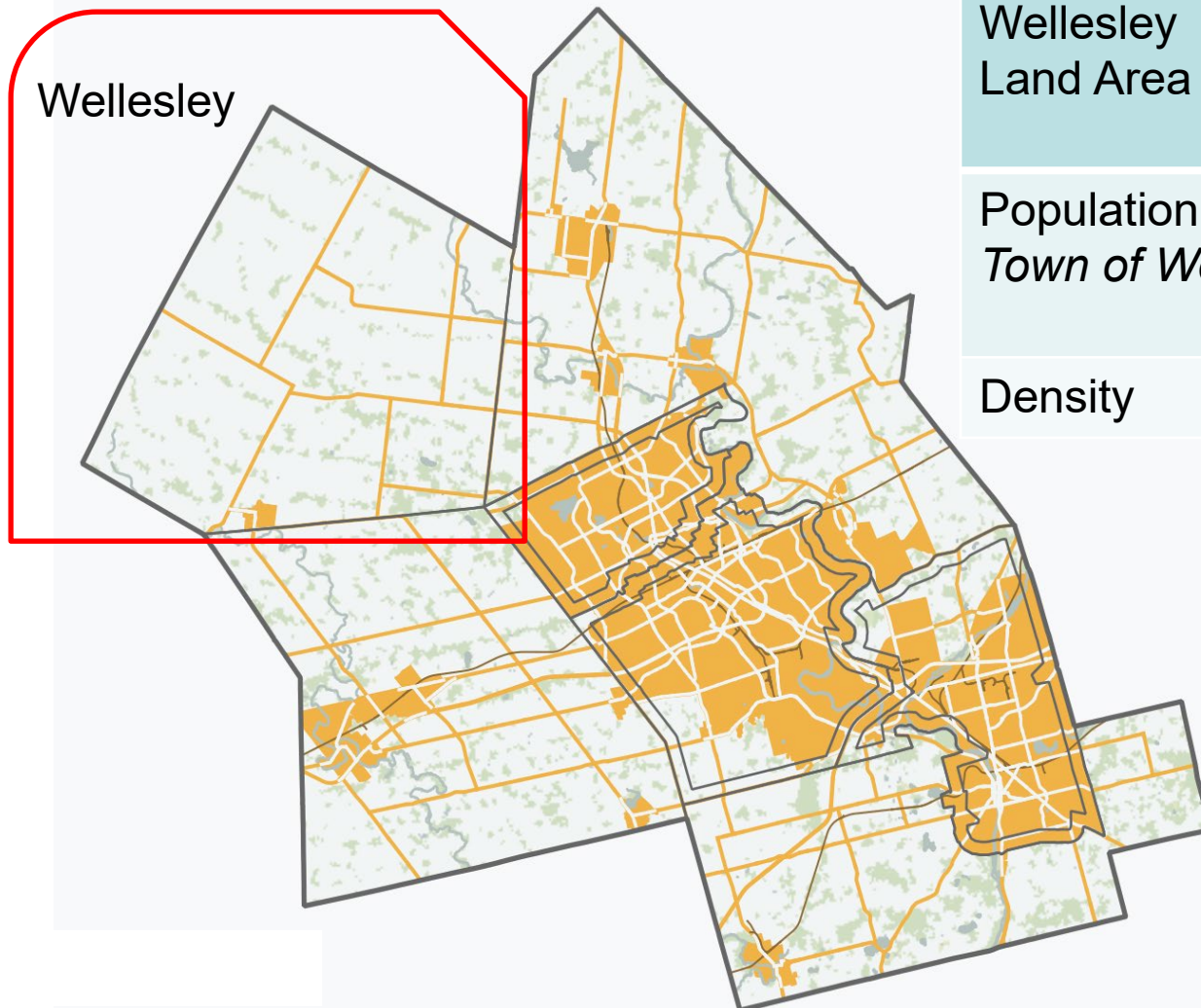


WCHC and Wellesley Township Investing in Rural Health

*Creation of a new Recreational
complex and Medical Clinic*

ROMA conference Jan 2023

Waterloo Region



Township of
Wellesley
Land Area

277.76 km²

Population (2016)
Town of Wellesley

11,260
(3,246)

