



REPORT

To: Chair and Directors

Report Number: CS-BRD-014

From: Trish Morgan, General Manager of Community Services

Date: August 27, 2020

Subject: Kelly Lake Community Centre – Use and Occupancy Agreement Extension

RECOMMENDATION: [Corporate Weighted]

That the Regional Board authorize a one (1) year extension of the Kelly Lake Community Centre Society Use and Operating Agreement, with the Kelly Lake Community Centre Society, for the use and operation of the Kelly Lake Community Centre; further, that the Chair and Chief Administrative Officer be authorized to sign the extension behalf of the PRRD.

BACKGROUND/RATIONALE:

The Use and Occupancy Agreement between the Peace River Regional District (PRRD) and the Kelly Lake Community Centre Society (KLCCS) is set to expire on September 25, 2020. The KLCCS, who operates the decommissioned school as a recreation centre, is requesting a one-year extension of the agreement (letter attached).

A service area was established in 2006 to provide an annual financial contribution to assist with the maintenance and operational expenses of the facility. In 2010, the Province transferred title of the property to the PRRD with the stipulation that it be used for “community recreational purposes”.

The current agreement states that, upon expiry, “the Agreement may be renewed by confirmation in writing by the parties for an additional five (5) years provided all obligations of the agreement are met”.

The Society is only requesting a one-year extension of their Agreement because there is uncertainty about the future ownership of the Centre. Kelly Lake Community Centre is one of the recreational facilities that the Regional Board is considering transferring ownership of to the operating society. Given that it has not yet been determined whether the property will continue to be a PRRD asset, a one-year contract extension has been requested.

On May 7, 2020, the Regional Board passed the following resolution:

MOVED, SECONDED, and CARRIED

That the Regional Board be provided with a report on options for transferring ownership of Society run Peace River Regional District recreational facilities to the Societies that operate/lease them at a future Committee of the Whole meeting.

Then, on June 25, 2020, the Regional Board passed the following resolution:

MOVED, SECONDED, and CARRIED

That the Regional Board refer the June 15, 2020 report titled 'Transferring Community Recreation Facilities' to the Electoral Area Directors Committee for further investigation into the initiative; further, that the Committee provide the Regional Board with progressive update reports on the initiative.

The aforementioned report was brought to the Electoral Area Directors Committee on August 20, 2020, but was deferred to a future meeting.

ALTERNATIVE OPTIONS:

1. That the Regional Board provide further direction.

STRATEGIC PLAN RELEVANCE:

☒ Not Applicable to Strategic Plan.

FINANCIAL CONSIDERATION(S):

The Regional District requisitioned \$101,900 for the Kelly Lake Community Centre in 2020. This funding provides for an operating contribution for the Centre (paid upon the receipt of invoices), insurance costs, and staff wages.

COMMUNICATIONS CONSIDERATION(S):

A letter will be sent to the Kelly Lake Community Centre Society to extend the Agreement for a further one (1) year term, if approved.

OTHER CONSIDERATION(S):

The Agreement outlines the roles, responsibilities, and obligations of both the Society and the PRRD. The Centre is provided for multi-purpose community recreation, short-term education and training; and is available, under the coordination of the Society, to other groups and members of the general public for activities consistent with its intended use.

In 2019, the PRRD completed a comprehensive Facility Condition Assessment, which outlined the current condition of the facility, and provided a prioritized list/costs of necessary repairs, upgrades, and studies. At the same time, a design study was undertaken, which resulted in two options for upgrading the Centre to better suit the current and anticipated uses of the facility. Both studies were completed with the intention of applying for grant funding for upgrades. In 2020, a hazardous materials assessment was completed at the Centre with the intention of understanding the potential costs of remediation of any hazardous materials during the proposed renovation.

A second intake for the Investing in Canada Infrastructure Program (ICIP) – Rural and Northern Communities (RNC) was announced in June 2020. The RNC fund is focused on improving the quality of life in rural communities by responding to the specific needs of these communities, including projects that enhance environmental quality, or that benefit community, cultural and recreation outcomes. The

application intake deadline is October 22, 2020. Application to this funding program for the Kelly Lake Community Centre renovation project is being considered.

Attachments:

1. Kelly Lake Community Centre Society – Letter Requesting Extension of Agreement
2. Kelly Lake Community Centre Society Use and Occupancy Agreement - 2017