

EAST HANTS CURLING ASSOCIATION BUSINESS PLAN 2020

East Hants Curling Association Multi-Purpose Curling Facility

Building Project Business Plan 2020

Prepared for:

East Hants Municipality

Provincial and Federal Governments May 2020

Prepared by:

East Hants Curling Association Board of Directors

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Lantz, Nova Scotia B2S 1M8



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Project: EAST HANTS CURLING CLUB

Scale: 1" = 20'-00000"

Sheet: A1.0 of 1

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ATTACHMENTS

East Hants Curling Association Certificate of Incorporation # 3233708
Lindsay Construction Proposal 13 December 2019
Lindsay Cost Comparison 2012 - 2019
Lindsay Building Rendering A1-0
Lindsay Building Floor Plans A1-1
Lindsay Concept Site Plan A1-2
East Hants Curling Association By-Laws (located www.easthantscurling.ca)

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EAST HANTS CURLING ASSOCIATION MISSION STATEMENT

“The East Hants Curling Association
is committed
to providing a safe and nurturing environment for the
development of curling in East Hants, intending that our
multi-purpose building be accessible to community
members of all ages and abilities.”

EAST HANTS CURLING ASSOCIATION MISSION STATEMENT

1. Introduction

This effort by the East Hants Curling Association (EHCA) to construct an East Hants Multi-Purpose Curling Facility is the FOURTH attempt to do so in East Hants. The first attempt was pre 1993 when the original East Hants Arena was built and Curling Ice part of the expansion was delayed because of financial limitations on the new build. Then, for the period 1993 -2007 a Curling Facility was planned to be part of the East Hants Sportsplex Expansion and the curling facility was deferred in favor of the Sports Dome addition. Then in 2008 the current East Hants Curling Association was organized and put forth a business plan in July 2012 for a stand-alone East Hants Multi-purpose Curling Facility, four sheets. This was a struggle from the beginning for financing at the Municipal level and after a lengthy period \$600,000.00 plus land was allocated. Provincial funding was sought, but for reason after reason funding was not allocated and EHCA was working with Multi Political situations at the time.

EHCA again is attempting to secure funding for a Multi-purposed Curling Facility that the East Hants Arena Association (EHAA) Board of Directors has approved to be attached to the current Sportsplex. EHCA and EHAA will work together in the day-to-day operations with the EHCA responsible for all costs associated with operating the facility and utilizing arena ice technicians, cleaning staff and food services and administration on a payment for services fee level and there is much synergy and savings for both organizations.

The East Hants Curling Association is situated in the corridor communities of East Hants, Nova Scotia. The Association (EHCA) is a group of community volunteers incorporated on 30 December 2008 “Not for Profit” society whose objective is to have an East Hants Multi-purpose Curling Facility constructed for the benefit of the residents of our communities. EHCA intends for this facility to provide a safe, affordable and inclusive opportunity, for all ages and abilities, in the fast growing corridor area of East Hants. Over the past 28 years the demand for a curling facility has demonstrated a steady increase. Due to the overwhelming desire of the area residents who want to be able to curl in their own community, the EHCA was able with the full cooperation of the EHAA Board of Directors to bring curling to East Hants on Thursday's using one of the rink surfaces. The ice surface is converted to curling ice and used from 08:00 AM to 8:00 PM for curling in East Hants. The Association’s primary goal is to build a facility which can grow to meet the curling, and other recreational/community needs, of the residents of East Hants. The purpose of this Business Plan is to inform key stakeholders about the project and provide them with a compelling business case

to secure the endowment of their financial support for the building of a new East Hants Multi-purpose Curling Facility attached to the current East Hants Sportsplex.

Currently the ice technicians of the East Hants Sportsplex convert one rink surface to curling ice and this is accomplished by scraping and flooding the ice Wednesday night after the last hockey game. In the morning the ice is then converted to curling ice for the Thursday morning league comprised of nine (9) teams and the Thursday evening league comprised of eight (8) teams. During the afternoon when the ice is not being used for league play there may be local youth, community members learning to curl and club members honing their craft. The East Hants Curling Association has partnered with the Play4Kids Program in the 2018/2019 curling year and introduced during weekly curling lessons thirty-seven (37) youth from Primary to Grade 5 to curling. The same program was to be re-instated in 2019/2020 and because of the dome collapsing could not be started until January 2020. Since January, there has been weekly scheduled youth learn to curl lessons on Thursdays between 3 and 4 PM.



THURSDAY MORNING EAST HANTS CURLING LEAGUE MEMBERS.2019/2020



THURSDAY EVENING EAST HANTS CURLING ASSOCIATION MEMBERS 2019/2020

2. Executive Summary

The process of having an East Hants Multi-purpose Curling facility has been ongoing since pre 1993. Today the EHCA has 90 members/users and 53 youth exposed to curling while only being able to provide curling one day a week on Thursdays. EHCA strongly believes there are many more community members who would curl when there is a full time dedicated curling facility

Since the summer of 2018 the EHCA has purchased five sets of curling surface circles and lines and they are installed during the initial installation of the hockey rink ice surface. A picture is enclosed so readers can clearly see the end product. EHCA has also purchased 10 sets of curling stones for the five sheet surface and two sets of junior/youth curling stones. You can see in the pictures that the rink ice and curling ice are sharing the same ice surface for the entire curling year. EHCA has also purchased an Ice King Scrapper, nipper, brushes, hacks, competition measurer and circle measure to prepare the ice and permit fun and competitive curling in East Hants. Since curling on a rink ice is unique, known to be one of two in Nova Scotia, EHCA had to purchase a 10 foot X 10 foot freezer to store the curling stones in from Thursday night when they are not in use to Thursday morning when the stones are in use in order to allow the stones to be at the correct temperature for curling during the Thursday league play. The making of ice each week is intensive and challenging to ensure the curlers are provided with curling club quality ice surface to hone their

game. EHCA has also purchased brooms and sliders, shoes, foot sliders and grippers, electric curling shoe cleaner and score boards. Since 2018 EHCA has acquired approximately \$107,958.72 in equipment, curling supplies, and in-kind in order to bring the current one day a week of curling to East Hants residents. This equipment is sufficient to support a seven (7) day a week operation. EHCA would be remiss not to acknowledge Mr. Joe Murphy a local Nova Scotian who without charge lead the process of showing EHCA how to convert rink ice to curling ice.



In the EHCA submission of 2012 for funding there was a data base of 444 names interested in curling, including in excess of 320 residents who indicated they would become active members of a new Multi-Purpose Curling Facility. Today without a dedicated curling facility and without a concerted effort to update, the data base remains at a strong 233 community members. The interest in curling continues to grow and once the new building is up and running, there is no doubt that this number will increase. New curling facilities recently opened in Berwick and Pugwash. Curling provides an opportunity for all segments of society to partake in a sports activity including seniors, the physically challenged, and school groups. Historically, curling facilities are predominantly operated and run by volunteers; which in turn fosters a strong sense of community among its members. The East Hants Curling Association is progressing The Recreation Master Plan, and QUOTE: Strong Community Objective: Facilitate and advocate for the creation of community infrastructure and opportunities/service that lead to a healthy, active and engaged community regardless of age, gender, geographic location or financial ability. UNQUOTE 2017-2020 Strategic Plan.

The 2011 East Hants Recreation Needs Assessment Final Report May 2012 Article 3.1.4 Curling is attached as Annex E. The Final Report was delivered by DMA Planning and Management Services. The report recognizes that curling shows a “stable to modest growth trend in Canada, and that there is a committed group of local curlers who are prepared to support the facility.” It stated that “curling would meet an identified recreational need in the community and would be a viable entity.” Associations that run curling are generally recognized as being self sufficient and often become the hub of volunteer activity in the communities they service. The EHCA is aware that there is an unfulfilled demand for Recreational Facilities in the corridor area and knows that a multi-purpose curling facility will help fill that void. EHCA has been pro-active to the need for many years versus crisis management at a later date.

At present there are two new sub-divisions being planned/built within the immediate vicinity of the current EH Sportsplex and these 3,000 plus homes will provide an increased level of additional community members that only adds to the need for a New East Hants Multi-purpose Curling Facility.

Currently there are approximately 90 adults and 53 youth who in the 2018/2019 and 2019/2020 curling years participate in curling in East Hants and would not do so except for the EHCA developing the Thursday Morning and Evening league program and the afternoon introduction program for the youth of the community. The large majority of curlers who curl with other clubs and EHCA would not travel to curl in other venues if there was a facility available in East Hants. They want to curl in East Hants, their community and with neighbors. The impact on other clubs is most minimal at best as EHCA curlers did not and will not travel to other clubs because of travel issues, works issues, child care issues, one car families, etc. Club members are curling because there is an affordable new recreation program at a local venue to curl: no doubt exists on this reason for 90% of present club members.

The addition of another recreation facility will make the community stronger, more vibrant and sustainable. It would provide a safe venue and connect community members to each other and keep people active.

With the curling facility being situated in the populous corridor area of East Hants, many different people, other than those curlers who presently live in our communities, will be able to partake of this venue. This has a positive commercial impact on local service businesses not only from revenue derived from outside participants coming into the area, but also from residents staying in East Hants for their curling activities, whereas before they were forced to travel as much as 80 to 90 kilometers return trip due to lack of access at home. A new Multi-Purposed Curling Facility will be able to attract large curling, & other events, to our area; EHCA's aim is to enter the Provincial, National & International curling scene, which will in turn offer opportunities for commercial and socio-economic benefits to organizations within East Hants. Our profile is described in the Recreation Needs Assessment as a growing, young family oriented community with strong employment and household incomes. Summer movies, community gatherings, lawn bowling, gymnasias activities, indoor shuffleboard, cultural shows, etc are but a few of the types of opportunities this facility will be able to offer to the people of East Hants.

With a New Multi-purposed Curling Facility and the now "in-house" knowledge of converting rink ice to curling ice there is the potential to fully engage the Nova Scotia Curling Association to regularly hold events in East Hants. With a dedicated four sheet curling facility and five more sheets from two arena surfaces East Hants could provide up to 14 sheets of curling ice for a large event.

A key component of the building strategy will be to focus on the “green” concept by installing Solar Panels on the roof and produce electricity that will be utilized by the building and the excess fed into the Nova Scotia Power Grid. The solar panels will reduce the operating electrical costs for the EHCA and help East Hants enter the green future. Solar panels will provide EHCA with the ability to save money while creating electricity from a natural source of energy that has the ability to power the facility. The savings would be the largest in the off-season when the solar

panels would be producing electricity and putting probably as much as 90% of that production back into the power grid. A 5kwh system can save up to \$2,000.00 per year and EHCA capacity will be finalized during construction design and will result in operational efficiency and contribute to a GREEN NOVA SCOTIA. The EHCA is committed to ensuring Nova Scotia leads the way in this environmentally responsible approach. Financial funding related to this concept could have benefits to the Capital cost and equally applicable be important to the long term operating costs of the facility.

SOLAR PANEL IMPLEMENTATION PROCESS - INFORMATION FROM EFFICIENCY NOVA SCOTIA

For Solar Panels, we are currently approving on a case-by-case basis. To qualify for rebates, the system would need to have an expected simple payback of 15 years or less. Your solar installer should be able to provide an analysis using PVWatts software or similar, and the application form is available here:

<https://s3-ca-central-1.amazonaws.com/ens-efficiency-ns-prod-offload-647701102377-ca-central-1/wp-content/uploads/2019/07/24124917/ENS-Custom-Retrofit-Feasibility-Study-Incentive-Application.pdf>

2.1 A Facility Reality

The association team past and present who have come together over the years to coordinate the construction of the facility, are experienced members of the business community who have applied past work positions and work experiences. EHCA have used pooled past experiences to put in place a strong building strategy. With the support of our elected councilors, Members of Legislative Assembly, Member of Parliament and the documented and continued support of the people, EHCA has the momentum to make this project a reality and a successful self supporting community recreation sport and facility.

