



An artist's rendering of the future 264th Street Interchange. Rendering is conceptual and subject to change.

Image courtesy: BC Government

Construction has commenced on the first section of Highway 1 improvements, covering 13 km between the 264th Street Interchange and Mt. Lehman Road. These upgrades are part of a larger 21 km improvement plan between 264th Street and Highway 11 in Abbotsford, divided into two sections: 264th Street to Mt. Lehman Road and Mt. Lehman Road to Highway 11.

Cost: The first section project has \$2.35 billion and the second section \$2.65 billion in funding approved by the Provincial government.

BRITISH COLUMBIA MAJOR PROJECTS INVENTORY

THIRD QUARTER 2024



Ministry of
Post-Secondary Education
and Future Skills

British Columbia Major Projects Inventory

Third Quarter 2024

Major Projects Inventory as of September 30, 2024.

Publisher: Labour Market Development Division, Ministry of Post-Secondary Education and Future Skills.

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

Report prepared by Labour Market Development Division staff.

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About this Report

The objectives of this report are to analyze the updates to the Major Projects Inventory and to provide additional context on changes to construction activities. These snapshots of current construction activities are provided to help readers form expectations of the construction activities into the next quarter. This report was prepared with the most current data from the major projects inventory.

Detailed project listings are available in a searchable Excel database:

www.majorprojectsinventory.com

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1. Executive Summary – Q3 2024

The estimated capital cost of all 1001 major projects in the third quarter of 2024 decreased to \$361.66 billion (B) from \$392.26 B in the second quarter of 2024. Note: the total capital cost is the combined estimated value of projects identified as proposed, construction started, completed, and on hold excluding cancelled projects.

There were 35 new proposed projects over \$15 million (M) with available capital cost estimates equaling \$3.25 B if all the projects were to proceed. The potential capital investment for new projects decreased from \$5.61 B in the second quarter of 2024.

There were 33 projects that started construction during the third quarter of 2024 in B.C., representing an estimated capital cost of \$10.46 B, up from the \$1.57 B reported in the second quarter of 2024. Eleven projects completed construction in the third quarter of 2024, with an estimated capital cost of \$604 M compared to \$35.48 B in the previous quarter.

There were 360 projects with public funding contributions with a total capital cost of \$111.5 B. Funding for these projects is allocated through municipal, provincial and/or federal governments, crown corporations, public institutions and may include private partnerships. Of these, 194 projects worth a total of \$57.62 B had provincial government funding contributions.

There were 56 projects with a total estimated cost of \$115.56 B involving Indigenous communities in capacities such as project owners, project partners or benefit agreements.

Major projects currently under construction in B.C. equaled \$158.16 B, an increase from \$147.78 B in the second quarter of 2024. Proposed projects equaled \$172.57 B, down from \$178.71 B in the previous quarter. Several major project proposals listed were in very preliminary stages and were not approved for construction, therefore capital cost estimates should be viewed with caution. Projects with a total value of \$30.32 B were judged to be 'on hold' in the third quarter of 2024, a slight increase from the previous quarter.

All capital costs in this report were estimated and therefore subject to change. Some capital costs were not included because they were not available at press time, or the developer or owner requested that no capital cost be shown.

Figure 1.1 B.C. MPI Highlights



Note: Costs may not align with the previous quarter due to potential revisions in cost estimates for certain projects.

2. Major Projects Highlights – Q3 2024

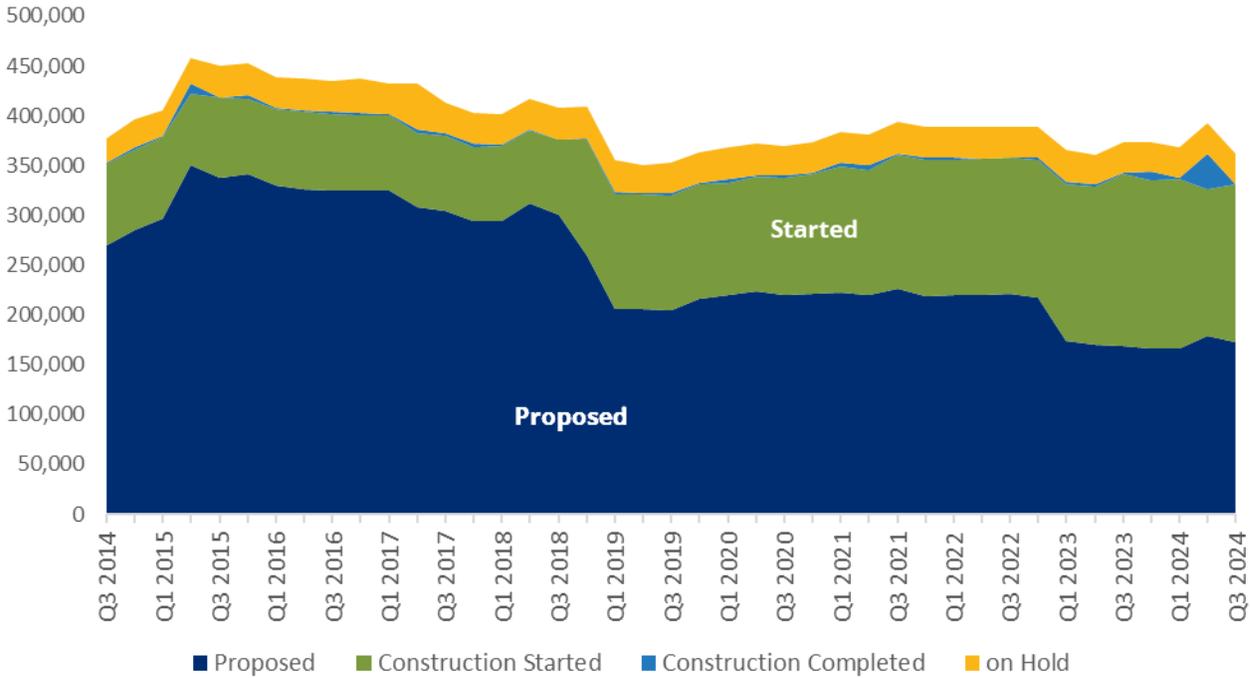
- The total estimated capital cost of major projects in B.C was \$361.66 in the third quarter of 2024, down 7.8% from the second quarter of 2024, and down 3.0% compared to a year earlier.
- The capital cost of all major projects currently under construction in B.C. was estimated at \$158.16 B, up 7.0% from the \$147.78 B reported in the second quarter of 2024.
- The value of completed projects fell to \$604 M in Q3 2024, a 98.3% decrease from the previous quarter. This sharp decline was primarily due to the completion and removal of the \$34 B Trans Mountain Pipeline Expansion Project from the MPI list.

Table 2.1 Summary of Major Projects by Project Status and Stage

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total Value (Q3 2024)	Number of Projects	Average Years in Inventory
Proposed	178,713	172,570	-3.4%	2.4%	47.7%	513	7.2
<i>Consultation/Approvals</i>	68,903	68,305	-0.9%	3.3%		201	8.3
<i>Permitting</i>	6,690	6,805	1.7%	18.1%		29	6.1
<i>Preliminary/Feasibility</i>	50,305	47,428	-5.7%	16.3%		118	5.9
<i>Tender/Preconstruction</i>	30,771	23,278	-24.4%	1.7%		82	3.2
<i>Stage unknown</i>	22,044	26,754	21.4%	-18.9%		83	10.5
Construction started	147,780	158,161	7.0%	-8.6%	43.7%	417	6.3
Completed	35,482	604	-98.3%	-46.3%	0.2%	11	4.5
On hold	30,288	30,321	0.1%	0.5%	8.4%	60	14.8
Total	392,263	361,656	-7.8%	-3.0%	100.0%	1,001	7.3

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 first recorded in the MPI and the current period.

Figure 2.1 Estimated Cost Trends in BC Major Projects (\$M)



2.1 Industry Summary

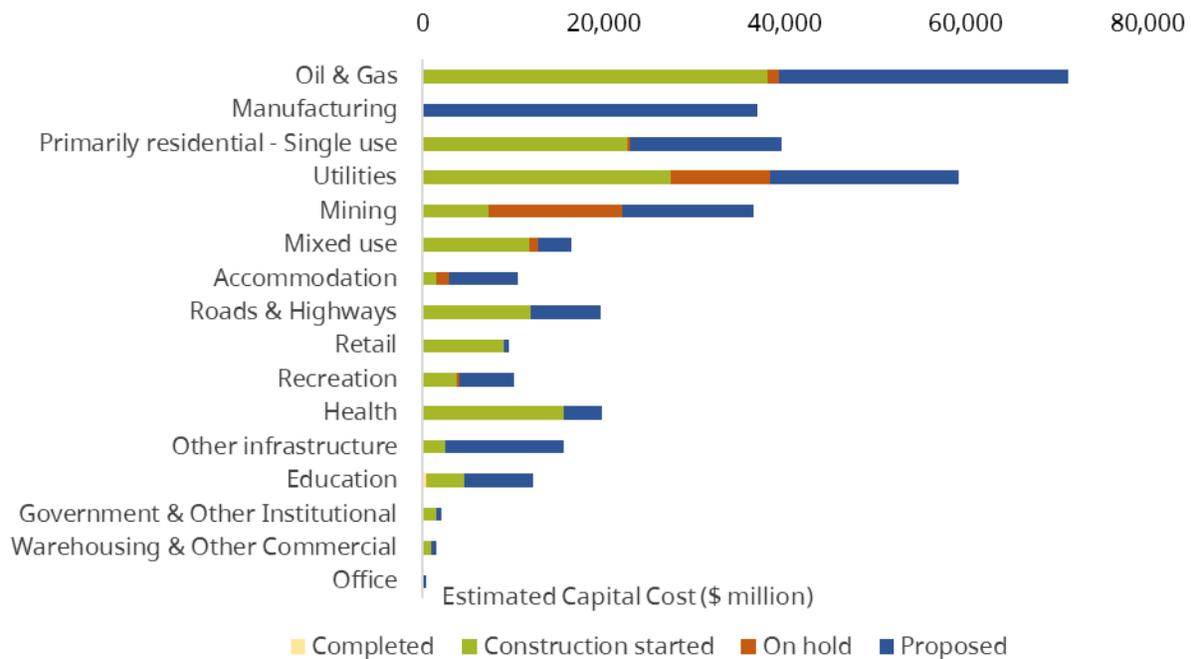
- In the third quarter of 2024, Oil and Gas projects (including LNG and pipelines) represented 19.7% of the total estimated capital costs in the MPI.
- Residential and Commercial development projects comprised 525 of 1001 projects listed in the third quarter of 2024, representing a total estimated capital cost of \$78.19 B.
- Residential projects were concentrated in the Mainland/Southwest region (75.3%), Vancouver Island/Coast (16.3%), and Thompson-Okanagan (7.6%).
- Utility projects remain a key driver for the province, accounting for \$58.79 B (15.0%) of the total project costs. Of this, \$26.93 B represents projects currently underway.
- There were 49 mining projects listed in the MPI with a total estimated value of \$36.52 B.

