

BUILDING DEFENCE

Strength Through Infrastructure

DND & DCC INDUSTRY DAY

DND Residential Housing Program Acceleration

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National
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DEFENCE
CONSTRUCTION
CANADA



CONSTRUCTION
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CANADA

CFHA Overview

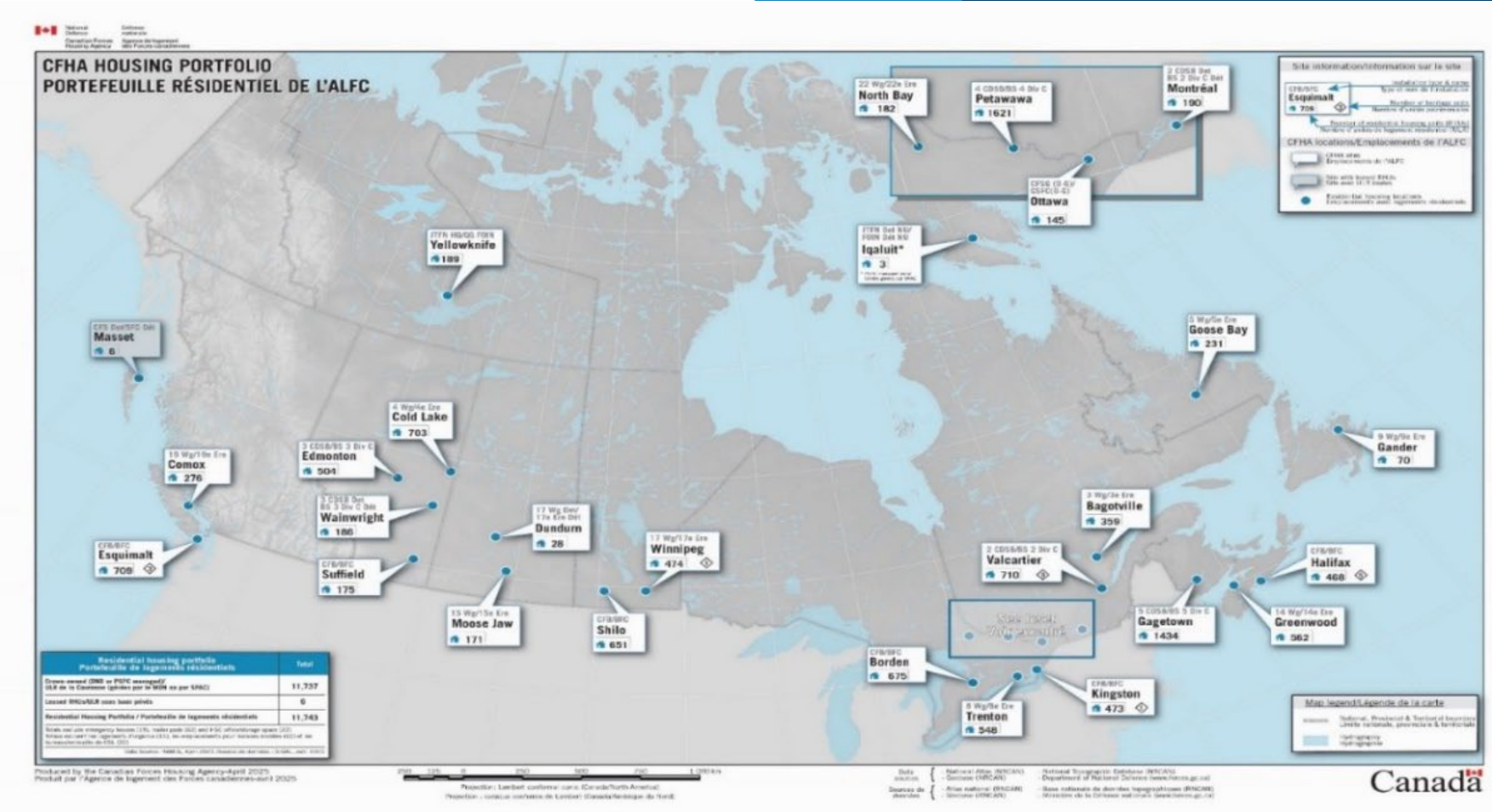
27
LOCATIONS

11,740
UNITS

\$255
MILLION
2025-26
BUDGET

\$1.4 B
ONSAF
FUNDING

80%
OF FEDERAL GOVERNMENT-
MANAGED HOUSING



Accelerating Housing for CAF members



With more than \$2 billion in committed capital funding, plans are underway for the construction of 2,500 new residential housing units (RHU) and renovation of 2,500 RHUs.



DND has recently reviewed the CAF growth and CAF housing needs and have identified a total shortfall of 7-10k housing nationally. DND is **developing an accelerated housing program** which will include the announcement of additional phases.



The accelerated program will **rapidly increase the stock** of housing on bases and wings.

