

**DURHAM DISTRICT SCHOOL BOARD  
ADMINISTRATIVE REPORT**

**REPORT TO:** Durham District School Board **DATE:** June 20, 2022  
**SUBJECT:** Quarterly Construction and Major Projects Report **PAGE:** 1 of 9  
**ORIGIN:** Norah Marsh, Director of Education and Secretary to the Board  
David Wright, Associate Director of Corporate Services  
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Lindsay Wells, Manager of Facilities Design and Construction  
Mike Kennedy, Manager of Major Projects

**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 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.
- July 2020: Durham District School Board received Ministry of Education approval to build a new elementary school, Unnamed Pickering Creekwood PS, 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.
- May 2022: Durham District School Board received Ministry of Education approval to build a new elementary school, Unnamed Pickering Seaton PS, at Burkholder Drive and Azalea Avenue in Pickering and a new secondary school, Unnamed North Oshawa SS, at Windfields Farm Drive East and Bridle Road South in Oshawa.

### 3.1 Ministry Approval Process for Capital Priorities Projects

The Ministry of Education approval process must be carefully considered when undertaking any major capital projects. The approval process once the business cases have been submitted are as follows: 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 of Education approval prior to proceeding to the next step. As of June 1, 2022, Ministry approval to proceed to tender had not been received for any current Capital Priorities Projects.

## 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 2024 (Rescheduled from September 2023)  
Architect: Moffet & Duncan Architects Inc.  
Contractor: To be determined

Tender documents are complete for the new facility. The updated site plan approval package has been submitted to the Township of Brock. The project was submitted for Approval to Proceed on November 25, 2021 and is waiting for the Ministry of Education's final approval to proceed to tender. Staff continue to communicate with Ministry of Education staff on a regular basis regarding approvals but have not received approval to proceed and the funding required for the project. Due to lengthy approval timelines, the project completion date has been rescheduled from September 2023 to September 2024.

#### Unnamed Pickering Creekwood – site under review

Project Type: New elementary school, including child care centre  
Occupancy Date: September 2024 (rescheduled from September 2023)  
Architect: Cellucci + Pace  
Contractor: To be determined

Site plan development continues to progress for the new facility in conjunction with design development and the initial child care licensing package that was submitted. Project completion currently remains scheduled for September 2024, dependent upon the results of ongoing site acquisition discussions with the City of Pickering.

#### Mary Street PS Oshawa – Addition

Project Type: Replacement of existing portapac with a new addition  
Occupancy Date: September 2024 (rescheduled from September 2023)  
Architect: Moffet & Duncan Architects Inc.  
Contractor: To be determined

Design development of the new facility is complete with construction documentation well underway. The site plan approval package has been submitted to the City of Oshawa for review. The project documents have been sent to the cost consultant for review, the report is expected mid-June. The project completion date has been rescheduled from September 2023 to September 2024.

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

Project Type: New Elementary School, including child care centre  
Occupancy Date: September 2024 (rescheduled from September 2023)  
Architect: Snyder Architects Inc.  
Contractor: To be determined

Tender documents are complete, Facilities Staff continuing to work towards site plan approval. The second site plan approval submission was completed and is currently under review by the City of Oshawa. The Ministry of Education continues to review the approval to proceed to tender request submitted March 3, 2022. The project completion date has been rescheduled from September 2023 to September 2024 due to approval timelines.

Unnamed North Oshawa SS (Windfields Farm East/Bridle Road South)

Project Type: New Secondary School  
Occupancy Date: September 2026  
Architect: To be determined  
Contractor: To be determined

The Ministry of Education provided approval to build the new Unnamed North Oshawa Secondary School on April 21, 2022. An updated facility space template is being completed for submission to the Ministry for approval in order to proceed to appoint an Architect. Project completion is currently scheduled for September of 2026.

Unnamed Pickering Seaton PS (Burkholder Drive/Azalea Avenue)

Project Type: New Elementary School, including child care centre  
Occupancy Date: September 2026  
Architect: To be determined  
Contractor: To be determined

The Ministry of Education provided approval to build the new Unnamed Pickering Seaton Public School with child care centre on April 21, 2022. An updated facility space template has been submitted to the Ministry for approval in order to proceed to appoint an Architect. Project completion is currently scheduled for September of 2026.

#### 4.2 Child Care Projects

Child Care Projects	Lakeside PS	Project is under construction. Spring 2022 turnover is anticipated. Schedule for completion extended due to delay in receiving approval from building authorities.
	Vaughan Willard PS	Project has received the Ministry of Education approval and is proceeding to tender while Facilities Staff work towards site plan approval.
	Seneca Trail PS	Project design plans have been submitted to the Ministry of Education for licensing approval. Detailed design is progressing in conjunction with site plan approval.
	Scott Central PS	Project has received the Ministry of Education approval and is proceeding to tender while Facilities Staff work towards site plan approval.
	Sunderland PS	CCLS provided floor plan approval April 1, 2022. Project re-design and investigation is underway with the appointment of a new Architect.
	Rosebank PS	Project design plans have been submitted to the Ministry of Education for licensing approval. Detailed design is progressing in conjunction with site plan approval.