Table 2.2 Summary of Major Projects by Project Category

Project Category	Q2 2024 (\$M)	Q3 2024 (\$M)	Percentage of Total	Change from previous quarter	Change from previous year	Number of Projects	Average Years in Inventory
Mining, Oil & Gas Extraction	91,498	91,498	25.3%	0.0%	-0.6%	62	14
Residential/Commercial	77,802	78,189	21.6%	0.5%	0.6%	525	7
Transportation & Warehousing	86,372	52,191	14.4%	-39.6%	-34.5%	75	6
Manufacturing	36,329	36,329	10.0%	0.0%	0.0%	10	10
Utilities	58,429	58,778	16.3%	0.6%	15.0%	119	9
Public Services	32,003	34,496	9.5%	7.8%	30.3%	182	3
Other Services	9,830	10,175	2.8%	3.5%	5.6%	28	13
Grand Total	392,263	361,656	100.0%	-7.8%	-3.0%	1,001	7

Notes: 1) Liquefied Natural Gas (LNG) projects are classified under mining, oil and gas extraction. This is different from the North American Industry Classification System in which LNG liquefaction is classified as being in the transportation industry. 2) Oil and LNG pipelines are classified under 'Transportation & Warehousing.'

Figure 2.2 Status of Major Projects by Construction Subtype (\$M)



Note: Oil & Gas projects include LNG and pipelines

2.2 Regional Summary

- In the second quarter of 2024, the total capital cost of major projects increased in the Mainland/Southwest and Vancouver Island/Coast regions. In contrast, it declined in the Thompson-Okanagan, Cariboo, Kootenay, and Northeast regions, while remaining unchanged in the North Coast and Nechako regions.
- By value, major projects were concentrated in the the North Coast (such as LNG Canada Facility valued at \$36.0 B) and Mainland/Southwest (such as Iona Island Wastewater Treatment Plant Upgrades proposed at \$10.4 B) regions.

Table 2.3 Estimated Costs of Major Projects, by Region and Project Status (\$ M)

Development Region	Proposed	Construction started	Completed	On Hold	Total	Total change from previous quarter	Total change from previous year
Vancouver Island/Coast	11,542	14,837	92	5,506	31,977	1.5%	9.2%
Mainland/Southwest	71,466	64,367	475	455	136,763	2.7%	20.6%
Thompson-Okanagan	4,701	10,687	37	2,384	17,809	-3.2%	0.7%
Kootenay	1,167	2,432	0	1,420	5,019	-0.4%	-2.4%
Cariboo	5,659	1,018	0	1,100	7,777	-81.4%	-80.7%
North Coast	64,071	43,868	0	12,251	120,190	0.0%	1.3%
Nechako	3,086	1,574	0	2,195	6,855	0.0%	-0.8%
Northeast	10,878	19,378	0	5,010	35,266	-0.3%	-15.3%
British Columbia	172,570	158,161	604	30,321	361,656	-7.8%	-3.0%

Table 2.4 Major Projects by Construction Sub-type and Region (\$M)

Construction Type & Subtype	Vancouver Island/Coast	Mainland/Southwest	Thompson-Okanagan	Kootenay	Cariboo	North Coast	Nechako	Northeast	Total
Residential Subtotal	12,527	33,484	8,201	80		23	100	20	54,435
Primarily residential - single use	7,888	24,746	6,751	80		23	100	20	39,608
Residential mixed use	4,639	8,738	1,450						14,827
Commercial Subtotal	3,200	23,743	2,397	2,732	1,322	30		540	33,964
Commercial mixed use		1,690							1,690
Accommodation	2,056	4,680	617	2,282	940				10,575
Recreation	554	7,506	1,665	450					10,175
Retail	480	8,460	115					500	9,555
Office	70	412							482
Warehousing		35							35
Other commercial	40	960			382	30		40	1,452
Industrial Subtotal		6,229	1,039	1,286	3,801	113,341	6,231	12,750	144,677
Mining		160	1,039	1,286	3,716	20,591	6,231	3,500	36,523
Oil & Gas		5,185			70	60,720		5,250	71,225
Manufacturing - wood products						30			30
Manufacturing - petrochemical		600				32,000		4,000	36,600
Other manufacturing		284			15				299
Institutional & Government Subtotal	6,564	22,710	1,988	266	1,027	794	158	607	34,114
Education	2,499	8,390	1,003	73	61	161		17	12,204
Health	2,517	13,744	985	193	966	633	158	590	19,786
Government buildings	1,548	576							2,124
Infrastructure Subtotal	9,686	50,597	4,184	655	1,627	6,002	366	21,349	94,466
Utilities	7,245	21,339	2,425	630	943	4,908	321	21,349	59,160
Roads & highways	297	17,105	1,337	25	684	140	45		19,633
Other transportation	2,144	11,153	422	0	0	954	0		14,673
Other infrastructure	0	1,000	0			0			1,000
Grand Total	31,977	136,763	17,809	5,019	7,777	120,190	6,855	35,266	361,656

3. Regional Overviews

3.1 Vancouver Island/Coast

- In Q3 2024, the Vancouver Island/Coast region had a total of 145 major projects with a combined value of \$31.98 B. This is a 1.5% increase over the second quarter of 2024 and a 9.2% increase from the previous year.
- There were two newly proposed projects, namely the Camosun Student Housing (\$155 M) in Victoria and the Affordable Housing project (\$40 M) in Duncan.
- Three projects started construction this quarter in the Vancouver Island/Coast region, including the Ladore Spillway Seismic Upgrade Project (\$373 M) in Campbell River planned for completion in mid-2028. See more in Appendix 2.
- There were three projects that completed construction this quarter. See the full list in Appendix 3.

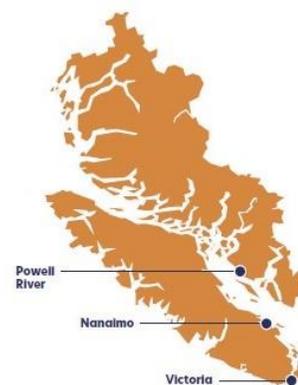


Table 3.1-1 Summary of Vancouver Island/Coast Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total Value (Q3 2024)	Number of Projects	Average Years in Inventory
Proposed	11,431	11,542	1.0%	6.6%	36.1%	68	8.3
<i>Consultation/Approvals</i>	6,059	6,186	2.1%	17.4%		31	8.7
<i>Permitting</i>	540	580	7.4%	-4.4%		5	6.9
<i>Preliminary/Feasibility</i>	2,953	2,917	-1.2%	6.1%		10	7.3
<i>Tender/Preconstruction</i>	525	505	-3.8%	-31.9%		8	2.9
<i>Stage unknown</i>	1,354	1,354	0.0%	-7.5%		14	11.8
Construction started	14,486	14,837	2.4%	13.6%	46.4%	60	7.0
Completed	127	92	-27.6%	119.0%	0.3%	3	4.3
On hold	5,473	5,506	0.6%	3.1%	17.2%	14	13.4
Total	31,517	31,977	1.5%	9.2%	100.0%	145	8.2

Note: 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 current period.

Figure 3.1-1 Estimated Cost Trends in BC Major Projects (\$M), Vancouver Island/Coast

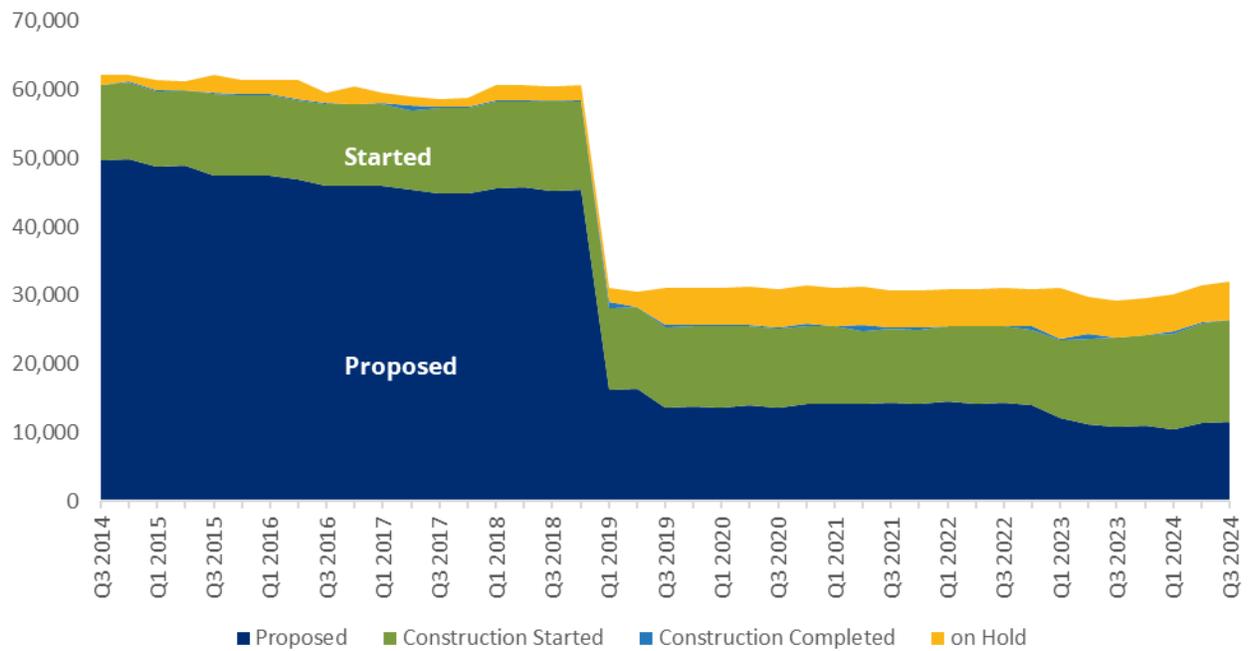
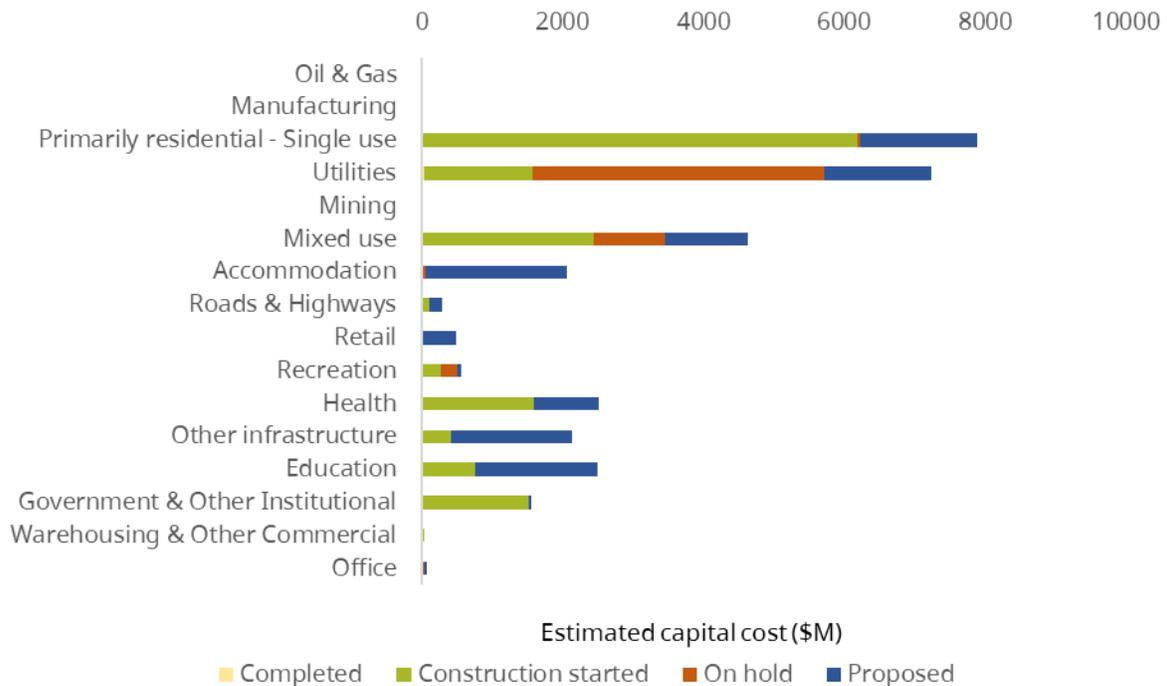


