



**Corporation of the Municipality of South Huron
Community Hub / Recreation Project Steering Advisory Committee**

Agenda

January 22nd, 2019

7:00 PM – 9:00 PM

Carling Room

1. Call To Order

2. Agenda

Recommended Motion:

That the Agenda for January 22nd, 2019 be approved.

3. Disclosure of Pecuniary Interest and the General Nature Thereof

4. Minutes

Recommended Motion:

That the minutes of January 8th, 2019 be adopted as presented.

5. Business Arising

6. Business to be Discussed

6.1 Fundraising Feasibility Study - review draft project description and stakeholder information letter

6.2 YMCA Fall/Winter 2018 Focus Group Report

7. Work Plan Review

8. Committee Updates

9. Correspondence

10. Key Messages

11. Adjournment

Recommended Motion:

That the Community Hub/Recreation Project Steering Advisory Committee hereby adjourn at _____ to meet again on February 5th, 2019 at 7:00 PM or at the Call of the Chair.

Municipality of South Huron Community Hub / Recreation Centre

Project Description January 2019

The need to enhance the quality of recreation facilities and community well-being was first identified in the **Community Services Master Plan** of 2009 and further acknowledged as priorities in the Municipality's **Corporate Strategic Plan, 2015-2019**.

In 2017 Council appointed a Community Hub/Recreation Centre Steering Committee to engage the community and gather insights and opinions regarding the recreation needs of South Huron. By conducting resident and professional consultations and studies the Steering Committee will ensure a plan going forward responds to the needs of the community today and for the future. The current recreation facilities are at the end of their lifespan and in need of capital investment. Increased capital maintenance costs as a result of aging recreation facilities, combined with a projected **twenty one per cent increase in population by the year 2031**, suggest now is the time to build a new Community Centre and Arena.

A new Community Hub/Recreation Centre is all about building a facility that is the right size and reflects the community's interest. The new facility is an investment that will attract new residents and businesses, improving the long-term sustainability of South Huron.

Strategically located in **the Town of Exeter**, the proposed new Community Hub/Recreation Centre will feature the following membership-based components:

- A indoor pool
- A multi-purpose gymnasium and fitness centre
- An indoor walking/running track
- Community meeting rooms

And a:

- Single Pad Arena (85' x 200')

The 40,475 square foot multi-purpose facility will become a hub of community activity promoting healthy active lifestyles where residents, families and neighbours can gather and interact.

Financial Impact

The funding formula for the new Community Hub/Recreation Centre will be comprised of a Municipal commitment, debentures or conventional financing and a community capital campaign. The Municipality is committed to having minimal impact on the overall taxpayer and will extensively explore and respond to all available provincial and federal funding opportunities, to further offset the construction costs.

The total cost of the new recreation facility is projected to be \$18.5 million.

Proposed Component Cost

Indoor Pool	\$million
Gymnasium Fitness Centre	\$ million
Meeting Room Common Space	\$
Arena	\$11.5 million
Total Cost	\$18.5 million

Proposed Sources of Funding

Municipality of South Huron	\$7.5 million
Federal/Provincial Funding and Conventional Financing	\$6 million
Community Capital Campaign	\$5 million
Total Cost	\$18.5 million

Proposed Timeline

Fundraising Feasibility Study	Feb. 2019
Community Fundraising Campaign Begins	Fall 2019
Construction Start	2020
Occupancy	2021

Through the successful completion of the community capital campaign, South Huron will have an outstanding new Community Hub/Recreation Centre where residents of all ages will gather, learn and play with their family and neighbours, for generations to come. A new multi-use recreation facility will have something for everyone and further advance the community as family-oriented and a desirable place to live, work and do business.

January XX, 2019

Name
Company
Address
City, Province
Postal Code

Dear _____,

After much community consultation and several studies, South Huron Council has directed the Community Hub/Recreation Centre Steering Committee to assess the local fundraising potential to support the development of a new facility. Offering benefits to all residents, the new facility is proposed to include an arena, gymnasium / fitness centre, indoor pool, walking track and multi-purpose community rooms. As the plans continue to progress the Municipality of South Huron is embarking on a Capital Campaign Feasibility Study.

As an important part of the project's success, the Capital Campaign Feasibility Study will assess the viability of raising \$5 million through a community-based capital campaign to support the construction of the proposed community hub/recreation centre.

A vital part of the capital campaign strategy is to hear the opinions of South Huron's business and civic leaders regarding the potential for individual, corporate and community financial support and involvement for such an undertaking. Your perspectives and advice will be of great assistance to us in the planning and implementation of our community-based capital campaign.

