

AGENDA ITEM NO:

**UNIVERSITY HOSPITALS BIRMINGHAM NHS FOUNDATION TRUST
COUNCIL OF GOVERNORS
THURSDAY 8 DECEMBER 2011**

Title:	BNHP MONTHLY PROGRAMME STATUS REPORT
Responsible Director:	Morag Jackson, New Hospitals Project Director
Contact:	Morag Jackson, New Hospitals Project Director, Ext 14326
Purpose:	To present an update to the Council of Governors.
Confidentiality Level & Reason:	
Medium Term Plan Ref:	
Recommendations:	The Council of Governors is requested to:- Accept the progress reported in the New Hospitals Project Director's report.
Key Issues Summary:	The key issue in this report is: The Update on the New Hospitals Project.
Signed:	Date: 25 November 2011

UNIVERSITY HOSPITALS BIRMINGHAM NHS FOUNDATION TRUST

COUNCIL OF GOVERNORS THURSDAY 8 DECEMBER 2011

BNHP MONTHLY PROGRAMME STATUS REPORT

PRESENTED BY THE NEW HOSPITALS PROJECT DIRECTOR

1. Summary of Progress

The Trust continues to manage the PFI project in line with contractual obligation.

2. Technical Services and Construction

2.1 Progress on Ongoing Issues

2.1.1 Post Completion and Attendance Works

The automated labs variation works are complete and the area handed over to the Trust on 30 September 2011. The fit out of the automated lab equipment has commenced and is progressing to programme. All remaining attendance works have been identified for the lab moves and a schedule is to be issued to Consort/BBW for final costing. This work will be completed to match the programmed moves of equipment from the old labs in the New Year and up to the go live date in April.

2.1.2 Infrastructure Works

It has been agreed to defer the start of the Plaza scheme until January 2012 to avoid construction activity clashing with the Passenger Transport Interchange works by BCC. The final sign off of the GMP (guaranteed maximum price) has a deadline of 30 November 2011.

2.2 Technical Commissioning and Validation

There is nothing significant to report as this process is nearing completion.

2.3 Remaining Road Infrastructure Works

The final development of the road infrastructure to be constructed by BCC is due to commence on 7 November 2011. The first phase will include the construction of a transport interchange on Vincent Drive (across the current Medical School island) and will eventually form part of the Plaza layout.

BCC are currently working on designs for the widening of the bottom of Hospital Drive prior to being converted to two way traffic and stopping off of Metchley Park Road.

3. **Operational Commissioning**

Clinical Laboratory Service

The detailed planning regarding the transfer of Clinical laboratory services has commenced.

4. **Finance**

4.1 Recent New Hospital Payments

The latest payment to the PFI Operator relating to the new hospital is set out below:

- **£4,312,738** (excluding VAT) monthly service payment for October 2011. This includes the Unitary Payment for construction and financing the new building as well as payment for services received (e.g. car parking, estates, ICT and security). This amount is also net of £29k deductions in relation to service failures that occurred during the contract month of July 2011.
- No further payments have been made to the PFI operator in relation to variations since the last Council of Governors meeting.

4.2 Variations Completed

The following variations have been completed since the last Council of Governors meeting:

Variation 228 Fire Alarm System

This variation was required to make a change to the announcements within the fire alarm system in the new hospital. The change was approved by Building Control, the Fire Service and the Trust's external Fire Safety Advisors. The one-off cost was £605. There were no recurring costs resulting from this variation.

Variation 231 Car Park Barrier Reinstatement

This variation was required to reinstate a car park barrier into car park G2. The one-off cost for this was £28,748 which will be funded from the Trust's capital budget for variations. There were no recurring costs resulting from this variation.

Variation 249 Ophthalmology Outpatient Room works

Prior to moving into the Outpatients Department, the Ophthalmology clinicians and management teams requested some additional works to several rooms, including fitting blackout blinds, changes to cupboards

and worktops, repositioning switches. The one-off cost for this was £39,731 which will be funded by QEHB charities. There is a small recurring cost for this variation (lifecycle and maintenance costs) of approx. £250 per year which will be added to the Trust's annual unitary payment.

4.3 Performance Management

The Trust's Performance Monitoring Team continues to monitor and report performance in line with the terms of the contract.

5. **Communications**

Communications conducted signage reviews of the retained estate as well as new departments within the new hospital and have produced temporary signage for all areas.

Work on the Selly Oak disposal communications plan is now well underway. A website detailing plans has been launched at www.sellyoaknewera.co.uk. Two consultation meetings have resulted in positive feedback on the plans from local residents and other interested parties.

6. **Redevelopment and Site Masterplan for the QE Site**

The master planning process continues to make progress. Glenn Howells Architects have arranged separate consultation meetings with English Heritage, the Prince's Regeneration Trust and the planners and conservation teams at BCC to establish and influence their respective opinions on the QE site redevelopment. The final report will be issued within the next two weeks.

7. **Selly Oak Disposal**

The project remains on programme for the submission of an Outline Planning Application for primarily residential development at the end of the year.

Following consultation forums held on 13 September and 5 October 2011 a preferred masterplan is currently being developed by the design team architect (Gillespies) which reflects the majority of the views of consultation groups. This masterplan will form the basis of the submission for the Outline Planning Consent. The status of the plan is still draft at the moment subject to further discussions with Severn Trent regarding the exact position of water pipes to the south of the site and with the Princes Regeneration Trust regarding retention of buildings.

A number of meetings have taken place with Birmingham City Council relating to the development of the preferred masterplan and to agree the scope of the planning submission.

DTZ have been appointed to advise the Trust regarding the commercial viability of the site and are currently working with the team on financial

modelling. DTZ will also be able to advise the Trust on disposal at the appropriate time.

Halcrow continue to work with Birmingham City Council to test out a number of scenarios relating to traffic modelling and the effect this will have on the surrounding road system.

A scoping request has been submitted to BCC in relation to the Environmental Assessment which will form a core part of the planning submission. It is intended that the EIA will currently include details on noise, air quality, flood risk assessment, heritage, ground conditions, energy and visual amenity relating to the new development.

A tree survey and arboriculture statement has been produced by which is currently being studied by Birmingham City Council.

The Princes Regeneration Trust have been engaged to provide advice relating to locally listed and potentially retained buildings and a further conference is to be arranged with Ian Dove, QC (Planning Counsel) when the draft planning application has been further developed.

8. **Recommendations**

The Council of Governors is requested to:

Accept the progress reported in the New Hospitals Project Director's report.

Morag Jackson
New Hospitals Project Director
25 November 2011