3. Background

3.1 The Plan

Curling has a long established history in Nova Scotia and the province and indeed East Hants has produced very accomplished (Kelly Middlestadt and Mandi Newhook) world-class curlers. Curling is a sport, which can be played on a recreational or competitive level regardless of age, gender or ability. The school system is a prime target for building the support for curling, and indeed, in the past they have made use of the East Hants Sportsplex facility when the ice surface was “transformed to curling sheets” at the end of regular ice use. The community has embraced the curling experience at the Sportsplex with enthusiasm with many participants curling for the first time. The operation of this curling facility will follow a pricing structure and business model where annual fees are maintained at an affordable level with fundraising and special events, such as corporate events and bonspiels, used to cover the remainder of operating costs. The membership revenue is estimated at \$89,550 with adult members. Juniors and little rock curling will be provided at minimal cost. Volunteer hours, as per curling facilities in general, will be used to keep operating costs to a minimum. Statistics from a Frequency of Curling Participation in 2014 noted that 47.51% of Canadian curlers reported doing volunteer work at least once within the previous 2 years. Specifically, Canadian curlers were 77 times more likely to do this than anyone else in the Canadian Population. A 2014 study revealed that 42.1% of Canadian curlers lived in communities with less than 100,000 people and 3.4% of all people in these communities curled. Most Canadian curlers (49.8%) were couples with children at home, 23.2% of Canadian Curlers were couples with no children at home and 16.1% of Canadian Curlers were Empty Nesters.

In 2012 the EHCA data base indicated strong community support for a local curling facility and the entries in this data base continued to grow. Discussions with active curlers in East Hants indicate that some residents presently curl at facilities outside of East Hants, which indicates that most curlers in this area will not travel the 50 kilometers or so to the nearest curling facility. As planners we are also aware of the growing interest for curling from surrounding communities. It is, however, the 300 or so local residents who will form the core group of curlers at our new facility. This membership number is representative of, or higher than most four sheet curling facilities across Canada. With such active community interest, the new facility will be self sufficient, with minimal cost/cost recovery, and be able to operate at full capacity and bring significant value to the community as a whole

3.2 Feasibility

The past data base has shown that many communities members will partake in curling if a new East Hants Multi--purposed Curling Facility is constructed and our past two yearly memberships of original, returnees and new members waiting in the wings is extremely encouraging. Even after two years of having Thursday curling in East Hants there are still many people who do not know EHCA is active. Not unrealistic in a community that presently does not have a newspaper, radio station or TV station to get the word out to the local community. There are frequently members on the side line watching both morning and evening curling and surprised it is available locally.

Members frequently get asked about curling while walking through the building with their broom and equipment and not too long after you see that person or family watching from the sidelines. Parents of the Play4kids program watch the lessons and want to know how they can participate, learn or join curling. BEING ONLY ABLE TO CURL ONE DAY A WEEK ON THURSDAY'S IS A SIGNIFICANT INHIBITOR OF GROWTH.

3.3 Economic Benefits

As you look at the changes of the population base in the corridor communities, its size, age span and needs, it is very clear that East Hants lacks the required facilities to meet the residents' requirements. The EHCA will build a facility which will provide one of the most diverse recreation opportunities for our communities' culture and well being. This facility will be a project capable of being self sustainable by means of volunteers. East Hants is well known for having a community-based volunteer recreation work force, and with that in mind we anticipate that, once built, EHCA will be able to operate independently and without any government support. The EHCA will also explore other non-traditional avenues of revenue to ensure the sustainability of the curling facility: auctions, dances, wine tasting, international food nights, dinner theatres, etc. With the committed co-operation of our local Sportsplex the EHCA would have the ability to organize and host a 14 sheet curling event. This would be achieved by temporarily utilizing their two (2) ice surfaces as well as our own, effectively enabling us to become active in the Canadian & International curling circuit. This type of community co-operation is vital for the success of any venture and is especially important in regards to the "operational goals" of the East Hants Curling Association.

3.4 Health and Fitness

Statistics Canada Canadian Health Survey and the Nova Scotia results was:

Physical Activity, Self Reported, adult, by age group.

Self-reported physical activity of 150 minutes per week (18 and over) was 54.6%

A breakdown for individual areas of Nova Scotia was not available.

<https://www150.statcan.gc.ca/t1/tbl1/en/tv.action?pid=1310009613&pickMembers%5B0%5D=1.4&pickMembers%5B1%5D=3.1>

Nova Scotia - Canadian Community Health Survey 3.1 - Summary Report To The District Health Authorities 2007
Slightly less than half (49.2%) of Nova Scotians reported being active or moderately active. This number was significantly lower than the Canadian average.

East Hants is in District 4 and registered at 45.0 %, "#significantly lower than Nova Scotia" placing second lowest at 44.7% out of nine (9) Districts and the Nova Scotia average was 49.2%.

https://novascotia.ca/dhw/publications/annual-statistical-reports/CCHS_3_1_Summary_Report.pdf

Data for the Canadian Community Health Survey (CCHS) are collected yearly from a sample of approximately 65,000 respondents.

Nova Scotian's who perceived health fair or poor - 122,100

<https://www150.statcan.gc.ca/t1/tbl1/en/tv.action?pid=1310080501&pickMembers%5B0%5D=1.11&pickMembers%5B1%5D=2.1&pickMembers%5B2%5D=3.1>

Being knowledgeable of all the analysis data, it is absolutely clear, that the construction of an East Hants Multi-Purpose Curling Facility will be an extremely beneficial recreational alternative for the residents of East Hants; one which will enable people of all ages and abilities to participate in a healthier and more active lifestyle.

3.5 Community Support

The residents of East Hants have been under serviced with respect to recreational services for too long and a venue such as the East Hants Multi-Purpose Curling Facility will be a proven asset for seniors who are active and living

longer and is another means to remove social isolation from their day to day lives. The EHCA curling facility will help to provide the necessary programs for all ages and abilities and is a great way for families to spend time with each other with different skill levels. Past generosity indicates that local businesses will take a pro-active role in supporting recreational programs. Their involvement has been in gifts of in-kind, land, materials and labour. The Municipality must realize that the exceptional growth of our Municipality has and will create a significant additional recreational need and an East Hants Multi-Purpose Curling Facility will fill a void and greatly enhance the community.

The local community has supported EHCA since the 2018/2019 curling year by purchasing sponsorship on EHCA Curling Stones for approximately \$15,000.00 from Elmsdale Lumber Company Limited, Gallant Aggregates Limited, Leno's Stop Shop, Tim Horton's and three private citizens. One set of stones was dedicated to the Municipality of East Hants and another set was dedicated to the Province of Nova Scotia. EHCA held a very successful auction on 30 November 2019 at Shooters Bar and Grill with more than 80 local businesses donating products for the auction. Lindsay's Construction has produced a second set of drawings and has not charged EHCA for any of their professional services. ARMCO Capital has indicated they will contribute in 2021 and the CBDC has expressed an ability to contribute for sponsorship or advertising. Elmsdale Lumber Company has indicated they will contribute in 2021 and Clayton Development will be a significant contributor. EHCA present and past has strong indications of much local support on various levels, but need a new East Hants Multi-Purpose Curling Facility to convert those conversations to in-kind support and financial donations.

3.6 Demographic



The Municipality Of East Hants is home to over 22,453 people as reported in the 2016 Census. The two new developments in Lantz will add 8,000 more residents in the next decade and at that time there will be more than 30,000 residents in East Hants.

THE SHIFT: Nova Scotia Action Plan for An Aging Population promotes healthy and active living for older adults. The program also: QUOTE: supports aging in place so older Nova Scotians can stay connected to their communities as long as they can. Ageism affects all of us, and the government is committed to changing that. We're focusing on valuing and supporting the contributions older adults continue to make in our province. Over 11% of all adults over 64 remain in the paid labour force as employers, employees and entrepreneurs. This includes over 25% of people age 65-69. And older adults are leading the way when it comes to volunteering: 44% volunteer in their communities, and for more hours than any other age group. We're also working to help Nova Scotians become healthier in their daily lives, by increasing income assistance, supporting programs that make healthy food more accessible and encouraging Nova Scotians of all ages to incorporate physical activity into their day. UNQUOTE
www.novascotia.ca/shift

Seniors and older adults get approximately 150 minutes of moving, thinking and physical activity in one curling game and any age or ability can partake in the activity with minimal cost. This type of out of the house activity and in the community meets the guidelines of the SHIFT program. The facility can also be used for breakfasts, meetings, socials, jam sessions, parties, league events, support EHAA social events and teams, etc. The ideas are endless.

The community of East Hants continues to grow and with the two most recent projects, Clayton Developments a subsidiary of Shaw Group Limited and ARMCO Capital Incorporated, Wickwire Station. There is planned to have over 3,000 mixed housing units and this future development constructed on either side of the East Hants Multi-Purposed Curling Association location. The developments are estimated to bring in up to 8,000 additional residents in the next decade and this influx of new residents can only improve membership projections. Data indicates that 3.4 of communities with less than 100,000 people curl. If 3.4% of the additional 8,000 new residents participate then 272 curlers in addition to the 100 present curlers plus the other local untapped market would indicate well in excess of 400 curlers would make up the East Hants Curling Association membership.

The latest 2011 Recreation Needs Assessment, attached as Annex E notes that the Municipality of East Hants continues to be one of the fastest growing municipalities in NS and continues to show significant growth. In the 2006-2011 period the population increased by a further 3.3% to 23,195. East Hants had the fourth highest increase in the population in the province. Residential housing growth has been driven by pressure from Halifax Regional Municipality. Lifestyle, excellent twinned highway access, and low land costs have attracted new residents to the area. The Municipality of East Hants is truly well connected. The "corridor" area of the municipality is located just minutes from Robert Stanfield International Airport, IMP, the East Hants Business Park and several hotels. It is also the fastest growing residential area in Nova Scotia. Taking all the above into account, the association feels strongly that the East Hants Multi Purpose Curling Facility will be in high demand from community residents. The number of committed curlers in the area, as evidenced by our data-base, ensures that the four (4) curling sheets will be maximized during the regular curling season. All in all, this is a positive outlook for the future of the residents of East Hants.

4. The Project

4.1 The Concept

- a) Ice surface to be standard four sheets, unobstructed by columns, wall systems or equipment.
- b) One level building with ceiling heights to accommodate viewing cameras/monitors/mirrors.
- c) Site work to include additional parking.
- d) Total building area approximately 20,000 square feet (as per business plan).

- e) Outside walls to be Tilt-Up design or other suggested affordable alternatives with a brick outer wall.
- f) Building and its facilities to be 100% accessible to physically challenged with sliding doors, accessible washrooms, lounge area and a fully accessible entrance to the ice surface.
- g) Design for Energy Efficiency with the incorporation of energy saving measures/options such as Solar Panels and heat recovery and energy efficient lighting, whenever possible, feasible and within budgetary constraints.
- h) Building to meet all the municipal, provincial and federal building codes that are required for the construction of a multi-purpose curling facility in East Hants.

Drawings by Lindsay Construction (copyrighted) include a Building Rendering, floor plans and site plan are enclosed.

*For full set of drawings see appendices.

4.2 COSTS FOR BUILDING

East Hants Curling Association

Building Cost Breakdown	Area (sqft)	Cost (sqft)	Extended Cost
Budget Building Complete	20,000	\$ 230.00	\$ 4,610,000.00 *
Federal/Provincial tax 15%			\$ 691,500.00
Total Construction Budget			\$ 5,301,500.00

Current Capital Cost \$ 4,610,000.00

Funding Sources	Requested amount	Committed Amount
Municipal Government	\$ 1,536,666.67 + HST	Pending
Provincial Government	\$ 1,536,666.67 + HST	Pending
Federal Government	\$ 1,536,666.67 + HST	Pending
Green funding	Total to be refunded back to source after all capital costs are committed	Pending
East Hants Curling Association	\$203,512.27 plus contributions	Pending (+ or - \$400K)

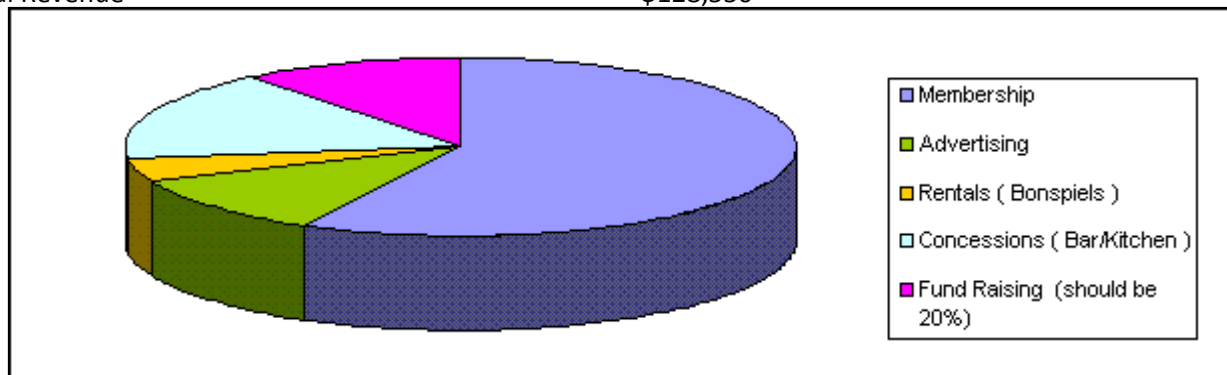
East Hants Curling Association Financial Impact. On Hand \$107,958.72 in assets. EHCA will purchase \$82,182.46 for kitchen and bar requirements and bank balance of \$13,374.09. Plus future contributions from Clayton Development, ARMCO Capital, Elmsdale Lumber Company (ELCO), CBDC and financial gains from Efficiency Nova Scotia.