- All existing CFHA locations have shortfalls - significant need for 1-bedroom units.
- Potential requirement in areas where CFHA does not currently manage housing.

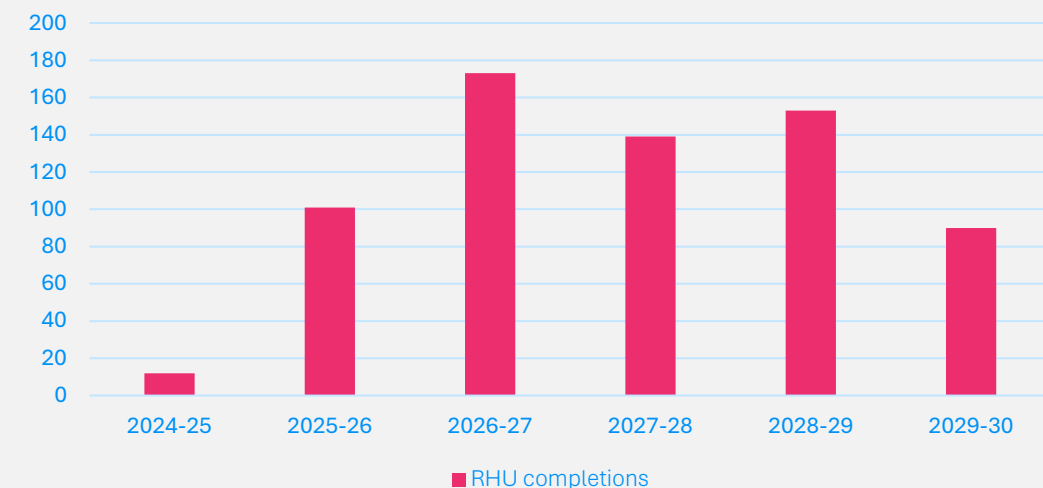


Security clearances are not required for the majority of CFHA projects, as homes are not in operations zones

Construction Program Phase 1

PHASE 1 CONSTRUCTION

CFHA is on track to complete the first phase of construction by 2029-30, which will add **over 800 new RHUs** to the portfolio.



WHERE WE ARE BUILDING

Borden, ON	120	Gagetown, NB	40	Petawawa, ON	80
Edmonton, AB	80	Halifax, NS	48	Trenton, ON	92
Esquimalt, BC	244	Kingston, ON	60	Valcartier, QC	60



Milestones:

- Spring 2024: \$19M contract awarded for **six net-zero ready buildings** in Edmonton
- February 2025: Design phase of a Modified Design Build awarded to **design 12-unit apartment buildings** (200 residential housing units total) in Borden, Kingston, and Petawawa.
- March 2025: Design phase of a Modified Design-Build in Esquimalt awarded to **design 244 new units**.
- March 2025: Design phase of a Modified Design-Build in Gagetown to **design 12-unit apartment buildings** (40 residential housing units total).
- April 2025: **Construction of two six-unit apartment buildings** in Kingston awarded.

