

LA SALLE COMMUNITY CENTRE New Facility Public Information Session



January 17, 2010
January 18, 2010



Information Session Agenda

- Project Rationale
- New Facility Planning to Date
- RInC Application
- Project Description
- Project Funding
- Architect Presentation (Stantec)
- Project Support / Benefits
- Recreation & Social Activities
- Questions following Presentations



Project Rationale

- Why do we need a new Community Centre?
 - Our current facility usage is being maximized, but still falls short of our community needs
 - Single activity venue
 - Our current facility has structural issues
 - Our facility has issues with water leakage



Project Rationale

- Why do we need a new Community Centre?
 - Our facility has, in the past, had issues with mold
 - Our current facility is very inefficient to heat
 - Our current facility is in the later stages of its life and there are major portions that are no longer repairable



Project Rationale

- Activity, recreation, leisure, and sport generally lead to healthy and happy lifestyles
- Opportunities in La Salle are limited for our current population
- Our community often must travel outside of La Salle to satisfy these needs

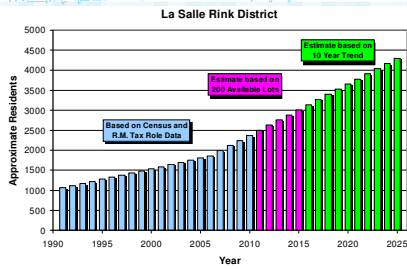


Project Rationale Population Growth

- Population Growth in La Salle Rink District
 - **2006 Recreation Study**
Population increase of approx. 37% between the years of 1991 (1,065 residents) and 2001
 - **2001 Canada Census**
496 dwellings x 3.2 (people per house) = 1,587 residents
 - **2006 Canada Census**
689 dwellings x 3.2 (people per house) = 1,862 residents
 - **2010 R.M. Tax Roll**
741 dwellings x 3.2 (people per house) = 2,371 residents

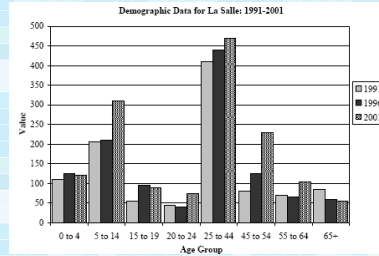


Project Rationale Population Growth



Project Rationale Population Demographics

• Population Demographics (1991 – 2001)



Project Rationale 2006 La Salle Recreation Study

- Key Findings:
 - 68% of respondents believe that building community spirit is the main benefit of recreation in the community
 - 78% of residents support development of new and improved recreation facilities in La Salle
 - Of the people that travel outside of La Salle for recreation, 52% do it because of lack of facilities
 - 71% of people are willing to pay for a new facility through tax adjustments



Project Rationale Summary

- Summary
 - The current facility is aging
 - In a short time the current facility may not be considered safe for use
 - If nothing is done soon, this community may not have a community centre
 - Population growth over past 10 years has **increased by approx. 60%**
 - Current facility does not meet needs of community



New Facility Planning to Date

- Pre-2006 – Facilities upgrades / new structures considered for years as well as previous fundraising
- 2006 – Recreation Facility Study (University of Manitoba)
- 2008 – Business Plan completed for New Facility
- 2009 – Application to the Build Canada Fund Infrastructure Grant
- 2009 – Detailed cost estimate completed for new facility
- 2009 – Application to Recreation Infrastructure Canada (RInC) Program
- Present – Conceptual Plans & Feasibility Study (in progress)



RInC Application

- Recreational Infrastructure Canada Program Grant
 - Part of Canada's Economic Action Plan administered through Western Economic Diversification Canada
- Applicable Facilities:
 - Improvements or additions
 - Includes: gymnasias, fitness centres, sports fields, multi-purpose physical recreation facilities
- Funding for up to 1/3 project cost, to a maximum of \$1,000,000
- Projects must be complete by March 2011



Western Economic Diversification de l'économie de l'Ouest Canada

Canada



RInC Application

- R.M. of Macdonald on behalf of the La Salle Community Centre applied RInC Grant
- Our grant application is currently being considered by the Federal Government
- In order for our application to be taken to the final step of consideration, 2/3 of the total funding must be committed



Project Description

- Indoor Multi-Use Facility:
 - Gymnasium (with divider wall)
 - court sports / community functions
 - Fitness Room
 - cardio / weight training
 - Secondary activity room
 - yoga / aerobics / dance / karate / etc.
 - Change rooms (indoor / outdoor)



