

# Stanton Territorial Hospital



## 1. Asset information

The Stanton Territorial Hospital PPP project is a redevelopment of the existing hospital through the design, build, finance and operation and maintenance of a new 27,000 m<sup>2</sup> hospital with 100 patient rooms located in Yellowknife, the Capital of the Northwest Territories, Canada. The new hospital includes an emergency department, diagnostic imaging and a medical laboratory. It became operational in 2018 and receives availability payments from the Government of Northwest Territories.



Healthcare

## 2. Impact

Stanton Territorial Hospital providing access to healthcare delivery for c. 25 thousand patients a year and over 100 beds.



### 3. Environment

#### GHG emissions

Heating is provided by biomass boilers that utilize wood pellets for their energy source and dual fuelled condensing boilers that are equipped with propane and fuel oil burners for back-up.

The facility has been equipped with LED lighting and a lighting control system and has been utilized to reduce energy consumption further.

Triple pane argon filled (Solarban60) window assemblies are installed throughout the facility, which reduces heat loss and conserves energy.

Heat reclaim chillers are used to cool the IT loads and electrical rooms on a continuous cooling loop. The recovered heat is used to preheat domestic hot water and provide reheat for air handling units.

Heat wheels are used on some of the AHU's and MUA's to recover sensible and latent heat from exhaust air. The recovered heat is used to pre-condition incoming ventilation air.

The service provider has deployed an Energy Management system and will issue an energy management plan that will focus on energy savings. The plan will focus on energy use monitoring and continuously work towards improvements. An Energy Management committee has been established and meets monthly to review energy performance and to identify areas to improve.



#### Climate risk

The project was screened to evaluate the potential physical impacts from climate change based on 'Paris-aligned' (RCP2.6 ~+1°C) and 'High emissions' (RCP8.5 ~+3.7°C) scenarios across three time periods (2020, 2050 and 2100). The project maintains a Low physical climate risk score under both scenarios.

#### Waste & Water

The domestic cold water in Yellowknife is very cold when it enters the building. A double wall plate-to-plate heat exchanger is provided to transfer heat from the electrical room and data rooms into the incoming cold water that serves the domestic hot water system. This preheats the domestic hot water and provides free cooling for the building as well as reduces energy consumption needed to generate hot water.

The management services provider continues to monitor waste and water consumption and is actively exploring opportunities to reduce them wherever possible.

## Biodiversity

The asset is built in compliance with local environmental regulations. During the concession period, the Portfolio Company focuses on promoting restoration efforts to improve degraded or removed ecosystems that act as natural carbon sinks and can improve resilience to climate-related damages, such as:

- The landscape design strategy implemented focused on the retention of existing landscape features, contributing to the natural character and ecological functioning of the site.
- The construction site was able to maintain roughly 60% of the site as intact, functioning boreal forest landscape.

Additionally, the Portfolio Company has a Biodiversity policy in place.



## 4. Social

### Health & Safety

Health and safety is on the agenda each board meeting. Our asset managers work actively with the Portfolio Company or its management service providers, to promote a strong health and safety culture, facilitate the sharing of best practices.

We endorse a zero-tolerance approach to occupational health and safety incidents. Additionally, the Portfolio Company has a Health & Safety policy in place and regularly conducts a health and safety audit.

### Diversity

Not applicable as the Portfolio Company does not employ any staff.

### Impact for local communities

Located in Yellowknife, the Stanton Territorial Hospital is equipped with a meditation room, or "sacred space," gives the sensation of being inside a glass-enclosed half-teepee. It's been equipped with ventilation to allow for traditional smudging ceremonies (clean-sing smoke) inside the space, something that will be encouraged, especially recognizing the community's tradition in the NWT.

In 2022, BHP donated \$10 gift cards to the entire hospital staff as a token of appreciation.

In 2023 and 2024, BHP donated holiday gift baskets to each of the nursing stations as a token of appreciation.

In 2024 BHP donated a Tipi that was erected in the courtyard accessible from the cafeteria. The Tipi will allow the local community to perform traditional ceremonies and to be used as a Sacred space.



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## 5. Governance

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### Delegation & oversight

The Portfolio Company directors review on a quarterly basis comprehensive board report, including both general project management and financial management. The project has a rigorous governance structure in place with quarterly board meetings, ad-hoc meetings when required and an authority delegation matrix to the management services provider.

The Portfolio Company has robust ESG policies and procedures in place and clear board-level responsibility to monitor their application. The ESG standard policies include:

- Biodiversity policy
- Code of Conduct, including anti-bribery, anti-corruption and non-discrimination
- Conflict of interest
- Cyber-security
- Diversity
- ESG
- Health and safety (workplace accident prevention)
- Anti-slavery & Human Trafficking policy (Modern Day Slavery)
- Rapid escalation
- Responsible contractor
- Tax
- Whistleblowing

The Portfolio Company holds frequent meetings with the public sector client to promote collaboration, coordination and integration of operations.

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### Reporting

The Portfolio Company uses a quarterly board pack, reporting to the board of directors on the operational and financial performance of the project and compliance with its obligations and regulation/legislation, including the policies.

Additionally, the Portfolio Company reports annually into BBGI's ESG KPI survey, which composed of 100+ data points, covering all aspects of ESG oversight.

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### Cyber security

Portfolio Company and its subcontractors continuously monitor that the cyber security policy is in place and perform information risk analysis and develops mitigating measures. They have a robust and comprehensive IT backup system in place. Additionally, the Portfolio Company has a Cyber security policy in place.

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