2:</b>			
<b>Demolition Area M2:</b>			
<b>Full Load Equivalent (FLE):</b>			
<b>Funding Details for Cost-shared Projects:</b>			
<b>P3 Potential?:</b> (Is there a potential for this project to be funded as a public-private partnership? Please specify.)			
<b>P3 Project:</b>	Not Applicable	<b>P3 Supported by Client Group:</b>	Not Applicable
<b>Scheduled Start Date:</b>	2027/01/01 ( 2026/2027 GOA )	<b>Estimated Completion Date:</b>	2027/01/01 ( 2026/2027 GOA)
<b>Schedule / Comments:</b>	<p>Created: EXTERN\MICHAEL.HLADUN 2025/04/09 12:18:36PM</p> <p>Last updated by: EXTERN\MICHAEL.HLADUN 2025/04/29 11:17:04AM</p>		

<b>Budget</b>			
<b>Total Project Cost (TPC):</b> \$40,000,000.00			
<b>Total Provincial Support (TPS):</b> \$40,000,000.00			
<b>Other Alberta Government Funding:</b> \$0.00			
<b>Alberta Infrastructure &amp; Transportation Funding:</b> \$40,000,000.00			

Other (Federal, Private) Funding: \$0.00

Budget Details

Budget item	Cost	Description
Building Construction and Site Development :	\$40,000,000.00	Amount of funding to be used for the physical construction of the school facility...
Consultant Fees :	\$0.00	Amount of funding for prime and sub-consultants that provide the design of the facility...
Project Expenses :	\$0.00	Amount of funding provided to pay for normal project expenses and services associated with a school building projects...
Furniture & Equipment :	\$0.00	Amount of funding provided for the basic furniture and equipment for approved projects...
Career Technology Studies (CTS) Equipment :	\$0.00	Amount of funding provided for expansion or modernization projects being conducted in facilities in which the project provides or upgrades a CTS area(s)...
Other :	\$0.00	Amount of funding provided for items not covered by the above components.
Sub-total:	\$40,000,000.00	Sub-total of funding for all items above.
Non-Refundable GST :	\$0.00	Amount of funding provided for non-refundable GST is calculated at 1.6% of the sub-total above.
Total Project Cost:	\$40,000,000.00	Sum of the funding for all items above.

File Attachments

File Name	Description
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No File attachments added to date.

Contacts

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