Note 1: These figures are for an East Hants Multi-purpose Curling Facility attached to the current East Hants Sportsplex, Letter, Lindsay's Construction 13 December 2019.

4.3 Operational Outlook

East Hants Curling Association Revenue

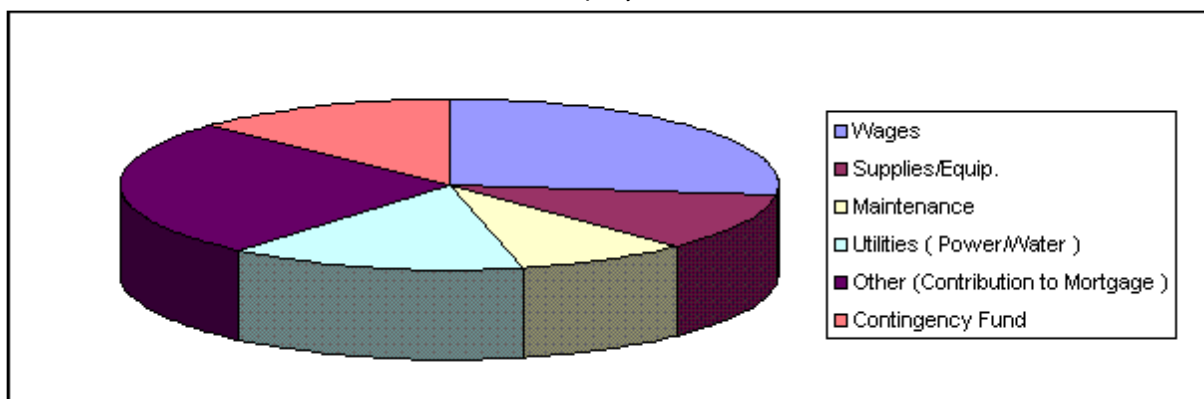
Membership	\$89,550	See note 1
Advertising	\$10,000	See note 2
Rentals (Bonspiels)	\$ 4,000	See note 3
Concessions (Bar/Kitchen)	\$15,000	See note 4
Fund Raising from advertising	\$10,000	See note 5
Total Revenue	\$128,550	



Expenses

Wages	\$30,448	See note 6
Supplies/Equip.	\$ 8,300	See note 7
Maintenance	\$ 6,700	Recreation Facility Audit Summary
Utilities (Power/Water)	\$11,400	See note 8
Building Insurance	\$32,600	See note 9
Capital Reserve	\$10,000	See note 10
Total Expenses	\$99,448	

Net Total **\$29,102.00**



4.3 Operational Outlook (continued)

Note 1: Average of actual dues from 3 NS curling clubs – average 300 members 58% - curl in 1 league 29% - 2 leagues 13% - full membership 1 league - \$300. 2 leagues - \$350.

1 league 174 curlers @\$250.00 = \$43,500.00

2 leagues 87 curlers @\$350.00 = \$30,450.00

Full membership 39 curlers @ \$400.00 = \$15,600.00

Note 2: Average of 3 similar NS curling clubs (Windsor, Amherst, New Glasgow) was \$22,500.00

Note 3: Average of 3 similar NS curling clubs (Windsor, Amherst, New Glasgow) was \$ 4,365.00

Note 4: Average of 3 similar NS curling clubs (Windsor, Amherst, New Glasgow) was \$20,304.00

Note 5: Average of 3 similar NS curling clubs (Windsor, Amherst, New Glasgow) was \$22,560.00

Note 6: The EHCA is planning to utilize the present arena ice making, cleaning and kitchen staff on a pay for services agreement. The Info taken from the Ottawa Curling Club. Ottawa has a seasonal professional manager, a contracted ice maker and paid staff for both bar and kitchen. 18% of hours of play per sheet is attributed for maintenance. The East Hants Curling Association assumes an average of 40 hours of play x 24 weeks which totals 960 hours per year/per sheet. 18% of 960 hours is 173 hours of paid maintenance, per sheet. The East Hants facility will have a 4 sheet ice house. This breaks down to 173 hours x 4 sheets = 692 hours per year maintenance @ \$30./hr which comes to \$20,760. The bar and kitchen would, for the foreseeable future, be volunteer hours, approximate worth of \$9,600.

Note 7: Average of 3 similar NS curling clubs (Windsor, Amherst, New Glasgow)

Note 8: Average of 7 NS stand alone curling clubs (Windsor, Amherst, New Glasgow, Berwick, Bluenose, Highlander, and Mayflower). These clubs break down to two 3-sheet clubs, four 4-sheet clubs, and one 6-sheet club. All clubs averaged \$4,000.00 per sheet per year power costs and \$3,000.00 per year water costs. We anticipate that our costs will be less approx 40% because we plan to incorporate Green elements into our design.

Note 9: The amount for Building Insurance is over estimated as EHCA plans on utilizing the same Insurance Agents presently engaged by the EHAA. As a result of the past weather experiences EHCA is over estimating to be cautious at this point in time.

Note 10: To be applied towards future renovations and capital repairs.

4.4 Financial Projections

	Year #1		Year #2	Year #3	Year #4	Year #5	Calculations Based on
Revenue							
Membership	\$89,550.00	Note 1	\$93,132.00	\$96,857.00	\$100,731.00	\$104,760.00	4% annual increase
Advertising	\$10,000.00	Note 2	\$10,000.00	\$10,000.00	\$10,400.00	\$10,400.00	marketing plan
Rentals	\$4,000.00	Note 3	\$4,500.00	\$5,000.00	\$5,500.00	\$6,000.00	marketing plan
Concessions	\$15,000.00	Note 4	\$15,600.00	\$16,224.00	\$16,873.00	\$17,548.00	increased membership
Fund Raising	\$10,000.00	Note 5	\$10,000.00	\$10,000.00	\$10,000.00	\$10,000.00	n/c
Total Revenue	\$128,550.00		\$133,232.00	\$138,081.00	\$143,504.00	\$148,708.00	
Expenses							
Wages	\$30,448.00	Note 6	\$31,209.00	\$31,989.43	\$32,789.17	\$33,608.89	2.5% Annual Increase
Supplies/Equip.	\$8,300.00	Note 7	\$8,632.00	\$8,977.28	\$9,336.37	\$9,709.83	4% Annual Increase
Maint.- Grounds/ Svcs.	\$1,600.00	RFAS	\$1,600.00	\$1,600.00	\$1,600.00	\$1,600.00	Jet Ice/Snow Removal
--- Structural	\$2,000.00	RFAS	\$2,000.00	\$2,000.00	\$2,000.00	\$2,000.00	Roof Assembly Cont. Fund
--- Bldg. Ext.	\$500.00	RFAS	\$500.00	\$500.00	\$500.00	\$500.00	Exterior Maintenance
--- Bldg. Int.	\$500.00	RFAS	\$500.00	\$500.00	\$500.00	\$500.00	Interior Maintenance
--- Life Safety & Fire Prot.	\$100.00	RFAS	\$100.00	\$100.00	\$100.00	\$100.00	Emergency Battery Costs
--- Mech. Sys.	\$1,000.00	RFAS	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	Contingency Fund
--- Elect. Sys.	\$1,000.00	RFAS	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00	Contingency Fund
--- Energy & Environment	\$0.00	RFAS	\$0.00	\$0.00	\$0.00	\$0.00	In Capital Cost
Utilities (Power/Water)	\$11,400.00	Note 8	\$11,742.00	\$12,094.26	\$12,457.09	\$12,830.80	3% annual increase
Building Insurance	\$32,600.00	Note 9	\$32,600.00	\$32,600.00	\$32,600.00	\$32,600.00	n/c
Capital Reserve	\$10,000.00	Note 10	\$10,000.00	\$10,000.00	\$10,000.00	\$10,000.00	n/c
Total Expenses	\$99,448.00		\$100,883.00	\$102,269.97	\$103,882.63	\$105,449.52	
Net Total	\$29,102.00		\$32,349.00	\$35,811.03	\$39,621.37	\$43,258.48	

RFAS = Recreational Facility Audit Summary

Notes:

1) Although it is our intent to use the facility for other events when curling is not an option, our operational budget is not dependant on revenue from these activities.

2) This budget shows that the curling facility will be operationally sustainable, without any ongoing outside support.

4.5 Project Execution

The project to construct a Curling Facility has been a community priority since pre-1993. The process which drives the present day East Hants Curling Association is one that has been bestowed upon this volunteer committee with the expectation being that curling will be brought to the East Hants Community. In 1993 the curling facility was to be included in the present East Hants Sportsplex located in Lantz, but because of the money shortfall and the need for a new rink the curling facility was deleted from that plan. The future expansion plans from 1993 to 2007 had a curling facility well entrenched within the expansion plans of the East Hants Arena Association. Then, unexpectedly, the curling facility was removed from the present-day expansion plans putting the curling community fifteen years behind the curve for construction. The East Hants Curling Association and community could have remained stagnant in denial. EHCA chose not to take this stance, and instead are positively pursuing the funding process for conception, and the eventual construction of a Multi-purpose Curling Facility, with plans to be open in the autumn of 2021. Previously, the committee provided a Terms of Reference to seven companies and two replied indicating interest in bidding on the project. The committee chose to accept the bid from Lindsay's Construction. Since 2012 the EHCA did not request any more building plans and then in 2019 EHCA approached Lindsay's once again and Lindsay's have provided plans and costs for the building at no cost to EHCA. Lindsay Construction, because of their dedication and expertise in curling construction: Berwick Curling Club, Halifax Curling Club after collapse, Windsor Curling Club, Glooscap Curling Club Kentville (replace ice surface) and Shelburne in early 2000 is the EHCA builder of choice and would hope to issue a sole source contract if able.

Meetings took place between Lindsay's and the EHCA, to finalize the details to enable Lindsay's to provide us with their conceptual drawings and accompanying documentation. The EHCA is now in possession of the conceptual drawings and cost. The first step is to secure Municipal funding. Once Municipal Funding is secured then EHCA will process the EHCA Business Plan 2020 to secure Provincial and Federal government funding. When funding is approved the EHCA will continue the process and prepare to tender for construction. Full Municipal support of this request is essential in order to request matching funds from the Provincial and Federal Governments. EHCA has spent many years looking for local, provincial and national support for funding and for a variety of reasons the entities did not have a mandate or the funds to support funding a curling facility. In communications with close to 100 possible donors there is support for small items such as advertising and auctions. All avenues for a large external funding partner have been expended.

Progress to Date

The committee had accomplished the following up to 2012:

- A committee was formed after the decision by the East Hants Arena Association was finalized to remove the Curling Facility from expansion plans. Several members of the EHCA committee were long time Directors with the East Hants Arena Association and have much expertise and knowledge of the past process to construct a curling facility in East Hants.
- The East Hants Curling Association was incorporated as a not-for-profit entity on 30 December 2008. Registry Number 3233708.
- On January 20, 2009, the EHCA presented our East Hants Municipal Council with a request for \$1.16M in funding in support of construction of a Curling Facility in East Hants.
- The Business Plan was very sound. The volunteer operations would definitely augment the process to ensure the Curling Facility is operationally viable and without need of external funding to maintain operations.

- This was the first of four (4) official requests for funding that the EHCA presented to council between 2009 and 2012. Each presentation brought a little more insight on the benefits that the game of curling would bring to our communities as well as showing that the proposed building would be self-sufficient and could offer other uses besides curling. In March 2012, the Municipal Council approved funding in the amount of \$600,000.00.
- The EHCA elected to pursue the acquisition of land through the East Hants Municipal Council. In May of 2009, a request was submitted to the municipality, asking that council consider deeding over a parcel of land in Lantz for the construction of the proposed curling facility. The lot in question was previously the site of the Lantz Elementary School. On the October 20, 2009 Executive Council meeting, our request was acknowledged and the decision was made to approve a long term lease, to the East Hants Curling Association, for said portion of land. At the time the Real Estate market for this land was valued at approximately \$250,000.00, bringing the amount pledged by our municipality up into the \$850,000.00 range.
- Letters of support were received from our local and other provincial MLA's , Federal MP, Recreation & Leisure Services Department of the Municipality of East Hants, Canadian Curling Association and several from local businesses.

