



THE CORPORATION OF THE CITY OF VERNON

AGENDA

Regular Meeting of Council

Tuesday, September 2, 2025, 8:40 a.m.

CITY HALL COUNCIL CHAMBER

3400 30 Street, Vernon BC

Pages

1. CALL REGULAR MEETING TO ORDER

As Mayor of the City of Vernon, and in the spirit of this gathering, I recognize the City of Vernon is located in the traditional territory of the Syilx People of the Okanagan Nation.

1.a Move to Committee of the Whole

THAT Council move to the Committee of the Whole meeting.

2. RECONVENE REGULAR MEETING AND RESOLUTION TO CLOSE MEETING

THAT the meeting be closed to the public in accordance with Section 90 (1) of the Community Charter as follows:

(c) labour relations or other employee relations; and

(m) a matter that, under the *Freedom of Information and Protection of Privacy Act* Section 16(1)(a)(ii) and Section 18, is such that the public may be excluded from the meeting.

3. RECONVENE TO OPEN COUNCIL AT 1:30 PM

As Mayor of the City of Vernon, and in the spirit of this gathering, I recognize the City of Vernon is located in the traditional territory of the Syilx People of the Okanagan Nation.

3.a Agenda

THAT the Regular Council Meeting Agenda of September 2, 2025 be adopted.

3.b Adoption of Minutes and Receipt of Committee of the Whole

6

THAT the Regular Council Meeting Minutes of August 11, 2025 be adopted;

AND FURTHER, that the Public Hearing Minutes of August 11, 2025 be adopted;

AND FURTHER, that the Committee of the Whole Meeting Minutes of August 11, 2025 be received.

4. BUSINESS ARISING FROM THE MINUTES

5. COUNCIL INQUIRIES

6. ADMINISTRATION UPDATES

19

THAT Council receive the Administration Updates dated September 2, 2025 for information.

7. MATTERS REFERRED

7.a Correction to the Release of the Declassified Motion from the In Camera meeting held June 23, 2025 regarding the Regional District of North Okanagan Access and Construction License for the Greater Vernon Cultural Centre

Original Motion:

THAT Council direct Administration to grant to the Regional District of North Okanagan (RDNO) a license over approximately 9,332 sf (867 m²), on City of Vernon owned land legally described as Lot C, Section 34, Township 9, Osoyoos Division Yale District, Plan EPP126965; PID: 032-350-520; and a section of laneway, all as shown in Attachment 1, in the report titled "Regional District of North Okanagan Access and Construction License for the Greater Vernon Cultural Centre" under the RDNO Primary License Agreement, as shown in Attachment 2, for \$15,600 per year, concurrently with the transfer of the Greater Vernon Cultural Centre site, legally described as Lot B, Section 34, Township 9, Osoyoos Division Yale District, Plan EPP126965; PID 032-350-511, to the RDNO;

AND FURTHER, that Council direct Administration to include as conditions of the License that, prior to occupying the license area, the RDNO reconfigures the City's remaining parking area as shown in Attachment 1, and obtains the written support of Vernon Lodge No.45 of the Benevolent and Protective Order of Elks of Canada (Elks) for the RDNO's use of the laneway adjacent to the Elks property located at 3101 30 Street, Vernon, legally described as Lot 15, Block 60, Section 34, Township 9, Osoyoos Division Yale District, Plan 327;

AND FURTHER, that Council declassify the resolution and remove from In Camera.

Amendment:

THAT the license fee is \$10 per year.

7.b Declassified Motion from the In Camera meeting June 23, 2025 - Land Purchase Adjacent to 3902 29th Street

THAT Council direct Administration to purchase an approximately 1,422 sf part of the property at 2905 39th Avenue, Vernon, BC; legally described as Lot 1, Section 3, Township 8, Osoyoos Division Yale District, Plan 31067, Except Plan EPP103174; PID: 003-817-318, as shown in Attachment 1 of the report titled “Land Purchase Adjacent to 3902 29th Street”, for the purchase price of \$60,000, and consolidate it with the adjacent properties to the east, southeast and south as shown in Attachment 2;

AND FURTHER, that Council direct Administration to fund the property purchase and up to \$15,000 for the conveyancing and consolidation from the Land Sale Reserve;

AND FURTHER, that Council declassify the resolution after completion of the purchase.

8. NEW BUSINESS

8.a Strategic Priorities Fund Grant Applications

22

THAT Administration submit a grant application to the Union of BC Municipalities under the Strategic Priorities Fund – Capacity Building Stream for funding to support the development of a Facility Strategic Plan;

AND FURTHER, that Administration submit a grant application to the Union of BC Municipalities under the Strategic Priorities Fund – Capital Infrastructure Stream for funding to support the Kalamalka Lake Road – 14th Avenue to Highway 6 and Multiuse Path to East Hill project;

AND FURTHER, that Administration manage the grants, execute any related agreements, provide resources to administer the projects and amend the 2026 budget contained in the 2026–2030 Financial Plan to reflect the expenditure if the grant is successful;

AND FURTHER, that Council confirms that they will support any cost overruns incurred by either project if required;

AND FURTHER, that should project overruns occur, Administration will manage scope and/or implement phasing to ensure budget management.

8.b Grant Application for Kin Beach Tree Replacement Project 26

THAT Administration submit a grant application to the Federation of Canadian Municipalities' Growing Canada's Community Canopies (GCCC) program to support the Kin Beach Tree Replacement Project;

AND FURTHER, that Administration is authorized to manage the grant, execute any related agreements, and amend the 2026 budget contained in the 2026-2030 Financial Plan to reflect funding of up to \$30,000 from the Parks Reserve should the grant be successful.

9. LEGISLATIVE MATTERS

9.a Bylaw 6047 - 29th Street Road Closure – Property 3902 29th Street 29

THAT Bylaw 6047, "29th Street Road Closure Bylaw 6047, 2025", a bylaw to authorize closure and removal of the dedication as highway located at 29th Street, be read a first, second and third time.

9.b Bylaw 6034 - Fees and Charges - Recreation and Parks Services – 2026 to 2028 35

THAT Bylaw 6034 "Fees and Charges - Recreation and Parks Services Bylaw 6034, 2025", be adopted.

9.c Bylaw 6040 – Housing Agreement for the Okanagan Village Housing Society for 6545 Okanagan Landing Road 73

THAT Bylaw 6040, "6545 Okanagan Landing Road Housing Agreement Bylaw 6040, 2025" be adopted.

9.d Bylaw 6046 - 7295 Okanagan Landing Road and 2525 Lakeshore Road Zoning Amendment 85

THAT Bylaw 6046, " 7295 Okanagan Landing Road and 2525 Lakeshore Road Zoning Amendment Bylaw 6046, 2025", a bylaw to rezone lands from "MUA – Multi-Unit Acreage: Small Scale" to "RCC – Resort Commercial Centre" and "PANS – Parks and Natural Spaces", be adopted.

10. COUNCIL INFORMATION UPDATES

10.a Mayor and Councillors Reports

11. INFORMATION ITEMS

12. CLOSE OF MEETING

THE CORPORATION OF THE CITY OF VERNON
MINUTES OF THE PUBLIC HEARING

August 11, 2025, 5:30 p.m.
CITY HALL COUNCIL CHAMBER
3400 30 Street, Vernon BC

Mayor and Council
Members Present:

Mayor V. Cumming
T. Durning
K. Fehr
K. Gares
B. Guy
A. Mund

Mayor and Council
Members Absent:

B. Quiring

Staff Present:

P. Weeber, Chief Administrative Officer
K. Poole, Director, Corporate Administration
S. Wood, Corporate Officer
C. Isles, Deputy Corporate Officer
C. Broderick, Approving Officer
R. Nuriel, General Manager, City Planning

1. CALL PUBLIC HEARING TO ORDER

The Mayor called the Public Hearing to order at 5:31 pm.

As Mayor of the City of Vernon, and in the spirit of this gathering, I recognize the City of Vernon is located in the traditional territory of the Syilx People of the Okanagan Nation.

2. BYLAW

"8800 Rising View Way Official Community Plan Amendment Bylaw 6042, 2025"
AND "8800 Rising View Way Zoning Amendment Bylaw 6043, 2025".

Official Community Plan (OCP) Amendment Bylaw 6042 - to redesignate the property from "PARK" and "HRES - Hillside Residential" to "TCOM - Tourist Commercial"

Zoning Amendment Bylaw 6043 - to rezone a portion of the lands from "PANS - Parks and Natural Spaces" and "RTH - Resort Tourist Housing" to "RCC - Resort Commercial Centre"

2.a Confirmation of Publication

The Corporate Officer advised that Notice of the Public Hearing was published in the July 31 and August 7, 2025 issues of the Morning Star Newspaper, as required by the *Local Government Act*.

2.b Bylaw Overview

The Approving Officer provided an overview of Bylaws 6042 and 6043.

2.c Representation from the Public

The Corporate Officer advised that no submissions had been received following publication of the agenda.

The Mayor called for a first time for representation from the public who believed they were affected by "8800 Rising View Way Official Community Plan Amendment Bylaw 6042, 2025" AND "8800 Rising View Way Zoning Amendment Bylaw 6043, 2025".

The Mayor called a second, third and final time for representation from the public who believed they were affected by "8800 Rising View Way Official Community Plan Amendment Bylaw 6042, 2025" AND "8800 Rising View Way Zoning Amendment Bylaw 6043, 2025", there being none, the Public Hearing closed at 5:39 pm.

3. ADJOURNMENT

Mayor

Corporate Officer

THE CORPORATION OF THE CITY OF VERNON
MINUTES OF THE REGULAR MEETING OF COUNCIL

August 11, 2025, 8:40 a.m.
CITY HALL COUNCIL CHAMBER
3400 30 Street, Vernon BC

Mayor and Council
Members Present:

Mayor V. Cumming

T. Durning
K. Fehr
K. Gares
B. Guy
A. Mund
B. Quiring

Administration
Present:

P. Weeber, Chief Administrative Officer

E. Hamming, Director, Financial Services
J. Rice, Director, Operation Services
J. Blood, Director, Recreation Services
K. Poole, Director, Corporate Administration
T. Barton, Director, Planning and Community Services
S. Wood, Corporate Officer
C. Isles, Deputy Corporate Officer
C. Ovens, General Manager, Public Works
G. Nicol, Exec. Assistant, Real Estate & Corp. Admin.
J. Hewitt, Manager, Communications and Grants
K. McCarty, Specialist, Climate Action
L. Walker, Manager, Customer Service - Recreation
M. Austin, Current Planner
R. Crosson, Manager, Financial Operations
R. Nuriel, General Manager, City Planning
A. Hoolsema, Acting Manager, Financial Planning

Also Present:

Superintendent Blake MacLeod, OIC, Vernon RCMP

1. CALL REGULAR MEETING TO ORDER

Mayor Cumming called the meeting to order at 8:40 am.

As Mayor of the City of Vernon, and in the spirit of this gathering, I recognize the City of Vernon is located in the traditional territory of the Syilx People of the Okanagan Nation.

1.a Move to Committee of the Whole

Moved by: Councillor Guy

Seconded by: Councillor Durning

THAT Council move to the Committee of the Whole meeting.

CARRIED

2. **RECONVENE REGULAR MEETING AND RESOLUTION TO CLOSE MEETING**

Mayor Cumming reconvened the Regular Open Meeting at 9:53 am and requested a motion to move to In Camera.

Moved by: Councillor Gares

Seconded by: Councillor Mund

THAT the meeting be closed to the public in accordance with Section 90 (1) of the Community Charter as follows:

(e) the acquisition, disposition or expropriation of land or improvements, if the Council considers that disclosure could reasonably be expected to harm the interests of the municipality; and

(k) negotiations and related discussions respecting the proposed provision of a municipal service that are at their preliminary stages and that, in the view of the Council, could reasonably be expected to harm the interests of the municipality if they were held in public.

CARRIED

3. **RECONVENE TO OPEN COUNCIL AT 1:30 PM**

Mayor Cumming reconvened the Regular Open meeting at 10:18 am and recessed until 1:30 pm.

As Mayor of the City of Vernon, and in the spirit of this gathering, I recognize the City of Vernon is located in the traditional territory of the Syilx People of the Okanagan Nation.

3.a Agenda

Moved by: Councillor Durning

Seconded by: Councillor Guy

THAT the Regular Council Meeting Agenda of August 11, 2025 be adopted.

CARRIED

3.b Adoption of Minutes and Receipt of Committee of the Whole

Moved by: Councillor Mund
Seconded by: Councillor Gares

THAT the Regular Council Meeting Minutes of July 14, 2025 be adopted;
AND FURTHER, that the Special Meeting Minutes of July 15, 2025 be adopted;
AND FURTHER, that the Committee of the Whole Meeting Minutes of July 14, 2025 be received.

CARRIED

4. BUSINESS ARISING FROM THE MINUTES

5. GENERAL MATTERS

5.a Introduction of Social Planning Council Executive Director

Lisa Church, Chair of the Social Planning Council for North Okanagan, introduced Roger Parenteau as the new Executive Director.

5.b Presentation - RCMP 2025 Second Quarter (April - June) Report, Superintendent, B. MacLeod

Moved by: Councillor Guy
Seconded by: Councillor Durning

THAT the RCMP Second Quarter Report for 2025 (April - June), provided by Superintendent, Blake MacLeod, OIC, Vernon RCMP, be received.

CARRIED

5.c Delegation - Youth Climate Corps BC

Moved by: Councillor Durning
Seconded by: Councillor Fehr

THAT the presentation from the Vernon Youth Climate Corps, provided by Ryan Koelwyn and her team, be received.

CARRIED

5.d Compost Presentation - Joint Biosolids Team

Moved by: Councillor Guy
Seconded by: Councillor Fehr

THAT the Regional Biosolids Compost Facility presentation provided by Scott Hoekstra, Manager, Landfill & Composting with the City of Kelowna be received.

CARRIED

6. COUNCIL INQUIRIES

7. ADMINISTRATION UPDATES

Moved by: Councillor Quiring

Seconded by: Councillor Durning

THAT Council receive the Administration Updates dated August 11, 2025 for information.

CARRIED

8. UNFINISHED BUSINESS

8.a Council Policy Review Second Report – Rescind 1999 - 2009

Moved by: Councillor Durning

Seconded by: Mayor Cumming

THAT the following policies be rescinded:

1. Bylaws with Financial Effects – Adopted October 30, 2006
2. Government Funding – Council Support of – Adopted June 7, 1999
3. Grant to Organizations for Enhancement of City Property - Adopted June 7, 1999
4. Legal Services – Adopted February 4, 2004
5. Non-Profit Organization Funding – Adopted January 4, 2000
6. Professional Services – Adopted June 7, 1999
7. Sign Bylaw – Enforcement of
8. Tours of City Facilities – Adopted June 7, 1999
9. Vandalism – Civic Property – Adopted June 7, 1999

CARRIED

9. MATTERS REFERRED

9.a DECLASSIFIED MOTION FROM THE IN CAMERA MEETING HELD JUNE 23, 2025

- 9.a.1 Regional District of North Okanagan Access and Construction License for the Greater Vernon Cultural Centre

THAT Council direct Administration to grant to the Regional District of North Okanagan (RDNO) a license over approximately 9,332 sf (867 m²), on City of Vernon owned land legally described as Lot C, Section 34, Township 9, Osoyoos Division Yale District, Plan EPP126965; PID: 032-350-520; and a section of laneway, all as shown in Attachment 1, in the report titled "Regional District of North Okanagan Access and Construction License for the Greater Vernon Cultural Centre" under the RDNO Primary License Agreement, as shown in Attachment 2, for \$15,600 per year, concurrently with the transfer of the Greater Vernon Cultural Centre site, legally described as Lot B, Section 34, Township 9, Osoyoos Division Yale District, Plan EPP126965; PID 032-350-511, to the RDNO;

AND FURTHER, that Council direct Administration to include as conditions of the License that, prior to occupying the license area, the RDNO reconfigures the City's remaining parking area as shown in Attachment 1, and obtains the written support of Vernon Lodge No.45 of the Benevolent and Protective Order of Elks of Canada (Elks) for the RDNO's use of the laneway adjacent to the Elks property located at 3101 30 Street, Vernon, legally described as Lot 15, Block 60, Section 34, Township 9, Osoyoos Division Yale District, Plan 327;

AND FURTHER, that Council declassify the resolution and remove from In Camera.

9.b DECLASSIFIED MOTION FROM THE IN CAMERA MEETING HELD JULY 14, 2025

9.b.1 Mutual Aid Agreement - City of Vernon and District of Lake Country

THAT Council authorize the Mayor and Corporate Officer to execute a Fire Services Mutual Aid agreement with the District of Lake Country commencing August 1, 2025 and ending on December 31, 2030;

AND FURTHER, that the resolution and agreement be declassified upon execution by both parties.

10. NEW BUSINESS

10.a Sustainability Grant 2025 Spring Applications

Moved by: Councillor Mund

Seconded by: Councillor Gares

THAT a 2025 spring intake Sustainability Grant be awarded to the Canadian Mental Health Association in the amount of \$2000 to create indoor tower gardens with youth to improve mental health and food security;

AND FURTHER, that a 2025 spring intake Sustainability Grant be awarded to the Okanagan Village Housing Society in the amount of \$2000 to provide waste management education and materials for affordable housing residents;

AND FURTHER, that a 2025 spring intake Sustainability Grant be awarded to the Caetani Cultural Centre in the amount of \$2000 for the installation of rainwater catchment barrels to conserve water for landscaping.

CARRIED

10.c Downtown Vernon Association – 2024 Financial Statements

Moved by: Councillor Quiring

Seconded by: Councillor Durning

THAT Council receive the Downtown Vernon Association 2024 Financial Statements;

AND FURTHER, that Council approve payment of the second and final instalment of the 2025 Business Improvement Area tax levies for the total amount of \$243,905.50 in accordance with the Bylaws 5584, Downtown Vernon Business Improvement Area – Primary (2017-2027) and 5585, Downtown Vernon Business Improvement Area – Secondary (2017-2027).