Figure 3.1-2 Status of Major Projects, by Construction Subtype, Vancouver Island/Coast



Note: Oil and Gas Extraction includes LNG and pipelines

3.2 Mainland/Southwest

- In Q3 2024, the Mainland/Southwest region had a total of 586 major projects with a combined value of \$136.76 B; a 2.7% increase from the second quarter of 2024 and a 20.6% increase from the previous year.
- This quarter, 30 newly proposed projects were added to the MPI, including high-value projects such as the UBC Student Housing Complex (\$560 M) in Vancouver, the Squamish Long-term Care Home (\$286 M) in Squamish, and the Long-term Care Home Replacement (\$211 M) in Abbotsford. See the full list in Appendix 1.
- Twenty-three major projects began construction this quarter, including Highway 1 corridor improvements from 264th Street in Langley to Mt. Lehman Road in Abbotsford. This \$2.34 billion project includes the replacement of the 264th Street Interchange and the Bradner Road Overpass. See projects underway in Appendix 2.
- Seven projects completed construction this quarter. See more in Appendix 3.



Table 3.2-1 Summary of Mainland/Southwest Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total (Value)	Number of Projects	Average Years in Inventory
Proposed	72,062	71,466	-0.8%	16.4%	52.3%	312	5.6
<i>Consultation/Approvals</i>	20,955	20,587	-1.8%	3.8%		119	6.8
<i>Permitting</i>	3,871	3,946	1.9%	21.9%		19	5.3
<i>Preliminary/Feasibility</i>	21,076	20,768	-1.5%	-0.2%		74	4.7
<i>Tender/Preconstruction</i>	18,163	21,974	21.0%	123.7%		61	2.9
<i>Stage unknown</i>	7,997	4,191	-47.6%	-45.7%		39	8.1
Construction started	60,019	64,367	7.2%	27.4%	47.1%	252	5.2
Completed	591	475	-19.6%	-51.4%	0.3%	7	4.7
On hold	455	455	0.0%	0.0%	0.3%	15	10.2
Total	133,127	136,763	2.7%	20.6%	100.0%	586	5.5

Note: 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 current period

Figure 3.2-1 Estimated Cost Trends in BC Major Projects (\$M), Mainland/Southwest

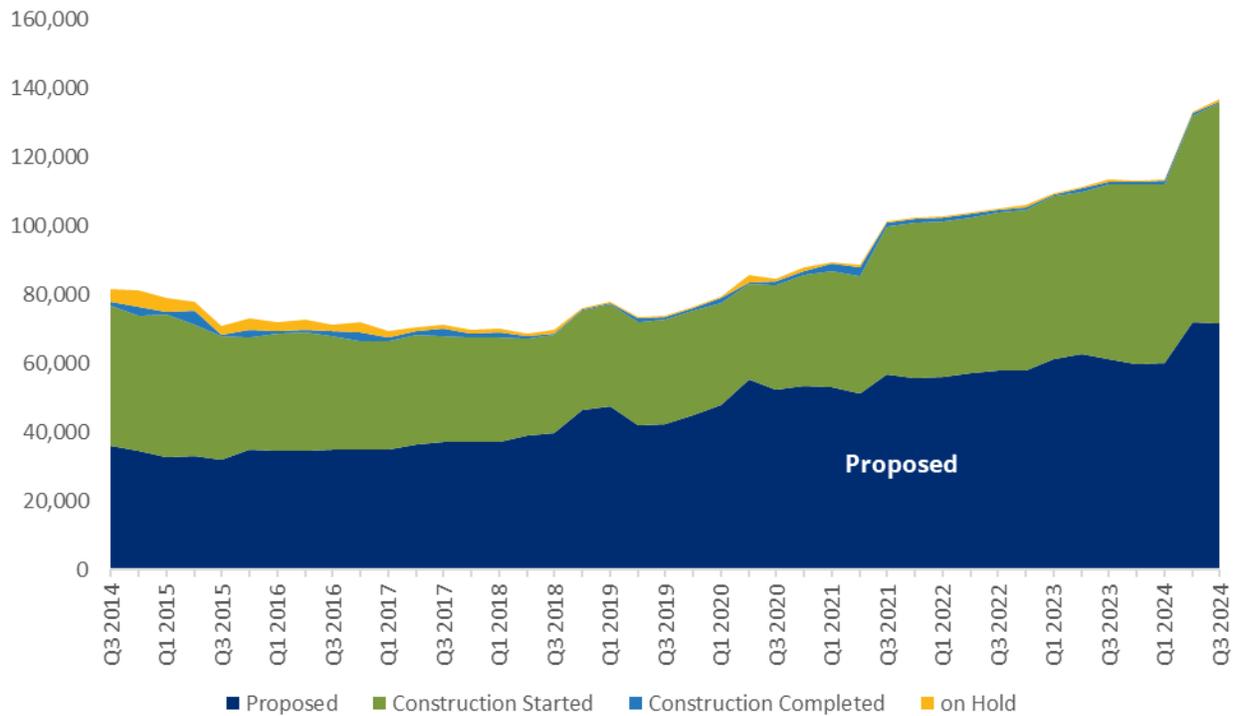
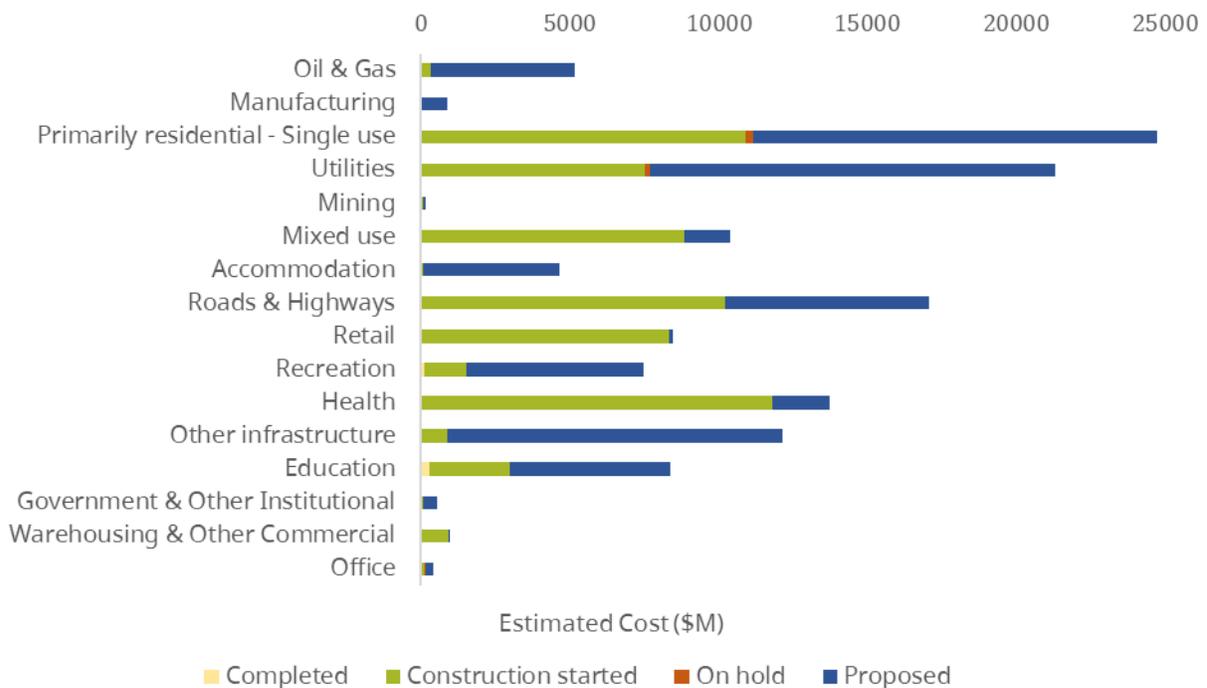


Figure 3.2-2 Status of Major Projects, by Construction Subtype, Mainland/Southwest



Note: Oil and Gas Extraction includes LNG and pipelines

3.3 Thompson - Okanagan

- In Q3 2024, the Thompson-Okanagan region had a total of 103 major projects with a combined value of \$17.81 B, a decrease of 3.2% from the previous quarter and an increase of 0.7% from the previous year.



- There were no newly proposed projects this quarter in the region.

- Four projects began construction this quarter, including the RW Bruhn Bridge Replacement (\$260 M) in Sicamous, which is scheduled for completion in fall 2027. See the full list in Appendix 2.

- Parkcrest Elementary School in Kamloops, with a construction cost of \$37 M, was completed this quarter.

Table 3.3-1 Summary of Thompson-Okanagan Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total (Value)	Number of Projects	Average Years in Inventory
Proposed	5,034	4,701	-6.6%	6.2%	26.4%	39	8.5
<i>Consultation/Approvals</i>	2,916	2,669	-8.5%	-5.3%		12	13.3
<i>Permitting</i>	509	509	0.0%	239.3%		2	10.1
<i>Preliminary/Feasibility</i>	584	551	-5.7%	-45.5%		13	4.9
<i>Tender/Preconstruction</i>	459	373	-18.7%	77.6%		5	2.1
<i>Stage Unknown</i>	566	599	5.8%	150.6%		7	10.8
Construction started	10,370	10,687	3.1%	-1.7%	60.0%	56	9.5
Completed	601	37	-93.8%		0.2%	1	3.8
On hold	2,384	2,384	0.0%	0.0%	13.4%	7	18.1
Total	18,389	17,809	-3.2%	0.7%	100.0%	103	9.6

Note: 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 current period.

