

Saskatchewan's

Major Capital Action Plan

Growth that Works for Everyone | Budget 2023-24

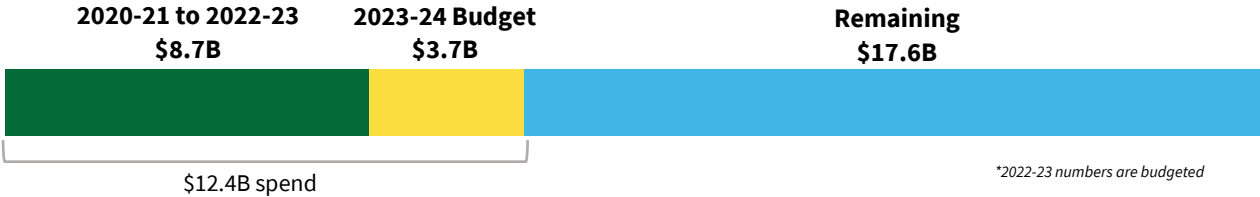
Saskatchewan Context

Investments in infrastructure support a growing province and a better quality of life for Saskatchewan people. It is more important now than ever to invest in public infrastructure that supports the growth of Saskatchewan’s economy and communities into the future.

The 2023-24 Budget invests \$1.677 billion (B) in Executive Government infrastructure to deliver the health, education, transportation and other infrastructure that Saskatchewan families and communities depend on to build a better quality of life and support growth that works for everyone.

This year’s capital plan brings Government’s infrastructure investment to over \$43B since 2008-09.

The 2023-24 Saskatchewan Capital Plan keeps Government firmly on track to meet the *Growth Plan* goal of investing \$30B in infrastructure by 2030. The 2023-24 Budget brings the Government of Saskatchewan’s capital spend for Ministries, Agencies and Crown Corporations since 2020-21 to \$12.4B.



The Ministry of SaskBuilds and Procurement

The Ministry of SaskBuilds and Procurement (SBP) provides central coordination, project management and delivery of major infrastructure projects and minor maintenance work for other ministries and agencies to support public services in Saskatchewan.

Specifically, SBP is responsible for the planning, design and delivery of major infrastructure projects in the Health, Education and Government Services sectors in Saskatchewan. SBP supports its ministry partners in the planning and design phase with project management expertise and performing procurement options analysis for the design and delivery of these projects. SBP advances projects to the construction phase through contract oversight, innovative collaboration approaches and alternative financing models as appropriate.

By leveraging the expertise of government infrastructure professionals together under a single organization to provide better service and outcomes, SBP delivers the critical infrastructure that meets the needs of Saskatchewan people and communities.

Major Capital Action Plan 2023-24

This Major Capital Action Plan (Capital Plan) speaks to key infrastructure investments in the 2023-24 Saskatchewan Capital Plan that SBP delivers on in the Health, Education and Government Services sectors, progress to date on these investments, and planned advancements in 2023-24. The Capital Plan does not include projects in early business case stages that may be contemplated for construction in the future.

Health Infrastructure

SBP is delivering over \$200M in health infrastructure investment included in the 2023-24 Budget, such as new hospitals and health facilities in collaboration with the Ministry of Health and the Saskatchewan Health Authority (SHA). This work includes detailed project planning, project management, and project delivery. Projects include:

Prince Albert Victoria Hospital

Current Stage: Design Delivery Model: Design-Build

This project will construct a new multi-level acute care tower, replace the adult mental health space, and renovate the existing hospital building. Once complete, the number of beds at Victoria Hospital will be 242 on opening day, up from the current 173 beds, with space to expand further as needed. Other upgrades will include a larger emergency department and enhanced medical imaging services, including an MRI.



Architectural concept rendering of the Prince Albert Victoria Hospital

This project will provide people with improved, expanded acute care and mental health and addiction services closer to home, benefitting the growing population in Prince Albert and northern Saskatchewan for many years to come.

- ✓ SBP is working with PCL Construction Management Inc. (PCL) on the Early Works Design Phase, which began in February 2023. This involves design, early construction work and site preparation.
- ✓ In 2023-24, SBP and PCL will work to begin preliminary construction in Spring 2023, and ramp-up full-scale construction if a construction bid is accepted.

Weyburn General Hospital

Current Stage: Pre-construction Delivery Model: Design-Build

The existing Weyburn General Hospital will be replaced with an integrated facility that includes 25 acute care and 10 in-patient mental health beds. The new Weyburn General Hospital will be owned and operated by the SHA. It will also include an EMS garage and an adjacent heliport to support safer and more efficient patient transport.



Rendering of the new Weyburn General Hospital

- ✓ In December 2022, Wright Construction was selected through a two-phase procurement process to design and build the facility.
- ✓ Construction is expected to begin in Spring 2023 with completion targeted for late 2025.
- ✓ The existing Weyburn Hospital will be demolished once the new hospital is open to the public.