CARRIED

10.d Appointment of Acting Mayor during the 2025 UBCM Annual Convention

Moved by: Councillor Durning

Seconded by: Councillor Guy

THAT Councillor Mund be appointed as Acting Mayor from September 21, 2025, at 8:00 am until September 26, 2025, at 10:00 pm.

CARRIED

10.b 2025 Financial Report to June 30

Moved by: Councillor Mund

Seconded by: Councillor Gares

THAT Council receive the memorandum titled 2025 Financial Report to June 30, dated August 11, 2025.

CARRIED

10.e Affordable Housing Advisory Committee – Social Planning Council Appointment

Moved by: Councillor Mund

Seconded by: Councillor Gares

THAT Roger Parenteau be appointed to the Affordable Housing Advisory Committee, as the Social Planning Council Representative for the North Okanagan for the term ending December 31, 2025.

CARRIED

10.f Inter-municipal Accessibility Advisory Committee – North Okanagan Accessibility Plan

Moved by: Councillor Guy

Seconded by: Councillor Durning

THAT the North Okanagan Accessibility Plan, dated July 2025, be endorsed.

CARRIED

Moved by: Councillor Guy

Seconded by: Councillor Fehr

THAT City of Vernon Council recommend that the Regional District of North Okanagan Board amend the Terms of Reference for the Inter-Municipal Accessibility Advisory Committee to include a member of the Vernon Seniors Action Network.

CARRIED

10.g 2025 Application to Fly the Truth and Reconciliation Flag

Moved by: Councillor Mund

Seconded by: Councillor Gares

THAT the application from the Vernon and District Immigrant and Community Services Society to fly the Truth and Reconciliation flag on the Community flag pole September 12 to October 10, 2025, in recognition of their Indigenous Learning Tour, is approved.

CARRIED

11. LEGISLATIVE MATTERS

11.a Fees and Charges - Recreation and Parks Services Bylaw 6034 – 2026 to 2028

Moved by: Councillor Quiring
Seconded by: Councillor Durning

THAT Bylaw 6034 “Fees and Charges - Recreation and Parks Services Bylaw 6034, 2025”, be read a first, second, and third time.

CARRIED

11.b Bylaw 6040 – Housing Agreement for the Okanagan Village Housing Society for 6545 Okanagan Landing Road

Moved by: Councillor Quiring
Seconded by: Councillor Fehr

THAT Bylaw 6040, “6545 Okanagan Landing Road Housing Agreement Bylaw 6040, 2025” be read a first, second and third time.

CARRIED

Moved by: Councillor Gares
Seconded by: Councillor Mund

THAT Council approve up to \$519,135.38 from the Affordable Housing Reserve to cover municipal Development Cost Charges for the affordable rental apartment building for the Okanagan Village Housing Society on Lot 1, DL 62, ODYD, Plan 9738 (6545 Okanagan Landing Road), as outlined in the report titled “Housing Agreement for the Okanagan Village Housing Society for 6545 Okanagan Landing Road”, dated August 11, 2025.

CARRIED

11.c 7295 Okanagan Landing Road and 2525 Lakeshore Road Zoning Amendment Bylaw 6046

Councillor Quiring declared a conflict of interest as the applicant is a client of his firm MQN Architects and left the meeting at 3:09 pm.

Moved by: Councillor Guy
Seconded by: Councillor Mund

THAT Bylaw 6046, " 7295 Okanagan Landing Road and 2525 Lakeshore Road Zoning Amendment Bylaw 6046, 2025", a bylaw to rezone lands from “MUA – Multi-Unit Acreage: Small Scale” to “RCC – Resort Commercial Centre” and “PANS – Parks and Natural Spaces”, be read a first, second and third time.

CARRIED

Councillor Quiring returned at 3:10 pm.

- 11.d Bylaw 5991 - 7025 Herbert Road/7110 Bates Road Official Community Plan Amendment (OCP00088)

Moved by: Councillor Mund

Seconded by: Councillor Guy

THAT Bylaw 5991, "7025 Herbert Road/7110 Bates Road Official Community Plan Amendment Bylaw 5991, 2024", a bylaw to redesignate the subject lands from "Country Residential" to "Residential Low Density" be adopted.

CARRIED

- 11.e Bylaw 5992 - 7025 Herbert Road/7110 Bates Road Zoning Amendment Bylaw (ZON00369)

Moved by: Councillor Guy

Seconded by: Councillor Fehr

THAT Bylaw 5992, "7025 Herbert Road/7110 Bates Road Rezoning Amendment Bylaw 5992, 2024", a bylaw to rezone the subject lands from "CR NORD - Country Residential" to "R5 - Four-plex Housing Residential", be adopted.

CARRIED

12. COUNCIL INFORMATION UPDATES

- 12.a Mayor and Councillors Reports

All members in attendance provided an update on their activities and meetings attended.

Councillor Quiring declared a conflict of interest with the Public Hearing to be held at 5:30 pm, as the applicant is a client of his firm MQN Architects, and will not be in attendance.

13. INFORMATION ITEMS

- 13.a Minutes from Council Committees

13.a.1 Affordable Housing Advisory Committee - November 14, 2024

13.a.2 Climate Action Advisory Committee - May 28, 2025

13.a.3 Advisory Planning Committee - May 27, 2025

13.a.4 Tourism Commission - June 18, 2025

14. RECESS MEETING TO 5:30 PM FOR PUBLIC HEARING

Mayor Cumming recessed the Regular meeting at 3:18 pm.

15. RECONVENE MEETING

The meeting reconvened at 5:39 pm.

15.a Bylaws for Third Reading

15.a.1 Bylaw 6042 - Official Community Plan Amendment for 8800 Rising View Way (OCP00099)

Moved by: Councillor Mund

Seconded by: Councillor Gares

THAT Bylaw 6042 "Official Community Plan Amendment Bylaw 6042, 2025", to amend Official Community Plan Bylaw 5470, be read a third time;

AND FURTHER, that adoption is subject to:

- a. The required Environmental and Hillside Development Permit be ready for issuance;
- b. The required conceptual servicing agreement be in place; and
- c. Ensure zoning is limited to match the intended use of the site.

CARRIED

15.a.2 Bylaw 6043 - Zoning Amendment Bylaw for a Portion of 8800 Rising View Way (ZON00399)

Moved by: Councillor Guy

Seconded by: Councillor Durning

THAT Bylaw 6043 "Zoning Bylaw Amendment Bylaw 6043, 2025", to amend Zoning Bylaw 6000, be read a third time;

AND FURTHER, that adoption is subject to:

- a. The required Environmental and Hillside Development Permit be ready for issuance;
- b. The required conceptual servicing agreement be in place; and
- c. Ensure zoning is limited to match the intended use of the site.

CARRIED

16. CLOSE OF MEETING

The Regular Council meeting adjourned at 5:42 pm.

Mayor

Corporate Officer

ADMINISTRATION UPDATES

SEPTEMBER 2, 2025 REGULAR COUNCIL MEETING

PLANNING AND COMMUNITY SERVICES

Lakeview Wading Pool Umbrellas

At its Regular Meeting of July 14, 2025, Council directed Administration to provide umbrellas at Lakeview Park during the summer months. On August 20, 2025, Administration installed five temporary umbrellas around Lakeview Wading Pool to enhance shade in the area. A permanent umbrella is currently in production and scheduled for installation early next season. During the setup, staff received positive comments and observed that occupants of the space actively relocated to take full advantage of the new shaded areas, indicating a positive response to the intervention.



OPERATIONS

43rd Avenue Corridor Improvement [Project 2026-01](#)

The construction contract for the 43rd Avenue Corridor Project was awarded. The construction for phase 1 is scheduled to start at the beginning of September, with the irrigation main replacements scheduled for the fall of 2025. Phase 1 includes the Multi-use Path from 32nd Street to 35th Street.

Parks Irrigation Renewal [\(Project 2024-02\)](#)

Construction to renew the irrigation system at Alexis Park began in early July and is progressing on schedule. The park remains closed to the public, with signage posted to inform residents. Irrigation upgrades to the ball diamond and general park areas are complete, while work continues in the horseshoe pit area. The renewed system will improve water efficiency and support long-term sustainability for the park. The park is expected to reopen on September 30, 2025.

Smith Road Drainage [\(Project 2025-02\)](#)

The contractor has mobilized to site and initiated earthworks as part of the City's Priority Drainage Improvement Program. The project includes ditch re-grading and storm main installation to improve conveyance along a high-risk overland flow route identified in the Drainage Infrastructure Prioritization Plan (DIPP). Works are designed to mitigate erosion and enhance stormwater capacity during major rainfall events. The project is on schedule, with construction expected to be completed by November 2025.

Polson Park Naturalization – Phase 2 [\(Project 2025-03\)](#)

The project is on schedule, with construction expected to be completed by November 2025. Recent work includes stream bed construction, installation of woody debris to enhance aquatic habitat, and the installation of a bat relocation habitat, which provides critical shelter and nesting space for displaced bat populations. The downstream tie-in has been completed, with a successful fish salvage, and water is now flowing through portions of the newly constructed stream channel. Work continues on the upstream tie-in and bridge installation. Public access is maintained via a temporary pedestrian bypass and bridge, while the internal park road remains closed to vehicles.

RECREATION SERVICES

Kal Tire Place Score Clock Replacement

The Kal Tire Place Scoreboard replacement project has begun and necessary upgrades to electrical and structural steel are currently being completed.

The original score clock was removed on August 16 and users requiring a score clock have been moved to a different arena. The project is on track for complete installation by September 13.





Report to Council

To: Mayor and Council File No:1855-20
Date: September 2, 2025
From: Mark Dowhaniuk P.Eng., Manager, Infrastructure
Subject: Strategic Priorities Fund Grant Applications

Purpose: The purpose of this report is to seek Council authorization for Administration to submit two grant applications to the Union of BC Municipalities (UBCM) under the Strategic Priorities Fund (SPF): one through the Capacity Building Stream for the development of a Facility Strategic Plan, and another under the Capital Infrastructure Stream for the Kalamalka Lake Road project.

Recommendation:

THAT Administration submit a grant application to the Union of BC Municipalities under the Strategic Priorities Fund – Capacity Building Stream for funding to support the development of a Facility Strategic Plan;

AND FURTHER, that Administration submit a grant application to the Union of BC Municipalities under the Strategic Priorities Fund – Capital Infrastructure Stream for funding to support the Kalamalka Lake Road – 14th Avenue to Highway 6 and Multiuse Path to East Hill project;

AND FURTHER, that Administration manage the grants, execute any related agreements, provide resources to administer the projects and amend the 2026 budget contained in the 2026–2030 Financial Plan to reflect the expenditure if the grant is successful;

AND FURTHER, that Council confirms that they will support any cost overruns incurred by either project if required;

AND FURTHER, that should project overruns occur, Administration will manage scope and/or implement phasing to ensure budget management.

Background:

a. Rationale:

Grant Overview (from the [program guide](#))

The Strategic Priorities Fund (SPF) is one of three funding streams delivered through the Canada Community Building Fund (CCBF) in British Columbia, formerly known as the Gas Tax Fund.

The current CCBF Agreement provides a ten-year commitment of federal funding for investments in local government infrastructure and capacity building projects.

Municipalities are permitted to make two (2) SPF applications, one (1) capital infrastructure application and one (1) capacity building application. The SPF program can contribute a maximum of 100% of the cost of eligible activities to a maximum combined total of \$7M.

The grant deadline is September 12, 2025 and requires a Council resolution indicating support for the proposed activities and willingness to provide overall grant management and support any cost overruns.

SPF-Capital Infrastructure - Kalamalka Lake Road Project

The SPF–Capital Infrastructure Stream provides grant funding for local government infrastructure projects that are large in scale, regional in impact, or innovative in nature. Projects must support national objectives such as productivity and economic growth, a clean environment, and strong cities and communities.

The Kalamalka Lake Road – 14th Avenue to Highway 6 and Multiuse Path to East Hill project was included in the Rolling 5-Year Infrastructure Program (2025–2029) as a 2026 project (Project 2026-05). It meets the eligibility criteria for the grant and aligns with Council's Strategic Plan, the City's Climate Action Plan, and the Transportation Plan.

The project team is currently updating and finalizing the budget and scope in preparation for the grant submission deadline. The grant application amount will be adjusted based on ongoing discussions and communications with the UBCM grant administrator.

Funding for this project is currently planned to come from Road Development Cost Charges (DCCs), Sewer Reserves, and the Infrastructure Levy. For reference, the estimated project cost in 2024 was \$5,877,000.

SPF-Capacity Building - Facility Strategic Plan

The SPF-Capacity Building Stream provides grant funding for local government capacity building projects, including asset management, long term infrastructure planning and integrated community sustainability planning that support the national objectives and are large, regional in impact or innovative.

The City has completed a comprehensive Facility Condition Assessment and is currently undertaking a GHG Reduction Pathway Feasibility Study through FCM funding. These efforts provide essential data on the physical and environmental performance of civic facilities. The proposed Facility Strategic Plan will bring these findings together into a

unified framework, adding targeted analysis of facility performance and capacity to support long-term investment in facilities, service planning and service delivery across civic facilities.

Building on the completed condition assessment and incorporating the results of the GHG study once finalized, the initiative will focus on:

- **Capacity:** Evaluate whether existing City facilities meet current and projected service demands, including population growth, program and staff projections, and emergency preparedness.
- **Performance:** Evaluate how well facilities support their intended functions, with a focus on:
 - **Functionality:** Assess how effectively facilities meet service needs, adapt to changing demands, and support efficient operations.
 - **Environmental Sustainability:** Integrate findings from the City's GHG Reduction Pathway Feasibility Study to guide facility planning toward net-zero goals. This includes identifying priority sites for energy upgrades and retrofits, aligning capital planning with emissions reduction targets, and incorporating climate resilience strategies.
 - **Inclusion, Diversity, Equity & Accessibility (IDEA):** Ensure that civic facilities are welcoming, accessible, and inclusive for all residents by applying universal design principles and engaging equity-deserving groups in the planning process.

The project team will be finalizing the project budget and scope leading up to the grant submittal deadline.

b. Relevant Policy/Bylaw/Resolutions/Legislative Authority:

- Climate Action Plan: Supports emissions reduction and sustainable infrastructure.
- Asset Management Policy: Encourages long-term planning and integration of facility data.
- Council Strategic Plan (2023–2026): Prioritizes infrastructure renewal, climate leadership, and service excellence.

c. Council's Strategic Plan Alignment:

- | | |
|--|--|
| <input checked="" type="checkbox"/> Governance & Organizational Excellence | <input checked="" type="checkbox"/> Livability |
| <input type="checkbox"/> Recreation, Parks & Natural Areas | <input type="checkbox"/> Vibrancy |
| <input checked="" type="checkbox"/> Environmental Leadership | <input type="checkbox"/> Not Applicable |

d. Committee Recommendations:

None

Financial Implications:

The Kalamalka Lake Road – 14th Avenue to Highway 6 and Multiuse Path to East Hill project was included as part of the Rolling 5 Year Infrastructure Program – 2025-2029 as a 2026 project. City project support resources (procurement, transportation, infrastructure, finance, communications) have been committed to this project. The operational increases related to additional infrastructure from the project will be included as part of the 2026 financial plan. Should the grant not be successful for the Capital Infrastructure Stream, the portion of the work on Highway 6 and Pottery Road may need to be phased and deferred to 2027.

Should the grant not be successful for the Capacity Building Stream, the Facility Strategic Plan would be deferred to 2027.

Alternatives & Implications:

See Financial Implications.

Communication:

Administration will communicate to Council the status of the grant applications.

Attachments:

N/A

Reviewed by: Geoff Mulligan, Manager, Infrastructure Systems
Reviewed by: James Rice, Director, Operations
Reviewed by: Elma Hamming, Director, Financial Services
Reviewed by: Kevin Poole, Director, Corporate Administration
Approved by: Peter Weeber, Chief Administrative Officer

Report to Council

To: Mayor and Council

File No: 5280-03

Date: September 2, 2025

From: Stacey Schultz, Coordinator, Parks Planning

Subject: Grant Application for Kin Beach Tree Replacement Project

Purpose:

To request Council approval to submit a grant application through the Federation of Canadian Municipalities' Green Municipal Fund – Growing Canada's Community Canopies to support tree planting activities. The proposed application would fund a tree replacement planting project at Kin Beach Park.

Recommendation:

THAT Administration submit a grant application to the Federation of Canadian Municipalities' Growing Canada's Community Canopies (GCCC) program to support the Kin Beach Tree Replacement Project;

AND FURTHER, that Administration is authorized to manage the grant, execute any related agreements, and amend the 2026 budget contained in the 2026-2030 Financial Plan to reflect funding of up to \$30,000 from the Parks Reserve should the grant be successful.

Background:

a. Rationale:

Administration have identified an opportunity for grant funding offered by the Federation of Canadian Municipalities' Growing Canada's Community Canopies (GCCC) initiative for tree planting activities. The grant will fund up to 50% of eligible costs for a tree planting project, with a minimum project cost of \$50,000. Staff propose a tree planting project at Kin Beach Park.

In spring of 2025, the majority of the mature Poplar trees, 22 in total along Kin Beach were removed following a comprehensive tree health risk assessment. The assessment found that the trees were nearing the end of their lifespan and were at high risk for storm damage and failure, which posed a potential hazard to people and property. The removal was a proactive measure to ensure public safety.

