

Agenda Item 10 iii)

TO: West Gloucestershire Primary Care Trust Board
FROM: Mike Theelke, Director of Finance
DATE: 17th March 2005
SUBJECT: ESTATES & CAPITAL PROJECTS REPORT

1.0 INTRODUCTION

This report seeks to update Board members on the progress of Capital projects approved as part of the SSDP.

2.0 PROJECTS PROGRESS

2.1 Dental Surgeries

Cinderford Dental Surgery is complete and operational. Discussions are ongoing regarding the development of a site in Gloucester.

2.2 North Gloucester Surgery

A draft business case has been produced and an internal group is reviewing the PCT's occupancy requirements. The Developers, Matrix, have been meeting with the District Valuer to discuss the recent valuation of the site for Gloucestershire Partnership NHST and how it affects the project costs. Once this has been agreed, the DV can advise on approximate rental costs for the new premises, which in turn can be built into the Business case. The plan is for a Full Business Case to be presented to the Capital and Estates Subgroup in April/May for presentation to the Board in May.

2.3 Cinderford and Lydney Site Option Appraisals

Following recent adoption of the Community Hospitals Strategy and approval of the Project Initiation Documents, the project teams are working jointly to appoint a commercial partner to produce the option appraisals. A bidders brief was circulated to interested parties who were also invited to a question and answer session. Fee bids are due by 15th March with an interview of shortlisted candidates and final appointment by the end of March. A stakeholders event is planned to be held in April/May.

2.4 Tuffley Surgery

The developers are discussing an extension to the amount of land approved for development with the Gloucester City Council Planning Committee. No problems are anticipated with this. A full business case is being produced for presentation to the Capital and Estates Subgroup in April/May and to the Board in May.

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2.5 Churchdown Surgery

The practice have agreed a preferred site and are exploring its feasibility. Several exploratory meetings have been held with the owners and their developer and discussions are progressing well.

2.6 Gloucester City Primary Care Review

No progress has been made on this project pending the arrival of the newly appointed Director of Service Delivery. John Ford is due to take up his appointment at the end of March and it is hoped to progress establishment of the project group at the earliest opportunity.

3.0 RECOMMENDATION

3.1 The Board is asked to note the contents of this report.