Density

40.5/km²

Township of Wellesley



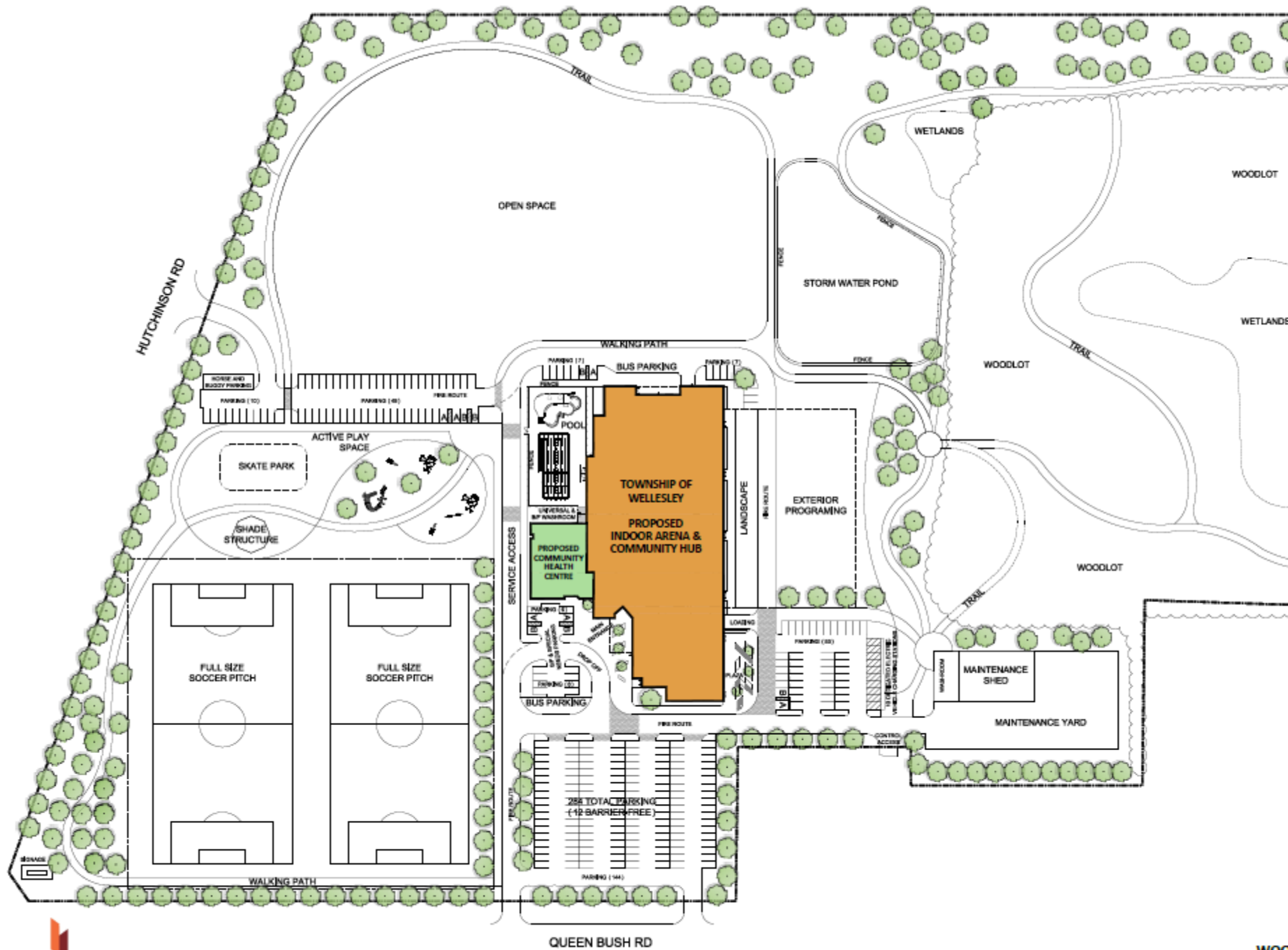




Wellesley Township Planning

- For years, Wellesley Township council has been assessing its recreation facilities to carefully plan for the future. Following a deterioration of the roof in the current WT Community Centre and after consulting with a number of community groups to determine what the township needed, in 2019 council approved the new Wellesley Township Recreation Centre project.

- In July 2021, the Township extended an invitation to 5 contractors to submit a bid for the recreation centre build. At a special Council Meeting held on December 14, 2021, township council voted to accept a bid from Ball Construction for the construction of the new recreation facility.
- The new 62,000s.f facility will sit on 40 acres of land at the corner of Hutchinson Road and Queens Bush Road in Wellesley Township.