If the grant application and funding is secured, 59 new drought-tolerant shade trees will be planted throughout Kin Beach Park. Included as part of the grant, the existing irrigation infrastructure will be retrofitted where appropriate and water bags will be utilized to support the successful establishment and long-term health of the new trees.

b. Relevant Policy/Bylaw/Resolutions/Legislative Authority:

1. 2015 Parks Master Plan – Trees and Shrubs: Continue to promote and plant native, low maintenance plant species.
2. 2019 Climate Action Plan – Ecosystem Health & Biodiversity Goal 2: The urban forest is prepared and protected from climate change impacts, and the number of trees is increased.
3. 2023-2026 Council Strategic Plan – Recreation, Parks and Natural Areas: Maximize the accessibility and usability of parks in the City.

c. Council's Strategic Plan Alignment:

- | | |
|---|--|
| <input type="checkbox"/> Governance & Organizational Excellence | <input checked="" type="checkbox"/> Livability |
| <input checked="" type="checkbox"/> Recreation, Parks & Natural Areas | <input type="checkbox"/> Vibrancy |
| <input checked="" type="checkbox"/> Environmental Leadership | <input type="checkbox"/> Not Applicable |

d. Committee Recommendations:

n/a

Financial Implications:

The estimated project cost is \$60,000 with \$30,000 funded from the Parks Reserve (current balance: \$59,081) and \$30,000 from grant funding.

Alternatives & Implications:

Should Council not support the grant submission, or the City is unsuccessful, Operations and Planning will work together, and replanting would be phased over approximately 3 years.

Communication:

If successful, the project will be coordinated with the local school district and volunteer organizations for a community planting day, with updates on the City's social media platforms to bring awareness to the community benefits that the tree planting and increased canopy cover provides.

Attachments:

Attachment 1 – Kin Beach Tree Planting Plan

Reviewed by: Roy Nuriel, General Manager, City Planning
Reviewed by: Terry Barton, Director, Planning & Community Services
Reviewed by: Kevin Poole, Director, Corporate Administration
Approved by: Peter Weeber, Chief Administrative Officer





Memorandum to Council

To: Mayor and Council File No: 910-20
Date: September 2, 2025
From: Nick Mirsky, Senior Land Agent, Real Estate
Subject: Bylaw 6047 - 29th Street Road Closure – Property 3902 29th Street

Purpose: To provide Council with the background information regarding this property and the request for 1st, 2nd and 3rd readings of Bylaw 6047, 2025 – 29th Street Road Closure.

Recommendation:

THAT Bylaw 6047, "29th Street Road Closure Bylaw 6047, 2025", a bylaw to authorize closure and removal of the dedication as highway located at 29th Street, be read a first, second and third time.

Background:

History of the property located at 3902 29th Street

1. During the May 27, 2024, In Camera meeting and subsequently declassified during the August 12, 2024 Regular meeting, Council resolved:

“THAT Council direct Administration to purchase the property at 3902 29th Street, Vernon BC, Legal: Lot 4, Block 1, Section 3, Township 8, ODYD, PID: 012-468-533, for the purchase price of \$430,000, for a potential future site for a housing project;

AND FURTHER, that Council direct Administration to close approximately 11,061 ft² (1,027.6 m²) of surplus road situated northwest of the roundabout intersection of 39th Avenue and 29th Street and consolidate it with 3902 29th Street, all as shown in the Attachments to this report titled "Land Purchase - 3902 29th Street - Potential Future Housing Site" dated May 17, 2024 and respectfully submitted by the Land Agent/Negotiator;

AND FURTHER, that Council direct Administration to fund the property purchase and up to \$40,000 for the transfer, road closure and consolidation from the Land Sale Reserve;

AND FURTHER, that Council declassify the resolution after completion of the purchase.”

2. At the November 25, 2024 Regular Meeting, Council resolved:

“THAT Council direct Administration to complete the demolition of the single family dwelling at 3902 29th Street, Vernon, BC at a cost of up to \$50,000 as outlined in the memorandum titled "Demolition - Single Family Dwelling at 3902 29th Street" dated November 15, 2024 and respectfully submitted by the Land Agent;

AND FURTHER, that the maximum of \$50,000 for the demolition of the single family dwelling at 3902 29th Street, Vernon, BC be funded from the Civic Building Reserve.”

The demolition is complete.

3. This property is also addressed through the declassified motion under item 9b of this agenda:

“THAT Council direct Administration to purchase an approximately 1,422 sf part of the property at 2905 39th Avenue, Vernon, BC; legally described as Lot 1, Section 3, Township 8, Osoyoos Division Yale District, Plan 31067, Except Plan EPP103174; PID: 003-817-318, as shown in Attachment 1 of the report titled “Land Purchase Adjacent to 3902 29th Street”, for the purchase price of \$60,000, and consolidate it with the adjacent properties to the east, southeast and south as shown in Attachment 2;

AND FURTHER, that Council direct Administration to fund the property purchase and up to \$15,000 for the conveyancing and consolidation from the Land Sale Reserve;

AND FURTHER, that Council declassify the resolution after completion of the purchase.”

Communication:

Should Council approve the recommendation, the next steps are:

- Request the Ministry of Transportation and Transit approval;
- Advertise the Bylaw for two weeks in the newspaper;
- Schedule the public input opportunity as advertised;
- Request adoption of the bylaw; and
- Consolidate all the adjacent parcels.

Attachments:

Attachment 1 - Bylaw 6047 - 29th Street Road Closure

Reviewed by: S. Wood on behalf of Kevin Poole, Director, Corporate Administration
Approved by: Peter Weeber, Chief Administrative Officer

THE CORPORATION OF THE CITY OF VERNON

BYLAW 6047

A bylaw to authorize closure and removal of the
dedication as highway located at 29th Street

WHEREAS the *Community Charter* provides that Council may, by bylaw, close all or part of a highway and remove the dedication of a highway;

AND WHEREAS the Corporation of the City of Vernon deems it necessary to close and cancel the dedication of a portion highway for the purpose of consolidating with adjoining lands, the following described road as shown and described as “Closed Road” on reference plan EPP147120 to accompany this bylaw, certified by, Jason Russell Shortt, B.C.L.S. 770, and completed on the 28th day of July, 2025 (hereinafter referred to as the “Plan”), a copy of which is attached hereto as Schedule “A”:

NOW THEREFORE the Council of The Corporation of the City of Vernon, in open meeting assembled, enacts as follows:

1. This bylaw may be cited as “**29th Street Road Closure Bylaw 6047, 2025**”.

2. That portion of the following described road:

Road Dedicated on Plans EPP95379 and EPP103174, All of Sec 3, TP 8, ODYD

shown as “**Closed Road**” on the Plan is hereby stopped up and closed to traffic.

3. That the dedication as highway of the portion of the following described road:

Road Dedicated on Plans EPP95379 and EPP103174, All of Sec 3, TP 8, ODYD

shown as “**Closed Road**” on the Plan be cancelled.

4. That prior to adoption of this bylaw, the Council shall cause public notice to be given by advertising once each week for two consecutive weeks in the newspaper published and circulating in the City of Vernon.
5. That the Mayor and Corporate Officer are hereby authorized to execute the necessary conveyance and plan on behalf of The Corporation of the City of Vernon, and generally to do all things necessary to carry out the purpose of this bylaw.
6. This bylaw shall take effect upon adoption thereof.

READ A FIRST TIME this day of , 2025.

READ A SECOND TIME this day of , 2025.

READ A THIRD TIME this day of , 2025.

Approved pursuant to section 41(3) of the <i>Community Charter</i> this _____ day of _____, 20____ _____ for Minister of Transportation & Transit
--

ADVERTISED in the , 2025 and , 2025 issues of the Vernon Morning Star.

PUBLIC INPUT held this day of , 2025.

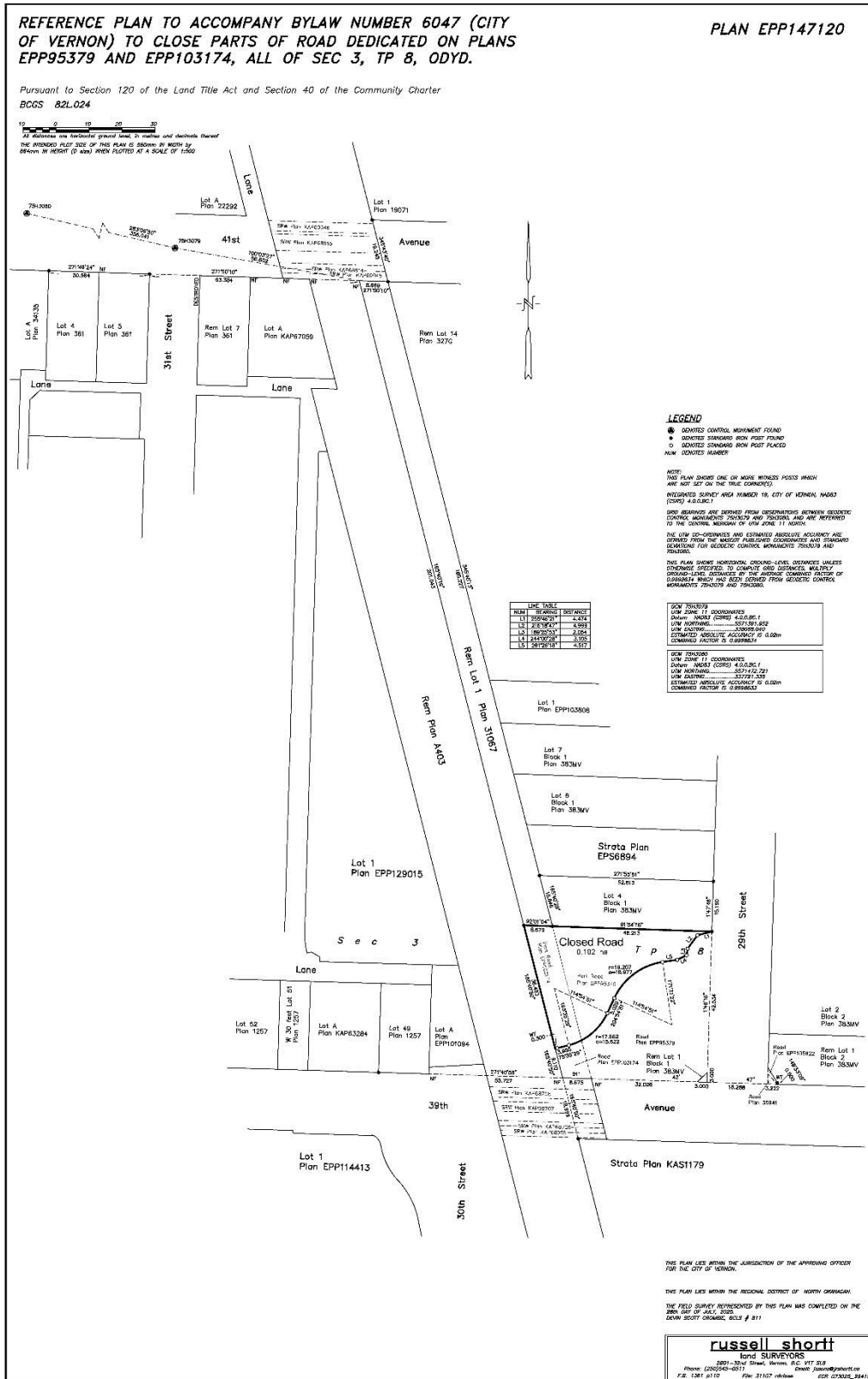
ADOPTED THIS day of , 2025.

Mayor

Corporate Officer

SCHEDULE 'A'

Attached hereto and forming part of Bylaw 6047
"29th Street Road Closure Bylaw 6047, 2025"



THE CORPORATION OF THE CITY OF VERNON

BYLAW NUMBER 6034

A bylaw to establish fees and charges
for Recreation Services

WHEREAS pursuant to section 194 of the *Community Charter*, Council may, by bylaw, impose a fee payable in respect of all or part of a fee or service of the municipality, the use of municipal property, or the exercise of authority to regulate, prohibit or impose requirements;

AND WHEREAS Council deems it necessary and desirable to exercise the authority provided by the *Community Charter* to cover costs of providing services and use of property where appropriate;

NOW THEREFORE, the Council of the Corporation of the City of Vernon, in open meeting assembled, enacts as follows:

1. This bylaw may be cited as **“Fees and Charges – Recreation and Parks Services, Bylaw 6034, 2025”**.
2. The established fees and charges for Recreation and Parks Services as set out in Schedule "A", attached hereto and forming part of this bylaw.
3. This bylaw is to take effect on January 1, 2026 and Bylaw 5472, 2013, and all amendments thereto, be rescinded on January 1, 2026.

READ A FIRST TIME this	11 th day of August, 2025.
READ A SECOND TIME this	11 th day of August, 2025.
READ A THIRD TIME this	11 th day of August, 2025.

ADOPTED this day of, 2025.

Mayor

Corporate Officer

Table of Contents

Definitions	3
General Conditions for Rental of Facilities	5
Rate Use Categories	6
Payment of Rental Fee.....	8
Vernon Resident Program.....	9
General Admissions: Recreation Facilities	12
Ice Rentals	14
Non-Ice Rentals	15
Outdoor Rink Rentals – Centennial Outdoor Rink.....	16
Non-Ice Rentals - Centennial Outdoor Rink	17
Multi Use Facility Meeting Rooms (Kal Tire Place and Kal Tire Place North).....	18
Priest Valley Meeting Rooms.....	19
Recreation Facilities Parking Lots	19
Arena Dressing Rooms	19
Recreation Facilities Display Spaces.....	20
Multiuse Facility Tenant Spaces.....	20
Curling Rink Rentals.....	21
Recreation Centre Creekside Conference Centre Rentals.....	22
Recreation Centre Auditorium Rentals	23
Recreation Centre Meeting Room Rentals.....	24
Kitchen Rentals	27
Gymnasium Rentals	28
Lakers Clubhouse	30
Civic Memorial Building.....	30
Swimming Pool Rates.....	31
Parks:	
· Sports Fields for League Play or Practice.....	32
· Courts Rentals – Volleyball, Tennis, Pickleball	34
· Picnic Shelters	35
· Polson Park	36
· Special Event Permits.....	37
Administration Fees.....	38

Definitions

Adult: Nineteen years and over (19+)

Caregiver: A person providing individual assistance to someone seven years of age and older with a permanent disability, who required their assistance to use the facility. Caregivers are admitted free of charge.

Family: Means members of an immediate family. Parents, legal guardians or grandparents and dependent youth who are under the age of 19. Maximum of two adults or seniors and youths who are immediate family members.

Fee for Service Provision: individuals whose municipality have entered into an official fee for service with the City of Vernon will qualify as “Residents” under the above-mentioned definitions.

Financially

Disadvantaged: Residents who are receiving financial assistance from one of the following provincial or federal programs may receive a 75% discount on select recreation services (*). These must be renewed annually.

- Persons with disabilities (PWD)
- Persons with persistent and multiple barriers (PPMB)
- Regular income assistance benefits
- Canadian Pension disabilities (CPPD)
- Guaranteed income supplement for seniors (GIS)

(*) Select programs include: Public swim and weight room, public skate, and all drop-in sports programs.

Minor Sport Organizations: local, non-profit, youth sport organizations who are approved by Council, and listed in this bylaw, that are eligible for a discounted rate.

Non-Prime Time: Ice time at Priest Valley and MUF Arenas between the hours of 6:00 a.m. and 3:00 p.m., Mondays through Fridays and 6:00 a.m. and 8:00 a.m. on Saturdays and Sundays, during the regular season (September through March).

- 50% of the regular ice rental rate
- Not available to already subsidized rates
- Not available on school holidays or breaks

Non-Regular Rental Group: a group or business who rent City of Vernon facilities at non-regular intervals and do not meet the Regular Rental Group criteria, as listed above.

Non-resident: an individual who does not meet the criteria for residency in the City of Vernon

Person with a Disability: Persons having a permanent disability which would limit his/her abilities to fully use the facility without assistance may receive a 25% discount. If the disability is not physically apparent, a doctor's certificate may be required. If one-on-one assistance is required to utilise the facility, they must notify Recreation Services of their requirement for a caregiver.

Preschool: Six years and under.

Regular Rental Group: a group or business who rent City of Vernon facilities on a weekly basis throughout their regular rental season.

Residency Criteria*: individuals who are:

- (i) permanent residents of the City of Vernon, 18 years and older, who complete the required documentation and provide proof of residency with a current government issued photo ID or utility bill or tenant agreement, if photo ID does not have current address. Every person 18 years of age and older must provide proof of residency. Dependents under the age of 18, living in the same house, fall under their guardian's proof of residency.
- (ii) non-resident property owners, 18 years and older, who complete required documentation and provide proof of property ownership in the form of current paid property tax slip and current government issued photo ID. If there is more than one individual who is the registered owner of the property, only one individual may register as a non-resident property owner.
- (iii) non-resident individual business owners, 18 years and older, whose business is in their individual name, and are not in a corporation name, who complete required documentation and provide proof of property ownership in the form of current paid property tax slip and current government issued photo ID. If there is more than one individual who is the registered owner of the business owner, only one individual may register as a non-resident individual business owner.

for purposes of residency status and definitions, a modification of the Local Government Act for Voters (Section 64 through 67) is being used

Resident: an individual who meets the criteria of residency in the City of Vernon

Resident Business: A business that is operating within the City of Vernon boundaries, and with a valid City of Vernon business license.

Seniors: Sixty five years and over (65+). Eligible for a 25% discount on drop in fees.

Support Worker: A person providing support to one or more persons with a disability that is being paid by an organization or the individuals for this support.

Youth: Seven to eighteen years of age.

Youth with a Disability: Children under the age of 19, a resident of B.C., eligible for Children and Youth with Special Needs services: Autism Diagnosis, Developmental Disability, or At Home Eligible may receive a 75% discount on select programs (*). A child under the age of seven must be accompanied by a paying adult, however that adult can request to have someone assist them in caring for their child with a disability, free of charge.