Funding

The East Hants Curling Association or other East Hants Organizations has been working to have constructed a Multi-purpose Curling Facility since pre 1993. In the past EHCA was provided with \$600,000.00 and land and this was far below what was requested and only came after many presentations to council. The present construction cost of the building is \$4,610,000.00 and of this amount EHCA is requesting one-third (1/3) \$1,536,666.66 plus HST of the amount required to build the facility in order for the next step, Provincial Funding, and then Federal Funding will be taken by the EHCA BOD.

The funding of \$1,516,666.66 from Municipal, Provincial and Federal governments will permit a New Multi-Purposed Curling Facility be constructed in East Hants as an exceptional addition to the East Hants Sportsplex and a much needed Recreation Facility for the present community and the approximately 8,000 new residents in the next decade.

Harold G. MacNeil
President
Lantz, NS

George Prest
Vice President
Elmsdale, NS

Caius Doyle
Treasurer
Lantz, NS

John Csutorka
Secretary
Enfield, NS

29 May 2020

BOARD OF DIRECTORS JANUARY 2020

Major (Retired) Harold G. MacNeil, OMM, CD - President

Canadian Forces Administration Clerk

Canadian Forces Personnel Administration Officer

Canadian Forces Logistics Officer

Maritime Forces Atlantic, Senior Staff Officer Personnel

Halifax and Region Dispute Resolution Coordinator, NS, PEI, NL

Military Family Resource Centre Halifax - Member ex-officio

14 Wing Greenwood Wing Personnel Services Officer-responsible for Messes and Institutes, Kitchen, Accommodations, Combined Charities Coordinator, Wing Fund(NPF), Cleaning Staff, Base and Intersection Hockey, Wing OPI for Annual Cadet Camp

14 Wing Greenwood Personnel Support Manager-responsible for Curling, Golf, Arena, Community Centre, Fitness Centre(pool, weight room, squash courts, gym, soccer/baseball fields, Non-Public Funds), Lake Pleasant Campers Club, Horse Stables w/horses, Library, Bowling Alley, Theatre, Ceramic Club, Auto Hobby Club, Wood Hobby Club, Minor Hockey Association, Weight Club, Archery Club, Shooting Club

Hockey and Baseball Coach 1985-2002

East Hants Curling Director/Secretary/ President 2007 - Present

Awarded East Hants Municipal Certificate of Recognition 2019 and Provincial Resolution 1650, October 30 - 2019

Resident of Lantz July 2002 to Present

George Prest – Vice President

Construction Manager,

Retired Former Director East Hants Sportsplex (19 years)

Member of the board for ConForm

East Hants resident for 38+ years

Awarded EH Municipal Certificate of Recognition 2019 and Provincial Resolution Number 1650 October 30-2019

Resident of East Hants/Elmsdale

John Csutorka CD - Secretary

Warrant Officer (Retired) Canadian Forces

Former President ~ Enfield Volunteer Fire Department East Hants resident for 34+ years to Present

East Hants Director/President/Secretary

Awarded EH Municipal Certificate of Recognition 2019 and Provincial Resolution Number 1650 October 30-2019

Caius Doyle - Treasurer

Retired from Royal Bank of Canada

Past member of Rotary International

Kinsmen

Past Treasurer of Bluenose Curling Club - New Glasgow

Lawrence Williams

The Halifax Herald Limited: Advertising Executive; Advertising Sales Manager Special Features; Classified Sales Manager; Customer Service Manager; Credit Manager
Past President Halifax Typographical Union, Local 130;
Past President /Board Member Milford Recreation Association;
Founding President/Past Coach East Hants District Soccer Association;
Past Coach East Hants Minor Hockey;
Board Member East Hants Curling Association;
Member Saint Bernard's/St Andre Bessette Parish ;
Resident of Milford Station, East Hants.

Luc Boudreau -Customer Service Agent Air Canada Halifax International Airport

Terry Isenor - East Hants Resident

Adam Wilson - Canadian Armed Forces

Rick Hilliard -East Hants Resident

PAST MEMBERS OF BOARD OF DIRECTORS EAST HANTS CURLING ASSOCIATION

Philip Barrett - Member

Arthur Chisholm - Member/Provincial Funding OPI

Pam Dalziel - Member

Leonard Gallant - Member

Kelly Mittelstadt - Member

Debbie Pike - Member/Secretary

Janice Prest - Member/Treasurer-awarded EHM Certificate of Recognition and Provincial Resolution 30 October 2019

Jim Thompson - Member

Robin Wilbur - Member



EAST HANTS CURLING MEMBERS BY YEARS 2018/2019 AND 2019/2020

1. Enfield Districts 1 and Enfield/Grand Lake 10 may have some overlap.
2. Adult drop in's were counted. No information requested. Membership from drop in's. Free of charge.
3. Youth drop in's counted. No information requested. All were local, with parents, grandparents and some training by club or other local club members. A close community so most know each other.
4. There are husband/wife, husband/wife/father/mother and father/son team members.
5. No paper work signifies that individual wanted to try and after few sessions did not return. Reasons, work, Thursdays would not work for them or unknown. Dedicated facility will provide more options.
6. One team played in 2018/2019 and did not join in 2019/2020 because of 6 PM start time and working in Dartmouth/Halifax.
7. More members who practice, or learn to curl in various formats in the afternoon were seen to steadily increase.
8. Members of other clubs practice or spare occasionally and they pay a \$10.00 fee.
9. Play4kids program. No names taken only number of youth present. All local students.
10. Numerous inquiries about curling and having just one day and limited hours to deliver a service does not work with many of the adults who want to curl and also to get their children into a curling program. A dedicated facility will allow these individuals to participate and join the various local programs or leagues weekdays/weeknights/weekends.

CURLING YEAR		ALPHABETICAL LISTING		DISTRICT
2018/2019	2019/2020	FIRST NAME	LAST NAME	
	1	Luc	Boudreau	Milford-NMR/3
1	2	Nigel	Butler	Elmsdale-Belnan/2
2	3	Mike	Campbell	Dartmouth HRM
	4	Steve	Cloutier	Oakfield HRM
	5	Danny	Cox	Fletchers Lake HRM
3		Jennifer	Cox	Enfield/1
	6	Mona	Cox	Fletchers Lake HRM
	7	Tabitha	Cox	Enfield/1
	8	Doug	Crawford	Elmsdale-Belnan/
	9	Dale	Crowell	Elmsdale-Belnan/2
	10	Kevin	Cruickshank	Enfield/1
	11	Susan	Cruickshank	Enfield/1
4	12	John	Csutorka	Enfield/1
	13	Redge	Deg	Enfield/1
	14	Samuel	Dinan	Lantz/7
	15	Tim	Dominick	Enfield/1
	16	Debbie	Dominick	Enfield/1
5	17	Caius	Doyle	Lantz/7
6	18	Bill	Falkenberg	Enfield/1
	19	Gordon	Forshner	Enfield HRM
7		Kim	Forward	Elmsdale-Belnan/2
8	20	Scott	Forward	Elmsdale-Belnan/2
9	21	Lennie	Gallant	Elmsdale-Belnan/2

10		Tim	Gallant	Elmsdale-Belnan/2
11	22	Gerrard	Garden	Enfield/1
	23	Andrew	Gaskin	Enfield/1
12		Luke	Gouthro	Enfield/1
13	24	George	Hannigan	Oakfield HRM
	25	Pat	Hilliard	Enfield/1
	26	Rick	Hilliard	Enfield/1
14	27	Scott	Hirtle	Lantz/7
15	28	Wanda	Hirtle	Lantz/7
16	29	Kathy	Isenor	Elmsdale-Belnan/2
	30	Janette	Isenor	Elmsdale-Belnan/2
17	31	Terry	Isenor	Elmsdale-Belnan/2
18	32	Tim	Isenor	DutchSettlementHRM
19		Rob	Jenkins	Enfield/1
	33	Rhonda	Kelly	Milford-NMR/3
20	34	Fraser	Kierstead	Lantz/7
21	35	Stephen	King	Elmsdale-Belnan/2
22		Lindsay	Lefresne	Enfield/1
	36	Adrain	Lohnes	Enfield/1
23	37	Paul	MacDonald	Enfield/1
24	38	Rhonda	MacDonald	Enfield/1
25	39	Harold	MacNeil	Lantz/7
	40	Jackie	Malley	Lantz/7
26	41	Chris	Mason	Elmsdale-Belnan/2
27	42	Neil	McCorkill	Elmsdale-Belnan/2
28	43	Mike	Mackiel	Elmsdale-Belnan/2
29	44	Carolyn	McNally	Lantz/7
30	45	Ashley	McNeil	Lantz/7
	46	John	Melbourne	Enfield/1
	47	Tom	Mills	Enfield/1
31		Candace	Mittelstadt	Elmsdale-Belnan/2
32		George	Moxsom	Milford-NMR/3
	48	Tim	Munroe	Enfield/1
	49	Lorraine	Nason-Tracy	Enfield/1
33	50	Judy	Neilsen	CarrollsCornerHRM
	51	Maxine	Orman	Enfield/1
34	52	Louise	Parker	Enfield/1
35	53	David	Parsons	Rawdon/Gore/11
36		Leslie	Perry-Guy	Elmsdale-Belnan/2
37	54	George	Prest	Elmsdale-Belnan/2
38	55	Janice	Prest	Elmsdale-Belnan/2
39		Dawn	Randall	Enfield/1
40		Phil	Randall	Enfield/1
	56	Darrell	Reqd	Enfield/1
41	57	George	Searle	Shubenacadie/4
42	58	Gary	Smiley	Elmsdale-Belnan/2
43		Diana	Stead	Enfield/1
44		Candace	Stephens	Lantz/7
	59	Scott	Swindells	Enfield/1
45		John	Tanner	Lantz/7

46	60	Douglas	Taylor	Milford-NMR/3
47	61	Pam	Taylor	Milford-NMR/3
48		Matt	Thomson	No paper work
49	62	Paul	Warwick	Elmsdale-Belnan/2
	63	Ginger	Waterman	No paper work
50	64	Lawrence	Williams	Milford-NMR/3
51	65	Adam	Wilson	Elmsdale-Belnan/2
	66	Mary Lou	Wilson	Lantz/7
52		Adrian	Tracy	Enfield/1
53	67	Monica	Wolff	Elmsdale-Belnan/2
	68	Greg	Woodend	Enfield/1
54		Shawna	Woodin	No paper work
55		Beth	Woodward	Enfield HRM
56		Kevin	Woodward	Enfield HRM
	69	Luc	Boudreau Jr.	Dartmouth
	70	Adult drop in	Another club practice locally	Enfield/1
	71	Adult drop in	Practice/learn to curl	East Hants
	72	Adult drop in	Practice/learn to curl	East Hants
	73	Adult drop in	Practice/learn to rrul	East Hants
	74	Adult drop in	Practice/learn to curl	East Hants
	75	Adult drop in	Practice/learn to curl	East Hants
	76	Adult drop in	Practice/learn to curl	East Hants
	77	Adult drop in	Practice/learn to curl	East Hants
	78	Adult drop in	Practice/learn to curl	East Hants
	79	Adult drop in	Practice/learn to curl	East Hants
	80	Adult drop in	Practice/learn to curl	East Hants
	81	Adult drop in	Practice/learn to curl	East Hants
	82	Adult drop in	Practice/learn to curl	East Hants
	83	Adult drop in	Practice/learn to curl	East Hants
	84	Adult drop in	Practice/learn to curl	East Hants
	85	Adult drop in	Practice/learn to curl	East Hants
	86	Adult spare	Another club	East Hants
	87	Adult spare	Another club	East Hants
	88	Adult spare	Another club	East Hants
	89	Adult practice	NS Female Team Practice	East Hants
	90	Adult spare	Nova Scotia Curling Association - Official Visit	Halifax HRM
	91	Adult drop in	Practice/learn to curl (joined in advance of 2020/2021 registration	East Hants
TOTAL	TOTAL			
1	*	Youth 1	Play4kids	Primary
2	*	Youth 2	Play4kids	Primary
3	*	Youth 3	Play4kids	Primary
4	*	Youth 4	Play4kids	Primary
5	*	Youth 5	Play4kids	Primary
6	*	Youth 6	Play4kids	Grade 1
7	*	Youth 7	Play4kids	Grade 1
8	*	Youth 8	Play4kids	Grade 1