Regina Urgent Care Centre

Current Stage: Construction Delivery Model: Construction Management

Located at the corner of Albert Street and 7th Avenue, the 24-hour Urgent Care Centre in Regina will offer residents an alternative to emergency departments for illnesses and injuries that are not life threatening but require urgent treatment. Services will include timely injury and illness care, basic diagnostic services and mental health and addictions supports.



Construction of the Regina Urgent Care Centre



Rendering of the Regina Urgent Care Centre

- ✓ Construction is approximately 50 per cent complete as of March 2023.
- ✓ Over the winter, SBP worked with Graham Construction and Engineering LP, who completed more than half the roofing, fully installed the exterior sheathing and completed three-quarters of the interior framing.
- ✓ SBP will work with the vendor in 2023-24 to ensure construction can be completed in late 2023, with the facility open to the public once staff and furnishings are in place.

Regina General Hospital Parkade

Current Stage: Procurement Delivery Model: Design-Build-Partial Lease

The new parkade at the Regina General Hospital will improve safety and accessibility for hospital staff, patients and visitors. It will be built in the northwest portion of the existing visitor parking lot and will provide a minimum of 800 stalls, a net increase of at least 566 parking stalls. Once completed, the parkade will offer a much-needed upgrade to parking services for the hospital. The SHA will lease the 800 stalls from the chosen proponent.



The new parkade will be located on the northwest corner of the Regina General Hospital lot.

- ✓ SBP is leading the project through a two-stage procurement to select a private-partner to design, build, operate, maintain and own the parkade.
- ✓ The project is currently in procurement and construction is expected to begin in Summer 2023.
- ✓ The SHA is actively working alongside SBP to help ensure patient, staff and visitor feedback are considered in the design process of the parkade.

Regina Long-Term Care Standard & Specialized Beds

Current Stage: Planning and Procurement

Delivery Model: TBD

In 2021, Government announced the addition of nearly 250 specialized long-term care (LTC) beds to support the needs of residents with dementia, mental health needs and complex behavioural needs. This will be followed by the addition of more than 350 standard LTC beds. Standard LTC refers to facilities and services to support individuals who are no longer able to live independently in the community and require 24/7 personal and/or nursing care, and who meet the criteria for LTC placement as approved by the SHA.

- ✓ SBP is currently in the pre-procurement planning stage for a 225-240 bed specialized long-term care facility in Regina to be owned and operated by SHA.
- ✓ SBP will advance the specialized long-term care project to procurement in 2023.
- ✓ SBP is finalizing the procurement process to acquire up to 375 standard long-term care beds through for-profit and/or non-profit sectors in Regina.
- ✓ SBP issued a Request for Proposals (RFP) for the standard beds in June 2022. SBP will finalize negotiations with proponents in 2023-24 to potentially add standard bed capacity by Summer 2023.

La Ronge Long-Term Care Centre

Current Stage: Procurement

Delivery Model: Design-Bid-Build

This project will be a three-story, two-wing facility designed for up to 80 beds. It will include kitchenette and living areas, tub rooms and family rooms, a traditional healing space, a serenity room, a commercial kitchen, and Home Care, including wound care, dental, and podiatry suites. This new LTC facility will be built adjacent to and connected to the existing Health Centre, which will remain open during the renovation work.

The existing 16-bed facility will be renovated to provide increased Health Centre space and improve several program areas, including home care, therapies, an adult day program, and a new hemodialysis unit.

- ✓ A Blessing of the Land Ceremony and soil excavation took place in January 2023.
- ✓ SBP is currently leading the project through the second stage of procurement with three shortlisted teams from the first stage of procurement, with an award to the selected vendor expected in Spring 2023.
- ✓ Due to soil conditions, an Early Works Package was awarded to Broda Group LP. to begin the foundation preparation in the ideal winter conditions.
- ✓ Construction of the new facility is expected to begin in the Summer of 2023.

Grenfell Long-Term Care Centre

Current Stage: Procurement

Delivery Model: Progressive Design-Build

The new Grenfell LTC facility will replace Grenfell Pioneer Home and consist of 33 beds. This project is being delivered with a progressive design-build model and will have early contractor involvement to ensure a collaborative design process. Residents of the Grenfell Pioneer Home, which closed in 2018, were relocated to nearby facilities. They will be offered the first opportunity to move into the new facility once it is complete.

- ✓ SBP is currently leading the RFP with three shortlisted proponents from the earlier Request for Qualifications procurement stage.
- ✓ SBP anticipates awarding the contract in the Spring of 2023, with construction of the new long-term care facility expected to begin by Fall 2023. SBP is targeting completion in late 2024.

