Cashflow - East End Community Centre (EECC) Arena Expansion Forecast
Year Ended April 30

	Notes	Budget 2014	Forecast 2015	Forecast 2016	Forecast 2017	Forecast 2018	Forecast 2019
NET SURPLUS EXISTING OPERATIONS		275,268	295,298	256,195	262,795	265,544	270,424
REVENUE EXPANDED OPERATIONS							
Canteen			93,474	93,474	93,474	93,474	93,474
Universal Funding Formula 2013 - 2019			46,875	46,875	46,875	46,875	46,875
Ice Rental	4		143,325	196,000	200,900	205,800	210,700
City of Winnipeg Operating Grant	6		189,972	189,972	189,972	189,972	189,972
Transfer from EECC Operations equity to offset construction interest		120,000	60,000				
REVENUE EXPANDED OPERATIONS		120,000	533,646	526,321	531,221	536,121	541,021
TOTAL REVENUE EXISTING AND EXPANDED OPERATIONS		395,268	828,944	782,516	794,016	801,665	811,445
EXPENSES EXPANDED OPERATIONS							
Canteen			69,098	69,289	69,480	69,671	69,862
Ice Rental	7		196,665	164,215	172,065	176,015	179,964
General Administration	8		27,834	28,600	29,366	30,132	30,898
Loan principle and interest ($5,995,668 at 4%, 25 year amortization)	6		379,944	379,944	379,944	379,944	379,944
Estimated Construction interest incurred prior to execution of mortgage	9	120,000	60,000				
TOTAL EXPENSES EXPANDED OPERATIONS		120,000	733,541	642,048	650,855	655,762	660,668
SURPLUS/(DEFICIT) TOTAL OPERATIONS		**275,268**	**95,403**	**140,468**	**143,161**	**145,903**	**150,777**

NOTES:

1) Financial information was based upon projections prepared on January 16th by a professional accounting firm secured by the EECC. Modifications to the information have been made based upon negotiations that occurred after January 16, 2013 and are reflected in the 2014-2019 cashflow forecast.

2) The arena expansion assumes the Province of Manitoba contribution is 1/3 of the total cost (net of GST) of the project ($8,993,501) and will be recovered through a claims process during construction.

3) The financial projection assumes that the new arena at East End will be ready for occupancy August 1, 2014, and that the first loan payment will be September 1, 2014.

4) Ice rental revenue projections are conservatively based upon 100% utilization of prime time ice for a 28 week youth season, effective September 2014.

5) Revenue and expense streams related to potential programming will be determined at a later date.

6) The total loan will be assumed by EECC is projected to be 2/3 of the project at $5,995,668 at 4%, 25 year amortization. The City of Winnipeg will pay 50% of servicing the loan by way of an annual operating grant to EECC projected to be $189,972/year.

7) General Administration is primarily comprised of utilities not associated with ice rental.

8) Ice Rental expenses are primarily comprised of ice plant mechanical expenses, salaries, and utilities.