#### 4.3 Major Projects

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

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Main Office Renovations	Frenchman's Bay PS	Project has been awarded.
Welding Shop/Drama Renovation	R.S. McLaughlin CVI	Project has been awarded.
Inclusive Change Room Renovation	G.L. Roberts PS	Project is in design.
Art/Science/Music Renovations	Pringle Creek PS S.A. Cawker PS Meadowcrest PS Harmony Heights PS	Projects have been awarded. Construction has commenced at Meadowcrest and Harmony Heights.
Corridor Ceiling Replacement/Abatement	E.A. Lovell DCE	Project tendered and awarded.
Interior Modifications – Teaching Space - Classroom Refresh	Fairport Beach PS Vincent Massey PS	Project tendered and awarded. Project is in tender phase.
Asphalt Replacement	Cadarakque PS Pineridge SS Greenbank PS RS MCVI	Project tendered and awarded. Project tendered and awarded. Project tendered and awarded. Project is in tendering phase.
Roofing Projects	Uxbridge PS  Anderson CVI Dr. R. Thornton PS Eastdale CVI	Project has been awarded.  Projects have been awarded. Construction has commenced at Eastdale and Anderson CVI.

PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Masonry/Wall Cladding Restoration	Port Perry HS  Biidaassige Mandamin PS (formerly Sir John A. Macdonald PS)  E.A. Lovell DCE  Ajax HS  College Hill PS  S.A. Cawker PS	Window Replacement – Project awarded.  Cladding Replacement – Project awarded and construction has commenced. Masonry Restoration Project - Project tendered and awarded.  Window & Cladding Replacements – Project tendered and awarded.  Window Replacement– Project tendered and awarded.  Window Replacement– Project tendered and awarded.  Window Replacement – Project tendered and awarded.
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 complete.  Project is under design. Project is under design. Project is under design. Project is awarded. Project is awarded and under construction.
Interior Modifications - Washroom Upgrade Projects	Lester B. Pearson PS  Vincent Massey PS  Dr. S.J. Philips PS	Project tendered and awarded.  Project is in tender phase.  Project tendered and awarded.
Boiler Replacement Projects	Valley Farm PS	Valley Farm PS replacement has been rescheduled to the summer of 2022 due to equipment shortages.
Accessibility Projects	Coronation PS	Elevator and limited-use lift is under design. Project is in tender phase.



#### 4.4 Ventilation Improvement Projects and Air Conditioning

The following is a status report updating the progress of ventilation improvement projects from Capital Funding, the funding is provided annually to the 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.

<b>PROJECT</b>	<b>SCHOOL/SITE</b>	<b>PROGRESS DETAILS</b>
Fully Air Conditioned Schools-Ongoing	Donald A. Wilson SS	Chiller replacement project is complete. The unit is installed and seasonal startup has transpired.
Ventilation Including Air Conditioning – Partial Building	Glengrove PS	Project is complete.
Ventilation Projects Non-Air Conditioned – Partial Building	Greenbank PS	Project awarded and construction to commence July 2022.
	D.A.S.S. Simcoe	Project is in design.
	Claremont PS	Project construction has commenced.
	Beau Valley PS	Project tendered well over budgeted amount. Reassessment of design and tendering strategy underway with plans for retendering by Fall 2022.
	E.A. Fairman PS	Project awarded with construction to commence July 2022.
	R.S.M. CVI	Project construction is underway.
	Henry Street HS	Project has been tendered and awarded. Construction is underway.



PROJECT	SCHOOL/SITE	PROGRESS DETAILS
Partial Air Conditioning/Cooling Centres-pending	Greenbank PS	Project awarded with construction to commence July 2022.
	Valley View PS	Project is in design.
	Woodcrest PS	Project tendered well over budgeted amount. Reassessment of design and tendering strategy underway.
	Claremont PS	Project awarded and construction is underway.
	Goodwood PS	Project awarded with construction to commence July 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

The Ministry of Education approved Capital Priorities Funds in the amount of \$119,146,954 and the funds are being used to construct new schools and major additions. Annual Capital Funds in the amount of \$66,436,881 are being used for the completion of the major projects listed in the report.

## 6.0 Evidence of Impact

There will be a total of 3,511 new pupil places, 190 replacement pupil places at Mary Street PS and a total of 440 new child care places.

## 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.

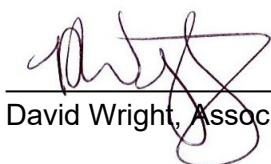
- The report is posted on the DDSB's website: [Construction and Property Updates](#)

## 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