

# VAUGHAN HEALTHCARE CENTRE PRECINCT

The next generation of health  
innovation is emerging in Vaughan







# Mayor's MESSAGE

The City of Vaughan has an ambitious vision for the Vaughan Healthcare Centre Precinct (VHCP) – to become an epicentre of healthcare excellence, which will transform our city into a world-class centre for innovation.

In close partnership with York University, Mackenzie Health and ventureLAB, the City leads this unique undertaking to make Vaughan a magnet for health and entrepreneurial talent, health research and delivery, education, commercialization and more. This first-of-its-kind initiative is connecting people and spaces and bringing together different sectors to spur innovation and opportunity.

And this partnership is already yielding successful results.

In April 2024, the Premier of Ontario officially announced the approval and funding of York University's School of Medicine, which will be located in the VHCP. This new medical school will help address the doctor shortage in our community, and its co-location with the hospital offers unparalleled opportunities for students to receive integrated learning and multi-disciplinary placement.

The VHCP partners have been working behind the scenes to achieve this green light for years – and we're just getting started.

Explore our lure book to find out how you can tap into this exciting opportunity and discover the many ways the VHCP can set your business on the fast track to the future of healthcare innovation.

Steven Del Duca  
Mayor, City of Vaughan



# Vaughan Healthcare Centre Precinct

## A world-class destination for excellence in healthcare and health innovation.

In a first-of-its-kind initiative, the City of Vaughan is leading a collaboration to transform an 82-acre parcel of land at Jane Street and Major Mackenzie Drive into the Vaughan Healthcare Centre Precinct (VHCP). Together with partners Mackenzie Health, York University and ventureLAB, the City is developing a world-class destination for healthcare excellence on the lands surrounding the site of Cortellucci Vaughan Hospital – Canada’s first smart hospital. Collectively, the VHCP partners are collaborating to produce the next generation of healthcare practices, research, talent and technology.

The VHCP is emerging as a leading medical innovation hub, representing a collaboration between top educators, researchers, practitioners and innovators. As a destination of choice for leading healthcare institutions and health technology firms, Vaughan is at the frontier of the healthcare of the future.

The VHCP is undergoing rapid transformation, as it will be the future site of the York University School of Medicine, a state-of-the-art long-term care home, a centre for research in aging care, and Canada’s first hardware-focused MedTech accelerator.



# Organization ROLES AND VISION

## City of Vaughan

Vaughan is one of the fastest-growing cities in Canada and an important driver of economic activity across the Greater Toronto Area and Ontario.

### VHCP VISION:

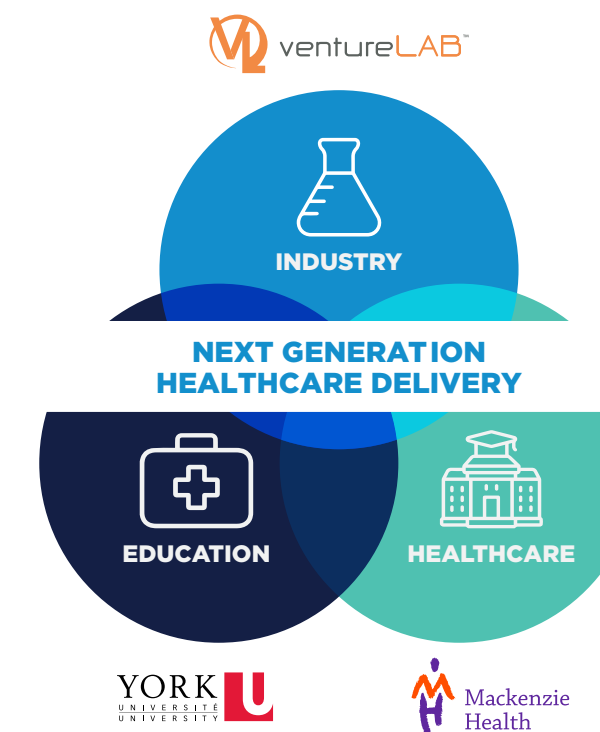
Catalyze the precinct as a world-class destination for health innovation by supporting synergies between the hospital, long-term care home, medical school and MedTech accelerator, and attracting partnerships and investment to amplify the initiative’s economic and social impact.

