



Image courtesy of Ministry of Transportation and Infrastructure

Highway travellers in or through Malakwa will have a safer drive along the Trans-Canada Highway as the construction to replace the Malakwa Bridge and four-laning has finished ahead of schedule. The heavily used route is British Columbia's main gateway to the rest of Canada, and is vital to sustaining travel, tourism and trade. The project improves safety for all travellers, including cyclists and pedestrians.

# BRITISH COLUMBIA MAJOR PROJECTS INVENTORY

## SECOND QUARTER 2016



**BC JOBS  
PLAN**



Ministry of  
Jobs, Tourism  
and Skills Training

# ABOUT THIS REPORT

## **British Columbia Major Projects Inventory Second Quarter 2016**

Major Projects Inventory as of June 30, 2016

Publisher: Labour Market and Information Division, Ministry of Jobs, Tourism and Skills Training and  
Minister Responsible for Labour

Demographic and Building Statistics: Statistics Canada and B.C. Stats

Major projects data collection and highlights by Rene Corcoran, Research Contractor

Report prepared by Labour Market and Information Division staff

While information sources are checked regularly, the Government of British Columbia and its contractors are not responsible for any errors or omissions in this publication.

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## About this Report

The presentation of the B.C. Major Projects Inventory (MPI) report has been redesigned to include broad construction trends and current economic activities since the first quarter of 2016 issue.

The objectives of this report are to analyze the updates to the MPI and to provide additional context on changes to economic conditions and construction activities. These snapshots of current economic activities are provided to help readers to form expectations of the construction activities into the next quarter. Note that the economic indicators are based on the most recent data available during the preparation of this report, not based on what would have been available in June 2016.

The detailed project listings are no longer included in this report since they are available in the searchable Excel database which is published on the MPI website ([www.majorprojectsinventory.com](http://www.majorprojectsinventory.com)) together with this report.

Feedback on the report redesign should be addressed to Grace Lee ([Grace.Lee@gov.bc.ca](mailto:Grace.Lee@gov.bc.ca)), Labour Market Information Office (LMIO).

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# ABOUT THE MAJOR PROJECTS INVENTORY.

The B.C. Major Projects Inventory (MPI), published quarterly, provides summary information on major projects in the Province of British Columbia. The MPI includes a listing of private and public sector construction projects in B.C. with an estimated capital cost of \$15 million (Cdn.) or greater (\$20 million or greater within the Lower Mainland–Vancouver area).

Approximately two-thirds of existing projects receive an update each quarter. New projects are added to the list every quarter. Projects on hold for longer than two years are removed from the publication. Completed projects are removed from the list in the following quarter.

Information collected in the MPI includes:

Project identification	Project name, description, specific and regional location, geographic coordinates, developer, contact information, project type and project category
Project status	<ul style="list-style-type: none"><li>• Proposed, under construction, completed, or on hold</li><li>• Proposed stages</li><li>• Start and completion dates (if available)</li><li>• Update activity on project status</li><li>• Environmental assessment stage</li></ul>
Project size	Estimated capital cost (if available)
Other project characteristics	Construction type, construction subtype, public sector projects, clean energy projects and/or green (i.e. LEED) building projects, First Nations' agreements, the number of construction jobs and operating jobs.

While effort is made to maintain a comprehensive project list that includes the most current publicly available information, it is important to note that projects are constantly added and re-evaluated by industry. Not all major projects are included in the MPI. Projects must be known to be included, and some project information is not published due to confidentiality requirements.

## Sources of MPI Information

Information sources include print and electronic media, developers, architects, general contractors, and government agencies (provincial, regional, municipal) as well as occasional site visits. Projects that are under consideration or proposed to be funded by the provincial government may be listed where there is public information about such projects. The description may indicate the status of provincial funding applications if it is available from public information.

## Project Location

Projects are listed within the eight economic development regions: Vancouver Island/Coast, Mainland/Southwest (Vancouver area), Thompson-Okanagan, Kootenay, Cariboo, North Coast, Nechako, and Northeast. A map showing the location of the regions and main population centres is included in the regional sections of the MPI. Projects are also listed according to the nearest population centre, which could be an unincorporated centre or a local government, (e.g., a municipality).

# ABOUT THE MAJOR PROJECTS INVENTORY.

## **Estimated Cost**

Cost estimates are general estimates from the information sources used and are not necessarily produced in a consistent manner. The estimated costs are revised when new information is available. All estimates are recorded in millions of dollars.

## **Start and Finish Dates**

Start and finish dates for proposed projects are based on estimates from the sources used, or in some cases, reasonable assumptions. These dates are revised as new information becomes available.

## **Project Status**

Projects are listed by status: proposed, under construction, completed, or on hold. Projects that are on hold for longer than two years are normally removed from the publication (although retained in our database). Canceled projects are noted in the project description as “canceled” and noted in a new field - Update Activity as “cancelled-removing next issue”. Canceled projects and completed projects in this quarter will be removed from the next issue of the MPI.

## **Sustainable Building Design**

Information on sustainable building design is identified as well as construction projects that are registered and certified under a recognized green building rating system (e.g., Leadership in Energy and Environmental Design (LEED®), Green Globes). LEED buildings provide an environmentally responsible standard for energy efficiency in the home and workplace. This designation has been added to the project description to promote awareness of the benefits of green buildings.

## **First Nations Affiliation**

Information related to First Nations’ involvement in projects is based on news releases and published project information that is publicly available. The information is consistent with the information maintained in the First Nations Economic Development Database (FNEDD; [www.fnedd.ca](http://www.fnedd.ca)).

# ABOUT THE MAJOR PROJECTS INVENTORY.

New data concepts added to this issue are as follows:

## **Construction Type**

Projects are grouped by five industry-standard construction types:

- a.) commercial;
- b.) residential;
- c.) industrial;
- d.) infrastructure; and,
- e.) institutional.

## **Construction Subtype**

Projects are also grouped by construction subtypes. There are 21 construction subtypes within the five industry-standard construction types. The classifications for the construction subtypes are included in section 14 of definitions of key terms. Note that the construction subtype replaces the field of Industry Construction Classification previously used.

## **Project Category**

Projects Category listed the seven industrial categories:

- a.) manufacturing;
- b.) mining, oil and gas extraction;
- c.) other services;
- d.) public services;
- e.) residential or commercial;
- f.) transportation and warehousing; and,
- g.) Utilities (including sewage treatment)

## **Environmental Assessment Stage**

The stages of environmental assessment for each project undergoing review under the *B.C. Environmental Assessment Act* are added to this issue.

## **Latitude and Longitude**

Fields Latitude and longitude in the format of Degrees minutes seconds (DMS) are now added.

## **Telephone**

Contact number of the project developer or representative.

## **Update Activity**

Readers can search for and select projects based on the following five criteria:

- a.) new proposed projects;
- b.) construction started this quarter;
- c.) cancelled-removing next issue;
- d.) project added-under construction; and,
- e.) completed this quarter-removing next issue.

# B.C. MAJOR PROJECTS HIGHLIGHTS – Q2 2016

## 1. B.C. Major Projects Highlights – Q2 2016

This issue of the B.C. Major Projects Inventory lists 24 new proposed projects over \$15 million (M) for the second quarter of 2016, with available capital cost estimates totaling approximately \$716 M in potential new capital investment, if all the projects proceed.

Twenty new major projects started construction in the second quarter, with an estimated value of \$1.2 billion (B). Among the larger projects started are the \$312 M Penticton Hospital Redevelopment, and the \$210 M Narrows Inlet Hydro Project in Sechelt.

Twenty-five projects completed construction in the second quarter, with an estimated capital cost of \$948 M. The largest project is the \$217 M McLymont Creek Hydroelectric Project in Stewart, followed by the \$49 M Centennial Secondary School in Coquitlam.

All capital costs in this report are estimates and therefore subject to change. This is particularly applicable in the early stages of a project proposal. Some capital costs are not included because they were not available at press time or the developer or owner requested that no capital cost be shown.

The capital cost of all major projects currently under construction in B.C. is estimated at approximately \$77.9 billion, up slightly from the \$77.4 B reported in the first quarter of 2016. Many major project proposals listed are in very preliminary stages and are not approved for construction, therefore capital cost estimates should be viewed with caution. The available capital cost of proposed projects is estimated at \$326.1 B, down from \$329.3 B in the previous quarter. Approximately \$34.2 B of projects are judged to be 'on hold' for the time being.

**Figure 1 B.C. MPI Highlights**

<b>909</b>	Number of total major projects
<b>\$439.3 B</b>	Value of all projects
<b>451</b>	Number of total proposed projects
<b>\$326.1 B</b>	Value of proposed projects
<b>341</b>	Number of projects under construction
<b>\$77.9 B</b>	Value of projects under construction (Appendix 2)
<b>25</b>	Number of projects completed
<b>\$948 M</b>	Value of projects completed (Appendix 3)
<b>24</b>	Number of new proposed projects in Q2 2016
<b>\$716 M</b>	Value of newly proposed projects (Appendix 1)

# B.C. MAJOR PROJECTS INVENTORY – Q2 2016

## 2. B.C. Major Projects Inventory– Q2 2016

By Projects Category, Construction Type or Subtype

**Exhibit 2.1 Estimated Cost Trends in B.C. Major Projects, by Project Category (\$ M)**

Project Category	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from previous quarter	Change from previous year
Mining, Oil & Gas Extraction	197,830	201,430	203,236	196,810	<b>201,272</b>	2.3%	1.7%
Residential/Commercial	70,490	71,458	74,234	72,824	<b>72,683</b>	-0.2%	3.1%
Transportation & Warehousing	60,055	57,525	66,014	72,767	<b>69,088</b>	-5.1%	15.0%
Manufacturing	51,231	46,491	46,521	36,454	<b>36,454</b>	0.0%	-28.8%
Utilities	43,143	42,473	43,014	40,212	<b>40,251</b>	0.1%	-6.7%
Public Services	7,732	7,966	8,039	8,301	<b>7,753</b>	-6.6%	0.3%
Other Services	9,958	11,428	11,442	11,687	<b>11,752</b>	0.6%	18.0%
Other	17,259	10,918				-	-
<b>Total</b>	<b>457,698</b>	<b>449,689</b>	<b>452,500</b>	<b>439,055</b>	<b>439,253</b>	<b>0.1%</b>	<b>-4.0%</b>

Source: MPI, Q2 2016

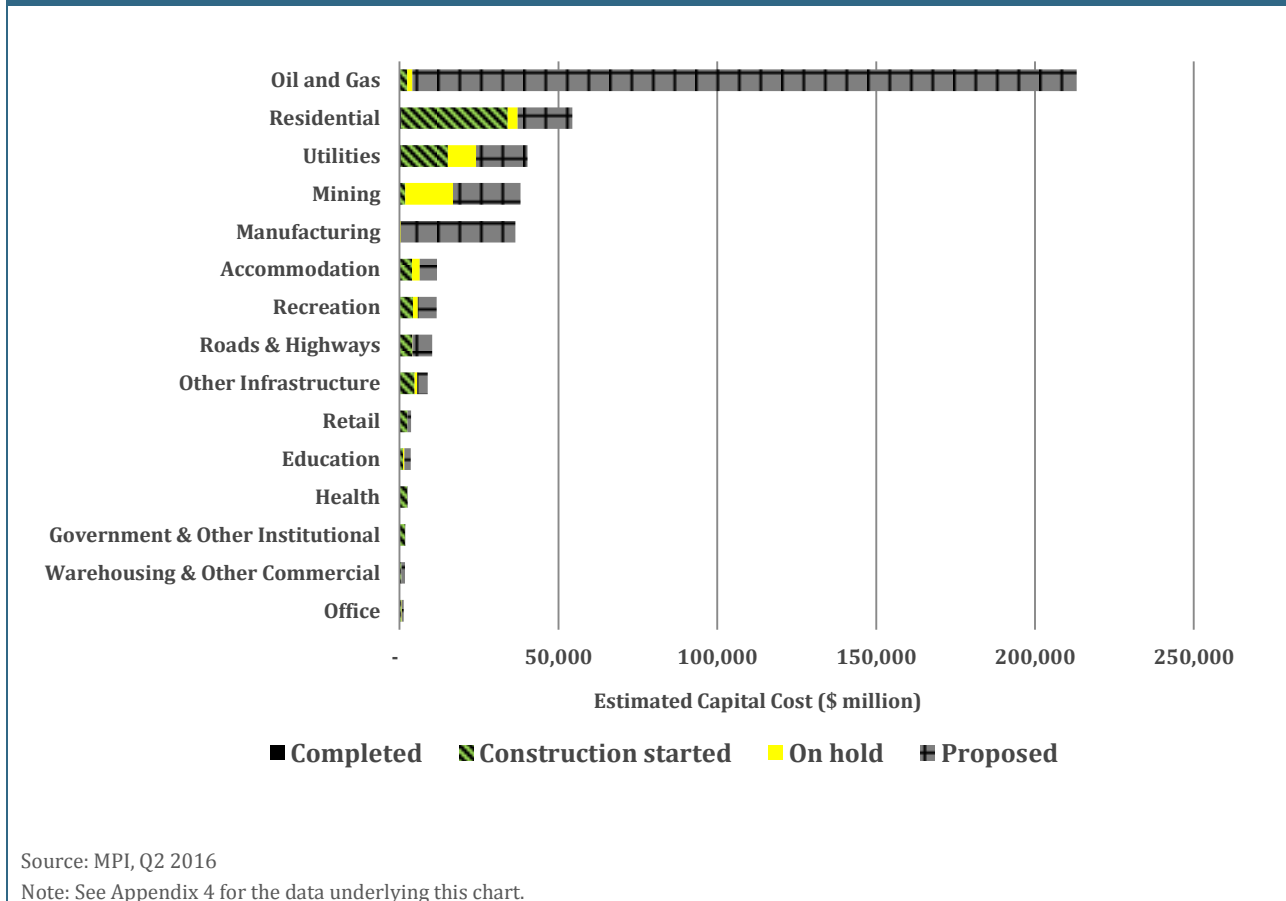
The capital cost of B.C. major projects increased slightly in the second quarter of 2016, totalling \$439.3 B; however, this is a decrease of 4 percent compared to the same quarter last year.

The largest year-over-year increase occurred in transportation and warehousing (+15%) and other services (+18%), primarily as a result of newly included proposed projects: GCT Vanterm Densification Project (\$160 M), Alex Fraser Bridge Interchange (\$30 M), and Playland Theme Park (\$120 M).



# B.C. MAJOR PROJECTS INVENTORY – Q2 2016

Exhibit 2.2 Major Projects Status in B.C., by Construction Subtype (\$ M)



- Low commodity prices (see exhibit) have resulted in a number of Oil and Gas, Mining, and Petrochemical manufacturing projects being delayed or put on hold.
- In the second quarter of 2016, proposed Oil and Gas projects' share of estimated capital costs remains high with a total of \$213 B in the inventory.
- Proposed costs for Oil and Gas represent approximately 50 percent of the total costs for all projects in the B.C. MPI.
- Approximately 77 percent of capital costs for the proposed Oil and Gas projects are in the North Coast region, 15 percent in the Vancouver Island/Coast region, 5 percent in the Northeast region, 2 percent in the Cariboo region and 1 percent in the Mainland/Southwest region.
- The share of capital costs for Residential projects is relatively large in the Vancouver Island, Thompson-Okanagan, and the Mainland/Southwest regions.
- While the North Coast region had the highest total costs in Mining projects, the Nechako region and the Kootenay region had Mining projects as the largest shares in total costs among all construction subtypes.
- Utility projects continue to be significant in the Northeast region, largely led by the Site C Dam (\$8.3B) project.
- There are large shares of Roads & Highways construction started in the regions of Mainland/Southwest, Thompson-Okanagan and Cariboo.

# B.C. MAJOR PROJECTS INVENTORY – Q2 2016

**Exhibit 2.3 Estimated Cost of Regional Major Projects, by Construction Type and Subtype (\$ M)**

Construction Type & Subtype	Vancouver Island/ Coast	Mainland/ Southwest	Thompson -Okanagan	Kootenay	Cariboo	North Coast	Nechako	Northeast	Total
<b>Residential Subtotal:</b>	<b>11,167</b>	<b>27,862</b>	<b>10,475</b>	<b>80</b>			<b>100</b>		<b>49,684</b>
Primarily residential	8,167	18,480	9,025	80			100		35,852
Mixed use	3,000	9,382	1,450						13,832
<b>Commercial Subtotal:</b>	<b>2,537</b>	<b>19,435</b>	<b>5,836</b>	<b>4,902</b>	<b>1,435</b>	<b>30</b>		<b>540</b>	<b>34,715</b>
Mixed use	362	4,310							4,672
Accommodation	346	4,820	3,299	2,302	980				11,747
Recreation	121	6,668	2,235	2,600	73				11,697
Retail	883	1,950	287					500	3,620
Office	285	1,017	15						1,317
Warehousing		60							60
Other Commercial	540	610			382	30		40	1,602
<b>Industrial Subtotal:</b>	<b>32,388</b>	<b>2,803</b>	<b>1,864</b>	<b>3,226</b>	<b>7,698</b>	<b>212,193</b>	<b>5,958</b>	<b>21,506</b>	<b>287,636</b>
Mining	328	160	1,834	3,016	3,183	19,683	5,958	3,877	38,039
Oil & Gas	32,000	2,593			4,500	160,450		13,600	213,143
Manufacturing - Wood Products	60		30			60		29	179
Manufacturing - Petrochemical						32,000		4,000	36,000
Other Manufacturing		50		210	15				275
<b>Institutional &amp; Government Subtotal:</b>	<b>3,470</b>	<b>3,046</b>	<b>1,237</b>	<b>19</b>		<b>50</b>		<b>27</b>	<b>7,849</b>
Education	1,637	1,753	89	19				27	3,525
Health	606	1,096	844			50			2,596
Government buildings	1,207	197	269						1,673
Other Institutional & Government	20		35						55
<b>Infrastructure Subtotal:</b>	<b>11,686</b>	<b>19,443</b>	<b>3,401</b>	<b>887</b>	<b>1,534</b>	<b>6,479</b>	<b>786</b>	<b>15,153</b>	<b>59,369</b>
Utilities	8,777	6,753	1,904	887	1,070	5,134	741	14,985	40,251
Roads & Highways	1,242	7,042	1,301		464	20	45	168	10,282
Other Transportation	1,650	5,648	196			1,325			8,819
Other Infrastructure	17								17
<b>Total</b>	<b>61,248</b>	<b>72,589</b>	<b>22,813</b>	<b>9,114</b>	<b>10,667</b>	<b>218,752</b>	<b>6,844</b>	<b>37,226</b>	<b>439,253</b>

Source: MPI, Q2 2016

# B.C. MAJOR PROJECTS INVENTORY – Q2 2016

## By Project Status

**Exhibit 2.4 Estimated Cost Trends in B.C. Major Projects, by Project Status (\$ M)**

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from previous quarter	Change from previous year
<b>Proposed</b>	350,110	338,035	341,636	329,319	<b>326,103</b>	-1.0%	-6.9%
<b>Construction started</b>	72,335	79,570	75,422	77,440	<b>77,964</b>	0.7%	7.8%
<b>Completed</b>	10,213	616	3,975	1,094	<b>948</b>	-13.3%	-90.7%
<b>On hold</b>	25,040	31,468	31,467	31,202	<b>34,238</b>	9.7%	36.7%
<b>Total</b>	457,698	449,689	452,500	439,055	<b>439,253</b>	0.1%	-4.0%

Source: MPI, Q2 2016

**Exhibit 2.5 Summary of B.C. Major Projects (by Project Status)**

	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>326,103</b>	<b>74%</b>	<b>451</b>	<b>836</b>	<b>4.6</b>
Preliminary/Feasibility	80,893	18%	96	1,156	4.1
Consultation/Approvals	204,799	47%	261	864	5.0
Permitting	8,291	2%	22	436	2.9
Tender/Preconstruction	4,856	1%	36	143	3.8
Stage Unknown	27,264	6%	36	909	5.3
<b>On Hold</b>	<b>34,238</b>	<b>8%</b>	<b>92</b>	<b>389</b>	<b>9.2</b>
Construction Started	77,964	18%	341	233	6.4
Completed	948	0.2%	25	38	4.3
<b>Total</b>	<b>439,253</b>	<b>100%</b>	<b>909</b>	<b>523</b>	<b>5.7</b>

Source: MPI, Q2 2016

Note: Average project value is the average of those projects for which there is a cost estimate. An average year in inventory is the average time span between the projects as recorded in the MPI and the updated date (June 30, 2016).

# B.C. MAJOR PROJECTS INVENTORY – Q2 2016

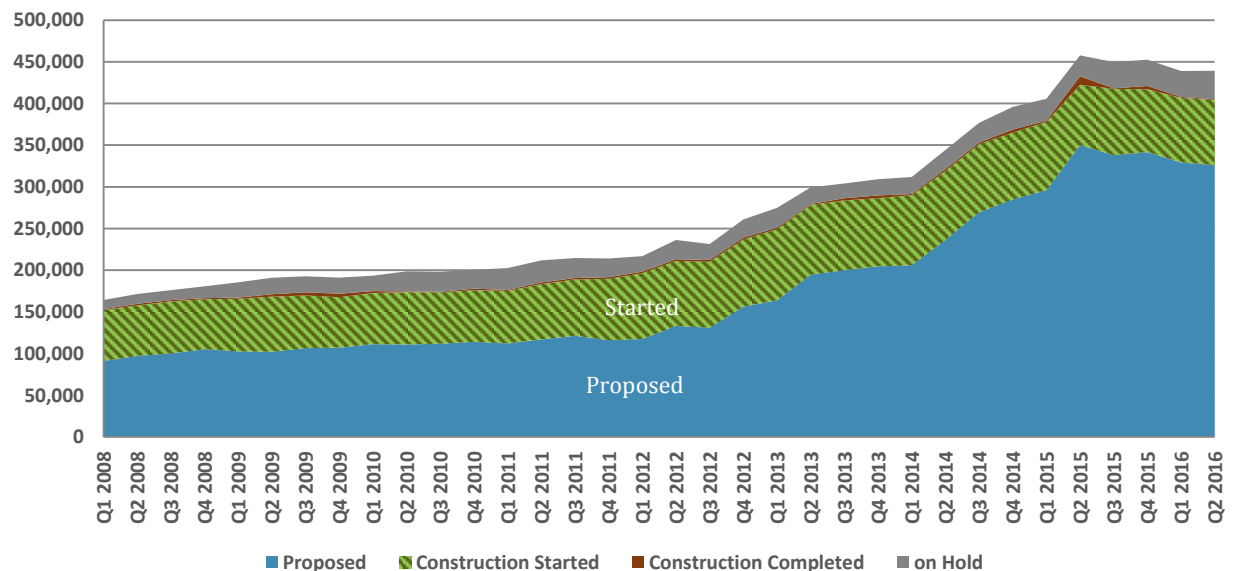
**Exhibit 2.6 Estimated Cost of Regional Major Projects, by Project Status (\$ M)**

Development Region	Proposed	Construction started	Completed	On Hold	Total	Total change from the previous quarter	Total change from the previous year
Vancouver Island/Coast	46,851	11,605	61	2,731	61,248	-0.1%	0.3%
Mainland/Southwest	34,376	34,785	497	2,931	72,589	0.6%	-6.8%
Thompson-Okanagan	4,631	14,006	144	4,032	22,813	0.0%	-5.8%
Kootenay	2,331	3,603		3,180	9,114	0.1%	-12.9%
Cariboo	8,804	480		1,383	10,667	0.0%	-8.4%
North Coast	202,717	1,201	217	14,617	218,752	-0.1%	-4.6%
Nechako	4,261	886		1,697	6,844	-2.7%	4.3%
Northeast	22,132	11,398	29	3,667	37,226	0.4%	1.6%
<b>Total</b>	<b>326,103</b>	<b>77,964</b>	<b>948</b>	<b>34,238</b>	<b>439,253</b>	<b>0.1%</b>	<b>-4.0%</b>

Source: MPI, Q2 2016

North Coast has a large inventory of proposed projects, primarily LNG proposals.

