ESG Factsheet

Kelowna and Vernon Hospitals



1. Asset information

The Kelowna & Vernon Hospitals (KVH) project is a 30-year availability-based PPP contract to design, build, operate and maintain a new Patient Care Tower, a new University of British Columbia Clinical Academic Campus and car park, and a new Clinical Laboratory Support Building at Kelowna General Hospital. This project also includes a new Patient Care Tower at Vernon Jubilee Hospital.

Healthcare

Totalling over 70,000m2, these P3 facilities provide emergency services, general clinics, diagnostic services, surgery services, renal dialysis services, and other specialized healthcare services to the residents of the Okanagan valley.

2. Impact

The P3 and legacy facilities in Kelowna and Vernon provide access to emergency, surgical, and inpatient healthcare services for c.380,000 patients a year.

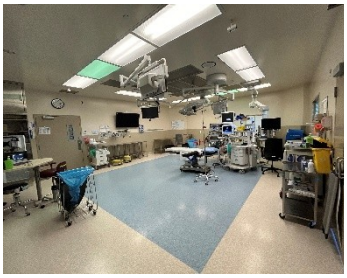
3 GOOD HEALTH AND WELL-BEING

3. Awards and certifications

- Wayne McLellan Award of Excellence in Healthcare Facilities Management - Canadian Healthcare Engineering Society (2015)
- LEED Gold - Dr. Walter Anderson Building (2014)
- LEED Gold - Centennial Tower (2013)
- Gold Medal, Service Delivery - Canadian Council for Public-Private Partnerships (2012)
- LEED Gold - Polson Tower (2012)
- LEED Gold - UBC Clinical Academic Campus (2011)

4. Environment

GHG emissions



The KVH facilities were designed and constructed with the reduction to greenhouse gases as a key principle and contractual requirement in the pursuit of LEED Gold. Energy efficient models of equipment such as condensing boilers, heat recovery chillers, and variable speed drives were specified and installed. HVAC setbacks have been incorporated into the Operating Rooms to reduce GHG emissions during offline periods. Energy metering allows building operators to monitor energy consumption and facility performance in all seasons and compare to previous years.

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 Very Low physical climate risk score under the Paris-aligned scenario as of 2050.

Waste & Water

During construction, environmentally conscious waste management was one of KVH's criteria to achieve LEED Gold. This was undertaken in large part by maximizing recycling opportunities of construction waste and thereby diverting waste from the landfill. Waste management was enhanced by sourcing materials that contain an element of recycled content when possible.

Water efficient landscaping and use of native vegetation was incorporated during construction and has been increased during the operational phase through the management services provider's landscaping services.

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.

The Portfolio Company has partnered with the City of Kelowna to adopt a stream located near Kelowna General Hospital which flows into the nearby Okanagan Lake, a major local water supply. Each spring and fall the team convenes to work together pulling garbage and recyclables from this stream which are then disposed of through the proper process.

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

5. Social

Health & Safety

Health and safety is on the agenda each board meeting. Our Portfolio company works actively with the management services provider 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, holds its own regular H&S meetings, and participates in the management services provider's H&S meetings.

Diversity

The Portfolio Company strives to create a workplace environment where everyone has an equal opportunity to perform at the highest levels, realise their potential and be recognised for it which is formalized within its Diversity policy. Men and women are employed by the Portfolio Company and the management services provider.

Impact for local communities

The Portfolio Company and its FM Provider have a decade long tradition of volunteering at the Central Okanagan Food Bank each Christmas where the team helps to build and distribute food hampers during this busy season.



The Portfolio Company also makes annual financial donations to local community charities such as the Kelowna General Hospital Foundation and the Vernon Jubilee Hospital Foundation.

The management services company also provides annual donations to local charities such as the Kelowna Food Bank and the Salvation Army.

6. Governance

Delegation & oversight

The Portfolio Company directors review on a quarterly basis the 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.

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.

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.

Contact

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