

“The Shack” Revitalization Plan

Orangeville & Headwaters Minor Baseball Association



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A Brief Overview - The OHMBA

Prior to the pandemic, the OHMBA was one of the fastest growing youth baseball leagues in Ontario over the past decade (having experienced a 200% growth), and one of the fastest growing youth sports organization in Orangeville. In the fall of 2019, a newly expanded Executive was established to help take baseball in Orangeville to the next level, including the introduction of many new key roles, all focused on providing the best possible baseball experience to our 800 members.

Our Vision

Baseball being a part of the social fabric and culture of the Orangeville and Headwaters community, through active collaboration between local baseball/softball organizations and members, businesses, municipal governments, and other key stakeholder.

Our Mission

To provide quality baseball programs to Orangeville & Headwaters area youth ages 4-21 years old, and be recognized as one of the premier youth baseball organizations in Ontario at all levels including House League, Select, and Representative.

Our Program

We recognize that it isn't all about winning or losing on the field when it comes to youth sport. The OHMBA is focused not only on developing youth baseball players, but also building strong leaders, and working within our community at large to have a positive impact. The pride of the Bengals program is engrained in the 3 principles of community, leadership, and development.

"Let's Go Bengals"



#Ready2Roar
#Community #Leadership #Development
#BengalsPride

The Shack Story

For years, the building simply known as '*The Shack*' has been a vital part of the Orangeville & Headwaters Minor Baseball Association operations. The building is 'owned' by the Association (while it resides on the French School Board property, with the diamonds being maintained by the Town), and it provides a space for equipment/uniform storage, snack bar operations, and restrooms for our members playing games at the Springbrook diamonds. As our Association continues to grow, *The Shack* is in need of significant upgrades and improvements to allow us to continue to serve our members.

- Our storage area needs a major overhaul to allow for more equipment storage space.
- After having sat for two years since the pandemic started, and years of wear and tear from the hard water, our bathrooms are in need of an upgrade; including replacing fixtures and installing tile to help us keep things clean and sanitized. The bathrooms are not currently in operation, forcing members and the public to travel to nearby businesses for washroom facilities.
- Our snack bar area needs some upgrades to allow us to maximize our offerings to our membership. Snackbar operations provide local students with the opportunity to obtain volunteer hours for their highschool requirements
- The addition of a possible second floor would allow us to significantly increase our space, while also providing us with an announcer booth to enhance the experience for our players, and a start celebrating the accomplishments of the OHMBA. Somewhere to display championship banners/plaques/trophies, and Hall of Fame accolades. We'd also like to be able to start offering some Bengals SWAG Sales from *The Shack*.

Unlike the facilities at some of the other Town Parks that are serviced by Town Operations, *The Shack* is supported by the league and its volunteers. All operating costs/maintenance/insurance are the responsibility of the OHMBA. Due to the growth of our Association over the past few years, the OHMBA has been paying for additional storage space at a separate facility in town (approx. \$2500 per year). It would be financially and operationally beneficial to our league and volunteers to be able to bring all of our supplies back under one roof. Outside storage costs can be reallocated to annual maintenance costs for the building once the renovation is completed.



A Complete “Rebranding”

Much like its physical appearance, the name of “The Shack” is outdated and we’ve come up with a creative way to engage our baseball community to “bring it back to life”.

We are preparing to launch a renaming contest on our website and social media platforms. This will give our members an opportunity to be a part of the process and create some excitement around the project.

The new name for the facility will be displayed on the building once construction has been completed.



