

<b>G</b>	<b>Strategy &amp; Resources</b>	
	New additions	
Page 67	<p><b>Sheffield GPs Southey And Parson Cross Association 2 (SAPA2) Hub</b></p> <p><b>Recommendations</b></p> <ul style="list-style-type: none"> <li>To approve the inclusion of the full project budget for delivery of the SAPA2 GP Hub scheme of £9,382,566 (initial feasibility approved at £286k) – subject to:             <ul style="list-style-type: none"> <li>- Agreement of acceptable funding terms between SCC and the Integrated Care Board and NHS England</li> </ul> </li> </ul> <p><b>Why do we need the project?</b></p> <p>The ICB identified several GP practices as occupying premises that were no longer fit for purpose due to:</p> <ul style="list-style-type: none"> <li>the condition of the buildings</li> <li>the overall size being insufficient to meet future patient list requirements</li> <li>Very little room for expansion on the existing sites</li> <li>No space to absorb additional patients or services through demographic change, new models of care or residential developments</li> </ul> <p>In March 2022, HM Treasury confirmed the award of £57.5m funding to South Yorkshire to improve primary care buildings in the region. Of this, £37m was allocated for schemes in Sheffield, subject to the submission of a robust business case.</p> <p>The City Council was approached by the South Yorkshire Integrated Care Board (SY ICB) (previously the NHS Sheffield Clinical Commissioning Group) to work in partnership to secure the capital projects. The Council was able to support the capital project by identifying suitable sites (through its Property Services) and commissioning feasibility and design work (via its Capital Delivery Service) on behalf of the SY ICB. The SY ICB also asked the Council to act as delivery partner. This is because, due to restrictions on the SY ICB's ownership powers related to the HM Treasury / NHS England funding award, they are unable to develop and own assets. The SY ICB have therefore requested that the Council take on responsibility for delivering the schemes and become the ultimate owner of the assets.</p> <p>In December 2022 the Strategy and Resources Committee approved the decision to take on this role as requested. In August 2023 Finance Committee approved in the inclusion of development works in the capital programme subject to a memorandum of understanding, which was agreed.</p> <p><b>How are we going to achieve it?</b></p> <p>This is the first of the Hubs to be brought forward for completion, involving the construction of a transformational new build medical hub to improve primary care service delivery through estate and service change within the NHS SAPA Primary Care Network – North East Sheffield, Shiregreen &amp; Brightside. This</p>	+9,097

new primary care hub is required to address the challenges of the growing population that is estimated to rise from 12,265 to 13,332 up to 2041 for The Healthcare Surgery and Buchannan Road Surgery.

2 other Hub schemes remain in development and will be brought forward for further approval later

The current approval requested is to add the value of the full delivery works required subject to acceptance of grant funding from NHS England and satisfactory resolution of outstanding property/lease issues.

The value of works will be met in full by funds provided to the council by NHS England. Furthermore, the council will enter into an agreement with the ICB to ensure that funding is available to underwrite key risks around non-occupation of the premises for a period of 60 years. A full lifecycle model has been agreed and at the end of the 60 year period the council will have unencumbered ownership of an asset in our community. The council is not making any direct capital contribution to these schemes. The council has allocated office space within the building which will be fully used by staff in both Communities and Adult Health & Social Care teams in lieu of a capital receipt.

**What are the benefits?**

- New Primary Care Hub Building for the citizens of Sheffield
- Improved health facilities
- Additional office space to allow increased community working

**When will the project be completed?**

2025

<b>Funding Source</b>	NHS England	<b>Amount</b>	£ 9,382,566	<b>Status</b>	Awaiting approval	<b>Approved</b>	
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