

# Case Study

## Relocation and reconfiguration of antenatal services

### LANCE BURN HEALTH CENTRE SALFORD

<b>Investment (£)</b>	£753k
<b>Start date</b>	December 2018
<b>Completion date</b>	April 2019
<b>Number of storeys</b>	2
<b>Size</b>	TBC
<b>Architect</b>	Urban Design and Consult Ltd
<b>Surveyors</b>	Urban Design and Consult Ltd
<b>Construction company</b>	Red Tree Building Contractors Ltd
<b>NHSPS lead</b>	Sally Teague, Senior Construction Manager

### Customer Feedback

*"I would like to say a **huge thank you** to yourself and the various teams who were involved from NHS Property Services Ltd. In the new premises there are antenatal and community midwifery services which include an antenatal assessment unit and an ultrasound scan service run by sonographers and midwives. **You and your teams helped us achieve this.** The staff are delighted with their new premises (especially the fancy tap in the kitchen and the benching in the offices) and the feedback from the women when they were advised about the move to Lance Burn was very positive."*

**Eleanor Stanley**  
 Directorate Manager: Obstetrics,  
 Manchester University NHS Foundation  
 Trust, St Mary's University

### The Challenge

Saint Mary's Antenatal Service in Salford Hospital needed to move out of the hospital to make way for other services. Due to the high service demand that Saint Mary's antenatal team work to, they could not afford to lose any clinics as part of their move to the site. Therefore, we had to ensure that the new home for their antenatal services was ready for the service to move in to as soon as they finished their last clinic at their old location.

The project was commissioned by Salford CCG.

### The Solution

We were first involved in the project through the strategy team. Our strategy team worked with Salford CCG to find a new location for the antenatal service and Lance Burn Health Centre was chosen. The site is well-situated to provide antenatal services in the heart of the Salford community and space had recently become available on the first floor.

Lance Burn Health Centre first floor would require reconfiguration to allow the antenatal team to move in so we provided initial feasibility designs and budget estimates to facilitate the business case process. Once this had been approved, we managed the detailed design and contractor tender process and then also the on-site delivery of the reconfiguration project.

Working with Manchester Foundation Trust's estates teams from the outset of the design process was very important to understand their requirements. There was a design challenge as we were moving the service from a large hospital in to a much smaller space. It was important that our design utilised all available space in to the building effectively to accommodate the new service.

We held regular progress meetings with Salford CCG, Saint Mary's Midwifery and Antenatal Team, Salford Royal Trust Hospital, and Manchester Foundation Trust to ensure all needs were met and stakeholders were engaged through the process.

### The Result

The reconfiguration of Lance Burn Health Centre's first floor was completed on time, allowing Saint Mary's antenatal team to continue to deliver an antenatal and midwifery service in Salford as required, for which they are very grateful. Our designs enabled all of the clinical requirements to be met as the floor contains two scanning rooms, eight consulting rooms, an antenatal assessment unit, reception space, admin space and utility rooms. We now also provide Lance Burn Health Centre with our facilities management services. Sound project management was key to the success of this reconfiguration against very strict deadlines to ensure no clinics lost in the move.