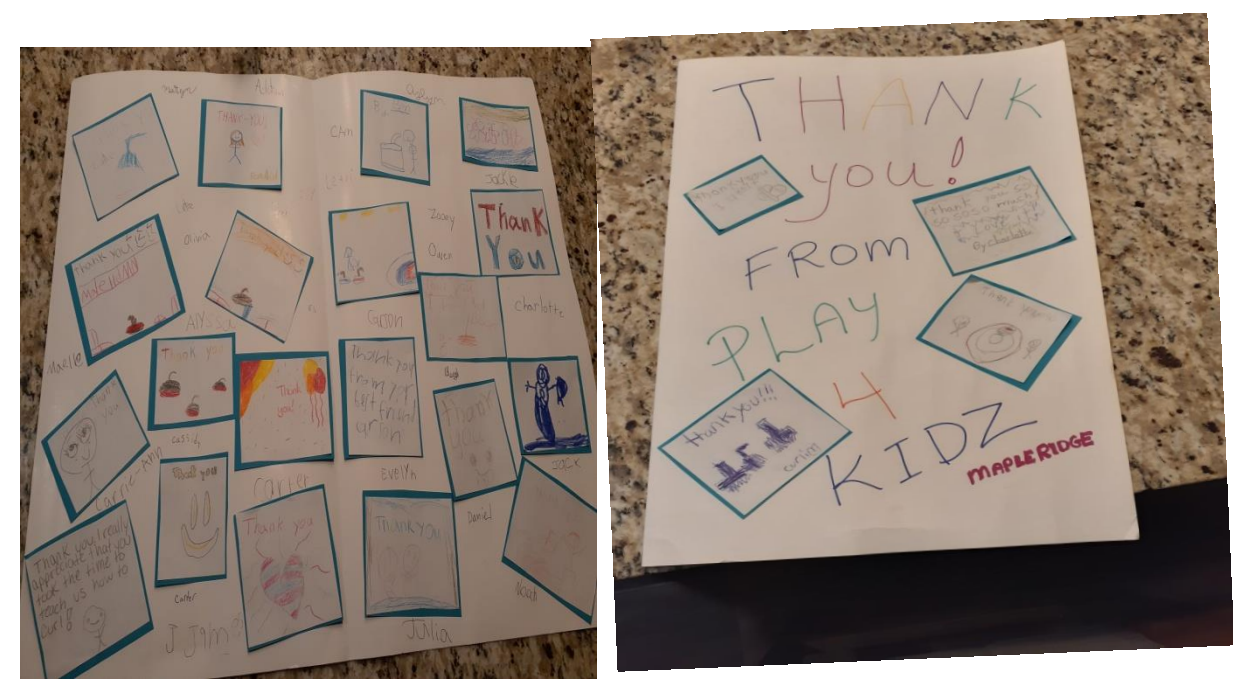
9	*	Youth 9	Play4kids	Grade 1
10	*	Youth 10	Play4kids	Grade 1
11	*	Youth 11	Play4kids	Grade 1
12	*	Youth 12	Play4kids	Grade 2
13	*	Youth 13	Play4kids	Grade 2
14	*	Youth 14	Play4kids	Grade 2
15	*	Youth 15	Play4kids	Grade 2
16	*	Youth 16	Play4kids	Grade 2
17	*	Youth 17	Play4kids	Grade 2
18	*	Youth 18	Play4kids	Grade 3
19	*	Youth 19	Play4kids	Grade 3
20	*	Youth 20	Play4kids	Grade 3
21	*	Youth 21	Play4kids	Grade 3
22	*	Youth 22	Play4kids	Grade 3
23	*	Youth 23	Play4kids	Grade 3
24	*	Youth 24	Play4kids	Grade 3
25	*	Youth 25	Play4kids	Grade 3
26	*	Youth 26	Play4kids	Grade 3
27	*	Youth 27	Play4kids	Grade 3
28	*	Youth 28	Play4kids	Grade 4
29	*	Youth 29	Play4kids	Grade 4
30	*	Youth 30	Play4kids	Grade 4
31	*	Youth 31	Play4kids	Grade 4
32	*	Youth 32	Play4kids	Grade 4
33	*	Youth 33	Play4kids	Grade 4
34	*	Youth 34	Play4kids	Grade 5
35	*	Youth 35	Play4kids	Grade 5
36	*	Youth 36	Play4kids	Grade 5
37	*	Youth 37	Play4kids	Grade 5
38	1	Youth 38	Learn to play - drop in	
39	2	Youth 39	Learn to play - drop in	
40	3	Youth 40	Learn to play - drop in	
41	4	Youth 41	Learn to play - drop in	
42	5	Youth 42	Learn to play - drop in	
	6	Youth 43	Learn to play - drop in	
	7	Youth 44	Learn to play - drop in	
	8	Youth 45	Play4kids	Grade 3
	9	Youth 46	Play4kids	Grade 4
	10	Youth 47	Play4kids	Grade 4
	11	Youth 48	Play4kids	Grade 4
	12	Youth 49	Play4kids	Grade 5
	13	Youth 50	Play4kids	Grade 5
	14	Youth 51	Play4kids	Grade 5
	15	Youth 52	Play4kids	Grade 5
	16	Youth 51	Learn to play - drop in	
	17	Youth 52	Play4kids	Grade 5
	18	Youth 53	Play4kids	Grade 5
	19	Youth 54	Play4kids	Grade 4
	20	Youth 55	Play4kids	Grade 4
	21	Youth	Play4kids	Grade 3

	22	Youth	Play4kids	Grade 3
	23	Youth	Play4kids	Grade 3
	24	Youth	Play4kids	Grade 3
	25	Youth	Play4kids	Grade 4
	26	Youth	Play4kids	Grade 4
	27	Youth	Play4kids	Grade 4
	28	Youth	Play4kids	Grade 4

* Denotes no program because of dome collapse.



Some pictures were cut of the youth curling because of "privacy" face view concerns.



COMMENTS FROM THANK YOU CARD COMPLETED BY YOUTH CURLERS: Thank you I like it; Thank you, so, so, so much. I love it, Charlotte; Thank you, I really appreciate that you took the time to teach us how to curl; Thank you,

from your best friend, Carson; Thank you, I learned a lot; a small sample, but a lot said with their drawings. A good experience and potential future curlers: East Hants local youth.

Annex C

TO EAST HANTS CURLING ASSOCIATION BUSINESS PLAN 2020

EAST HANTS CURLING ASSOCIATION ASSETS 2020						
	Item	Quantity	Cost	HST	Total	Grand Total
1	Curling stones - regular	80	\$31,896.00	\$4784.00	\$36,680.00	\$36,680.00
2	Curling stones - junior	16	\$3,385.00	\$507.75	\$3,892.75	\$40,572.75
3	Scoreboards	5	\$3,830.00	\$574.50	\$4,404.50	\$44,977.25
4	Hacks	10	\$1,760.00	\$264.00	\$2,024.00	\$47,001.25
5	Freezer 10 X 10 (install)	1	\$11,421.60	\$1,713.24	\$13,134.84	\$60,136.09
6	Carts/stones in freezer	6	\$1,457.20	\$218.58	\$1,675.78	\$61,811.87
7	Competition dial measurer	1	\$445.00	\$66.75	\$511.75	\$62,323.62
8	Biter measurer	1	\$150.00	\$22.50	\$172.50	\$62,496.12
9	Ice King with extra blade	1	\$5,600.00	\$840.00	\$6,440.00	\$68,936.12
10	Nipper and sweeper	1	\$1,880.00	\$282.00	\$2,162.00	\$71,098.12
11	Tees	10	\$99.50	\$14.93	\$114.43	\$71,212.55
12	Pebbling kit /accessories	8	\$366.85	\$55.03	\$421.88	\$71,643.43
13	Curling Circle House Kits	10	\$1,216.20	\$182.43	\$1,398.63	\$73,033.06
14	Broom - sheet	1	\$299.00	\$44.85	\$343.85	\$73,376.91
15	Curling shoe cleaner	1	\$1,295.00	\$194.25	\$1,489.25	\$74,866.16
16	Flooding Cart	1	\$408.53	\$61.05	\$469.58	\$75,335.74
18	Curling Shoes	10	\$1,742.05	\$261.31	\$2,003.36	\$77,339.10
18	Sliders - 24/Grippers - 17 Brooms - 31/Sticks 12 Stabilizers Arrow - 13		\$2,682.30	\$402.35	\$3,084.65	\$81,143.75
19	Locker w/ hasp/ wooden	1	\$1,318.00	\$197.70	\$1,515.70	\$82,659.45
20	Locker with key-metal	1	\$293.25	\$51.74	\$344.99	\$83,004.44
21	Benches	5	\$250.00	\$37.50	\$287.50	\$83,291.94
22	Bulletin Board	1	\$50.00	\$7.50	\$57.50	\$83,349.44
23	Extension cord 50'	1	\$20.52	\$3.62	\$24.14	\$83,373.58
24	Shoe spray	2	\$40.00	\$6.00	\$46.00	\$83,419.58
25	Replacement handle	1	\$54.54	\$9.62	\$64.16	\$83,483.72
26	In kind hours 2018/2019	160	\$15.00/hr		\$2,400.00	\$85,883.72
27	In kind hours 2019/2020	130	\$15.00/hr		\$1,950.00	\$87,833.72
27	Lindsay's Construction		\$17,500.00	\$2,625.00	\$20,125.00	\$107,958.72
28	East Hants Needs Annex D		\$69,855.12	\$12,327.34	\$82,182.46	\$190,141.18
29	Bank Balance 26 May 2020					\$13,374.09
30	Clayton Development* Note 1		TBD	TBD	TBD	\$296,840.00 Maximum
31	ARMCO Capital* Note 2		TBD	TBD	TBD	TBD
32	Elmsdale Lumber Company Limited(ELCO)*Note 3		TBD	TBD	TBD	TBD
33	CBDC* Note 4		TBD	TBD	TBD	TBD
34	Efficiency Nova Scotia* Individual Applications Note 5		Up to \$10,400.00 - \$0.00	TBD	TBD	\$10,400.00 Maximum
35	NS Efficiency Feasibility Study - Solar		Up to \$15,000.00			\$15,000.00 Maximum

CORRESPONDENCE IS ATTACHED TO BUSINESS PLAN FOR NOTES 1 TO 4

Note 1. Clayton Development has committed to support EHCA: quote from email ". Once you have full working drawings and are ready to make a purchase that's the time to sit down with our Brick division and work out a price. ". Budget is \$296,840.00 Email Kevin Neatt 11 May 2020.

Note 2. ARMCO Capital has committed to making a financial contribution or an in-kind contribution that will be determined in ARMCO Capital's 2021 Community Funding process. Email, Susan Fillmore, 20 January 2020.

Note 3. ELCO has committed to making a decision on funding level in 2021 as they are presently dealing with the implications of the shutdown of Pictou Plup and Paper Mill, but remains in support of the community project.

Note 4. CBDC Hants-Kings has agreed to support EHCA request for funding after official ground breaking and they will try to help in sponsorship or advertising. Email, Stephen Shaw, 23 January 2020.

