



**Municipality of Crowsnest Pass  
AGENDA  
Special Council Meeting  
Council Chambers, Municipal Office  
8502 – 19 Avenue, Coleman, Alberta  
Thursday, August 23, 2018 at 1:00 pm**

- 1. CALL TO ORDER**
- 2. ADOPTION OF AGENDA**
- 3. BUSINESS ARISING**
  - a) Economic Development Visioning
  - b) Crowsnest Sports Complex
- 4. ADJOURN**



**Municipality of Crowsnest Pass**  
**Request for Decision**

**Meeting Date:** 2018-08-23

**Agenda #: 2018-08-23-3b**

**To:** Council

**Originated by:** Joey O'Brien – Manager of Community Services.

**Subject:** Sports complex ice plant and life cycle analysis.

**Recommendation:**

Council consider the reports and choose one of the options.

Administration recommends the immediate maintenance program with the goal of supplying ice for October 1<sup>st</sup>, 2018 and replacing the plant in 2019.

**Executive Summary:**

Council is faced with a selection of choices for supplying ice users with a facility in winter 2018-19.

1. The sports complex could be closed with no ice being supplied to users until the ice plant is replaced at some point in the future.
2. The Sports complex could be closed and an immediate order for a new ice plant could be issued. This will cost around \$800,000. The target date for opening the sports complex would be around January 1<sup>st</sup>. Administration has not conducted the detailed research to confirm if this opening date is possible as there are many variables with rush jobs.
3. The sports complex could receive about \$50,000 to \$70,000 in immediate repairs with the goal of having ice for the users on October 1<sup>st</sup>, with an immediate plan of placing a new ice plant in new initiatives for 2019.

As part of the quote, we are also conducting a full life cycle analysis on the entire facility to help us with future budgeting of maintenance and capital programs. Note that we do not have certainty on the costs of the repairs as we are moving quickly to garner these. In addition, we don't know what we will find as we play "catch up" on our maintenance, therefore, we are using the upper end of the range of estimates by the consultants.

**Relevant Council Direction, Policy or Bylaws:**

N/A

**Discussion:**

The sequence of actions and research that brought us to this point are as follows:

- The fatality event in Fernie brought to the forefront the safety and maintenance of ice plants in Canada.
- Administration consulted staff and determined they have significant concerns
- The province hired 15 OH&S inspectors to review many of the provinces older ice rinks.
- Our Sports Complex was inspected on January 16<sup>th</sup>, 2018.
- We received three directives that were completed within the allowable time.
- March 5<sup>th</sup> six staff visited the ice plant in Taber and spent a day with their experts discussing our facility relative to a new one.
- March 13<sup>th</sup>, we conducted a joint health and safety sports complex inspection.
- Staff completed health and safety reporting including Hazard Identifications, New Concern forms, and Daily Field Level Hazard Assessments which provided data on areas of concern for staff.
- June 15-16 two staff attended an ammonia safety days conference in Calgary.
- July 2018 the final Fernie fatality report was released.
- July 2018 Administration consulted with Cimco and Gateway to determine which company can provide the best service to CNP, of which, Gateway was ultimately selected.
- With the unique features and age of our ice plant, Gateway brought the following experts to our Sports Complex to provide recommendations on August 15<sup>th</sup>:
  - o An architect
  - o A mechanical engineer
  - o An ammonia plant engineer.
  - o An electrical engineer

### Impact on User Groups

Our analysis of the total user days during the normal ice season is about 13,970 user days. This includes curling, hockey, hockey tryouts, Old Crows, ladies' hockey, school bookings, referees' clinics, figure skating, shinny, NIT, public skating and private rentals.

We have ceased our plan of sending a letter of invitation to every club and hockey organization in Alberta and BC to invite them here for tournaments until we have certainty of when we will have ice.

### **Analysis of Alternatives:**

Administration requests council choose which option they would like to proceed with.

### **Financial Impacts:**

If we don't offer any ice for winter 2018-19 we could anticipate a revenue loss of about \$52,000 in direct ice bookings. Additionally, we estimate approximately \$50,000 in expenses can be saved from not having to pay casual wages, reduced utilities (electricity and gas) as well as unspent portion of the repairs and maintenance budget.

Immediate repairs	- \$50,000 to \$70,000
New ice plant	- \$800,000

### **Stakeholder Engagement:**

- Council
- Community Services
- Gateway
- Senior management of Crowsnest Pass

### **Attachments:**

N/A

**Authorization**



**Submitted by Author:**

**Joey O'Brien 2018-08-22  
Manager of Community Services**



**Approved by:** \_\_\_\_\_

**Ola Oladele, CPA CGA  
Director of Finance**

**Date: 2018-08-23**

**Approved by:** Patrick Thomas

**Patrick Thomas, P. Eng., CLGM  
Chief Administrative Officer**

**Date: 2018-08-23**