General Conditions for Rental of Facilities

1. All rental rates include the standard facility, with normal maintenance staff. Large events may require additional staff, amenities, and set up time at the discretion of City of Vernon staff. These additional expenses are the responsibility of the renter.
2. Standard sound system as are located in the facilities.
3. Ushers, ticket sellers, security forces, etc., are the responsibility of the renter (the City of Vernon reserves the right to provide such services at the Renter's expense).
4. Uses beyond the normal operating hours will require payment of additional labour costs.
5. The City of Vernon reserves the right to require a Performance Bond and / or Damage Deposit.
6. The Renter is responsible to ensure that the facility is vacated at the end of the event.
7. Entrance to or use of facilities will only be requested and approved on the Facility Booking Request Form. Prior entry for decorating, set up, early start, etc. will be by the approval of the Manager of Customer Service – Recreation or their designate and noted on the rental contract. Additional fees, charges and conditions may apply.
8. The application must not exceed the maximum capacity allowed for the facility.
9. The Renter shall be responsible for loss or damage and assume all risk of injury (including death) to any person arising out of the use of the facility.
10. All rentals must carry a minimum \$2,000,000 liability insurance policy specifically naming as co-insured, the City of Vernon. At the sole discretion of the City of Vernon, the amount of liability insurance required could be increased at the expense of the renter.
11. Subletting of rental space is strictly prohibited. If a renter is found to be subletting space, they will be charged at a commercial rate for the time the space was sublet and their future booking dates may be voided
12. **Facility Use Agreement:**
Prior to use of any facilities, the Renter must complete a Facility Use Agreement. This document includes a waiver or release which **must** be read by the participant before signing. Staff **must** make sure the waiver is read by the participant before signing. If the participant requests an explanation of the meaning of the waiver, the staff shall respond as follows:

It is a legal document and by signing the release you are giving up certain legal rights, including the right to sue.

Under no circumstances is the document to be signed without drawing the participant's attention to the waiver, and confirming that the proper liability insurance coverage is in place.

Rate Use Categories

A. Recreation Programs

- 0-6 years of age (25% of Adult Rate)
- 7-18 years of age (50% of Adult Rate)
- 19 years and over (Full Adult Rate)

These are activities organized and operated by the City of Vernon. Rates are flexible to accommodate new trial programs and maximize use of facility space.

B. School District No.22

- During school hours – (8:00 a.m. – 3:30 p.m.)
- Outside school hours – community youth rates apply
(This includes all schools within District No.22)
- Note: This rate applies to student-related activities.

C. Community Use

I. Adult

Local community benefit activities, this category applies to all local non-profit groups, clubs, etc., whose event is closed to their members only and does not generate a profit or for community events that are free to all community members to access and does not generate a profit. Residency criteria must be met as per the aforementioned definition (page 4).

II. Youth Organizations

This category applies to any resident youth group where 80% of the participants are under 18 years of age. Residency criteria will be applied based on the aforementioned definition (page 4).

III. Minor Sports Organizations

Local minor sports organizations, approved by City Council.
Currently this includes:

- Greater Vernon Minor Hockey
- Vernon Figure Skating Club
- Vernon Kokanee Swim Club
- North Okanagan Minor Lacrosse
- Greater Vernon Ringette Association
- Vernon Speed Skating Club
- Vernon District Minor Baseball
- North Okanagan Youth Soccer Association
- Vernon Minor Football
- Greater Vernon Minor Fastball
- Vernon Amateur Athletics Association

D. Commercial

A company or business using the facility for its own profit or generating revenue. A business license must be obtained for this rental. Residency criteria will be applied based on the aforementioned definition (page 4).

E. Private Sponsored Entertainment

An individual or organization, including non-profit organizations, whose event is closed to their members or ticket holders and has the potential to generate a profit. Residency criteria will be applied based on the aforementioned definition (page 4).

F. Other

As per individual group contracts or any other items needing a payment category.

G. Setup/Takedown and Conversion

Cost for a set up or take down day for event rentals.

Note: All rental fees are pre-tax, and all drop-in fees include tax.

Payment of Rental Fee

1. A reserve date deposit of 20% is required with the signing of the Facility Rental Agreement. This fee is non-refundable and non-transferable if activity is cancelled.
2. Total rental fee is payable 30 days in advance of event date. Later payment may be granted to local community groups. Arrangements must be made prior to the date of booking with the City of Vernon Manager, Customer Service - Recreation or their designate. Such arrangements will be noted on the Facility Rental Agreement.
3. If a Performance Bond is requested, the bond (certified cheque or cash) shall be deposited prior to the event. The Performance Bond shall be in the amount of One Thousand Dollars (\$1,000.00). However, the City of Vernon may require additional damage deposits. After completion of the event, the City of Vernon Manager, Customer Service – Recreation or their designate will authorize a refund of the deposit.
4. Overtime charges for the custodians will be charged before 6:00 a.m. and after 1:30 a.m.; overtime charges for arena attendants will be charged before 5:00 a.m. and after 2:00 a.m.; overtime charges for aquatics staff will be charged before 5:00 a.m. and after 10:30 p.m.; overtime charges for parks staff will be charged before 7:00 a.m. and after 3:00 p.m. The amount is to equal the overtime benefits according to current Collective Agreement.
5. Minor Sports Groups to be billed monthly, at the end of each month, with such accounts to be paid within 15 days.
6. For Spring and Summer ice contracts (April 1-July 31), a 50% non-refundable deposit will be due upon receiving and signing of the Facility Booking Contract or 30 days prior to the first rental, whichever date is earlier.
7. For those events requiring a Special Event Permit to be completed, a \$100 application fee will be levied and paid prior to Permit being reviewed. This fee would then transfer to the above non-refundable, non-transferable deposit (item #1) once the date is confirmed and booked.
8. If a facility rental is cancelled more than 30 days before the start date, a full refund, minus the reserve date deposit (item #1) will be given. If a facility rental is cancelled less than 30 days, but more than 14 days before the start date, a 50% of the rental, including the reserve date deposit (item #1). If a facility rental is cancelled less than 14 days before the start date, no refund will be given. NOTE: for event bookings, the refund policy within the contract will apply.
9. Credits will not be carried on accounts. Refunds will be given in the way in which they were paid or via cheque.

Vernon Resident Program

The Vernon Resident Program (VRP) is a fee structure for the Recreation programs and services that was adopted in October 2023. All users of City of Vernon Recreation programs and services must use this fee structure.

Once “Residency Criteria” is met, a VRP card will be issued to each individual 7 years of age and older. This card must be present at the time of financial transactions for individuals to receive discounted rates on City of Vernon programs and services. Residency criteria must be renewed and met annually to continue eligibility for the VRP.

“Residents” of the City of Vernon are eligible for a VRP card, once “Residency Criteria” is met. Non-Residents can purchase a VRP Card for \$800.00 per household annually.

Those who hold a VRP card will receive a 50% discount off of the posted rate for drop in swim, skate, shinny, and sport. VRP card holders also receive a 25% discount off of select programs and have early access to program registration.

For Regular Rental Groups the following will apply:

- Minor Sport Organizations listed under Section C III, Rate Use Categories, will not be required to verify membership and will receive a fifty (50) percent discount off the Adult Community Rates. These groups will need to apply annually and as part of their application will have to list the previous year’s residency and age demographics of membership.
- Youth Organizations who have a membership consisting of eighty (80) percent youths (18 and under) and eighty (80) percent Vernon Resident Pass holders qualify for the thirty-five (35) percent discount off the Adult Community Rates.
- Adult Organizations whose participants consist of eighty (80) percent Vernon Resident Pass qualify for a ten (10) percent discount off the Adult Community Rates.

Community Youth and Adult Organizations must submit a membership roster, as requested by Recreation Services, that lists members names and city/jurisdiction to verify that their membership is made up of eighty (80) percent Vernon Resident Pass holders in order to qualify for discounts.

For Non-Regular Rental Groups, the following will apply:

- The Residency Rate will be applied to those who users who meet the Residency Criteria.

A mandatory facility enhancement fee for parks and recreation facility rentals of 2% for residents and 4% for non-residents will be levied and included in the following rates.

All City of Vernon programs and services are open to everyone. Without a VRP card, posted rates apply.

Residency Criteria*: individuals who are:

- (i) permanent residents of the City of Vernon, 18 years and older, who complete the required documentation and provide proof of residency with a current government issued photo ID or utility bill or tenant agreement, if photo ID does not have current address. Every person 18 years of age and older must provide proof of residency. Dependents under the age of 18, living in the same house, fall under their guardian's proof of residency.
- (ii) non-resident property owners, 18 years and older, who complete required documentation and provide proof of property ownership in the form of current paid property tax slip and current government issued photo ID. If there is more than one individual who is the registered owner of the property, only one individual may register as a non-resident property owner.
- (iii) non-resident individual business owners, 18 years and older, whose business is in their individual name, and are not in a corporation name, who complete required documentation and provide proof of property ownership in the form of current paid property tax slip and current government issued photo ID. If there is more than one individual who is the registered owner of the business owner, only one individual may register as a non-resident individual business owner.

for purposes of residency status and definitions, a modification of the Local Government Act for Voters is being used

Fee for Service Provision: individuals whose municipality have entered into an official fee for service with the City of Vernon will qualify as "Residents" under the above-mentioned definitions.

Multi Use Facility – Kal Tire Place

The facility was constructed to provide needed ice time and to be one of the premier facilities in the Greater Vernon area. One of the purposes of the facility is to attract events that otherwise would not be available for the citizens of the community to enjoy (special events). To provide a facility to host these types of events is costly and the people who attend these events, or sponsor these events, should be prepared to pay an appropriate fee to use/attend the facility.

One of the challenges is to find that balance in fees that is most beneficial to the owner, yet still affordable enough to attract events and users. The fee structure has been put together with these principles in mind. It is also important that the operators have flexibility and the authority to negotiate fees/charges for major events and the operator should be given this authority.

The other issue is to use the facility appropriately. The facility should be used for special events that cannot be accommodated in any other facility in the community. This would result in the best use of the ice time plus the most efficient use of all facilities in the community.

Recreation Facilities Drop in Rates

Swim, Skate, Shinny, Sports	2026 Rate	2027 Rate	2028 Rate
Full Access Single Use Pass			
Adult (19+ yrs)	\$17.20	\$17.65	\$18.10
Youth (7-18 yrs)	\$11.05	\$11.30	\$11.95
Preschool (3-6 yrs)	\$ 5.60	\$5.75	\$5.90
Family	\$37.45	\$38.40	\$39.35
Toonie Swim - Ages 3 and Up	\$2.00	\$2.00	\$2.00
Full Access Facility Pass - 10X Pass (1 free use)			
Adult (19+ yrs)	\$154.80	\$158.85	\$162.64
Youth (7-18 yrs)	\$99.45	\$101.95	\$104.48
Preschool (3-6 yrs)	\$50.40	\$51.75	\$53.10
Family	\$337.05	\$ 345.60	\$354.15
Full Access Facility Pass - 20X Pass (3 free uses)			
Adult (19+ yrs)	\$292.40	\$300.05	\$307.20
Youth (7-18 yrs)	\$187.85	\$192.55	\$197.36
Preschool (3-6 yrs)	\$95.20	\$97.75	\$100.30
Family	\$636.65	\$652.80	\$668.95

Note: in some instances, drop in fees have been rounded to the nearest \$0.05 for ease of payment.

Note: Drop in or multiple visit passes have a two-year expiry date from the year they are purchased.
Unused passes are not transferrable or refundable.

Recreation Facilities Drop in Rates

Swim, Skate, Shinny, Sports	2026 Rate	2027 Rate	2028 Rate
Full Access 30 Day Pass			
Adult (19+ yrs)	\$188.05	\$192.75	\$197.55
Youth (7-18 yrs)	\$122.00	\$125.05	\$128.20
Preschool (3-6 yrs)	\$61.15	\$62.70	\$64.25
Family	\$413.15	\$423.50	\$434.05
Full Access 90 Day Pass			
Adult (19+ yrs)	\$385.10	\$394.75	\$404.60
Youth (7-18 yrs)	\$249.70	\$255.95	\$262.35
Preschool (3-6 yrs)	\$125.15	\$128.30	\$131.50
Family	\$845.85	\$ 867.00	\$888.65
Full Access 180 Day Pass			
Adult (19+ yrs)	\$659.75	\$676.25	\$693.15
Youth (7-18 yrs)	\$427.60	\$438.30	\$449.25
Preschool (3-6 yrs)	\$214.05	\$219.40	\$224.90
Family	\$1,450.45	\$1,486.70	\$1,523.90
Full Access 1 Year Pass			
Adult (19+ yrs)	\$1,132.65	\$1,160.95	\$1,190.00
Youth (7-18 yrs)	\$756.60	\$775.50	\$794.90
Preschool (3-6 yrs)	\$373.25	\$382.60	\$392.15
Family	\$2,526.15	\$2,589.30	\$2,654.05

Note: in some instances, drop in fees have been rounded to the nearest \$0.05 for ease of payment.

Ice Rates

Priest Valley, Kal Tire Place, Kal Tire Place North	2026 Rate			2027 Rate			2028 Rate		
<i>Priest Valley Arena: 3409-35th Ave</i> <i>Multi-Use Facility: 3445 43rd Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth – Hourly Rate	\$130.40	\$133.01	\$135.62	\$133.66	\$136.33	\$139.01	\$137.00	\$139.74	\$142.48
Adult – Hourly Rate	\$260.80	\$266.02	\$271.23	\$267.32	\$272.67	\$274.00	\$274.00	\$279.48	\$284.96
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
C. Community Use									
Adult - Reg Season – Hourly Rate	\$260.80	\$266.02	\$271.23	\$267.32	\$272.67	\$278.01	\$274.00	\$279.48	\$284.96
Adult - Non-Prime – Hourly Rate	\$130.40	\$133.01	\$135.62	\$133.66	\$136.33	\$139.01	\$137.00	\$139.74	\$142.48
Youth Reg Season – Hourly Rate	\$169.50	\$172.89	\$176.28	\$173.74	\$177.21	\$180.69	\$178.08	\$181.64	\$185.20
Minor Sports Organization- Reg Season – Hourly Rate	\$130.40	\$133.01	\$135.62	\$133.66	\$136.33	\$139.01	\$137.00	\$139.74	\$142.48
Youth - Summer Use - June 1 - July 31 – Hourly Rate	\$203.40	\$207.47	\$211.54	\$208.49	\$212.65	\$216.82	\$213.70	\$217.97	\$222.25
Adult - Summer Use - June 1 - July 31 – Hourly Rate	\$260.80	\$266.02	\$271.23	\$267.32	\$272.67	\$278.01	\$274.00	\$279.48	\$284.96
D. Commercial									
Resident Business – Hourly Rate	\$391.20	\$399.02	\$406.85	\$400.98	\$409.00	\$417.02	\$411.00	\$419.22	\$427.44
Non-Resident Business – Hourly Rate	\$521.60	\$532.03	\$542.46	\$534.64	\$545.33	\$556.03	\$548.01	\$558.97	\$569.93
E. Private Sponsored Entertainment									
F. Other - Current Contracts									
Junior Hockey as Per Contract									
G. Renter Setup / Takedown Time									
50% of Regular Rate									

Dry Floor Rates

Priest Valley, Kal Tire Place, Kal Tire Place North	2026 Rate			2027 Rate			2028 Rate		
<i>Priest Valley Arena: 3409-35th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
<i>Multi-Use Facility: 3445 43rd Ave</i>									
A. Recreation Programs									
Youth – Hourly Rate	\$55.95	\$57.07	\$58.19	\$57.35	\$58.50	\$59.64	\$58.78	\$59.96	\$61.13
Adult – Hourly Rate	\$111.90	\$114.14	\$116.38	\$114.70	\$116.99	\$117.56	\$117.56	\$119.92	\$122.27
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Grad Ceremony (Kal Tire Place) Day Rate	\$1,637.60	\$1,670.35	\$1,703.10	\$1,678.54	\$1,712.11	\$1,745.68	\$1,720.50	\$1,754.91	\$1,789.32
C. Community Use									
Adult – Hourly Rate	\$111.90	\$114.14	\$116.38	\$114.70	\$116.99	\$119.29	\$117.56	\$119.92	\$122.27
Youth – Hourly Rate	\$72.75	\$74.21	\$75.66	\$74.57	\$76.06	\$77.55	\$76.43	\$77.96	\$79.49
Minor Sports Organization – Hourly Rate	\$55.95	\$57.07	\$58.19	\$57.35	\$58.50	\$59.64	\$58.78	\$59.96	\$61.13
D. Commercial									
Resident Business Day Rate	\$1,829.85	\$1,866.45	\$1,903.04	\$1,875.60	\$1,913.11	\$1,950.62	\$1,922.49	\$1,960.94	\$1,999.39
Non-Resident Business Day Rate	\$3,659.65	\$3,732.84	\$3,806.04	\$3,751.14	\$3,826.16	\$3,901.19	\$3,844.92	\$3,921.82	\$3,998.72
E. Private Sponsored Entertainment									
Resident Day Rate - greater of 15% of ticket sales or rate	\$1,335.70	\$1,362.41	\$1,389.13	\$1,369.09	\$1,396.47	\$1,423.86	\$1,403.32	\$1,431.39	\$1,459.45
Non-Resident Day Rate - greater of 15% of ticket sales or rate	\$2,671.40	\$2,724.83	\$2,778.26	\$2,738.19	\$2,792.95	\$2,847.71	\$2,806.64	\$2,862.77	\$2,918.91
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									

* Seasonal operational dates are estimated at April 1-July 31. Rates apply to the opening and closing dates as determined by operations staff