**Exhibit 2.7 Estimated Cost Trends in B.C. Major Projects (\$M)**



Source: MPI, Q2 2016

# BRITISH COLUMBIA'S ECONOMY

## 3. British Columbia's Economy

**Exhibit 3.1 Economic Activity**

	2015f	2016f	2017f	2018f	2019f
<b>Real GDP</b>	+2.3 %	+2.4 %	+2.3 %	+2.3 %	+2.3 %

Source: B.C. Budget and Fiscal Plan 2015/16 – 2017/18

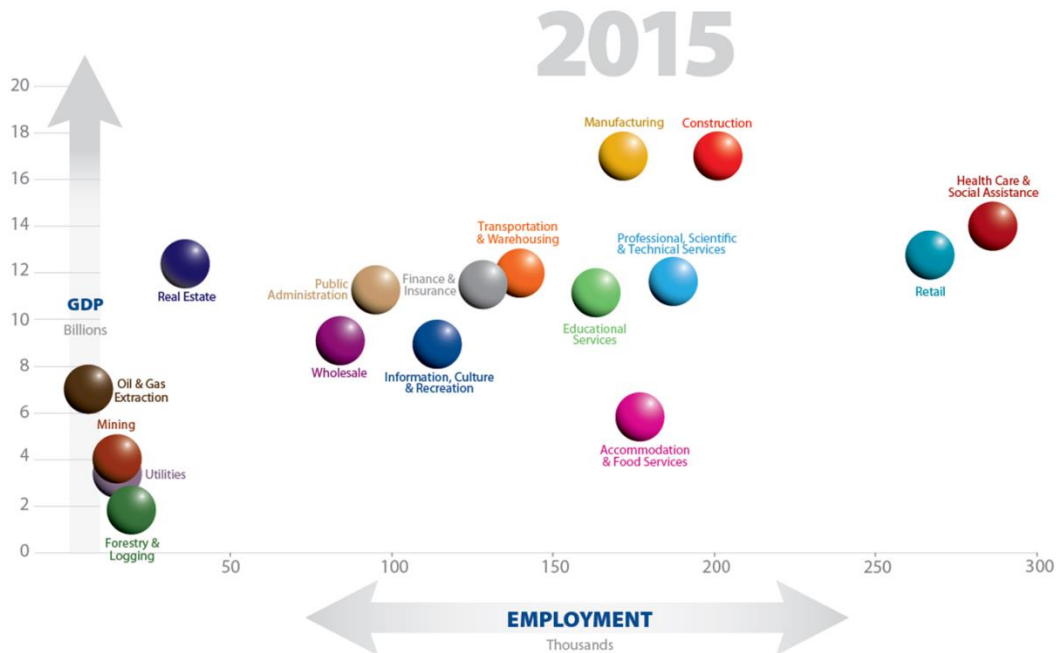
	Most Recent Period	Amount	Change from previous month	Change from previous year	Data Type
<b>Retail trade (\$ M)</b>	Jun-16	6,207	+0.2%	+5.2%	seasonally adjusted
<b>Manufacturing (\$ M)</b>	Jul-16	3,791	+2.2%	+4.0%	seasonally adjusted
<b>Residential - building permits (\$ M)</b>	Jul-16	675	-7.5%	-20.5%	seasonally adjusted
<b>Residential - housing starts (units)</b>	Aug-16	35,415	-10.4%	+29.3%	seasonally adjusted at annual rates
<b>Non-Residential building permits (\$ M)</b>	Jul-16	306	+1.9%	+0.7%	seasonally adjusted
<b>Exports - all merchandise (\$ M)</b>	Jun-16	3,078	-0.6%	-6.7%	seasonally adjusted
<b>Prices</b>					
<b>B.C. Consumer price index (2002=100)</b>	July 2016	123.3	+0.2%	+2.1%	
<b>Exchange rate</b>	Aug 2016	US \$0.77	+0.4%	+1.2%	
<b>Conventional mortgage - 5 year</b>	Aug2016	4.74%	0 p.p.	+0.1 p.p.	
<b>Labour Market</b>					
<b>Employment</b>	Aug-16	2,386,100	-0.3%	+3.1%	Seasonally Adjusted
<b>Unemployment rate</b>	Aug-16	5.5%	-0.1 p.p.	-0.7 p.p.	Seasonally Adjusted
<b>Participation rate</b>	Aug-16	64.1%	-0.3 p.p.	+0.6 p.p.	Seasonally Adjusted
<b>Labour income (\$ millions)</b>	Jun-16	10,640	+0.2%	+3.9%	Seasonally Adjusted
<b>Average weekly earnings</b>	Jun-16	924.64	+0.75%.	+1.65%	Seasonally Adjusted

Source: Statistics Canada & Bank of Canada

Note: p.p is percentage point, used here to show the difference between two percentage rates.

# BRITISH COLUMBIA'S ECONOMY

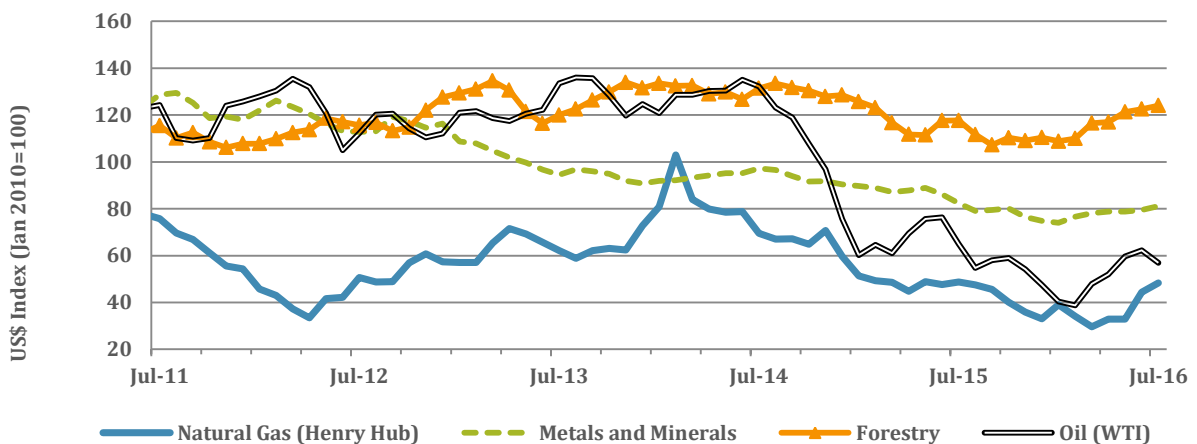
Exhibit 3.2 B.C.'s Diversified Economy



Source: Statistics Canada

Note: Gross Domestic Product (GDP) Measured in 2007\$

Exhibit 3.3 Key Commodity Prices

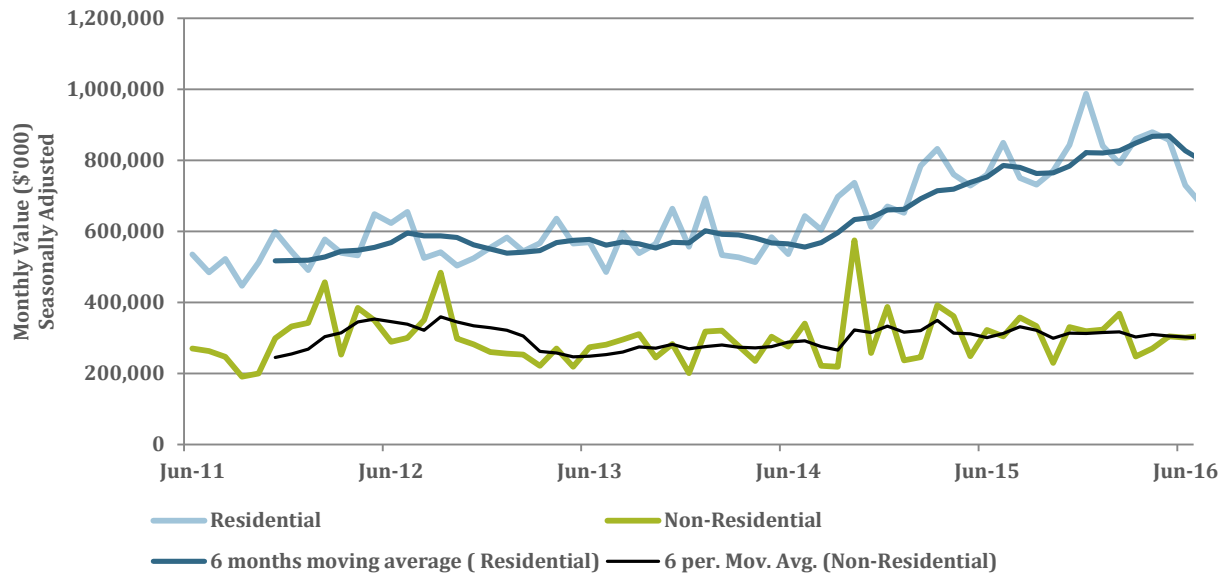


Source: Natural Gas (Henry Hub) from U.S. Energy Information Administration, others from Bank of Canada

Forestry prices remained unchanged in July 2016, pausing after consistent growth since February 2016. The Henry Hub Natural gas price jumped 8.9 percent, following the strong rebound in June. Metals and minerals prices climbed 2.0 percent, leaving the plateau of the past several month.

# BRITISH COLUMBIA'S ECONOMY

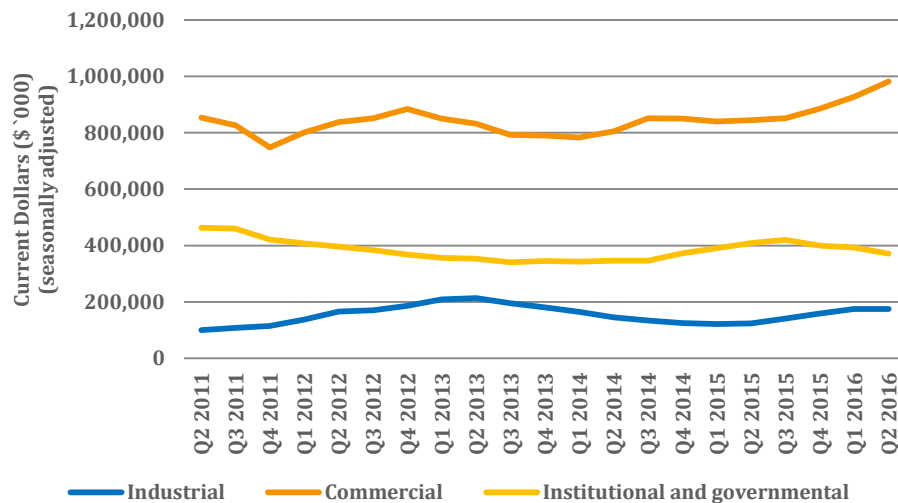
Exhibit 3.4 Value of Building Permits



Source: Statistics Canada

Building permits provide a view of possible future construction activity. Since 2014, residential building permits have increased by 26.0 percent.

Exhibit 3.5 Investment in Non-Residential Building Construction

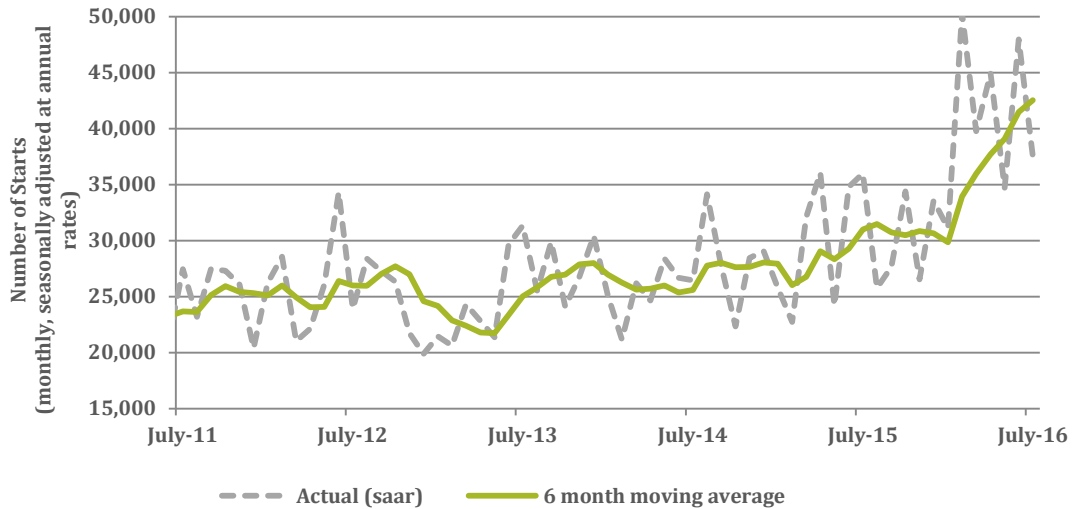


Source: B.C. Stats

Total investment in non-residential buildings increased 2.2 percent in the second quarter of 2016, settling at \$1.52 B, 10.5 percent above year-ago levels.

# BRITISH COLUMBIA'S ECONOMY

Exhibit 3.6 B.C. Housing Starts

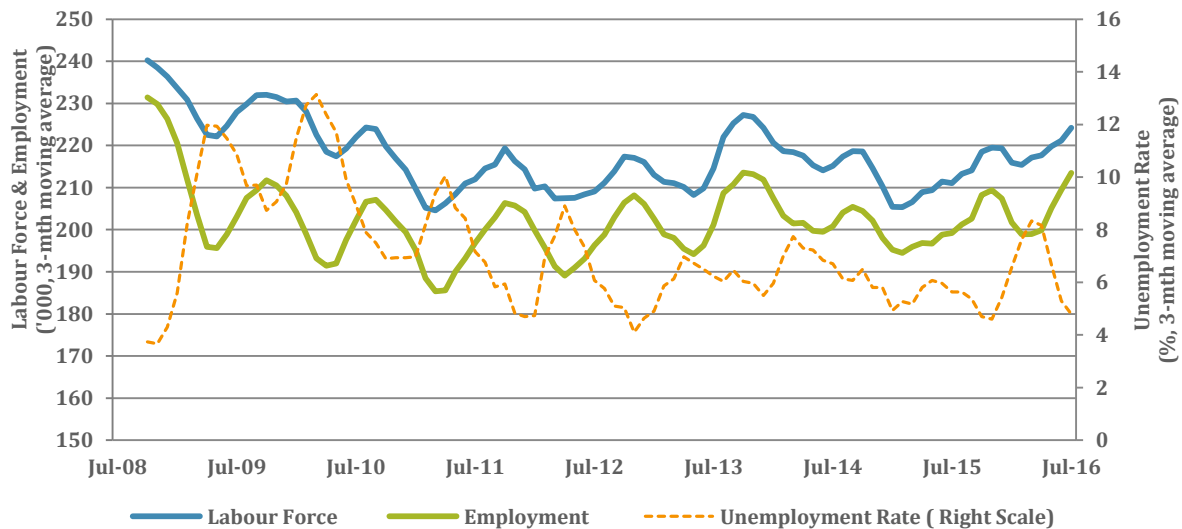


Source: Canada Mortgage and Housing Corporation (CMHC)

Note: All housing starts are the sum of the major centres with populations in excess of 10,000.

Although trends for residential building permits started to soften, housing starts activity continues to be strong. The six month moving average reached a level of 42,553, a 37.3 percent increase on a year-ago basis.

Exhibit 3.7 Construction Industry Employment



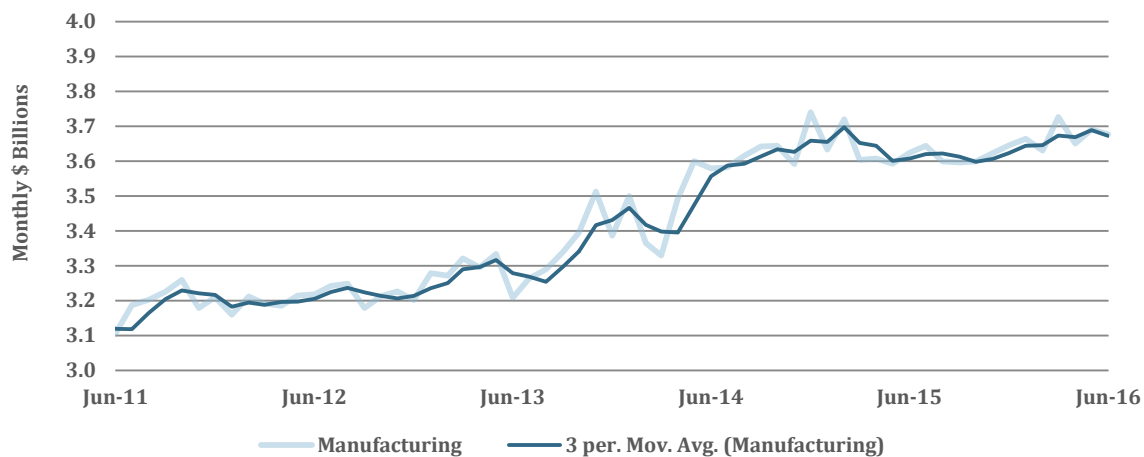
Source: Statistics Canada; North American Industry Classification System (NAICS 23)

Continued strong housing starts increased the demand for labour in the construction sector. July employment levels increased by 1.9 percent to 213,500 and the labour force increased 1.4 percent to 224,200. As a result, the unemployment rate fell to 5.1 percent for the industry.



# BRITISH COLUMBIA'S ECONOMY

Exhibit 3.8 Manufacturing Sales



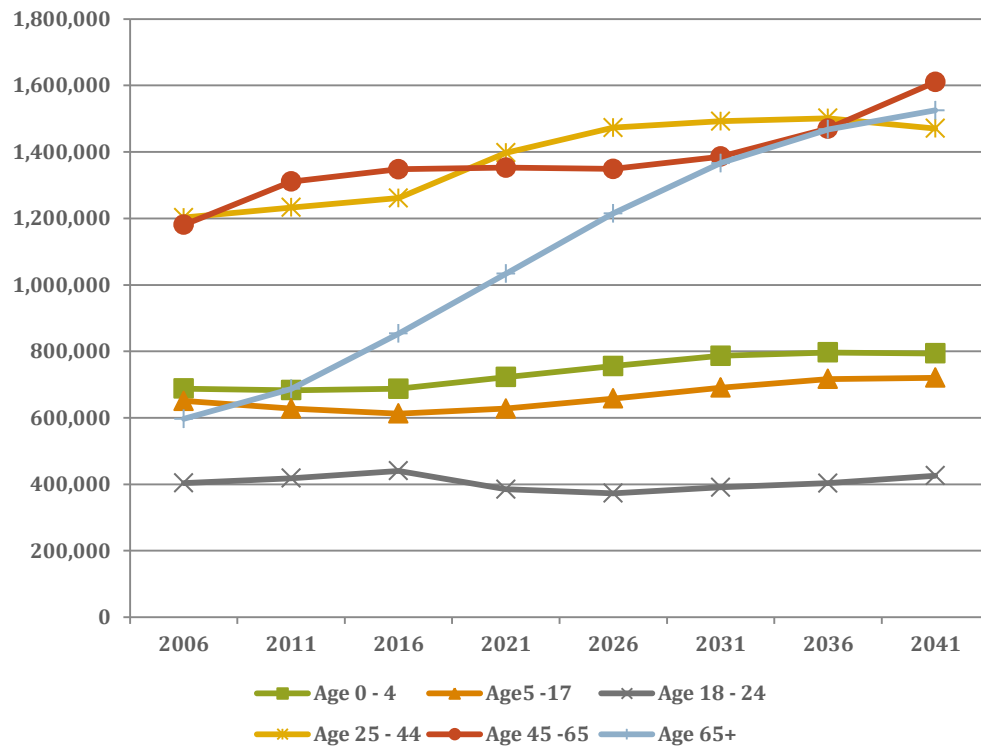
Source: Statistic Canada

In total, B.C.'s manufacturing sector dropped 1.1 percent in sales, reaching \$3.69 B in June. However, sales are still 1.5% above one year-ago.

