

## **Decision under Delegated Powers**

### **Officer Requesting Decision**

Planning Enforcement Assistant

### **Officer Making the Decision**

Head of Planning and Growth

### **Recommendation**

To authorise the release of £55,286.39 received in respect of a section 106 agreement attached to planning permission P/11/0836/2.

The money will be paid to NHS England to fund works of internal modification of Quorn Medical Practice to provide additional clinical accommodation due to the increased demand.

### **Reason**

The release of this funding is in accordance with the relevant clauses in the section 106 agreement attached to planning permission P/11/0836/2 which states: apply the Healthcare Contribution to internal modifications at the existing general practice at Station Road, Quorn, to provide an additional clinical room to accommodate the increased demand for services resulting from the increase in population as a result of the Development and the provision of a blood pressure monitoring machine for the waiting area to enable management of the increased demand and for no other purpose whatsoever.

### **Authority for Decision**

There is a delegation in the Constitution to all Heads of Service "to pay over section 106 Monies in respect of non-housing items received by the Borough Council as the responsible authority, but which will not result in expenditure by the Council and where the Head of Service by the Head of Finance and Property Services" (Item 8 on Page 8-15)

For all Heads of Service to approve the release of funds they must be satisfied that the works to be carried out fulfil the requirement as set out in the section 106 agreement and have written confirmation for the relevant body that the monies are used for their intended purpose. Any unspent monies after 5 years of receipt by the Borough Council shall be returned to the developer as per the relevant clause within the section 106 agreement.

### **Decision and Date**



17 March 2023

## Background

Quorn Medical Centre currently has 9,348 patients on record, rising from 2,399 in 1992; the practice is unable to provide clinical workspaces for all the staff needed at the practice in order to deal with all the patients who need both face to face and care over the phone daily. Clinical staff often work from home reducing the ability for face-to-face appointments and this also results in a loss in patient appointments.

The practice aims to make Internal modifications to create space for 3 new clinical workstations incorporated in the practice, as well as making space available for 2 Hush Hybrid Pods, these are stand-alone sound-proof pods where GPs or Nurses can triage patients over the phone. 3 workstations will be used by a Care Coordinator, Clinical Care Coordinator and a Social Prescriber who often must work from home due to limitations on space which limits the type of work the care givers can undertake.

The introduction of the workstations and the internal modifications will free up 2 rooms which will be repurposed as Clinical Rooms, new couches, Examination lights, 1 minor surgery light and approved flooring will be added so minor treatments and vaccinations can be completed. The current examination couches at the practice are not compliant with Health and Safety standards, the height cannot be adjusted so patients are currently having to use steps to get onto them. 2 vaccine fridges will be purchased for these rooms so vaccines can be completed.

The practice does not have enough seating for patients attending every day and with additional capacity being made by this proposal additional seating which can be wiped clean will need to be purchased.

### Costing breakdown

Quote for internal modifications including plastering	£1,610.69
Installation of Radiators	£407.54
Electrical works lighting and additional power	£885.00
Installation of Data Cabling	£1,063.80
Upgraded Flooring to 4 Consultation rooms and carpets in rooms affected by the internal modifications	£8,339.56
Painting and decorating of modified areas	£3,100.00
Installation of 2 Hush Hybrid soundproof pods	£13,900.00
Labcold Vaccine & Pharmacy Fridge – 340 litres	£1,430.00
Labcold Vaccine & Pharmacy Fridge – 150 litres	£1,065.50

Installation of power to fridges	£345.00
20 x Meavy Single Seater Vinyl Chairs	£8,400.00
4 x Hydraulic Examination Couches	£3,444.00
1 x Daray s180 LED Minor Surgery Light with mobile mount	£1,235.00
2 x Daray Examination Light with wall mount bracket	£845.90
Subtotal	£46,071.99
Vat	£9,214.40
Total	£55,286.39

### Financial Implications

The money has been received and there are no financial implications for Charnwood Borough Council

### Risk Management

Risk Identified	Likelihood	Impact	Overall Risk	Risk Management Actions Planned
			Very Low (1 - 2)	

### Key Decision

No

### Background Papers

All contained on planning files P/11/0836/2