## York University

York University is an internationally recognized and progressive teaching and research university with a strong foundation in health and health-related programs.

### VHCP VISION:

Establish the York University School of Medicine with a focus on preparing a new generation of primary care physicians trained to use the latest best practices, research and technology.



## ventureLAB

ventureLAB is Canada’s only lab and incubator for founders building hardware and semiconductor-focused products. ventureLAB’s initiatives have facilitated the creation of nearly 7,000 jobs and the investment of more than \$420 million in supporting companies.

### VHCP VISION:

Foster, grow and support leading start-ups and scale-ups in developing the next generation of MedTech solutions. Expand the Hardware Catalyst Initiative MedTech Lab to provide enterprises with access to world-class equipment, labs and advisory expertise.

## Mackenzie Health

Mackenzie Health is a dynamic regional healthcare provider supporting residents across western York Region at Cortellucci Vaughan Hospital, Mackenzie Richmond Hill Hospital and a network of community-based locations and long-term care homes.

### VHCP VISION:

Provide world-class healthcare, ensure capacity to meet the growing regional medical service needs and leverage local innovation and education ecosystems to develop industry-leading solutions for improving advanced medical care.



# Strategic OBJECTIVES

The co-location of **Mackenzie Health**, **York University**, **ventureLAB** and **MedTech** firms in the VHCP will facilitate the collaborative development of the next generation of:

- healthcare practices
- healthcare policies
- medical technologies
- healthcare and health tech talent



# Collaborative GOALS

**Translate research and innovation to policy and practice, improving the quality of healthcare and patient outcomes.**

Research collaboration between Mackenzie Health clinicians and York University faculty from various health-related disciplines will generate new approaches to patient-centred acute care. This includes developing improved best practices for the prevention, management and rehabilitation of injuries, chronic conditions and post-surgical treatments based on the latest research and science.

**Leverage data analytics, machine learning and smart technology to advance the efficiency and quality of healthcare in Vaughan and beyond.**

Connect Cortellucci Vaughan Hospital's smart technology infrastructure and systems with MedTech solutions developed by ventureLAB companies and York University's data analytics and machine learning expertise to create new approaches that improve healthcare delivery.

**Develop and commercialize innovative health technologies that transform the future of health and medicine.**

Facilitate collaboration between clinicians, researchers and entrepreneurs to co-create and scale innovative health technologies developed with the input of stakeholders who represent the full spectrum of healthcare practice and delivery.

**Prepare the health workforce of the future to respond to the challenges of a changing healthcare landscape.**

Create experiential and integrated learning opportunities to train the next generation of primary care physicians and healthcare professionals to use modern, world-class practices and to be proficient with the latest healthcare technologies.



# Healthcare PRECINCT

**Block 1**  
Future medical offices/ambulatory care

**Block 2**  
Cortellucci Vaughan Hospital

**Block 3**  
Future Cortellucci Vaughan Hospital expansion

**Block 4**  
Future long-term care home

**Block 5**  
Future York University School of Medicine

**Blocks 6-7**  
Future health innovation catalyst facility

- Hospital uses
- Long-term care
- Educational
- Office and private sector opportunities
- Future development
- Stormwater ponds
- ✱ Future investment opportunities
- Precinct boundary



## ANNUAL ECONOMIC IMPACT

**\$402M in total economic value add**  
82 per cent generated in Vaughan

**3,200 jobs (FTEs) across Canada**  
70 per cent in professional, scientific and technical services

**\$121M in government revenues**  
\$9M accruable to Vaughan





# Anchoring Assets IN THE VHCP

## Cortellucci Vaughan Hospital

Cortellucci Vaughan Hospital is the first hospital to be built in the city of Vaughan, and the first net new hospital to be built in Ontario in more than 30 years.