The Budget - Standard Renovation

AC Custom Reno Inc

416-705-3525
accustomreno@gmail.com
www.accustom.ca
GST/HST Registration No.: 761890607RT0001



Estimate

ADDRESS
Adam Sproule
Orangeville Baseball Association
TBD

ESTIMATE
DATE 1010
13/01/2022

DESCRIPTION	QTY	RATE	AMOUNT
Bin Rental 14 Yard	1	200.00	200.00
Bin Dump /tonne	3	98.00	294.00
Demolition - storage unit - prep works for new floor plan - Bathroom Gut	6	300.00	1,800.00
			Subtotal: 2,294.00
Estimated Framing Material	1	2,000.00	2,000.00
Framing Labour - Crew /day	3	1,500.00	4,500.00
			Subtotal: 6,500.00
Electrician Job Specific - 240 for stove - addtl outlets on exterior - rec. as needed in 2nd story to meet ESA - Low-Voltage and Coax as needed for speaker booth	18	145.00	2,610.00
Misc Electrical Material (10 x single pole/gang items) *Base rate for up to 10 single devices. 1 gang, single pole, connectors, clips etc*	4	53.70	214.80
ESA Permit	1	150.00	150.00
Estimated Electrical Material	1	510.12	510.12
			Subtotal: 3,484.92
Plumbing Job Specific	36	105.67	3,804.12

Items not specified in this Estimate are not included. Revisions may be made up and until approval. All scopes of works

- Re:re 2 x 2 pc Washroom
- Possible Floor Tie in
- to include finishes
do be finalized once demo complete and drain inspection completed

Standard 2 pc Tie In Parts	2	250.00	500.00
Toilet	2	250.00	500.00
Vanity Faucet	2	180.00	360.00
Single Vanity	2	500.00	1,000.00
			Subtotal: 6,164.12
Standard Floor Tile /sqft	100	5.50	550.00
Misc Tile Materials (Mesh, Scratch coat, Thinset)	2	65.11	130.22
Tile - Floor Install	100	9.50	950.00
			Subtotal: 1,630.22
General Labour	18	61.90	1,114.20

- to confirm if client wants tile up wall	SUBTOTAL	21,187.46
- electrical contingent on final scope requested	HST (ON) @ 13%	2,754.38
- interior lower level basic finishes		
- waterlines to be brought to kitchen and set in specific locations		
- does not include cabinets		
*Estimated GC Rate for project proposal would be \$3500 (to be discussed for discount after final scope approved)	TOTAL	\$23,941.84
*Trades to be negotiated for advertising space. Location and size to be approved prior to discounts discussed		

Please see your free Estimate and Scope of work above. Full Detailed Estimates available for addtl cost.
Estimate must be approved by both parties prior to commencement.
Please contact us for your Deposit Amount to book your Project.

We look forward to working with you!

TAX SUMMARY

	RATE	TAX	NET
	HST (ON) @ 13%	2,754.38	21,187.46

Accepted By

Accepted Date

The Budget - “Ideal Plan” 2nd Floor Addition

AC Custom Reno Inc

416-705-3525
accustomreno@gmail.com
www.accustom.ca
GST/HST Registration No.: 761890607RT0001



Estimate

ADDRESS
Adam Sproule
Orangeville Baseball Association
TBD

ESTIMATE
DATE 1005
06/01/2022

DESCRIPTION	QTY	RATE	AMOUNT
Bin Rental 14 Yard	1	200.00	200.00
Bin Dump /tonne	3	98.00	294.00
Demolition - storage unit - prep works for new floor plan - Bathroom Gut	6	525.00	3,150.00
			Subtotal: 3,644.00
Trusses	14	110.00	1,540.00
Estimated Framing Material	1	6,000.00	6,000.00
Framing Labour - Crew /day	8	1,500.00	12,000.00
			Subtotal: 19,540.00
Sheetrock 1/2 in. x 4 ft. x 8 ft. UltraLight Drywall Panel	62	15.39	954.18
Drywall Install /sq ft	1,997	1.15	2,296.55
Mudding/Taping	1,997	2.25	4,493.25
Prime/Paint *Materials not included*	1	2,000.00	2,000.00
R14 Safe and Sound - Supply and Install /sqft	1,997	2.10	4,193.70
			Subtotal: 13,937.68
Electrician Job Specific - 240 for stove - addtl outlets on exterior - rec. as needed in 2nd story to	24	145.00	3,480.00

Items not specified in this Estimate are not included. Revisions may be made up and until approval. All scopes of works are final upon approval.