Note 5. The list of current Efficiency Nova Scotia Rebates are listed at each of the following web sites:

Solar Panels - <https://s3-ca-central-1.amazonaws.com/ens-efficiency-ns-prod-offload-647701102377-ca-central-1/wp-content/uploads/2019/07/24124917/ENS-Custom-Retrofit-Feasibility-Study-Incentive-Application.pdf>

Variable Frequency Drives - <https://www efficiencyns.ca/business/products/variable-frequency-drives/>

Pumping - <https://www efficiencyns.ca/business/products/pumping-technologies/>

LED Technologies - Outdoor LED - Commercial Lighting Controls -

<https://www efficiencyns.ca/business/products/commercial-lighting/>

Kitchen Equipment/Ovens/Dishwashers - <https://www efficiencyns.ca/business/products/kitchen-equipment/>

Freezers, Refrigerators-Ventilation-Heating Pumps Various - <https://www efficiencyns.ca/guide/commercial-heating-rebate-guide/>

Variable Frequency Drives - up to \$4,000.00

Pumping - \$60.00 - \$400.00

LED Technologies - up to \$500.00

Outdoor Led - up to \$500.00

Commercial Lighting Controls - \$40.00

Kitchen Equipment Ovens - up to \$2,000.00 Dishwasher - up to \$1,500.00

Freezers - \$20.00/ft

Refrigerators - \$7.00/ft

Ventilation - \$500.00/horse power

Heating Pumps Various - \$75.00 - \$600.00/ton

Annex D
TO EAST HANTS CURLING ASSOCIATION BUSINESS PLAN 2020

EAST HANTS CURLING ASSOCIATION NEEDS 2020							
	ITEM	QTY	COST	HST	TOTAL	TOTAL	COMMENTS
1	Tables for eight(round or square)	16	\$10,200.00	\$1,800.00	\$12,000.00	\$12,000.00	\$750.00 each Round
2	Chairs	128	\$9,775.00	\$1,725.00	\$11,500.00	\$23,500.00	\$80.00 each stackable
3	Large Plates - 20 dozen	240	\$1,800.00	\$270.00	\$2,070.00	\$25,570.00	30.00 each - 60 sets of four
4	Salad Plates - 20 dozen	240	Included above				
5	Saucers - 20 dozen	240	Included above				
6	Cups - 20 dozen	240	Included above				
7	Soup bowls - 20 dozen	240	\$960.00	\$144.00	\$1,104.00	\$26,674.00	\$4.00 each
8	Wine Glasses Red - 20 dozen	240	\$960.00	\$144.00	\$1,104.00	\$27,778.00	\$4.00 each -Bar and dining
9	Wine Glasses White - 20 dozen	240	\$960.00	\$144.00	\$1,104.00	\$28,882.00	\$4.00 each - bar and dining
10	Water Glasses - 20 dozen	240	\$600.00	\$90.00	\$690.00	\$29,572.00	\$10.00 for 4
11	Silver ware, butter knife, spoons (small, large), forks (small, large),	20	\$1,560.00	\$234.00	\$1,794.00	\$31,366.00	Service for 12 130.00 each
12	Salt and pepper sets	64	\$140.00	\$21.00	\$161.00	\$31,527.00	2 per table
13	Table cloths	20	\$2,000.00	\$300.00	\$2,300.00	\$33,827.00	\$100.00 each- Four spares NST
14	Napkins	240	\$960.00	\$144.00	\$1,104.00	\$34,931.00	\$4.00 each - nova scotia tartan
15	Regular fridge	1	\$1,000.00	\$150.00	\$1,150.00	\$36,081.00	
16	Regular flat top stove - electric	1	\$1,000.00	\$150.00	\$1,150.00	\$37,231.00	
17	Deep Fryer - electric countertop	1	\$1,200.00	\$180.00	\$1,380.00	\$38,611.00	
18	Commercial flat stop grill		\$3,374.00	\$506.01	\$3,880.01	\$42,491.01	
19	Double deck full size convection oven - four	1	\$4,300.00	\$645.00	\$4,945.00	\$47,436.01	
20	Pizza warmer	1	\$450.00	\$67.50	\$517.50	\$47,953.51	16 inches
21	Microwave	1	\$100.00	\$115.00	\$215.00	\$48,168.51	
22	Meat slicer -light duty	1	\$2,000.00	\$300.00	\$2,300.00	\$50,468.51	
23	Roaster pans	5	\$100.00	\$115.00	\$215.00	\$50,683.51	\$20.00 each
24	Pots - Need to		\$300.00	\$45.00	\$345.00	\$51,028.51	Check with

	identify needs 8 piece, 8,12,16,20 quarts (top 4) 32 quart w/steamer Frying pan,Soup pots	1 1					commercial kitchen
25	Pot washing sinks stainless steel -2 tubs w/shelf -pre rinse faucets	1	\$1,800.00	\$270.00	\$2,070.00	\$53,098.51	
26	Pan Racks - 10 slides	2	\$200.00	\$30.00	\$230.00	\$53,328.51	
27	20 slides for pan rack	20	\$300.00	\$45.00	\$345.00	\$53,673.51	15.00 each
28	Hand sink with foot pedestal	1	\$1,500.00	\$225.00	\$1,725.00	\$55,398.51	
29	Ice maker (bar - undercounter)	1	\$1,800.00	\$270.00	\$2,070.00	\$57,468.51	Dual use
30	Strainers metal	3	\$24.00	\$3.60	\$27.60	\$57,496.11	\$8.00 each
31	Graters and peelers metal	3	\$21.00	\$3.15	\$24.15	\$57,520.26	\$7.00 each
32	Colanders - metal	3	\$45.00	\$6.75	\$51.75	\$57,572.01	\$15.00 each
33	Mixing bowls metal	10	\$60.00	\$9.00	\$69.00	\$57,641.01	\$6.00 each
34	Coffee Urn - two - 100 cup	2	\$110.00	\$16.50	\$126.50	\$57,767.51	
35	Tea Urn - 100 cup	2	\$110.00	\$16.50	\$126.50	\$57,894.01	
36	Dishwasher - undercounter	1	\$5,000.00	\$750.00	\$5,750.00	\$63,644.01	
37	Dough and cooking mixer	1	\$600.00	\$90.00	\$690.00	\$64,334.01	
38	2 door sliding glass cooler	1	\$2,700.00	\$405.00	\$3,105.00	\$67,439.01	
39	72" four drawer refrigerated base	1	\$2,800.00	\$420.00	\$3,240.00	\$70,679.01	
40	Muffin pans one dozen	3	\$25.00	\$3.75	\$28.75	\$70,707.76	
41	Cake pans	10	\$100.00	\$15.00	\$115.00	\$70,822.76	
42	Can, Jar openers	1	\$300.00	\$45.00	\$345.00	\$71,167.76	
43	9L Stainless 'steel top roll chafer	3	\$525.00	\$78.75	\$603.75	\$71,771.51	175.00 each
44	Chef's knives - sets		\$150.00	\$22.50	\$172.50	\$71,944.01	
45	Chef's serving ladle	1	\$8.00	\$1.20	\$9.20	\$71,953.21	
46	Chef's spoon	1	\$8.00	\$1.20	\$9.20	\$71,962.41	
47	Potato cutters	1	\$15.00	\$2.25	\$17.25	\$71,979.66	
48	Potato masher	1	\$7.00	\$1.05	\$8.05	\$71,987.71	
49	Measuring spoons and cups - set	1	\$8.00	\$1.20	\$9.20	\$71,996.91	
50	Tongs	1	\$5.00	\$.75	\$5.75	\$72,002.66	
51	Wire whip	1	\$5.00	\$.75	\$5.75	\$72,008.41	
52	Thermometer	1	\$11.00	\$1.65	\$12.65	\$72,021.06	
53	Strainer	3	\$18.00	\$2.70	\$20.70	\$72,041.76	6.00 each
54	Scoops	1	\$7.00	\$1.05	\$8.05	\$72,049.81	
55	Scrapers	6	\$12.00	\$1.80	\$13.80	\$72,063.61	2.00 each
56	Thongs	3	\$12.00	\$1.80	\$13.80	\$72,077.41	4.00 each

57	Flippers	3	\$12.00	\$1.80	\$13.80	\$72,091.21	4.00 each
58	Toaster four slice	2	\$70.00	\$10.50	\$80.50	\$72,171.71	35.00 each
59	Blender	1	\$55.00	\$8.25	\$63.25	\$72,234.96	
60	Bar supplies		\$2,000.00	\$300.00	\$2,300.00	\$74,534.96	Beer taps, liquor dispenser, beer glasses, drink glasses, shot glasses,
61	3 shelf utility cards - dishes/food	5	\$375.00	\$56.25	\$431.25	\$74,966.21	75.00 each
62	4 step stool	1	\$25.00	\$3.75	\$28.75	\$74,994.96	
63	Step ladder	1	\$50.00	\$7.50	\$57.50	\$75,052.46	
64	TV Monitors 4 each end	8	\$2,500.00	\$375.00	\$2,875.00	\$77,927.46	
65	TV Lounge large		\$1,000.00	\$150.00	\$1,150.00	\$79,077.46	
66	Vacuum - large cannister	1	\$190.00	\$28.50	\$218.50	\$79,295.96	
67	Vacuum - Dyson rechargeable	1	\$750.00	\$112.50	\$862.50	\$80,158.46	
68	Washer Samsung - combo deal	1	\$1,600.00	\$240.00	\$1,840.00	\$81,998.46	
69	Dryer Samsung - combo deal	1	N/A				
70	Aprons	10	\$100.00	\$15.00	\$115.00	\$82,113.46	
71	Dish Drying Cloths	30	\$30.00	\$4.50	\$34.50	\$82,147.96	
72	Dish Wash Cloths	30	\$30.00	\$4.50	\$34.50	\$82,182.46	
			\$69,855.12	\$12,327.34		\$82,182.46	

Lots of counter space for storage appliances

Built in Storage cabinets to ceiling for dishes, cutlery, etc

Work up amount for allowance to add in and then we purchase as required and hopefully with savings.

EAST HANTS DMA PLANNING AND MAINTENANCE SERVICES
RECREATION NEEDS ASSESSMENT FINAL REPORT MAY 29/2012

3.1.4 Curling

General Trends in Participation

Curling is a significant winter sport in Canada and general trends indicate stable participation. Results of the 2009 Canadian Fitness and Lifestyle Research Institute Physical Activity Monitor¹⁷ indicate that 4% of respondents engaged in curling between 2004 and 2009. According to the Canadian Curling Association, there are over 1000 member clubs across the Country, and over one million Canadians participate in the sport each year¹⁸. In Nova Scotia, there are over 30 curling facilities. There are indications of increasing interest in curling among youth, and growing demand from older adults and seniors. Growing interest among children and youth provides some support for the view that future growth can be anticipated.

Research suggests that curling may play a special role in community recreation systems in rural Canada and for women. Studies have found that for many women and girls in rural communities, curling provides an opportunity to participate in physical activity during the winter months, when arenas are dominated by men ¹⁷ Canadian Fitness and Lifestyle Research Institute (2009). Bulletin 08: Sport Participation Rates of Canadian Adults. ¹⁸ www.curling.ca Municipality of East Hants Recreation Needs Assessment Final Report dma Planning & Management Services Page 21 and boys, and other types of recreational facilities are limited. Studies ¹⁹ have also described the special role of curling clubs in rural Canadian communities. Curling clubs play a significant social role in communities, particularly in smaller communities, because they function as a social gathering space. Participants indicated that their initial interest in the activity was influenced by family, friends, and coworkers. Many began curling because of school/youth involvement; a desire to remain physically active during the winter months; or in response to personal change (divorce, moved to a new community, etc.). However, the desire to continue to play after their initial experience was often attributed to the benefits associated with being a member of a curling club and the social benefits associated with the activity.

Despite interest in the sport and the benefits it may provide, societal change has had an impact on the sustainability of curling facilities, and this may be most pronounced in the rural communities where they play a special role. Aging populations, volunteer burn-out, lack of a stable economy, and fewer memberships to finance facilities, have been obstacles faced by many curling clubs. Other factors including lack of diversity within the sport, and an increasing divide between levels of proficiency (competitive vs. casual) have been challenges to the ongoing viability of curling clubs. Many clubs are working to address these challenges with such innovative programs and strategies as:

- ♣ Maintaining affordability;
- ♣ Identifying curling as a 'life-long sport' (e.g., from 'Little Rocks' for youth to Masters Curling);
- ♣ Developing coaching and leadership capacity;
- ♣ Responding to modern participant needs with flexible memberships and league play;
- ♣ Promoting the social benefits of club membership; and

♣ Updating the club's former image (closed, elite, white, male-dominated spaces) to socially diverse, community places.

Curling in East Hants

At present, the Municipality does not have a local curling facility. According to the East Hants Curling Association (EHCA), residents use facilities outside of the community primarily in HRM, Brookfield, Lower Sackville, and Colchester County. In addition to lack of a local facility, transportation challenges and distance to regional facilities were noted as limitations to participation.

Support for the provision of a local curling facility was indicated throughout the consultation process. Many residents felt that curling, along with bowling, is an activity that assists in creating a healthy community and can be enjoyed by individuals of all ages. According to EHCA, participation increased from 350 members in 2009 to 450 members in 2010, and information collected from local communities suggested increased interest in curling over the past few years. EHCA anticipated that curling participation among East Hants residents would continue to increase by between 16% and 20% over the next 5 years due to growing interest, increasing population, marketing efforts, low participation costs, and volunteer skills and support.