K-12 Education Infrastructure

SBP is supporting the delivery of \$115M in infrastructure investment in the education sector as part of the 2023-24 Budget for 20 ongoing capital projects to build 15 new schools and renovate 5 existing schools. SBP supports the delivery of major capital projects in the K-12 education sector in collaboration with the Ministry of Education (ED) and school divisions across the province. Projects currently in delivery include:

Regina Argyle / St. Pius Joint-Use Elementary School

Current Stage: Construction

Delivery Model: Design-Bid-Build

This new joint-use facility will replace Argyle Elementary School and École St. Pius X in Regina. The school will have a unique design, featuring a two-storey school for the Regina Public Schools portion and a three-storey school for the Regina Catholic Schools section.



Construction progress on the Regina Argyle / St. Pius joint-use elementary school.

Once finished, the building will be able to accommodate 800 students - 400 on each side. Both schools will be built to expand capacity to 500 students through the addition of relocatable classrooms. This state-of-the-art facility will be 11,050 square meters, including a child-care centre that will have space for 51 children. The facility will also have outdoor learning areas and a mini gym that can double as a space for school and community events.

- ✓ The project is currently in construction and about 80 per cent complete.
- ✓ The Argyle School portion is scheduled for completion and move-in Spring 2023.
- ✓ St. Pius is scheduled for completion and will be ready for Fall 2023.

Blaine Lake K-12 School

Current Stage: Construction

Delivery Model: Design-Bid-Build

This new school will replace Blaine Lake Composite School and will accommodate approximately 150 students from Kindergarten to Grade 12. The school's gym will be large enough to host both school and community events. It will feature an innovative stage with a folding wall which will give it the ability to be a separate space from the gym. Prairie Spirit School Division is contributing to the Industrial Arts Space for the project, which will include both woodworking and welding areas.

- ✓ SBP is working with Graham Construction to complete construction of the facility in the Fall 2023.

Carrot River K-12 School

Current Stage: Construction

Delivery Model: Design-Bid-Build

The project will attach to the existing high school gym, which was constructed as an addition to the current high school in 2005. The approximately 4,500 square metre facility will accommodate up to 350 students from Kindergarten to Grade 12. The new school will be a modern facility featuring state-of-the-art classrooms and will feature an expanded Practical and Applied Arts area with funding from the community and the school division.



Renderings of the new Carrot River K-12 school.

- ✓ SBP is working with Wright Construction on this project. Construction began in September 2022, and the school is expected to welcome students in early 2024.
- ✓ The project has an estimated cost of \$28.4M of which the Government of Saskatchewan is contributing \$25.7M. The remaining costs are being contributed by the community and the school division.

Ducharme Elementary School

Current Stage: Construction

Delivery Model: Design-Bid-Build

This new school will replace the Ducharme Elementary School in La Loche. The facility will be 5,548m² and accommodate approximately 475 students from Prekindergarten to Grade six. It will be located next to the existing Dene High School, on the east side.

Ducharme Elementary School will be a state-of-the-art facility and feature local Indigenous cultural elements. The design was created with input from the community and features a rounded cultural centre that will be used for cultural programming and ceremonies, which incorporates architectural elements that reflect Indigenous culture and the natural beauty of the local land and sky. The school will have 26 classrooms, a kitchen for student meal programs as well as a feature staircase that can be used for school gatherings.



Rendering of the new Ducharme Elementary School.

- ✓ The project is currently in construction and is expected to be complete in Spring 2025.

John Paul II Collegiate Renovation and Addition

Current Stage: Construction

Delivery Model: Design-Bid-Build

Located in North Battleford, John Paul II Collegiate is a historical school built in 1912, with the last major renovation occurring in 2004. The current renovation consists of an addition of approximately 350m² to the Industrial Arts Lab and student entrance, as well as major interior renovations to a gathering space, resource center, classrooms, gymnasium change rooms and work out area.



Renderings of the John Paul II Collegiate project.

- ✓ SBP selected Hipperson Construction as the contractor on this extensive renovation project.
- ✓ The project is currently in construction and is expected to be complete in Winter 2023.

Lloydminster Comprehensive High School

Current Stage: Construction

Delivery Model: Design-Bid-Build

This project is an expansion and renovation of Lloydminster Comprehensive High School. SBP chose Quorex Construction Ltd. to lead the construction. This expansion includes a two-storey 4457m² addition with 12 additional classrooms, two science rooms, two arts and graphics rooms, and an industrial arts lab. The school will accommodate approximately 1,500 students.

Renovations are also being done to the mechanical and electrical systems and other school upgrades, including a student courtyard and updated student foyer.

