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**TO:** CHAIR AND MEMBERS  
PARKS, RECREATION & CULTURE  
COMMISSION

**DATE:** 2020 Nov 3

**FROM:** DIRECTOR - PARKS, RECREATION &  
CULTURAL SERVICES

**FILE:** 09100-25

**SUBJECT: LOTUS SPORTS CLUB LICENCE AGREEMENT**

**PURPOSE:** To obtain approval for a new licence agreement with the Lotus Sports Club to occupy a portion of the Texaco warehouse building at 8059 Texaco Drive (Barnet Marine Park).

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### **RECOMMENDATIONS:**

1. **THAT** approval be granted to enter into a new licence agreement with the Lotus Sports Club to occupy a portion of the Texaco warehouse building at 8059 Texaco Drive for an additional three year term beginning 2020 December 01 and ending on 2023 November 30, under the terms and conditions outlined in this report.
2. **THAT** Council be requested to approve the new licence agreement with the Lotus Sports Club for a portion of the Texaco warehouse building as outlined in this report.
3. **THAT** Council authorize the City Solicitor to prepare and finalize for execution a new licence agreement with the Lotus Sports Club for a portion of the Texaco warehouse building as outlined in this report.
4. **THAT** a copy of this report be sent to Mr. Tony Vukasovic, President of the Lotus Sports Club.

## **REPORT**

### **1.0 INTRODUCTION**

Lotus Sports Club is a recreational and competitive boating club based at Barnet Marine Park in Burnaby. The Club has operated from the City-owned Texaco building at 8059 Texaco Drive for several years, and have had a licence agreement since 2005. The previous three year agreement expires on 2020 November 30. The Club occupies

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approximately 3,000 square feet of the approximate 11,000 total building square footage. The remaining portion of the building is used by the City for storage. In order to prevent the spread of COVID-19 and comply with the Provincial Health orders, Lotus Sports Club was only able to provide limited program offerings during 2020.

The Club continues to be a conscientious and responsible occupant and provides boating opportunities for Burnaby residents. Eighty percent of the Club's membership are Burnaby residents. This agreement will allow the Club to continue their use of the facility. It is recommended that approval be given to enter into a new licence agreement with Lotus Sports Club as outlined in this report.

## **2.0 POLICY SECTION**

### **Goal**

- A Connected Community
  - Social connection – Enhance social connections throughout Burnaby
- An Inclusive Community
  - Create a sense of community – Provide opportunities that encourage and welcome all community members and create a sense of belonging
- A Healthy Community
  - Healthy life – Encourages opportunities for healthy living and well-being

## **3.0 PROPOSED LICENCE AGREEMENT TERMS**

The following is a summary of the key terms of the proposed licence agreement, which reflect the terms in the current agreement:

1. The new term for the licence will be for three years commencing on 2020 December 01 and ending on 2023 November 30.
2. The licence area is as shown in the plan included as Attachment #1 to this report.
3. The licence area will only be used for the purpose of operating a boating club, and for the storage, maintenance and use of boats and associated equipment necessary for the operation of the club.

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4. The initial annual licence fee payable by the Club will be \$11,424 annually or \$952 monthly plus applicable taxes. This accounts for the Club's share of the annual cost to the City for providing services to the building, and for their share of the annual cost of maintaining the railway crossing. In the second and third year of the agreement, the licence fee will increase by a percentage equivalent to the Consumer Price Index for Vancouver.
5. Insurance and indemnity requirements will comply with updated City standards.
6. The Club is responsible for their equipment, all interior maintenance and for the security of the premises; the City is responsible for exterior maintenance as deemed necessary by the City.

In addition to the parking lot improvements completed this past summer, the master plan for Barnet Marine Park continues to be under review from staff. This may affect the long term occupancy of the Texaco building. The agreement in no way affects longer term decisions on the development of this area of the park, including the proposed uses for the Texaco building. The length of the licence term proposed in this agreement will allow the Club to occupy a portion of the Texaco warehouse building until such time that the planning process determines future park usage.

#### **4.0 RECOMMENDATION**

It is recommended that approval be given for a new licence agreement with Lotus Sports Club for their use of a portion of the Texaco warehouse building at 8059 Texaco Drive (Barnet Marine Park), as outlined in this report.



Dave Ellenwood  
DIRECTOR - PARKS, RECREATION & CULTURAL SERVICES

DP:tp:km

Attachment (1)

Copied to: Director Finance  
City Solicitor  
Risk Manager