We have retained the services of Campaign Coaches Inc., (www.campaigncoaches.ca) to assist with our fundraising activity.

In the next few weeks a representative of Campaign Coaches Inc. will contact you to request a brief personal meeting to obtain your insights. We are sensitive to the importance of your time and anticipate a maximum 45-minute discussion.

If you have any questions about the feasibility study, please contact Scott Currie, Community Services Manager with the Municipality of South Huron at 519 235 0310 ext. 301 or scurrie@southhuron.ca.

Thank you for taking the time to help shape the capital campaign planning stage for this important community project.

Sincerely,

Dawn Rasenburg
Chair, Steering Committee
Community Hub/Recreation Centre

Dan Best
CAO
Municipality of South Huron



**Corporation of the Municipality of South Huron
Community Hub / Recreation Project Steering Advisory
Committee Minutes
January 8th, 2019
7:00 PM – 9:00 PM
Carling Room**

Present:

Chair, Dawn Rasenberg
Councillor Ted Oke
Craig Ivatts
Peter Hrudka
Mayor George Finch, Ex-Officio
Vice Chair, Mike Ondrejicka
Robert Oud

Staff:

Scott Currie, Recording Secretary
Dan Best, CAO

Regrets:

Ron Mayer

1. Call To Order

The Chair called the meeting to order at 7:02 PM.

2. Agenda

Motion: 1-2019

Moved: Ivatts

Second: Ondrejicka

Disposition: Carried

That the Agenda for January 8th, 2019 be approved, as amended.

3. Disclosure of Pecuniary Interest and the General Nature Thereof

None.

4. Minutes

Motion: 2-2019

Moved: Oke

Second: Hrudka

Disposition: Carried

That the minutes of November 27th, 2018 be adopted as presented.

5. Business Arising

5.1 Fundraising Feasibility Study Work Planning

5.1.1 Review proposal and feasibility study process

Overall, there are three stages to the fundraising process:

- A. Study – 3 months
- B. Readiness – 4 months
- C. Campaign – 1 year

The study has two parts:

- A. Project Description: 1-2 page document that explains the project, how we got here, the outcome (an executive summary of the overall project)
- B. Interview List: brainstorm 60-75 names

Motion: 3-2019

Moved: Oud

Second: Ondrejicka

Disposition: Carried

That the committee endorses the results of the October 2018 LeisurePlan International Study identifying an indoor pool, indoor walking track, a fitness conditioning centre, a facility to support group exercises classes, as well as a single ice pad as the core elements of the project description required for the Fundraising Feasibility Study.

And furthermore, that the community recreation facility – excluding the arena – be membership based, and that this adjusted model be incorporated into the fundraising feasibility study to be tested by Campaign Coaches.

5.1.2 Gather background information for project description

Campaign Coaches and staff will develop a draft and circulate to the committee for input. Target circulation date January 16th.

5.1.3 Confirm amount to be tested in study

Information will be included in the materials circulated to the committee for input.

5.1.4 Interview List Development discussion

A subcommittee will be set up consisting of members Hrudka, Ondrejicka, Ivatts and Chair Rasenberg to develop an interview list of individuals and organizations that could be approached.

A minimum giving unit threshold will be set at \$25k over five years.

6. Business to be Discussed

6.1 YMCA Fall 2018 Focus Group Report – *deferred to next meeting*

6.2 Public member recruitment

Motion: 4-2019

Moved: Oud

Second: Hrudka

Disposition: Carried

That Craig Hebert be invited to return to the committee as a member of the public.

7. Work Plan Review

8. Committee Updates

None.

9. Correspondence

None.

10. Key Messages

- For the purpose of carrying out the fundraising feasibility study, the Committee made a recommendation to Council endorsing a project description that includes core elements of a new facility.
- These core elements are based on the findings of the LeisurePlan International Study and include an indoor pool, indoor walking track, a fitness conditioning centre, a facility

to support group exercises classes, as well as a single ice pad with the potential to expand to a second pad.

- The Committee is continuing its mission to gather information that explores the feasibility of developing a new community hub / recreation centre.
- No decisions on the proposed new facility have been made. All information gathered by the Committee will be presented to South Huron Council for decision.

11. Adjournment

Motion: 4-2019

Moved: Oud

Second: Oke

Disposition: Carried

That the Community Hub/Recreation Project Steering Advisory Committee hereby adjourn at 9:02 PM to meet again on January 22nd, 2019 at 7:00 PM or at the Call of the Chair.