

Committee	Dated:
Community and Children's Services Committee	07/06/2019
Subject: Mental Health Centre	Public
Report of: Andrew Carter, Director of Community and Children's Services	For Information
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Summary

This report updates Members on progress in developing the City of London Mental Health Centre approved by the Community and Children's Services (CCS) Committee on 7 March 2018. Since this time, the Priorities Board approved funds of £451,000. The current expectation is that the centre will be ready to open in 2020. It will provide therapeutic interventions over and above those available on the NHS to people who are working or living in the Square Mile, including lower-paid workers.

Recommendations

Members are asked to:

- note progress of the Mental Health Centre.

Main Report

Background

1. Following the agreement at the 7 March 2018 CCS Grand Committee to a proposal for a City of London Mental Health Centre, two adjoining Housing Revenue Account shop units were identified on Middlesex Street. The shop units are in an area that provides good access to City residents and workers.
2. Funding was sought from the Social and Community Enhancement Community Infrastructure Levy to cover refurbishment costs. Funding for the project was agreed by the Priorities Board on 20 June 2018, with £451,000 approved by the Board on 11 September 2018 in response to the budget estimate provided by the City Surveyor's Department. This funding was then approved by the CCS Grand Committee and Resource Allocation Sub Committee at the end of 2018.
3. The renovation aspect of the Mental Health Centre met the financial threshold for the Gateway Process and so papers G1 and G2 (project brief and report) were prepared and approved by the Project Sub Committee.

4. The procurement process to award the contract to deliver the service to a provider ran from December 2018 to January 2019.

Current Position

Funding

5. At the start of 2019, the approved capital spend was placed under the Fundamental Review requested by the Policy and Resources Committee. Following this review, on 11 April, the Project Sub Committee gave final approval for the capital spend on the refurbishment of 75 and 77 Middlesex Street. During the review, work on the Mental Health Centre was put on hold.

Service Provider

6. On 17 December 2018 the Mental Health Centre service provider tender went live on CapitalEsourcing, and closed seven weeks later on 31 January 2019. Two bids were received and reviewed by an evaluation panel.
7. The evaluation panel included a psychoanalyst, public health consultant, Department of Community and Children's Services (DCCS) Strategy Officer and the DCCS Assistant Director, Partnerships and Commissioning. The evaluation process was mediated by the DCCS Senior Commissioning Manager and the Business Support Apprentice.
8. A provider of preference – Tavistock Relationships – was identified following a rigorous assessment process. Following a clarification meeting, the contract was awarded to Tavistock Relationships on 25 April 2019.
9. Tavistock Relationships is an internationally renowned organisation, formed in 1948 to deliver advanced practice, training and research in therapeutic and psycho-educational approaches. It is the only London-based service that provides a payment sliding scale, designed to ensure that therapeutic services are accessible for all those who need them, including lower-paid workers.

Gateway Process

10. There are two stages remaining of the Gateway Process: Gateway 3/4 (options appraisal) and Gateway 5 (authority to start work).
11. The City Surveyor's Department has produced three layout options for the Mental Health Centre. Each option will be reviewed as part of the Gateway 3/4 process, with a preferred option proposed.
12. Following a meeting with Tavistock Relationships to review the layout options, the final preferred option will be confirmed by 16 May 2019. The Projects Sub Committee will review the Gateway report on 19 June 2019.
13. At Gateway 5 – seeking authority to begin work – the City Surveyor's Department will begin project management of the refurbishment process. Sign-off at this stage may be provided by the Chief Officer – in this instance Andrew Carter – if

there are no major changes to scope, programme or budget as previously scrutinised and agreed by Members.

Procurement of fit out

14. The procurement of a contractor to undertake refurbishment will be managed by the Procurement Operations Manager in the City Procurement Operations team. The Category Manager will retain an advisory role.
15. The procurement process will take up to eight weeks, from the Procurement team receiving an approved requisition to a contract being published. Procurement may begin following sign-off of Gateway 5.

Timeline

16. The table below provides an estimated timeline from Gateway 3/4 approval to opening of the Mental Health Centre.

Milestone	Estimated date
Gateway 3/4 approval	19 June 2019
City Surveyor's Department (CSD) to appoint: <ul style="list-style-type: none"> • Construction and Design Manager • Architect • Mechanical &Electrical Consultant • Structural Engineer Consultant Estimated timeframe allows for the appointment, design work, stakeholder liaison/approval and completion of the specification/drawings ready for tender.	June - Sep 2019
CSD to apply for statutory approvals	Aug - Sep 2019
CSD to work with City Procurement to procure works via Competitive Tender	Aug - Sep 2019
Gateway 5 approval and authorisation of funds (date shown is <i>if required</i> to go through Projects Sub Committee)	16 Oct 2019
CSD/City Procurement to award contract	Oct 2020
Construction works to 75 and 77 Middlesex Street (10 –12 week period)	Nov 2019 - Feb 2020

17. This timeline is based on the following assumptions:
 - Gateway 5 must be signed off by the Projects Sub Committee. However, if it is possible to obtain Chief Officer sign-off, the procurement process could be earlier.
 - The procurement process duration will be eight weeks based on the standard duration of a £100,000 and above procurement project.
 - The refurbishment duration will be six weeks, based on timelines of typical office fit-outs provided by the City Surveyor's Department.
18. The timeline remains provisional at this stage. The City Surveyor's Department is examining where the use of delegation, and the progression of some elements at risk, may secure completion at an earlier date.

Oversight

19. An oversight group will meet on a monthly basis over the remaining duration of the Mental Health Centre project to ensure that all stakeholders are up to date on progress, risks and issues that may arise.

20. The group is made up of:

- Strategy Officer (and Project Manager of the Mental Health Centre), DCCS
- Assistant Director Partnerships and Commissioning, DCCS
- Category Manager, City Procurement
- Building Surveyor, City Surveyor's Department
- Matthew Bell, Member of Council and City of London Mental Health Champion.

Proposals

21. Members are asked to note progress of the Mental Health Centre and the indicative timeline.

Corporate & Strategic Implications

22. This project relates to the DCCS Business Plan (2017–22) which lists a priority objective as health and wellbeing, specifically that: “people of all ages enjoy good health and wellbeing.”

23. It also relates to the draft Corporate Plan (2018–23), where a corporate outcome within the strategic objective of “contributing to a flourishing society” is that “people enjoy good health and wellbeing”.

Implications

24. The operational, human resource and clinical risk of this provision would rest with the provider and be subject to monitoring by the commissioning team within the DCCS.

Conclusion

25. The DCCS within the City Corporation has committed to supporting the mental wellbeing of the different populations within the Square Mile and is able to effect real change in this area by addressing gaps in healthcare service.

Appendices

- None

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