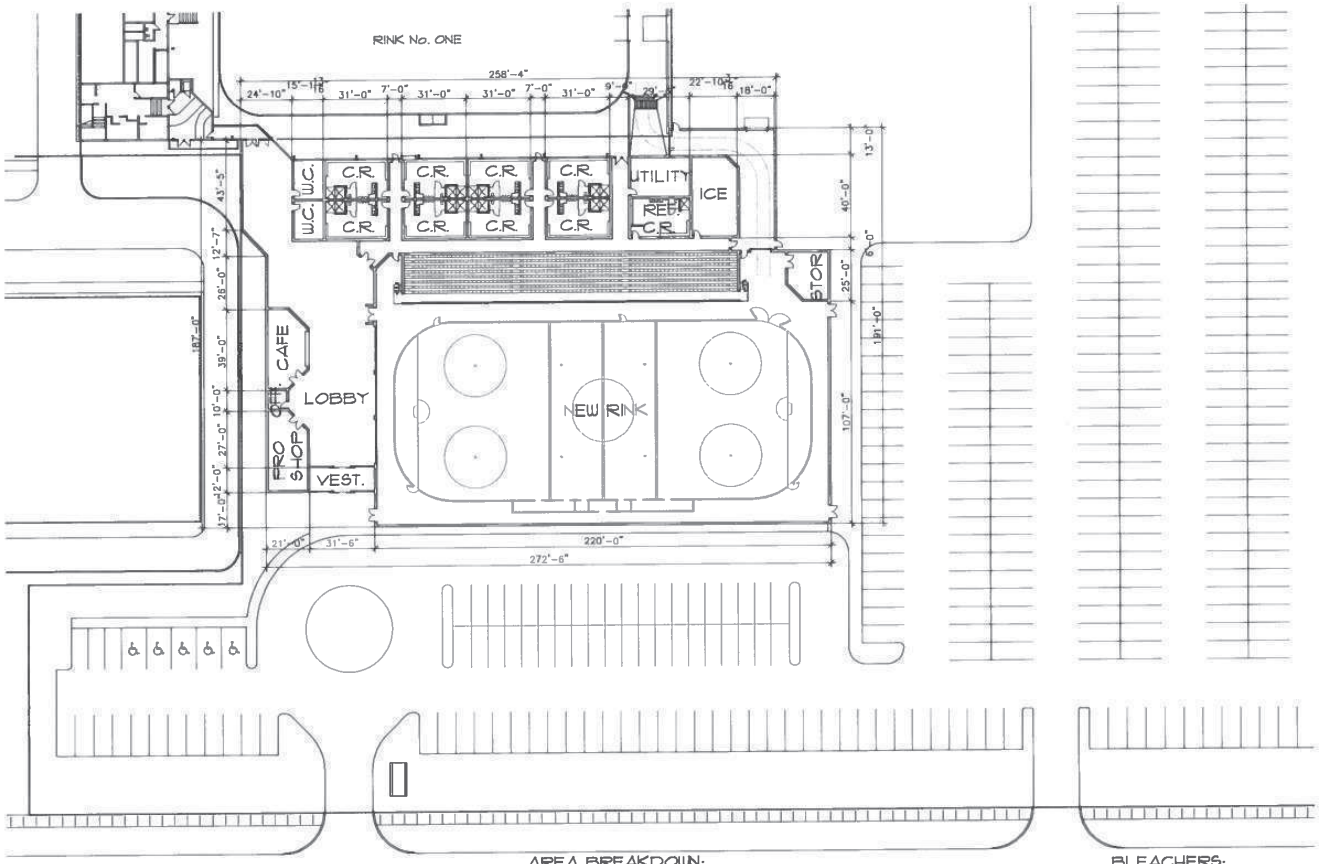
9) EECC has committed to fund 100% of construction interest, from existing funds, for a period of 16 months whereby the expansion must be occupiable for its intended purpose.

10) The GST rebate will be filed by the City of Winnipeg and returned to all three funding partners.