- ✓ This project is jointly funded between the Government of Saskatchewan and Alberta Infrastructure. The Government of Saskatchewan is contributing \$12.7M of the \$28.8M total cost. The remaining costs are being contributed by Alberta Infrastructure.
- ✓ The school also features an updated community field house with funding from local sponsorship and the school division.
- ✓ The project is expected to be complete in Fall 2023.

Other School Projects

Projects anticipated to enter procurement and begin construction in 2023-24 include:

- ✓ North Regina Joint-Use Elementary School Consolidation
- ✓ Lanigan K-12 Consolidation
- ✓ Moose Jaw Elementary School Consolidation
- ✓ St. Frances Cree Bilingual School
- ✓ Conseil des Écoles Fransaskoises (CEF) Regina

Post-Secondary Education

SBP supports the delivery of major capital projects in the post-secondary sector in collaboration with the Ministry of Advanced Education and post-secondary institutions.

Saskatchewan Polytechnic Saskatoon Campus Renewal

Current Stage: Planning and Design Delivery Model: TBD

Saskatchewan Polytechnic currently delivers post-secondary education programs in 11 locations throughout Saskatoon. SBP is exploring consolidating a campus that will provide programming, training, and administration services within a centralized location.



One of the Saskatchewan Polytechnic campuses located in Saskatoon.

- ✓ SBP and the project team are developing a master phasing plan that focuses on the immediate needs of consolidating functional space and programs into facilities that are anticipated to be located within the vicinity of the University of Saskatchewan in Saskatoon.
- ✓ Success will be guided through land securement, functional programming review, financial planning, stakeholder engagement, and schematic design, resulting in a decision point for the Government of Saskatchewan to proceed with the next phase of work.
- ✓ Site survey, geotechnical, engineering, cost consulting, project management, and procurement advisory services have been procured and awarded. The services will assist with the pre-design work and determining land requirements in the project’s current phase.

Government Services

SBP supports the delivery of infrastructure projects in the government services sector, which includes the correctional, judicial, and parks sectors. SBP works collaboratively with the Ministries of Corrections, Policing, and Public Safety, Justice and Attorney General, and Parks, Culture and Sport (PCS) to deliver these projects. Projects include:

Remand Centre Expansion

Current Stage: Construction Delivery Model: Construction Management

The new Remand Centre will add space for approximately 300-400 remanded inmates at the Saskatoon Correctional Centre. This will provide significant additional flexibility to manage Saskatchewan's inmate population and improve corrections' ability to deliver rehabilitative programming.

- ✓ The Remand Centre expansion project will create approximately 600 construction jobs during the construction phase and result in 130 new permanent positions at the Saskatoon Correctional Centre.
- ✓ Construction will continue in 2023-24, with completion scheduled for the Summer of 2025.



Rendered images of the Remand Centre expansion.



Lake Diefenbaker Irrigation Projects

Current Stage: Planning Delivery Model: TBD

One of the initiatives within the *Saskatchewan Growth Plan* is to expand irrigation in the province. This refers to agricultural, large-scale irrigation for the purposes of crop and food production.

The Lake Diefenbaker Projects were announced in July 2020 and consist of three projects: The Westside Rehabilitation Project, the Westside Expansion Project, and the Qu'Appelle South Water Conveyance Project. This would be the largest infrastructure initiative in Saskatchewan history.

The Westside Rehabilitation Project would increase the amount of irrigable land by 80,000 acres in the area. The Westside Expansion Project would see the further expansion and buildout, adding an additional 260,000 acres of irrigable land. The Qu'Appelle South Water Conveyance Project would see the buildout of the Qu'Appelle South Irrigation Project, adding an estimated 120,000 acres of irrigable land.



What to expect: Photo of the recently renovated Eastside Canal, east of the Westside Project

- ✓ Early planning and technical studies are currently underway on the Westside Irrigation Project. The initial preliminary engineering report, business case, and economic development report are being completed.
- ✓ In 2023-24, SBP and Water Security Agency will continue developing the design and conduct more engagement.

Provincial Parks

Saskatchewan's provincial parks have received increasing visitation in recent years. To respond to this trend and the evolving needs of park users, the Government of Saskatchewan invested more than \$13M in provincial park facility and infrastructure improvements in 2022-23. With these investments, a total of over \$174M will have been invested in provincial park capital improvements and upgrades since 2007.

The Government of Saskatchewan is committed to providing facilities that are safe, accessible, and well-maintained so visitors can enjoy time spent in provincial parks with family and friends.



An example of a day-use pavilion.



An aerial view of the Pine Hill Campground development, which opened in summer 2022.

Park facility and infrastructure improvements that SBP delivers in collaboration with PCS include:

- ✓ Redeveloped camping sites;
- ✓ New day-use pavilions;
- ✓ New and renovated service centres; and,
- ✓ New visitor reception centres.