



Date: March 10, 2015

TO: Park Board Chair and Commissioners
FROM: General Manager - Vancouver Board of Parks and Recreation
SUBJECT: Vancouver Curling Club Lease

RECOMMENDATION

- A. THAT the Board approve the lease of the Vancouver Curling Club for a ten year period consisting of two five year terms;
- B. THAT the contract be on 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 for the City of Vancouver;
- C. That the General Manager be authorized to execute and deliver the contract on behalf of the Board;
- D. THAT no legal rights shall arise and no consents, permissions or licenses are granted hereby and none shall arise or be granted hereafter unless and until all contemplated legal documentation has been executed and delivered by all parties.

POLICY

The Board approves all use of lands under its jurisdiction.

BACKGROUND

The Vancouver Curling Club Association (VCC) has been in operation since 1912 and operated in the Dinmont Avenue location for sixty two years as a five sheet facility. In August 2011 the VCC relocated to the new eight sheet facility at the Hillcrest Centre. This was a legacy facility of the 2010 Winter Olympics.

The VCC consists of approximately 1200 members curling in 20 leagues from Junior Development to Seniors groups. The VCC provides a subsidized league for the visually impaired and has the largest LGBT league in Canada. The VCC also subsidizes the junior and high school programs. In its newest location they have successfully hosted two Provincial Championships. With the closing of the curling facility at the North Shore Winter Club at the end of the 2014/2015 season, the VCC is forecasting membership to increase to more than 1,300 in the 2015/2016 season based on commitments from new leagues.

DISCUSSION

The VCC has been operating under a draft Memorandum of Understanding for the past three and a half years and requires an ongoing lease to recognize the \$447,000 in capital investment they have made and the need for long-term planning of programs.

Staff has determined the following key terms to be integrated into the agreement:

- A ten year agreement consisting of two five year terms
- No rent will be payable for the first year term to recognize the \$447,000 investment and an annual rent of \$10,000 for the remaining five year term
- The Park Board will have the use of the dry floor space for a twelve week period each spring/summer
- The Park Board will assume the operating costs of the dry floor area during the twelve week dry floor use period
- Any rent will be prorated based on the length of time the Park Board utilizes the space
- A detailed Service Level Agreement outlining areas such as repairs, maintenance, capital costs and shared utilities will be included in the agreement

SUMMARY

The VCC is a valued partner with the Park Board and provides important recreation opportunities for a broad range of user groups. Staff recommends the approval of a lease with the VCC as outlined above.

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