

# THE ONTARIO HOSPITAL PLANNING REDEVELOPMENT PROCESS

## What is the process for building a new hospital?

The Government of Ontario requires hospitals to follow a planning process for major redevelopment, including building new hospitals.

## The planning stages are described below:

### ▶ **Stage 1 PART A Master Program (includes all program and service elements)**

- Our 20-year vision was developed with extensive involvement from the community, staff and physicians. It outlines projected community needs, and the model of care, services and facilities we'll require to meet those needs. This work began in March 2015. The HHS Board of Directors approved our Master Program in June 2016 and in February 2018, it was endorsed by the Hamilton Niagara Haldimand Brant Local Health Integration Network.

### ▶ **Stage 1 PART B Master Plan (includes all physical and cost elements)**

- In winter 2018, we submitted our Master Plan to the Ministry of Health and Long-Term Care. It adds more detail to the high-level vision, including a multi-year infrastructure plan, a technical building assessment for each of our sites, a business case for the facility development plan, and an estimated project timeline.

### ▶ **Stage 2 Functional Program**

- Hamilton Health Sciences is currently in this stage of planning for West Lincoln Memorial Hospital. This stage includes a detailed review of our programs and services and how these fit into facility planning. It defines the scope of the project in terms of the programs and services being proposed. The Functional Program also describes space requirements, major equipment, required department adjacencies and any staffing impact.

▶ **Stage 3 Transaction Phase – Output Specifications**

- During Stage 3, detailed design and technical specifications (called Output Specifications) are prepared describing the hospital's mandatory requirements for development of the site, building infrastructure and the design of exterior and interior components of the facility. These specifications will become part of the Request for Proposal (RFP) sent out to a minimum of three prequalified bidding teams. The teams will consist of contractors and consultants who will complete the hospital design and ultimately build the hospital.

▶ **Stage 4 Procurement Phase**

- At this stage, the bidding teams will prepare and present their submissions through a series of commercially confidential meetings. Their final submissions will be evaluated and the preferred proponent, referred to as "Project Co" will be awarded the contract.

▶ **Stage 5 Implementation/Construction**

- Once the contract has been awarded, construction begins. It should be noted that the timing from Stage 2 (Functional Program) to occupancy of the completed building can take 5 to 10 years.

▶ **Stage 6 Occupancy**

- This stage describes all the work required to operationalize the new hospital once it has been turned over from the contractor. This stage includes community tours, staff training and the delivery and installation of furniture, equipment and supplies. The move of patients and staff will occur once the new hospital is ready to start day one activities.