

COUNCIL REPORT

To: Mayor and Council

From: Administration

Date: October 17, 2023

Subject: Commercial Daycare Lease – Gammie’s Daycare

RECOMMENDATION:

THAT Council authorizes the Chief Administrative Officer to enter into a three-year lease agreement with Gammie’s Daycare, operated by Nancy Windsor, to allow for a designated outdoor space for the purpose of enhancing recreational activities for children under their care.

BACKGROUND:

Gammie’s Daycare’s lease (2019) has expired, and a new three (3) year lease has been drafted for Council’s consideration.

The land is required by the operator of the daycare, Nancy Windsor, to comply with Provincial regulations for the required area of outdoor play space per child at the daycare. During further conversations between Nancy Windsor and staff, it was decided to increase the space from the previous 1,500 to 2,100 square feet to allow for growth of the daycare operation and to include a space for the separate age groups. Considerations were taken with the expanding of the space; they are outlined below.

Considerations:

Space Identification: The Licensee identified the space as a suitable outdoor space that meets safety standards and zoning regulations for children's recreational activities.

Lease Agreement: Develop a comprehensive lease agreement outlining terms, responsibilities, and expectations of both parties (attached).

Zoning Regulations: Staff ensured compliance with local zoning regulations.

Maintenance: Define responsibilities for the maintenance of the outdoor space, including regular inspections and repairs. Staff met with the licensee on site to discuss winter operations and was ensured that it will not affect current snow clearing operations.

BUDGETARY IMPACT:

The lease amount is \$146.63 plus GST per year or \$439.89 plus GST for the 3-year term.

COUNCIL PRIORITIES:

Community and Social Development

- Our investment in the municipality's services and infrastructure, our commitment to principles of social equity and well-being, and our belief in the value of resident engagement, creates a healthy community in which everyone feels valued and enjoys a high quality of life.

Economic Vitality

- The District is a leader on efforts aimed at diversifying the community's economy, supporting local businesses, and attracting new investment to the community. Diversification, a strong business sector and new investment are key to our economic vitality.

RESPECTFULLY SUBMITTED:

Luke Thorne, Land and Environmental Coordinator

Reviewed By: Corporate and Financial Services

Approved By: Chief Administrative Officer