

DURHAM DISTRICT SCHOOL BOARD ADMINISTRATIVE REPORT

REPORT TO: Standing Committee

DATE: June 1, 2026

SUBJECT: Quarterly Construction and Major Projects

PAGE: 1 of 10

ORIGIN: Camille Williams-Taylor, DDSB Chief Executive Officer and Secretary to the Board
Lisa Bianca, Associate Director of Corporate Services and Treasurer of the Board
RaeAnn Tawembe, Head of Facilities Services
Lindsay Wells, Senior Manager of Development and Inclusive Design
Mike Kennedy, Manager of Major Projects
Ambrosio Dimagiba, Manager of Design and Construction

The Durham District School Board recognizes Indigenous rights are distinct. In the exercise of those rights, Indigenous staff and students shall not be subjected to actions with the aim or effect of depriving these distinct rights.

The Durham District School Board is committed to providing learning and working environments that centre human rights and equity and are safe, welcoming, respectful, equitable, accessible, inclusive and free from all forms of discrimination, oppression, harassment and harm.

1.0 Strategic Links

New schools and revitalization of existing spaces support meaningful learning by providing high quality teaching and learning spaces; contributes to connected communities by creating spaces that foster opportunities to meet, learn from and inspire each other; and advocates well-being by ensuring all schools and workplaces are safe, caring, and respectful environments where people can thrive.

2.0 Policy and Legislative Connections

[Capital Funding for the 2024-25 School Year 2024:B08](#)

[2025-26 Education Funding 2025:B02](#)

[2025-26 Capital Priorities Program 2025:B04](#)

[Launch of 2024-25 Capital Priorities Program 2024:B11](#)

[Launch of 2023-24 Capital Priorities Program 2023:B08](#)

[Education Capital Policies and Programs Manual](#)

3.0 Abstract

The Quarterly Construction report provides current information on Capital and major project work being undertaken at the Durham District School Board (DDSB), including the progress details on the anticipated opening of new schools and additions, and designates how Ministry of Education (EDU) funding for repairs and renovations is being used.

At the conclusion of the projects noted throughout this report there will be a total of 5,987 new pupil places, and a total of 49 new childcare places. This increase in capacity, its impact on partner schools, and portable utilization is reflected in the [Pupil Accommodation Plan 2025-2029](#).

4.0 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 June 2026. This is a quarterly report that is provided as a cyclical update to the Board of Trustees in January, March, June, and September. These reports can be found on the Board's website [Construction and Property Updates](#). This report is provided for information.

5.0 Background and Context

5.1 Capital Priorities Projects

The Board has received EDU approval for seven new school builds through the Capital Projects funding process at this time. The progress of these projects is outlined in section 6 of this report.

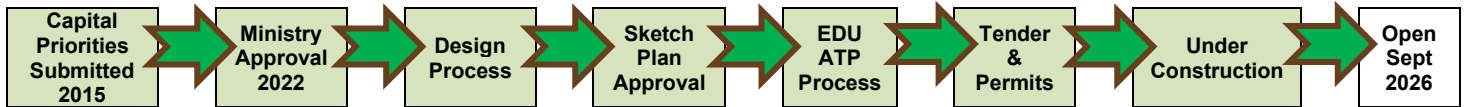
5.2 Major Projects

EDU annually provides school boards with two grants to fund renovations and building improvements. DDSB received \$17.9M in School Condition Improvement funding and \$12.4M in School Renewal funding for the 2025-2026 school year to fund these projects. In addition, DDSB received \$1.7M in funding for replacement of reinforced autoclaved aerated concrete structures (RAAC) (a lightweight alternative to standard concrete used in public buildings like schools from the 1950s to the 1990s for roofs, floors, and walls) and \$7.7M in funding for Accessibility Upgrades at existing DDSB sites.

6.0 Analysis

6.1 Approved Capital Priorities Projects

Unnamed North Oshawa SS (Cedar Valley Secondary School)



Project Type: New Secondary School

Capital Priorities Submission(s): July 2015, July 2016, September 2017, September 2019, May 2021, February 2022

Ministry Approval: May 2022

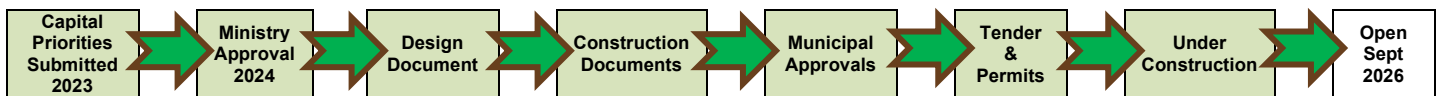
Occupancy Date: September 2026

Architect: Hossack Architects & Associates Inc.

