



Report to Council

Department: Community Services
Division: Parks and Facilities
Date: February 22, 2022
Prepared by: Jake Morassut, Manager, Parks and Facilities
Report Number: Parks and Facilities-2022-03
Subject: Skate Shop Lease Renewal at Essex Centre Sports Complex
Number of Pages: 14

Recommendation(s)

The following three recommendations are provided for Council's consideration:

1. **That** Parks and Facilities-2022-03 report entitled Skate Shop Lease Renewal at Essex Centre Sports Complex prepared by Jake Morassut, Manager, Parks and Facilities dated February 22, 2022 be received; and
2. **That** Bylaw 2127 be read a first, a second and be provisionally adopted on February 22, 2022.

Purpose

To obtain Council approval to renew the lease for the Skate Shop at the Essex Centre Sports Complex to Richard R. Brett for a three (3) year term commencing May 1, 2022 and ending April 30, 2025.

Background and Discussion

Essex Sports Equipment Limited was the successful proponent operating the skate sharpening and pro shop at the Essex Centre Sports since opening in 2009. From 2009 to 2019 Mr. Brett was employed by Essex Sports Ltd. to operate the skate sharpening and pro shop on their behalf. Prior to 2009, Mr. Brett had a lease directly with the Town to operate the skate shop that was located within the old Essex Memorial Arena.

On September 9, 2019, Town Administration received a letter from Essex Sports Ltd. requesting the current lease be transferred to Mr. Brett. Administration met with Mr. Brett and confirmed he was still in agreement with all conditions in the lease and he has been the operator and manager of the Skate Shop since that time.

Administration recommends continuing the lease for an additional three (3) year term to ensure skate sharpening services and related retail sales are provided at the Essex Centre Sports Complex.

Financial Impact

The lease of the skate sharpening and pro shop at the Essex Centre Sports Complex is based on eight months per year and will generate revenue for the Essex Centre Sports Complex as well as provide the requested service directly on site. The starting rate of the lease is \$301.53 (including HST) per month and will be recalculated based on the Consumer Price Index (CPI) in September each year. The lease revenues have been included in the Approved 2022 budget.

Consultations

Doug Sweet, Chief Administrative Officer

Kate Giurissevich, Director, Corporate Service/Treasurer

Rob Auger, Manager, Legislative Services

Link to Strategic Priorities

- Manage, invest and plan for sustainable municipal infrastructure which meets current and future needs of the municipality and its citizens.
- Create a safe, friendly and inclusive community which encourages healthy, active living for people of all ages and abilities.
- Provide a fiscal stewardship and value for tax dollars to ensure long-term financial health to the municipality.
- Manage responsible and viable growth while preserving and enhancing the unique rural and small town character of the community.
- Improve the experiences of individuals, as both citizens and customers, in their interactions with the Town of Essex.
- Improve the Town's capacity to meet the ongoing and future service needs of its citizens while ensuring the corporation is resilient in the face of unanticipated changes or disruptions.

Report Approval Details

Document Title:	Skate Shop Lease Renewal - Parks and Facilities-2022-03.docx
Attachments:	- By-Law 2127 D Brett Agreement to lease Essex Skate 2022.pdf
Final Approval Date:	Feb 10, 2022

This report and all of its attachments were approved and signed as outlined below:

No Signature found

Kate Giurissevich, Director, Corporate Services - Feb 10, 2022 - 9:34 AM

A handwritten signature in black ink, appearing to read "Doug Sweet", with a long horizontal stroke extending to the right.

Doug Sweet, Chief Administrative Officer - Feb 10, 2022 - 9:54 AM