These considerations suggest that curling would be a viable community recreational program in East Hants.

Another consideration that may be relevant to a decision concerning a curling facility in East Hants is the impact on existing facilities in the area. Existing facilities in Brookfield and Sackville likely serve most of the current East Hants curlers, but some residents are likely also using facilities in Truro and possibly elsewhere. We contacted the Sackville facility for a perspective on the potential impacts of a new curling rink in East Hants.

The Lakeshore Curling Club located in Lower Sackville has been operating for 9 years and the facility is rented from HRM. The club is operated by approximately 9 staff members, 2 of whom are full time (the manager and an ice maker), and the remainder of whom are part time (bartenders and an ice maker). Discussions with the manager of the Lakeshore Curling Club in Lower Sackville indicated an increase in participation over the past three years from 260 members in 2008, to approximately 330 today. The facility is currently not used to full capacity and it was noted that participation fluctuates on a yearly basis depending on a number of societal factors (i.e. broadcasting of major curling events, winter games being held in Halifax, etc.) that contribute to levels of interest. As previously noted, the Lakeshore facility is often used by East Hants residents, and it was estimated that they make up 10-15% of the total membership. While the provision of a curling facility in East Hants was expected to have some impact on the Lakeshore Curling Club, the manager noted the addition of a new, modern facility would increase interest in the sport and increase participation among neighboring facilities.

Conclusion and Recommendations

Recreation Need: The information compiled for this study suggests that curling would meet an identified recreational need in the community and would be a viable activity. Trends indicate stable to modest increases in curling in Canada, there is a committed group of curlers in East Hants who are prepared to support the facility, and the preliminary business plan would suggest a community curling club would be a viable entity. Curling will not demonstrate the broad based appeal of many other recreational activities but it is a customary component of the community recreation system in many Canadian municipalities and may play a special role in rural communities.

Municipal Support: The business plan submitted by EHCA suggests the facility would operate without subsidy which would be customary for most curling clubs. The Municipality's support for the capital 20 Personal communication

with the Facility Manager. December 2011. Municipality of East Hants Recreation Needs Assessment Final Report dmA Planning & Management Services Page 23 development would be consistent with the role that it might play in the development of other major recreation facilities and on this basis, would appear appropriate. Further development of the business plan is warranted before the Municipality entered into an agreement to support the facility. In the further development of the business plan and planning for all future major indoor facilities, consideration should be given to the possible cost saving associated with co-locating a future indoor aquatic facility with the curling facility. The possibility of energy exchange between facilities could have a significant impact on the aquatic centre's operating costs.

Priority: Curling would command a lower level of priority than some other recreational activities on the basis of the numbers participating and potentially the narrow age range of those served. However, assuming steps are taken to reach out to the larger community and engage as broad a spectrum of users as possible, it would be similar to other facilities in the individuals served. The major impact on priority however would be the extent to which existing facilities in other communities are adequately serving East Hants residents and would be adversely impacted if these residents relocated to a new curling facility in East Hants. This issue should be addressed more fully as it does have an impact on the priority that should be assigned to the project.

Recommendation 3.6. The East Hants Curling Association (EHCA) should update its Business Plan to the satisfaction of the Municipality. The updated plan should address any issues requiring further investigation or confirmation and specifically deal with the impact an East Hants facility will have on curling clubs in neighboring communities.

Recommendation 3.7. Based on the submission of an updated Business Plan, Council should indicate how it is prepared to support the efforts of the EHCA to provide a curling facility in East Hants.



Nova Scotia

CERTIFICATE OF INCORPORATION

Societies Act

Registry Number

3233708

Name of Society

EAST HANTS CURLING ASSOCIATION

I hereby certify that the above-mentioned society was incorporated this date under the Societies Act.

A handwritten signature in dark ink, appearing to read "J. S. C.", written over a horizontal line.

Registrar of Joint Stock Companies

December 30, 2008

Date of Incorporation



December 13, 2019

Quote #:20-0066

East Hants Curling Club
E-mail: haroldmacneil@hotmail.com

Attn: Harold MacNeil

Reference: Approx 20,000 sq. ft. curling facility & expansion to East Hants Sportsplex, Lantz, Nova Scotia

Dear Mr. MacNeil:

We are pleased to offer you the budgetary price of **\$4,610,000.00 plus HST** to complete the design and construction of a proposed four sheet curling facility with kitchen and lounge facilities as an expansion to the East Hants Sportsplex located in Lantz, Nova Scotia

The above budget price has been developed based on Lindsay Construction's review of the information provided, internal takeoffs and a review of historical data.

Pricing Includes:

1. General Conditions including:
 - a. Design, engineering, surveying and testing
 - b. Supervision and project management
 - c. Insurance and permitting
 - d. Temporary facilities, lifts and staging
 - e. Cleanup and final professional cleaning
2. Earthwork, including:
 - a. Removal of existing asphalt, services and site concrete, where required
 - b. Excavation, backfill and slab preparation
 - c. Services for storm, sewer and domestic water
 - d. Allowance for asphalt reinstatement at disturbed areas
 - e. Site concrete including new pads and bollards
 - f. \$300,000 allowance to construct 50 additional parking spaces (included in price above)
3. Concrete work including:
 - a. Formwork
 - b. Rebar, reinforcement and concrete accessories
 - c. Supply, place, finishing and saw cutting of concrete
 - d. Tilt-up panels at all exterior walls and ice shed interior walls
4. Exterior masonry to match Sportsplex
5. Structural steel and miscellaneous metals
6. Miscellaneous rough carpentry
7. Millwork in kitchen, bar area and washrooms
8. Firestopping
9. Spray foam insulation
10. Fleece back roofing
11. Doors, frames and hardware
12. Aluminum entrance and operator

NOVA SCOTIA | HEAD OFFICE
105-131 Eileen Stubbs Avenue,
Dartmouth, Nova Scotia, B3B 6A1
T 902.468.5000 | F 902.468.6815

NEW BRUNSWICK
100-535 Edinburgh Drive,
Moncton, New Brunswick, E1C 4E8
T 506.384.5001 | F 506.384.8705

NEWFOUNDLAND
1-22 Bedlin Road,
Mount Pearl, Newfoundland, A1A 5R8
T 709.273.5000 | F 709.273.5001



13. Interior glazing
14. Drywall, conventional steel framing, insulation, plastering and taping
15. Flooring
16. Painting
17. Washroom accessories, lockers & foot grille
18. Mechanical including:
 - a. Plumbing trenching, distribution and fixtures
 - b. Exhaust fans in kitchen and washrooms
 - c. Rooftop RTU with ductwork, controls and distribution
 - d. In-floor heat and air conditioning at viewing areas
 - e. Supply and install of ammonia based curling rink refrigeration system with heat recovery, designed for year-round operation
19. Electrical including:
 - a. Reconfiguration of existing service to accommodate new additional facilities
 - b. Relocation of transformer
 - c. General electrical distribution and lighting
 - d. Exterior wall packs above overhead doors and man doors
 - e. \$50,000 allowance for solar energy system

Pricing Excludes:

1. Bonding
2. Rock/unsuitable soils remediation
3. Landscaping
4. Hazardous materials
5. Exterior signage
6. Furnishings, equipment and window treatments
7. Winter conditions

If the above quotation has satisfied your requirements, we look forward to working with you on this project.

We thank you for your interest in Lindsay Construction. If you have any questions or require additional information, please do not hesitate to call.

Yours truly,

Lindsay Construction Limited

Will MacLaren
Junior Estimator
Ext. 1374

Cc: Peter Riley, GSC, CEC - Chief Estimator
Dan Jones, C.Tech, MBA, LEED AP - Director, Pre-Construction
Peter Cox, P.Eng. - Building Design & Specialty Projects Manager

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105-131 Eileen Stubbs Avenue,
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Mount Pearl, Newfoundland A1A 5R8
T 709.273.5000 | F 709.273.5001

Budget Class	Class D Comparisons	GFA	17,736	26,026	
Project	East Harts Curling Facility	Cost per SF	136.66	236.39	
			May, 2012	Dec, 2012	
Code	Description		2012 Budget	2012 Budget	Variance
01 00 00	Design and Engineering	\$	42,500	\$ 146,150	\$ 103,650
01 00 00	General Conditions	\$	126,130	\$ 256,200	\$ 130,070
01 00 00	Excavation	\$	2,730	\$ 6,070	\$ 3,340
02 00 00	Foundation Conditions	\$	-	\$ 57,850	\$ 57,850
03 11 00	Concrete Forming	\$	34,730	\$ 56,050	\$ 21,320
03 15 00	Concrete Accessories	\$	7,400	\$ 11,600	\$ 4,200
03 20 00	Concrete Reinforcing	\$	41,800	\$ 55,800	\$ 14,000
03 30 00	Cast-in-Place Concrete	\$	86,300	\$ 85,400	\$ 900
03 35 00	Concrete Finishing	\$	20,300	\$ 26,750	\$ 6,450
03 47 00	Tie-up	\$	267,600	\$ 236,300	\$ 31,300
04 00 00	Masonry	\$	-	\$ 266,840	\$ 266,840
05 00 00	Metals	\$	184,500	\$ 210,350	\$ 25,850
06 10 00	Rough Carpentry	\$	6,400	\$ 23,600	\$ 17,200
06 40 00	Architectural Woodwork	\$	29,500	\$ 106,200	\$ 76,700
07 21 00	Thermal Insulation	\$	53,000	\$ 55,350	\$ 2,350
07 26 00	Sound Insulation	\$	-	\$ 35,750	\$ 35,750
07 50 00	Roofing	\$	86,000	\$ 248,500	\$ 162,500
07 60 00	Fire and Smoke Protection	\$	6,300	\$ 15,000	\$ 8,700
08 10 00	Doors, Frames and Hardware	\$	16,850	\$ 21,550	\$ 4,700
08 40 00	Entrances & Glazing	\$	26,000	\$ 22,750	\$ 3,250
09 20 00	Plaster, Gypsum Board and Ceiling	\$	140,000	\$ 107,300	\$ 32,700
09 60 00	Electric	\$	5,000	\$ 57,000	\$ 52,000
09 90 00	Painting and Coatings	\$	-	\$ 21,000	\$ 21,000
10 00 00	Insulation	\$	108,300	\$ 26,500	\$ 81,800
11 00 00	Equipment	\$	339,380	\$ 225,000	\$ 114,380
21 00 00	Fire Suppression	\$	36,120	\$ 80,050	\$ 43,930
22 00 00	Pumbing, Heating & Gas	\$	156,800	\$ 400,500	\$ 243,700
26 00 00	Electrical, Communications, Electronic Safety and Security	\$	120,350	\$ 280,300	\$ 159,950
31 00 00	Electronics	\$	180,000	\$ 180,500	\$ 500
32 00 00	Exterior Improvements	\$	115,000	\$ 367,300	\$ 252,300
A	HARD COST SUB-TOTAL:	\$	2,228,862	\$ 4,363,819	\$ 2,134,957
	Design Fees:				
	Architectural Design Fees (J-6)	By Owner	By Owner	By Owner	
	Structural Design Fees (J-6)	By Owner	By Owner	By Owner	
	Geotechnical Design Fees (J-6)	By Owner	By Owner	By Owner	
	M&E Design Fees (% of Hard Cost)	0.00%	By Owner	By Owner	By Owner
D	DESIGN COST SUB-TOTAL:	\$	-	\$ -	\$ -
	Construction Management Fee:				
	Construction Management Fee for Services (% of A)	0.00%	\$ -	\$ -	\$ -
	Construction Management Fee for Work (% of A)	0.00%	\$ -	\$ -	\$ -
	UNCLASD CH-P (% of A)	0.00%	\$ 178,148	\$ 341,482	\$ 163,335
B	FEE SUB-TOTAL:	\$	178,148	\$ 341,482	\$ 163,335
C	TOTAL CONSTRUCTION COST (A+B)	\$	2,406,999	\$ 4,810,000	\$ 2,403,000
	Construction / Design Contingency:				
	Hard Cost Construction Contingency - % of A	0.00%	\$ -	\$ -	\$ -
	Design Contingency - % of A	0.00%	\$ -	\$ -	\$ -
D	CONTINGENCY SUB-TOTAL:	\$	-	\$ -	\$ -
E	TOTAL CONSTRUCTION BUDGET (C+D)	\$	2,406,999	\$ 4,810,000	\$ 2,403,000