Ice Rates

Centennial Outdoor Rink	2026 Rate			2027 Rate			2028 Rate		
<i>Centennial Rink: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth – Hourly Rate	\$63.35	\$64.62	\$65.88	\$ 64.93	\$66.23	\$67.53	\$66.56	\$67.89	\$69.22
Adult – Hourly Rate	\$126.70	\$129.23	\$131.77	\$129.87	\$132.46	\$133.11	\$133.11	\$135.78	\$138.44
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
C. Community Use									
Adult – Hourly Rate	\$126.70	\$129.23	\$131.77	\$129.87	\$132.46	\$133.11	\$133.11	\$135.78	\$138.44
Adult - Non-Prime – Hourly Rate	\$63.35	\$64.62	\$65.88	\$ 64.93	\$66.23	\$67.53	\$66.56	\$67.89	\$69.22
Youth – Hourly Rate	\$82.35	\$84.00	\$85.64	\$84.41	\$86.10	\$87.79	\$86.52	\$88.25	\$89.98
Minor Sports Organization – Hourly Rate	\$63.35	\$64.62	\$65.88	\$ 64.93	\$66.23	\$67.53	\$66.56	\$67.89	\$69.22
D. Commercial									
Resident Business – Hourly Rate	\$190.05	\$193.85	\$197.65	\$194.80	\$198.70	\$202.59	\$199.67	\$203.66	\$207.66
Non-Resident Business – Hourly Rate	\$253.40	\$258.47	\$263.54	\$259.74	\$264.93	\$270.12	\$266.23	\$271.55	\$276.88
E. Private Sponsored Entertainment									
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									

* Seasonal operational dates are estimated at December 1-March 1. Rates apply to the opening and closing dates as determined by operations staff

Dry Floor Rates

Centennial Outdoor Rink	2026 Rate			2027 Rate			2028 Rate		
<i>Centennial Rink: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth – Hourly Rate	\$29.55	\$30.14	\$30.73	\$30.29	\$30.89	\$31.50	\$31.05	\$31.67	\$32.29
Adult – Hourly Rate	\$59.10	\$60.28	\$61.46	\$60.58	\$61.79	\$62.09	\$62.09	\$63.33	\$64.58
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
C. Community Use									
Day Rate	\$295.50	\$301.41	\$307.32	\$302.89	\$308.95	\$315.00	\$310.46	\$316.67	\$322.88
Adult - Hourly Rate	\$59.10	\$60.28	\$61.46	\$60.58	\$61.79	\$63.00	\$62.09	\$63.33	\$64.58
Youth - Hourly Rate	\$38.40	\$39.17	\$39.94	\$39.36	\$40.15	\$40.93	\$40.34	\$41.15	\$41.96
Minor Sports Organization - Hourly Rate	\$29.55	\$30.14	\$30.73	\$30.29	\$30.89	\$31.50	\$31.05	\$31.67	\$32.29
D. Commercial									
Resident Business Day Rate	\$620.40	\$632.81	\$645.22	\$635.91	\$648.63	\$661.35	\$651.81	\$664.84	\$677.88
Non-Resident Business Day Rate	\$1,240.80	\$1,265.62	\$1,290.43	\$1,271.82	\$1,297.26	\$1,322.69	\$1,303.62	\$1,329.69	\$1,355.76
E. Private Sponsored Entertainment									
Resident Business Day Rate	\$460.95	\$470.17	\$479.39	\$472.47	\$481.92	\$491.37	\$484.29	\$493.97	\$503.66
Non-Resident Business Day Rate	\$921.90	\$940.34	\$958.78	\$944.95	\$963.85	\$982.75	\$968.57	\$987.94	\$1,007.31
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									

Room Rental Rates

Multiuse Facility	2026 Rate			2027 Rate			2028 Rate		
<i>Multi-Use Facility: 3445 43rd Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Civic and Crossover Room									
Community - Hourly Rate	\$92.80	\$94.66	\$96.51	\$95.12	\$97.02	\$98.92	\$97.50	\$99.45	\$101.40
Community Day Rate	\$920.80	\$939.22	\$957.63	\$943.82	\$962.70	\$981.57	\$967.42	\$986.76	\$1,006.11
Resident Business Day Rate	\$1,392.20	\$1,420.04	\$1,447.89	\$1,427.01	\$1,455.55	\$1,484.09	\$1,462.68	\$1,491.93	\$1,521.19
Non-Resident Business Day Rate	\$1,856.30	\$1,893.43	\$1,930.55	\$1,902.71	\$1,940.76	\$1,950.28	\$1,950.28	\$1,989.28	\$2,028.29
B. Civic Room									
Community - Hourly Rate	\$78.95	\$80.53	\$82.11	\$80.92	\$82.54	\$84.16	\$82.95	\$84.61	\$86.26
Community Day Rate	\$789.50	\$805.29	\$821.08	\$809.24	\$825.42	\$841.61	\$829.47	\$846.06	\$862.65
Resident Business Day Rate	\$1,183.90	\$1,207.58	\$1,231.26	\$1,213.50	\$1,237.77	\$1,262.04	\$1,243.83	\$1,268.71	\$1,293.59
Non-Resident Business Day Rate	\$1,578.50	\$1,610.07	\$1,641.64	\$1,617.96	\$1,650.32	\$1,658.41	\$1,658.41	\$1,691.58	\$1,724.75
C. Crossover Room									
Community - Hourly Rate	\$44.80	\$45.70	\$46.59	\$45.92	\$46.84	\$47.76	\$47.07	\$48.01	\$48.95
Community Day Rate	\$448.00	\$456.96	\$465.92	\$459.20	\$468.38	\$477.57	\$470.68	\$480.09	\$489.51
Resident Business Day Rate	\$671.90	\$685.34	\$698.78	\$688.70	\$702.47	\$716.25	\$705.91	\$720.03	\$734.15
Non-Resident Business Day Rate	\$895.85	\$913.77	\$931.68	\$918.25	\$936.61	\$941.20	\$941.20	\$960.03	\$978.85
D. Overtime Room									
Community - Hourly Rate	\$27.25	\$27.80	\$28.34	\$27.93	\$28.49	\$29.05	\$28.63	\$29.20	\$29.77
Community Day Rate	\$272.50	\$277.95	\$283.40	\$279.31	\$284.90	\$290.49	\$286.30	\$292.02	\$297.75
Resident Business Day Rate	\$409.00	\$417.18	\$425.36	\$419.23	\$427.61	\$435.99	\$429.71	\$438.30	\$446.89
Non-Resident Business Day Rate	\$545.30	\$556.21	\$567.11	\$558.93	\$570.11	\$572.91	\$572.91	\$584.36	\$595.82
E. Breakaway Room									
Community - Hourly Rate	\$22.70	\$23.15	\$23.61	\$23.27	\$23.73	\$24.20	\$23.85	\$24.33	\$24.80
Community Day Rate	\$227.00	\$231.54	\$236.08	\$232.68	\$237.33	\$241.98	\$238.49	\$243.26	\$248.03
Resident Business Day Rate	\$340.55	\$347.36	\$354.17	\$349.06	\$356.05	\$363.03	\$357.79	\$364.95	\$372.10
Non-Resident Business Day Rate	\$454.05	\$463.13	\$472.21	\$465.40	\$474.71	\$477.04	\$477.04	\$486.58	\$496.12

Room Rental Rates

Priest Valley	2026 Rate			2027 Rate			2028 Rate		
<i>Priest Valley Arena: 3409-35th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. PV Off Ice Room									
Community - Hourly Rate	\$32.30	\$32.95	\$33.59	\$33.11	\$33.77	\$34.43	\$33.94	\$34.61	\$35.29
Community Day Rate	\$323.00	\$329.46	\$335.92	\$331.08	\$337.70	\$344.32	\$339.35	\$346.14	\$352.93
Resident Business Day Rate	\$484.30	\$493.99	\$503.67	\$496.41	\$506.34	\$516.26	\$508.82	\$518.99	\$529.17
Non-Resident Business Day Rate	\$645.75	\$658.67	\$671.58	\$661.89	\$675.13	\$678.44	\$678.44	\$692.01	\$705.58

Parking Lot Rental Rates

Kal Tire Place North, Curling Club, Recreation Centre	2026 Rate			2027 Rate			2028 Rate		
<i>Multi-Use Facility: 3445 43rd Ave</i> <i>Curling Club: 3400 39th Ave</i> <i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Facilities									
Community - Hourly Rate	\$54.45	\$55.54	\$56.63	\$55.81	\$56.93	\$58.04	\$57.21	\$58.35	\$59.49
Community Day Rate	\$544.50	\$555.39	\$566.28	\$558.11	\$569.27	\$580.44	\$572.07	\$583.51	\$594.95
Resident Business Day Rate	\$816.40	\$832.73	\$849.06	\$836.81	\$853.55	\$870.28	\$857.73	\$874.88	\$892.04
Non-Resident Business Day Rate	\$1,088.55	\$1,110.32	\$1,132.09	\$1,115.76	\$1,138.08	\$1,143.66	\$1,143.66	\$1,166.53	\$1,189.40
Vernon Farmers Market as per contract									

Dressing Room Rental Rates

Priest Valley, Kal Tire Place, Kal Tire Place North	2026 Rate			2027 Rate			2028 Rate		
<i>Priest Valley Arena: 3409-35th Ave</i> <i>Multi-Use Facility: 3445 43rd Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. PV Off Ice Room									
Community - Hourly Rate	\$15.40	\$15.71	\$16.02	\$15.79	\$16.10	\$16.42	\$16.18	\$16.50	\$16.83
Community Day Rate	\$154.00	\$157.08	\$160.16	\$157.85	\$161.01	\$164.16	\$161.80	\$165.03	\$168.27
Resident Business Day Rate	\$230.65	\$235.26	\$239.88	\$236.42	\$241.14	\$245.87	\$242.33	\$247.17	\$252.02
Non-Resident Business Day Rate	\$307.50	\$313.65	\$319.80	\$315.19	\$321.49	\$323.07	\$323.07	\$329.53	\$335.99

Display Space Rates

Recreation Facilities	2026 Rate			2027 Rate			2028 Rate		
	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Display Spaces									
Community Day Rate	\$34.30	\$34.99	\$35.67	\$35.16	\$35.86	\$36.56	\$36.04	\$36.76	\$37.48
Resident Business Day Rate	\$68.50	\$69.87	\$71.24	\$70.21	\$71.62	\$71.97	\$71.97	\$73.41	\$74.85
Non-Resident Business Day Rate	\$91.35	\$93.18	\$95.00	\$93.63	\$95.51	\$95.97	\$95.97	\$97.89	\$99.81

* The location of these spaces is determined by Recreation Services.

Tenant Rental Rates

Multiuse Facility	2026 Rate			2027 Rate			2028 Rate		
	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Upper Tenant Space									
Square Foot Rate per Annum	\$20.45	\$20.86	\$21.27	\$20.96	\$21.38	\$21.80	\$21.49	\$21.91	\$22.34
B. Lower Tenant Space									
Square Foot Rate per Annum	\$16.15	\$16.47	\$16.80	\$16.55	\$16.88	\$17.22	\$16.97	\$17.31	\$17.65
C. Dressing Room Tenant Space									
Square Foot Rate per Annum	\$10.75	\$10.97	\$11.18	\$11.02	\$11.24	\$11.46	\$11.29	\$11.52	\$11.75
D. Tenant Storage Space									
Square Foot Rate per Annum	\$5.40	\$5.51	\$5.62	\$5.54	\$5.65	\$5.76	\$5.67	\$5.79	\$5.90

Dry Floor Rates

Curling Club April 1- September 15	2026 Rate			2027 Rate			2028 Rate		
<i>Curling Club: 3400 39th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$65.45	\$66.76	\$68.07	\$67.09	\$68.43	\$69.77	\$68.76	\$70.14	\$71.51
Adult	\$130.90	\$133.52	\$136.14	\$134.17	\$136.86	\$137.53	\$137.53	\$140.28	\$143.03
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$85.10	\$86.80	\$88.50	\$87.23	\$88.97	490.72	\$89.41	\$91.20	\$92.98
Daily Rate	\$851.00	\$868.02	\$885.04	\$872.28	\$889.72	\$907.17	\$894.08	\$911.96	\$929.85
C. Community Use									
Hourly Rate	\$130.90	\$133.52	\$136.14	\$134.17	\$136.86	\$139.54	\$137.53	\$140.28	\$143.03
Daily Rate	\$1,309.00	\$1,335.18	\$1,361.36	\$1,341.73	\$1,368.56	\$1,395.39	\$1,375.27	\$1,402.77	\$1,430.28
D. Commercial									
Resident Business Day Rate	\$2,159.70	\$2,202.89	\$2,246.09	\$2,213.69	\$2,257.97	\$2,302.24	\$2,269.03	\$2,314.42	\$2,359.80
Non-Resident Business Day Rate	\$4,319.35	\$4,405.74	\$4,492.12	\$4,427.33	\$4,515.88	\$4,604.43	\$4,538.02	\$4,628.78	\$4,719.54
E. Private Sponsored									
Resident Day Rate	\$1,570.65	\$1,602.06	\$1,633.48	\$1,609.92	\$1,642.11	\$1,674.31	\$1,650.16	\$1,683.17	\$1,716.17
Non-Resident Day Rate	\$3,141.30	\$3,204.13	\$3,266.95	\$3,219.83	\$3,284.23	\$3,348.63	\$3,300.33	\$3,366.33	\$3,432.34
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Tables/Chairs per 100	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A
Staging @ Current Staff Rates		N/A	N/A		N/A	N/A		N/A	N/A
Bleachers (per day, per set)	\$38.55	N/A	N/A	\$39.51	N/A	N/A	\$40.50	N/A	N/A

*NOTE: The Curling Club facility is owned and operated by the Vernon Curling and Athletic Club.
It is leased to the City of Vernon from April 1 through September 15 each year.

Room Rental Rates

Vernon Recreation Centre Creekside Conference Centre	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$58.65	\$59.82	\$61.00	\$60.12	\$61.32	\$62.52	\$61.62	\$62.85	\$64.08
Adult	\$117.25	\$119.60	\$121.94	\$120.18	\$122.58	\$123.19	\$123.19	\$125.65	\$128.11
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$76.20	\$77.72	\$79.25	\$78.11	\$79.67	\$81.23	\$80.06	\$81.66	\$83.26
Daily Rate	\$762.00	\$777.24	\$792.48	\$781.05	\$796.67	\$812.29	\$800.58	\$816.59	\$832.60
C. Community Use									
Hourly Rate	\$117.25	\$119.60	\$121.94	\$120.18	\$122.58	\$124.99	\$123.19	\$125.65	\$128.11
Daily Rate	\$1,172.50	\$1,195.95	\$1,219.40	\$1,201.81	\$1,225.85	\$1,249.89	\$1,231.86	\$1,256.49	\$1,281.13
D. Commercial									
Resident Business Day Rate	\$1,934.60	\$1,973.29	\$2,011.98	\$1,982.97	\$2,022.62	\$2,062.28	\$2,032.54	\$2,073.19	\$2,113.84
Non-Resident Business Day Rate	\$3,869.15	\$3,946.53	\$4,023.92	\$3,965.88	\$4,045.20	\$4,124.51	\$4,065.03	\$4,146.33	\$4,227.63
E. Private Sponsored									
Resident Day Rate	\$1,407.10	\$1,435.24	\$1,463.38	\$1,442.28	\$1,471.12	\$1,499.97	\$1,478.33	\$1,507.90	\$1,537.47
Non-Resident Day Rate	\$2,814.25	\$2,870.54	\$2,926.82	\$2,884.61	\$2,942.30	\$2,999.99	\$2,956.72	\$3,015.86	\$3,074.99
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Tables/Chairs per 100	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A
Staging @ Current Staff Rates		N/A	N/A		N/A	N/A		N/A	N/A
Bleachers (per day, per set)	\$38.55	N/A	N/A	\$39.51	N/A	N/A	\$40.50	N/A	N/A

*NOTE: Creekside Conference Centre rental includes Auditorium Main Floor and break out rooms (Sunrise Room and Sunset Room). The Kitchen rental is at regular rental rates.

