

Wallaceburg Site Redevelopment Project

● Update from the Project Team

We are delighted to announce that Stage 2: Functional Program of the Our Hospital Our Future Wallaceburg Site Redevelopment Project was submitted for approval to the Ministry of Health in December 2022. This phase of the redevelopment includes:

- 24/7 Emergency Department
- 6 Medicine Beds including Palliative Bed
- Diagnostic Imaging (X-ray and Ultrasound)
- Laboratory

CKHA worked with Agnew Peckham, DIALOG, and Hanscomb consulting teams to prepare the Stage 2: Functional Program package for submission. The goal of the Functional Program was to determine the size and scope of the project. As part of the development of the Functional Program, five user groups were formed representing each department of focus that consisted of internal staff, a patient advisor, and the consultants. The Functional Program work included reviewing proposed services and processes, workload, staffing, and volumes to identify space requirements, develop a preliminary equipment list and project cost estimates. With the information gathered from the program work, the user groups test-fit high-level floor plans on the proposed site. The Functional Program stage produced block diagrams that will serve as a preliminary background for upcoming planning workshops with staff, physicians, patients, volunteers, and community members.

An internal Steering Committee collectively reviewed and deliberated the programs until consensus was reached and provided rationale on decision-making when necessary. The Functional Program was then reviewed by the Building Community Advisory Committee and approved by the CKHA Board of Directors.

While working on Stage 2, the Ministry of Health altered the Capital Planning Framework from a 5-stage to a 3-stage approval process. Based on the new framework, CKHA has submitted Stage 1.3: Functional Program and is awaiting approval from the Ministry to commence Stage 2. The new framework and the stages are outlined on page two in further detail.

● Did You Know

... that the Wallaceburg Replacement Power Plant is now fully functional after receiving occupancy in October 2022?

Construction of the Replacement Power Plant began in October 2020 and concluded in October 2022. The new Power Plant includes:

- Domestic hot and cold water system
- 2 diesel generators
- 3 new boilers
- New building automation system
- Replacement of 2 air handling units

The Replacement Power Plant, Phase 1 of the Master Plan, had a total cost of \$7.8M which was 90% government funded and 10% local share.

To view more photos of the Replacement Power Plant, visit www.OurHospitalOurFuture.com.

● Project Team Feature

Terra Kitzul Arens

Introducing Terra Kitzul Arens, Project Manager, Facilities Planning at CKHA. Born and raised in Chatham-Kent, Terra is passionate about serving her community. Terra attended Carleton University in Ottawa, Ontario where she completed her Bachelor of Architecture. In 2008, she became a licensed architect with the Ontario Association of Architects and in 2015 received her Project Management Professional designation.



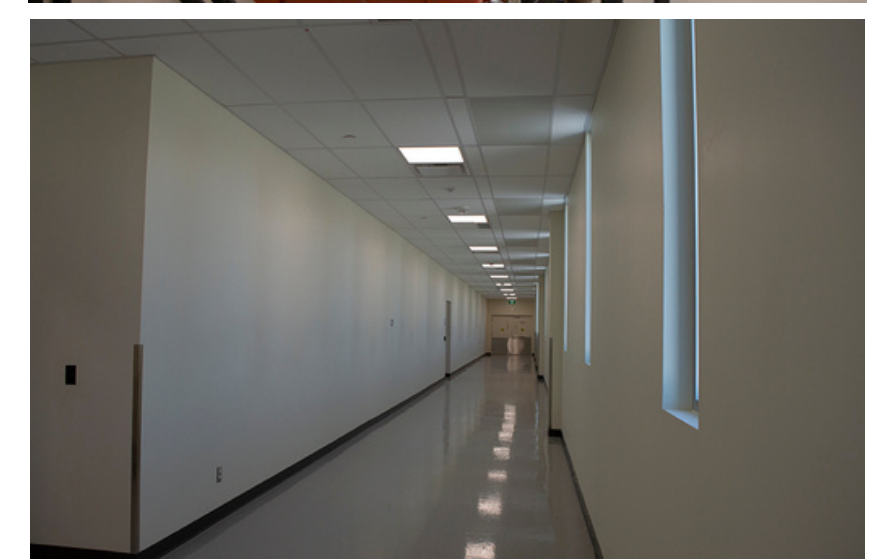
In 2011, Terra joined CKHA as Project Manager for the !magine Project. Terra saw through the initial Stage 1 submission for the redevelopment of both sites in 2012 before taking an early mat leave for her twin girls, Lila and Blake. Upon returning from mat leave, Terra transitioned to the Facilities department and took on her current role as Project Manager, Facilities Planning.