Figure 3.3-1 Estimated Cost Trends in BC Major Projects (\$M), Thompson-Okanagan

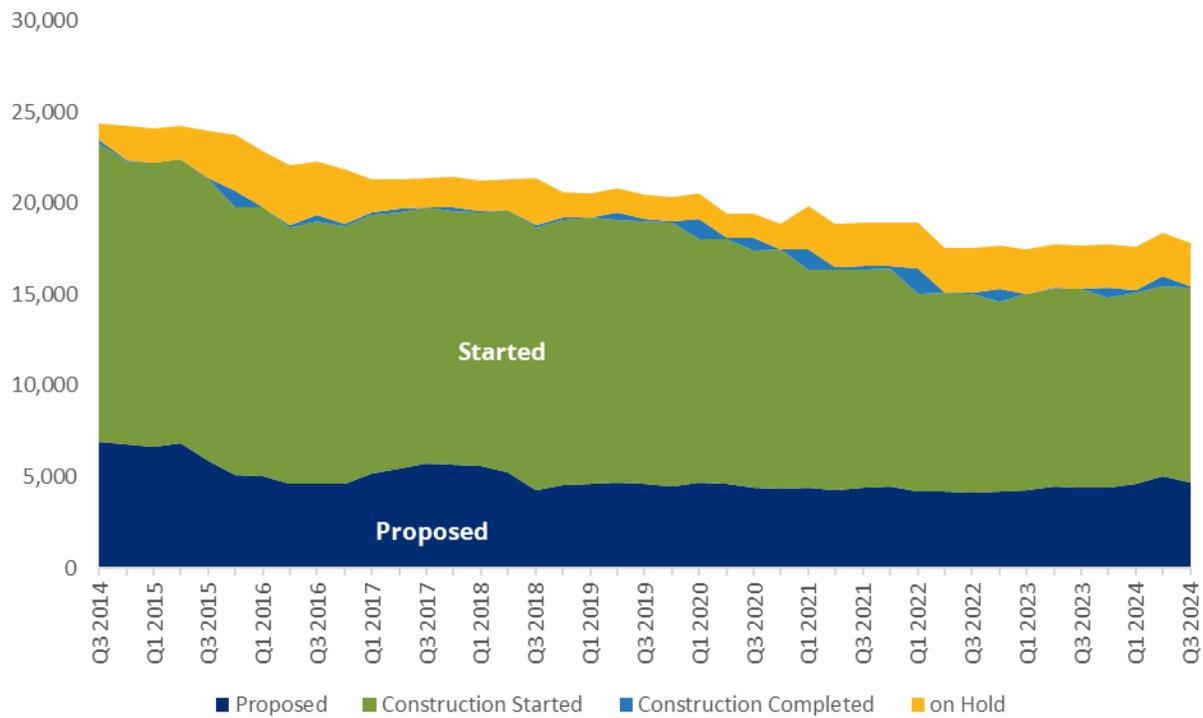
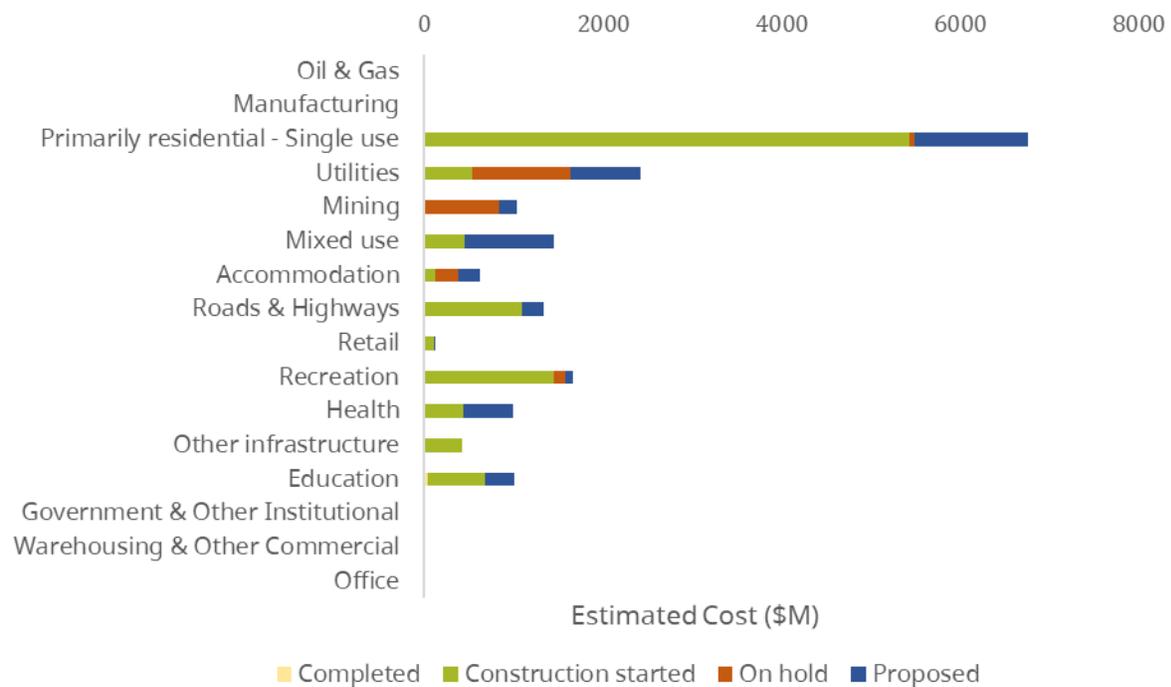


Figure 3.3-2 Status of Major Projects, by Construction Subtype, Thompson-Okanagan



Note: Oil and Gas Extraction includes LNG and pipelines

3.4 Kootenay

- In Q3 2024, the Kootenay region had a total of 31 major projects with a combined value of \$5.02 B, a decrease of 0.4% from the previous quarter and a 2.4% decrease compared to the previous year.
- The Kootenay Boundary Regional Hospital MRI Suite in Trail, valued at \$36 M, was newly proposed in this quarter.

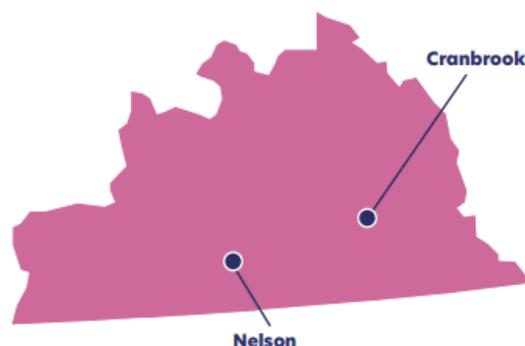


Table 3.4-1 Summary of Kootenay Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total (Value)	Number of Projects	Average Years in Inventory
Proposed	1,131	1,167	3.2%	6.4%	23.3%	12	7.2
<i>Consultation/Approvals</i>	907	943	4.0%	4.0%		5	6.6
<i>Permitting</i>							
<i>Preliminary/Feasibility</i>						3	7.2
<i>Tender/Preconstruction</i>						1	1.6
<i>Stage unknown</i>	224	224	0.0%	17.9%		3	10.1
Construction started	2,431	2,432	0.0%	-7.4%	48.5%	16	13.4
Completed	58						
On hold	1,420	1,420	0.0%	0.0%	28.3%	3	18.3
Total	5,040	5,019	-0.4%	-2.4%	100.0%	31	11.5

Note: 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 current period.

Figure 3.4-1 Estimated Cost Trends in BC Major Projects (\$M), Kootenay

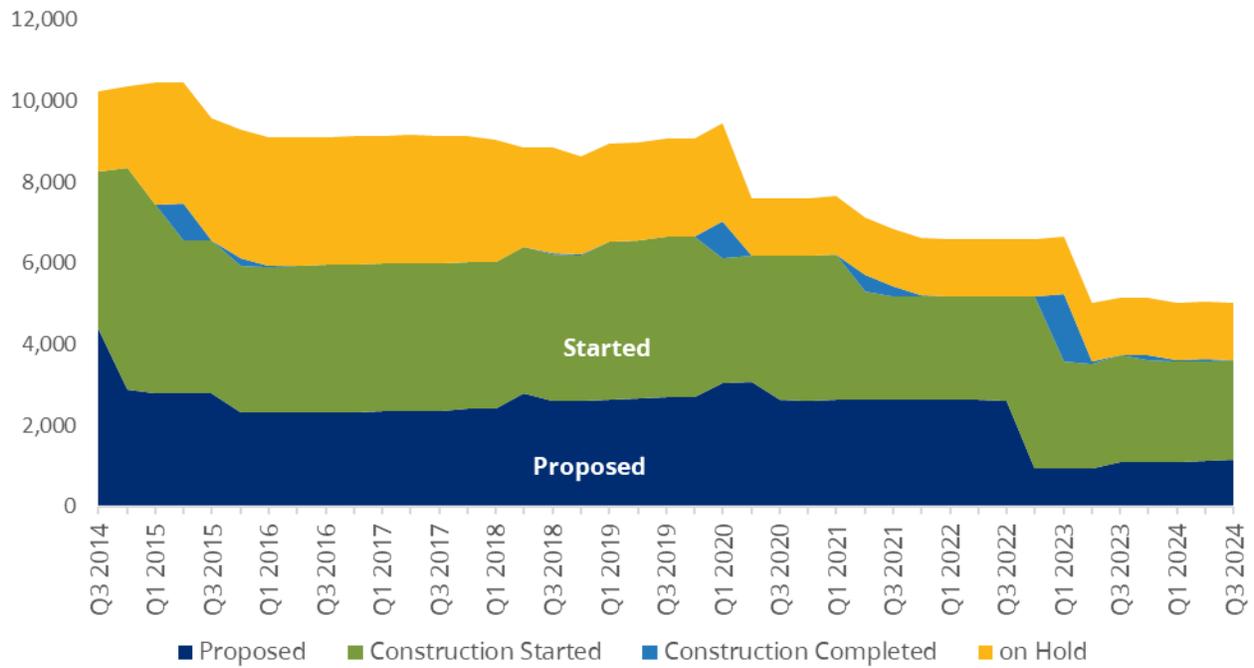
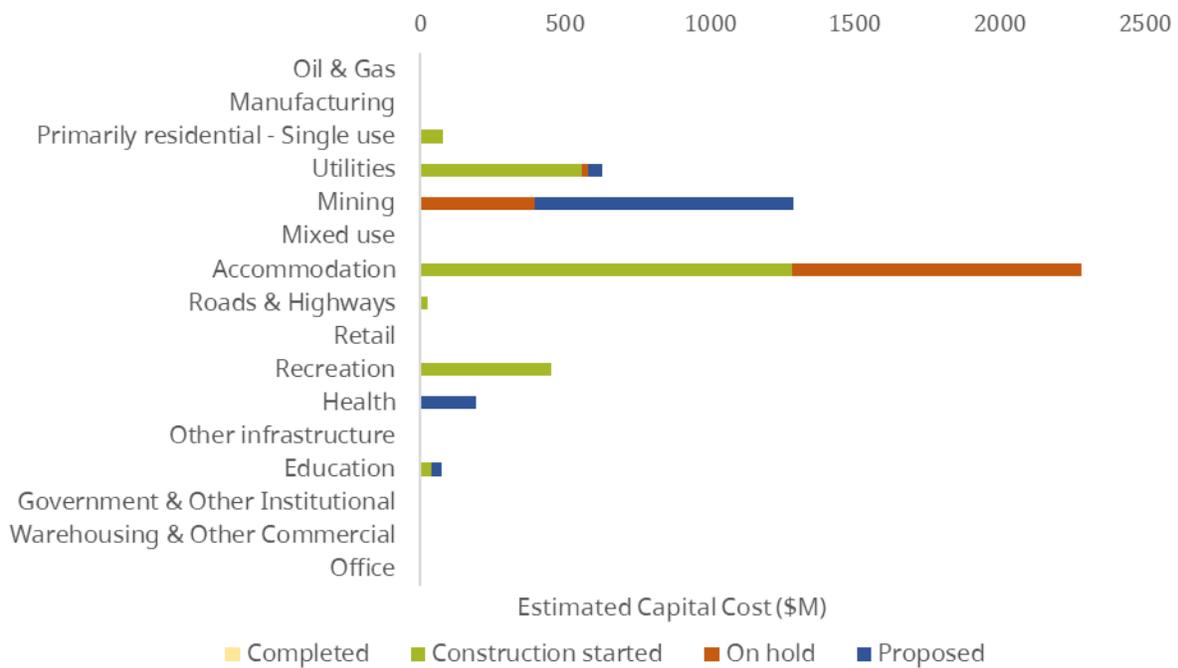