# B.C. DEMOGRAPHICS

## 4. B.C. Demographics

Exhibit 4.1 Population by Age Group



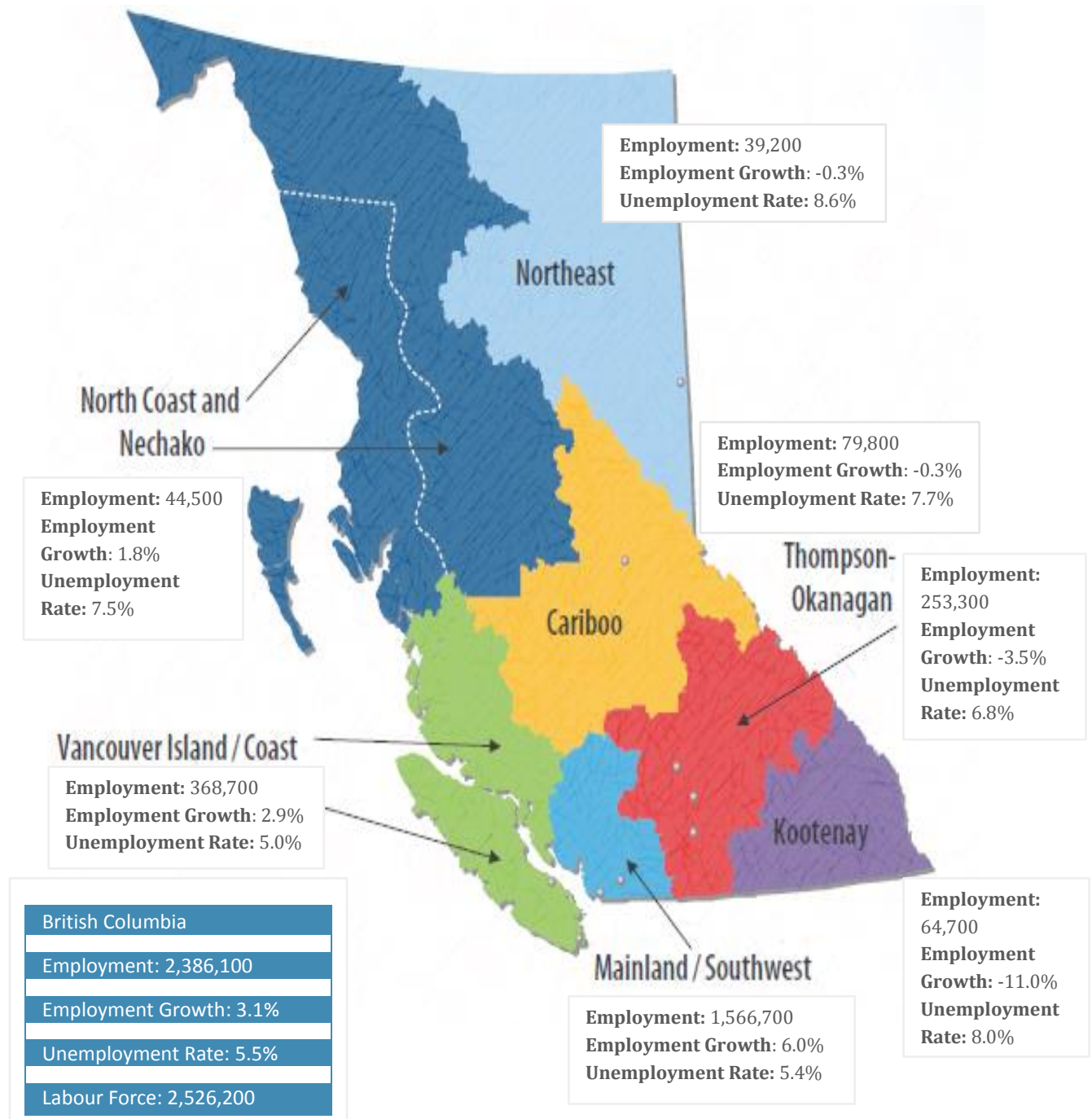
Source: B.C. Stats

B.C.'s population is estimated at 4.7 million as of July 2016. It is expected to grow at a compound annual average rate of 1.0 percent between 2016 and 2021.

# REGIONAL SUMMARIES

## 5. Regional Summaries

Regional Labour Market Statistics



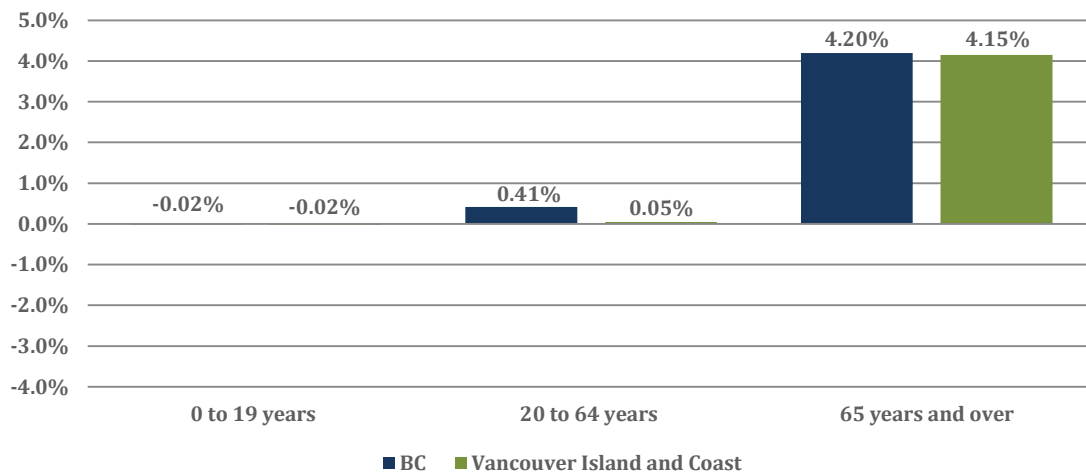
Note: Data for B.C. at the provincial level are seasonally adjusted. Data for the regions are not seasonally adjusted and are 3-month moving averages. This means that the data at the provincial level are not directly comparable to the regional data, but the data for each region are directly comparable with the other regions. Source: B.C. Stats

# VANCOUVER ISLAND/COAST REGION

## 6. Vancouver Island/Coast Region

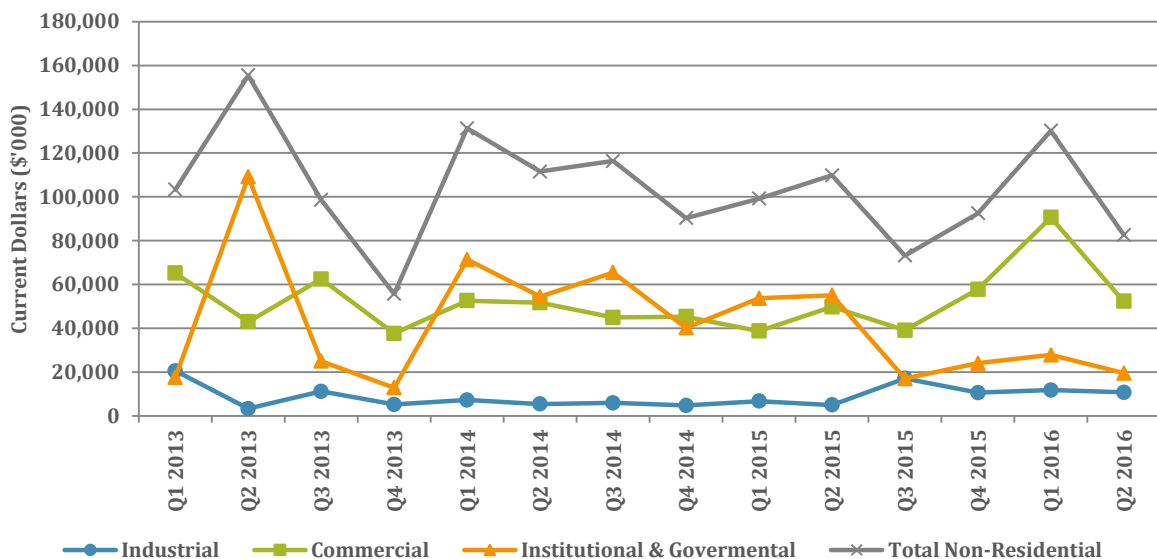
### Key Economic Indicators

Exhibit 6.1 Population Growth 2014 - 2015



Source: B.C. Stats

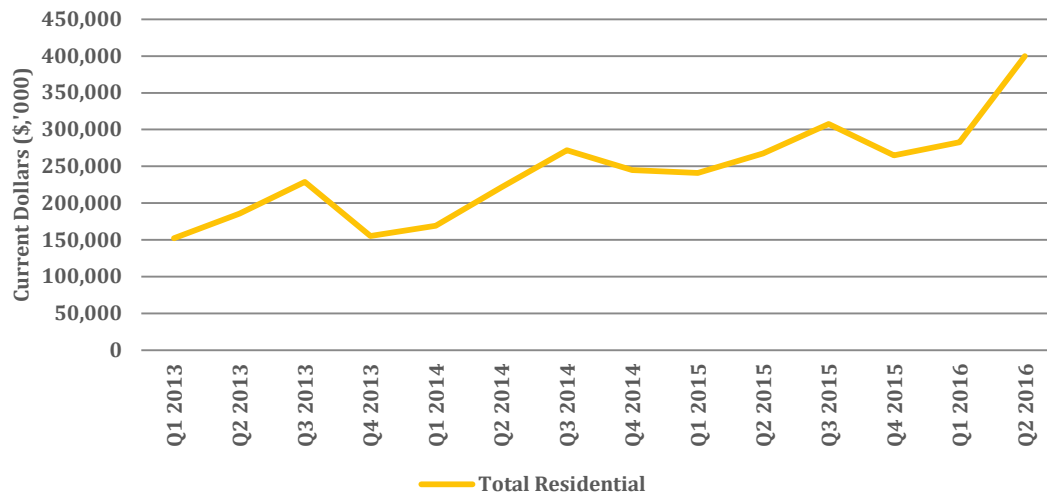
Exhibit 6.2 Value of Non-Residential Building Permits



Source: B.C. Stats

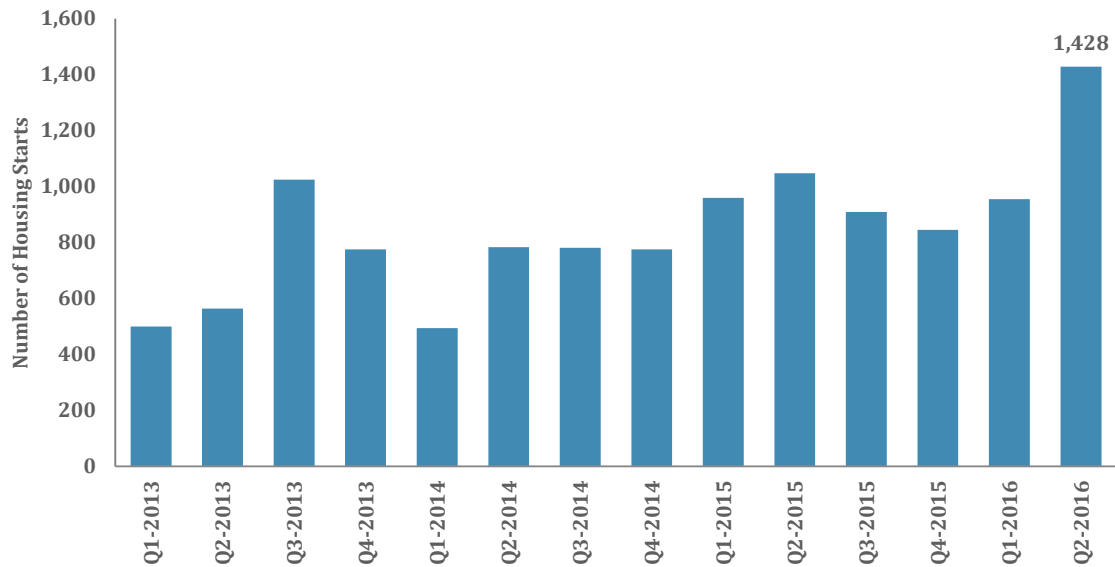
# VANCOUVER ISLAND/COAST REGION

Exhibit 6.3 Value of Residential Building Permits



Source: B.C. Stats

Exhibit 6.4 Housing Starts

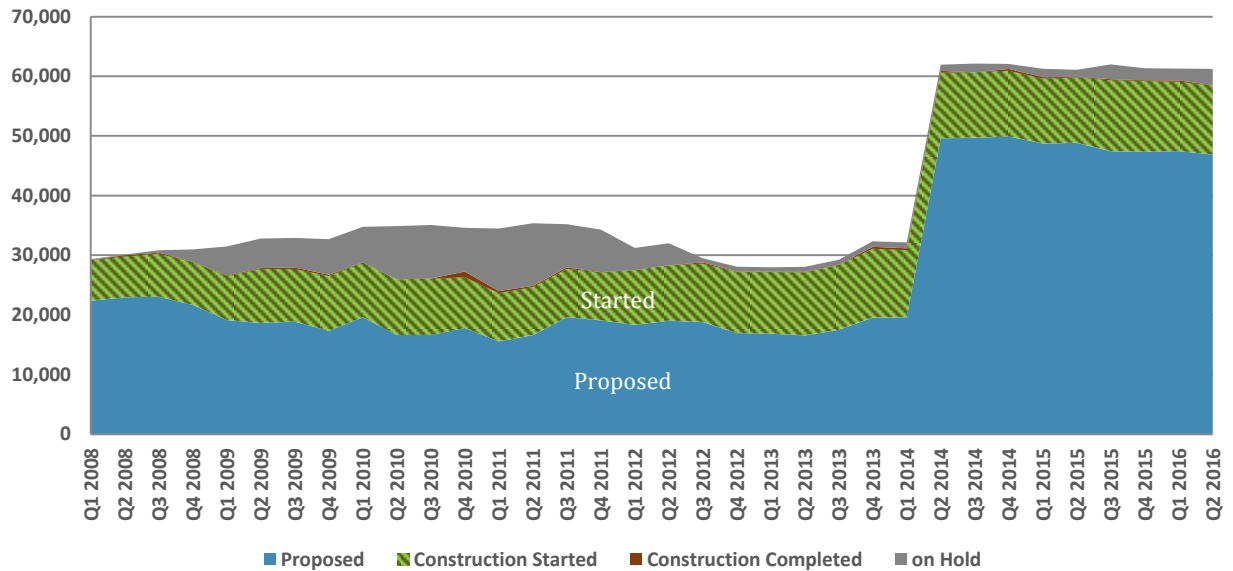


Source: CMHC

# VANCOUVER ISLAND/COAST REGION

## Trends in Major Projects

**Exhibit 6.5 Estimated Cost Trends in Major Projects (\$ M)**  
**Vancouver Island/Coast Region**



Among regions in B.C., the Vancouver Island/Coast region has the third highest level of MPI capital cost at \$61 B, ranked after the North Coast and Mainland/Southwest. There are four newly proposed projects added to the MPI in the second quarter of 2016. These are Belmont Market Shopping Centre at \$100 M, 989 Johnson street (\$30 M), Jukebox Lofts (\$25 M), and the Shire Condominiums (\$18 M). Two projects completed in this quarter such as the Buckley Bay Substation (\$32 M) and South Wellington Substation (\$29 M). Encore at Bayview Place (\$20 M) is the only new construction starting this quarter.

**Exhibit 6.6 Estimated Cost Trends in Major Projects, by Project Status (\$M)**  
**Vancouver Island/Coast Region**

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	48,834	47,430	47,353	47,453	46,851	-1.3%	-4.1%
Construction started	10,971	11,912	11,854	11,628	11,605	-0.2%	5.8%
Completed	77	170	125	228	61	-73.2%	-20.8%
On hold	1,206	2,481	2,016	1,981	2,731	37.9%	126.5%
<b>Total</b>	<b>61,088</b>	<b>61,993</b>	<b>61,348</b>	<b>61,290</b>	<b>61,248</b>	<b>-0.1%</b>	<b>0.3%</b>

Source: MPI, Q2 2016

# VANCOUVER ISLAND/COAST REGION

**Exhibit 6.7 Summary of Major Projects (by Project Status)**  
**Vancouver Island/Coast Region**

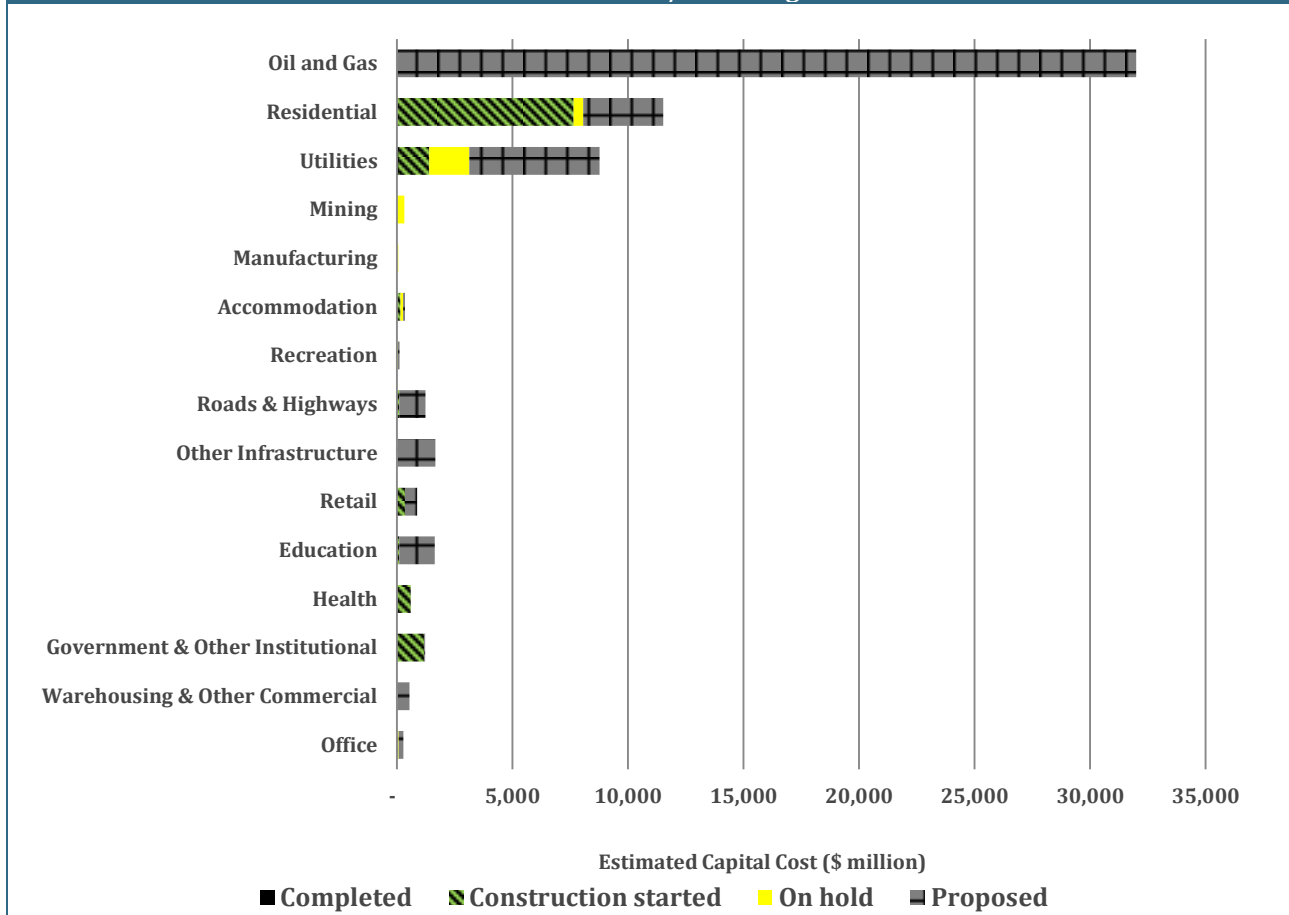
	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>46,851</b>	<b>76%</b>	<b>69</b>	<b>768.0</b>	<b>5.5</b>
Preliminary/Feasibility	32,967	70%	17	2,535.9	4.4
Consultation/Approvals	12,334	26%	38	352.4	6.5
Permitting	111	0%	5	22.2	0.8
Tender/Preconstruction	1,314	3%	6	219.0	5.9
Stage Unknown	125	0%	3	62.5	5.8
<b>On Hold</b>	<b>2,731</b>	<b>4%</b>	<b>17</b>	<b>160.6</b>	<b>9.7</b>
Construction Started	11,605	19%	52	227.5	7.5
Completed	61	0.1%	2	30.5	5.1
<b>Total</b>	<b>61,248</b>	<b>100%</b>	<b>140</b>	<b>467.5</b>	<b>6.7</b>

Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).

# VANCOUVER ISLAND/COAST REGION

**Exhibit 6.8 Major Projects Status, by Construction Subtype  
Vancouver Island/Coast Region**



Source: MPI, Q2 2016

Proposed central coast LNG projects dominate the projects inventory in this region.

