

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF JANUARY 30, 2018

Item 3, Report No. 2, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on January 30, 2018.

3 LICENSE EXTENSION FOR KLEINBURG NOBLETON SOCCER CLUB, WOODBRIDGE SOCCER CLUB, AND CANADIAN CONFEDERATION OF CLUBS AND ASSOCIATIONS LAZIALI

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Deputy City Manager, Community Services, dated January 23, 2018:

Purpose

To extend the City's licenses with the Kleinburg Nobleton Soccer Club, Woodbridge Soccer Club, Hospice Vaughan and Canadian Confederation of Clubs and Associations Laziali (collectively, the "Licensees") for the continued use of City facilities on a month-to-month basis (collectively, the "License Extensions") until a new framework is developed to standardize the licensing process for all City facilities.

Recommendations

1. That the necessary by-laws be enacted to authorize revival, amending and extending agreements to revive, amend and extend the following licenses for the use of City facilities on a month-to-month basis, substantially under the same terms and conditions with the exception of the maintenance fees:
 - a. License Agreement dated March 17, 2003 with Kleinburg Nobleton Soccer Club ("KNSC") for the exclusive use of Kleinburg Scout House located at 10415 Islington Ave. with a revised maintenance fee of \$800.00 plus HST per month;
 - b. License Agreement dated November 23, 2000 with Woodbridge Soccer Club ("WSC") for the exclusive use of the parks building located at 7401 Martin Grove Road. with a revised maintenance fee of \$1,741.40 plus HST per month;
 - c. License Agreement dated March 1, 2005 Hospice Vaughan for the exclusive use of the Piazza House located at 31 Woodbridge Ave. with a revised maintenance fee of \$1,075.00 plus HST per month; and

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- d. License Agreement dated June 24, 2002 with Canadian Confederation of Clubs and Associations Laziali (“CCCAL”) for the exclusive use of the house located on the MNR Lands at 10401 Dufferin Street. with a revised maintenance fee of \$761.00 plus HST per month

(each an “Original License Agreement” and collectively, the “Original License Agreements”).

2. That the Mayor and City Clerk be authorized to execute all documentation required to complete the transactions.

Report Highlights

- The Original License Agreements with KNSC, WSC, Hospice Vaughan, and CCCAL have expired.
- License revival, amending and extending agreements should be executed to clarify and update the parties’ obligations with respect to the license arrangements.
- Necessary by-laws should be enacted to authorize the License Extensions until a new framework to standardize the licensing process for all City facilities is developed and brought forward for Council consideration in 2018.

Background

The Original License Agreements with KNSC, WSC, Hospice Vaughan and CCCAL have expired and need to be revived, amended and extended to permit the continued use of the facilities under clear terms. The Licensees were consulted and agree with the City’s proposal to proceed with month-to-month extensions of their respective license agreements.

The Original License Agreements permit the Licensees to use City-owned facilities for the sole purpose of providing community services and programs for the benefit of the residents of the City of Vaughan. Extending the Original License Agreements will allow the groups’ programs and activities to continue without interruption and clarify and update the parties’ obligations with respect to the license arrangements.

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Previous Reports/Authority

1. [Kleinburg Nobleton Soccer Club – Extract from Council meeting minutes of March 17, 2003 \(Committee of the Whole, Report No.22, Item 3\)](#)
2. [Woodbridge Soccer Club – Item 19, Report No. 77, Committee of the Whole, which was adopted, amended, by the Council of the City of Vaughan on October 10, 2000](#)
3. [Hospice Vaughan – By-Law 57-2005](#)
4. [Canadian Confederation of Clubs and Associations Laziali – By-Law 217-2002](#)

Analysis and Options

The *Summary Table of License Agreements* provided in this report sets out the revised estimated monthly maintenance fees for each license agreement.

Kleinburg Nobleton Soccer Club

KNSC has been using the City's heritage building located at 10415 Islington Ave., known as the Kleinburg Scout House, since July 1, 2003. KNSC uses the house as an administrative office providing soccer-related not-for-profit services and activities.

Their Original License Agreement expired on June 30, 2006, but both parties have continued to act according to its terms and conditions. They are current with their monthly maintenance fee payments of \$350 plus HST based on 22% occupancy. The club has requested exclusive use of the house; Recreation Services determined that this could be permitted as there are currently no other permits for this facility.

Woodbridge Soccer Club

WSC has been occupying the City's parks building located at 7401 Martin Grove Rd., known as Vaughan Grove Sports Park, since May 1, 2001. WSC paid \$240,000 as a contribution towards the construction of the facility. Their Original License Agreement expired on April 30, 2012, but both parties have continued to act according to its terms and conditions. WSC is responsible for the cost of utilities.

WSC has requested exclusive use of the facility. Their current occupancy rate of 37.73% gives them exclusive use of the meeting room, office area and snack bar located in the building. There are additional change rooms on the south side of the building which they would like exclusive use of, which would increase their occupancy of the building to 97% (excluding the area for the utility/electrical room). Recreation Services determined that this could be permitted as there are currently no other permits for this facility.

