

DURHAM DISTRICT SCHOOL BOARD ADMINISTRATIVE REPORT

REPORT TO: Durham District School Board **DATE:** January 17, 2022
SUBJECT: Quarterly Construction and Major Projects Report **PAGE:** 1 of 8
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1.0 Purpose

The purpose of this report is to provide the Board of Trustees with an update on the status of construction and major projects as of December 31, 2021. Updates to this report will be provided to Trustees on a quarterly basis (September, January, March, and June), and will be posted on the Board's website.

2.0 Ignite Learning Strategic Priority/Operational Goals

Success – *Set high expectations and provide support to ensure all staff and students reach their potential every year.*

Well-being – *Create safe, welcoming, inclusive learning spaces to promote well-being for all students and staff.*

3.0 Background

3.1 **Capital Projects**

The Board currently has approval for five new school builds and one major addition:

- February 2018: Durham District School Board (DDSB) received Ministry of Education approval to build Beaverton PS/Thorah Central PS. The new school will replace and consolidate Beaverton PS and Thorah Central PS on the Beaverton PS site in Beaverton. Approval was also given to build, Unnamed North Ajax PS (Rosemary Brown PS) in Ajax, and Unnamed North Whitby PS (Willows Walk PS) in Whitby.
- July 2020: Durham District School Board received Ministry of Education approval to build a new elementary school, Unnamed Pickering Creekwood PS, at Tillings Road and Scenic Lane Drive in Pickering and an addition at Mary Street PS in Oshawa to replace the existing portapac.
- October 2020: Durham District School Board received Ministry of Education approval to build a new elementary school, Unnamed North Oshawa PS, at Windfields Farm Drive West and Wintergrace Avenue in Oshawa.

3.2 Ministry Approval Process for Capital Priorities Projects

The Ministry approval process must be carefully considered when undertaking any major capital projects. The stages of Ministry approval after submission of business cases include: announcement of funding, approval of facility space template and appointing an architect, approval to proceed to tender based on a cost consultant report and post tender approval if the tender exceeds the approved funding amount. Each stage requires Ministry approval prior to proceeding to the next step.

4.0 Analysis

4.1 Approved Capital Priorities Projects

Beaverton PS/Thorah Central PS Rebuild

Project Type: Rebuild Elementary School including Child Care Centre and Early ON Hub
Occupancy Date: September 2023 (Rescheduled from September 2022)
Architect: Moffet & Duncan Architects Inc.
Contractor: To be determined

Tender documents are complete for the new facility. Authority resubmissions are underway which include the 4-classroom program increase. The project is waiting for the Ministry of Education's final approval to proceed to tender. Staff continue to communicate with Ministry staff on a regular basis regarding approvals. Facilities Services and Ministry staff met on December 2, 2021 to review the submitted updated project costing and approval to proceed request. The project completion date is currently scheduled for September 2023.

Rosemary Brown PS, Ajax (Williamson Drive West/Bellinger Drive)

Project Type: New French Immersion Elementary School, including Early ON Hub
Occupancy Date: September 2021
Architect: Cellucci + Pace
Contractor: Deciantis Construction Ltd.

Final minor deficiency correction is nearing completion to close this project.

Willows Walk PS, Whitby (Samandria Avenue/Lazio Street)

Project Type: New Elementary School, including Child Care Centre and Early ON Hub
Occupancy Date: September 2021
Architect: MC Architects Inc.
Contractor: Percon Construction Inc.

Final minor deficiency correction is nearing completion to close this project.

Unnamed Pickering, Creekwood PS (Tillings Road/Scenic Lane Drive)

Project Type: New Elementary School, including Child Care Centre
Occupancy Date: September 2024 (rescheduled from September 2023)
Architect: Cellucci + Pace
Contractor: To be determined

The new facility continues to progress through design development while Facilities Services staff work toward arranging purchase of the property. The City of Pickering has presented the Board with the final geotechnical investigation report and remediation documentation, both of which are

currently under review by Facilities staff. Extensive remediation work is still required to take place before the transfer of property ownership. The project completion date is currently scheduled for September 2024.