Figure 3.4-2 Status of Major Projects, by Construction Subtype, Kootenay



Note: Oil and Gas Extraction includes LNG and pipelines

3.5 Cariboo

- In Q3 2024, the Cariboo region had a total of 31 major projects with a combined value of \$7.78 B, 81.4% lower than the previous quarter and 80.7% lower than Q3 2023.
- The significant decline in capital costs is attributed to the completion and removal of the \$34 B Trans Mountain Pipeline Expansion Project.
- There was one newly proposed project and one project that started construction in the Cariboo region this quarter.

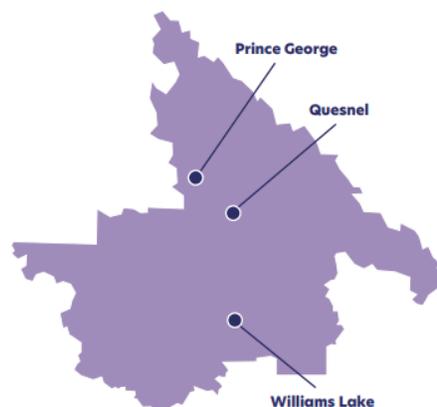


Table 3.5-1 Summary of Cariboo Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total (Value)	Number of Projects	Average Years in Inventory
Proposed	5,720	5,659	-1.1%	-27.1%	72.8%	22	10.6
<i>Consultation/Approvals</i>	2,837	2,691	-5.1%	-7.1%		7	12.0
<i>Permitting</i>							
<i>Preliminary/Feasibility</i>	1,892	1,892	0.0%	-22.1%		9	7.2
<i>Tender/Preconstruction</i>	121	206	70.2%	243.3%		2	14.2
<i>Stage unknown</i>	870	870	0.0%	-63.3%		4	14.3
Construction started	957	1,018	6.4%	-96.8%	13.1%	7	1.9
Completed	34,000						
On hold	1,100	1,100	0.0%	0.0%	14.1%	2	25.7
Total	41,777	7,777	-81.4%	-80.7%	100.0%	31	9.7

Note: 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 current period.

Figure 3.5-1 Estimated Cost Trends in BC Major Projects (\$M), Cariboo

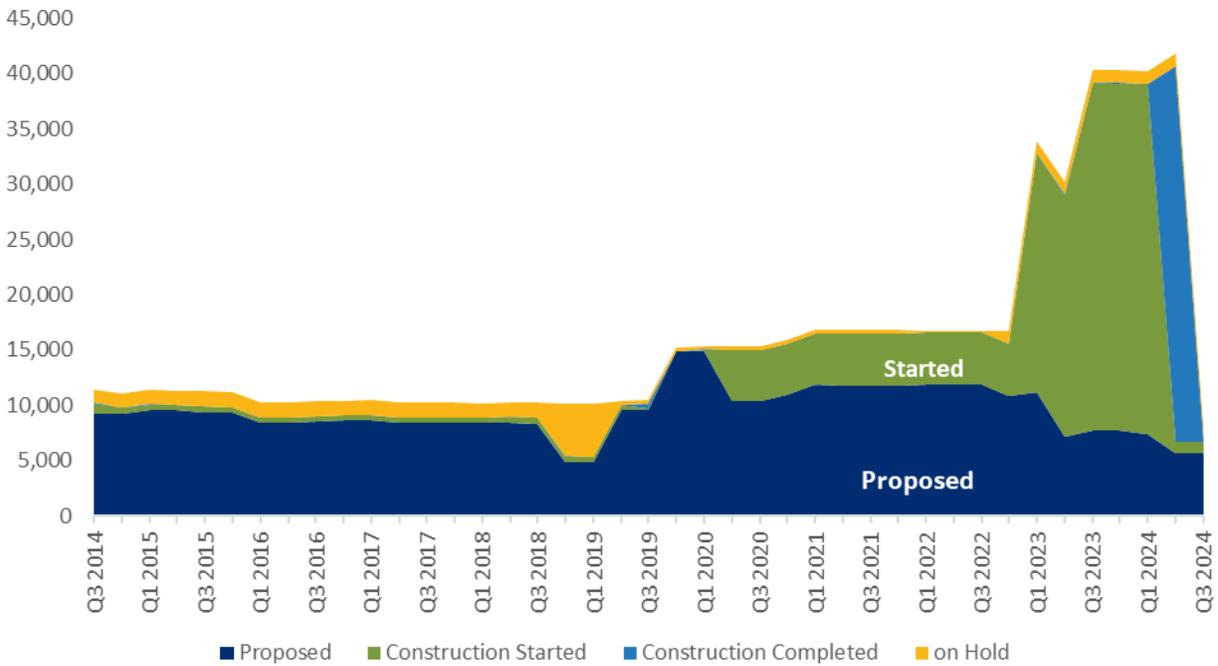
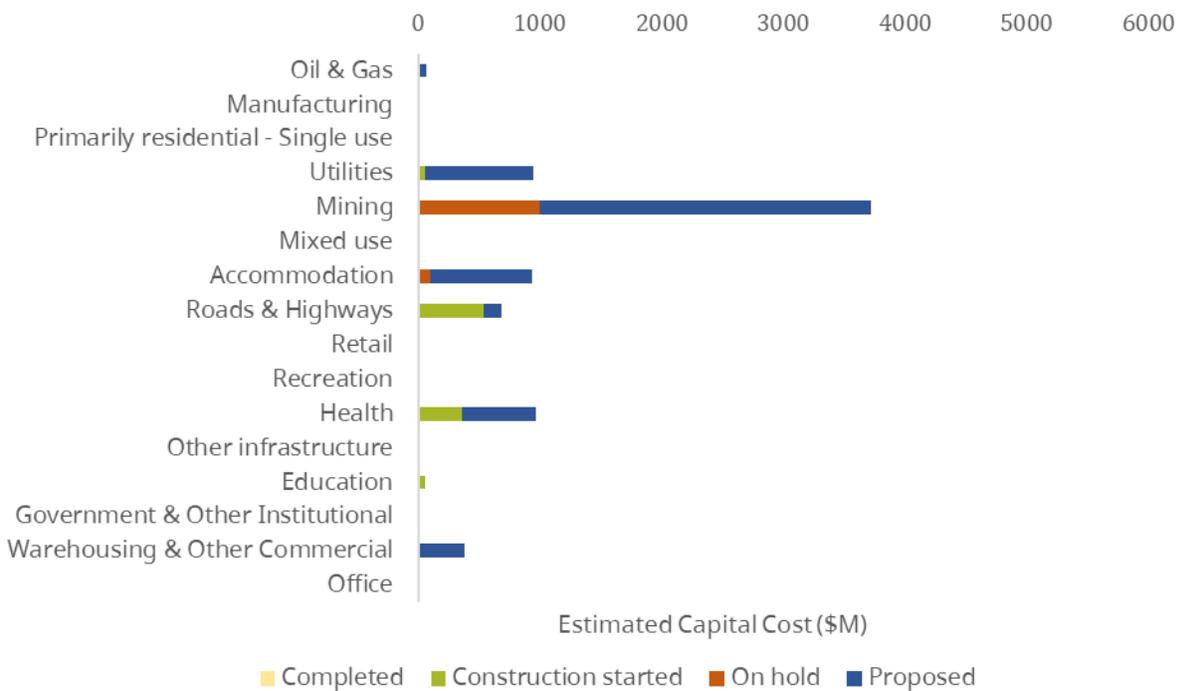


Figure 3.5-2 Status of Major Projects, by Construction Subtype, Cariboo



Note: Oil and Gas Extraction includes LNG and pipelines

3.6 North Coast and Nechako

- In Q3 2024, the North Coast region had a total of 54 major projects with a combined value of \$120.19 B, unchanged from the previous quarter and an increase of 1.3% from the previous year.
- The \$5.3B Kerr-Sulphurets-Mitchell (KSM) Gold/Copper open pit mine project in Stewart began construction this quarter.
- In Q3 2024, the Nechako region had a total of 19 major projects with a combined value of \$6.86 B, unchanged from the previous quarter and a 0.8% decrease from previous year.

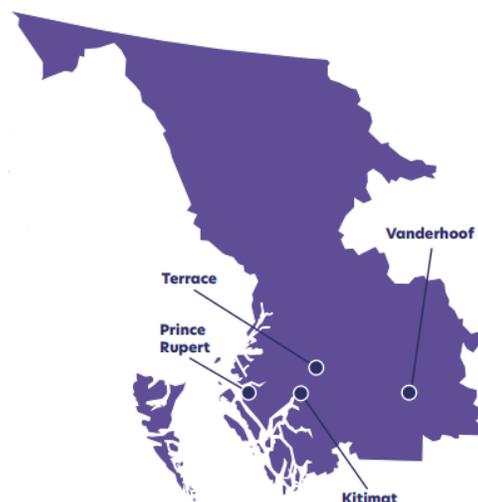


Table 3.6-1 Summary of North Coast Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total (Value)	Number of Projects	Average Years in Inventory
Proposed	69,371	64,071	-7.6%	-6.4%	53.3%	30	11.2
<i>Consultation/Approvals</i>	30,628	30,628	0.0%	2.9%		14	10.9
<i>Permitting</i>	250	250	0.0%	0.0%		1	6.3
<i>Preliminary/Feasibility</i>	20,375	20,375	0.0%	96.4%		5	12.6
<i>Tender/Preconstruction</i>	11,463	163	-98.6%	-98.6%		3	2.3
<i>Stage unknown</i>	6,655	12,655	90.2%	-24.0%		7	15.2
Construction started	38,568	43,868	13.7%	15.7%	36.5%	15	4.2
Completed							
On hold	12,251	12,251	0.0%	0.0%	10.2%	9	16.1
Total	120,190	120,190	0.0%	1.3%	100.0%	54	10.1

Note: 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 current period.