Contractor: Percon Construction Inc.

Construction on the new facility continues to progress with the building envelope (roof and curtain wall) nearly complete. Exterior works (grading, parking lot and landscape) has picked up with the dryer weather and is approaching 70% complete. Mechanical and electrical finishing work is underway with interior finishes including painting, flooring and ceiling progressing well. Construction is on track and scheduled to be completed for September 2026.

Unnamed West Whitby PS (Whitby Meadows Public School)



Project Type: New Elementary School, Including Child Care Centre

Capital Priorities Submission: October 2023

Ministry Approval: March 2024

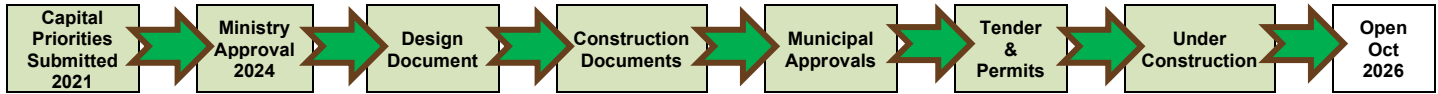
Occupancy Date: September 2026

Architect: Hossack Architects & Associates Inc.

Contractor: Pre-Eng Contracting Ltd.

Construction of the new elementary school continues to progress well. Structural steel, load bearing masonry and precast concrete work are almost finished. Roofing work is nearing completion, while interior mechanical and electrical activities continue to progress. Priming of interior walls has commenced, marking another key milestone. The project is on track and completion is scheduled for September 2026.

Unnamed West Whitby PS (Heartwood Public School)



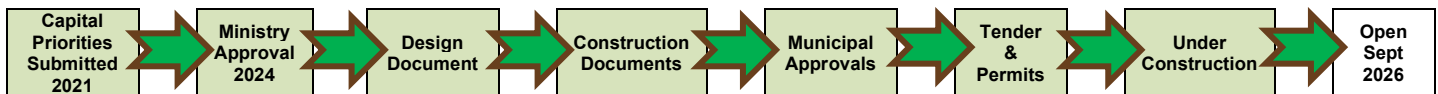
Project Type: New Elementary School

Capital Priorities Submission(s): May 2021, February 2022, October 2023

Ministry Approval: March 2024
 Occupancy Date: October 2026
 Architect: Snyder Architects Inc.
 Contractor: Pre-Eng Contracting Ltd.

Construction work on the new school continues to advance with structural steel, load bearing masonry and precast concrete work all nearing completion. Interior mechanical and electrical rough-ins on the first floor are underway, and roofing has begun. Staff continue to work with the contractor and architect to identify efficiencies, accelerate timelines, and monitor project progress. We will continue to provide updates as key milestones are achieved. Construction is on track for a mid-October 2026 school opening. An alternate accommodation plan has been shared with the impacted school communities to ensure a smooth transition.

Unnamed Oshawa PS (Waaban Public School)



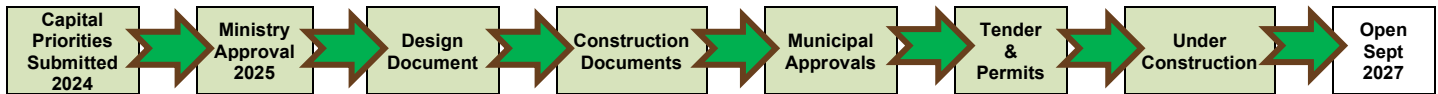
Project Type: New Elementary School

Capital Priorities Submission(s): May 2021, February 2022, October 2023

Ministry Approval: March 2024
 Occupancy Date: September 2026
 Architect: Hossack Architects & Associates Inc.
 Contractor: Everstrong Construction Ltd.

Construction progress continues with the building envelope (roof, curtain wall and brick veneer) nearing completion. Mechanical and electrical rough-ins are well underway on both first and second floors. Interior finishing has commenced with wall priming and painting and T-bar ceiling installation underway. The project is on track and completion is scheduled for September 2026.

Unnamed Oshawa PS (Whitelaw Avenue and Glenbourne Drive)



Project Type: New Elementary School

Capital Priorities Submission: September 2024

Ministry Approval: January 2025

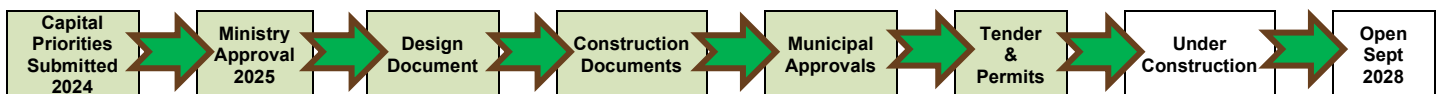
Occupancy Date: September 2027

Architect: Hossack Architects & Associates Inc.