Aerial view of new complex



Recreational Facility

- Discussions continued to establish what the project would include. It was determined a **multi-use recreation facility** was required that would provide **first-class amenities to enhance the quality of life for all township residents.** Along with a regulation-size ice surface, other amenities are:

- Youth Centre
- Seniors Centre
- Walking track
- Multi-purpose gymnasium /hall with commercial kitchen
- Fitness Centre
- Meeting rooms
- Storage for sport and community groups
- A regulation size single pad ice surface with 500+ seating capacity
- 8 change rooms and a Junior C team room
- Skateboard park
- 2 regulation size soccer fields
- Walking trails
- **Community Health Centre**
- Room for growth – e.g. outdoor pool, 2nd ice surface



Investment in rural community services:

- CHCs are community governed, not for profit, and Ministry of Health funded entities. This means a community investment mind set, and a solid track record of building access to regional services for all in the community. The building will be a community asset.
- Further enhancements with appropriate facilities increases health, social and economic opportunities e.g Seniors Dental program.



**Woolwich Community
Health Centre (WCHC)**

Strategy 2020–2025



Vision:

An active, connected community where residents enjoy optimal health and vitality



Mission:

Enhancing health and well-being in our diverse and evolving communities in Woolwich, Wellesley and Wilmot



Guiding principles:

- Evidence-informed health care
- Health promotion, equity and inclusion
- Community partnerships engagement and governance
- Innovation in response to emerging needs/issues
- Support for our committed, caring team
- Respectful partnerships with clients to achieve mutual health goals

Strategic priorities:



Bold collaborative leadership to achieve positive system transformation

Objectives:

- Ensure strong accountable community governance
- Be excellent advocates for the CHC model of care

Live our vision and celebrate our story

Objectives:

- Communicate our vision within and without WCHC
- Recognise our engaged staff and teamwork

Excellent holistic care for our community

Objective:

- Grow the CHC model of care sustainably

wchc.on.ca

Vision – investment in rural

- WCHC Board during strategic planning in 2018-19 identified need for increased investment in infrastructure
 - inability to achieve maximum panel size due to limited exam rooms
 - inability to operate during COVID because of infection control concerns
 - accessibility limitations (2 floors)
- Commitment to invest in rural infrastructure to build for future growth

Increased capacity to care for more patients and partnerships:

- The current WCHC facility in Wellesley is significantly undersized for the number of primary care provider staff (2 exam rooms for provider is the industry standard) which limits operating capacity and maximising primary care attachments – a key government and organizational deliverable
- The local community is anticipated to grow by 1,000 homes in the next 10 years