Figure 3.6-1 Estimated Cost Trends in BC Major Projects (\$M), North Coast

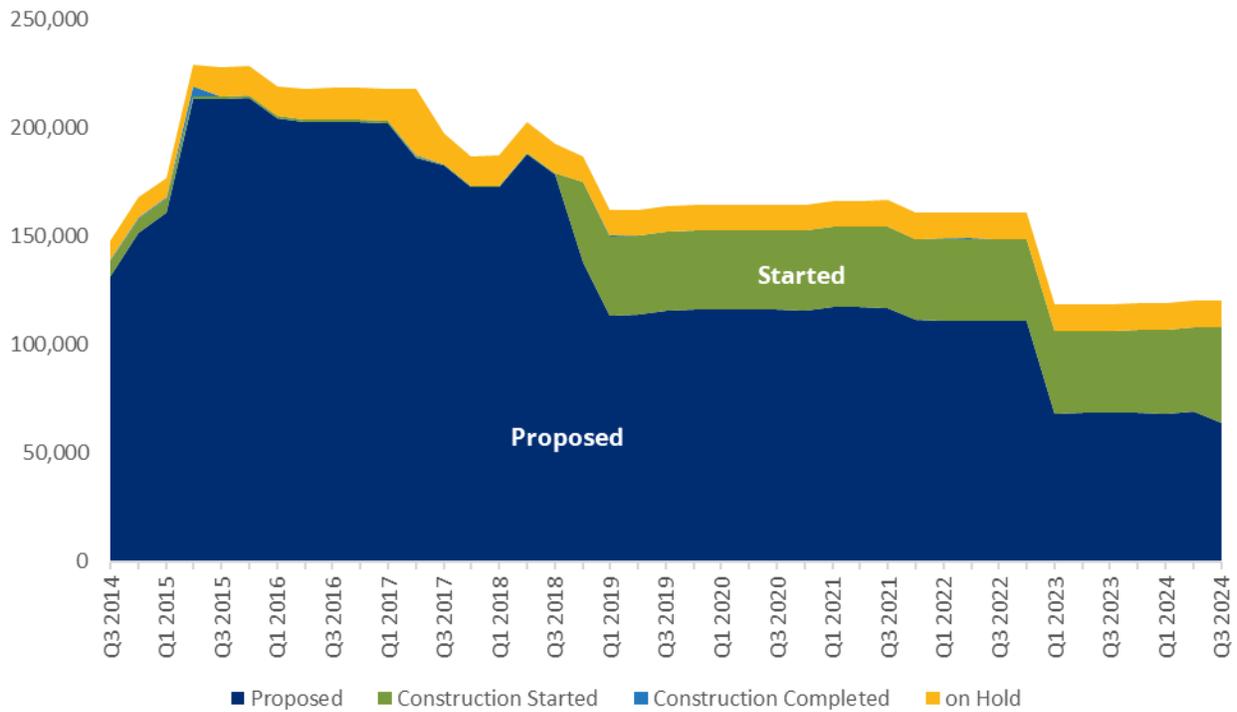
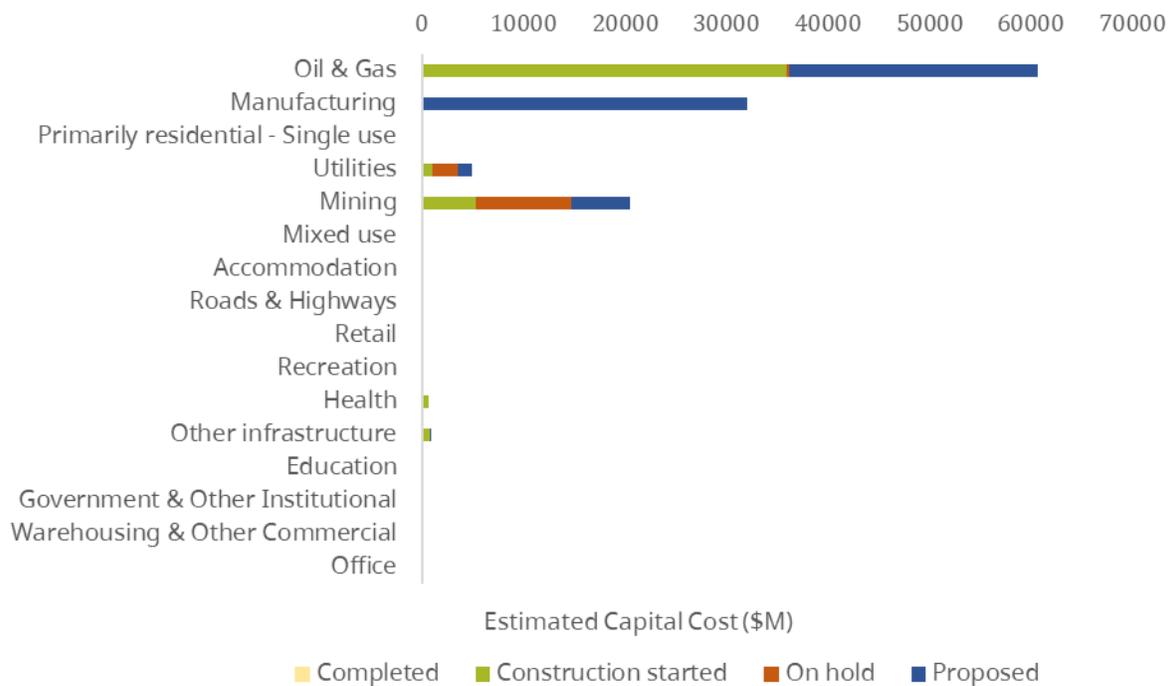


Figure 3.6-2 Status of Major Projects, by Construction Subtype, North Coast



Note: Oil and Gas Extraction includes LNG and pipelines

Table 3.6-2 Summary of Nechako Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total (Value)	Number of Projects	Average Years in Inventory
Proposed	3,086	3,086	0.0%	0.0%	45.0%	12	14.0
<i>Consultation/Approvals</i>	861	861	0.0%	0.0%		6	13.6
<i>Permitting</i>							
<i>Preliminary/Feasibility</i>	925	925	0.0%	0.0%		4	14.1
<i>Tender/Preconstruction</i>							
<i>Stage unknown</i>	1,300	1,300	0.0%	0.0%		2	15.1
Construction started	1,574	1,574	0.0%	0.0%	23.0%	3	10.4
Completed							
On hold	2,195	2,195	0.0%	0.0%	32.0%	4	20.2
Total	6,855	6,855	0.0%	-0.8%	100.0%	19	14.7

Note: 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 current period

Figure 3.6-3 Estimated Cost Trends in BC Major Projects (\$M), Nechako

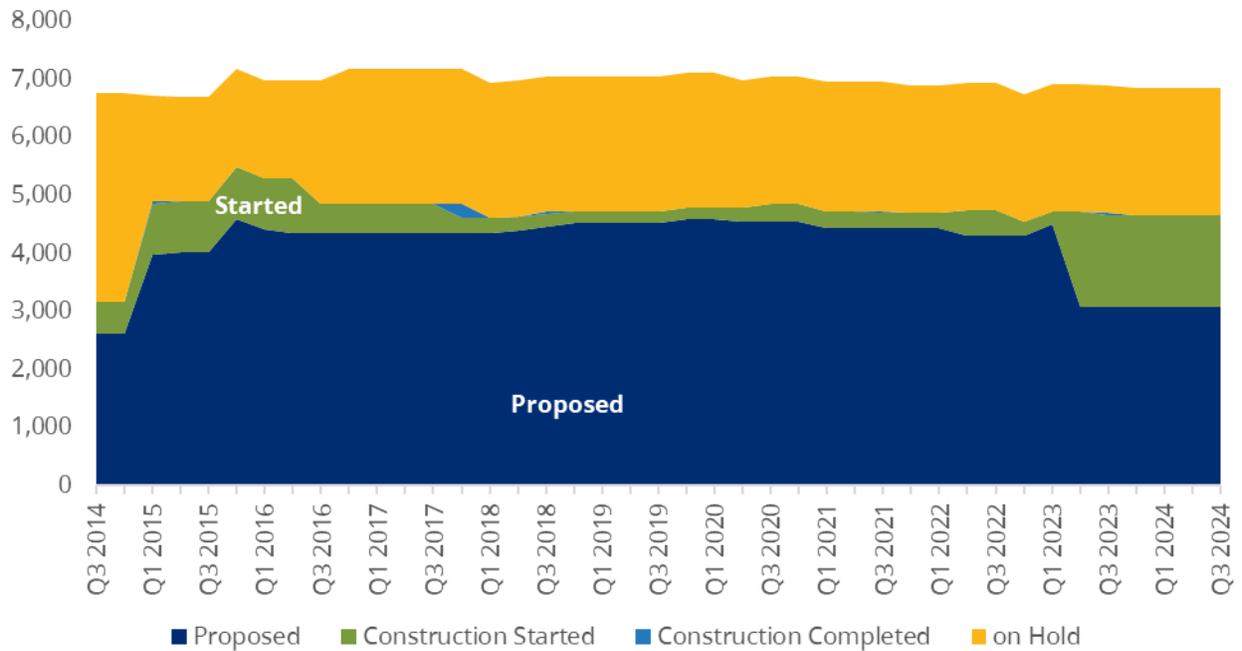
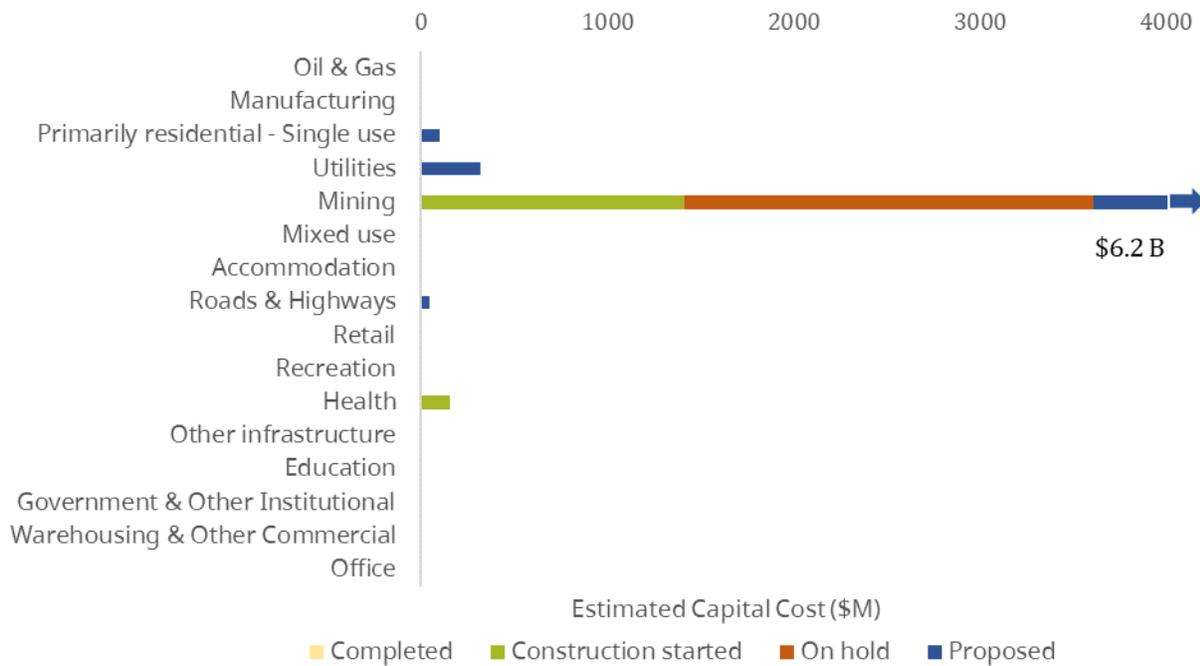


