



**St. Joseph's Care Group – Centre for Excellence  
for Integrated Seniors' Services**  
Thunderbay, Ontario

**LONG TERM CARE**



**Client**

**St. Joseph's Care Group**

**Consultant**

**Form Architecture Engineering**

**Project Completion Date**

**March, 2016**

**Type of Contract**

**Lump Sum**

**Project Value**

**\$75,818,000**

**Project Description**

Since the 2007 announcement of the Centre of Excellence for Integrated Seniors' Services (CEISS) to be located on the Hogarth Riverview Manor site in Thunder Bay, St. Joseph's Care Group has been given the mandate to develop this exciting project in collaboration with the Ministry of Health and Long-Term Care, the Ministry of Municipal Affairs & Housing, the North West Local Health Integration Network, the City of Thunder Bay, the District Social Services Administration Board, the North West Community Care Access Centre and other community agencies.

The Centre of Excellence for Integrated Seniors' Services evolved after the City of Thunder Bay made a decision to return 300 of its municipally-run, long-term care beds (located in Dawson Court and Grandview Lodge) to the Province of Ontario in January 2009. These long-term care beds will remain open until the new CEISS facility is operational.

St. Joseph's Care Group has consulted extensively with the business community, academic institutions, unions, physicians, residents, families and other healthcare agencies to ensure the most innovative programs and practices are in place when the CEISS opens.

The CEISS project includes:

- Enhanced services for existing supportive housing units at the P. R. Cook Apartments and Jasper Place
- Community support services for an additional 120 clients, provided by the North West Community Care Access Centre
- Sister Leila Greco Apartments – 132 new supportive housing apartments
- 544 long-term care beds, including 64 beds for seniors in the North West requiring management of responsive behaviours (i.e., dementia), 300 beds to replace those the City of Thunder Bay will be closing, and Bethammi Nursing Home redevelopment.

This innovative seniors' project is the first of its kind in Ontario. The project began in September 2007 and, to date, enhanced services for existing supportive housing clients, community support services for an additional 120 clients, and the transitional supportive housing program at McKellar Place are already meeting urgent needs in our community.

The "Work" is the construction for the new Centre of Excellence for Integrated Senior's Services – Long Term Care building and renovations and addition to the Hogarth Riverview Manor building in Thunder Bay, Ontario.

The intent of this Bid Call is to obtain an offer to perform work for the construction of the new Centre of Excellence for Integrated Senior's Services – Long Term Care building and renovations and addition to the Hogarth Riverview Manor building in Thunder Bay, Ontario for a Stipulated Price Contract.

The project consists of (i) the construction of a seven storey, 416 bed long term care building (the "New Long Term Care Building") on the Site which is to be linked to the New Supportive Housing Building, and (ii) the renovation of a part of the existing Hogarth Riverview Manor building (the "HRM Building") on the Site to its central core consisting of the expansion of the existing loading docks and renovation to the existing kitchen and chapel areas as well as the construction of two 16 bed additions to the south and west ends of the HRM Building.