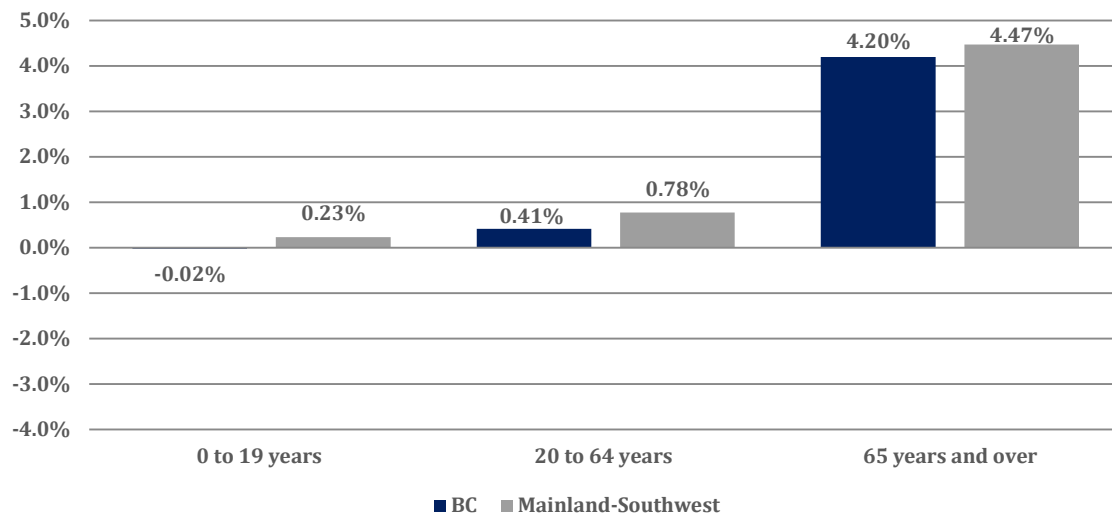


# MAINLAND/SOUTHWEST REGION

## 7. Mainland/Southwest Region

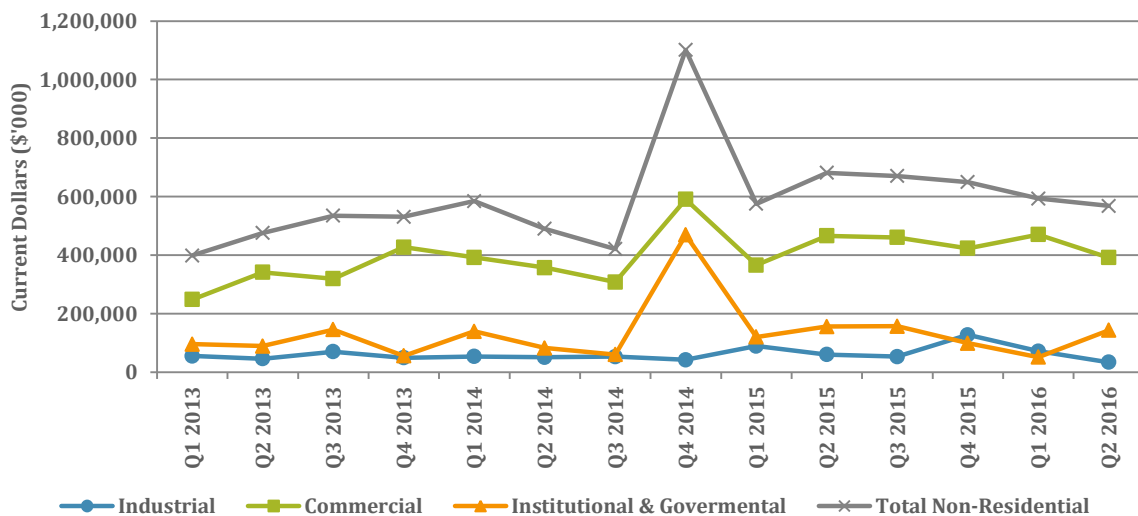
### Key Economic Indicators

Exhibit 7.1 Population Growth 2014 - 2015



Source: B.C. Stats

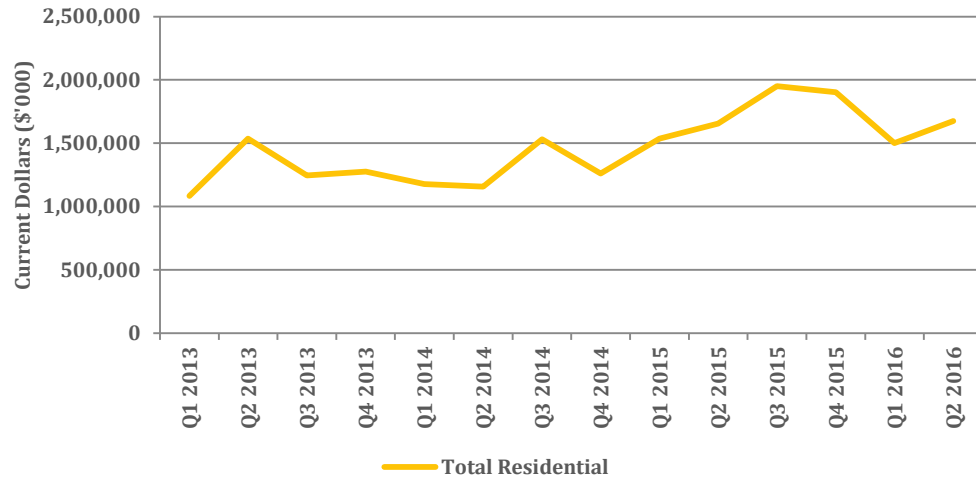
Exhibit 7.2 Value of Non-Residential Building Permits



Source: B.C. Stats

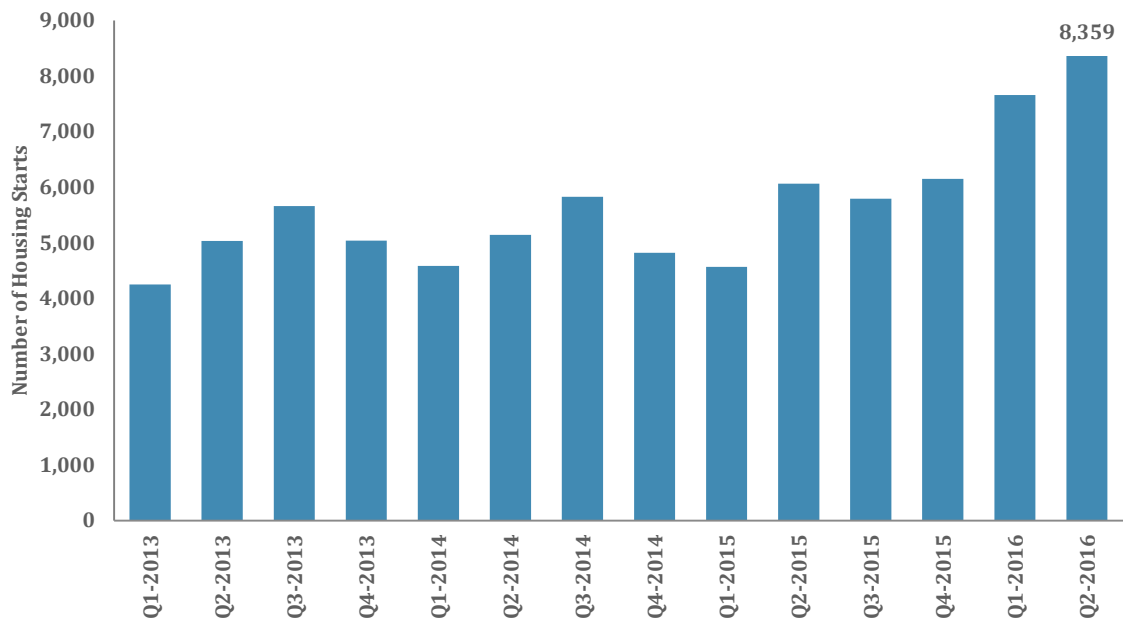
# MAINLAND/SOUTHWEST REGION

**Exhibit 7.3 Value of Residential Building Permits**



Source: B.C. Stats

**Exhibit 7.4 Housing Starts**



Source: CMHC

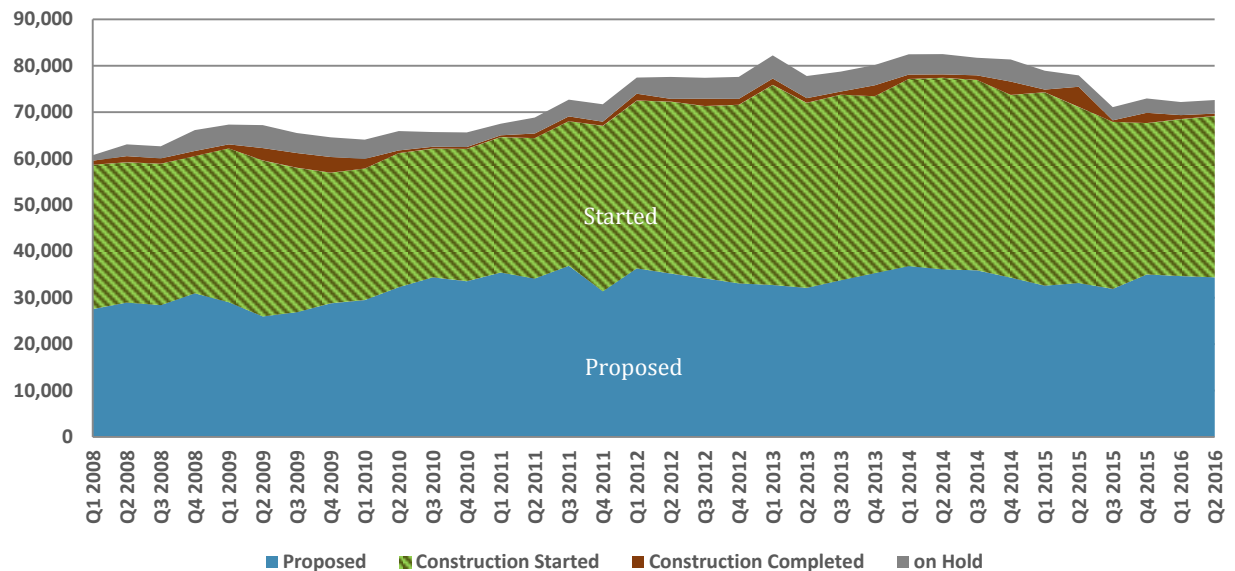
Note: The housing starts are the sum of the major centres Abbotsford-Mission, Chilliwack, Squamish, and Vancouver.

# MAINLAND/SOUTHWEST REGION

## Trends in Major Projects

Exhibit 7.5 Estimated Cost Trends in Major Projects (\$M)

Mainland/Southwest Region



Source: MPI, Q2 2016

The Mainland/Southwest region has the second highest level of capital cost at \$72 B, ranked after the North Coast. There were 18 newly proposed projects added to the MPI in the second quarter of 2016, totalling a cost of \$523 M. A total worth of \$575 M projects started in this quarter. 18 projects are completed including Centennial Secondary School (\$49 M) and Culliton Creek Power Project (\$45 M).

Exhibit 7.6 Estimated Cost Trends in Major Projects, by Project Status (\$ M)

Mainland/Southwest Region

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	33,174	31,877	35,007	34,639	34,376	-0.8%	3.6%
Construction started	37,925	36,004	32,618	33,849	34,785	2.8%	-8.3%
Completed	4,346	333	2,209	846	497	-41.3%	-88.6%
On hold	2,453	2,842	3,095	2,823	2,931	3.8%	19.5%
<b>Total</b>	<b>77,898</b>	<b>71,056</b>	<b>72,929</b>	<b>72,157</b>	<b>72,589</b>	<b>0.6%</b>	<b>-6.8%</b>

Source: MPI, Q2 2016

# MAINLAND/SOUTHWEST REGION

**Exhibit 7.7 Summary of Major Projects (by Project Status)**  
**Mainland/Southwest Region**

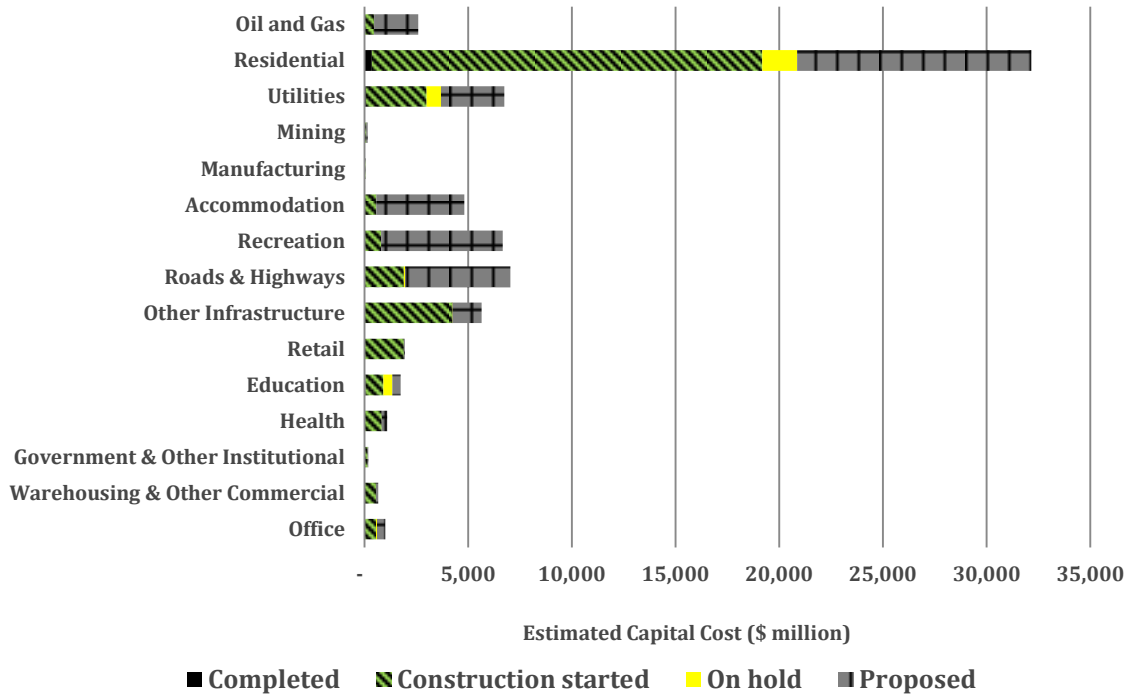
	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>34,376</b>	<b>47%</b>	<b>229</b>	<b>172.7</b>	<b>3.8</b>
Preliminary/Feasibility	9,521	28%	45	288.5	4.2
Consultation/Approvals	19,724	57%	123	176.1	3.7
Permitting	1,520	4%	12	168.9	2.6
Tender/Preconstruction	1,682	5%	26	70.1	2.9
Stage Unknown	1,929	6%	23	91.9	5.3
<b>On Hold</b>	<b>2,931</b>	<b>4%</b>	<b>21</b>	<b>146.6</b>	<b>8.2</b>
Construction Started	34,785	48%	191	186.0	5.5
Completed	497	1%	18	27.6	3.6
<b>Total</b>	<b>72,589</b>	<b>100%</b>	<b>459</b>	<b>171.2</b>	<b>4.7</b>

Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).

# MAINLAND/SOUTHWEST REGION

**Exhibit 7.8 Major Projects Status, by Construction Subtype  
Mainland/Southwest Region**



Source: MPI, Q2 2016

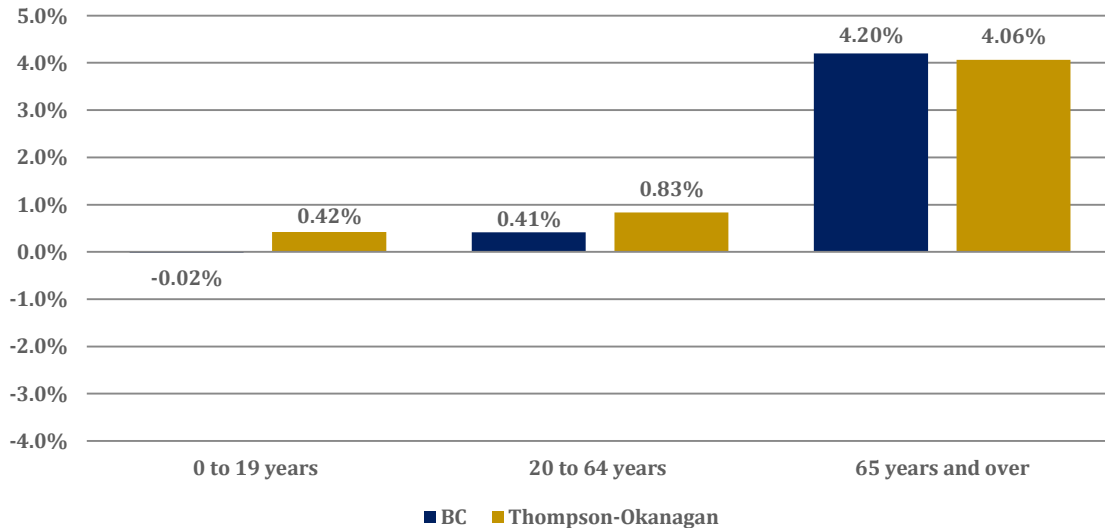
Residential projects dominate the MPI in this region.

# THOMPSON - OKANAGAN REGION

## 8. Thompson - Okanagan Region

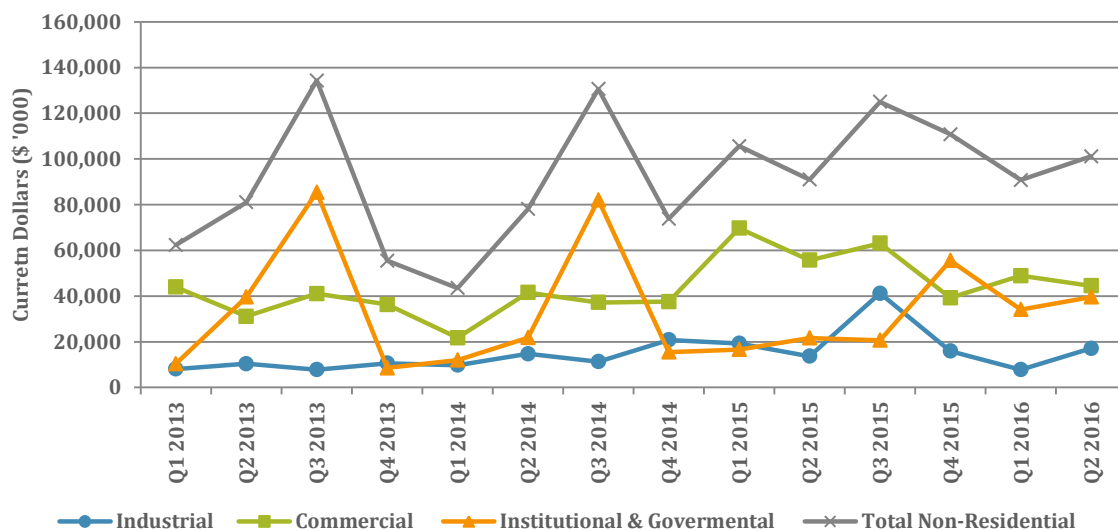
### Key Economic Indicators

Exhibit 8.1 Population Growth 2014 - 2015



Source: B.C. Stats

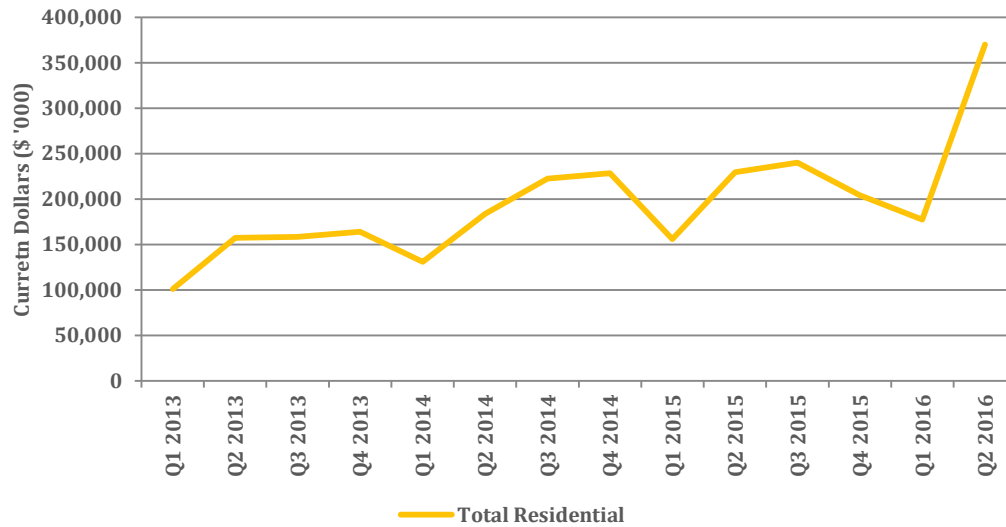
Exhibit 8.2 Value of Non-Residential Building Permits



Source: B.C. Stats

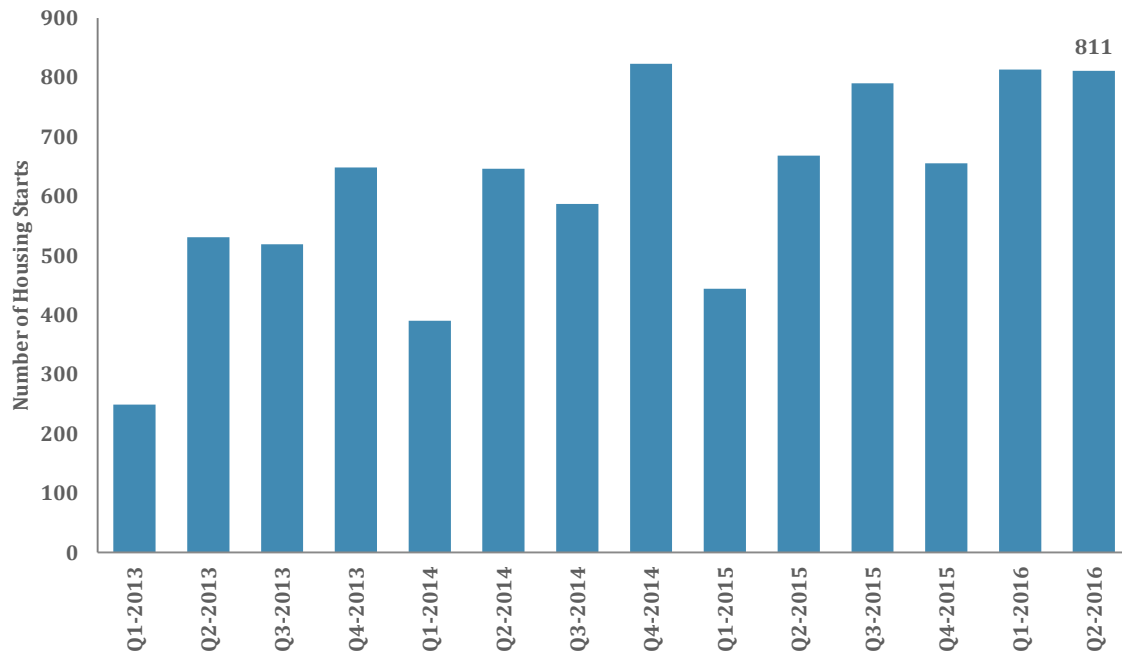
# THOMPSON - OKANAGAN REGION

Exhibit 8.3 Value of Residential Building Permits



Source: B.C. Stats

Exhibit 8.4 Housing Starts



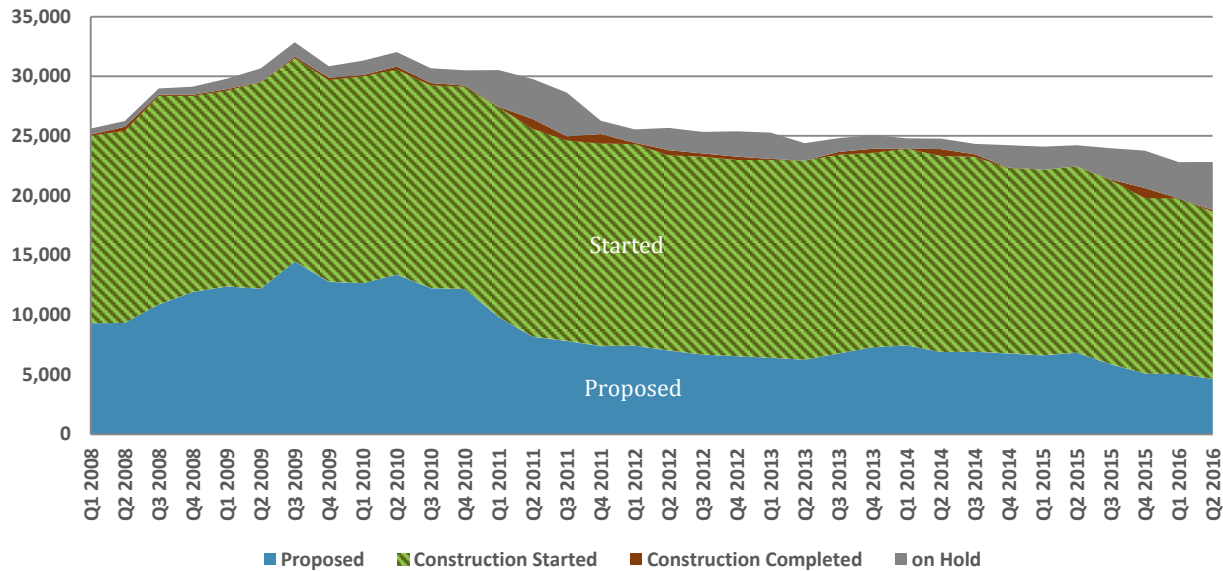
Source: CMHC

Note: The housing starts are the sum of the major centres Cranbrook, Kamloops, Kelowna, Penticton, Salmon Arm, Summerland, and Vernon.