Figure 3.6-4 Status of Major Projects, by Construction Subtype, Nechako



Note: Oil and Gas Extraction includes LNG and pipelines

3.7 Northeast

- In Q3 2024, the Northeast region had a total of 32 major projects with a combined value of \$35.27 B, 0.3% lower than the previous quarter and 15.0% lower than a year before.
- New activity in the quarter included the start of construction on the replacement of Fisher Creek Bridge on Highway 97, west of Chetwynd.

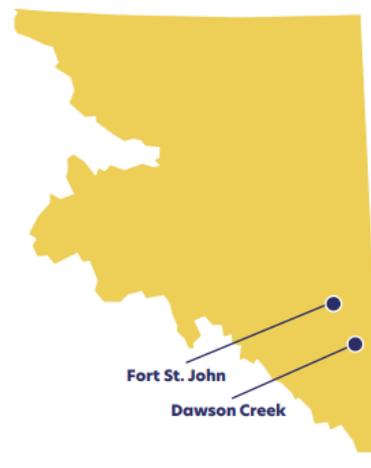


Table 3.7-1 Summary of Northeast Major Projects (by Project Status and Stage)

Status	Q2 2024 (\$M)	Q3 2024 (\$M)	Change from previous quarter	Change from previous year	Percentage of Total (Value)	Number of Projects	Average Years in Inventory
Proposed	10,878	10,878	0.0%	-5.1%	30.8%	18	11.4
<i>Consultation/Approvals</i>	3,740	3,740	0.0%	0.0%		7	12.3
<i>Permitting</i>	1,520	1,520	0.0%	0.0%		2	7.3
<i>Preliminary/Feasibility</i>	2,500						
<i>Tender/Preconstruction</i>	40	57	42.5%	-91.0%		2	6.2
<i>Stage unknown</i>	3,078	5,561	80.7%	80.7%		7	13.1
Construction started	19,375	19,378	0.0%	-22.8%	54.9%	8	8.8
Completed	105						
On hold	5,010	5,010	0.0%	0.0%	14.2%	6	14.2
Total	35,368	35,266	-0.3%	-15.3%	100.0%	32	11.3

Note: 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 current period

Figure 3.7-1 Estimated Cost Trends in BC Major Projects (\$M), Northeast

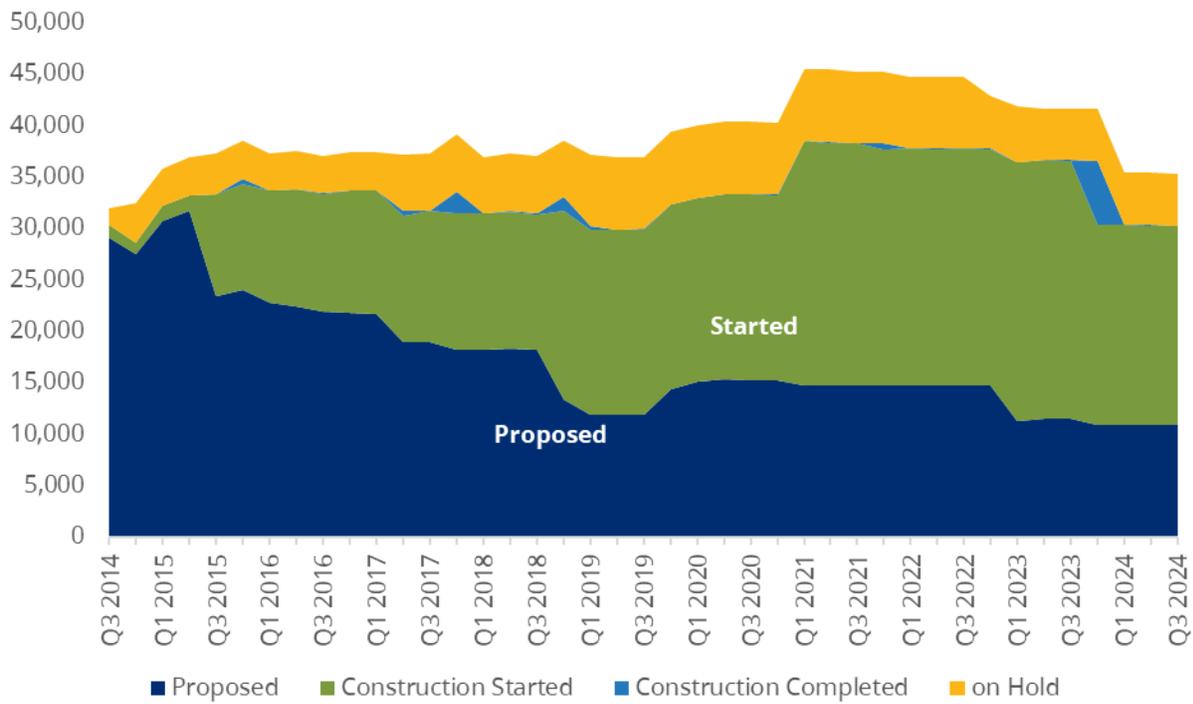
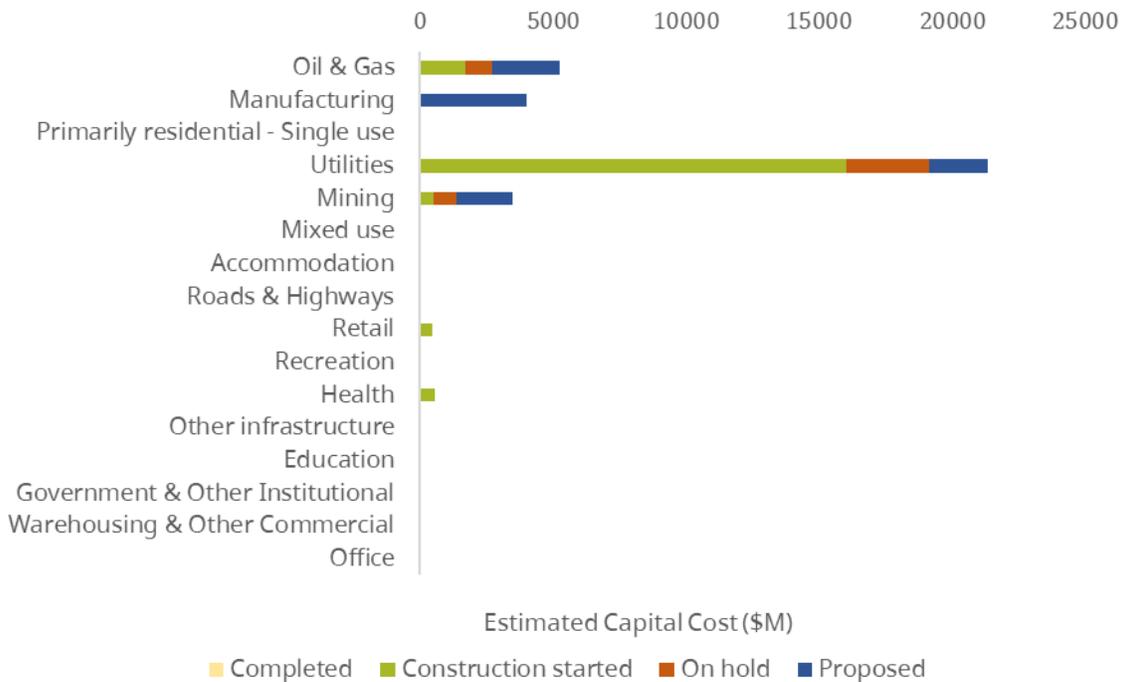


Figure 3.7-2 Status of Major Projects, by Construction Subtype, Northeast



Note: Oil and Gas Extraction includes LNG and pipelines

4. Appendices

Appendix 1: New Proposed Projects

Appendix 1: New Proposed Projects *July - September 2024			
Region	Municipality	Project	Estimated Cost (\$ Million)
Vancouver Island/Coast	Duncan	Affordable Housing - 222 Cowichan Way	40
	Victoria	Camosun Student Housing	155
Mainland/Southwest	Abbotsford	Long-term Care Home Replacement	211
	Burnaby	SFU Student Housing	152
	Burnaby	Cameron Elementary Replacement	68
	Burnaby	Onyx Condominium	50
	Burnaby	Koen Condominium	24
	Burnaby	Symposia Condominium	45
	Delta	Delta Long-term Care Home	180
	Langley	Smith Athletic Park	155
	Langley	Willoughby Property Purchase	41
	Langley	Smith Secondary School	203
	Langley	Smith Middle School	103
	Langley	Affordable Housing - 20230 72B Ave	20
	Langley	Affordable Housing - 27200 Block of Fraser Hwy.	20
	Langley	Affordable Housing - 7883 199 St.	30
	North Vancouver	Affordable Housing - 225 2nd St. E.	35
	Pitt Meadows	Pitt Meadows Secondary School	144
	Richmond	Diefenbaker Elementary School Replacement	53
	Richmond	Richmond Long-term Care Home	178
	Squamish	Squamish Long-term Care Home	286
	Surrey	Campbell Heights Property Purchase	41
	Surrey	2nd Grandview Heights Secondary	44
	Surrey	SFU Medical School	34
	Surrey	George Greenaway Elementary School Additions	21
Vancouver	UBC Student Housing Complex	560	
Vancouver	Affordable Housing - 1210 Seymour St.	20	