Room Rental Rates

Vernon Recreation Centre Creekside Auditorium Main Floor	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$48.35	\$49.32	\$50.28	\$49.56	\$50.55	\$51.54	\$50.80	\$51.81	\$52.83
Adult	\$96.70	\$98.63	\$100.57	\$99.12	\$101.10	\$101.60	\$101.60	\$103.63	\$105.66
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$62.85	\$64.11	\$65.36	\$64.42	\$65.71	\$67.00	\$66.03	\$67.35	\$68.67
Daily Rate	\$628.50	\$641.07	\$653.64	\$644.21	\$657.10	\$669.98	\$660.32	\$673.52	\$686.73
C. Community Use									
Hourly Rate	\$96.70	\$98.63	\$100.57	\$99.12	\$101.10	\$103.08	\$101.60	\$103.63	\$105.66
Daily Rate	\$967.00	\$986.34	\$1,005.68	\$991.18	\$1,011.00	\$1,030.82	\$1,015.95	\$1,036.27	\$1,056.59
D. Commercial									
Resident Business Day Rate	\$1,591.50	\$1,623.33	\$1,655.16	\$1,631.29	\$1,663.91	\$1,696.54	\$1,672.07	\$1,705.51	\$1,738.95
Non-Resident Business Day Rate	\$3,183.05	\$3,246.71	\$3,310.37	\$3,262.63	\$3,327.88	\$3,393.13	\$3,344.19	\$3,411.08	\$3,477.96
E. Private Sponsored									
Resident Day Rate	\$1,160.50	\$1,183.71	\$1,206.92	\$1,189.51	\$1,213.30	\$1,237.09	\$1,219.25	\$1,243.64	\$1,268.02
Non-Resident Day Rate	\$2,321.00	\$2,367.42	\$2,413.84	\$2,379.03	\$2,426.61	\$2,474.19	\$2,438.50	\$2,487.27	\$2,536.04
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Tables/Chairs per 100	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A
Staging @ Current Staff Rates		N/A	N/A		N/A	N/A		N/A	N/A

Room Rental Rates

Vernon Recreation Centre Sunset Room	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$22.00	\$22.44	\$22.88	\$22.55	\$23.00	\$23.45	\$23.11	\$23.58	\$24.04
Adult	\$43.95	\$44.83	\$45.71	\$45.05	\$45.95	\$46.17	\$46.17	\$47.10	\$48.02
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$28.60	\$29.17	\$29.74	\$29.32	\$29.90	\$30.49	\$30.05	\$30.65	\$31.25
Daily Rate	\$108.70	\$110.87	\$113.05	\$111.42	\$113.65	\$115.87	\$114.20	\$116.49	\$118.77
C. Community Use									
Hourly Rate	\$43.95	\$44.83	\$45.71	\$45.05	\$45.95	\$46.85	\$46.17	\$47.10	\$48.02
Daily Rate	\$167.00	\$170.34	\$173.68	\$171.18	\$174.60	\$178.02	\$175.45	\$178.96	\$182.47
D. Commercial									
Resident Business - Hourly Rate	\$72.50	\$73.95	\$75.40	\$74.31	\$75.80	\$77.29	\$76.17	\$77.69	\$79.22
Resident Business Day Rate	\$275.55	\$281.06	\$286.57	\$282.44	\$288.09	\$293.74	\$289.50	\$295.29	\$301.08
Non-Resident Business Day Rate	\$551.10	\$562.12	\$573.14	\$564.88	\$576.18	\$587.47	\$579.00	\$590.58	\$602.16
E. Private Sponsored Entertainment									
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Tables/Chairs per 100	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A

Room Rental Rates

Vernon Recreation Centre Sunrise Room	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$30.90	\$31.52	\$32.14	\$31.67	\$32.31	\$32.94	\$32.46	\$33.11	\$33.76
Adult	\$61.80	\$63.04	\$64.27	\$63.35	\$64.61	\$64.93	\$64.93	\$66.23	\$67.53
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$40.15	\$40.95	\$41.76	\$41.15	\$41.98	\$42.80	\$42.18	\$43.03	\$43.87
Daily Rate	\$152.65	\$155.70	\$158.76	\$156.47	\$159.60	\$162.72	\$160.38	\$163.59	\$166.79
C. Community Use									
Hourly Rate	\$61.80	\$63.04	\$64.27	\$63.35	\$64.61	\$65.88	\$64.93	\$66.23	\$67.53
Daily Rate	\$234.85	\$239.55	\$244.24	\$240.72	\$245.54	\$250.35	\$246.74	\$251.67	\$256.61
D. Commercial									
Resident Business - Hourly Rate	\$99.00	\$100.98	\$102.96	\$101.48	\$103.50	\$105.53	\$104.01	\$106.09	\$108.17
Resident Business Day Rate	\$376.25	\$383.78	\$391.30	\$385.66	\$393.37	\$401.08	\$395.30	\$403.20	\$411.11
Non-Resident Business Day Rate	\$741.65	\$756.48	\$771.32	\$760.19	\$775.40	\$790.60	\$779.20	\$794.78	\$810.36
E. Private Sponsored Entertainment									
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Tables/Chairs per 100	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A

Room Rental Rates

Vernon Recreation Centre Willow Room	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$18.90	\$19.28	\$19.66	\$19.37	\$19.76	\$20.15	\$19.86	\$20.25	\$20.65
Adult	\$37.80	\$38.56	\$39.31	\$38.75	\$39.52	\$39.71	\$39.71	\$40.51	\$41.30
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$24.55	\$25.04	\$25.53	\$25.16	\$25.67	\$26.17	\$25.79	\$26.31	\$26.82
Daily Rate	\$93.30	\$95.17	\$97.03	\$95.63	\$97.55	\$99.46	\$98.02	\$99.98	\$101.94
C. Community Use									
Hourly Rate	\$37.80	\$38.56	\$39.31	\$38.75	\$39.52	\$40.29	\$39.71	\$40.51	\$41.30
Daily Rate	\$143.75	\$146.63	\$149.50	\$147.34	\$150.29	\$153.24	\$151.03	\$154.05	\$157.07
D. Commercial									
Resident Business - Hourly Rate	\$62.35	\$63.60	\$64.84	\$63.91	\$65.19	\$66.47	\$65.51	\$66.82	\$68.13
Resident Business Day Rate	\$237.00	\$241.74	\$246.48	\$242.93	\$247.78	\$252.64	\$249.00	\$253.98	\$258.96
Non-Resident Business	\$474.00	\$483.48	\$492.96	\$485.85	\$495.57	\$505.28	\$498.00	\$507.96	\$517.92
E. Private Sponsored Entertainment									
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Tables/Chairs per 100	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A

Room Rental Rates

Vernon Recreation Centre Kitchen Rental	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$22.50	\$22.95	\$23.40	\$23.06	\$23.52	\$23.99	\$23.64	\$24.11	\$24.58
Adult	\$31.10	\$31.72	\$32.34	\$31.88	\$32.52	\$32.67	\$32.67	\$33.33	\$33.98
C. Community Use									
Weekday Rate - Daily Rate	\$112.55	\$114.80	\$117.05	\$115.36	\$117.67	\$119.98	\$118.25	\$120.61	\$122.98
Weekend Rate - Daily Rate	\$225.10	\$229.60	\$234.10	\$230.73	\$235.34	\$239.96	\$236.50	\$241.23	\$245.96
D. Commercial									
Resident Business Weekday Daily Rate	\$168.80	\$172.18	\$175.55	\$173.02	\$176.48	\$179.94	\$177.35	\$180.89	\$184.44
Resident Business Weekend Daily Rate	\$337.65	\$344.40	\$351.16	\$346.09	\$353.01	\$359.93	\$354.74	\$361.84	\$368.93
Non-Resident Business Weekday Rate	\$337.65	\$344.40	\$351.16	\$346.09	\$353.01	\$359.93	\$354.74	\$361.84	\$368.93
Non-Resident Business Weekend Rate	\$675.25	\$688.76	\$702.26	\$692.13	\$705.97	\$719.82	\$709.43	\$723.62	\$737.81
H. Tables/Chairs/Staging/Bleachers									
Clean Up @ Current Staff Rates		N/A	N/A		N/A	N/A		N/A	N/A
Place Settings - Each*	\$2.25	N/A	N/A	\$2.31	N/A	N/A	\$2.36	N/A	N/A

NOTE: Weekend rates apply to Fridays, Saturdays, and Sundays

* The kitchen has 300 place settings which consist of 1 of each of the following: dinner plate, side plate, salad bowl, cup and saucer, fork, knife, and spoon. Linens, glasses, and salt and pepper shakers are not included.

Gymnasium Rates

Recreation Centre Dogwood Gymnasium	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Preschool	\$10.65	\$10.86	\$11.08	\$10.92	\$11.13	\$11.35	\$11.19	\$11.41	\$11.64
Youth	\$21.35	\$21.78	\$22.20	\$21.88	\$22.32	\$22.76	\$22.43	\$22.88	\$23.33
Adult	\$42.70	\$43.55	\$44.41	\$43.77	\$44.64	\$44.86	\$44.86	\$45.76	\$46.66
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$27.75	\$28.31	\$28.86	\$28.44	\$29.01	\$29.58	\$29.15	\$29.74	\$30.32
Daily Rate	\$277.50	\$283.05	\$288.60	\$284.44	\$290.13	\$295.82	\$291.55	\$297.38	\$303.21
C. Community Use									
Adult	\$42.70	\$43.55	\$44.41	\$43.77	\$44.64	\$45.52	\$44.86	\$45.76	\$46.66
Youth	\$27.75	\$28.31	\$28.86	\$28.44	\$29.01	\$29.58	\$29.15	\$29.74	\$30.32
Minor Sports Organization	\$21.35	\$21.78	\$22.20	\$21.88	\$22.32	\$22.76	\$22.43	\$22.88	\$23.33
D. Commercial									
Resident Business - Hourly Rate	\$60.80	\$62.02	\$63.23	\$62.32	\$63.57	\$64.81	\$63.88	\$65.16	\$66.43
Resident Business Day Rate	\$608.00	\$620.16	\$632.32	\$623.20	\$635.66	\$648.13	\$638.78	\$651.56	\$664.33
Non-Resident Business Hourly Rate	\$121.60	\$124.03	\$126.46	\$124.64	\$127.13	\$129.63	\$127.76	\$130.31	\$132.87
Non-Resident Business Day Rate	\$1,216.00	\$1,240.32	\$1,264.64	\$1,246.40	\$1,271.33	\$1,296.26	\$1,277.56	\$1,303.11	\$1,328.66
E. Private Sponsored Entertainment									
Resident Business Day Rate	\$730.65	\$745.26	\$759.88	\$748.92	\$763.89	\$778.87	\$767.64	\$782.99	\$798.34
Non-Resident Business Day Rate	\$1,461.35	\$1,490.58	\$1,519.80	\$1,497.88	\$1,527.84	\$1,557.80	\$1,535.33	\$1,566.04	\$1,596.74
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Bleachers (per day, per set)	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A

Gymnasium Rates

Priest Valley Arena Priest Valley Gymnasium	2026 Rate			2027 Rate			2028 Rate		
<i>Priest Valley Arena: 3409-35th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth	\$39.10	\$39.88	\$40.66	\$40.08	\$40.88	\$41.68	\$41.08	\$41.90	\$42.72
Adult	\$78.20	\$79.76	\$81.33	\$80.16	\$81.76	\$82.16	\$82.16	\$83.80	\$85.45
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$50.85	\$51.87	\$52.88	\$52.12	\$53.16	\$54.21	\$53.42	\$54.49	\$55.56
Daily Rate	\$508.50	\$518.67	\$528.84	\$521.21	\$531.64	\$542.06	\$534.24	\$544.93	\$555.61
C. Community Use									
Adult	\$78.20	\$79.76	\$81.33	\$80.16	\$81.76	\$83.36	\$82.16	\$83.80	\$85.45
Youth	\$50.85	\$51.87	\$52.88	\$52.12	\$53.16	\$54.21	\$53.42	\$54.49	\$55.56
Minor Sports Organization	\$39.10	\$39.88	\$40.66	\$40.08	\$40.88	\$41.68	\$41.08	\$41.90	\$42.72
D. Commercial									
Resident Business - Hourly Rate	\$129.90	\$132.50	\$135.10	\$133.15	\$135.81	\$138.47	\$136.48	\$139.21	\$141.94
Resident Business Day Rate	\$1,299.00	\$1,324.98	\$1,350.96	\$1,331.48	\$1,358.10	\$1,384.73	\$1,364.76	\$1,392.06	\$1,419.35
Non-Resident Business Hourly Rate	\$259.80	\$265.00	\$270.19	\$266.30	\$271.62	\$276.95	\$272.95	\$278.41	\$283.87
Non-Resident Business Day Rate	\$2,598.00	\$2,649.96	\$2,701.92	\$2,662.95	\$2,716.21	\$2,769.47	\$2,729.52	\$2,784.11	\$2,838.70
E. Private Sponsored Entertainment									
Resident Business Day Rate	\$1,900.85	\$1,938.87	\$1,976.88	\$1,948.37	\$1,987.34	\$2,026.31	\$1,997.08	\$2,037.02	\$2,076.96
Non-Resident Business Day Rate	\$3,801.70	\$3,877.73	\$3,953.77	\$3,896.74	\$3,974.68	\$4,052.61	\$3,994.16	\$4,074.04	\$4,153.93
F. Other - Current Contracts									
Vernon Boxing Club - 50% off April through September	\$899.55	\$917.54	\$935.53	\$922.04	\$940.48	\$958.92	\$945.09	\$963.99	\$982.89
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Tables/Chairs/Staging/Bleachers									
Bleachers (per day, per set)	\$57.70	N/A	N/A	\$59.14	N/A	N/A	\$60.62	N/A	N/A

Room Rental Rates

Lakers Clubhouse and Civic Memorial Building	2026 Rate			2027 Rate			2028 Rate		
<i>Lakers Clubhouse: 7000 Cummins Rd Civic Memorial: 3033 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Youth and Adult	\$19.20	\$19.58	\$19.97	\$19.68	\$20.07	\$20.47	\$20.17	\$20.58	\$20.98
B. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate	\$38.40	\$39.17	\$39.94	\$39.36	\$40.15	\$40.93	\$40.34	\$41.15	\$41.96
Daily Rate	\$384.00	\$391.68	\$399.36	\$393.60	\$401.47	\$409.34	\$403.44	\$411.51	\$419.58
C. Community Use									
Hourly Rate	59.05	\$60.23	\$61.41	\$60.53	\$61.74	\$62.95	\$62.04	\$63.28	\$64.52
Daily Rate	\$590.50	\$602.31	\$614.12	\$605.26	\$617.37	\$629.47	\$620.39	\$632.80	\$645.21
D. Commercial									
Resident Business - Hourly Rate	\$88.60	\$90.37	\$92.14	\$90.82	\$92.63	\$94.45	\$93.09	\$94.95	\$96.81
Resident Business Day Rate	\$886.00	\$903.72	\$921.44	\$908.15	\$926.31	\$944.48	\$930.85	\$949.47	\$968.09
Non-Resident Business Day Rate	\$177.15	\$180.69	\$184.24	\$181.58	\$185.21	\$188.84	\$186.12	\$189.84	\$193.56
Non-Resident Business Day Rate	\$1,771.50	\$1,806.93	\$1,842.36	\$1,815.79	\$1,852.10	\$1,888.42	\$1,861.18	\$1,898.41	\$1,935.63
E. Private Sponsored Entertainment									
Resident Business Day Rate	\$708.60	\$722.77	\$736.94	\$726.32	740.84	\$755.37	\$744.47	\$759.36	\$774.25
Non-Resident Business Day Rate	\$1,417.20	\$1,445.54	\$1,473.89	\$1,452.63	1481.68	\$1,510.74	\$1,488.95	\$1,518.72	\$1,548.50
F. Other - Current Contracts									
No Current Private Contracts									
G. Renter Setup / Takedown Time									
50% of Regular Rate									
H. Cleaning Fee									
Small Events - 25 or Less	\$37.00	N/A	N/A	\$37.93	N/A	N/A	\$38.87	N/A	N/A
Medium Events - 26 to 50	\$75.40	N/A	N/A	\$77.29	N/A	N/A	\$79.22	N/A	N/A
Large Events - more than 50	\$148.00	N/A	N/A	\$151.70	N/A	N/A	\$155.49	N/A	N/A

Swimming Pool Rental Rates

Vernon Aquatic Centre	2026 Rate			2027 Rate			2028 Rate		
<i>Recreation Centre: 3310 37th Ave</i>	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs									
Programs will pay a percentage agreed upon by departments									
B. Schools (Public and Private)									
Swim Lessons (25 students or more) - Hourly Rate	\$188.50	\$192.27	\$196.04	\$193.21	\$197.08	\$200.94	\$198.04	\$202.00	\$205.96
Swim Lessons (25 students or less) - Hourly Rate	\$119.70	\$122.09	\$124.49	\$122.69	\$125.15	\$127.60	\$125.76	\$128.28	\$130.79
C. Community Use									
<i>Adult</i>									
Private Swim Rental Hourly	\$157.10	\$160.24	\$163.38	\$161.03	\$164.25	\$167.47	\$165.05	\$168.35	\$171.66
Private Lane Rental Hourly	\$31.40	\$32.03	\$32.66	\$32.19	\$32.83	\$33.47	\$32.99	\$33.65	\$34.31
<i>Youth</i>									
Private Swim Rental Hourly	\$102.10	\$104.14	\$106.18	\$104.65	\$106.75	\$108.84	\$107.27	\$109.41	\$111.56
Private Lane Rental Hourly	\$20.40	\$20.81	\$21.22	\$20.91	\$21.33	\$21.75	\$21.43	\$21.86	\$22.29
<i>Minor Sports Organization</i>									
Private Swim Rental Hourly (includes NL certified coach)	\$78.55	\$80.12	\$81.69	\$80.51	\$82.12	\$83.73	\$82.53	\$84.18	\$85.83
Private Lane Rental Hourly	\$15.70	\$16.01	\$16.33	\$16.09	\$16.41	\$16.74	\$16.49	\$16.82	\$17.15
Swim Meet Rental Hourly (includes 3 certified staff)	\$188.50	\$192.27	\$196.04	\$193.21	\$197.08	\$200.94	\$198.04	\$202.00	\$205.96
D. Commercial									
Resident Business Swim Rental Hourly Rate	\$259.25	\$264.44	\$269.62	\$265.73	\$271.05	\$276.36	\$272.37	\$277.82	\$283.27
Resident Business Lane Rental Hourly Rate	\$51.85	\$52.89	\$53.92	\$53.15	\$54.21	\$55.27	\$54.47	\$55.56	\$56.65
Non-Resident Business Swim Rental Hourly Rate	\$518.50	\$528.87	\$539.24	\$531.46	\$542.09	\$552.72	\$544.75	\$555.64	\$566.54
Non-Resident Business Lane Rental Hourly Rate	\$103.70	\$105.77	\$107.85	\$106.29	\$108.42	\$110.54	\$108.95	\$111.13	\$113.31

NOTE: A Mandatory staff fee of \$62.85 per lifeguard will be added based on Swim Rental attendance