Cramped Interior





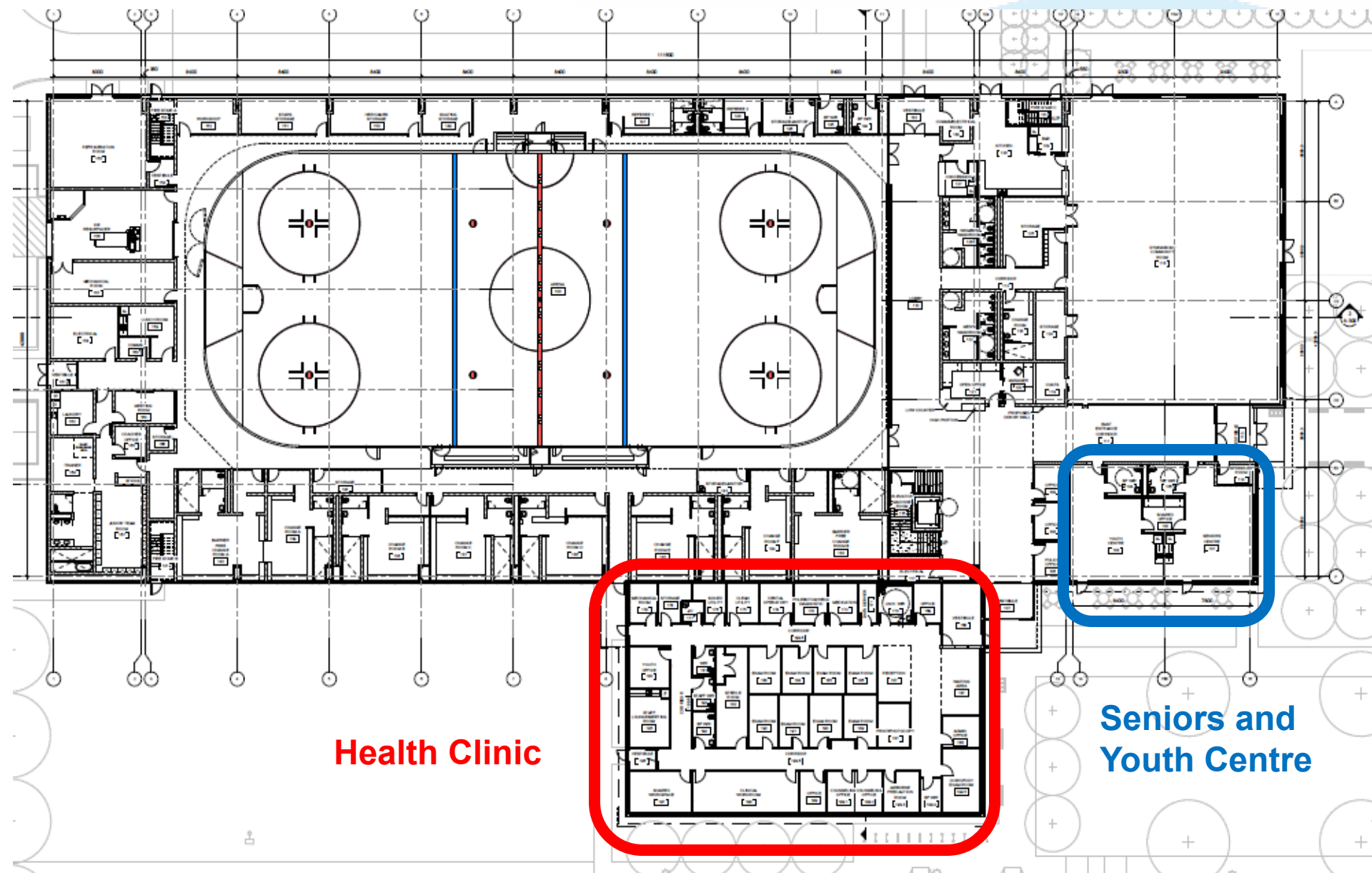
A more accessible and safe location:

- Provision of a local publically funded and accessible location that meets best practice infection control and accessibility standards can therefore stay open and act as a triage hub in a human health emergency like weather incidents (floods, hurricanes, ice storms) or infectious disease (like COVID).

Increased capacity for inter-professional programming and collaboration:

- to allow for the full CHC services to be provided – community fitness and chronic disease programming
- the proximity to the facilities of the whole centre will allow for a broader array of services and collaboration with other partners

Main floor plan



Health Clinic

Seniors and
Youth Centre

Financing



- Investing in Canada Infrastructure Program (ICIP) which was combined federal (40%) and provincial (33.33%) funding administered by the Province. We were unsuccessful in that application.
- The Province then approached us on the Strategic Priorities Infrastructure Fund (SPIF) which was fully funded by the province and provided 73.33% of the original estimated cost of the facility (\$16,128,438 of \$21,994,324). We were successful in this funding. Health Centre was not included in this original estimate and final price for rec complex came in at \$27,000,000 plus the health centre cost of \$3,730,668.

Community fundraising

- In order to raise \$2.5million from the community of the \$27million project a committee was formed – Chaired by a WCHC Board member and local business owner and resident Chris Martin
- The “Something for Everyone” campaign was launched in 2021 included, general public and direct ask, seat sale concluding now having exceeded the goal

Fundraising Campaign



Fundraising successes

- \$1million from local developer Bill Gies
- \$500,000 from Jeff and Julie Jones, local seed mill owners, to name the Health clinic “The Jones Family Health and Wellness Centre”
- sale of 291 seats, 20 benches and 12 drink rails to raise \$39,100 (sold out)

Any Given Tuesday

Just an arena? No way!

The Wellesley Township Recreation Centre will be a centre of activity that provides Something for Everyone. *Take a look at a day in the life of a vibrant community Recreation Centre on any given Tuesday – say, in November.*

Health Centre Funding

- Debenture from Waterloo Region
- Rent payable by WCHC will off set the costs of the loan repayment
- MOH (Ontario Health – West and KW4OHT) approached for support for business case
- Ontario Seniors Dental Program – capital grant
- Internal savings of \$140k created through 3.1FTE reductions in staff (1 lay off the rest through attrition)

Ground breaking May 2022



Building in progress 2022



Contacts



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