Housing requirements by locations

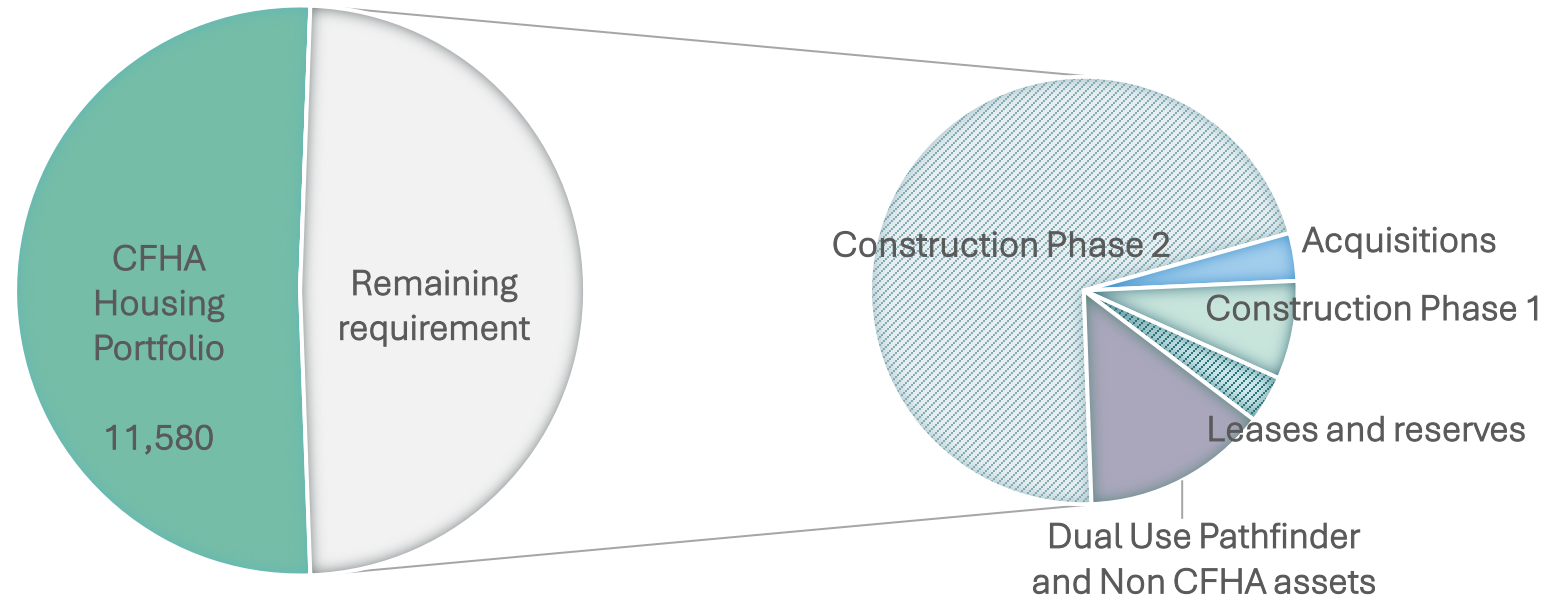
L1	CFHA Locations	FULL APPROVED ESTABLISHMENT ESTIMATED HOUSING REQUIREMENT		CFHA RHU PORTFOLIO	NET DND HOUSING REQUIREMENT (LOW SCENARIO)	NET DND HOUSING REQUIREMENT (HIGH SCENARIO)
		Low	High			
CAF	CFHA EDMONTON	1,253	1,594	504	-749	-1,090
	CFHA GAGETOWN	1,920	2,128	1,434	-486	-694
	CFHA KINGSTON	1,156	1,481	473	-683	-1,008
	CFHA MONTREAL	340	380	190	-150	-190
	CFHA PETAWAWA	2,399	2,773	1,621	-778	-1,152
	CFHA SHILO	723	839	651	-72	-188
	CFHA SUFFIELD	71	74	65	-6	-9
	CFHA VALCARTIER	1,557	1,879	710	-847	-1,169
	CFHA WAINWRIGHT	219	240	186	-33	-54
CJOC	CFHA IQALUIT	3	3	3	-0	-0
	CFHA YELLOWKNIFE	148	152	124	-24	-28
MPC	CFHA BORDEN	954	1,002	675	-279	-327
RCAF	CFHA BAGOTVILLE	524	594	359	-165	-235
	CFHA COLD LAKE	804	918	703	-101	-215
	CFHA COMOX	466	507	288	-178	-219
	CFHA DUNDURN	39	43	28	-11	-15
	CFHA GANDER	85	89	70	-15	-19
	CFHA GOOSE BAY	230	233	231	1	-2
	CFHA GREENWOOD	704	765	562	-142	-203
	CFHA MOOSE JAW	185	194	171	-14	-23
	CFHA NORTH BAY	227	259	182	-45	-77
	CFHA TRENTON	908	1,021	548	-360	-473
	CFHA WINNIPEG	592	655	474	-118	-181
RCN	CFHA ESQUIMALT	1,443	1,682	709	-734	-973
	CFHA HALIFAX	1,144	1,413	468	-676	-945
	CFHA MASSET	6	7	6	-0	-1
VCDS	CFHA OTTAWA-GATINEAU	752	971	145	-607	-826
	CFHA TOTAL	18,853	21,895	11,580	-7,273	-10,315

Opportunities across Canada

- **Portfolio Growth** will be achieved through new construction and a variety of **alternative solutions** to maintain flexibility
- CFHA will **sustain** the existing portfolio – **major renovations** are planned over the next 5-10 years. Upcoming projects include: **Winnipeg (\$60M), Valcartier (\$45M), Petawawa (\$60M), and Kingston (\$40M).**
 - **Heritage renovations** are planned in several locations nationally (\$2-3M annually)
- **Maintenance and Repair contracts** - standing offers (SO) or facility maintenance (FM) contracts in place for each location (approximately \$10M/year/location for FM contracts).

Common procurement approach for upcoming construction tenders:

3 Phase Modified Design Build (MDB)

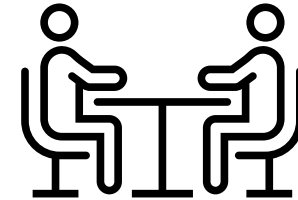


Partnerships and opportunities

Partnerships

We're looking to partner with a wide range of industry players looking to directly impact members of the CAF, including:

- General contractors
- Pre-fab and modular companies
- Specialized contractors
- Urban planning, architectural and engineering consultants
- Landlords, property management companies
- Developers
- Real estate boards
- Industry associations



Upcoming tenders including alternative solutions will be posted to MERX.com



QUESTIONS?

THANK YOU!



[CANADA.CA/MILITARY-HOUSING](https://canada.ca/military-housing)



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