

Glenboro South Cypress New Facility Steering Committee Update from the Chairperson

October 2014

To the Residents of Glenboro South Cypress,

It has been a while since the Glenboro South Cypress New Facility Steering Committee was formed and agreed to carry out recommendation #5 from our original study. This recommendation was to further define space requirements and determine the feasibility of including an arena, fitness centre, indoor walking track and a multi-purpose room in a new multi-use recreation facility.

I must say that when I first agreed to take on this task I was not aware of the time commitment and the decisions that would have to be made. Although overwhelming, it has also been very rewarding with the bigger picture in mind.

The New Facility Steering Committee began working on the recommendation in January of 2014 and our first task was to hire a Project Manager. In February, Tower Engineering was hired to guide our committee through the process. From there, with the help of the Project Manager, Bridgeman Collaborative Architecture was hired to design a multi-use facility that incorporates the activities that were identified in the plan.

After many meetings and a tours of other similar facilities, the committee is closing in on a final design that will be available for the public to see. The plan, when complete, will include a conceptual design and costing as well as a management plan and proposed operating budget. You will be able to see what the facility would look like and how much it would cost to construct. This stage of the project is planned to wrap up in the next few weeks. At that time, we are planning an open house to lay out the plan and allow community members to provide feedback.

A fundraising committee has also been formed to put together a plan and budget addressing how funds could be raised to construct a new facility. Fundraising would not begin until a decision is made by council and the community to proceed.

The committee is very aware that members of the Glenboro South Cypress Municipality wish to find out more about the project and just what is going on. With that in mind we have compiled a list of questions that have been asked of Committee members on the street and in the coffee shops and we have attempted to provide answers.

Our hope is that all residents will bring forward their suggestions and concerns. Please plan to attend the meeting and be part of the vision that will carry the Glenboro South Cypress Municipality into the future. Particulars of the meeting will be available shortly.

Sincerely,

Robert Gudnason
Committee Chair

QUESTIONS YOU MAY HAVE

Are the hall and curling rink going to be built at same time?

The New Facility is being designed with the future in mind. A hall or curling rink can be phased in at any time when deemed necessary.

Do we have enough kids in the area to support a new facility?

The proposed facility would be used by all age groups, and for many things. Minor Hockey numbers fluctuate slightly each year but have stayed consistent for the past 13 years. In addition to hockey, there is public skating, figure skating, family fitness, and social activities which would also revolve around a new facility.

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How much would it cost to fix the old rink? Would fixing the old rink not be a better use of funds?

The arena was constructed from a 1940's airplane hangar and is far beyond life-cycle expectancy. The Province of Manitoba has officially reviewed the building and stated it is not worth repairing. There is a Provincial facility report on public record. As the committee for this project, we did not think it was a good investment of funds to have Professional Consultants give us a specific number for repair having read the report from the Province.

Where would the new rink be built?

The proposed site would be in the north-east corner of Glenboro, on the south-west corner of the junction of highways #5 and #2. This could change depending on other land becoming available.

What are we going to do with old rink?

If a new facility is built, the old arena will be left standing and used and maintained by the councils.

How much will it cost to run the new facility?

A business plan is being developed and will be presented at a town hall meeting in the near future.

Would the provincial or federal government be providing any funds for this project?

Neither provincial nor federal funding has been secured at this time. Our provincial and federal representatives have both toured the existing facility and are aware of its poor condition. Once the proposal is complete and pending council's approval, both levels of government would be approached to secure what funding may be available. When and if funding is announced, a project such as this must be at the planning stages we are working so hard to complete.

What would the facility be used for other than hockey?

The committee has been overwhelmed by the list of activities that could be offered in a new facility. With a concrete floor beneath the ice, the possibilities are endless. New physical activities could be offered during the spring, summer & fall such as tennis, badminton, indoor soccer, roller skating just to name a few. This would also provide a larger venue for socials, reunions, weddings, indoor yards sales, craft sales, etc. as the capacity would be larger than our existing hall.

What is wrong with our present rink?

This question is one that has been asked a number of times. When the idea of a new facility came up, many parents with kids involved in the rink asked the same question and stated "There is nothing wrong with the rink, why would we need a new one?" However, once you take a closer look at the rink and read some of the reports on the life expectancy of a typical recreation facility, you start to realize that our current rink is at the end of its useful lifespan.

The Province of Manitoba published a handbook about the lifecycle of a recreation facility which stated that the life expectancy of a recreation facility is approximately 32 years. That did not mean that the building was going to fall down in 32 years but, over time, with changes in programming, fire codes, and accessibility the building may be outdated. The Manitoba Community Places Program stated back in the early 2000s that 80% of all recreation facilities were in need of major upgrading in order to meet current standards and that 50% of all recreation facilities were in need of replacement.

There are two areas of concern that our rink is facing. The first concern has to do with life safety, accessibility, safety standards and meeting current program needs. For example, if a parent, grandparent or sibling comes to watch a hockey game and is wheelchair-bound, there is no way for that person to get to the concession, washrooms or a heated space. In 2014, that is not acceptable. A second example is not being able to meet programming needs. Minor hockey has changed and there are now co-ed teams right up to high-school hockey. It is unreasonable to expect that the girls and boys are going to change in the same room, and therefore the girls are relegated to dress in another smaller room or closet at best.

The second area of concern is the structure of the building. The rink board has been patching and repairing the building for many years and, as stated at the public meeting in 2012, there were a number of structural and mechanical problems that could no longer go unaddressed. This opinion was backed up by a report written by the Manitoba Community Places programs Facilities Consultant, Ralph Mueller. Ralph visits over 300 recreation facilities a year and provided a report on the condition of the rink. This report is attached.