



OFFICE OF THE CITY CLERK COUNCIL SERVICES

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CAO APPROVAL

The Chief Administrative Officer approved the following recommendation:

Report Number: CAO 64/2024
Approved: Thursday, March 28, 2024

I. THAT **APPROVAL BE GIVEN** to amend the license agreement between The Corporation of the City of Windsor and Windsor Minor Football Association as follows:

INSERT:

BASIC TERMS:

- q) **Special Provisions** The Licensee acknowledges its obligations in accordance with City By-law No. 131-2019 and City By-law No. 113-2006, and specifically that it shall not possess, consume, serve or sell alcohol, or engage in smoking any lighted or heated equipment used to smoke or vaporize any tobacco or non-tobacco product, within the Licensed Space

II. THAT **APPROVAL BE GIVEN** to renew the license agreement with the Windsor Minor Football Association for exclusive use of space in the building located in Mic Mac Park, Windsor, in accordance with the following terms:

BASIC TERMS:

- a) **Licensee** Windsor Minor Football Association
- b) **Commencement Date** April 1, 2024
- c) **Term** One (1) year



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- d) **Termination Date** March 31, 2025
- e) **Operating Season** Licensee may conduct business relating to the operation of a Football Program including a concession stand to support Licensee-run events from May 1, 2024 to November 30, 2024
- f) **Non-Operating Season** Licensee may use the Licensed Space for the storage of equipment related to the operation of a Football Program from April 1, 2024 to April 30, 2024 and December 1, 2024 to March 31, 2025. Licensee further acknowledges that Parks' staff may not conduct regular Parks maintenance, including snow removal during the Non-Operating Season
- g) **Area of Licensed Space** 623.5 square feet
- h) **Annual License Fee** \$1,683.45 plus HST
- i) **Security Deposit** None
- j) **Land Taxes** Not applicable
- k) **Utilities** Included in license fee
- l) **Permitted Use** Equipment Storage Space
- m) **Insurance**
General Liability Insurance
Minimum Limit \$2,000,000.00
Tenant's Legal Liability Insurance
Minimum Limit \$300,000.00
The Corporation of the City of Windsor to be listed as additional insured and 30 days' notice of cancellation
- (i) **Renewal** One (1) year option to renew on the following conditions: Licensee provides written notice of its intent to exercise the renewal option no later than three (3) months prior to the expiration of the original Term;



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- (ii) Licensor may arbitrarily or unreasonably withhold consent, failing which, the option is void;
- (iii) Any renewal will be on the same terms and conditions herein, save and except the license fee, which will be negotiated and mutually agreed upon by the parties within the thirty-day period following provision of notice of the Licensee's intent to exercise its option, failing such mutual agreement, the option is void

The term recommended represents the renewal period.

p) Guarantor

None

q) Special Provisions:

Licensee can access the Licensed Space during the regular operational hours of the Park, in accordance with City By-law No. 131-2019, being 5:00 am and 11:00 pm

The Licensee acknowledges its obligations in accordance with City By-law No. 131-2019 and City By-law No. 113-2006, and specifically that it shall not possess, consume, serve or sell alcohol, or engage in smoking any lighted or heated equipment used to smoke or vaporize any tobacco or non-tobacco product, within the Licensed Space; and,

III. THAT the Chief Administrative Officer and City Clerk **EXECUTE** a License Amending and Renewal Agreement, to be satisfactory in form to the City Solicitor, in content to the Lease Administrator and the Executive Director of Parks and Facilities and in financial content to the City Treasurer.

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Clerk's File: APM/14705



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Anna Ciacelli

Deputy City Clerk / Supervisor of Council Services
April 2, 2024

Department Distribution

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Manager of Real Estate Services
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Executive Director, Parks & Facilities
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On behalf of Commissioner, Finance / City Treasurer
Chief Administrative Officer

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