

**Minutes of a Board Meeting of the**  
Lunenburg County Multi-Purpose Centre Corporation (LCMPCC)  
Held in the Multi-Purpose Room, LCLC  
Thursday June 15, 2023 at 5:30 p.m.

Attendance

Municipality of the District of Lunenburg

Mayor Carolyn Bolivar-Getson  
Councilor Cathy Moore  
Councilor Sandra Statton

Town of Bridgewater

Mayor David Mitchell  
Councilor Andrew Tanner  
Councilor Stacey Colwell

LCLC

Kent Walsh, General Manager

Staff Present

Tom McEwen – MODL  
Jessica McDonald – Director, Community Development Department – TOB  
Rosemary Erb, Recreation Administration Assistant – acting as Recording Secretary

**1. Call to Order**

Chair Mayor Mitchell called to order at 5:33pm

**2. Information Sharing (Questions by board members and attending members of the public – Operational questions).**

None to review.

**3. Approval of Agenda**

Motion to approve the agenda as presented made by Councilor Moore, seconded by Councilor Colwell. Carried.

**4. Approval of Minutes – April 20, 2023**

Motion to approve the minutes of the April 20, 2023, LCMPCC Board as circulated made by Councilor Statton, seconded by Councilor Colwell. Carried.

**5. Business arising from Minutes & Unfinished Business**

**5.1 YMCA Proposal:** Discussion held regarding the proposal. Mayor Carolyn Bolivar-Getson advised that they are not prepared to commit to the feasibility study. After further discussion, the response will be that the LCLC will not move forward.

## 6. Correspondence

None.

## 7. New Business

**7.1 Emergency Repair of Capital Asset Ice Plan Compressor:** Kent advised he has opened a claim with NS Power and went over the response and information received from them. In the future, the LCLC would need to determine power quality rather than just power failure. Discussion held regarding possible insurance claim, and checking with Michelin to see if they could advise on power quality for that day. Kent advised the repair will be completed by tomorrow.

Motion that we approve the expense of \$66,721.00 to replace and install one Bitzer compressor and WEG unit and the funds be taken from the existing Capitol budget, moved by Councilor Statton. Seconded by Councilor Colwell. Carried

## 8. Information/Updates

**8.1 General Managers Monthly Report:** Report as submitted was reviewed by the Board and discussion held. Touched on the Craft Beer Festival, membership #'s, and if the splash pad at the pool is working, which it is. The solar array was also discussed, with Kent advising that it is 50KW, and not going straight to the grid, it's going back to the building for use by the LCLC.

**8.2 Aged Receivables:** Discussion on report held. There is now only 1 account remaining on the 90+ days owing.

**8.3 Financial Statements:** Kent advised these are year-end unaudited reports – being audited now. Full audited reports will be available for July. Discussion held on some areas of the report. Arena & aquatics revenue was up over the course of the year. There were overages in expenses from repair, maintenance & utilities of approximately \$227K. The repair & maintenance was over and above the capital projects undertaken. The operational improvements made significant changes to the building (heat in places where there was no heat before), March was the first month with the dehumidification unit online, however the utilities cost increased by \$10K per month. Energy NS is still doing the study to determine how the building is more efficient compared to the baseline figures (pre-upgrades & pre-dehumidification), we will have data soon to better understand and evaluate the situation.

Motion to receive the financial reports as prepared, moved by Councilor Moore. Seconded by Councilor Colwell. Carried.

Motion to go In Camera, moved by Mayor Carolyn Bolivar-Getson. Seconded by Councilor Colwell. Carried.

## 9. In Camera

**9.1 Tenancy Contract Negotiations**

**9.2 YMCA Proposal**

Motion to rise & report, made by Councilor Statton. Seconded by Councilor Moore. Carried.

**10. Next Meeting scheduled for Thursday July 20, 2023 at 5:30pm. Will be held virtually.**

**11. Adjournment**

Motion to adjourn made by Mayor Carolyn Bolivar-Getson at 6:39. Seconded by Councilor Moore. Carried