

Background

Context

In 1982 there were two council reports related to the Property. The reports addressed the original lease terms and designated the YWCA as the operator of the shelter to be constructed on the site.

Previous Council Direction

DATE	REPORT NUMBER	DIRECTION/DESCRIPTION
1982 February 09	LAND82-32	<p>Council authorized the following:</p> <ul style="list-style-type: none"> • A lease agreement between The City, the Royal Trust Corporation of Canada, the Trustees of the Will of the Ex-Sheriff King Home Estate to be used as the site for the construction of a women's' emergency shelter. • Council approved the provision to assign the proposed lease to the Calgary Women's Emergency Shelter Association. • The term of the lease be 50 years with provision for further renewal and rental review. • Prepaid one-time payment of \$240,000 for the initial 50-year term. • Lease to include the following: <ul style="list-style-type: none"> a) that the lease be for the sole purpose of developing a women's shelter b) in the event of failure of the organization, the land and buildings will revert to The City c) 50-year lease term. Land and buildings to revert to The City upon termination or any renewals thereof. d) Compliance with the Human Rights Act e) Compliance with building, fire and health standards f) User fee to be approved in advance by the City of Calgary Social Services Department g) Lessee to provide audited financial statements and a report on operations annually, prior to March 31st h) The City may take possession of the lands upon 90 days' notice should it require the lands for any purpose i) Should the above item "h" occur, the Lessee shall appraise the value of any buildings and improvements and be compensated thereupon. j) Construction shall not commence until The City is satisfied that all capital funding is reasonably committed. k) City Council may appoint a person to be a member to the Board of Directors of the organization constructing and operating the shelter. • That the \$240,000 to the 1982 Social Service Department Program 418 be transferred to the Land Department.

DATE	REPORT NUMBER	DIRECTION/DESCRIPTION
1982 July 26	LAND82-190	<p>Council approved the following:</p> <ul style="list-style-type: none">• YWCA to be the designated operator of a women's shelter to be located on the Subject Lands• Amend section "k" of the lease to allow Council the right to appoint a member to the YWCA Committee responsible for the construction and operation of the proposed facility, rather than to the Board of Directors of the YWCA.