

DATE: September 9, 2020

FILE: 8020-02

TO: Chair and Members
Comox Valley Sports Centre Commission

FROM: Russell Dyson
Chief Administrative Officer

Supported by Russell Dyson
Chief Administrative Officer

R. Dyson

RE: Glacier Kings Junior B Team Dressing Room

Purpose

To provide the Comox Valley Sports Centre Commission (CVSCC) with an update/information regarding the Comox Valley Glacier Kings Junior B Hockey Club (Glacier Kings) dressing room.

Recommendation from the Chief Administrative Officer:

THAT the Board support creating a new dressing room within the existing footprint of the Comox Valley Sports Centre in partnership with the Comox Valley Glacier Kings Junior B Hockey Club for their primary use during their season, subject to:

- Suitable agreement between the Comox Valley Regional District (CVRD) and the Comox Valley Glacier Kings Junior B Hockey Club.
- Reasonable costs incurred by the CVRD of approximately \$25,000.
- Minimum contribution from the Comox Valley Glacier Kings Junior B Hockey Club of \$20,000.

Executive Summary

The locally owned and operated Glacier Kings Junior B hockey club (a registered business) is a member of the Vancouver Island Junior Hockey League and has been in the valley for well over 20 years. The club requested a \$50,000 contribution from the Comox Valley Regional District (CVRD) to support the location an existing portable structure they recently acquired onto the north east corner of Arena 1 at the CVSC as phase 1 of the dressing room project. This would be in exchange for its use during the Junior B hockey off season. Since this request staff have located a possible space within the facilities.

This presentation is to provide an update regarding the Glacier Kings Junior B hockey club dressing room in response to the presentation at the CVSCC July 14th, 2020 meeting.

Highlights include:

- A previous request for \$50,000 funding support had been received from the Glacier Kings Junior B hockey club to support the location of a portable structure but the option presented in this report provides a more suitable space owned by the CVRD
- An underutilized area within the sports centre building has been identified as a possible conversion for a dressing room. Outlined in Appendix A.
- Terms and conditions will need to be outlined in a detailed agreement prior to moving into the dressing room.
- The Glacier Kings will contribute approximately \$20,000 towards the creation of the dressing room and the CVRD will contribute the 2018 commitment of \$25,000.

- The CVRD contribution will be toward building services and infrastructure. The Glacier Kings will be responsible for furnishings.
- Further revenues would be recognized by the CVRD with the ability to rent out the dressing room to other users and Glacier Kings.
- Ensuring alignment of projects/contributions with CVRD core values/board strategic plan/sports commission strategic goals.

Prepared by:

Concurrence:

J. Zbinden

D. DeMarzo

Jennifer Zbinden
Senior Manager of Recreation
Services

Doug DeMarzo
General Manager of
Community Services Branch

Background/Current Situation

The Glacier Kings are a member of the Vancouver Island Junior Hockey League. The locally owned and operated club is in their 28th year of play. In 1990, they approached the Commission to allow them to construct a club dressing room. The CVSCC gave them permission to discuss the matter with staff. The idea was brought forward again several times between 2009 and 2018. On all of these occasions, the project did not proceed.

In April 2018, the request for a dressing room built by the Glacier Kings for the exclusive use of their Junior B team came forward by the Glacier Kings again with an additional request that the CVRD support the project by applying the Kraft Hockeyville funds of \$25,000 towards the dressing room initiative. The Glacier Kings submitted the CVSC facility nomination to Kraft Hockeyville. Residents then had the opportunity to vote online, and the Comox Valley was the only BC community to make it to the shortlist, before moving to a final round of voting where the Comox Valley earned one of the runner-up prizes, of \$25,000 in 2017.

In May 2018, the CVRD Board approved entering into an agreement with the Glacier Kings for the construction of a team dressing room at the CVSC site and also approved that the 2018 – 2022 financial plan be amended to increase other professional fees by \$25,000 as a contribution towards the construction of a dressing room by the Glacier Kings to be funded by a transfer from the Kraft Hockeyville funds held in the capital works reserve.

As a result of the Glacier Kings Junior B Hockey Club being unable to move their project forwards the \$25,000 was subsequently reallocated to support accessibility improvements for the CVSC facility.

