



COMMUNITY UPDATE

Macdonald Block Reconstruction Project

Construction starts on the Macdonald Block Reconstruction Project

Following a competitive procurement process, Infrastructure Ontario (IO) and the Ministry of Government and Consumer Services (MGCS) awarded the Macdonald Block Reconstruction (MBR) contract to Fengate PCL Progress Partners (FP3) in August 2019.

The FP3 team includes:

- **Developers:** Fengate Asset Management and PCL Investments Canada Inc.
- **Design-Builder:** PCL Constructors Canada Inc.
- **Design Architect:** WZMH Architects
- **Facilities Management:** Johnson Controls Canada

Progress snapshot

The delivery team is committed to be a good neighbor and prioritizes minimizing the impact of construction on the communities in which it builds. As such, the team has put in place the following critical measures:

- A project plan with considerations for all health, safety, and environmental concerns.
- A designated traffic control plan to minimize congestion leading to and from the site for both deliveries and parking.
- Work plans that comply with the City of Toronto noise bylaws regarding construction noise/work hours.
- A site activities plan, which includes environmental control measures for dust control.
- Art and heritage preservation plans to guide the restoration of the complex and a landscape plan to restore the grounds when the project is complete.



Current updates

The delivery team has mobilized to transition the property into a construction site, with temporary fast fencing and plywood hoarding in place to safely secure the work area.

To prepare for initial construction activities, the team will begin erecting scaffolding at the Mowat and Ferguson towers and will undertake initial landscaping works which will include excavation for construction access as well as the removal and safekeeping of limestone landscape pavers.

Tree protection and removals will also occur across the site to enable below-grade work including waterproofing and upgrades to the buildings' storm, sanitary and water utilities.

Landscaping work will also allow above ground construction logistics to occur, including equipment placement and scaffolding installation for the exterior podium and restoration of the building's limestone façades.

Important note regarding upcoming landscape work

One of the project's key design goals is to restore the heritage landscape of the Macdonald Block Complex. All tree protection and removals required for construction will be undertaken under the supervision of a certified arborist. When the project is complete, the delivery team will restore the heritage landscape with replacement trees of the same species.

The restored landscape will be compatible visually and physically with the original design intent and appearance. Even more trees will be planted than are there today.

More information

The Macdonald Block Reconstruction project delivery team is committed to maintaining a positive and mutually beneficial relationship with our neighbours and all stakeholders. Should you have any questions or concerns throughout the life of the construction project, please contact us at MBRproject@pcl.com.

For more information:

www.infrastructureontario.ca/Macdonald-Block-Reconstruction-Project.

About the Project

The Macdonald Block Complex is the administrative hub of Ontario government operations. The complex consists of five buildings: four office towers connected by a 2-storey podium.

Completed in 1971, the Macdonald Block Complex has never undergone a major renovation. The reconstruction project will update all core building systems, including electrical, water, cooling and heating, which have reached the end of their useful life and must be replaced. Office accommodations will also be enhanced for modern accessibility standards.

Each building in the complex will be taken back to its original building core, remediated and rebuilt using modern technologies, systems and materials while preserving the integrity of its many heritage features. The newly reconstructed complex will meet current building, health, safety, and accessibility standards and will accommodate significantly more employees through more efficient use of this government-owned office space.

Construction is expected to be substantially complete in the spring of 2024, with staged occupancy beginning soon after that.

