



**CYFARFOD BWRDD PRIFYSGOL IECHYD  
UNIVERSITY HEALTH BOARD MEETING**

<b>DYDDIAD Y CYFARFOD: DATE OF MEETING:</b>	25 January 2024
<b>TEITL YR ADRODDIAD: TITLE OF REPORT:</b>	Withybush Hospital (WGH) Reinforced Autoclaved Aerated Concrete (RAAC) – Internal Major Incident Red RAG Rated Remedial Work at <b>Ward 8 - Withybush</b>
<b>CYFARWYDDWR ARWEINIOL: LEAD DIRECTOR:</b>	Andrew Carruthers, Executive Director of Operations
<b>SWYDDOG ADRODD: REPORTING OFFICER:</b>	Rob Elliott, Director of Estates, Facilities and Capital Management

**Pwrpas yr Adroddiad (dewiswch fel yn addas)  
Purpose of the Report (select as appropriate)**

Ar Gyfer Penderfyniad/For Decision

**ADRODDIAD SCAA  
SBAR REPORT**

Sefyllfa / Situation

This report set out the position with regards to Reinforced Autoclaved Aerated Concrete Planks (RAAC) at the Withybush Hospital (WGH) site.

The surveys undertaken to date of RAAC at the WGH site have identified critical planks in need of intervention works across the hospital site. It includes the remedial works associated with Ward 8 in response to the risks identified and the costs to provide corrective action across the 2023/24 and 2024/25 financial years.

Funded by Welsh Government support, approval is sought to award the contract to deliver the main contract work for the remediation of RAAC planks in **Ward 8** in line with Welsh Government guidance.

Asesiad / Assessment

The award of capital funding from Welsh Government to HDdUHB in respect of the mitigation of risks identified due to the presence of RAAC at WGH was gained on 29 August 2023, in the sum of £12.8m.

The Contract(s) will be funded via the £12.8m WG funding and is in line with NHS Wales Shared Services Partnership's ("NWSSP") Construction Framework West: HDdUHB - £200k to £2million is compliant with UK/EU procurement legislation.

This Contract Award is also in line with Section 10 of the NHS Wales Infrastructure Investment Guidance. Paragraph 13 (3) of Schedule 2 to the National Health Service (Wales) Act 2006 requires Local Health Boards to obtain Welsh Ministers' consent to acquire and dispose of property and enter into contracts. Contract approvals over £1m for individual schemes will be sought as part of the normal business case submission process where funding from the NHS Capital Programme is required.

The HDdUHB Estates, Facilities and Capital Management directorate seeks to establish a single call-off contract for the provision of a RAAC remedial work, **Ward 8** at WGH.

HDdUHB and Swansea Bay University Health Board (SBUHB) established a framework to appoint suitably qualified construction contractors to undertake various packages of minor/intermediate and major works across the Health Boards' entire geographical area via compliant construction frameworks.

The framework is capable of delivering construction projects up to the £2m net construction works value threshold and in addition, offering a consistent and predictable programme of work of sufficient scale to attract market interest.

The Pre Tender Estimate (PTE) for **Ward 8** contract works was £763,689.50 (excluding VAT).

The tender cost received is £877,457.77, some £113,765.27 above the PTE. The increase in cost is the result of the post structural survey decision to remediate all RAAC planks within **Ward 8** due to the extensive failure and number of planks affected. Part of the general contingency within the approved budget of £12.8M will be utilised to fund the PTE shortfall to undertake the work on **Ward 8**.

A breakdown of tendered cost as below (excluding VAT)

Remedial Work - Building & Structural	£ 514,893.46
Mechanical & Electrical Work	£ 157,478.17
Fire-code Work associated with RAAC	£ 66,833.55
Provisional Sums	£ 55,000.00
General Contingency Sum	£ 15,000.00
Preliminaries & General Conditions & OHP	£ 61,499.59
Form of Bond	£ 6,750.00
Equipment Costs	£ 0.00

The outcome of the suppliers' bid based on their written response resulted in a recommendation to award the contract to 'Lewis Construction Ltd', as their bid offered the best fit with the key criteria, could meet the required timescales and offered the best overall value for money.

Lewis Construction submitted a tender for the works for **Ward 8** in the sum of £877,457.77 (excluding VAT).

### Argymhelliad / Recommendation

The Board is requested to:

- **APPROVE** award of the contract at £877,457.77 (excluding VAT) to 'Lewis Construction Ltd', with call-off agreement to be prepared and executed by the Health Board
- **NOTE** that, as the continued structural surveys take place at WGH, the construction framework suppliers will be asked to provide framework costs for the works required on a rotational basis as the requirements at each phase are confirmed

### Amcanion: (rhaid cwblhau)

#### Objectives: (must be completed)

Cyfeirnod Cofrestr Risg Datix a Sgôr Cyfredol:	1382
Datix Risk Register Reference and Score:	1699
	1707
Parthau Ansawdd: Domains of Quality <a href="#">Quality and Engagement Act (sharepoint.com)</a>	Not Applicable 1. Safe 2. Timely 4. Efficient
Galluogwyr Ansawdd: Enablers of Quality:	Not Applicable

<a href="#">Quality and Engagement Act (sharepoint.com)</a>	
Amcanion Strategol y BIP: UHB Strategic Objectives:	4. The best health and wellbeing for our individuals, families and communities
Amcanion Cynllunio Planning Objectives	5a Estates Strategies
Amcanion Llesiant BIP: UHB Well-being Objectives: <a href="#">Hyperlink to HDdUHB Well-being Objectives Annual Report 2021-2022</a>	10. Not Applicable

<b>Gwybodaeth Ychwanegol: Further Information:</b>	
Ar sail tystiolaeth: Evidence Base:	Within report
Rhestr Termiau: Glossary of Terms:	Within report
Partion / Pwyllgorau â ymgynhorwyd ymlaen llaw y Cyfarfod Bwrdd Iechyd Prifysgol: Parties / Committees consulted prior to University Health Board:	Health & Safety Committee

<b>Effaith: (rhaid cwblhau) Impact: (must be completed)</b>	
<b>Ariannol / Gwerth am Arian: Financial / Service:</b>	Capital Funding in place to deliver the RAAC remedial works.
<b>Ansawdd / Gofal Claf: Quality / Patient Care:</b>	Direct impact on patient environment.
<b>Gweithlu: Workforce:</b>	Staffing impacts being mapped out by operational site teams with full HR support.
<b>Risg: Risk:</b>	The risk is identified on the corporate risk register. Targeted meetings being arranged to manage the programme, to include development of project specific risk register.
<b>Cyfreithiol: Legal:</b>	Not applicable
<b>Enw Da: Reputational:</b>	High potential for media and political interest. Communication team supporting the programme.
<b>Gyfrinachedd: Privacy:</b>	Not applicable
<b>Cydraddoldeb: Equality:</b>	Not applicable