June 2020 the club owners had requested that staff consider the proposal once again. As a new resolution the first phase of a two phased process would be to locate an existing portable structure they recently acquired. Upon further research and the creation of their business plan it was noted that the costs to complete this first phase are substantially higher than anticipated with a total approximate cost of \$92,000. The club has purchased the building for \$16,200 and can provide an additional \$40,000 towards the project leaving them underfunded by an approximate \$35,800. The Glacier Kings Junior B Hockey Club is a for profit organization.

At the Comox Valley Sports Centre Commission (CVSCC) meeting on July 14, 2020, the Glacier Kings Junior B hockey club presented a request for \$50,000 to support the location of an existing

portable structure they recently acquired onto the north east corner of Arena 1 at the CVSC as phase 1 of the dressing room project. This would be in exchange for its use during the Junior B hockey off season. This may no longer be required.

August 2020 staff have met several times with the Glacier Kings Junior B Hockey Club. An underutilized area within the sports centre building has been identified as a possible location for a dressing room. An engineering and plumbing inspection is in the processes of being completed to confirm the viability of this space for dressing room use. The space is a portion of the female public washroom which is rarely opened and an underutilized coach room. Major entertainment events are rare at the Sports Centre so the loss of some unopened bathroom stalls is negligible. Alternative washrooms could be supplied by rentals or using the pool washrooms if required in the future.

Policy Analysis

Bylaw No. 2410 being “Comox Valley Recreation Complexes Service Establishment Bylaw No. 2410, 2002”, establishes the service for the purpose of constructing, equipping, enlarging, operating and maintaining ice arena - swimming pool recreation complexes and to contribute towards the cost of community use facilities and structures in the service area. This enlargement to a CVRD facility would be at the sole cost of an outside organization with no cost to the CVRD.

The following COVID-19 response and renewal framework for the CVRD services are supported.

- Maintaining core services at an affordable cost- Careful management of recreation services and assets essential to providing affordable and reliable services to citizens in the CVRD.
- Adapting to changing community priorities – Assessing recreation services for updates and improvements.

The following Sports Commission Strategic Plan Goals are supported:

- Strategic Goal 3 – Partnerships outcome - Partnership between jurisdictions and all external stakeholders. Building on relationships to work with our user groups for a safe opening of our facilities.
- Strategic Goal 3 – Partnerships outcome - Work with our user groups to increase public awareness of programs on health, wellness and active living.

Options

1. That the Board support creating a new dressing room within the existing footprint of the Comox Valley Sports Centre in partnership with the Comox Valley Glacier Kings Junior B Hockey Club for their primary use during their season with a CVRD contribution of \$25,000.
2. That the Board does not support a new dressing room within the existing footprint and supports the development of a Glacier Kings dressing room portable structure added onto the Northeast corner of Arena 1 with a CVRD contribution of \$25,000.

Staff are recommending option 1.

Financial Factors

With the opportunity to create a dressing room out of existing space within the facility the CVRD's costs will be approximately \$25,000 for labour/fixed items. The Glacier Kings Junior B hockey will contribute \$20,000 towards the dressing room to complete all chattel needs. The CVRD commitment will be completed through the 2020 operating budget.

Good fiscal management and financial best practices are at the core of the CVRD financial planning process. Careful management of services and assets is essential to providing affordable and reliable services to citizens and businesses in the CVRD. Wherever possible, partnerships with local services clubs and grants opportunities should be investigated.

Legal Factors

The CVSC is a public facility, and as such, exclusive use of a portion of that facility may come under scrutiny. Therefore, it is important to illustrate that the club has contributed to the dressing room in exchange for its use during the Junior B hockey season.

Therefore, it is required that a detailed agreement must be reached prior to moving into the dressing room. The agreement would include, but is not limited to, the responsibilities of each party, terms of use, length of agreement, and financial responsibility.

Regional Growth Strategy Implications

- i. Public health and safety: Support a high quality of life through the protection and enhancement of community health, safety and well-being:
 - Objective 7A-5: Support the promotion of healthy lifestyles and invigorating community spirit through physical activity

Intergovernmental Factors

N/A

Interdepartmental Involvement

The recreation services department has taken the lead but has worked with finance and the corporate services branch on this initiative.

Citizen/Public Relations

We support and promote activities which are affordable and accessible. Together as a community, we can forge a healthier and more sustainable way of life in the Comox Valley. Supporting the Glacier Kings organization is important to attracting and keeping high level of junior hockey in the Valley.

Communications with the CVRD and Glacier Kings provides updates to stakeholders and the general public.

Attachments: Appendix A “Dressing Room Drawing”