# THOMPSON - OKANAGAN REGION

## Trends in Major Projects

**Exhibit 8.5 Estimated Cost Trends in Major Projects (\$M)**  
**Thompson-Okanagan Region**



Source: MPI, Q2 2016

Among regions in B.C., Thompson-Okanagan ranked fifth in terms the level of capital cost at \$23 B. There were three construction projects started in this quarter, Penticton Hospital Redevelopment (\$312 M), Pennask Wind Power Project (\$45 M) and Shinish Creek Wind Power Project (\$45 M). One new proposed project added – 1151 Sunset Drive Condominium (\$20 M) and three projects completed in this quarter which are Mission Meadows at Casorso Condominium Development (\$ 63 M), Dilworth Mountain Estates (\$48 M), and Malakwa Bridge Replacement (\$33 M).

**Exhibit 8.6 Estimated Cost Trends in Major Projects, by Project Status (\$ M)**  
**Thompson-Okanagan Region**

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	6,831	5,857	5,086	5,026	4,631	-7.9%	-32.2%
Construction started	15,610	15,436	14,711	14,718	14,006	-4.8%	-10.3%
Completed		57	839		144	-	-
On hold	1,779	2,618	3,133	3,062	4,032	31.7%	126.6%
<b>Total</b>	<b>24,220</b>	<b>23,968</b>	<b>23,769</b>	<b>22,806</b>	<b>22,813</b>	<b>0.0%</b>	<b>-5.8%</b>

Source: MPI, Q2 2016



# THOMPSON - OKANAGAN REGION

**Exhibit 8.7 Summary of Major Projects (by Project Status)**  
**Thompson-Okanagan Region**

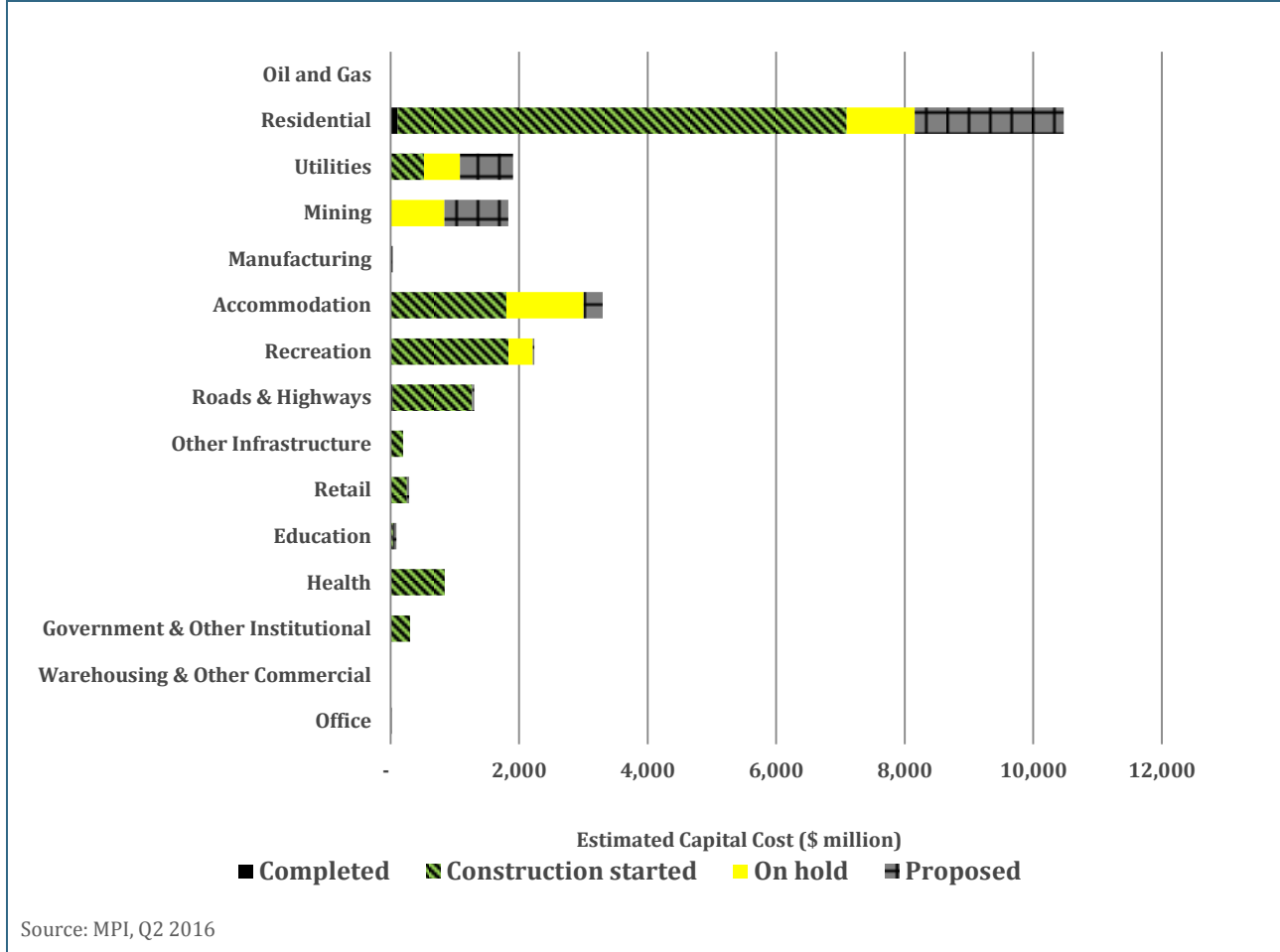
	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>4,631</b>	<b>20%</b>	<b>39</b>	<b>132.3</b>	<b>5.6</b>
Preliminary/Feasibility	266	6%	9	44.3	4.2
Consultation/Approvals	3,890	84%	22	176.8	6.0
Permitting	160	3%	3	53.3	7.8
Tender/Preconstruction	150	3%	1	150.0	2.6
Stage Unknown	165	4%	4	55.0	5.8
<b>On Hold</b>	<b>4,032</b>	<b>18%</b>	<b>13</b>	<b>310.2</b>	<b>10.9</b>
Construction Started	14,006	61%	56	254.7	7.9
Completed	144	1%	3	48.0	6.9
<b>Total</b>	<b>22,813</b>	<b>100%</b>	<b>111</b>	<b>215.2</b>	<b>7.4</b>

Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).

# THOMPSON - OKANAGAN REGION

**Exhibit 8.8 Major Projects Status, by Construction Subtype  
Thompson-Okanagan Region**

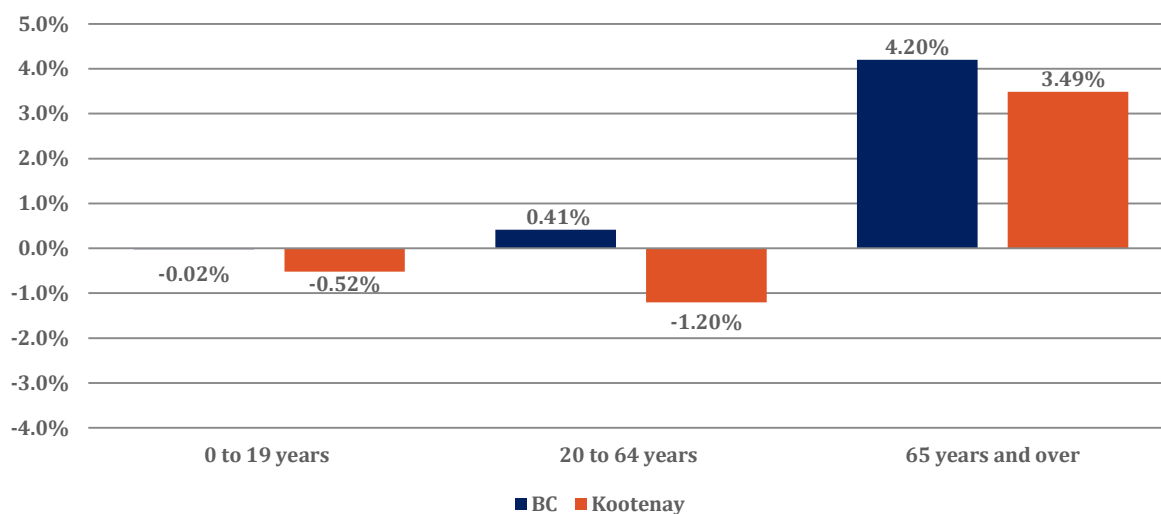


# KOOTENAY REGION

## 9. Kootenay Region

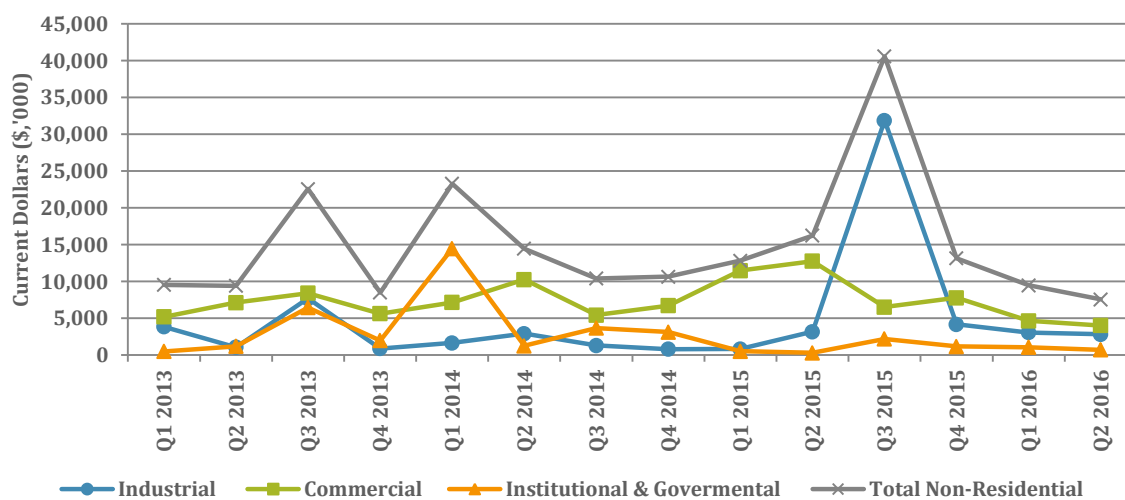
### Key Economic Indicators

Exhibit 9.1 Population Growth 2014 - 2015



Source: B.C. Stats

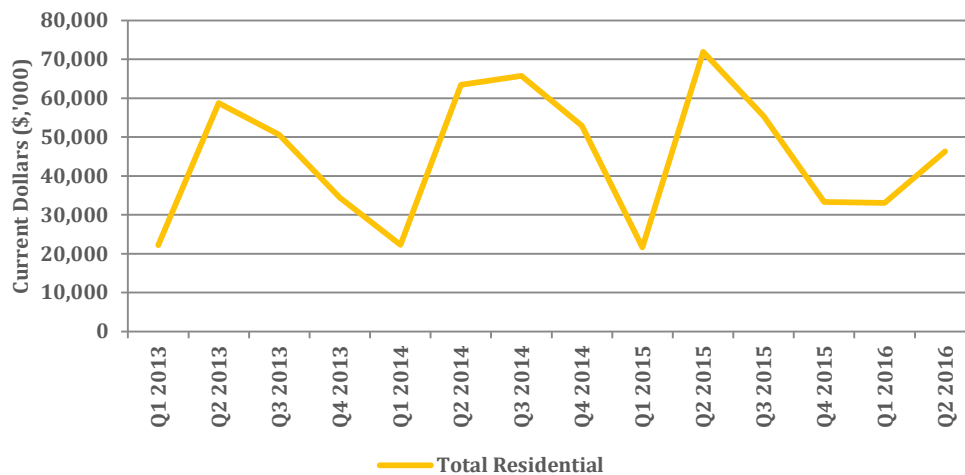
Exhibit 9.2 Value of Non-Residential Building Permits



Source: B.C. Stats

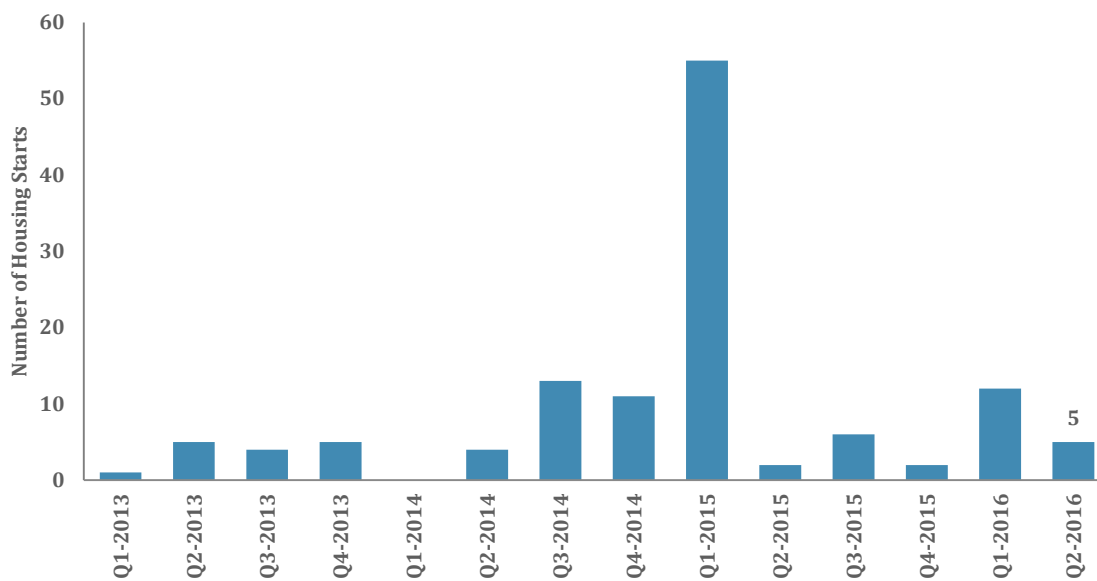
# KOOTENAY REGION

Exhibit 9.3 Value of Residential Building Permits



Source: B.C. Stats

Exhibit 9.4 Housing Starts - Nelson

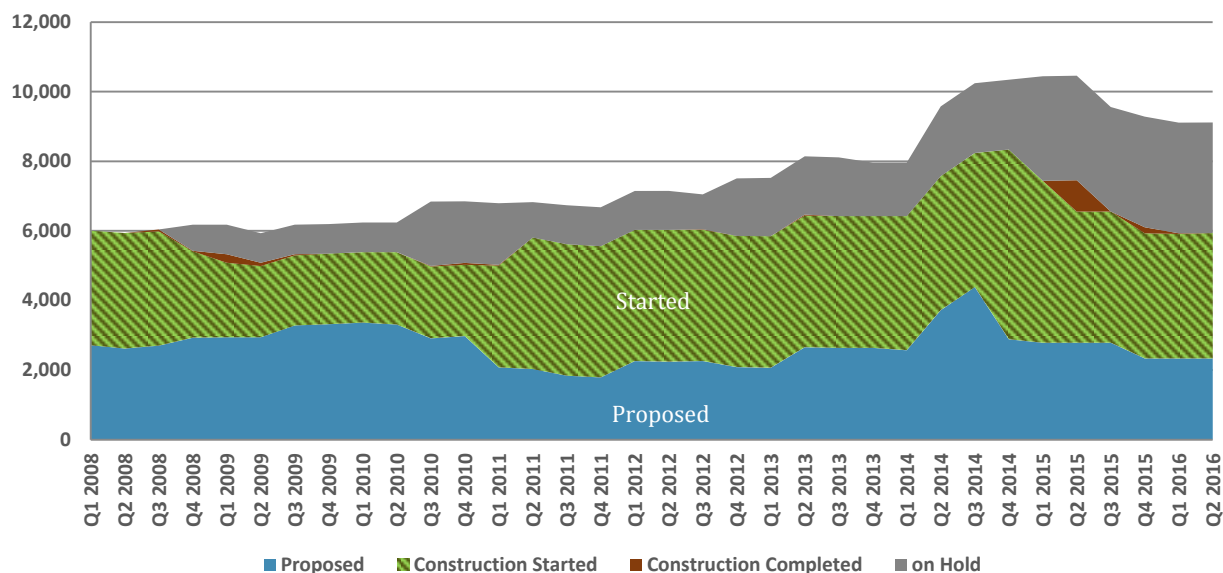


Source: CMHC

# KOOTENAY REGION

## Trends in Major Projects

**Exhibit 9.5 Estimated Cost Trends in Major Projects (\$M)**  
**Kootenay Region**



Source: MPI, Q2 2016

Among regions in B.C., the Kootenay region ranked the seventh in terms of the level of capital cost at \$9 B, above the ranking for Nechako. There were no new proposed projects added and no projects completed in the second quarter of 2016. The only project started in this quarter is Fernie Substation Upgrade and Feeder Addition (\$25 M).

**Exhibit 9.6 Estimated Cost Trends in Major Projects, by Project Status (\$M)**  
**Kootenay Region**

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	2,782	2,782	2,331	2,331	2,331	0.0%	-16.2%
Construction started	3,771	3,771	3,598	3,578	3,603	0.7%	-4.5%
Completed	900		173	20		-	-
On hold	3,005	3,005	3,180	3,180	3,180	0.0%	5.8%
<b>Total</b>	<b>10,458</b>	<b>9,558</b>	<b>9,282</b>	<b>9,109</b>	<b>9,114</b>	<b>0.1%</b>	<b>-12.9%</b>

Source: MPI, Q2 2016

# KOOTENAY REGION

**Exhibit 9.7 Summary of Major Projects (by Project Status)**  
**Kootenay Region**

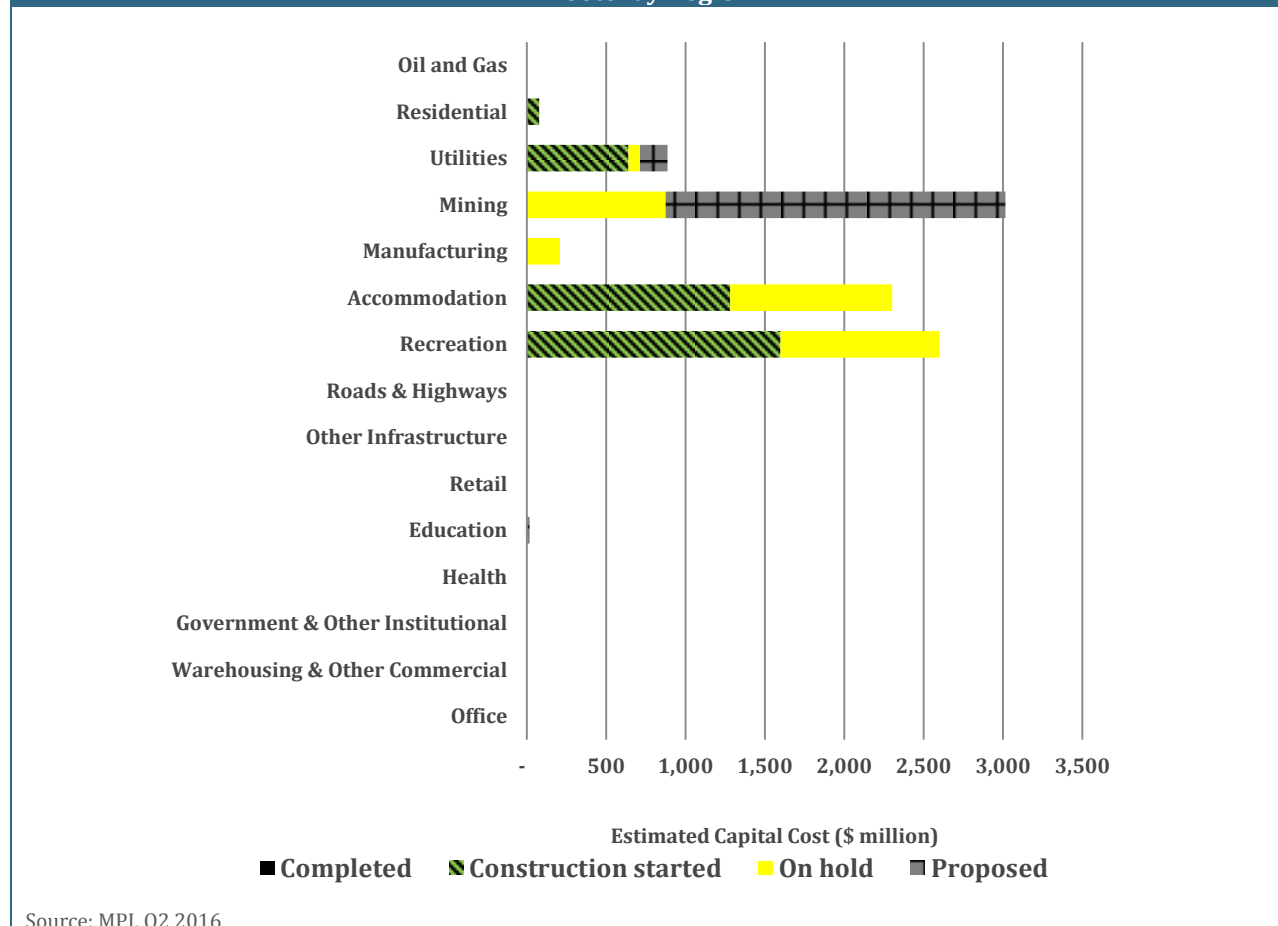
	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>2,331</b>	<b>26%</b>	<b>6</b>	<b>466.2</b>	<b>5.0</b>
Preliminary/Feasibility	-	-	1	-	2.3
Consultation/Approvals	1,961	84%	4	490.3	4.3
Permitting	-	-	-	-	-
Tender/Preconstruction	370	16%	1	370.0	10.6
Stage Unknown	-	-	-	-	-
<b>On Hold</b>	<b>3,180</b>	<b>35%</b>	<b>8</b>	<b>397.5</b>	<b>9.9</b>
Construction Started	3,603	40%	14	257.4	11.3
Completed	-	-	-	-	-
<b>Total</b>	<b>9,114</b>	<b>100%</b>	<b>28</b>	<b>337.6</b>	<b>9.6</b>

Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).