Sports Fields

DND and Grahame Ball Fields, Lakers Disc Golf				2026 Rate			2027 Rate			2028 Rate		
				Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. School District Fields*												
Adult - per field, per year				\$170.25	\$173.66	\$177.06	\$174.51	\$178.00	\$181.49	\$178.87	\$182.45	\$186.02
Youth - per field, per year				\$110.65	\$112.86	\$115.08	\$113.42	\$115.68	\$117.95	\$116.25	\$118.58	\$120.90
Minor Sports Organization - per field, per year				\$85.10	\$86.80	\$88.50	\$87.23	\$88.97	\$90.72	\$89.41	\$91.20	\$92.98
B. City of Vernon Playing Fields**												
Adult League Play - per field, per hour				\$24.35	\$24.84	\$25.32	\$24.96	\$25.46	\$25.96	\$25.58	\$26.09	\$26.61
Youth League Play - per field, per hour				\$15.80	\$16.12	\$16.43	\$16.20	\$16.52	\$16.84	\$16.60	\$16.93	\$17.26
Minor Sports Organization League Play - per field, per hour				\$12.15	\$12.39	\$12.64	\$12.45	\$12.70	\$12.95	\$12.77	\$13.02	\$13.28
Adult Tournament - per field, per day				\$243.50	\$248.37	\$253.24	\$249.59	\$254.58	\$259.57	\$255.83	\$260.94	\$266.06
Youth Tournament - per field, per day				\$158.50	\$161.67	\$164.84	\$162.46	\$165.71	\$168.96	\$166.52	\$169.85	\$173.19
Minor Sports Organization Tournament - per field, per day				\$121.50	\$123.93	\$126.36	\$124.54	\$127.03	\$129.52	\$127.65	\$130.20	\$132.76
C. Commercial												
Resident Business - per field, per day				\$302.45	\$308.50	\$314.55	\$310.01	\$316.21	\$322.41	\$317.76	\$324.12	\$330.47
Non-Resident Business - per field, per day				\$399.30	\$407.29	\$415.27	\$409.28	\$417.47	\$425.65	\$419.51	\$427.90	\$436.30
D. Lights (DND)												
Adult				\$37.10	N/A	N/A	\$38.03	N/A	N/A	\$38.98	N/A	N/A
Youth and Minor				\$18.55	N/A	N/A	\$19.01	N/A	N/A	\$19.49	N/A	N/A
E. Infield Maintenance Charge												
Per Drag				\$12.00	N/A	N/A	\$12.30	N/A	N/A	\$12.61	N/A	N/A

* City of Vernon books School District No. 22 fields after 5pm Weekdays and on weekends

**To guarantee diamonds by a specific community group, on a regular basis, a rental contract must be obtained and fees apply

NOTE: City of Vernon will not be responsible for lining diamonds. Lime and liner will be available at facilities with adequate onsite storage

Sports Fields

Marshall, Lakeview, MacDonald, Graham, Alexis, DND Soccer	2026 Rate			2027 Rate			2028 Rate		
	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. City of Vernon Playing Fields*									
Adult League Play - per field, per hour	\$28.00	\$28.56	\$29.12	\$28.70	\$29.27	\$29.85	\$29.42	\$30.01	\$30.59
Youth League Play - per field, per hour	\$18.20	\$18.56	\$18.93	\$18.66	\$19.03	\$19.40	\$19.12	\$19.50	\$19.89
Minor Sports Organization League Play - per field, per hour	\$14.00	\$14.28	\$14.56	\$14.35	\$14.64	\$14.92	\$14.71	\$15.00	\$15.30
Adult Tournament - per field, per day	\$280.00	\$285.60	\$291.20	\$287.00	\$292.74	\$298.48	\$294.18	\$300.06	\$305.94
Youth Tournament - per field, per day	\$182.00	\$185.64	\$189.28	\$186.55	\$190.28	\$194.01	\$191.21	\$195.04	\$198.86
Minor Sports Organization Tournament - per field, per day	\$140.00	\$142.80	\$145.60	\$143.50	\$146.37	\$149.24	\$147.09	\$150.03	\$152.97
B. Commercial									
Resident Business - per field, per day	\$302.45	\$308.50	\$314.55	\$310.01	\$316.21	\$322.41	\$317.76	\$324.12	\$330.47
Non-Resident Business - per field, per day	\$399.30	\$407.29	\$415.27	\$409.28	\$417.47	\$425.65	\$419.51	\$427.90	\$436.30

Sports Fields

Volleyball, Tennis, Pickleball		2026 Rate			2027 Rate			2028 Rate		
		Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Recreation Programs										
Adult - per court, per hour		\$9.15	\$9.33	\$9.52	\$9.38	\$9.57	\$9.75	\$9.61	\$9.81	\$10.00
Youth - per court, per hour		\$4.60	\$4.69	\$4.78	\$4.72	\$4.81	\$4.90	\$4.83	\$4.93	\$5.03
B. School District No. 22										
During school hours		N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Hourly Rate		\$24.55	\$25.04	\$25.53	\$25.16	\$25.67	\$26.17	\$25.79	\$26.31	\$26.82
Daily Rate		\$93.30	\$95.17	\$97.03	\$95.63	\$97.55	\$99.46	\$98.02	\$99.98	\$101.94
C. Community Use										
Adult - per court, per hour		\$9.15	\$9.33	\$9.52	\$9.38	\$9.57	\$9.75	\$9.61	\$9.81	\$10.00
Youth - per court, per hour		\$5.95	\$6.07	\$6.19	\$6.10	\$6.22	\$6.34	\$6.25	\$6.38	\$6.50
Minor Sports Organization - per court, per hour		\$4.60	\$4.69	\$4.78	\$4.72	\$4.81	\$4.90	\$4.83	\$4.93	\$5.03
D. Commercial										
Resident Business - per court, per hour		\$15.05	\$15.35	\$15.65	\$15.43	\$15.73	\$16.04	\$15.81	\$16.13	\$16.44
Non-Resident Business - per court, per hour		\$30.15	\$30.75	\$31.36	\$30.90	\$31.52	\$32.14	\$31.68	\$32.31	\$32.94

NOTE: Pickleball rates are per four courts per hour

Picnic Shelter

Various Locations	2026 Rate			2027 Rate			2028 Rate		
	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. School District No. 22									
During school hours	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C	N/C
Daily Rate	\$120.65	\$123.06	\$125.48	\$123.67	\$126.14	\$128.61	\$126.76	\$129.29	\$131.83
Timeslot Rate	\$60.35	\$61.56	\$62.76	\$61.86	\$63.10	\$64.33	\$63.41	\$64.67	\$65.94
B. Community Use									
Daily Rate (over 4 hours)	\$185.65	\$189.36	\$193.08	\$190.29	\$194.10	\$197.90	\$195.05	\$198.95	\$202.85
Timeslot Rate	\$92.85	\$ 94.71	\$ 96.56	\$95.17	\$97.07	\$98.98	\$97.55	\$99.50	\$101.45
C. Commercial									
Resident Business - Daily Rate	\$236.25	\$ 240.98	\$245.70	\$242.16	\$247.00	\$251.84	\$248.21	\$253.17	\$258.14
Resident Business - per timeslot	\$ 118.15	\$120.51	\$122.88	\$121.10	\$123.53	\$125.95	\$124.13	\$126.61	\$129.10
Non-Resident Business - Daily Rate	\$312.25	\$318.50	\$324.74	\$320.06	\$326.46	\$332.86	\$328.06	\$334.62	\$341.18
Non-Resident Business - per timeslot	\$156.15	\$159.27	\$162.40	\$160.05	\$163.25	\$166.46	\$164.06	\$167.34	\$170.62

Timeslots Available: 8am-12pm, 12:30pm-4:30pm, 5pm-9pm

Note: rental to include washroom, existing utilities and existing picnic tables, where available. Tables and chairs are not included

Parks

Polson Park	2026 Rate			2027 Rate			2028 Rate		
	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Polson Park									
Green Spaces	\$56.80	\$57.94	\$59.07	\$58.22	\$59.38	\$60.55	\$59.68	\$60.87	\$62.06
B. Oval - Community Use									
Adult - Daily Rate	\$243.95	\$248.83	\$253.71	\$250.05	\$255.05	\$260.05	\$256.30	\$261.43	\$266.55
Youth - Daily Rate	\$158.55	\$161.72	\$164.89	\$162.51	\$165.76	\$169.01	\$166.58	\$169.91	\$173.24
Minor Sports Organization - Daily Rate	\$121.95	\$124.39	\$126.83	\$125.00	\$127.50	\$130.00	\$128.12	\$130.69	\$133.25
C. Oval - Commercial									
Resident Business - Daily Rate	\$312.25	\$318.50	\$324.74	\$320.06	\$326.46	\$332.86	\$328.06	\$334.62	\$341.18
Non-Resident Business - Daily Rate	\$361.70	\$368.93	\$376.17	\$370.74	\$378.16	\$385.57	\$380.01	\$387.61	\$395.21
D. Structures - Community Use									
Adult - Daily Rate	\$120.85	\$123.27	\$125.68	\$123.87	\$126.35	\$128.83	\$126.97	\$129.51	\$132.05
Youth - Daily Rate	\$ 78.55	\$80.12	\$81.69	\$80.51	\$82.12	\$83.73	\$82.53	\$84.18	\$85.83
Minor - Daily Rate	\$60.40	\$61.61	\$62.82	\$61.91	\$63.15	\$64.39	\$63.46	\$64.73	\$66.00

NOTE: Polson Park permit charge is for the permit only. Additional charges will be levied for additional services (ie: tables, chairs, washroom cleans, garbage's, etc) according to the fee schedule associated with Event Permits

Special Event Permits

Various Locations	2026 Rate			2027 Rate			2028 Rate		
	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Park Permit									
Daily Rate	\$131.60	\$134.23	\$136.86	\$134.89	\$137.59	\$140.29	\$138.26	\$141.03	\$143.79
B. Rental Extras									
Extra Garbage Cans - each	\$12.60	N/A	N/A	\$12.92	N/A	N/A	\$13.24	N/A	N/A
Washroom Cleans - per clean	As per current contract	N/A	N/A	As per current contract	N/A	N/A	As per current contract	N/A	N/A
Portable Washrooms - each (per event)	As per current contract	N/A	N/A	As per current contract	N/A	N/A	As per current contract	N/A	N/A
Bleachers - each (per event)	\$190.30	N/A	N/A	\$195.06	N/A	N/A	\$199.93	N/A	N/A
Barricades and Cones - 24 or less (per event)	\$95.15	N/A	N/A	\$97.53	N/A	N/A	\$99.97	N/A	N/A
Barricades and Cones - 25 or more (per event)	\$190.30	N/A	N/A	\$195.06	N/A	N/A	\$199.93	N/A	N/A
Additional Field Lining (per field)	Current Staff Rates	N/A	N/A	Current Staff Rates	N/A	N/A	Current Staff Rates	N/A	N/A
Weekend Callout Washroom Service	As per current contract	N/A	N/A	As per current contract	N/A	N/A	As per current contract	N/A	N/A
C. Additional Staff Requirements									
At Current Staff Rates		N/A	N/A		N/A	N/A		N/A	N/A

NOTE: road signage is not provided by the City of Vernon

Administration Fees

Various Locations	2026 Rate			2027 Rate			2028 Rate		
	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee	Rate	2% Facility Fee	4% Facility Fee
A. Administration Fees									
Program Withdrawal Fee*		N/A	N/A		N/A	N/A		N/A	N/A
Key Deposit – refundable upon return	\$200.00	N/A	N/A	\$200.00	N/A	N/A	\$200.00	N/A	N/A
Additional Staff Requirements	current staff rate	N/A	N/A	current staff rate	N/A	N/A	current staff rate	N/A	N/A
Insufficient Funds Charge	\$30.00	N/A	N/A	\$30.00	N/A	N/A	\$30.00	N/A	N/A
Staff Overtime	current staff rate	N/A	N/A	current staff rate	N/A	N/A	current staff rate	N/A	N/A
Damage Deposit**	\$200.00	N/A	N/A	\$200.00	N/A	N/A	\$200.00	N/A	N/A
Event Application Fee	\$100.00	N/A	N/A	\$100.00	N/A	N/A	\$100.00	N/A	N/A
Event Deposit	20% of total contract fee	N/A	N/A	20% of total contract fee	N/A	N/A	20% of total contract fee	N/A	N/A
Audio and Visual Assistance	current staff rate	N/A	N/A	current staff rate	N/A	N/A	current staff rate	N/A	N/A

* Approved Program Withdrawal Fees are subject to a 10% administration fee

** A minimum \$200 damage deposit is required for all rentals. At the sole discretion of the City of Vernon the amount can vary based on size and type of event

THE CORPORATION OF THE CITY OF VERNON

BYLAW 6040

A Bylaw to authorize a Housing Agreement
for 6545 Okanagan Landing Road

WHEREAS Section 483 of the *Local Government Act* provides that Council may enter into a housing agreement with an owner which may include terms and conditions regarding the occupancy of the housing units identified in the Agreement; and

WHEREAS Council wishes to enter into such an agreement regarding the development and provision of rental housing units on lands located within the City of Vernon;

NOW THEREFORE the Council of the City of Vernon in open meeting assembled enacts as follows:

1. This Bylaw may be cited for all purposes as “**6545 Okanagan Landing Road Housing Agreement Bylaw 6040, 2025**”.
2. The Council of the City of Vernon hereby authorizes the Mayor and Corporate Officer to enter into an agreement with the owner of Lot 1, District Lot 62, ODYD, Plan 9738 on behalf of the City of Vernon, as set out in **Schedule “A”**, attached hereto and forming part of this Bylaw (the “Agreement”).
3. The lands identified in the Agreement are located at 6545 Okanagan Landing Road and are legally described as: Lot 1, District Lot 62, ODYD, Plan 9738.
4. The Mayor and Corporate Officer are authorized to execute any documents required to give effect to the Agreement.

READ A FIRST TIME this
READ A SECOND TIME this
READ A THIRD TIME this

11th day of August, 2025.
11th day of August, 2025.
11th day of August, 2025.

ADOPTED THIS day of, 2025.

Mayor

Corporate Officer

Schedule 'A'
Attached to and forming part of Bylaw 6040
“6545 Okanagan Landing Road Housing Agreement Bylaw 6040, 2025”

PART 2 – TERMS OF INSTRUMENT

SECTION 219 COVENANT
(HOUSING AGREEMENT — AFFORDABLE HOUSING)

THIS AGREEMENT dated for reference _____, 2025.

BETWEEN:

OKANAGAN VILLAGE HOUSING SOCIETY, INC. NO. S0052650
100-3502 27th Avenue,
Vernon, British Columbia V1T 7A1

(the “**Owner**”)

AND:

THE CORPORATION OF THE CITY OF VERNON
3400 - 30th Street
Vernon, British Columbia, V1T 5E6

(the “**City**”)

Background

- A. The Owner is the registered owner of the Lands;
- B. The Owner wishes to develop the Lands to construct a 6-storey, 101 unit multi-family rental building to provide affordable rental housing, together with parking, landscaping, servicing and amenities (the “**Development**”);
- C. The Council of the City has or will enact a bylaw under section 483 of the *Local Government Act* to enter into this Agreement and the section 219 covenant contemplated by this Agreement;
- D. Section 219 of the *Land Title Act* permits the registration of a covenant of a negative or positive nature in favour of the City in respect of the use of land or construction on land;
- E. Section 483 of the *Local Government Act* permits the City, by bylaw, to enter into an agreement in respect to the provision, tenure, management and operation of affordable housing; and
- F. The Owner and the City wish to enter into this Agreement to provide for affordable rental housing on the terms and conditions set out in this Agreement, which is both a covenant under Section 219 of the *Land Title Act* and a housing agreement under Section 483 of the *Local Government Act*,

Terms of Agreement

In consideration of good and valuable consideration (the receipt and sufficiency of which is acknowledged by both parties), and in consideration for the promises exchanged below, the parties covenant and agree as follows:

Part 1. DEFINITIONS AND INTERPRETATION

1. In this Agreement,
 - (a) **"Affordable Housing Unit"** means a Dwelling reserved for use as a Deep Subsidy Unit, a Low and Moderate Income Unit or a Middle Income Unit in accordance with this Agreement;
 - (b) **"Affordable Rent"** means, as the case may be, Rent that BC Housing determines to be affordable for Residents meeting the Deep Subsidy Income Limits, the Low and Moderate Income Limits, from time to time;
 - (c) **"BC Housing"** means the British Columbia Housing Management Commission, and its successors from time to time;
 - (d) **"Building"** means a building constructed on the Lands from time to time;
 - (e) **"CPI"** means the All-Items Consumer Price Index for British Columbia, published from time to time by Statistics Canada, or its successor in function;
 - (f) **"Daily Amount"** means \$100.00 per day as of January 1, 2025 adjusted thereafter by an amount determined by multiplying \$100.00 by the percentage change in the CPI from January 1, 2025 to January 1 of the year that a written notice is delivered to the Owner by the City pursuant to section 26;
 - (g) **"Deep Subsidy Unit"** means a Dwelling occupied by a Resident whose Income does not exceed the Deep Subsidy Income Limits determined by BC Housing from time to time;
 - (h) **"Dwelling"** means a self-contained residential dwelling in the Development;
 - (i) **"General Instrument"** means the Form C under the Land Title (Transfer Forms) Regulations, as amended, and all schedules and addenda to the Form C charging the Lands to which these Express Charge Terms are attached;
 - (j) **"Greater Vernon"** means the City of Vernon, the District of Coldstream and electoral areas B and C of the Regional District of North Okanagan;
 - (k) **"Income"** means the total payments received by a Resident from work, social assistance, pensions, interest, assets and other earnings;
 - (l) **"Lands"** means those lands and premises located at 6545 Okanagan Landing Road, Vernon B.C. V1H 1M5, legally described as Lot 1 District Lot 62 Osoyoos Division Yale District Plan 9738, PID: 009-640-461;

- (m) **“Low and Moderate Income Unit”** means a Dwelling occupied by a Resident whose Income does not exceed the Low and Moderate Income Limits determined by BC Housing from time to time;
- (n) **“Middle Income Unit”** means a Dwelling occupied by a Resident whose Income does not exceed the Middle Income Limits determined by BC Housing from time to time;
- (o) **“Owner”** includes any person who is a registered owner of the Lands from time to time;
- (p) **“Person”** includes an individual, corporation, body corporate, partnership, joint venture, association, trust, or unincorporated organization or any trustee, executor, administrator, or other legal representative thereof;
- (q) **“Prime Rate”** means the annual rate of interest, expressed as a percentage, used as a reference rate by the Royal Bank of Canada at its main branch in Vernon, British Columbia for Canadian dollar loans and designated by the Royal Bank of Canada from time to time;
- (r) **“Rent”** means the monthly amount that a Resident (as a tenant) must pay to the Owner (as a landlord) to occupy a Dwelling;
- (s) **“Resident”** means the person or persons meeting the eligibility requirements set out in Part 2 and occupying an Affordable Housing Unit pursuant to a Tenancy Agreement and
- (t) **“Tenancy Agreement”** means an agreement, lease, license or other right under which a Resident may occupy a Dwelling.

