

HALESOWEN AREA COMMITTEE – 3rd July 2007

REPORT OF THE DIRECTOR OF ADULT, COMMUNITY & HOUSING SERVICES

DUDLEY LOCAL IMPROVEMENT FINANCE TRUST (LIFT)

Purpose of Report

1. To inform the Area Committee of progress on the LIFT Scheme in Colley Gate, which is currently at an early stage of development.

Background

2. As part of the NHS Plan published in 2000, funding was made available for investment in primary health care facilities. One of the funding methods available to Primary Care Trusts (PCT's), certain other NHS bodies and Local Authorities for the delivery of health and social care facilities, is through a Local Improvement Finance Trust (LIFT).
3. The principle is similar to PFI or a Public Private Partnership with the public sector partner providing capital investment and facilities management through a joint venture company (LIFTCo), which grants leased facilities to PCT's and/or Local Authorities for 20-25 years.
4. Dudley PCT obtained approval to create the Dudley LIFT in August 2002 and sought public sector partners to participate in this initiative.
5. The Council at its meeting on 20 January 2003, agreed the involvement of Dudley MBC on limited terms.
6. There were 3 initial schemes:
 - A learning disabilities assessment and treatment at Ridge Hill, that opened in October 2006;
 - A Health & Social Care Centre at Stourbridge (on the former Corbett Hospital site) that is expected to open in August 2007;
 - A Health & Social Care Centre at Brierley Hill, where financial close occurred on 13th June 2007 and building work will begin shortly.
7. The PCT is now considering a new LIFT development to relocate GP surgeries and other community health facilities in a new building at Colley Gate, which would improve the primary care facilities currently available in that area.

8. The Colley Gate Scheme is at a very earlier stage of development and the PCT is currently engaged in consultation with those Health personnel, who may potentially occupy the building.
9. The PCT are also putting into place a public consultation process, which is expected to begin in September 2007, and the results will be reported to the Area Committee.
10. It is not envisaged that any Social Care or other Council services would be located at this particular Centre.

Law

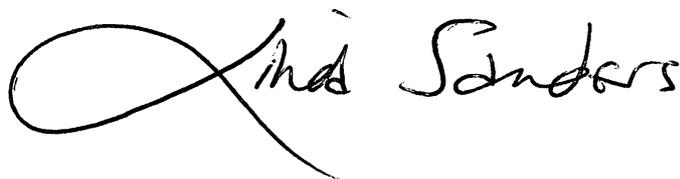
11. Part 1 of the Local Government Act 2000 enables the Council to do anything that it considers likely to achieve the promotion or improvement of the social, environmental, or economic well-being of its area.
12. Section 111 of the Local Government Act 1972 enables the Council to do anything that is calculated to facilitate, or is conducive to or incidental to, the discharge of its statutory functions.

Equality Impact

13. Integration of services and new or improved facilities will support equal access to services for people from different ethnic groups, disabled people and other groups, such as young people.

Recommendation

- 14 It is recommended:
 - That the Area Committee notes that work is being done to develop a new facility in Colley Gate which will provide a range of primary care services within a purpose-built facility.



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