Change work orders above this estimate will be billed on Time and Material.

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meet ESA - Low-Voltage and Coax as needed for speaker booth			
Misc Electrical Material (10 x single pole/gang items) *Base rate for up to 10 single devices: 1 gang, single pole, connectors, clips etc*	4	53.70	214.80
ESA Permit	1	150.00	150.00
Estimated Electrical Material	1	790.12	790.12
			Subtotal: 4,634.92
Plumbing Job Specific - Re:re 2 x 2 pc Washroom - Possible Floor Tie in - to include finishes *do be finalized once demo complete and drain inspection completed*	36	105.67	3,804.12
Standard 2 pc Tie In Parts	2	250.00	500.00
Toilet	2	250.00	500.00
Vanity Faucet	2	180.00	360.00
Single Vanity	2	500.00	1,000.00
			Subtotal: 6,164.12
Standard Floor Tile /sqft	100	5.50	550.00
Misc Tile Materials (Mesh, Scratch coat, Thinsert)	2	65.11	130.22
Tile - Floor Install	100	9.50	950.00
			Subtotal: 1,630.22
Shingles Supply and Install	5	600.00	3,000.00
Board and Batten Siding (Vinyl)	10	736.00	7,360.00
			Subtotal: 10,360.00
LVP Flooring (second story only)	525	4.25	2,231.25
LVP Flooring Install (second story only)	525	3.25	1,706.25
Baseboard Install /ft	100	2.25	225.00
Standard Baseboard /ft - Profile to be finalized prior to approval	100	3.50	350.00

- to confirm if client wants tile up wall
- electrical contingent on final scope requested
- interior lower level basic finishes

SUBTOTAL 64,423.44
HST (ON) @ 13% 8,375.04

Items not specified in this Estimate are not included. Revisions may be made up and until approval. All scopes of works are final upon approval.

Change work orders above this estimate will be billed on Time and Material.

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- waterlines to be brought to kitchen and set in specific locations

TOTAL \$72,798.48

Please see your free Estimate and Scope of work above. Full Detailed
Estimates available for add'l cost.
Estimate must be approved by both parties prior to commencement.
Please contact us for your Deposit Amount to book your Project.

We look forward to working with you!

TAX SUMMARY

RATE	TAX	NET
HST (ON) @ 13%	8,375.04	64,423.44

Accepted By

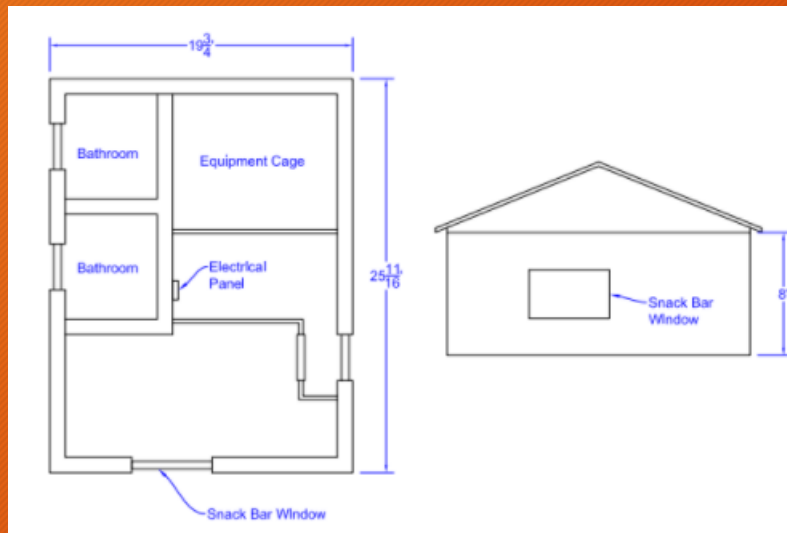
Accepted Date

Items not specified in this Estimate are not included. Revisions may be made up and until approval. All scopes of works are final upon approval.