# KOOTENAY REGION

**Exhibit 9.8 Major Projects Status, by Construction Subtype**  
**Kootenay Region**



Source: MPI, Q2 2016

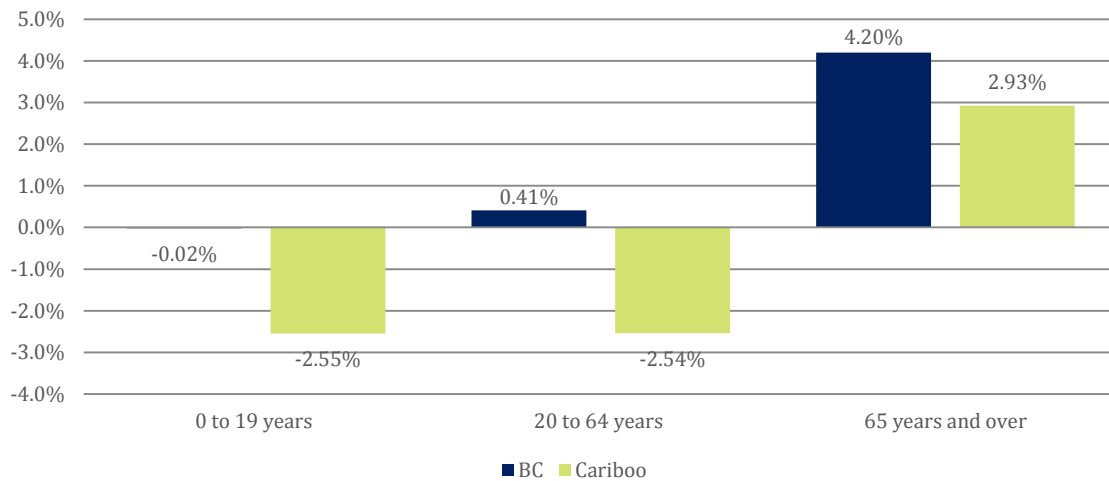
Mining projects have the largest share of the MPI in this region, but these projects are either on hold or still proposed. Other key categories are Accommodation and Recreation projects, a large proportion of which are under construction.

# CARIBOO REGION

## 10. Cariboo Region

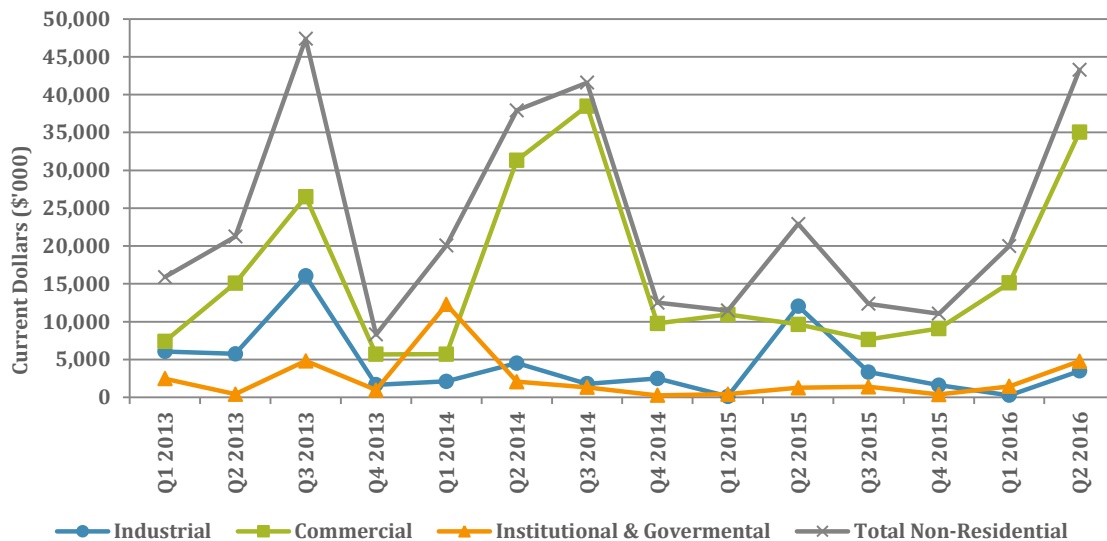
### Key Economic Indicators

Exhibit 10.1 Population Growth 2014 - 2015



Source: B.C. Stats

Exhibit 10.2 Value of Non-Residential Building Permits



Source: B.C. Stats



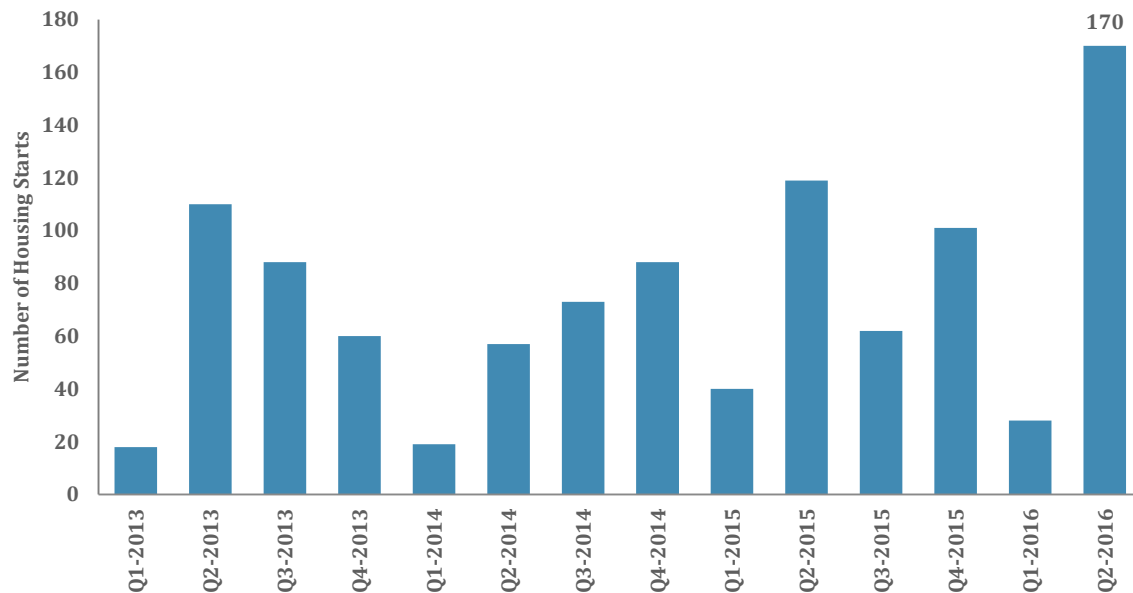
# CARIBOO REGION

**Exhibit 10.3 Value of Residential Building Permits**



Source: B.C. Stats

**Exhibit 10.4 Housing Starts**



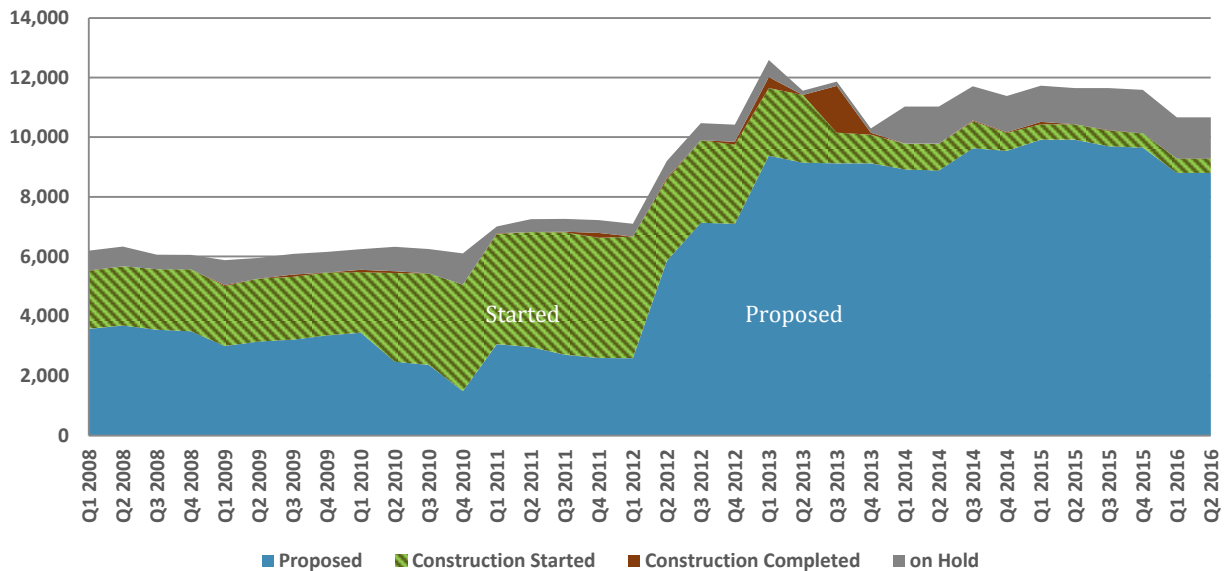
Source: CMHC

Note: The housing starts are the sum of the major centres Prince George, Quesnel, and Williams Lake

# CARIBOO REGION

## Trends in Major Projects

**Exhibit 10.5 Estimated Cost Trends in Major Projects (\$ M)**  
Cariboo Region



Source: MPI, Q2 2016

Among regions in B.C., the Cariboo region ranked the sixth in terms of the level of capital cost at \$11 B. There are no new proposed projects in the second quarter of 2016. Neither any change occurred in the status of the existing projects.

**Exhibit 10.6 Estimated Cost Trends in Major Projects, by Project Status (\$M)**  
Cariboo Region

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	9,915	9,695	9,650	8,804	8,804	0.0%	-11.2%
Construction started	520	520	480	480	480	0.0%	-7.7%
Completed		20				-	-
On hold	1,213	1,413	1,458	1,383	1,383	0.0%	14.0%
<b>Total</b>	<b>11,648</b>	<b>11,648</b>	<b>11,588</b>	<b>10,667</b>	<b>10,667</b>	<b>0.0%</b>	<b>-8.4%</b>

Source: MPI, Q2 2016

# CARIBOO REGION

**Exhibit 10.7 Summary of Major Projects (by Project Status)**  
**Cariboo Region**

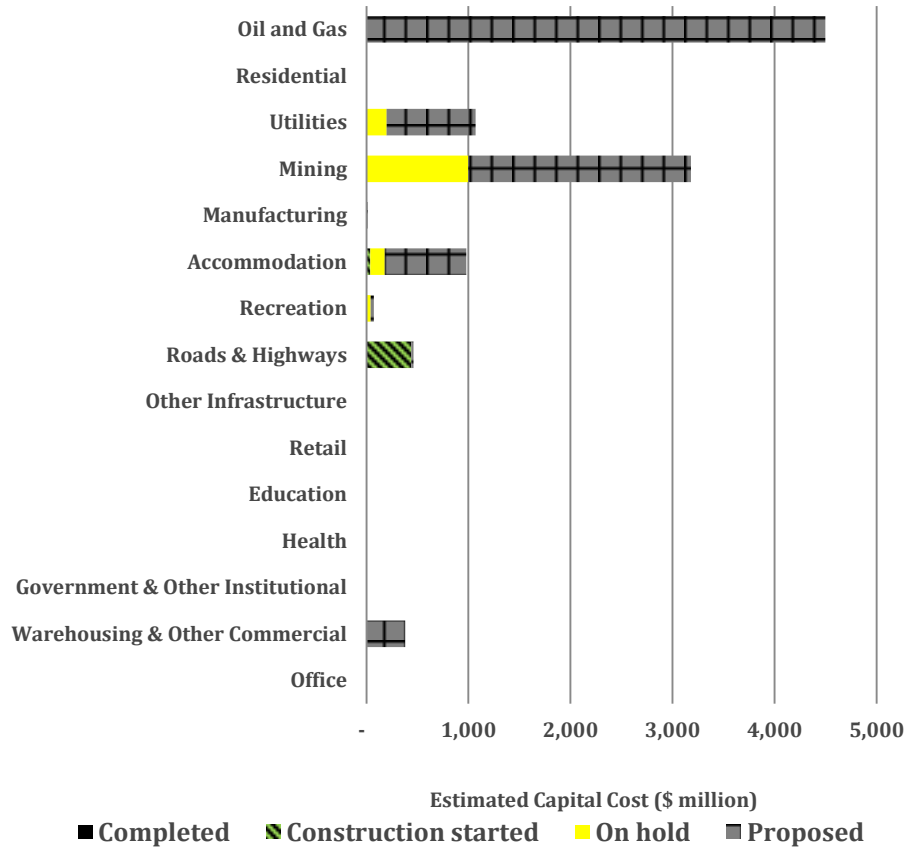
	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>8,804</b>	<b>83%</b>	<b>19</b>	<b>489.1</b>	<b>6.1</b>
Preliminary/Feasibility	1,646	19%	6	329.2	3.0
Consultation/Approvals	7,128	81%	11	648.0	8.0
Permitting	0	0%	0	0	0
Tender/Preconstruction	0	0%	0	0	0
Stage Unknown	30	0%	2	15.0	4.8
<b>On Hold</b>	<b>1,383</b>	<b>13%</b>	<b>6</b>	<b>276.6</b>	<b>10.6</b>
Construction Started	480	4%	2	240.0	7.3
Completed	0	0%	0	0.0	0.0
<b>Total</b>	<b>10,667</b>	<b>100%</b>	<b>27</b>	<b>426.7</b>	<b>7.2</b>

Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).

# CARIBOO REGION

**Exhibit 10.8 Major Projects Status, by Construction Subtype  
Cariboo Region**



Source: MPI, Q2 2016

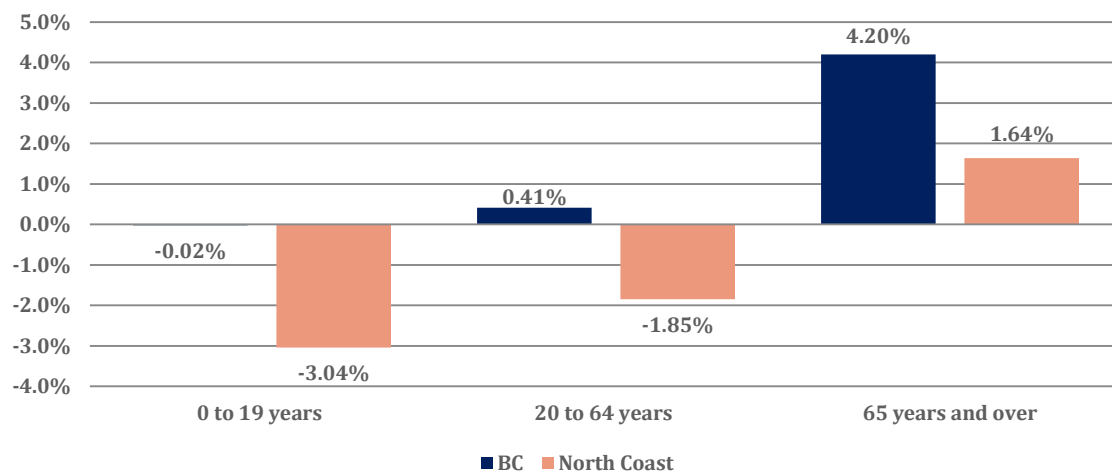
Oil and gas projects have the largest share of the Cariboo's MPI – all have the status of proposed. Significant proportions of projects are currently on hold in mining, utilities, and accommodation.

# NORTH COAST REGION

## 11. North Coast Region

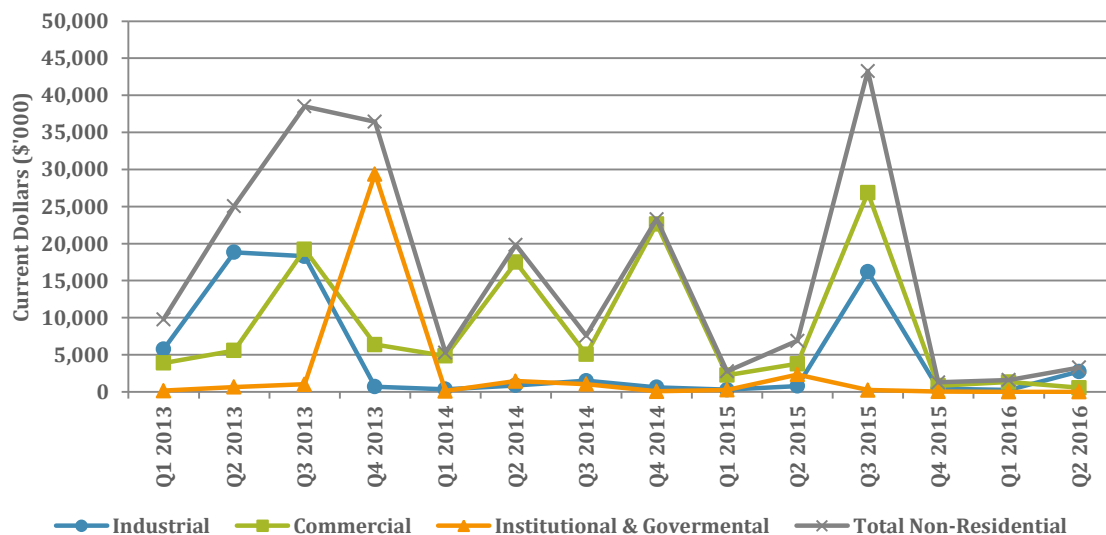
### Key Economic Indicators

Exhibit 11.1 Population Growth 2014-2015



Source: B.C. Stats

Exhibit 11.2 Value of Non-Residential Building Permits



Source: B.C. Stats

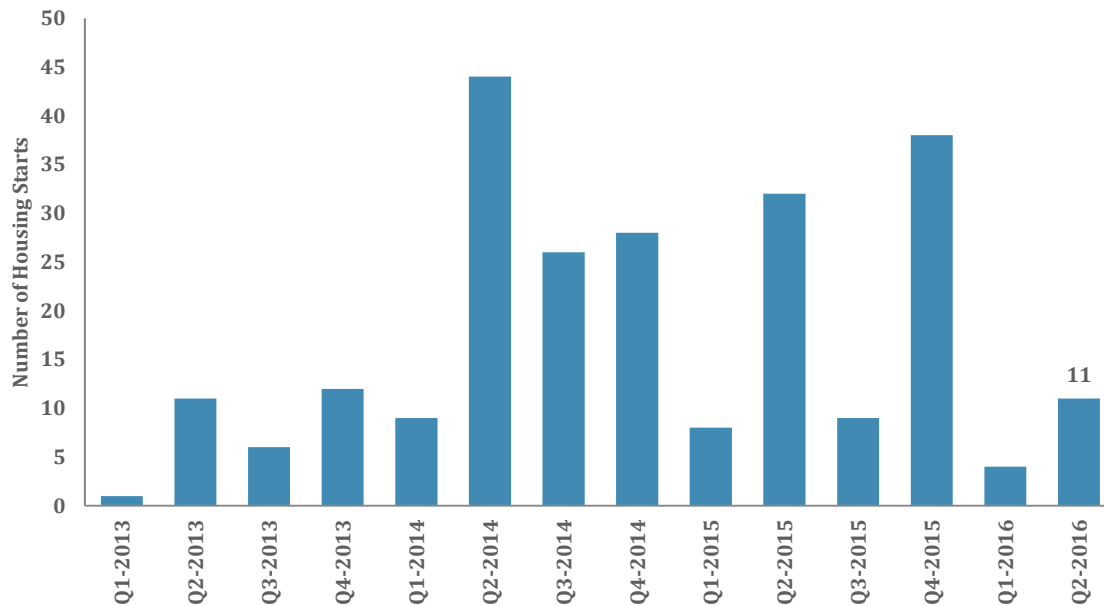
# NORTH COAST REGION

Exhibit 11.3 Value of Residential Building Permits



Source: B.C. Stats

Exhibit 11.4 Housing Starts – North Coast



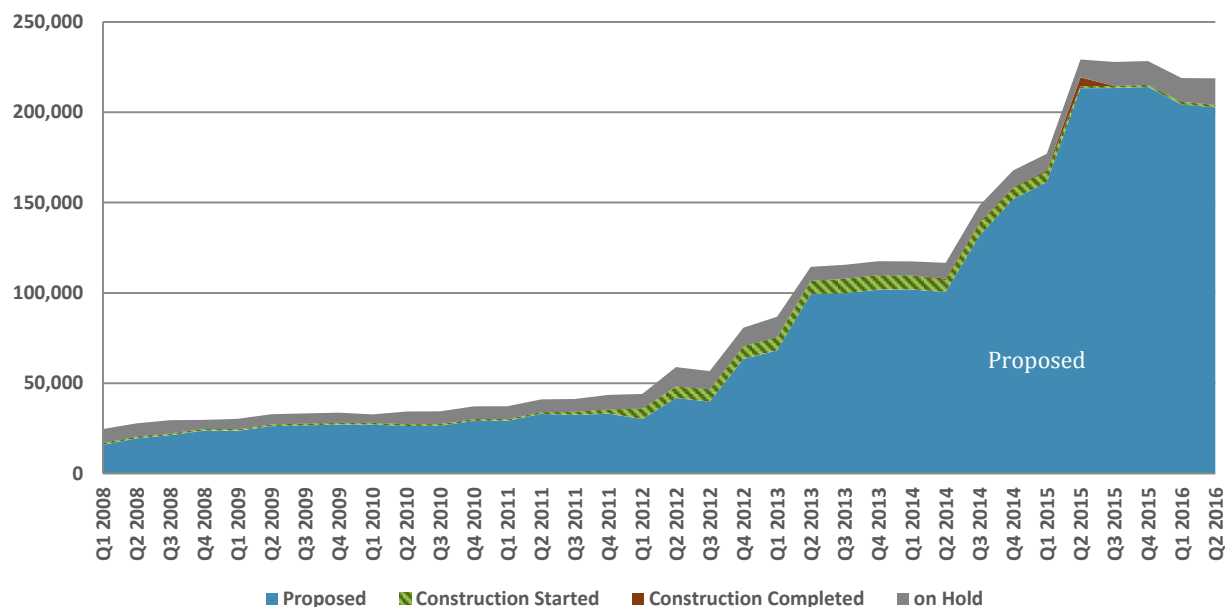
Source: CMHC

Note: The housing starts are the sum of the major centres Prince Rupert and Terrace.