As part of Mackenzie Health, Cortellucci Vaughan Hospital is the first smart hospital in Canada, featuring fully integrated smart technology systems and medical devices that can speak directly to one another to maximize information exchange and enable improved patient care.

### THE NEW HOSPITAL FEATURES:

- a **37,000-square-foot** state-of-the-art emergency department.
- modern surgical services and operating rooms, including innovative technologies that allow patients to benefit from ground-breaking, minimally invasive techniques and equipment.
- advanced diagnostic imaging with the capacity to conduct more medical imaging exams to support our community.
- a **12,000-square-foot** pharmacy of the future, including robots to complement a skilled team of pharmacists and technicians.
- specialized ambulatory clinics and additional critical care beds featuring private rooms with floor-to-ceiling windows, suspended monitoring equipment and room for family.
- enhanced programs in obstetrics, pediatrics and mental health along with the provincially recognized Sorbara District Stroke Centre for York Region.
- approximately **80 per cent** single occupancy acute-care patient rooms to ensure optimal infection prevention and control.

## Long-term care home

In June 2022, Mackenzie Health announced an investment in Vaughan to build a new **256-bed long-term care home** in the VHCP. The facility will further integrate and centralize treatment, testing and health services for Vaughan's aging population around Cortellucci Vaughan Hospital. The vision for the long-term care home also includes a Research Institute for Aging, which enhances the quality of life and care of older adults through partnerships in research, education and practice. Construction for the facility will begin in the winter of 2025.

## Hardware Catalyst Initiative MedTech Lab

ventureLAB's Hardware Catalyst Initiative is Canada's only lab and incubator for founders building hardware and semiconductor-focused products, enabling the creation of transformative technologies that will power the products of tomorrow.

ventureLAB's new MedTech incubator offers critical resources and support for the growth and development of innovative medical device companies in Vaughan. Partnerships with Sterling Industries and more than **35 other global partners** attract top talent to the city and support the growth of Vaughan's health innovation cluster. The VHCP will include a ventureLAB innovation space dedicated to broadening and strengthening Vaughan's entrepreneurial community while driving commercialization of MedTech solutions at scale.





## York University School of Medicine

In March 2024, York University announced a new School of Medicine will be established in the VHCP, **opening its doors to the first cohort of future doctors in 2028.**

York University's medical program will be based on a primary care curriculum that graduates family doctors, hospital staff doctors and generalist specialty disciplines in psychiatry, geriatrics, pediatrics, obstetrics, gynecology and general internal medicine. It will also offer a suite of integrative healthcare and biomedical graduate programs.

York University plans to achieve an initial cohort of **80 undergraduate students** and **102 postgraduate students** in year one, growing to a 'steady state' enrolment of **240 undergraduate students** and more than **290 postgraduate students** by year three.

With a goal to create the **foremost community-based doctor education in Canada**, the York University School of Medicine will prepare the next generation of talented frontline primary care doctors who represent the diversity of the communities in which they live and have the tools to thrive in a new, integrative, team-based healthcare environment.

Collaboration with Cortellucci Vaughan Hospital, including training opportunities that leverage the hospital's integrated technologies, will help drive a focus on healthcare delivery that uses digital and patient-centred practices.





# TAP into Vaughan

Boasting Canada's first smart hospital, York Region's first subway stations, an emerging downtown core, a 900-acre park and a world-class university, Vaughan has everything you need for success.