Contractor: Everstrong Construction Ltd.

Construction has commenced with the Contractor now fully mobilized on site and undertaking groundwork. The building pad is complete and soil stabilization work has begun. Submissions are well underway with Facilities staff and the City of Oshawa working towards municipal approvals. The final site plan and full building permit applications have both been submitted and are currently under review. A conditional building permit for site services and foundations has been issued. Project completion is currently scheduled for September 2027.

Unnamed West Whitby SS (Des Newman Boulevard and Coronation Road)



Project Type: New Secondary School

Capital Priorities Submission: September 2024

Ministry Approval: January 2025

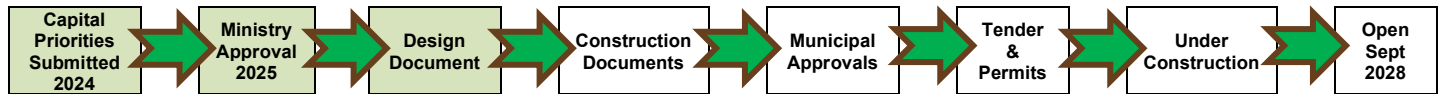
Occupancy Date: September 2028

Architect: Hossack Architects & Associates Inc.

Contractor: To be determined

The Pre-Tender check in package – Not Within Funding Approvals was submitted to EDU on February 23, 2026 requesting additional capital funds. EDU funding approval was received April 21, 2026 and construction tender was posted April 22, 2026 and closed May 21, 2026. Facilities staff are evaluating the tender submissions while continuing to work with Town of Whitby staff and consultants to obtain all project approvals while building permit and site servicing permit applications were submitted April 27, 2026. Project completion currently remains scheduled for September 2028.

Unnamed North Oshawa PS - Kedron (Verne Bowen Street and Conlins Road East)



Project Type: New Elementary School

Capital Priorities Submission: October 2025

Ministry Approval: December 2025

Occupancy Date: September 2028

Architect: Moffat & Duncan Architects

Contractor: To be determined

Design development is progressing well while traffic, topographic and geotechnical surveys and studies are underway. Initial site plan discussions with the City of Oshawa have commenced while the application package is being developed. Project completion is scheduled for September 2028.

6.2 Major Projects

Major Projects are funded from Capital Funding provided annually to the DDSB. Funding from School Condition Improvement and School Renewal grants is used to repair, upgrade and renovate DDSB facilities in support of the goals of the Multi-Year Strategic Plan.

Opportunities to create connected communities and enhance student learning and well-being are supported by these funds. The District's commitment to providing and maintaining clean, safe and modern learning and working spaces aligns with the commitment to respecting the dignity of staff and students and an acknowledgement of the impact of physical space on learning.

Appendix B: Capital Schedules found on pages 34-36 in the [2025-2026 Budget Book](#) provides additional project information. Projects are organized under the following categories:

School Condition Improvement

Ignite Connection

Asphalt Replacement/Exterior Site Improvements

- Valley View PS, Willows Walk PS, R.S. McLaughlin CVI, Cadarackque PS, Valley Farm PS, Meadowcrest PS, College Hill PS, Bayview Heights PS – Construction contract awarded. Construction to commence summer 2026.
- Carruther's Creek PS – Project reviewed with the Town of Ajax and, due to extensive design and engineering considerations for construction, alternative solutions are being explored related to signage and traffic-flow modifications.

Ignite Well-Being

Roof Replacement Projects

- Hillsdale PS, Pierre Elliot Trudeau PS, West Lynde PS, C.E. Broughton PS – Construction contract awarded. Construction to commence summer 2026.

Masonry/Wall Cladding Restoration

- Southwood PS - Construction contract awarded. Construction to commence summer 2026.

Dust Collector Replacement Projects

- Anderson CVI, O'Neill CVI, Ajax HS – Construction contract awarded. Construction to commence summer 2026.

Ventilation Projects Non-Air Conditioned – Partial Building

- Dunbarton HS - South Campus Phase 2 – Construction contract awarded and construction is underway.
- Dunbarton HS - North Campus - Phase 1 – Construction contract awarded. Construction is underway.
- Brock HS - Phase 1 - Project is tendering. Construction to commence summer 2026.
- Vaughan Willard PS - Construction contract awarded. Construction to commence summer 2026.
- Lincoln Avenue PS– Construction contract awarded. Construction is underway.