Mary Street PS, Oshawa – Addition

Project Type: Replacement of Existing Portapac with a New Addition
 Occupancy Date: September 2023
 Architect: Moffet & Duncan Architects Inc.
 Contractor: To be determined

The addition continues to move through design development with the recent Ministry approval to proceed with a hybrid construction method utilizing elements of conventional construction and prefabricated components. DDSB and the City of Oshawa continue to work towards a renewed lease agreement.

Unnamed North Oshawa PS (Windfields Farm Drive West/Wintergrace Avenue)

Project Type: New Elementary School, including Child Care Centre
 Occupancy Date: September 2023
 Architect: To be determined
 Contractor: To be determined

Design development is now complete and construction documentation development is well underway for the new facility. DDSB has completed the second site plan approval submission and awaits comments from the City of Oshawa.

4.2 Major Projects

Major Projects are funded from Capital Funding provided annually to DDSB. Projects noted as CVRIS were funded by COVID-19 Resilience Infrastructure Stream funding provided by the Federal and Provincial governments.

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Main Office Renovations	Frenchman’s Bay PS Waverly PS	Project is under design. Project construction is complete, and the space has been turned over to the school for use.

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Family Studies Classroom	Ajax HS	Project construction is complete, and the space has been turned over to the school with minor outstanding deficiencies to be rectified.
Welding Shop/Drama Renovation	R.S. McLaughlin CVI	Projects are under design.
Inclusive Change Room Renovation	G.L. Roberts PS	Projects are under design.
Art/Science/Music Renovations	Pringle Creek PS S.A. Cawker PS Meadowcrest PS Harmony Heights PS	Projects are under design.
Roofing Projects	Anderson CVI Dr. R. Thornton PS Eastdale CVI Uxbridge PS	New roof refurbishment/replacement projects are under design and being prepared for tender and construction in 2022.
Masonry/Wall Cladding Restoration	Bolton C. Falby PS Vincent Massey PS Glen St PS Ajax HS E.A. Lovell PS College Hill PS Port Perry HS S.A. Cawker PS	Cladding and window projects are complete. New cladding and window projects are in design and being prepared for tender and construction in 2022.
Library/Learning Commons Upgrades	Anderson CVI Glengrove PS C.E. Broughton PS Norman G. Powers PS Stephen G. Saywell PS William Dunbar PS Claremont PS	Projects are under construction. New library projects are under design and being prepared for tender and construction in 2022.

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Interior Modifications - Washroom Upgrade Projects	Lester B. Pearson PS Vincent Massey PS Dr. S.J. Philips PS	New projects are under design and being prepared for tender and construction in 2022.
Child Care Projects	Bobby Orr PS Dr. Roberta Bondar PS Bayview Heights PS Glengrove PS Lakeside PS Vaughan Willard PS Seneca Trail PS Scott Central PS	Projects are complete. Project is under construction. Spring 2022 turnover is anticipated. Schedule for completion extended due to delay in receiving approval from building authorities. Project has been submitted to the Ministry and waiting for approval to proceed. Project has received Ministry approval to redesign in response to utilization issues. Redesign is in progress. Project is being submitted to Ministry for final approval.
Boiler Replacement Projects	Valley Farm PS	Valley Farm PS replacement has been rescheduled to the summer of 2022 due to equipment shortages.
Accessibility Projects	P.E. Trudeau PS Village Union PS Coronation PS	Accessible walkway construction down to sports field is complete. Bus-route west entrance sidewalk extension construction for accessibility is complete. Elevator & limited-use lift is under design and being prepared for tender and construction in 2022.
Window Replacement	Prince Albert PS Claremont PS Sir J.A. MacDonald PS	CVRIS funded window replacement projects to improve ventilation are nearing completion.

