



**The Corporation of the  
City of Sault Ste. Marie**

**C O U N C I L   R E P O R T**

August 11, 2025

TO: Mayor Matthew Shoemaker and Members of City Council  
AUTHOR: Nicole Maione, Director of Community Services  
DEPARTMENT: Community Development and Enterprise Services  
RE: John Rhodes Community Centre Roof Replacement –  
NOHFC Agreement Amendment

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**Purpose**

The purpose of this report is to seek Council approval for the Amendment to the Northern Ontario Heritage Fund Corporation (NOHFC) Contribution Agreement for the John Rhodes Community Centre (JRCC) Roof Replacement project to formally remove the heat recovery system from the project scope.

**Background**

The Conditional Contribution for the John Rhodes Community Centre Roof Replacement project was approved by Council at a meeting dated October 21, 2024, By-law 2024-149.

Furthermore, the low tender bid for the construction portion of this project which included the removal of the heat recovery system was approved by Council at a meeting dated June 2, 2025, By-law 2025-84.

**Analysis,**

The low tender bid for the construction portion of this project came in over budget. As a result, the heat recovery portion of this project was removed, and a Change Order was submitted to NOHFC to reflect the change in scope. This change in scope has been approved, and Amendment No. 1 to the Contribution Agreement has been issued.

**Financial Implications**

The original agreement allocated \$800,000 to the heat recovery system. With the removal of the heat recovery system, this allocation was included in the construction of the roof replacement. There is no change to the total project cost as per the original agreement.

**Strategic Plan / Policy Impact / Climate Impact**

The recommendation supports the Corporate Strategic Plan 2024-2027 in several ways through the Infrastructure focus area as this project leverages funding

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opportunities and upgrades assets. It will also support future solar panels to meet the net zero emissions goal by 2050.

**Recommendation**

It is therefore recommended that Council take the following action:

The relevant By-law 2025-120 is listed under item 12 of the Agenda and will be read with all By-laws under that item.

Respectfully submitted,

Nicole Maione

Director of Community Services

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