# NORTH COAST REGION

## Trends in Major Projects

**Exhibit 11.5 Estimated Cost Trends in Major Projects (\$M)**  
**North Coast Region**



Source: MPI, Q2 2016

Among regions in B.C., the North Coast region ranked the highest in terms of the level of capital cost at \$219 B, mainly due to the estimated cost of proposed LNG projects. A new proposed project, Nisga'a LNG is added to the MPI in the second quarter of 2016. Silvertip Silver Mine (\$50 M) construction started and McLymont Creek Hydroelectric Project (\$ 217 M) completed in this quarter.

**Exhibit 11.6 Estimated Cost Trends in Major Projects, by Project Status (\$M)**  
**North Coast Region**

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	213,259	213,374	213,964	204,323	202,717	-0.8%	-4.9%
Construction started	1,123	1,133	1,058	1,369	1,201	-12.3%	6.9%
Completed	4890		75		217	-	-95.6%
On hold	9,911	13,326	13,221	13,221	14,617	10.6%	47.5%
<b>Total</b>	<b>229,183</b>	<b>227,833</b>	<b>228,318</b>	<b>218,913</b>	<b>218,752</b>	<b>-0.1%</b>	<b>-4.6%</b>

Source: MPI, Q2 2016

# NORTH COAST REGION

**Exhibit 11.7 Summary of Major Projects (by Project Status)**  
**North Coast Region**

	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>202,717</b>	<b>93%</b>	<b>43</b>	<b>5,791.9</b>	<b>5.0</b>
Preliminary/Feasibility	34,170	17%	12	4,271.3	3.3
Consultation/Approvals	137,247	68%	28	5,718.6	5.6
Permitting	5,000	2%	1	5,000.0	3.6
Tender/Preconstruction	1,300	1%	1	1,300.0	10.3
Stage Unknown	25,000	12%	1	25,000.0	4.6
<b>On Hold</b>	<b>14,617</b>	<b>7%</b>	<b>15</b>	<b>1,044.1</b>	<b>9.2</b>
Construction Started	1,201	1%	6	200.2	6.0
Completed	217	0.1%	1	217.0	10.8
<b>Total</b>	<b>218,752</b>	<b>100%</b>	<b>65</b>	<b>3,906.3</b>	<b>6.2</b>

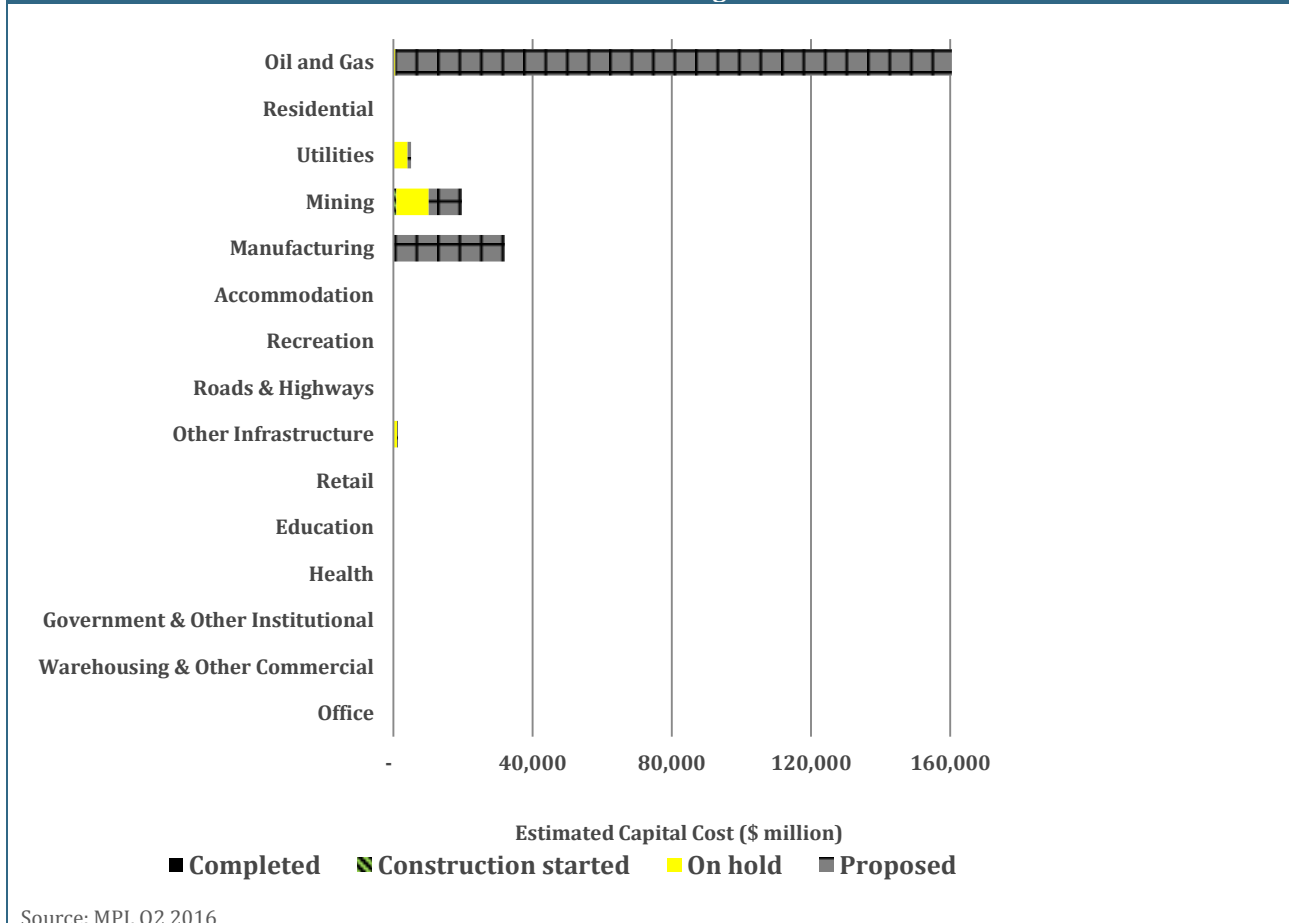
Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).



# NORTH COAST REGION

**Exhibit 11.8 Major Projects Status, by Construction Subtype  
North Coast Region**



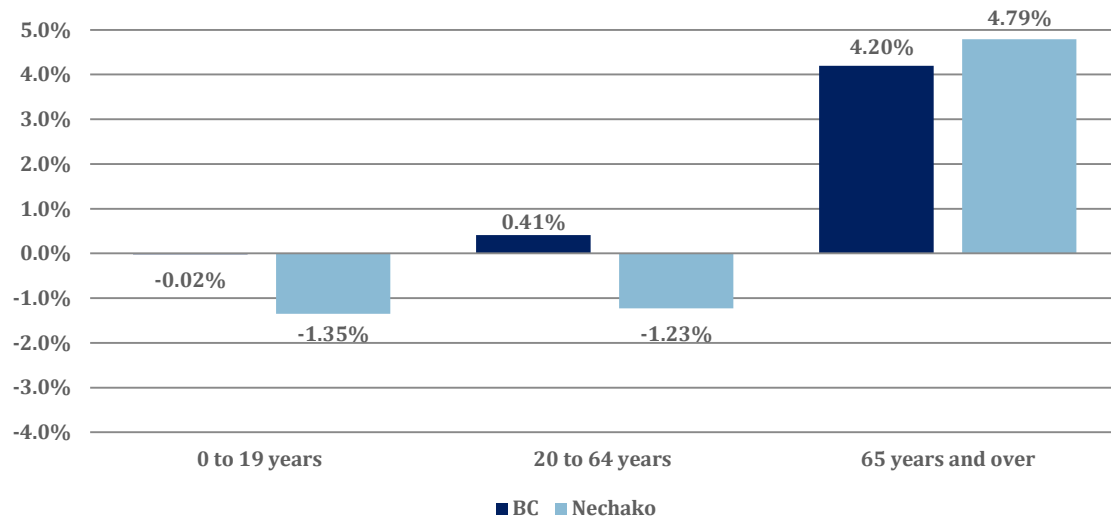
Proposed Oil and gas projects, primarily LNG related, continued to have the largest share of the North Coast's MPI.

# NECHAKO REGION

## 12. Nechako Region

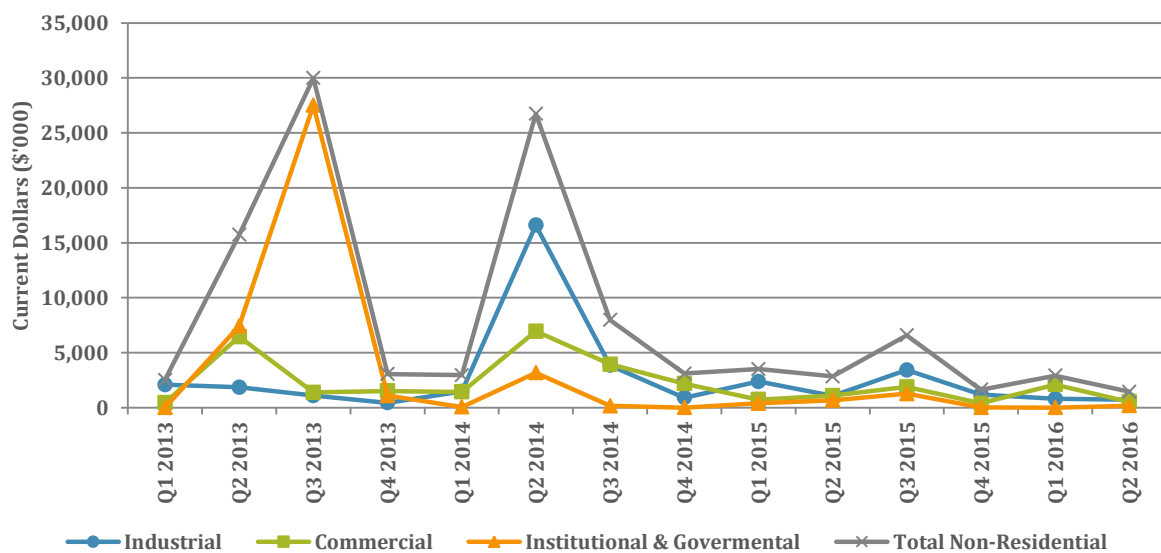
### Key Economic Indicators

Exhibit 12.1 Population Growth 2014-2015



Source: B.C. Stats

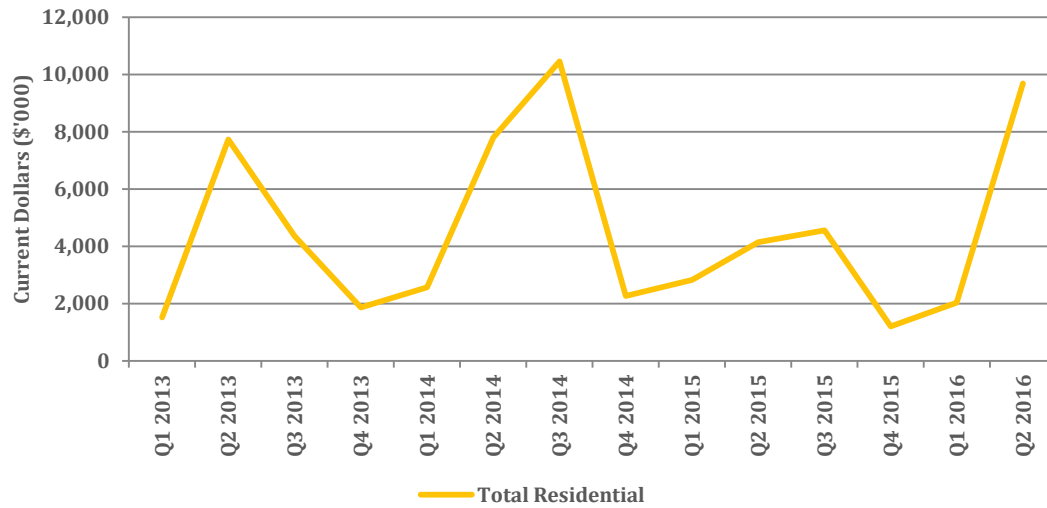
Exhibit 12.2 Value of Non-Residential Building Permits



Source: B.C. Stats

# NECHAKO REGION

Exhibit 12.3 Value of Residential Building Permits

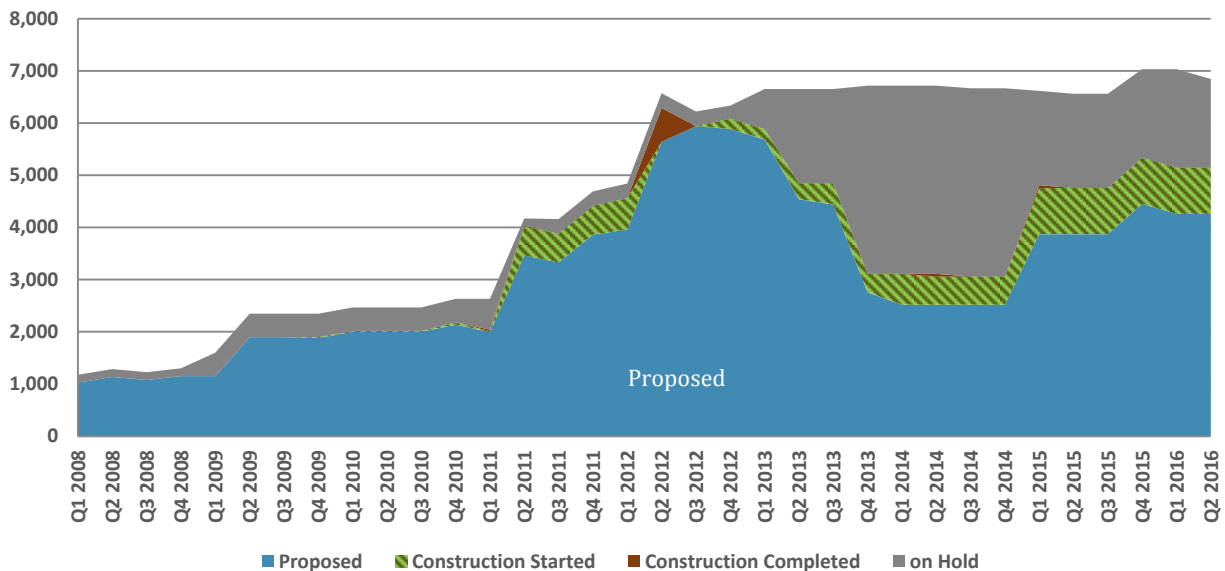


Source: B.C. Stats

# NECHAKO REGION

## Trends in Major Projects

**Exhibit 12.4 Estimated Cost Trends in Major Projects (\$M)**  
**Nechako Region**



Among regions in B.C., the Nechako region ranked the last in terms of the level of capital cost at \$7 B. There were no MPI changes for the MPI in Nechako in the second quarter of 2016.

**Exhibit 12.5 Estimated Cost Trends in Major Projects, by Project Status (\$M)**  
**Nechako Region**

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	3,869	3,869	4,449	4,261	4,261	0.0%	10.1%
Construction started	886	886	886	886	886	0.0%	0.0%
Completed							
On hold	1,806	1,806	1,697	1,885	1,697	-10.0%	-6.0%
<b>Total</b>	<b>6,561</b>	<b>6,561</b>	<b>7,032</b>	<b>7,032</b>	<b>6,844</b>	<b>-2.7%</b>	<b>4.3%</b>

Source: MPI, Q2 2016

# NECHAKO REGION

**Exhibit 12.6 Summary of Major Projects (by Project Status)**  
**Nechako Region**

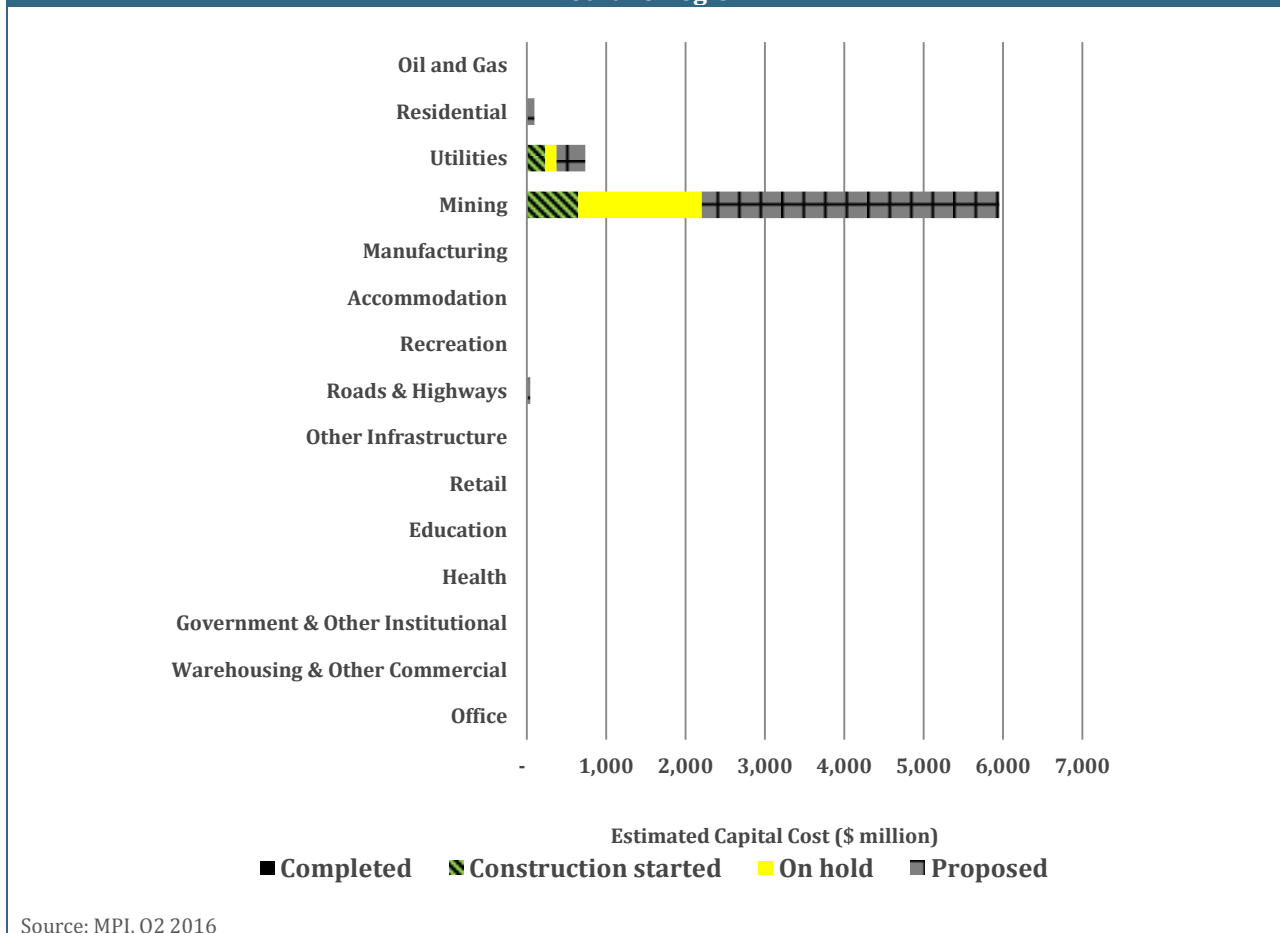
	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>4,261</b>	<b>62%</b>	<b>10</b>	<b>473.4</b>	<b>8.1</b>
Preliminary/Feasibility	2,175	51%	3	725.0	9.2
Consultation/Approvals	2,086	49%	6	347.7	8.0
Permitting	-	-	-	-	-
Tender/Preconstruction	-	-	-	-	-
Stage Unknown	-	0%	1	-	-
<b>On Hold</b>	<b>1,697</b>	<b>25%</b>	<b>3</b>	<b>565.7</b>	<b>8.3</b>
Construction Started	886	13%	3	295.3	9.8
Completed	-	-	-	-	-
<b>Total</b>	<b>6,844</b>	<b>100%</b>	<b>16</b>	<b>456.3</b>	<b>8.5</b>

Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).

# NECHAKO REGION

**Exhibit 12.7 Major Projects Status, by Construction Subtype  
Nechako Region**



Source: MPI, Q2 2016

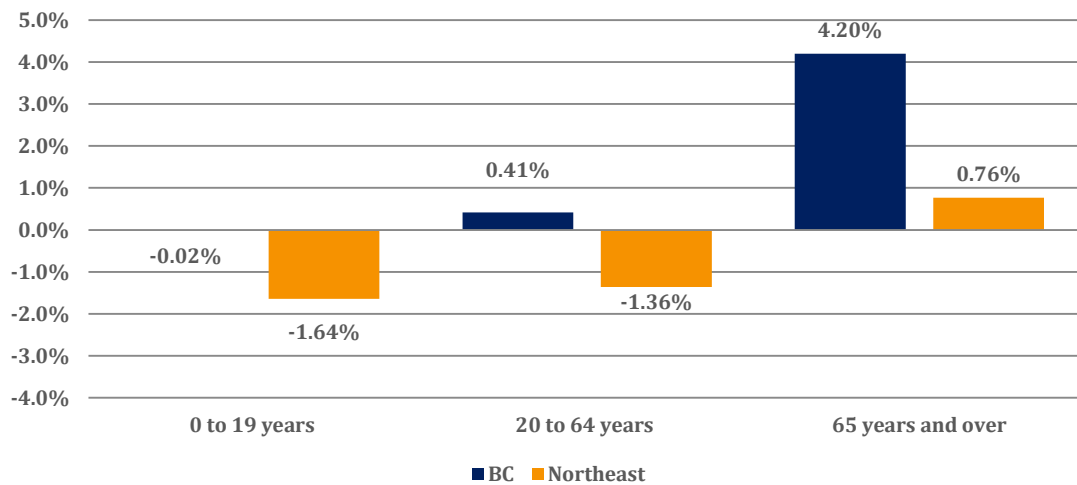
Mining projects in this region continued to have the majority of the total estimated capital cost in this quarter. A large proportion of projects are on hold and under the proposed status in the mining industry. Some mining construction activity are underway for the Atlin region project (\$450 M) and Houston project (\$201 M).

