

Westside Community Center 2023 Fees and Charges

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Fees and Charges



To bring site rental fees in line with the other three community centers, spaces were evaluated across the centers to determine proposed rates.



Fees and Charges Comparison



Rentals - Commercial Organizations For Profit (per hour)									
	Kitchen	Room	Gymnasium (non-sporting events) includes setup/staffing /tear down	Gymnasium (Sporting Event)	Use of scoreboard during rental - one time cost	Multi-purpose	Entire Facility not to include gymnasium	Entire Facility	Entire Facility plus outdoor area
Hillside	\$ 150.00	\$ 100.00	\$ 370.00	\$ 120.00	\$ 10.00	\$ 150.00	\$ 280.00	--	--
Deerfield Hills	--	\$ 75.00	--	--	--	--	--	--	--
Meadows Park	\$ 50.00	\$ 100.00	\$ 115.00	--	--	--	--	\$ 300.00	--
Westside CC*	--	\$ 100.00	\$ 120.00	\$ 120.00	--	\$ 115.00	--	\$ 280.00	\$ 300.00
						Farmhouse		includes gym	includes gym

For Profit Rental Rates

Fees and Charges Comparison



	Rentals - Private Citizen or Not for Profit Organizations (per hour)								
	Kitchen	Room	Gymnasium (non-sporting events) includes setup/staffing /tear down	Gymnasium (Sporting Event)	Use of scoreboard during rental - on time cost	Multi- purpose	Entire Facility not to include gymnasium	Entire Facility	Entire Facility plus outdoor area
Hillside	\$ 80.00	\$ 50.00	\$ 200.00	\$ 80.00	\$ 10.00	\$ 85.00	\$ 150.00	--	--
Deerfield Hills	--	\$ 60.00	--	--	--	--	--	--	--
Meadows Park	\$ 50.00	\$ 50.00	\$ 60.00	--	--	--	--	\$ 125.00	--
Westside CC*	--	\$ 50.00	\$ 80.00	\$ 80.00	--	\$ 75.00	--	\$ 150.00	\$ 170.00
						Farmhouse		includes gym	includes gym
See "WCC Rooms" sheet for more information on anticipated 2023 fees and spaces									

NonProfit/Individual Rental Rates

Proposed Fees (continued)



Westside Community Center
Rental Rates for 2023

amount listed is hourly rate

<i>Room Name</i>	<i>Type</i>	<i>Rate For Profit</i>	<i>Rate Ind. Citizen or Not for Profit</i>
Main Building Community Center			
Hughes Hall (Gymnasium)	Gymnasium	\$ 120.00	\$ 80.00
Hughes Hall plus use of Stage (such as performance/speech)	Gymnasium and Stage	\$ 145.00	\$ 105.00
<i>add room setup/takedown such as facility tables/chairs</i>	<i>setup/takedown</i>	<i>Add \$50/hr</i>	<i>Add \$50/hr</i>
Stage Only (for practices/rehearsal/no use of Hughes Hall)		\$ 50.00	\$ 50.00
Upper Classroom	Classroom	\$ 100.00	\$ 50.00
Café	Classroom	\$ 100.00	\$ 50.00
Middle Classroom	Classroom	\$ 100.00	\$ 50.00
Farmhouse Room	Classroom with restroom/playground access	\$ 115.00	\$ 75.00
Whole Building indoor including gymnasium	Whole building	\$ 280.00	\$ 150.00
Whole Building indoor including gymnasium plus outdoor space	Whole building	\$ 300.00	\$ 170.00
East Cottages			
East classroom (bathrooms in room, direct access to playground)	Classroom	\$ 125.00	\$ 75.00
West/Middle Classroom (rented as one)	Classroom	\$ 125.00	\$ 75.00
Whole East Cottages building (all rooms)	Whole building	\$ 250.00	\$ 150.00
Whole East Cottages building (all rooms) plus outdoor space	Whole building	\$ 270.00	\$ 170.00
Main Building and East Cottages			
Main Building and East Cottages - whole buildings	Whole buildings	\$ 530.00	\$ 300.00
Main Building and East Cottages - whole buildings plus outdoor space	Whole buildings plus outdoor	\$ 550.00	\$ 320.00

Notes

- Any room not listed is not available for rent nor included in a whole building rental
- Whole building rental plus outdoor space includes using any outdoor space on the WCC campus

Fees and Charges - Adjustments



City Sponsored Programs: Programs that are offered by the City

- Regular registration program/activity, offered by the City
- Requires a fee and pre-registration or walk-in fee
- Hosted by dedicated City staff, at a specific time, in a specific room, with a specific purpose
- Attendance is restricted to a) paying attendees and b) attendees participating in the activity that fit activity requirements (age, ability, skill, etc.)
- Instructor may be a contract employee or City staff

Examples: Zumba with Albert (City staff), Basket weaving with Mark (City staff), U Can Uke! Learn the ukelele with contract instructor Rachel; Basics of Pickleball with Casey (City staff);

