

## Call for Proposals for the Identification of a Site for a Proposed New Hospital in Durham Region



**Lakeridge Health:**  
Reimagining the Future of  
Health Care in Durham Region

### Supplemental Responses to October 1, 2021 Submitted Proponent Questions:

1. For Stage 2, in lieu of a Registered Site Survey, would a block plan for the totality of the Proponent's holdings and a GIS image showing ownership, acreage and location suffice along with a Proponent certification that no less than 50 contiguous acres is being offered up?
  - A. Proponents should submit up-to-date boundary and topographic survey information along with the delineation of the proposed hospital site allocation for Stage 1.**
2. In relation to the requirement to have or to be able to obtain an RSC please confirm that the use of a risk assessment to obtain an RSC as permitted by the Environmental Protection Act and O. Reg. 153/04 is acceptable.
  - A. Risk assessments must be also prepared and supervised by a qualified person who has at least two years of experience in the field of risk assessment. These qualified persons must also meet additional specific educational and experience requirements as detailed in O.Reg. 153/04. The risk assessment acceptability will be considered with additional information about what supporting studies (e.g., ESA 1, ESA2) are the baseline for the risk assessment.**
3. Please clarify how "geotechnical stability" relates to a Record of Site Condition (RSC).
  - A. Note that the submission requirements of a RSC should be viewed as the minimum submission requirements. Proponents are encouraged to provide as much information supporting the viability of their proposed site as possible in their Stage 1 and Stage 2 submissions. It is understood that a formal Geotechnical study would be required to determine how complex construction of a hospital might be on the site. The RSC sets out the environmental condition of a property at a particular point in time, based on environmental site assessments conducted by a qualified person and would provide some basis for that assessment. The Expert Panel may request additional information and Lakeridge Health, if the Proponent's site is recommended by the Expert Panel, may require additional diligence studies prior to entering into a purchase agreement.**
4. Please confirm that more than one Record of Site Condition can be obtained for the proposed hospital site.
  - A. The intent is that the proposed hospital site meets standards such that an RSC can be obtained. Should more than one RSC or study be appropriate that information should be submitted to support the assessment of the proposed hospital site.**

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5. Please clarify the timing of when any RSC has to be obtained. Usually the method of remediation and the timing of obtaining an RSC is part of the design/planning process. Will an RSC be required prior to Closing or can it be obtained as an obligation of the Proponent post Closing?
- A. **The timing of the RCS will be considered with additional information about what supporting studies (e.g., ESA 1, ESA2) identify as an environmental risk. The Expert Panel may request additional information and Lakeridge Health, if the Proponent's site is recommended by the Expert Panel, may require additional diligence studies prior to entering into a purchase agreement.**