

Centre for Addiction and Mental Health Phase 1C



Americas

Health

The Centre for Addiction and Mental Health Phase 1C redevelopment project will see the construction of two modern buildings along Queen Street West in Toronto featuring inpatient and outpatient services for those most in need.

This includes people who are acutely ill as well as those experiencing the most complex forms of mental illness.

| Project facts | | |
|----------------------------------------------------------------|------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Location Toronto, Ontario, Canada | Client Centre for Addiction and Mental Health (CAMH) | Value (NPV) C\$685m |
| Consortium Plenary Health | Plenary Americas' role Equity investor Project manager Financial advisor | Builder PCL Constructors Canada Inc. |
| Architect Stantec Architecture Inc. | Services ENGIE Services Inc. | Financial close date March 2017 |
| Completion date April 2020 | Contract terms 33 years, DBFM | Awards <ul style="list-style-type: none"> • Silver Award – Project Development • 2017 Canadian Council for Public-Private Partnerships |
| Project website camh.ca | | |

The project will result in the construction of approximately 650,000 square feet of new build space, which will include:

- Inpatient and outpatient clinical services for people with complex mental illness, including emergency care and therapeutic support,
- research and educational facilities; and
- information and resource facilities.

The project also includes the extension of roads, parks and green space improvements and restoration of the heritage wall around the facility.



Design features

The CAMH Phase 1C project serves as the public face of CAMH on Queen Street West, creating cornerstones for the unfolding master plan for the urban hospital campus. The development consists of two buildings:

- Building B1 is the public face of CAMH, an eight-storey facility that fronts Queen Street West and Lower Ossington Avenue. This signature building promotes discovery and education with a large auditorium as the cornerstone and invites public activity and street-level animation.
- Building D1, a seven-storey facility, provides a calmer setting and one which responds to high-acuity patient/client needs.

This project will be LEED Gold certified and will include the following features:

- Design that is non-institutional, secure, and welcoming through design of patient and public spaces and abundant access to natural light and the outdoors.
- Inclusion of therapeutic art installations in keeping with CAMH's desire to promote client engagement and recovery.
- Integration with the existing community through street-level retail and by drawing visitors to public spaces while respecting patient privacy.

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Karen MacCon, Director

Innovation

This project is an addition to a developing hospital campus and involves the integration of another existing P3 DBFM project completed in a prior phase. Plenary Health has optimized the interfaces with the existing facilities to create an integrated healthcare campus.

The team supports the origination part of the business by managing our design partners and construction partners to help them deliver the best possible design, program and price outcomes.

Local economic impacts

Recognizing the importance of the reintegration of persons with mental health and/or addiction issues into the workforce, Plenary Health will be working with CAMH to identify opportunities for employment opportunities for CAMH clients.