Fees and Charges - Adjustments



City Sponsored Drop-in Programs: Programs that ‘fill’ vacant program space

- A designated activity at a designated time in a designated space
 - Typically, no ‘sharing of space’ is allowed
- Available and open to anyone in the targeted program/activity demographic (non-exclusive attendance)
- Offered at no charge to participants (unless a drop-in fee applies)
- A City-sponsored program, passively monitored by City staff
- Offered within Center’s operating hours
- Not an organized program (led by an instructor), but groups may organize
- Program or activity (space) may be changed, moved, cancelled, rescheduled at any time for any reason, with no expectation of priority
- Ongoing scheduling, typically cover weeks or months
- More recreational and social in nature/passive

Examples: pickleball, table tennis, hula hoop/baton, book clubs, crafters club, tutoring,

Fees and Charges - Adjustments



Community Builder Events

- Community sponsored/led
- One time or limited times
- Specifically and intentionally serve the community in one or more of the following ways:
 - Community Learning/Education: informs, educates, or equips community members with knowledge or information to enhance their lives or the community.
 - Community Building/Activation: brings together community to discuss or organize and exchange ideas and cultivate conversation.
 - Community Service: provides a needed service to the community
- Be provided at no cost to the City or attendees (unless a drop-in fee applies)
- Available and open to anyone in the targeted program/activity demographic (non-exclusive attendance)
- Event or activity may be changed, moved, cancelled, rescheduled at any time for any reason, with no expectation of priority
- Be offered entirely within the Center's operating hours
- Does not require a unique or dedicated staff solely for event operations
- Must have a signed Rental Agreement in place

Examples: resource fairs, tax preparation support, support groups, parent groups, Medicaid/Medicare education, flu shot clinic

Adjustments in Development



Adjustments to standard fees still in development:

- *Long Term Rental Discount*: A discount for a rental that occurs for a minimum period of time (such as 8 weeks), where the activation of space and revenue is guaranteed over the life of the term. In exchange for space activation/contract length, a percentage discount on the total rental fees.
- *Examples*:
 - *PPLD offering monthly “Friday Night Family Learnings” at the Center where a fee is charged*
 - *PTA group meetings on Tuesday nights during the schoolyear (wants exclusive use)*
 - *Girl Scouts meeting on Monday nights April-December (exclusive attendance)*

Long Term Rental Discount



Long Term Rental Discount: Case Study

- *Gardening with Grant* meets Wednesday at noon for one hour for 8 weeks in the classroom. Rental fee is \$100 per hour x 8 classes = \$800 (or \$400 per month).*
- *Rental fees: Classroom is \$100 per hour x 8 classes (\$800). Or, by month, rental fees are \$400 (4 classes per month).*
- *Adjustment: Long Term Discount of 25% (\$200 life of contract, \$100 per month) equals \$600 for for 8 classes or \$300 per month (\$75/hour).*

**This is an example. Figures and calculations are not correct nor applicable.*

Adjustments in Development



Adjustments to standard fees still in development:

- In-Kind Payment: Offering a lane for payment towards rental fees to be offset through in-kind payment such as:
 - Offering a free class to the community that has a certain value, determined by the market and demand
 - Offering free or 'scholarshipped' registrations within an activity for eligible participants
 - Limited to no more than 50% of fees, in keeping with Leased Space in-kind service valuations

In-Kind Payment



- *Case Study: Gardening Galore* class meets Thursday morning for one hour for 8 weeks in the classroom.*
- *Rental fee is \$100 per hour x 8 classes = \$800 (or \$400 per month).*
- *In-kind payment can be one free Saturday morning Family Gardening Class (a value of \$100) once per month, reducing the Rental fees to \$300 per month.*
- *Or, same Gardening Galore class, two registration fees are waived (\$80 per person, \$80 for two people per month). This offsets Rental fees to \$320 per month (cash).*

**This is an example. Figures and calculations are not correct nor applicable.*

Adjustments in Development



Adjustments to standard fees still in development:

- Proof of Concept/Incubator: A program just beginning can be offered for a certain length (4/6 weeks, for example) at a reduced rental fee rate (say, 40% off regular rate) to build interest and following. Fees and charges return to standard rates after Proof of Concept period is over (may switch to eligible adjustments previously listed)

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Proof of Concept/Incubator



- *Case Study: Gina wants to offer an Introduction to Gardening* class at the Center on Monday afternoons from 3-4pm. She isn't sure how interest will be but thinks people will be interested, especially with the Community Gardens on site.*
- *The Rental fee would be \$100 per hour times 4 weeks/sessions of class (\$400).*
- *Since this is a new class (not offered in the last two years), the City can partner with Gina to allow her to rent the room for \$60 per hour for a 4 week session (40% discount), allowing the program to get established and develop a following, before fees revert back to standard rates (or other adjustments noted above).*

**This is an example. Figures and calculations are not correct nor applicable.*

Questions?