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WSC currently pays for their proportionate share of utility costs, with services such as cleaning and garbage removal paid for by the City. Staff propose that the City recover these costs with the approval of the License Extensions.

Hospice Vaughan

Hospice Vaughan has been using the City-owned facility located at 31 Woodbridge Ave., known as the Piazza House, since March 1, 2005. The Licensee uses the facility to provide compassionate support to persons of all ages and their families and friends coping with a life-limiting illness or dealing with the loss of a loved one.

Their Original License Agreement expired February 28, 2015, but both parties have continued to act according to its terms and conditions. They are current with their payments of their monthly license maintenance fee of \$800 plus HST based on 100% occupancy.

Canadian Confederation of Clubs and Associations Laziali

CCCAL has been using the City-owned facility located at 10401 Dufferin Street, known as the Lazio House, since January 15, 2003. CCCAL uses the facility for meetings, social and cultural events hosted by the Canadian Confederation of Clubs and Associations Laziali.

Their Original License Agreement expired December 31, 2009, but both parties have continued to act according to its terms and conditions. They are current with their monthly maintenance fee payments of \$500 plus HST based on 100% occupancy of the building.

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Summary Table of License Agreements

Name	Location	Square Ft	Monthly Utilities/ Maintenance Fee		Comments
			Current	Proposed	
Kleinburg Nobleton Soccer club	Kleinburg Railway Scout House - 10415 Islington Ave, Kleinburg	2,345	\$350 + HST	\$800 + HST	<ul style="list-style-type: none"> • Licensee currently occupies 22% of facility and pays their proportionate share of maintenance and utility costs. • Moving to 100% occupancy. • Annual maintenance /utility costs for 2016 were \$9,879.50.
Woodbridge Soccer Club	Martin Grove Building Woodbridge Soccer Club - 7401 Martingrove Rd., Woodbridge	4,352	\$566.38 + HST	\$1,741.40 + HST	<ul style="list-style-type: none"> • Licensee currently occupies 37.73% and pays their proportionate share of only utility costs. • Moving to 97% occupancy and will also pay maintenance costs. • Annual maintenance /utility costs for 2016 were \$21,100.55.

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			Monthly Utilities/ Maintenance Fee		
Name	Location	Square Ft	Current	Proposed	Comments
Hospice Vaughan	Piazza House - 31 Woodbridge Ave, Woodbridge	4,100	\$800 + HST	\$1,075 + HST	<ul style="list-style-type: none">Annual maintenance /utility costs for 2016 were \$12,929.00 (based on 100% of maintenance and utility costs)
Canadian Confederation of Clubs and Associations of Laziali	MNR House - 10404 Dufferin Street, Maple	1,200	\$500 + HST	\$761 + HST	<ul style="list-style-type: none">Annual maintenance /utility costs for 2016 were \$9,412.00 (based on 100% of maintenance and utility costs)

Financial Impact

The City will receive compensation for the cost of utilities and maintenance, which includes garbage, cleaning and other basic operating costs where applicable, and which are subject to annual reconciliation.

The license fees will offset the expenses the City incurs to maintain these services at each property while still effectively supporting these partner organizations to meet the community's social, cultural and recreational needs.

Further details related to the specific utilities and maintenance fees for each Licensee are provided in the Analysis and Options section.

Broader Regional Impacts/Considerations

There are no regional implications associated with this report.

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Conclusion

The City's standard and past practice has been to permit a direct license to a third party for a nominal fee, provided that the license facilitates the achievement of a specific corporate objective.

Dave Merriman, Manager, Facility Maintenance Services in consultation with the Office of the City Solicitor and the Director of Financial Planning and Development Finance and Deputy City Treasurer, recommends the City's licenses with the Kleinburg Nobleton Soccer Club, Woodbridge Soccer Club, Hospice Vaughan, and Canadian Confederation of Clubs and Associations Laziali should be revived, amended and extended to clarify and update the parties' obligations. This will allow staff to develop a new licensing framework to be brought forward for Council consideration in 2018.

Attachments

Not applicable

Prepared by

Leena Kapadia, Supervisor Contracts and Leases, Ext. 8894

Item:



Committee of the Whole Report

DATE: Tuesday, January 23, 2018

WARD(S): 1 2 4

TITLE: LICENSE EXTENSION FOR KLEINBURG NOBLETON SOCCER CLUB, WOODBRIDGE SOCCER CLUB, HOSPICE VAUGHAN AND CANADIAN CONFEDERATION OF CLUBS AND ASSOCIATIONS LAZIALI

FROM:

Mary Reali, Deputy City Manager, Community Services

ACTION: DECISION

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Prepared by

Leena Kapadia, Supervisor Contracts and Leases, Ext. 8894
