



Date: April 2, 2001

**TO: Board Members - Parks and Recreation**  
**FROM: General Manager - Parks and Recreation**  
**SUBJECT: South Vancouver Senior's Centre**

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## RECOMMENDATION

1. THAT the Board approve in principle the development of a 3500 sq. ft. Senior's Centre at Killarney Community Centre subject to the availability of funding from City Council and other sources as outlined in Recommendation 'A' in the attached City Council Report.
2. THAT the Board endorse the Provincial Funding application submitted by the Killarney Community Centre Society and that staff assist the parties and determine ways and means to ensure the success of this venture.
3. THAT the Board refer this proposal to a consultative process with the local community.
4. THAT staff proceed with the development of demolition plans for Collingwood with the provision that alternative space for Collingwood Hall Association be programmed in the new Senior' s Centre or other suitable community space.

## BACKGROUND

The attached City Council report is largely self explanatory. The report outlines a proposal to develop a new \$1,043,901 Senior' s Centre as an expansion to Killarney Community Centre with 50% capital funding (\$300,000 Community Amenity Contribution plus \$221,950 from other city capital funds) and 50% capital funding from the Provincial Community Partners Program should the application from the Killarney Community Society for provincial funding be approved.

The report also outlines an approach to outstanding capital funding issues for the proposed child care centre at Champlain Heights Community Centre.

The needs of the South Vancouver seniors community have been the subject of study and discussion since 1995 when Park Board, City Staff and the community engaged in a review of services. This review identified 3 key issues:

- lack of an integrated approach to the delivery of senior services
- barriers to participation including multicultural issues
- lack of a senior' s centre in the area

To date, community agencies, city departments and seniors have been successful in working together, coordinating services, and reaching out to visible minorities and continue to be committed to addressing the outstanding issues, in particular to address the need for a senior' s centre.

## **DISCUSSION**

From the Park Board perspective, key aspects of the recommendations are as follows:

### 1. Service Delivery

South Vancouver seniors would benefit from the availability of integrated recreational and social programs delivery accessible at one location. Killarney Community Centre is strategically located as a current focus of local community services with good accessibility to public transit. A separate project involving the demolition of Collingwood Hall and relocation of this community recreation space in the new Senior' s Centre will return the current footprint to green space and enhance the park design while satisfying long standing issues related to non-conforming use and encroachment. Clustering of the existing community space into one facility provides increased opportunities for flexibility in scheduling and programming.

### 2. Financial Sustainability

**Capital:** The expanded facility at Killarney Community Centre would be constructed with capital funds from City Council and other sources and may require a capital investment from the Park Board. If approved, the project would only proceed if complete capital funding is secured. The Park Board contribution to the capital project is the value of the land, which is net 500 sq. ft.

**Operating:** \$23,000 of added basic budget will be required in the annual Park Board budget to cover the costs of utilities and annual maintenance. Janitorial services are already funded and provided as regular duties associated with Collingwood Hall. By relocating this space to Killarney Community Centre, operational efficiencies are created and janitorial services can be absorbed by current resources in cooperation with user groups.

### 3. Partnership Development

The proposal calls for a unique partnership opportunity between the Park Board, City Department of Community Services, Killarney Community Centre Society and the South Vancouver Seniors Network Society. Collingwood Hall Society will continue to be a key partner and stakeholder. This association has been supportive of the South Vancouver Seniors Network' s efforts to expand seniors programs and has provided the Network with blanket permission to use the existing hall.

### 4. Infrastructure Renewal

The plan calls for replacement of Collingwood Hall which is an approximately 3,000 sq. ft. wood frame structure located on the east side of Killarney Park. The facility provides fieldhouse washrooms, storage and a community hall with kitchen. The facility is reaching the end of its' life span and will soon become a safety hazard. The facility is also encroaching onto Rupert Street and the City Engineer has been committed to dealing with the encroachment issue since 1961.

The development of the Senior' s Centre compliments the long term development of Killarney Community Centre. Future phased improvements including relocation of the pool and development of the rink will provide opportunities to further integrate the new Senior' s Centre into the overall final design of the complex.

Consistent with Board practice this proposal should be referred to a community consultation process in order to receive input on siting, design and park impact issues.

## **CONCLUSION**

Approval of the recommendations would move forward the development of a Senior' s Centre at Killarney Community Centre to serve the needs of South Vancouver seniors and replace community recreation amenities currently located at Collingwood Hall, subject to the availability of funding. Seniors would benefit from the partnership development between the Park Board and social service providers through the availability of a seamless continuum of leisure and social support services. Sports groups and permit groups would benefit from the replacement of fieldhouse facilities and the community hall. Funding partnership opportunities and the efficiency of an integrated facility design provides cost savings in construction and operating costs. Regardless of the outcome of the capital grant to the province, this work provides a basis for the future development of a seniors centre in South Vancouver.

Prepared by:  
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