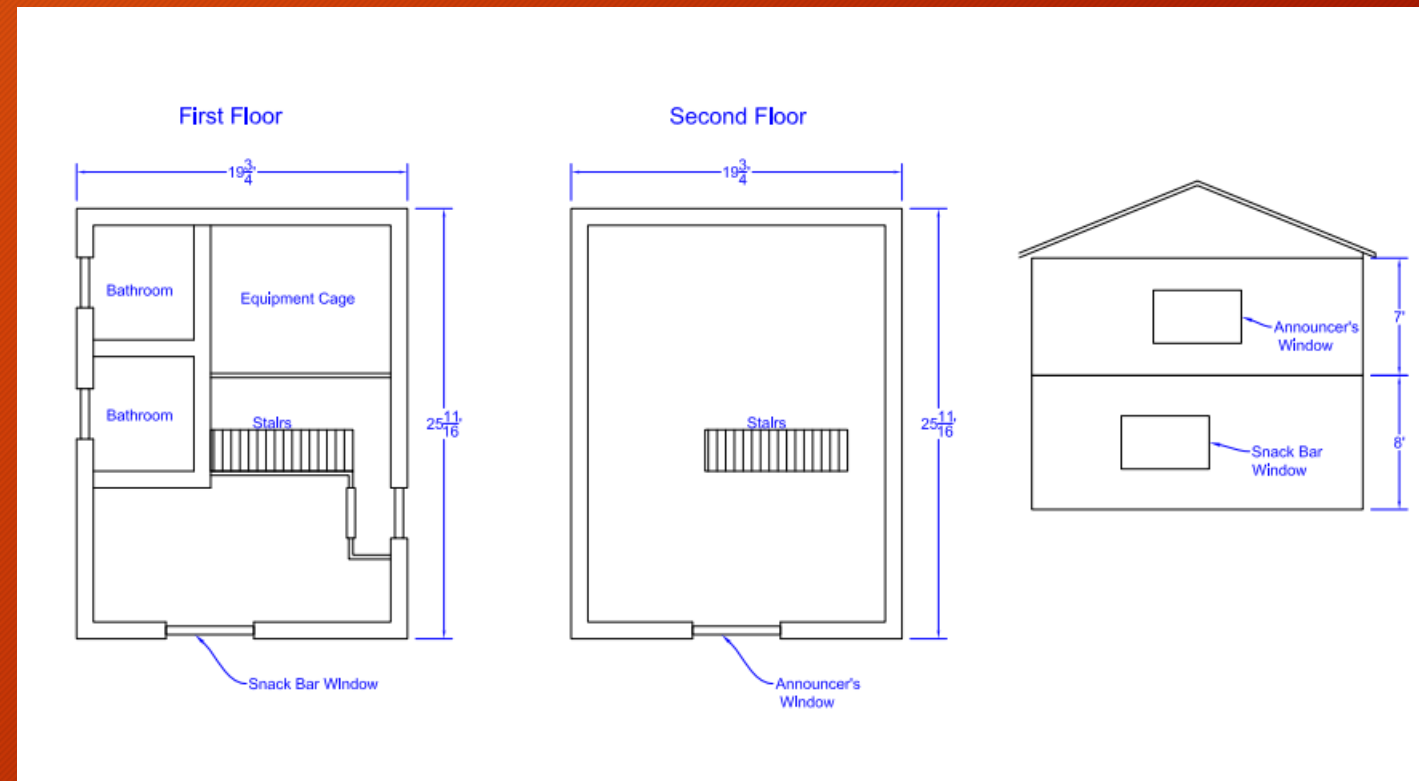
Change work orders above this estimate will be billed on Time and Material.