Terra is the Project Manager for the Wallaceburg Site Redevelopment. In this role, Terra acts as the lead for the project, managing stage submissions to the Ministry and all internal and external stakeholders and consultants, and works directly with user groups and the design team on functional program, design development, contract documents, tendering, construction, and occupancy planning.

● Community Engagement

CKHA is now collaborating with Community Engagement Consultants from DIALOG Design. Several interactive staff and community engagement initiatives will be held throughout 2023. Stay tuned for upcoming engagement opportunities!

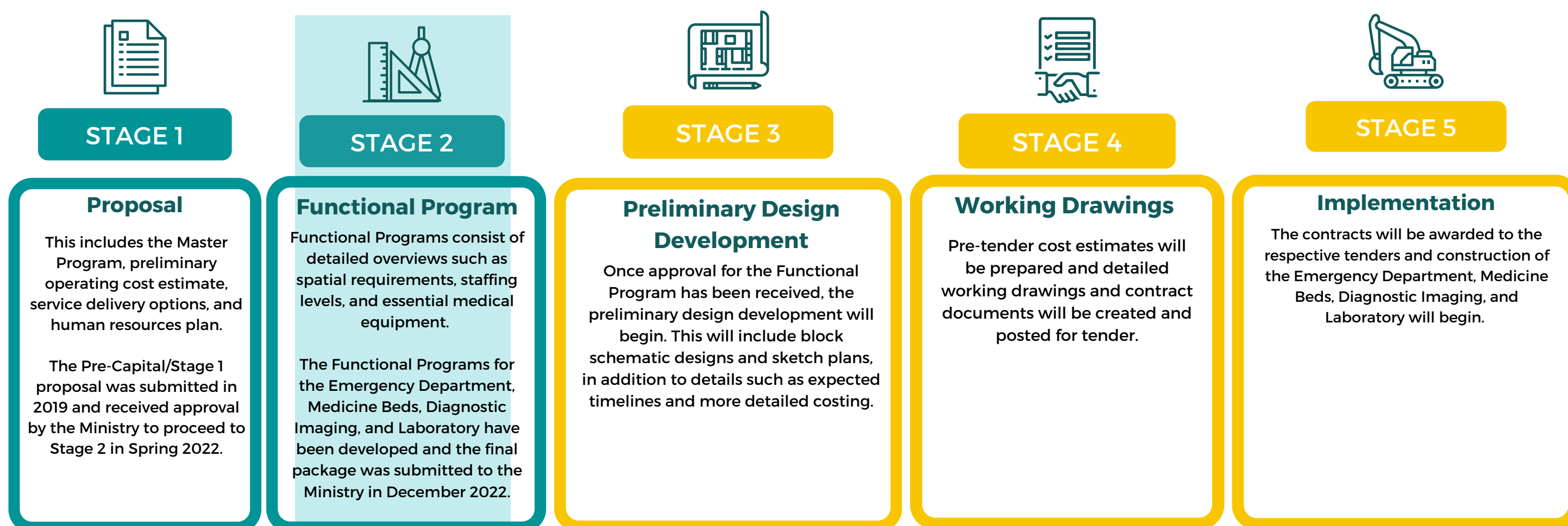
The results from the community engagement question, "What does 'Hospital' mean to you?", are now posted and available at www.OurHospitalOurFuture.com/engagement.