PAYMOND S.C. WAN
ARCHITECT

EAST END COMMUNITY CENTRE



MAIN FLOOR PLAN

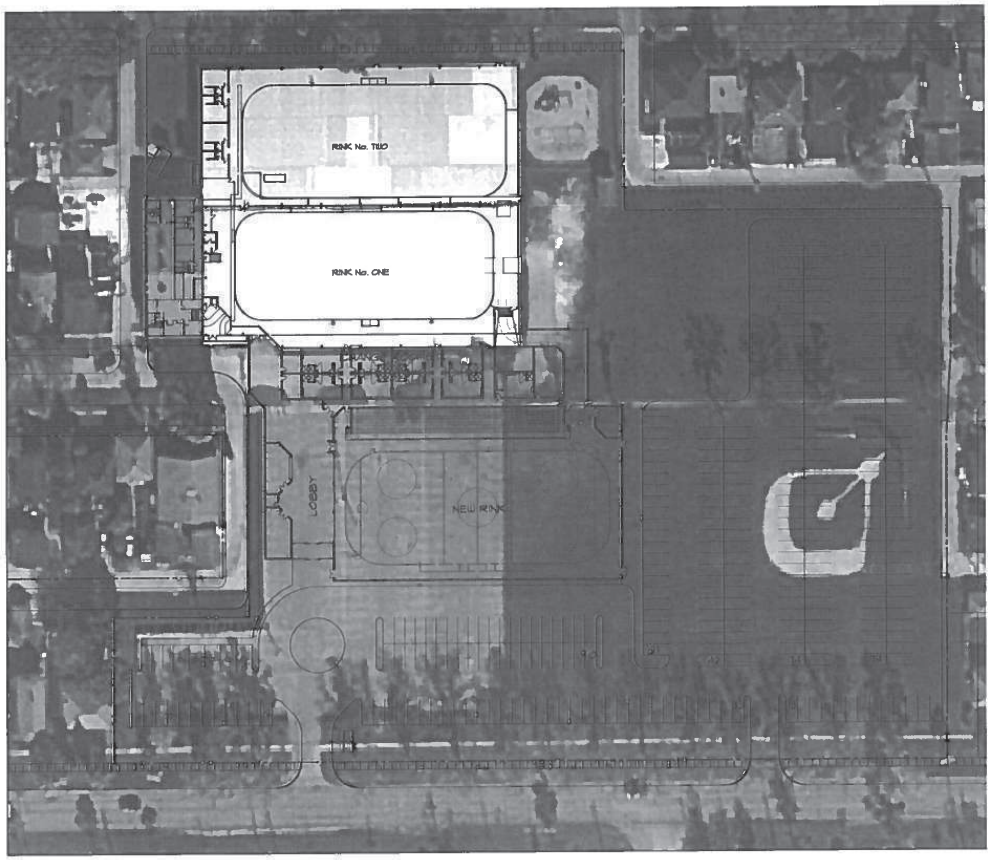
SCALE 1" = 50'-0"

AREA BREAKDOWN:

TOTAL AREA = 47,560 ft²
NEW RINK = 28,000 ft²
CHANGE ROOMS = 555 ft² (x8)
REFEREE CHANGE = 530 ft²
PROSHOP = 680 ft²
OFFICE = 81 ft²
CAFE = 630 ft²
W.C. = 260 ft² (x2)
LOBBY = 5,340 ft²
ICE P. = 910 ft²
UTILITY/STORAGE = 810 ft²

BLEACHERS:

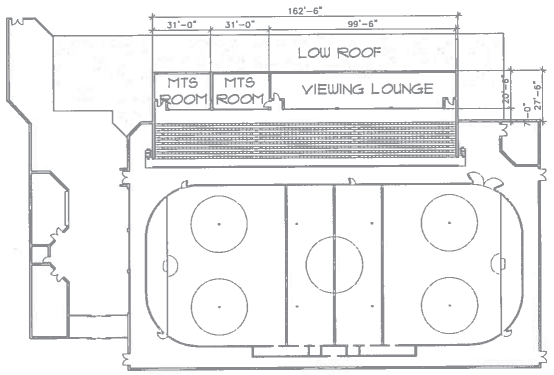
8 ROWS @ 30" / ROW
69 PERSON / ROW
= 552 SEATS



SITE PLAN
SCALE 1" = 75'-0"

PARKING:
TOTAL NEW PARKING STALLS = 317
TOTAL EXISTING PARKING STALLS = 171

EAST END COMMUNITY CENTER



MEZZANINE PLAN

SCALE 1" = 50'-0"

AREA BREAKDOWN:
TOTAL AREA = 4470 ft²
MTS ROOM = 555 ft² (x2)
VIEWING LOUNGE = 1750 ft²