Appendix 1 (continued): New Proposed Projects *July - September 2024			
Region	Municipality	Project	Estimated Cost (\$ Million)
Mainland/Southwest	Vancouver	Granville & West 47th Seniors Facility	34
	Vancouver	Vine & West 49th Condominiums	
	Vancouver	Arbutus & West 34th Condominiums	23
	Vancouver	Mayfair West	200
	Vancouver	Exeter Hall Condominium	40
Kootenay	Trail	Kootenay Boundary Regional Hospital	36
Cariboo	Quesnel	Quesnel Long-term Care Home	
Nechako	Smithers	Smithers Long-term Care Home	
Total			3,246

Appendix 2: Projects Starting Construction

Appendix 2: Projects Starting Construction *July - September 2024				
Region	Municipality	Project	Completion Date	Estimated Cost (\$ Million)
Vancouver Island/Coast	Campbell River	Ladore Spillway Seismic Upgrade Project	2028-Q2	373
	Victoria	Colquitz River Bridge Improvements	2025-Q4	36
	View Royal	The Grand and Fir Condominiums	2026-Q2	20
Mainland/Southwest	Burnaby	Affordable Housing - 3838 Hastings St.	2026-Q4	35
	Burnaby	Burnaby Lake Aquatic and Arena Facility	2025-Q4	253
	Burnaby	Burnaby Rail Corridor Improvements Project / Holdom Overpass	2025-Q4	214
	Coquitlam	Terrayne Townhouses	2026-Q2	28
	Coquitlam	Pine and Glen East Tower	2028-Q2	58
	Coquitlam	Level Condominium	2027-Q4	36
	Langley	The Colton Affordable Housing	2027-Q4	202
	Langley To Abbotsford	Highway 1 - 264 Street Interchange		2340
	New Westminster	Sapperton Green Mixed-use Development	2030-Q4	300
	New Westminster	Queen Elizabeth Elementary Expansion	2026-Q3	34
	Richmond	Alfred B. Dixon Elementary Seismic Upgrades	2026-Q2	31
	Squamish	MTN Village Townhomes	2026-Q4	22
	Surrey	Nova Condominiums	2025-Q4	40
	Surrey	Nicomekl - Distribution Load Interconnection Project	2025-Q2	21
	Surrey	Guru Nanak (PICS) Diversity Village Seniors Facility	2025-Q4	123

Appendix 2 (continued): Projects Starting Construction *July - September 2024

Region	Municipality	Project	Completion Date	Estimated Cost (\$ Millions)
Mainland/Southwest	Surrey	Surrey Memorial Hospital Renal Hemodialysis Unit	2025-Q4	85
	Surrey	Juno Highrise Condominium	2025-Q4	64
	Surrey - Abbotsford	Fraser Valley (CBN and MLN) - Capacitive Reinforcement Project	2026-Q4	48
	Vancouver	Playland Theme Park	2026-Q3	120
	Vancouver	Earl Condominium	2026-Q1	22
	Vancouver	Sunrise Village Affordable Housing	2027-Q1	35
	Vancouver	UBC Power House Sauder School of Business Expansion	2028-Q4	151
	Whistler	Affordable Housing - 1475 Mount Fee Rd.	2026-Q4	27
Thompson-Okanagan	Kelowna	Centre for Food Wine and Tourism	2027-Q2	56
	Kelowna	Mission Creek Landing Redevelopment	2026-Q4	
	Kelowna	One Varsity Condominium	2026-Q4	60
	Sicamous	RW Bruhn Bridge Replacement	2027-Q3	260
Cariboo	Quesnel	Carson Elementary School Replacement	2026-Q3	61
North Coast	Stewart	Kerr - Sulphurets - Mitchell (KSM) Gold/Copper		5300
Northeast	Chetwynd	Fisher Creek Bridge Replacement	2026-Q3	
Total				10,455

Appendix 3: Projects Completing Construction

Appendix 3: Projects Completing Construction* July - September 2024			
Region:	Municipality	Project	Estimated Cost (\$ Million)
Vancouver Island/Coast	Comox	Providence Living Place Seniors Housing	24
	Sooke	Elementary School Additions	24
	Victoria	Jordan River - Switchyard Upgrade Project	44
Mainland/Southwest	Burnaby	Condominium Development	20
	Chilliwack	Wahleach Recoat Penstock (Interior and Exterior) Project	22
	New Westminster	New Westminster Aquatics and Community Centre	107
	Surrey	Physical Therapy Training Expansion	33
	Vancouver	Mixed-Use Development	22
	Vancouver	Eric Hamber Secondary School Replacement	106
	Vancouver	UBC - Brock Commons Student Residence - Phase 2	165
Thompson-Okanagan	Kamloops	Parkcrest Elementary (SPP Replacement)	37
Total			604

Appendix 4: Project Value and Status by Industry

Project Value and Status by Industry* (July – September 2024)					
Category	Proposed	Construction started	Completed	On hold	Total
Oil & Gas	31,855	38,050	0	1,320	71,225
Manufacturing	36,929	0	0	0	36,929
Primarily residential - Single use	16,637	22,624	20	327	39,608
Utilities	20,748	27,311	66	11,035	59,160
Mining	14,403	7,340	0	14,780	36,523
Mixed use	3,769	11,726	22	1,000	16,517
Accommodation	7,662	1,492	0	1,421	10,575
Roads & Highways	7,633	12,000	0	0	19,633
Retail	615	8,940	0	0	9,555
Recreation	6,088	3,622	107	358	10,175
Health	4,192	15,570	24	0	19,786
Other infrastructure	13,095	2,578	0	0	15,673
Education	7,627	4,212	365	0	12,204
Government & Other Institutional	521	1,603	0	0	2,124
Warehousing & Other Commercial	522	965	0	0	1,487
Office	274	128	0	80	482
Total	172,570	158,161	604	30,321	361,656

Appendix 5: Major Projects by Industrial Category

Appendix 5: Summary of Major Projects by Industrial Category excluding Completed Projects*^ July - September 2024								
Development Region	Residential/ Commercial	Transportation & Warehousing	Mining & Oil & Gas Extraction	Utilities (incl sewage treatment)	Manufacturing	Public Services	Other Services	Total
1. Vancouver Island/Coast	82	11	0	18	0	26	5	142
2. Mainland/Southwest	376	33	7	39	2	107	15	579
3. Thompson/Okanagan	44	12	3	15	0	23	5	102
4. Kootenay	9	2	7	7	0	4	2	31
5. Cariboo	5	3	7	9	2	5	0	31
6. North Coast	3	10	16	14	4	7	0	54
7. Nechako	1	1	13	2	0	2	0	19
8. Northeast	3	3	9	13	2	2	0	32
Total	523	75	62	117	10	176	27	990

Notes:

* All capital costs are estimates, and therefore, subject to changes, especially in the early stages of a project proposal. Some capital costs are not included because estimates were not available at press time or the developer/owner requested that no capital cost be shown.

^ Pipelines and transportation-related manufacturing are included in Transportation and Warehousing category

Appendix 6: Methodology

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 (CAD) or greater (\$20 million or greater within the Lower Mainland–Vancouver area).

Since 2019 (Quarter 1), about 75% of all the existing projects received 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 inventory. 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">• Proposed, under construction, completed, or on hold• Proposed stages• Start and completion dates (if available)• Update activity on project status• Environmental assessment stage
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, Indigenous peoples' agreements, the number of construction jobs and operating jobs.

While every 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 since projects need to be publicly announced in order 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 such information is publicly available.

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).

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. 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.

Note that cost estimates for some major projects were not available, whereas our analysis in this report includes all projects in the inventory.

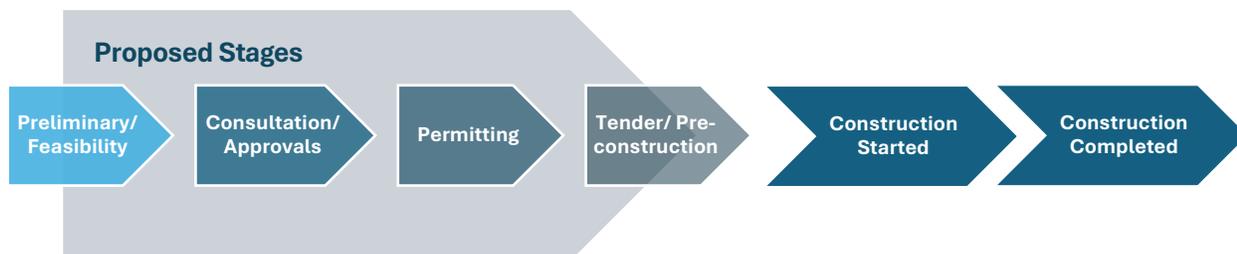
Start and Finish Dates

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). Cancelled projects are identified in the project description as “cancelled” and noted in Update Activity. Cancelled projects and completed projects in this quarter will be removed from the next issue of the MPI. Changes to project status are based on public information releases and/or information supplied by project proponents. Cancelled projects are not included in reported totals in this report.

The following diagram illustrates the project stages listed in the database.



Technically, projects can have their status moved to “cancelled” at any stage except at the construction completed stage.

Proposed

Any major projects in the public realm with an intention to proceed on the part of a credible proponent are added to the database. Often major projects with an official news release or funding confirmed are added to the inventory. Projects released on the official websites may be included but are subject to approval for inclusion by the proponent. A review process for public projects is obtained by the project

manager where the respective ministry can decide to include or remove the proposed projects based on feasibility or funding available for the project.

Proposed projects usually go through four stages prior to reaching the construction stage.

At the **Preliminary/Feasibility** stage, the feasibility of the project has been reviewed and the project's design and planning are in process.

The Consultation/Approvals stage includes approvals for the zoning, environmental assessment, Indigenous peoples and other public open house processes.

A proposed project will enter the **Permitting** stage after obtaining the required approvals (i.e. environmental assessment certificate, if indicated). This stage includes development and building permits, mines, water licenses and other additional information required before moving into pre-construction stage.

The Tender/Pre-construction stage includes construction tenders and building site preparation such as pre-loading, demolition, and excavation. The pre-construction work such as excavation or site work may begin in preparation for the construction permit.

Sustainable Building Design

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

Indigenous Affiliation

Information related to Indigenous peoples' involvement in projects is based on news releases and published project information that is publicly available.

Project Category

Project Category lists 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
- g.) utilities (including sewage treatment)

Note: Liquefied Natural Gas (LNG) projects are classified under mining, oil and gas extraction. This is different from the North American Industry Classification System in which LNG liquefaction is classified as being in the transportation industry.

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

Field latitude and longitude are noted in the Degrees Minutes Seconds (DMS) format.

Telephone

Contact number of the project developer or representative.

Update Activity

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

- a.) new proposed projects
- b.) project started construction
- c.) cancelled-removing next issue
- d.) project added-under construction
- e.) project completed-removing next issue
- f.) project placed on hold
- g.) project removed from hold