



# VILLAGE OF NAKUSP

## Expression of Interest for Business Diversification Opportunity For Nakusp Marina

As this is an Expression of Interest and not a proposal call, the level of detail provided in the Respondent's submission should demonstrate that they are capable of developing and operating their proposal at the property. The Village of Nakusp shall not be liable for any expenses incurred, including the expenses associated with the cost of preparing responses to this EOI. The Proponents shall bear their own costs associated with or incurred through this EOI process. No binding contracts will be formed between the Village of Nakusp and any respondent as result of any submission under this EOI.



The Village is seeking innovative submissions from proponents for a partnership opportunity to develop the land and water areas, currently occupied by the Nakusp Marina, to provide a marina and associated uses in a way that complies with senior government regulations and supports the vision/objectives/policies detailed in Village of Nakusp's

Official Community Plan, while creating a vital and 'happening' place at the site for the current generation and leaving a positive legacy for future generations and providing reasonable financial returns to the Village of Nakusp. The Village wishes to attract environmentally responsible proposals that enhance community amenity value, make better use of the land and marina, and make the property more attractable and more of a destination to a wider range of users. The Village is looking for a sustainable project managed by a company(ies) respectful of First Nations culture, language, traditions and world views. The Village is interested in securing a long-term (10 year) lease arrangement with a successful proponent, subject to the Province granting a renewed 10-year lease of related water and foreshore areas. Purchasing option for the Lessee will be considered after five (5) years of the lease. The provincial lease is due to expire in 2024, at which time the Village would submit application for renewal. The successful lessee may be required to prepare a Management Plan that satisfies Provincial requirements. The successful proponent may be required to pay a security bond for environmental purposes if required by the Province.

Closing Time/Date	July 30, 2021, 4:00 pm, local time (Proposals will not be opened in public)
Technical Questions	Mark Tennant, Director of Finance 250-265-3689 mtennant@nakusp.com
Submission Inquiries	Mark Tennant, Director of Finance 250-265-3689 mtennant@nakusp.com

Written proposals may be submitted to: Village of Nakusp, Box 280, 91 – 1<sup>st</sup> Street NW, Nakusp, BC V0G 1R0 up until 4:00 pm local time on March 31, 2021 and should be clearly marked

**“Expression of Interest – Nakusp Marina”**

**Submission Guidelines**

Proponents should submit their proposals in the following preferred format:

- Letter of introduction
- Overview of organization or self
- Proposal for Partnership
- References

Respondents are requested to provide an overview of their organization or self and profile the key representative(s) who will be in charged with the contract.



**About the Nakusp Municipal Marina**

Located at an entry point of the Village’s beautiful waterfront walkway with its award-winning gardens, within walking distance to shopping, restaurants, Community Park and beach, the marina is noticeably visible within the community and surrounded by mountain ranges. Located between the Monashee and Selkirk mountain ranges is the Arrow Lakes reservoir. It runs 230 kilometers from near Revelstoke in the north to Castlegar in the south, becoming a great waterway for boating. Upper Arrow Lakes never freezes and is used all year round. The famous Blue Knuckle Derby takes place every February and expects over

200 entrants each year. There are approximately 60 slips, most are rented out. There are public washrooms just steps away from the marina and the boat launch is owned and maintained by BC Hydro.

**Inclusion in Expression of Interest**

Indicate the any facilities to be provided on the site and the activities to be accommodated.

Indicate the work to be undertaken by proponents (both upfront and ongoing).

Indicate plans for existing docks (use as is, refurbish, and/or replace, or expansion).

Indicate activities that will be possible for the public to participate in on the site in various seasons.

Indicate services that will be available to marina members/boaters on the site in various seasons.

Indicate pricing for mooring required in all seasons, 24/7.

Indicate any proposed partnerships with the Village of Nakusp (recreation programming, parking etc.).

Indicate any proposed partnerships with other public, private or non-profit entities (office space, retail or restaurant space, programming, parking etc.).

Indicate any other proposed site/management enhancements.

Provide information on any other proposed onsite services and facilities that would assist or be of benefit to the Village. Financial and Lease Terms should be included in the Proposal.

**Acceptance of Proposal**

The highest rated, lowest priced, or any proposal will not necessarily be accepted.