Design

- Current - As-built



- Renovation w/ 2nd Floor Addition



Funding Overview

The OHMBA is a non-profit organization that has primarily been run on a minimal budget to help keep costs low for our members. Increasing costs related to the pandemic have forced us to raise fees but will still leave us looking for funding sources to complete this project. The funding sources we are pursuing include:

- Sponsors and Naming rights
- Federal, provincial, and municipal grants
- 50/50 or Raffle
- Go Fund Me Campaign
- Private lending / short term loans (if required)



Funding - Sponsor Opportunities

- Shack sponsors will be provided opportunities to advertise on the building and will also be promoted on the OHMBA website and social media channels.
 - **PLATINUM SPONSORS (1-2)** : *C-Line side of building, maximum exposure to passing traffic on Townline and C-Line. 4x8 or 5x11 signs/banners, \$10,000 per year or \$25,000 for 3 years. First 3-year committed sponsor will also be provided “naming rights” on the front side of the building (Ex. “The Shack” in partnership with ABC Company)*
 - **GOLD SPONSORS (2-4)**: *Townline side of building, exposure to all passing traffic on Townline. Up to 4, 5x5 signs/banners, \$5000 per year or \$12,500 for 3 years.*
 - **SILVER SPONSORS (Up to 16)**: *School side of building, visible to members participating on all 3 fields - Up to 16, 2x3 signs/banners, \$2,000 per year or \$5,000 for 3 years.*
- Opportunities for sponsorships are also being provided to the contractors and sub-contractors that will execute the renovation.
- Sponsorships can be in the form of monetary donations or providing materials/supplies to support the renovation.

Sponsorship fees provide the right to advertise. Sign design and procurement is the responsibility of the sponsor (designs must be approved by OHMBA Executive). OHMBA volunteers will ensure the sign is installed.

Funding - Federal, Provincial, Municipal Grants

The OHMBA is exploring and applying for grant opportunities to help fund the shack revitalization plan. These grants included but are not limited to;

- Town of Orangeville - Application for Financial Assistance (requesting \$15,000)
- Ontario Trillium Foundation Grants - Resilient Communities Fund or Community Building Fund
- Additional Federal/Provincial Grant Opportunities

Funding - 50/50 or Raffle

- In partnership with Rafflebox, and provided through our webhost Sportsheadz, the OHMBA will be launching a 50/50 or raffle to help raise funds for the shack revitalization.
- This initiative requires the OHMBA to obtain an AGCO license. The application process is currently in progress, and we hope to launch the raffle in the coming months.



Funding - GoFundMe

- A GoFundMe campaign has been established with the hope that members of the community will help support our cause. The campaign is being promoted on our league website (www.playbaseball.ca) as well as our Facebook and Instagram pages.
 - <https://gofund.me/dda602d2>

Help Revitalize The OHMBA Springbrook Shack



\$110 raised of \$5,000 goal

4 donations

Share

Donate now



This fundraiser is located near you

Funding - Private lending / short-term loan

- As a non-profit organization, private lending and short-term loans are available. Making financial commitments that extend multiple years is not ideal for the organization, however we are willing to explore these avenues if necessary.
 - Financing the renovations would allow for the organization to make smaller payments over an extended period of time.

Project Timeline

- Dec 2021
 - Concept and budget activities
- Jan 2022
 - Development of plan & design
- Feb/Mar 2022
 - Securing funding and sponsors
 - Finalizing design and budget
- April 2022
 - Renovation / construction activities
- May 2022
 - Opening day and the unveiling of the newly rebranded and improved “shack” building.

In Summary...

The Orangeville & Headwaters Minor Baseball Association has taken on a significant endeavor to upgrade our main building and bring new life to the organization. A project of this scope requires the support of the community to see it through to completion, and will provide significant value to the association and its members for years to come.

We (OHMBA Executive) feel that we have come up with a strong plan to accomplish our goal, and we will work tirelessly to ensure that our vision becomes a reality.

The Shack Revitalization, along with the commitment of Town Operations to complete upgrades to our fields for the 2022 season (see 2022 approved Town budget) will confirm a pledge to our game and members never before seen in Orangeville. We're excited to continue taking Orangeville & Headwaters Minor Baseball Association to new heights, and we appreciate your consideration in supporting this cause any way possible.

Sincerely,

The OHMBA Executive