Sustainability & Energy Efficiency

Window Replacements

- Ajax HS – Construction contract awarded. Construction to commence summer 2026.

Boiler Replacements Projects

- Dunbarton HS – North Campus – Mechanical Upgrade Phase 2 - In design with construction tender to follow. Construction timing to be determined.

Building Services Infrastructure

- Watermain Replacements
 - Beau Valley PS - In design. Review of final permit requirements with Region of Durham is underway, prior to release for construction tender.
- Electrical Service & Distribution Equipment Upgrades
 - West Lynde PS – Pending award. Construction to commence Summer 2026.
 - Highbush PS – Construction contract awarded. Construction to commence summer 2026.
- Fire Alarm Upgrades
 - Donald A. Wilson SS – Construction contract awarded. Construction to commence summer 2026.

School Renewal

Ignite Learning

Main Office/Guidance Renovations

- Adelaide McLaughlin PS - In design with construction tender to follow. Construction to commence summer 2026.

Specialty Learning Space Renovations

- Henry St HS - Culinary Renovation – Construction contract awarded. Construction is underway.

Interior Modifications – Teaching Space - Classroom Refresh

- EA Lovell (D.C.E.), Woodcrest PS, and Bolton C. Falby PS - Construction work is tendering.

Ignite Well-Being

Change Room Renovations

- Pine Ridge SS – Construction contract awarded. Construction underway.

Washroom Upgrade Projects

- Ajax HS – Phase 2 – Construction work is tendering.
- O'Neill CVI and Brock HS- In design.
- Bellwood PS – Construction contract awarded. Construction is underway.

Partial Air Conditioning/Cooling Centres

- J. Clarke Richardson CVI – Construction is underway. Chiller commissioning is in progress.
- Ormiston PS – In design with construction tender to follow. Construction to commence summer 2026.
- Vaughan Willard PS – Construction contract awarded. Construction to commence summer 2026.

Inclusive Design & Accessibility

- Dr. S.J. Phillips PS – Various Accessibility Upgrades (New Elevator, Accessible Washrooms, and Accessible Ramp) - Construction contract awarded. Construction is underway.
- Brock HS - Accessible Field Ramp - Construction contract awarded. Construction to commence summer 2026.
- William Dunbar PS - Elevator – Construction work tendering - Construction contract awarded. Construction underway.
- Highbush PS - Elevator – Project pending award. - Construction to commence spring 2026.
- Bayview Heights PS - Elevator – Construction contract awarded. Construction is underway.
- Waverly PS - Elevator and Accessible Washroom - Construction work tendering. Construction to commence May 2026.'
- J.Clarke Richardson CVI & Eastdale CVI - Lift Replacements - Construction contract awarded. Construction to commence summer 2026.

The majority of planned 2025–2026 capital projects have been tendered and awarded. Pre-construction meetings are underway for works to commence in summer 2026. A preliminary draft of proposed 2026-2027 capital projects has been prepared and is under review by staff.

7.0 Risks and Opportunities

An element of risk is inherently present in all construction projects. Influencing factors such as unknown or unforeseen site and building conditions, weather impacts, material and labour shortages and delays can all impact schedules and ultimately occupancy of new spaces. Through regularly scheduled meetings and formal communication protocols, staff work to manage delays and share updated information as soon as it becomes available. An alternate plan to ensure learning remains continuous for students and staff is always the utmost priority when managing delays or schedule changes in progress.

The creation of learning spaces in new and existing schools provides opportunities to further current pedagogical approaches and support student learning, well-being and connections.

8.0 Financial Implications

EDU approved Capital Priorities funds of \$177 million are being used to construct the new school projects detailed throughout this report and represents Capital Priorities funding received over a number of years, as projects receive approval. \$76 million was utilized in 2024-2025. Annual Capital funds of \$30.3 million are being used for the completion of the major projects listed in this report.

Additional information can be found in pages 27-30 and 34-36 of the [2025-2026 Budget Book](#).

9.0 Communication/Implementation Plan

The Quarterly Construction and Major Projects Report is posted on the [DDSB website](#) and provides families and community members with current information on DDSB's capital works. This information is updated quarterly.

10. Conclusion

This report is provided to the Board of Trustees for information.

11. Appendices

N/A

Report reviewed and submitted by:

Camille Williams-Taylor, DDSB Chief Executive Officer and Secretary to the Board



Lisa Bianca, Associate Director of Corporate Services and Treasurer of the Board