



Date: April 22, 2013

TO: Board Members – Vancouver Park Board
FROM: General Manager – Parks and Recreation
SUBJECT: Brock House Society Extension

RECOMMENDATION

- A. *THAT, subject to Recommendations B, C and D, the Board extend the lease with Brock House Society for a term of ten years from August 1, 2013 to July 31, 2023 as detailed in this report;***
- B. *THAT the contract be on the terms and conditions outlined in this report and on such other terms and conditions as are approved by the General Manager of the Park Board in consultation with the Director of Legal Services;***
- C. *THAT, upon approval of the contract by the General Manager of the Park Board in consultation with the Director of Legal Services, the General Manager of the Park Board be authorized to execute the contract on behalf of the Board;***
- D. *THAT no legal rights shall arise hereby, and none shall arise until execution of the contemplated contract and delivery of the contemplated contract by the General Manager of the Park Board.***

POLICY

The Park Board approves use of all lands under its jurisdiction

BACKGROUND

The Brock House Society was first granted a lease for the operation of Brock House as an Activity Centre for Seniors in 1977. On November 4th, 2002 the Board approved a ten year extension of the agreement from February 1, 2003 – January 1, 2013 and a six month extension expiring July 31, 2013 was granted in January 2013. Under the agreement the Society is responsible for complete operation and maintenance of the facility.

1600 seniors coming from all areas of Vancouver are members of the Society. There are over 300 members who volunteer their time to assist in the operation of the Society and the House. Brock House also has a food service facility that supports seniors' programming during the day and serves as a restaurant open to the public in the evening

and on weekends. Funds from this operation help support the activities and events at the Seniors' Centre. The Society has contracted an operator for the restaurant since 1978.

The Society has continued to expand the programs, activities and events for seniors at Brock House while at the same time they have continued to enhance this heritage structure. In 1982, the Park Board took over the maintenance of the grounds around the building.

Discussion:

The Brock House Society has a long standing commitment to providing quality seniors' activities for the community. Their members continue to support the ongoing restoration and upgrading of this heritage facility as well as the programming at no cost to the Park Board. Over the last seven years the Society has completed repairs and restoration projects totaling \$413,000.

The request from the Society for an agreement for another ten years will allow the Society to be confident in its tenure at the site and it will allow them to plan for larger scale maintenance projects over the length of the agreement.

The Board has had a positive relationship with the Society and its staff over the organization's life and are confident in their capabilities to manage and operate the Brock House for seniors in Vancouver.

The agreement would include terms and conditions similar to those in the previous lease such as:

- length of the agreement
- the rental fee of \$1.00 per year
- the use of the facility as an activity centre for seniors
- responsibilities of the Society to maintain, repair and pay all operating costs for the facility
- the ability to use the facility for a food service operation

Staff is recommending that the Board extend the current agreement with the Brock House Society for a ten year term from August 1, 2013 to July 31, 2023.

Summary:

The Brock House Society has had an agreement with the Park Board to operate and maintain the Brock House as a Senior's Activity Centre for the last thirty five years. The current agreement expires on July 31, 2013.

The Society has fulfilled its mandate successfully and the program continues to support seniors in Vancouver.

Staff is recommending that the Board approve a ten year agreement with the Brock House Society with similar terms and conditions to the previous lease agreement.

Prepared by:

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