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
	E.A. Fairman PS	Note: Ministry of Education has extended timelines for completion of CVRIS funded projects.
Outdoor Classrooms	Beaverton PS Bobby Orr PS Bolton C Falby PS Clara Hughes PS College Hill PS Coronation PS David Bouchard PS Earl A Fairman PS Glen Street PS Glengrove PS Gordon B Attersley PS Hillsdale PS Lakewoods PS Mary Street Community McCaskill's Mills PS Queen Elizabeth PS Sir Wm. Stephenson PS Southwood Park PS Sunset Heights PS Village Union PS (new) Waverly PS West Lynde PS Woodcrest PS	CVRIS funded outdoor learning spaces designed to facilitate opportunities for learning outside of the classroom are proceeding at 23 locations. Construction is complete on all outdoor classrooms.
Screening Vestibules for Existing Child Care Centres	Applecroft PS Cadarackque PS Glen Dhu PS Highbush PS John Dryden PS Joseph Gould PS Kedron PS Lincoln Alexander PS Maple Ridge PS Ormiston PS Roland Michener PS Stephen G Saywell PS Valley Farm PS	CVRIS funded vestibules are being constructed at 13 existing child care centres to improve physical distancing and facilitate daily screening for COVID-19. Construction on the majority of vestibules has commenced, some of which are nearing completion. Material shortages and supply chain issues have delayed construction completion. Note: Ministry of Education has extended timelines for completion of CVRIS funded projects.

4.3 Ventilation Improvement Projects and Air Conditioning

The following is a status report updating the progress of ventilation improvement projects funded from Capital Funding provided annually to DDSB. Projects noted as **CVRIS** were funded by COVID 19 Resilience Infrastructure Stream funding provided by the Federal and Provincial governments.

Included are projects completing the Board approved initiative to provide air-conditioned cooling centres at each school site and a minimum of one fully air-conditioned building in each geographic area. This project has been ongoing since November 2017.

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Fully Air Conditioned Schools-Ongoing	Donald A. Wilson SS	Chiller replacement project is under construction.
CVRIS Funded Ventilation Upgrades Including Air Conditioning	Bellwood PS Lord Elgin PS Uxbridge PS Uxbridge SS Westney Heights PS Southwood Park PS	Projects are nearing completion and/or are complete with minor deficiencies remaining to be rectified. Replacement of the existing roof top air handling unit is scheduled to be completed before the end of December 2021. Note: Ministry of Education has extended timelines for completion of CVRIS funded projects.
Ventilation Including Air Conditioning – Partial Building	Glengrove PS	Project construction is underway.
CVRIS Funded Ventilation Projects - Non Air Conditioned	Sir J.A. MacDonald PS	Project is nearing completion. Note: Ministry of Education has extended timelines for completion of CVRIS funded projects.

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Ventilation Projects Non Air Conditioned – Partial Building	Glengrove PS Lincoln Avenue PS Beau Valley PS E.A. Fairman PS Greenbank PS Henry Street HS D.A.S.S. Simcoe Claremont PS	Projects complete. Projects are under design and being prepared for tender and construction in 2022.
Partial Air Conditioning/Cooling Centres-pending	Greenbank PS Valley View PS Woodcrest PS Claremont PS	Projects are under design and being prepared for tender and construction in 2022.

This initiative will continue into the 2021-2022 fiscal year with additional sites being added to address under-ventilated learning spaces and improve ventilation across the District.

5.0 Financial Implications

Ministry of Education approved Capital Priorities funds in the amount of \$54,838,656 are being used to construct new schools and major additions. Annual Capital Funds in the amount of \$69,355,754 are being used for the completion of the major projects listed in this report.

6.0 Evidence of impact

A total of 1,910 new pupil places, 190 replacement pupil places (at Mary Street PS) and a total of 195 new child care places will be created, which will result in the removal of 26 portables.

7.0 Communication Plan

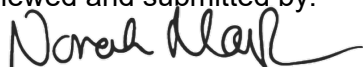
The Quarterly Construction and Major Projects Report is presented to the Board of Trustees in the months of September, January, March and June.

- The report is also posted on the DDSB's website: [Construction and Property Updates](#)

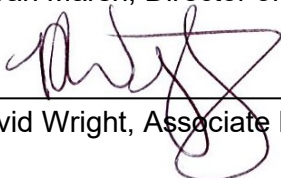
8.0 Conclusion

This report is provided to Trustees for information.

Report reviewed and submitted by:



Norah Marsh, Director of Education and Secretary to the Board



David Wright, Associate Director of Corporate Services