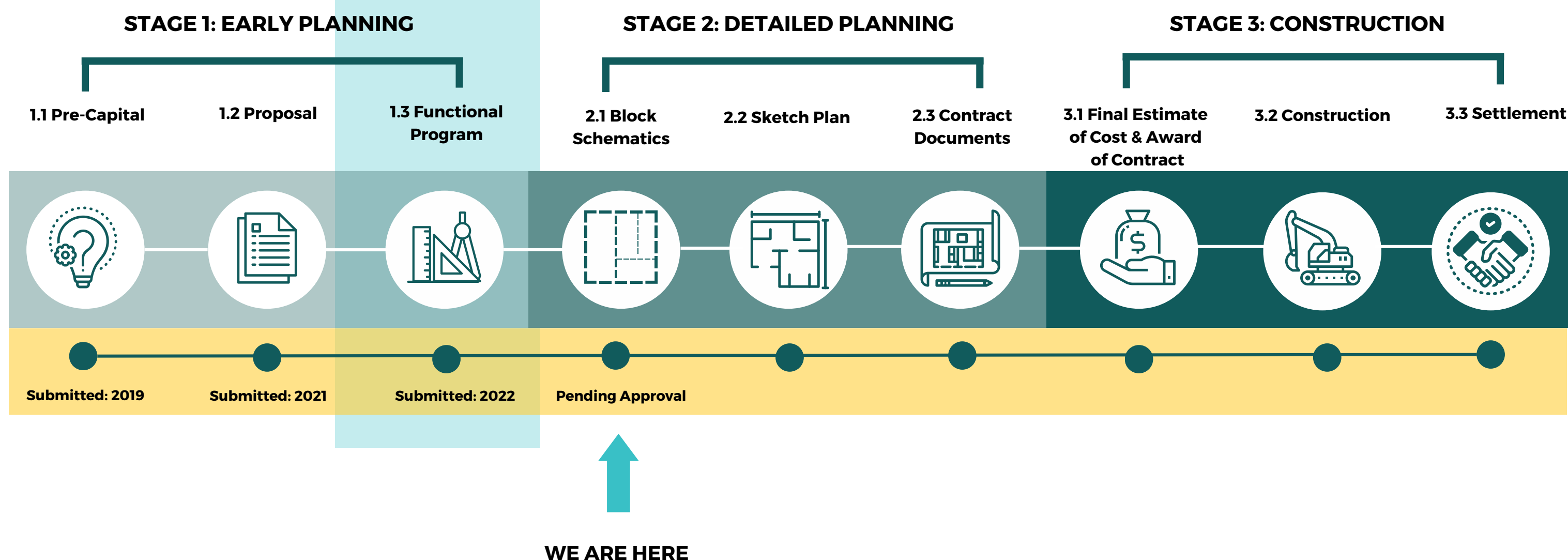
● Project Timeline Updates

As illustrated below, the new Capital Planning Framework is broken into 3 distinct stages: (1) Early Planning; (2) Detailed Planning; and (3) Construction. Upon receiving approval for the December submission, CKHA will proceed to Stage 2: Detailed Planning. This stage is focused on detailed design, including detailed development of public and clinical space, an integrated site plan, and construction details. Stage 2 will allow for staff and community engagement opportunities to provide input on design. CKHA will work closely with architects and engineers to determine design elements within each space (i.e., adjacencies, circulation, site lines, access points, millwork, flooring, etc.), comprehensive equipment lists, and more detailed cost estimates. Detailed design planning will also include life safety considerations such as emergency exits and fire routes, access control, and fire protection systems. Stage 2 will conclude with the development of contract documents, specifically the creation of working drawings and specifications. The contract documents are required to proceed to Stage 3: Construction, as these documents will provide a thorough and clear description of the project for contractors.

PREVIOUS CAPITAL PLANNING STAGES



NEW CAPITAL PLANNING STAGES



● Contact Us

For more information about the Wallaceburg Site Redevelopment Project, please visit our website OurHospitalOurFuture.com or contact us at OurHospitalOurFuture@ckha.on.ca

**OUR HOSPITAL
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 WALLACEBURG SITE REDEVELOPMENT