2. In this Agreement,

- (a) references to Deep Subsidy Income Limits, Low and Moderate Income Limits and Middle Income Limits shall mean references to those income limits published by BC Housing from time to time;
- (b) any reference to the singular includes a reference to the plural, and vice versa, unless the context requires otherwise;
- (c) article and section headings have been inserted for ease of reference only and are not to be used in interpreting this Agreement;
- (d) if a word or expression is defined in this Agreement, other parts of speech and grammatical forms of the same word or expression have corresponding meanings;
- (e) any reference to any enactment includes any regulations, orders or directives made under the authority of that enactment;
- (f) any reference to any enactment is a reference to that enactment as consolidated revised, amended, re-enacted or replaced, unless otherwise expressly provided;
- (g) the provisions of Section 25 of the *Interpretation Act* with respect to the calculation of time apply;
- (h) time is of the essence of this Agreement;
- (i) all provisions are to be interpreted as always speaking;

- (j) any reference to a “party” is a reference to a party to this Agreement and to that party’s respective successors, assigns, trustees, administrators and receiver;
 - (k) any reference to a “day”, “month”, “quarter” or “year” is a reference to a calendar day, calendar month, calendar quarter or calendar year, as the same case may be, unless otherwise expressly provided; and
 - (l) where the word “including” is followed by a list, the contents of the list are not intended to circumscribe the generality of the expression preceding the word “including”.
3. This Agreement may be modified or amended from time to time, by bylaw duly passed by the Council of the City and signed by the parties.
 4. This Agreement, and any documents signed by the Owner contemplated by this Agreement, represents the whole agreement between the City and the Owner respecting the use and occupation of the Affordable Housing Units, and there are no warranties, representations, conditions or collateral agreements made by either party except as set out in the Agreement.
 5. If any provision of this Agreement is found to be invalid or unenforceable such provision or any part thereof will be severed from this Agreement and the resultant remainder of this Agreement will remain in full force and effect.
 6. The laws of British Columbia will apply to this Agreement and all statutes referred to in this Agreement are enactments of the Province of British Columbia. Without limiting the foregoing, in the event of any conflict between any provision of this Agreement and the *Residential Tenancy Act*, this Agreement is without effect to the extent of the conflict.

Part 2. DESIGNATION OF AFFORDABLE HOUSING UNITS; ELIGIBILITY OF RESIDENTS

7. All Dwellings contained in the Development from time to time will be used only as Affordable Housing Units for Residents at Affordable Rent.
8. The Owner will make all reasonable efforts to achieve the following:
 - (a) 30% of Dwellings to be Middle Income Units;
 - (b) 50% of Dwellings to be Low and Moderate Income Units; and
 - (c) 20% of Dwellings to be Deep Subsidy Units.
9. The Owner will determine if a prospective Resident is eligible to occupy an Affordable Housing Unit based on the following criteria:
 - (a) households with Income not exceeding the Middle Income Limits are eligible for housing in Middle Income Units;
 - (b) households with Income not exceeding the Low and Moderate Income Limits are eligible for housing in Low and Moderate Income Units;
 - (c) households with Income not exceeding the Deep Subsidy Income Limits are eligible for housing in Deep Subsidy Units; and

- (d) the prospective Resident must have resided in Greater Vernon for a minimum period of twelve months prior to occupying the Affordable Housing Unit; provided, however, if an individual the prospective Resident does not meet the foregoing criteria but has significant needs and requires proximity to services, that prospective Resident will not be required to meet this component of the eligibility requirements, and

in determining a prospective Resident's eligibility, the Owner, so long as it acts honestly and in good faith, is entitled to rely on all information provided by the prospective Resident and the Owner will have no liability if the prospective Resident intentionally or unintentionally provides any incorrect information.

- 10. Notwithstanding section 9, the following persons may occupy an Affordable Housing Unit as a Resident:
 - (a) persons designated by agreement between the City and the Owner; and
 - (b) employees of the Owner and other authorized personnel required to operate and maintain the Building.
- 11. The Owner shall provide to the City, on the 1st day of February in each calendar year, a report in writing confirming all Dwellings are being rented in accordance with this Agreement, together with such other information as may be reasonably requested by the City from time to time.
- 12. Subject to section 10, the Owner will not rent Affordable Housing Units to any person that does not meet the eligibility criteria in section 9.

Part 3. USE AND OCCUPANCY OF RENTAL HOUSING UNITS

- 13. The Owner will not lease, rent, license or permit occupancy of an Affordable Housing Unit except as follows:
 - (a) to a Resident;
 - (b) at Affordable Rent;
 - (c) as a permanent residence; and
 - (d) pursuant to a Tenancy Agreement.
- 14. The Owner will include in the Tenancy Agreement a clause that prohibits the Tenancy Agreement from being assigned or the Affordable Housing Unit from being sublet.
- 15. The Tenancy Agreement will identify all occupants of the Affordable Housing Unit and will stipulate that anyone not identified in the Tenancy Agreement will be prohibited from residing in the Affordable Housing Unit for more than 30 consecutive days or more than 45 days total in any calendar year.
- 16. Subject to notice requirements under the *Residential Tenancy Act*, the Owner will include in the Tenancy Agreement a clause entitling the Owner to terminate the Tenancy Agreement if one or more of the following occurs:
 - (a) the tenant is not an Eligible Resident;

- (b) the Affordable Housing Unit is occupied by a number of occupants that exceeds the number of individuals that the City's building inspector determines may reside in the Affordable Housing Unit given the number and size of bedrooms in the Affordable Housing Unit and in light of any relevant standards set by the City in any bylaws of the City;
 - (c) the Affordable Housing Unit remains vacant for three consecutive months or longer, notwithstanding the timely payment of Rent;
 - (d) the Affordable Housing Unit is sublet; or
 - (e) the Tenancy Agreement is assigned.
17. The Owner will not itself occupy any of the Affordable Housing Units.
 18. The Owner will not charge rent higher than Affordable Rent for the use of an Affordable Housing Unit.
 19. The Owner will ensure that the number of individuals who permanently reside in an Affordable Housing Unit must be equal to or less than the number of individuals the City's building inspector determines may reside in the Affordable Housing Unit given the number and size of bedrooms in the Affordable Housing Unit and in light of any relevant standards set by the City in any bylaws of the City.
 20. The Owner will deliver a true copy of the Tenancy Agreement to the City upon request.

Part 4. MANAGEMENT AND OPERATION

21. The Owner will furnish good and efficient management and operation of the Development and the Affordable Housing Units and will permit representatives of the City to inspect the Development and the Affordable Housing Units at any reasonable time, subject to the notice provisions in the *Residential Tenancy Act*.
22. The Owner will maintain the Development and the Affordable Housing Units in a satisfactory state of repair and fit for habitation and will comply with all laws, including health and safety standards applicable to the Lands.
23. The Owner will not assign or delegate management and operation of the Affordable Housing Units to any entity, except with the prior written consent of the City. In considering whether to provide consent, the City will be entitled to consider (without being exhaustive) whether the proposed entity is a society or a non-profit organization experienced in providing affordable housing.

Part 5. CITY INQUIRIES AND INSPECTIONS

24. On or before the first day of February in each calendar year and from time to time at the request of the City, the Owner will deliver to the City:
 - (a) such supporting documents, including a statutory declaration sworn by a Resident, as the City may reasonably require confirming that the Resident meets the eligibility requirements of Part 2; and

- (b) a report in writing confirming that all Affordable Housing Units that are rented at the time are being rented in accordance with this Agreement, together with such other information as may be reasonably requested by the City from time to time.
- 25. The Owner hereby irrevocably authorizes the City to make such inquiries as the City reasonably considers necessary in order to confirm the Owner is complying with this Agreement and irrevocably authorizes and directs the recipient of the request for information from the City to provide such information to the City.
- 26. The Owner will permit representatives of the City to inspect the Development and the Affordable Housing Units for compliance with this Agreement at any reasonable time, subject to the notice provisions in the *Residential Tenancy Act*.

Part 6. DEFAULT AND REMEDIES

- 27. In addition to any other remedies available to the City under this Agreement or at law or equity, if an Affordable Housing Unit is used or occupied in breach of this Agreement the Owner will pay to the City the Daily Amount for every day that the breach continues after 30 days written notice from the City to the Owner stating the particulars of the breach or, if such breach cannot, using reasonable efforts, be remedied within 30 days, such longer period as may reasonably be required to remedy such breach. The Daily Amount will be increased on January 1 of each year by an amount calculated by multiplying the Daily Amount as of the previous January 1 by the percentage increase in the CPI during the immediately preceding calendar year. The Daily Amount is due and payable immediately upon receipt by the Owner of an invoice from the City for the same.
- 28. The Owner acknowledges and agrees that damages are not an adequate remedy for breach of the covenants contained in this Agreement and that, in the event of any such breach, the City will be entitled to apply to a Court of competent jurisdiction for an order restraining and prohibiting the continuance of any such breach.
- 29. All remedies of the City will be cumulative and may be exercised by the City in any order or concurrently in case of any breach and each remedy may be exercised any number of times with respect to each breach. Waiver of or delay in the City exercising any or all remedies will not prevent the later exercise of any remedy for the same breach or any similar or different breach.

Part 7. DEMOLITION OF AN AFFORDABLE HOUSING UNIT

- 30. The Owner will not demolish an Affordable Housing Unit unless:
 - (a) the Owner has obtained the written opinion of a professional engineer or architect who is at arm's length to the Owner that it is no longer reasonable or practical to repair or replace any structural component of the Affordable Housing Unit, and the Owner has delivered to the City a copy of the engineer's or architect's report; or
 - (b) the Building is damaged or destroyed, to the extent of 40% or more of their value above its foundations, as determined by the City in its sole discretion, and

a demolition permit for the Affordable Housing Unit or the Building, as the case may be, has been issued by the City (unless the Affordable Housing Unit has been destroyed by an accident, act of

God, or sudden and unanticipated force) and the Affordable Housing Unit or the Building is to be demolished in accordance with that permit.

31. Following demolition of an Affordable Housing Unit or the Building, the Owner will use and occupy any replacement Affordable Housing Unit in compliance with this Housing Agreement, and this Agreement will apply to the construction of any replacement Affordable Housing Unit to the same extent and in the same manner as the original Affordable Housing Unit. The replacement Affordable Housing Unit must be approved by the City as an Affordable Housing Unit in accordance with this Agreement.

Part 8. MISCELLANEOUS

32. The Owner acknowledges and agrees that this Agreement constitutes a covenant under Section 219 of the *Land Title Act* and a housing agreement entered into under Section 483 of the *Local Government Act*.
33. The Owner will indemnify and save harmless the City and each of its elected officials, officers, directors, and agents, and their respective heirs, executors, administrators, personal representatives, successors and assigns, from and against all claims, demands, actions, loss, damage, costs and liabilities, which all or any of them will or may be liable for or suffer or incur or be put to by reason of or arising out of:
 - (a) any act or omission of the Owner, or its officers, directors, agents, contractors or other persons for whom at law the Owner is responsible relating to this Agreement;
 - (b) the Owner's construction, maintenance, ownership, lease, operation, management or financing of the Lands, the Development or any Affordable Housing Unit;
 - (c) without limitation, any breach of this Agreement by the Owner; and
 - (d) the exercise by the City of any of its rights under this Agreement.
34. The Owner by this Agreement releases and forever discharges the City and each of its elected officials, officers, directors, and agents, and its and their respective heirs, executors, administrators, personal representatives, successors and assigns, from and against all claims, demands, damages, actions, or causes of action by reason of or arising out of or which would or could not occur but for:
 - (a) any act or omission of the Owner, or its officers, directors, agents, contractors or other persons for whom at law the Owner is responsible relating to this Agreement;
 - (b) the Owner's construction, maintenance, ownership, lease, operation, management or financing of the Lands, the Development or any Affordable Housing Unit;
 - (c) any breach of this Agreement by the Owner; and
 - (d) the exercise by the City of any of its rights under this Agreement.
35. This Agreement does not:

- (a) affect or limit the discretion, rights, duties or powers of the City under any enactment or at common law, including in relation to the use or subdivision of the Lands;
 - (b) impose on the City any legal duty or obligation, including any duty of care or contractual or other legal duty or obligation, to enforce this Agreement;
 - (c) affect or limit any enactment relating to the use or subdivision of the Lands; or
 - (d) relieve the Owner from complying with any enactment, including in relation to the use or subdivision of the Lands.
- 36. Notwithstanding section 35, the Lands will not be subdivided pursuant to the *Land Title Act*, the *Strata Property Act*, or by means of a leasehold subdivision, and will not be organized as “cooperative interests” or “shared interest in land” as defined in the *Real Estate Development Marketing Act*.
- 37. The Owner and the City agree that:
 - (a) this Agreement is entered into only for the benefit of the City;
 - (b) this Agreement is not intended to protect the interests of the Owner, any Resident, or any future owner, lessee, occupier or user of the Lands, the Development or any Affordable Housing Unit; and
 - (c) the City may at any time execute a release and discharge of this Agreement, without liability to anyone for doing so, and without obtaining the consent of the Owner.
- 38. Any notice, request or demand provided for in this Agreement will be in writing and sufficiently given if served personally upon the party for whom such notice was intended, or, if mailed by registered mail to the addresses set out above or to such other address as a party may notify the other in accordance with this section. All notices given by mail under this section will be deemed to be received three days following its posting, if posted at Vernon, British Columbia, provided that after the time of posting there will be any slowdown, strike or labour dispute which might affect the delivery of notice by mail, then such notice will only be effective if actually delivered. Either party may, at any time, give notice in writing to the other of any change of address and thereafter all notices will be mailed to the new address so given.
- 39. This Agreement will enure to the benefit of and be binding upon the parties and their respective heirs, executors, administrators, representatives, successors and assigns.
- 40. Each of the parties will, on demand by another party execute and deliver or cause to be executed and delivered all such further documents and instruments and do all such further acts and things as the other may reasonably require to evidence, carry out and give full effect to the terms, conditions, intent and meaning of this Agreement.
- 41. This Agreement runs with the Lands and every parcel into which it is Subdivided. All of the covenants and agreements contained in this Agreement are made by the Owner for itself, its personal administrators, successors and assigns, and all persons who after the date of this Agreement, acquire an interest in the Lands.

42. The Owner is only liable for breaches of this Agreement that occur while the Owner is the registered owner of the Lands.
43. Where the City is required or permitted by this Agreement to form an opinion, exercise a discretion, express satisfaction, make a determination or give its consent, the Owner agrees that the City is under no public law duty of fairness or natural justice in that regard and agrees that the City may do any of those things in the same manner as if it were a private party and not a public body.
44. The Owner will do everything necessary to ensure this Agreement is registered against the Lands in priority to all financial charges and encumbrances which may have been registered against the Lands, excepting those specifically approved in writing by the City or in favour of the City.
45. The Owner acknowledges the City must file a notice under Section 483(5) of the *Local Government Act* against the title to the Lands.
46. Nothing in this Agreement will constitute the Owner as the agent, joint venture, or partner of the City or give the Owner any authority to bind the City in any way.
47. By executing and delivering this Agreement the Owner intends to create both a contract and a deed executed and delivered under seal.

AS EVIDENCE OF THEIR AGREEMENT the parties have executed this Agreement as of the date first written above on one or more pages of the General Instrument.

**OKANAGAN VILLAGE HOUSING SOCIETY,
INC.NO. S0052650**

THE CORPORATION OF THE CITY OF VERNON

Authorized Signatory

Mayor

Authorized Signatory

Corporate Officer

THE CORPORATION OF THE CITY OF VERNON

BYLAW 6046

A bylaw to amend the City of Vernon Zoning
Bylaw 6000

WHEREAS the Council of the Corporation of the City of Vernon has determined to amend the “Zoning Bylaw 6000”;

AND WHEREAS in accordance with the provisions of Section 464 of the *Local Government Act*, and all amendments thereto, no public hearing was held;

NOW THEREFORE the Council of the Corporation of the City of Vernon, in open meeting assembled, enacts as follows:

1. This bylaw may be cited as **“7295 Okanagan Landing Road and 2525 Lakeshore Road Zoning Amendment Bylaw 6046, 2025”**.
2. Pursuant to the Official Zoning Map, Schedule “A” attached to and forming part of Bylaw 6000, is hereby amended as follows:

That the following legally described lands be rezoned from **“CD7 – Comprehensive Development Area”** and to **“RCC – Resort Commercial Centre”**

Legal Description:

**LOT 5, PLAN KAP58651, DL 62, ODYD
(Lakeshore Road)**

**LOT A, PLAN EPP57999, SEC 30, TWP 9, DL 62, ODYD
(7295 Okanagan Landing Road and 2525 Lakeshore Road)**

and by changing the Zoning Map accordingly, all in accordance with the area outlined in bold, as shown on Schedule "A" attached to and forming part of this bylaw.

3. Zoning Bylaw 6000 is hereby ratified and confirmed in every other respect.

READ A FIRST TIME this 11th day of August, 2025

READ A SECOND TIME this 11th day of August, 2025

READ A THIRD TIME this 11th day of August, 2025

ADOPTED this day of ,2025.

Mayor

Corporate Officer

SCHEDULE 'A'
Attached to and Forming Part of Bylaw 6046
"7295 Okanagan Landing Road and 2525 Lakeshore Road Zoning Amendment
Bylaw 6046, 2025"

