

Minutes of a Board Meeting of the
Lunenburg County Multi-Purpose Centre Corporation (LCMPCC)
Held in the LCLC, 135 North Park Street, Bridgewater
Thursday, October 21, 2021 at 6:00 p.m.

Attendance

Municipality of the District of Lunenburg

Councillor Reid Whynot (Left meeting 6:43 p.m., returned 7:01 p.m.)
Councillor Chasidy Veinotte (Alternate)
Bill Schurman, Director of Recreation, Parks & Tourism
Sandra Challis, Administrative Assistant

Town of Bridgewater

Deputy Mayor Andrew Tanner, Chair
Councillor Jennifer McDonald (arrived at 6:10 p.m.)
Councillor Stacey Colwell (Alternate)
Tammy Crowder, CAO

LCLC

Kent Walsh, General Manager

Guests

Aaron Caldwell, MCW

Regrets

Mayor David Mitchell, Town of Bridgewater
Mayor Carolyn Bolivar-Getson, MODL, Vice Chair
Councillor Pam Hubley, MODL
Tom MacEwan, CAO

1. Call to Order

Deputy Mayor Tanner called the meeting to order at 6:03 p.m.

2. Information Sharing (Questions by Board Members & attending Members of Public)

No members of the public were present.

3. Approval of Agenda

The agenda was approved as circulated.

2021-59 Moved by Councillor Whynot, seconded by Councillor Colwell that the agenda be approved as circulated. Carried.

4. Approval of Minutes

2021-60 Moved by Councillor Whynot, seconded by Councillor Colwell that the Minutes of the August 31, 2021 Special Board meeting and the Minutes of the September 16, 2021 Regular LCMPPC Board meeting be approved as circulated. Carried.

5. Business Arising from the Minutes & Unfinished Business

5.1 Update on Energy Project

Mr. Walsh introduced Mr. Caldwell, the Energy Project lead with MCW Maricor, based in the Halifax office.

Mr. Caldwell explained that he was involved in the project since the end of 2020 and had spent time investigating the conditions of the facility when it was operational, following the energy audit which was done during facility shutdown. He had been actively working on the design since then.

One of the main elements of the project was to decouple the geothermal from the ice plant and install a holding tank, in an attempt to create more efficient energy usage, make the system more reliable, and save money.

He reported that the tender process was difficult, but an alternative procurement method was used and some bids were received. The tender closes on October 22, 2021. The bids would be evaluated before coming back to the Board by Mr. Caldwell, Mr. Walsh, Deputy Mayor Tanner, Graham Hopkins (Inspection & Facilities Manager, Town of Bridgewater), Stephen Pace (Director of Engineering & Public Works, MODL).

Once a contractor was engaged, MCW would start to order the equipment in preparation for the project to begin in Spring 2022, when the ice was removed. It was noted that should the bids come in over budget, a contingency had been planned and it was also possible to compromise on certain elements of the project.

Mr. Walsh added that once the Energy Project tender was awarded, tenders for the Dehumidification and Solar projects would be issued.

Completion of the project was anticipated to be mid-August. The intent was to stagger work to lessen disruption to the facility.

Mr. Walsh advised the Board that the Facility Development Grant of \$150,000 from Communities, Culture & Heritage (CCH) was not stackable with the ICIP Grant of \$1,200,000 from Federal Government. He advised the CCH Grant was primarily for the dehumidification and solar projects. He suggested that the expansion of the dehumidification project to include dressing rooms, changing rooms and the active living studio could make this a stand-alone

project which may satisfy CCH's grant approval and not impact the ICIP grant. Mr. Walsh added that this expanded project had not yet been scoped.

Mr. Caldwell left the meeting at 6:39 p.m.

5.2 Amendments to Inter-municipal Agreement re Capital Reserve

Ms. Crowder advised this item would be presented at the November meeting of the Board.

5.3 Facility Naming

Mr. Walsh reported he received interest from a couple of companies offering services in seeking sponsorship opportunities. Mr. Walsh also approached a couple of local businesses, who were potentially interested in facility sponsorship. It was agreed to do a little more legwork locally before engaging any professional services. It was noted that the upcoming energy project be highlighted in any communication.

6. Correspondence

None.

7. New Business

None.

8. Information/Updates

8.1 General Manager's Monthly Report

Mr. Walsh reviewed his monthly report, circulated with agenda. In addition, the following items were discussed:

- Social Media used to highlight a "Player of the Week" and the campaign "Why I Love the LCLC" telling user's stories, had gained traction. It was mentioned that some of these stories could be included in the Recreation Guide.
- A contract was in place for a Home Show in April 2022.
- The facility was offered next year's CTPHC tournament following the cancellation of this year's event by Hockey Canada.
- Mr. Schurman was working with Hockey Canada on a possible mini-series to be held in November, looking for accommodation etc.
- Promotional codes were available to encourage people to try some of the new programs on offer.
- Vaccination checking was going well, four staff had been employed to man the desk daily from 8:00 a.m. to 8:00 p.m.
- Members of the LCLC receive a sticker on their membership card once proof of vaccine had been provided, which speeds up the process for re-entry.
- Unvaccinated library visitors can access the library through the rear doors of the facility.
- There were some cancellations from the swim program due to vaccine requirements, and although some programs ran at reduced capacity, some were off set using waitlisted participants.

- Mr. Walsh, Ms. Crowder, and Mr. Schurman would be meeting next week for a pre-negotiation meeting concerning the Lumberjacks contract, with the intent to meet with the new owner of the team in early November to begin discussions.

8.2 Aged Receivables

The aged receivables report, circulated with the agenda, was discussed.

8.3 Financial Statements

The financial statements for period ending August 31, circulated in advance of the meeting, was discussed, noting the following:

- Aquatics revenue was down due to the delay in opening registrations to coincide with the launch of Connect2Rec. Revenues will be included in the September statements instead.
- The Wages and Benefits line was higher due to the new hires, required extensive training on some operational equipment and additional staff to carry out vaccination checking. It was suggested that should Covid relief money be available, the facility could benefit to off set the costs of the May shutdown and the additional staff for vaccine checking.
- The facility continued to struggle with repairs and maintenance – three of the dehumidification units required major work and an investment had been made in bulk buying ballasts for light fixtures as these fixtures were no longer being manufactured. Buying in bulk would extend the life of the equipment. Two of the compressors on the multi-stack needed to be replaced at a cost of \$20,000 and the rear doors of the facility had to be removed and re-installed to make them function correctly. Mr. Walsh suggested moving the remainder of the capital equipment reserve, \$30,000, into operating to pay for these unbudgeted repairs.

2021-61 Moved by Councillor MacDonald, seconded by Councillor Veinotte that \$30,000 be moved from the Capital Equipment Reserve fund into Operating fund to off-set unbudgeted repairs.

2021-62 Moved by Councillor Veinotte, seconded by Councillor Whynot that the financial statements for period ending August 31, 2021 be received and approved as presented. Carried Unanimously.

9. In Camera

None.

10. Next Meeting – Thursday, November 18, 2021 at 6:00 p.m.

It was noted that a Special Meeting may be needed to award the Energy Project tender.

11. Adjournment

2021-63 There being no further business at 7:15 p.m., it was moved by Councillor Whynot, seconded by Councillor Colwell that the meeting adjourn. Carried Unanimously.