
BACKGROUND

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Office of the Premier
Ministry of Health Services
Interior Health

KGH PATIENT CARE TOWER AND UBC MEDICAL SCHOOL FACILITY

The new Kelowna General Hospital (KGH) patient care tower will be a six-storey, 33,500 square metre (approximately 360,000-square-foot) facility to be located on the northeast corner of the KGH site. The building will consolidate, expand and modernize outpatient services and programs currently dispersed throughout KGH into one facility, including brand new operating rooms, quadrupling in size the existing emergency department capacity with a new emergency department on the main floor, and providing shelled-in space for future inpatient beds.

The UBC Clinical Academic Campus will be constructed as a separate building. It will be a two-storey, 3,200-square-metre (approximately 34,000-square foot) building including a 180-seat lecture theatre, library, classroom and clinical space. It will also include an attached multi-level parkade.

The KGH expansion is being built under a single project management structure in conjunction with a parallel expansion to facilities at Vernon Jubilee Hospital (VJH).

Highlights of the Kelowna expansion include:

- Quadrupling the size of the emergency department with ground level accessibility and ambulance bay.
- New operating rooms.
- Building capacity with two additional shelled-in floors for future inpatient beds.
- Concentration of day procedures in one large, new comfortable area for an optimal patient experience.
- Full integration with the existing hospital.
- Separate building to house UBC clinical academic campus facilities including 180 seat lecture theatre.
- A new rooftop heli-pad.
- A new parkade for additional parking capacity onsite.
- Vacated space in the existing emergency department and outpatient clinic leaves space for future patient care developments.
- Medical student on-call rooms and lounge area within the patient care tower.
- An increase in size from the original estimated 17,373 square metres (187,000 square feet) to 33,445 square metres (360,000 square feet) in the KGH patient care tower (a 93 per cent increase).
The new patient care tower and UBC building taken together are equivalent to the combined size of Kelowna's Home Depot, Wal-Mart and Rona stores.

Construction Schedule:

Construction of the new facilities will take place concurrently with normal day-to-day hospital operations and will be integrated with existing infrastructure. The project will be constructed in phases to ensure construction impacts to patient care services are minimized. Some elements of the project

will be delivered earlier than anticipated – the new UBC medical building and parkade will be completed by Dec. 3, 2009, and the patient care tower will be open by Aug. 13, 2012.

The magnitude of the project has grown since the original announcement with the addition of two shelled-in floors for future patient care beds, the construction of a stand-alone UBC medical school facility and parkade, and a new expanded emergency room.

Benefits of Infusion Health full-site facilities management agreement:

In addition to constructing the new facilities, Infusion Health will be responsible for preserving the integrity of the structures over the next 30 years. Infusion Health will manage plant maintenance across both sites, which will provide a seamless integration of the systems at both old and new facilities.

The benefits of a whole site solution for the new expanded and existing facilities are:

- An integrated single plant maintenance service on each site.
- Consistent standards and services across the whole sites and between sites.
- A single help desk service for plant maintenance services.
- A single set of operational polices and processes across the sites.
- Clarity of accountability for systems and services which are present throughout all buildings (e.g. fire alarm system, nurse call system, pipe work).

Plant maintenance is a critical component of the public private partnership because it makes certain the private partner is accountable for ensuring the facilities are built to the highest quality standards and their mechanical systems function to the highest standards for the life of the buildings.

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