# NORTHEAST REGION

## 13. Northeast Region

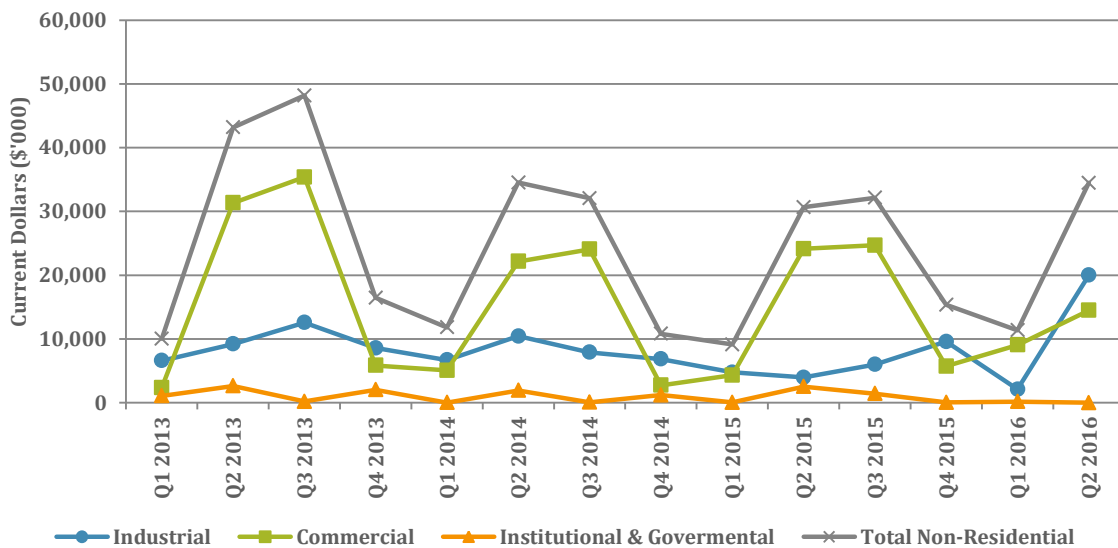
### Key Economic Indicators

Exhibit 13.1 Population Growth 2014-2015



Source: B.C. Stats

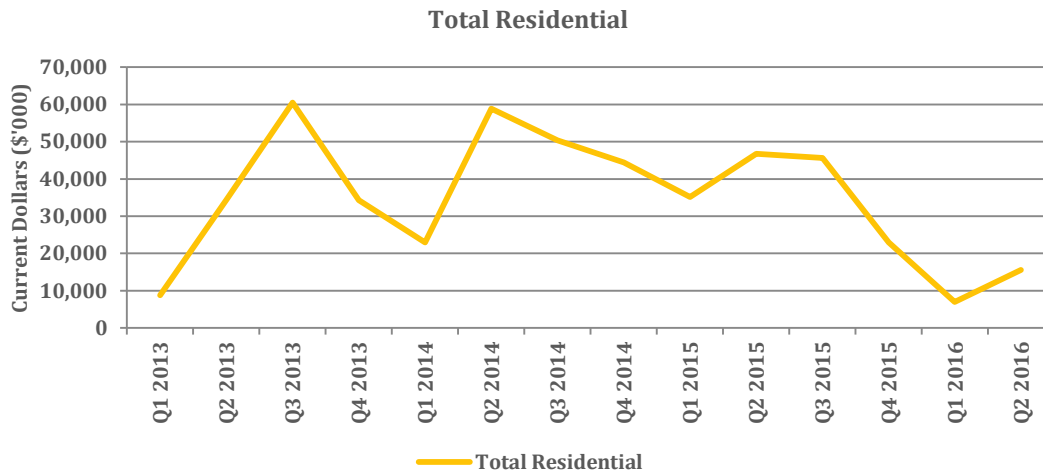
Exhibit 13.2 Value of Non-Residential Building Permits



Source: B.C. Stats

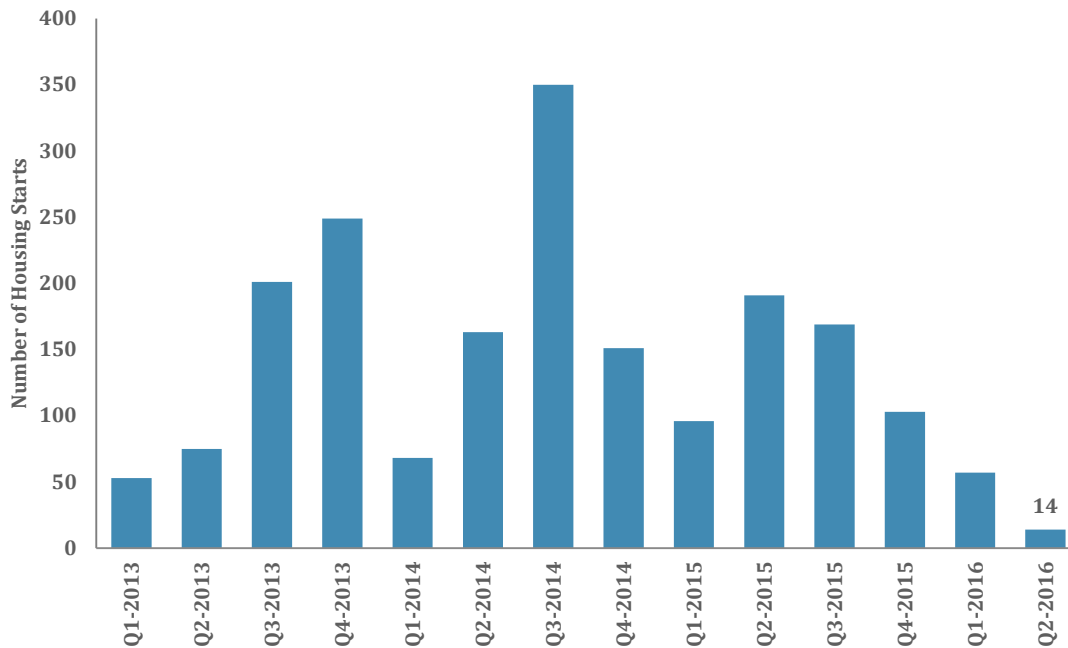
# NORTHEAST REGION

**Exhibit 13.3 Value of Residential Building Permits**



Source: B.C. Stats

**Exhibit 13.4 Housing Starts**



Source: CMHC

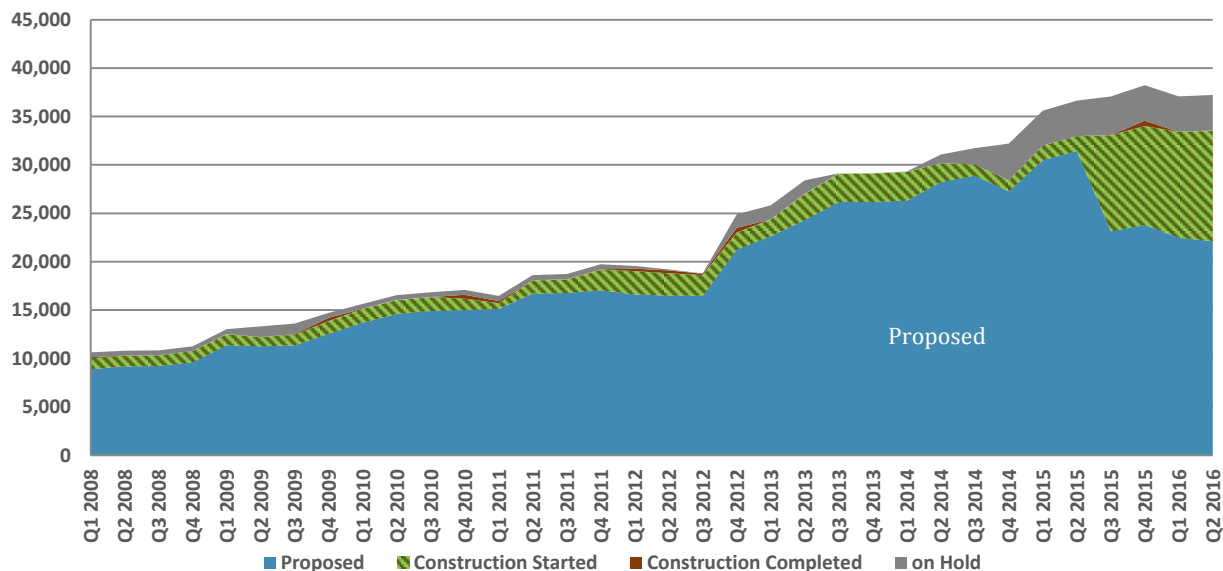
Note: The housing starts are the sum of the major centres Dawson Creek and Fort St. John



# NORTHEAST REGION

## Trends in Major Projects

**Exhibit 13.5 Estimated Cost Trends in Major Projects (\$M)**  
Northeast Region



Source: MPI, Q2 2016

Among regions in B.C., the Northeast region's MPI ranked fourth at \$37 B. There are no new proposed projects in the second quarter of 2016. The W.A.C. Bennett Dam Riprap Upgrade Project (\$170M) construction started and Pellet Plant (\$ 29M) completed in this quarter.

**Exhibit 13.6 Estimated Cost Trends in Major Projects, by Project Status (\$M)**  
Northeast Region

Status	Q2 2015	Q3 2015	Q4 2015	Q1 2016	Q2 2016	Change from the previous quarter	Change from the previous year
Proposed	31,446	23,151	23,796	22,482	22,132	-1.6%	-29.6%
Construction started	1,529	9,908	10,217	10,932	11,398	4.3%	645.5%
Completed		36	554		29	-	-
On hold	3,667	3,977	3,667	3,667	3,667	0.0%	0.0%
<b>Total</b>	<b>36,642</b>	<b>37,072</b>	<b>38,234</b>	<b>37,081</b>	<b>37,226</b>	<b>0.4%</b>	<b>1.6%</b>

Source: MPI, Q2 2016

# NORTHEAST REGION

**Exhibit 13.7 Summary of Major Projects (by Project Status)  
Northeast Region**

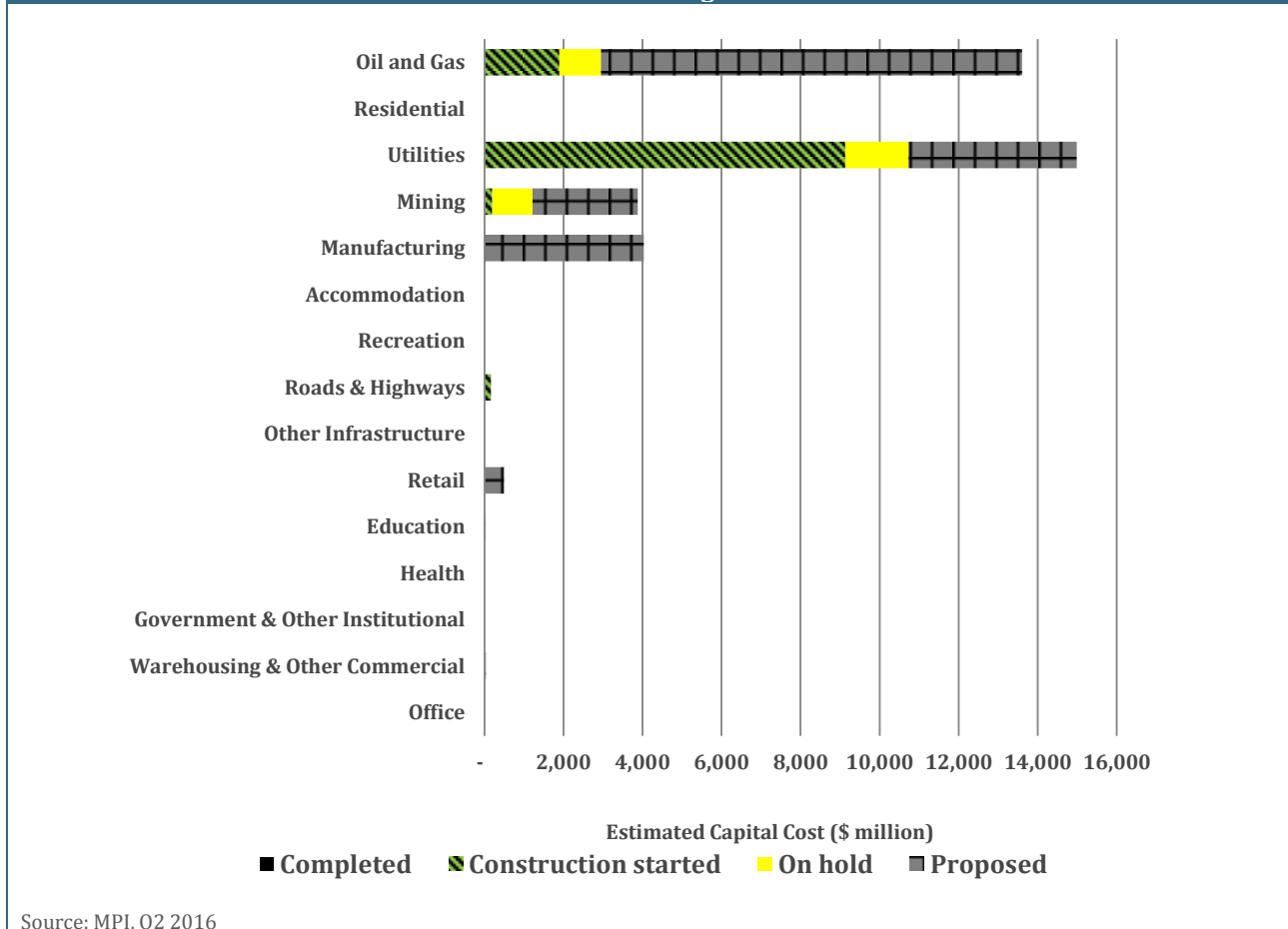
	Estimated Capital Cost (\$M)	Percentage of Total	Number of Projects	Average Project Value (\$M)	Average Years in Inventory
<b>Proposed</b>	<b>22,132</b>	<b>59%</b>	<b>36</b>	<b>790.4</b>	<b>4.4</b>
Preliminary/Feasibility	172	1%	4	57.3	0.6
Consultation/Approvals	20,405	92%	28	927.5	5.1
Permitting	1,500	7%	1	1500.0	1.3
Tender/Preconstruction	40	0%	1	40.0	3.1
Stage Unknown	15	0%	2	15.0	3.5
<b>On Hold</b>	<b>3,667</b>	<b>10%</b>	<b>9</b>	<b>458.4</b>	<b>7.2</b>
Construction Started	11,398	31%	17	712.4	2.6
Completed	29	0.1%	1	29.0	1.8
<b>Total</b>	<b>37,226</b>	<b>100%</b>	<b>63</b>	<b>702.4</b>	<b>4.3</b>

Source: MPI, Q2 2016

Notes: Average project value is the average of those projects for which there is a cost estimate. Average number of years in inventory is the average time span between the entry of the projects in the MPI and the updated date (June 30, 2016).

# NORTHEAST REGION

**Exhibit 13.8 Major Projects Status, by Construction Subtype  
Northeast Region**



Source: MPI, Q2 2016

Utilities (Site C) and oil and gas projects in this region continued to have the largest shares in the total estimated capital cost in this quarter.

# APPENDICES

## Appendices

### Appendix 1

#### New Proposed Projects (April - June 2016)

Region	Municipality	Project	Estimated Cost (\$ million)
1. Vancouver Island/Coast	Langford	Belmont Market Shopping Centre	100
	Saanich	The Shire Condominiums	18
	Victoria	Jukebox Lofts	25
	Victoria	Condominium Development - 989 Johnson Street	30
2. Mainland/Southwest	Burnaby	Imperial Condominiums	22
	Burnaby	Burnaby Hospital Expansion	
	Chilliwack	Fraser Valley Brewery	
	Delta	Alex Fraser Bridge Interchange	30
	Ladner	Fairwinds Townhomes	25
	Langley	Langley Secondary School Replacement	26
	New Westminster	Royal Columbian Hospital Redevelopment - Phase 2/3	
	North Vancouver	Promenade at the Quay	25
	Richmond	Richmond Hospital Patient Care Tower Replacement	
	Squamish	University Heights	
	Squamish	Garibaldi Springs Residential Development	30
	Surrey	Prescott Commons	20
	Vancouver	GCT Vanterm Densification Project	160
	Vancouver	InGastown Condominium	
	Vancouver	The Smithe Condominiums	25
	Vancouver	Town Centre - River District Neighbourhood	40
	Vancouver	Playland Theme Park	120
	Vancouver	Mixed-Use Development	
3. Thompson-Okanagan	Kelowna	1151 Sunset Drive Condominium	20
6. North Coast	Nasoga Gulf	Nisga'a LNG	
<b>Total</b>			<b>716</b>

Source: MPI, Q2 2016

# APPENDICES

## Appendix 2

### Construction Started (April - June 2016)

Region:	Municipality:	Project:	Estimated Cost (\$ million)
1. Vancouver Island/Coast	Victoria	Encore at Bayview Place	20
	Burnaby	Veritas Condominiums	20
	Burnaby	Milano Condominiums	30
	Burnaby	Cameron Townhouse Development	22
	Burnaby	Midori Condominiums	30
	Burnaby	Madison and Dawson Condominium	20
	Sechelt	Narrows Inlet Hydro Project	210
2. Mainland/Southwest	Surrey	Surrey Courthouse Expansion	27
	Surrey Area	South Surrey Area Reinforcement Project	34
	Vancouver	The Jervis Condominium	20
	Vancouver	The Creek Condominiums - 95 East 1st Ave	100
	Vancouver	Sir Sanford Fleming Elementary Seismic Upgrades	22
	Vancouver	Monarch at QE Park	20
	White Rock	Beverley Condominiums	20
3. Thompson-Okanagan	Kelowna	Pennask Wind Power Project	45
	Penticton	Penticton Hospital Redevelopment	312
	Summerland	Shinish Creek Wind Power Project	45
4. Kootenay	Fernie	Fernie Substation Upgrade and Feeder Addition	25
6. North Coast	Cassiar	Silvertip Silver Mine	50
8. Northeast	Hudson Hope	W.A.C. Bennett Dam Riprap Upgrade Project	170
Total			1,242

Source: MPI, Q2 2016

# APPENDICES

## Appendix 3

Construction Completed (April - June 2016)			
Region	Municipality	Project	Estimated Cost (\$ million)
1. Vancouver Island/Coast	Courtenay Area	Buckley Bay Substation (formerly Courtenay Area Substation)	32
	Nanaimo	South Wellington Substation (formerly Wellington Substation, and Nanaimo Area Substation)	29
2. Mainland/Southwest	Abbotsford	Westerleigh Rowhomes	40
	Coquitlam	Centennial Secondary School	49
	Delta	Boundary Bay Industrial Park	20
	Langley	Arcadia Townhouses	20
	Langley	Exchange Townhomes	20
	Langley	Keaton Townhouses	20
	Langley	York by Mosaic	40
	Lillooet	Upper Lillooet River	21
	North Vancouver	Condominium Development	20
	Richmond	Alexandra Court Condominiums	20
	Richmond	Mandarin Residences	40
	Squamish	Culliton Creek Power Project	45
	Surrey	Adagio Condominiums	20
	Vancouver	Sequel 138 Condominium Development	22
	Vancouver	Canvas Condominium Development	40
	Vancouver	Proximity Condominium	20
	Vancouver	Aperture Condominiums	20
	Whistler	Rainbow Plaza and Condominiums	20
3. Thompson-Okanagan	Kelowna	Mission Meadows at Casorso Condominium Development	63
	Kelowna	Dilworth Mountain Estates	48
	Malakawa	Malakwa Bridge Replacement	33
6. North Coast	Stewart	Mclymont Creek Hydroelectric Project	217
8. Northeast	Fort St. John	Pellet Plant	29
<b>Total</b>			<b>948</b>

Source: MPI, Q2 2016

# APPENDICES

## Appendix 4

### Project Value and Project Status for each Industry Sector – (April - June 2016)

	Proposed	Construction started	Completed	On hold	Total
Oil and Gas	209,125	2,368	0	1,650	213,143
Residential	17,187	33,538	473	3,158	54,356
Utilities	16,223	14,800	344	8,884	40,251
Mining	21,289	1,812	0	14,938	38,039
Manufacturing	36,075	50	29	300	36,454
Accommodation	5,412	3,869	0	2,466	11,747
Recreation	5,986	4,243	0	1,468	11,697
Roads & Highways	6,322	3,858	33	69	10,282
Other Infrastructure	3,300	4,746	0	790	8,836
Retail	1,108	2,512	0	0	3,620
Education	2,037	1,004	49	435	3,525
Health	259	2,337	0	0	2,596
Government & Other Institutional	81	1,647	0	0	1,728
Warehousing & Other Commercial	1,067	575	20	0	1,662
Office	632	605	0	80	1,317
	<b>326,103</b>	<b>77,964</b>	<b>948</b>	<b>34,238</b>	<b>439,253</b>

Source: MPI, Q2 2016

## Appendix 5

### Number of Regional Major Projects Excluding Completed Projects (by Project Category)

Development Region	Residential/ Commercial	Transportation & Warehousing	Mining, Oil & Gas Extraction	Utilities	Manufacturing	Public Services	Other Services	Total
Vancouver Island/Coast	85	12	6	19	1	9	6	138
Mainland/Southwest	303	37	6	41	2	42	10	441
Thompson-Okanagan	55	11	4	20	1	10	7	108
Kootenay	10		5	6	1	1	5	28
Cariboo	6	3	8	7	1		2	27
North Coast	2	15	31	10	5	1		64
Nechako	1	1	9	5				16
Northeast	2	13	24	20	2	1		62
<b>Total</b>	<b>464</b>	<b>92</b>	<b>93</b>	<b>128</b>	<b>13</b>	<b>64</b>	<b>30</b>	<b>884</b>

Source: MPI, Q2 2016

## B.C. GOVERNMENT CONTACT

### B.C. Government Contact

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Ministry of  
Jobs, Tourism  
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