	Budgetary increases of \$100K or more
	Budgetary decreases



VALID WITH DATE & SIGNATURE	DATE	
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2	ISSUED FOR REVIEW	19/11/14
1	CONCEPT PLAN FOR DISCUSSION	19/10/31
No.	Description	yy/mm/dd

Project:

1000



Staff					
Date			City		

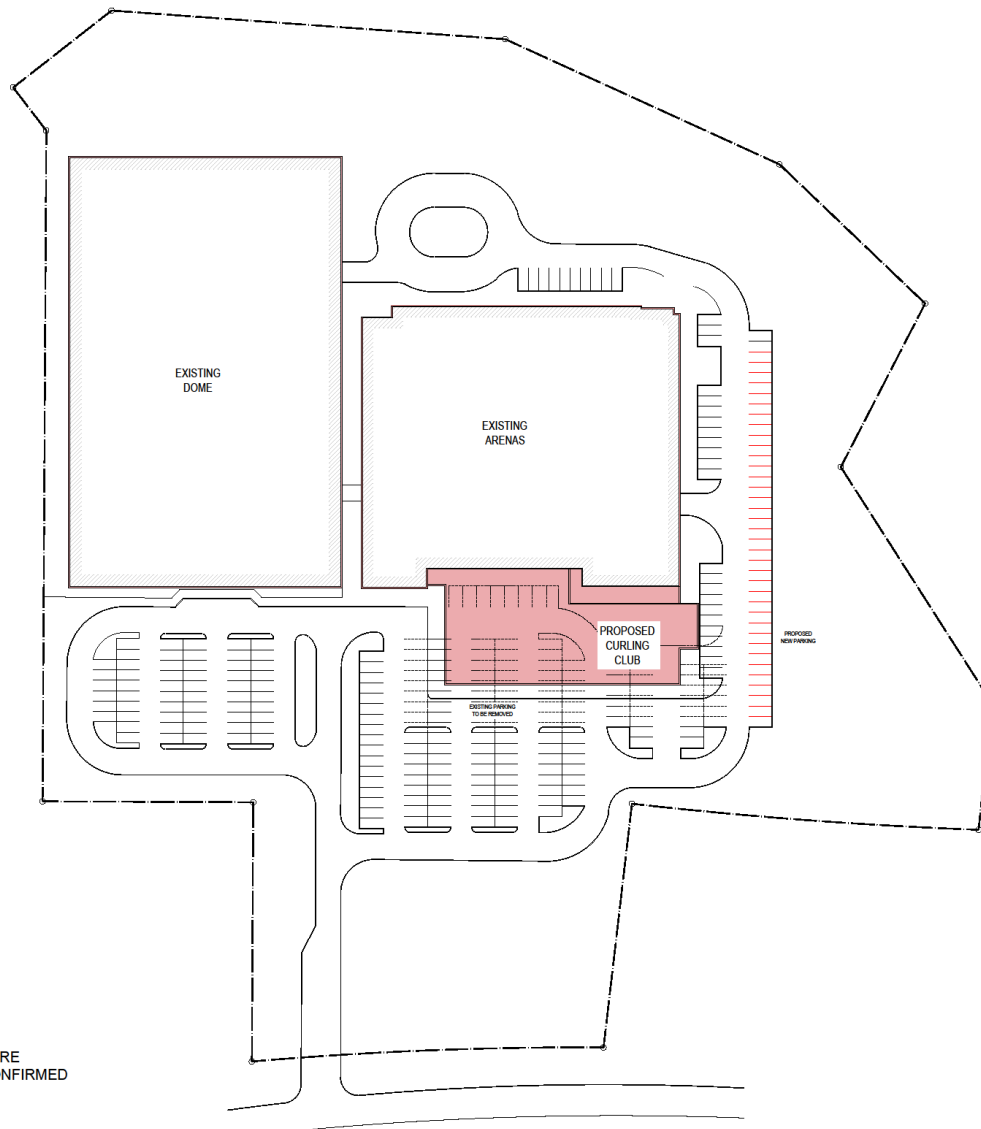
Date: 1/5 = 1.0

	20-0066

	A1.1	1
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DWG. NAME: D:\INTERNET\PROJECTS\ESTIMATES\20-0086 EAST HANTS CURLING CLUB FACILITY\DRAWINGS\EST HANTS CURLING CLUB 2019-10-31 PLAT DATE: 10/31/2019 10:08 PM

CONCEPT ONLY - DIMENSIONS ARE APPROXIMATE AND MUST BE CONFIRMED



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Lindsay CONSTRUCTION
BUILDING PARTNERS
Nova Scotia | New Brunswick | Newfoundland
www.lindsayconstruction.ca

Consultant:

DRAFT

No.	Description	By	Date
1	CONCEPT PLAN FOR DISCUSSION		11/10/21

ISSUE/REVISION

Project:
EAST HANTS CURLING CLUB

#

Rev:

CONCEPT SITE PLAN

Rev.	By	Checked	Reviewed	Date
01				

Scale: 1/8" = 1'-0"

Project No: 20-0086

Sheet No: A1.1

Page: 1

VALID WITH DATE & SIGNATURE

Distribution List**Action**

Municipality of East Hants/Council /CAO/EH Recreation Director/USB

Information

East Hants Arena Association Board of Directors 1076 Hwy 2, Lantz, Nova Scotia B2S 1M8

EHCA Board of Directors 1076C Hwy 2, Lantz, Nova Scotia B2S 1M8

Nova Scotia Curling Association/Executive Director (Virginia Jackson/Technical Director (Andrew Paris)

5516 Spring Garden Road 4th floor, Halifax, Nova Scotia B3J 1G6

Lindsay Construction Dartmouth, 134 Eileen Stubbs Ave, Suite 105, Dartmouth, Nova Scotia B3B 0A9

Peter McCracken (forwarded as per telephone conversation 20 February 2020)

Regional Manager

Province of Nova Scotia Community Culture and Heritage

80 Walker Street, Suite 1

Truro, Nova Scotia B2N 4A7

MLA East-Hants Margaret Miller (request for funding to be submitted at later date)

MP Kings-Hants Scott Blois (request for funding to be submitted at later date)

EHCA Web site www.easthantscurling.ca

From: Kevin Neatt
Sent: Monday, May 11, 2020 2:39 PM
To: Harold MacNeil
Cc: Jamie AuCoin
Subject: RE: East Hants Curling Association New Build In Lantz

Hi Harold,
Further to our conversation, we recommend that you budget for full price on the required Brick. Once you have full working drawings and are ready to make a purchase that's the time to sit down with our Brick division and work out a price. Jamie Aucoin is copied on the email and can point you to the right person in the future.

Best of luck. Keep us posted on your progress.

Thanks
Kevin

From: Harold MacNeil [mailto:haroldmacneil@hotmail.com]
Sent: Tuesday, February 25, 2020 1:48 PM
To: Kevin Neatt
Cc: Harold MacNeil
Subject: East Hants Curling Association New Build In Lantz

Kevin, attached are the files you requested in regards to the bricks and understand the land issue and approval process.

I am very appreciative of your efforts on East Hants Curling Association behalf.

Would you reply you have received and can read files.

Thank you

Harold MacNeil, President, 902-883-0130, haroldmacneil@hotmail.com

Sent from Mail for Windows 10

<80E2CF467A4B4DCC887D624C660817A5.png>

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From: Harold MacNeil
Sent: Saturday, January 18, 2020 10:50 AM
To: George; John Csutorka; Doyle Caius; lawrencewilliams@bellaliant.net; luc boudreau
Cc: Harold MacNeil
Subject: FW: Curling Association Donation Letter

Good morning, I pass for info and am disappointed EHCA did not get a little tidbit as it would have looked good in EHCA Business Plan 2020. EHCA will approach them next year.
CDC and Clayton Development left to hear from.
Harold

Sent from Mail for Windows 10

From: Susan Fillmore
Sent: Friday, January 17, 2020 2:57 PM
To: haroldmacneil@hotmail.com
Subject: Curling Association Donation Letter

Good afternoon Harold,

I apologize for the delay in getting back to you regarding the donation request for the East Hants Curling Club. Sometimes these things take awhile to end up on my desk, unfortunately.

I think this is a wonderful initiative and one we would be happy to look at supporting in the future, however my budget allocation for sponsorships in 2020 has been determined already. In 2021 we will certainly be more active in the East Hants area and Wickwire Station will be more prominently on my radar, and if you reach out directly to me I will be happy to add this to my list for possible sponsorships at that time.

All the best,

Susan

Armco

**BEST
MANAGED
COMPANIES**

Susan Fillmore, Marketing Manager
O: 902-423-4000 x 224 | C: 902-880-7893
www.armcocapital.com

145 Hobsons Lake Dr, Suite 400
Halifax, NS, B3S 0H9

From: Kaelan Keys
Sent: Thursday, March 26, 2020 2:57 PM
To: haroldmacneil@hotmail.com
Subject: Curling Club

Hi Harold,

As discussed, curling clubs are unlikely to work well through our new construction program because the energy code (NECB 2017) has a high baseline for facilities with ice making equipment requiring heat recovery, etc.

However, we are still able to support the facility through our other programs. Heat Pumps are eligible for rebates, qualifying criteria and rebates listed here: <https://www.energycyns.ca/guide/commercial-heating-rebate-guide/>

There are also rebates available for:

- Kitchen equipment <https://www.energycyns.ca/business/products/kitchen-equipment/>
- Lighting <https://www.energycyns.ca/business/products/commercial-lighting/> (many of the rebates for lighting are automatically applied when purchasing the lights)
- Pumps <https://www.energycyns.ca/business/products/pumping-technologies/> (rebates applied on purchase of pumps)
- Variable Frequency Drives <https://www.energycyns.ca/business/products/variable-frequency-drives/>

For Solar Panels, we are currently approving on a case-by-case basis. To qualify for rebates, the system would need to have an expected simple payback of 15 years or less. Your solar installer should be able to provide an analysis using PVWatts software or similar, and the application form is available here: <https://s3-ca-central-1.amazonaws.com/ens-efficiency-ns-prod-offload-647701102377-ca-central-1/wp-content/uploads/2019/07/24124917/ENS-Custom-Retrofit-Feasibility-Study-Incentive-Application.pdf>

Lindsay should be able to assist with these rebates and I'm happy to answer any questions.

Please feel free to reach out anytime.

Kaelan Keys
Business Development Manager

Direct 902.470.3523
Main 877.999.6035
Fax 902.470.3599

Efficiency Nova Scotia
230 Brownlow Avenue, Suite 300 | Dartmouth, NS | B3B 0G5

energycyns.ca | [@energycyns](https://twitter.com/energycyns) | facebook.com/energycyns

From: Robin Wilber
Sent: Monday, February 24, 2020 7:28 PM
To: Harold MacNeil
Subject: Re: Building Rendering

Wow! Very nice. Thanks for sending. I wish you and your team all the the success. ELCO will definitely support this project. At the moment the whole forest industry is in a state of uncertainty so our commitment have to wait. Feel free to share this message.
Robin

Sent from my iPhone

On Feb 24, 2020, at 6:37 PM, Harold MacNeil <haroldmacneil@hotmail.com> wrote:

Hi Robin, thought you might like at look at the "future" we hope.
Thank you for your support.

Harold

Sent from Mail for Windows 10

<EAST HANTS CURLING CLUB 2019-11-14 Rendering.pdf>

From: Stephen Shaw
Sent: Thursday, January 23, 2020 3:02 PM
To: Harold MacNeil; Chandler Kinney
Subject: RE: Donation East Hants Curling Association

Hi Harold...yes that is fine. As long as it is not has committed too.

Good luck!

Stephen Shaw, MBA
Executive Director
80 Water Street, Suite 3
Windsor, NS B0N 2T0



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From: Harold MacNeil [mailto:haroldmacneil@hotmail.com]
Sent: January 23, 2020 2:23 PM
To: Stephen Shaw; Chandler Kinney
Cc: Harold MacNeil
Subject: RE: Donation East Hants Curling Association

I fully understand your position.

I am in the final stages of the first draft of the Business Plan. I am wondering if it would be OK with you if I put in the business plan that in 2021 that CBDC would entertain a possible pledge in 2021 with either advertising or sponsorship without any dollar amount indicated?

This would help the EHCA and the BP and indicate community support with a possible pledge/funds in 2021 or later, depending on build.

Thank you,
Harold MacNeil, 902-883-0130

Sent from Mail for Windows 10

From: Stephen Shaw
Sent: Thursday, January 23, 2020 12:34 PM
To: Chandler Kinney; 'Harold MacNeil'
Subject: RE: Donation East Hants Curling Association