Project Description

- Outdoor Improvements:
 - Outdoor ice rink
 - Provisions for tennis and basketball
 - New fastball diamond
 - Reconfiguration of football and soccer fields to fully utilize the much needed space available



Project Description

- Existing Facility
 - Curling facility will continue to function
 - Community hall may be utilized for storage or demolished, depending on the best needs of the community



Project Costs

Project Cost (RInC Application)	\$3,200,000
Project Contingency	\$300,000
Total Estimated Project Cost	\$3,500,000

- ** Costs do not include operation & maintenance
- ** Current facility operates without deficit. New facility will generate increased revenue opportunities that will offset additional expenses and continue to operate without deficit
- ** Operational costs will be outlined in feasibility study



Project Funding

Local Fundraising Prior to 2009	\$70,000
RM of Macdonald Public Reserve	\$255,000
RInC Grant	\$1,000,000
Tax Debenture	\$2,175,000
Total Estimated Project Cost	\$3,500,000



Project Funding Tax Debenture Structure

- Based on combination of fixed fee and assessed property value
- Includes:
 - Fixed Fee of \$150.00 per Residence
 - Variable Fee based on assessed value (\$27.04 per \$100,000)
- Applies to Residential and Commercial Property only and does not apply to Agricultural Land



Project Funding Tax Debenture Structure

- For a home with a 2010 full value assessment of \$250,000 the annual estimated cost would be approximately \$217.60 subject to approval of RInC grant.



Project Funding Benefits to Tax Debenture Structure

- With a combination of fixed rate and assessed value the tax structure will be applied to every new house that is built in the La Salle rink district over the life of the debenture
- Once new homes are constructed they will start contributing their share towards the project
- **This means that as new homes contribute to the debenture, you will see your annual payments reduce each year**

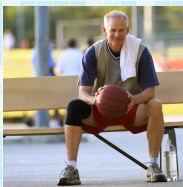


Architect Presentation (Stantec)

- Recreation Trends
- Community Needs
- Conceptual Plans
- Feasibility Study



Project Support



- Federal Government
- Provincial Government
- R.M. of MacDonald
- Business Community
- Community Stakeholders



Project Benefits

- The new facility will act as the corner stone of our community providing future growth and sustainability
- Given the growing population of La Salle & the dramatic rise in fuel prices, people need access to activities & programs in our community
- This will lead to a healthier town, more activities to keep our youth engaged, and a venue for seniors events



Recreation / Social Activities

• Recreation / Programming Opportunities

- Family Activities & Events
- Young Children Activities
- Youth Activities
- Group Activities
- Meeting Place
- Community / Social Functions
- Seniors fitness & social activities
- Recreational sports leagues



Something that every resident can proud of



Recreation / Social Activities

• Children's Activities

- Rock and Read
- Shake, Rattle, & Roll
- Musical Story Time
- Mom and Me Fitness
- Dance Classes
(Salsa Tots / Salsa Babies)



Recreation / Social Activities

• Youth Activities

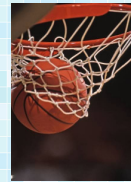
- Volleyball / Basketball Drop-in / League
- Floor Hockey Drop-in / League
- Soccer / Baseball / Football Leagues
- Martial Arts (Karate / Judo / Kickboxing)
- Clubs (4H / Brownies / Guides / Scouts)
- Dance / Yoga Classes
- Gymnastics



Recreation / Social Activities

• Adult Activities

- Volleyball and Basketball Nights/ Leagues
- Floor Hockey Nights / Leagues
- Soccer / Baseball / Football Leagues
- Badminton nights
- Dance / Zumba / Boot Camps / Yoga
- Martial Arts (Karate / Judo / Kickboxing)
- Exercise Facility



Recreation / Social Activities

• Seniors Activities

- Senior Exercise / Fitness Classes
- Darts / Cribbage / Bridge Clubs
- Walking Club
- Yoga / Dance
- Shuffle Board
- Floor Curling
- Exercise Facility



Recreation / Social Activities

• Social Activities

- Socials
- Weddings
- Meetings
- Community Carnivals
- Fall Suppers
- Clubs (Knitting / Quilting)
- Scrap Booking
- Bingo



Questions / Discussion



- Thank-you for attending and your support towards a happy and healthy community
- Members of the Organizing Committee would be pleased to answer any questions that you might have regarding this great opportunity for our community