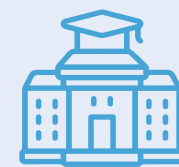
## Vaughan is Transformative, Ambitious and Purpose-driven



**350+**  
Life sciences and health-tech companies in York Region



**18**  
World-class hospitals within 50 km of the VHCP



**40,000**  
Metro-area life sciences and healthcare degree students

# Vaughan is a city POSITIONED FOR SUCCESS

Ideally located in one of Canada's fastest-growing communities, the VHCP offers easy access to world-class talent, leading research and educational institutes, global and regional transportation networks, and critical resources for innovation and commercialization. Here are some of the reasons the city of Vaughan is an optimum destination for health and health-technology companies:

### TAP into highly educated and skilled talent

Vaughan is located within a one-hour drive of eight colleges and seven universities.

- **Seventy-three per cent** of Vaughan's population over 25 years old has a post-secondary certificate, diploma or degree – surpassing both the provincial (**68 per cent**) and national (**67 per cent**) average.
- Ontario has nearly **1.2 million workers** that graduated from a STEM-related program at a post-secondary institution, and more than **403,200** of those workers are currently employed in STEM-related occupations.

### Access here means access everywhere

The city of Vaughan:

- **has direct access to highways 427, 400 and 407** and is minutes away from **highways 401, 404 and 410**.
- **is connected to rail service via the Canadian National MacMillan Yard, the Canadian Pacific Kansas City Railway Vaughan Intermodal Terminal and the passenger rail service** via the Maple and Rutherford stations on GO Transit's Barrie line.
- **has subway service** via three stations on the TTC Line 1.
- **has access to non-stop flights on 75 carriers to 180 destinations worldwide** via Toronto Pearson International Airport – Canada's busiest airport – located within 10 kilometres of Vaughan's southwestern boundary.



# You're in **GOOD COMPANY**

Vaughan is home to major life sciences and healthcare companies and facilities, including AB Sciex, Alexion, Allergan, argenx, Astellas Pharma, Bausch + Lomb, Johnson & Johnson, LGC, Canon Medical, Cardinal Health, LEO Pharma, Cepheid, Olympus Canada, PerkinElmer, Philips Healthcare, Smiths Medical and Teva Pharmaceuticals. Leading Canadian companies include Amico Group, Apotex, Elastic Care, Extendicare, Impopharma, Nexia Health Technologies, Platinum Naturals and Prolenium Medical.

**Leading companies are tapping into highly-trained talent, direct access to global markets and excellent quality of life to grow and expand in Vaughan.**

