



Project Update

Overview

The SWC will be a hub for community health and community space for the under-served northern areas of Kawartha Lakes. By renovating and expanding the historic Train Station building in Coboconk, the Centre will offer more doctors and after-hours care, along with a business incubator hub, dental, physio, and many more services while preserving an important piece of our area's history.

This is a community-driven project. Spearheaded by the Coboconk, Norland & Area Chamber of Commerce, the community identified the need for the services that will be housed in the new building. In addition to identifying the services needed, the community has raised more than \$1 million and has committed significant volunteer time. City Council has been an enthusiastic partner by providing supports, advice, and funding of \$10 million.

Services planned for the SWC:

- Space for 2-3 family doctors/nurse practitioners
- Blood collection and space for blood lab
- Recreation programming
- Seniors' programs
- Outreach programming
- 2 Dental suites
- Physio, audiology, optometry
- Pre- and post-op services for the Ross Memorial Hospital
- Mental health supports
- Coby Pharmacy is re-locating to the SWC site
- Coboconk & Area Food Bank is re-locating to the SWC site, supported by a new commercial kitchen facility (also available for other programming partners).

Project Status

Here is a quick snapshot of the project's status now, and key milestones coming up:

- New foundations for both the historic train station and the new building are complete
- Steel framing and concrete floors on the lower level are complete
- Floors have been laid on the main floor and interior framing on the upper level are complete
- Elevator shaft is complete
- The entrance road has been widened and the grade reduced for easier access
- The new building construction is built and sealed
- Interior work continues over the winter months
- Spring will bring the exterior heritage renovations to the train station
- Planned SWC grand opening is late 2025!

A picture is worth a thousand words, and we have included a few photos for you in the accompanying attachment.

Project Budget & Funding

Budget

A Class B costing completed in January 2023 provided a budget of \$16.5 million. Best estimates at this time indicate a total budget of \$17.5 million.

Confirmed Funding:

To date, the following sources of funding have been confirmed:

- The community has raised more than \$1.3 million so far with more than 1500 donations, signaling to all 3 levels of government that the community is serious about addressing the community services and health care gaps in the area.
- To date, the City of Kawartha Lakes Council has committed \$10 million (thank you!).
- The Ministry of Transportation has contributed by constructing the new entrance to the Summit Wellness Centre from Hwy 35. (approximately \$300k)
- The Ministry of Transportation has committed \$20,000 for the installation of 4 Electric Vehicle Charging Stations
- The Ontario Ministry of Agriculture and Rural Affairs has committed \$250,000 to the Business Incubator project.
- The Ministry of Health provided a planning grant of \$175,000 in 2022 (through the Kawartha North Family Health Team) to support the submission through their application process. That application is complete and the request before the MOH is for \$2.4 million for clinic-focused spaces.

Pending Applications:

We have relentlessly pursued provincial and federal grant funding for this project by submitting over \$35 million in qualified applications. Achieving success has been difficult. We continue to explore all available opportunities to engage the federal and provincial governments.

At this time, the following 2 requests for funding are pending:

- Ministry of Health - \$2.4 million
- Ministry of Infrastructure (federal); Green & Inclusive Community Buildings - \$3 million

Request to Council:

In order for the construction of the project to continue without delay with a goal of opening before Winter 2025, the community requests that the City consider providing an upset limit of an additional \$6.5 million to cash flow the completion activities for the Summit Wellness Centre.

The community thanks Council and Staff for their unwavering support of the Summit Wellness Centre project to date, and we look forward to celebrating with Council on Opening Day later this year!

Additional Information

Communities to be served by the Summit Wellness Centre

- Norland
- Kirkfield
- Coboconk
- Burnt River
- Rosedale
- Woodville
- Other communities in the Kawartha Lakes/Haliburton area

Service Delivery Partners at the Summit Wellness Centre to date

- Kawartha North Family Health Team
- Dr. Warsi (family physician)
- Community Care City of Kawartha Lakes
- Ross Memorial Hospital
- Coboconk and Area Food Bank
- Coboconk Pharmacy
- Various wellness practitioners and recreation leaders

Key Community Partners involved

- Kawartha Lakes-Haliburton Ontario Health Team
- Kawartha North Family Health Team
- Kawartha Lakes Health Care Initiative (Doctor Recruitment)
- Haliburton Highlands Health Services
- Community Care City of Kawartha Lakes
- Kawartha Lakes Family Health Team
- Coboconk Medical Centre Trust
- Ross Memorial Hospital
- Coboconk and Area Food Bank
- Coboconk, Norland & Area Chamber of Commerce
- Shedden Historical Society
- Coboconk Railway Station Restoration Committee
- MPP Laurie Scott
- MP Jamie Schmale
- City of Kawartha Lakes

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