## **Sterling Industries**

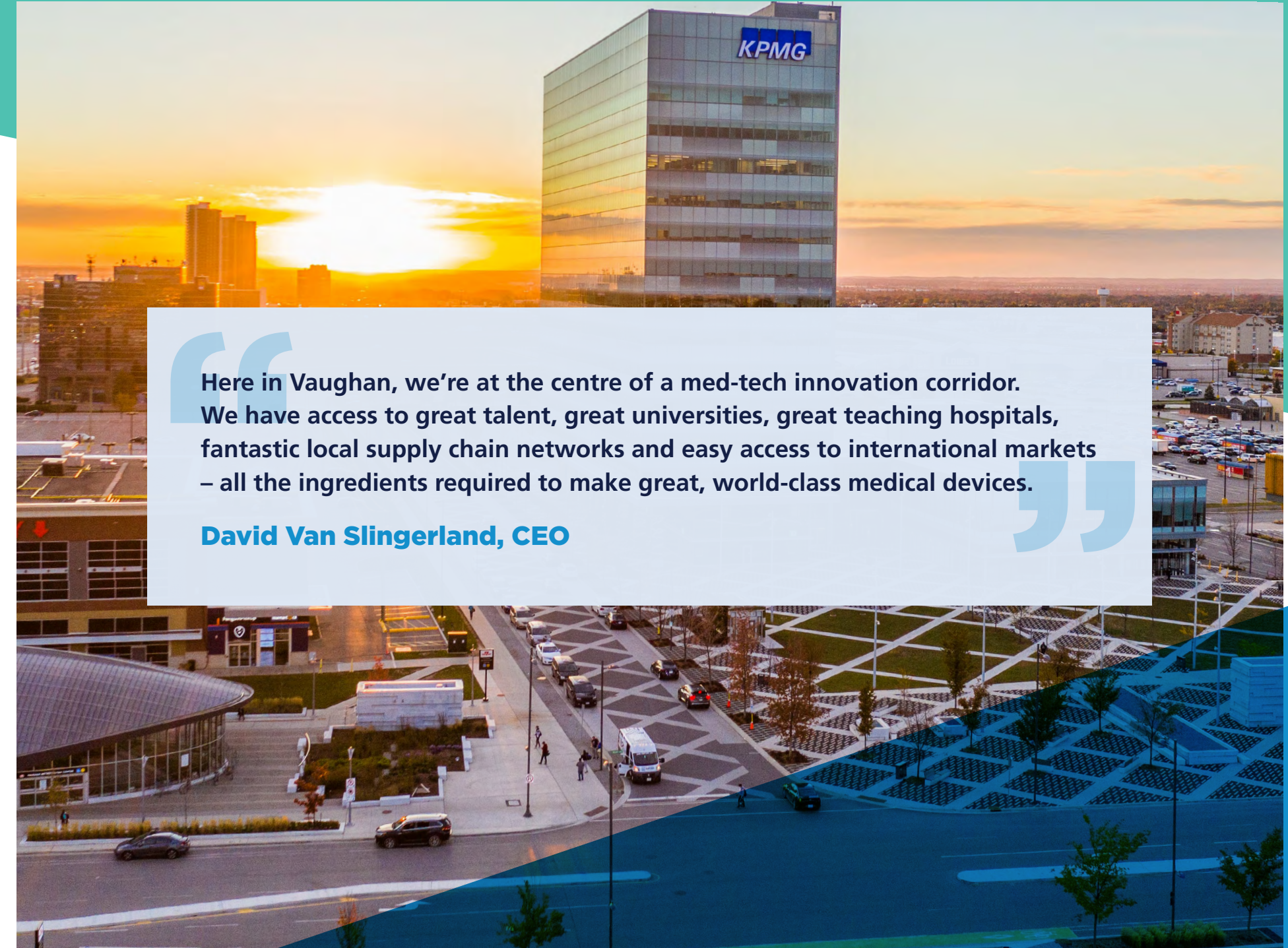
**Sterling Industries is an ISO 13485:2016 registered contract manufacturer of medical devices, equipment and personal protective equipment, established in Vaughan in 1984.**

Sterling Industries provides end-to-end contracts for medical device and component manufacturing and assembly to Fortune 100 Original Equipment Manufacturers (OEM), mid-size OEMs, and fast-growing "scale-ups." In 2021, the company completed two significant expansions in Vaughan: the opening of a new facility and the expansion of its ISO Class 7 Clean Rooms.

## **LGC Group**

Toronto Research Chemicals (TRC) is making a significant investment of more than \$100 million to relocate from Toronto and develop a new 200,000-square-foot state-of-the-art facility in Vaughan. Once open, the facility will employ more than 450 people and more than 160 highly trained chemists.

A subsidiary of LGC, TRC manufactures and supplies researchers in the biomedical fields with specialized, complex organic small molecules that are not commercially available. The products produced at this facility will play a critical role in enabling cutting-edge medical science.



“Here in Vaughan, we’re at the centre of a med-tech innovation corridor. We have access to great talent, great universities, great teaching hospitals, fantastic local supply chain networks and easy access to international markets – all the ingredients required to make great, world-class medical devices.”

**David Van Slingerland, CEO**





# INNOVATION CORRIDOR

**TTC Subway service connecting Vaughan to Toronto's health innovation ecosystem**

With two new stations, Vaughan is the only municipality outside Toronto with TTC subway service.





# Economic Development

## City of Vaughan

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