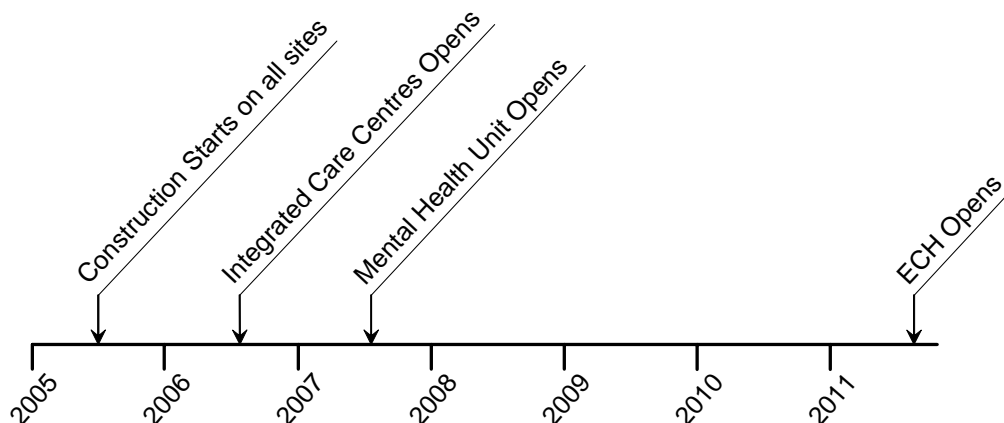


APPENDIX A – PUBLIC SECTOR COMPARATOR PHASING

1. Introduction

1.1. The PSC assumes the construction of the three facilities start at the same time. The figure below shows the timeline for the whole project and when the individual facilities are expected to be completed.



1.2. The Integrated Care Centre and Mental Health Unit are completed in a single phase. The phasing for the acute hospital development on the ECH site is detailed in the table below. The durations include commissioning, decanting and transfers between phases and technical commissioning at the end of the construction period. The final operational commissioning and transfer of services from PDH are excluded.

Phase	Developments	Duration
1	<ul style="list-style-type: none"> Establish site compound in southwest corner of site. Extend and divert existing site services for hospital and mental health development. Realign existing site roads, build new roads, create protected blue-light exit road to roundabout, and modify the A47 interchange and the junction with Bretton Gate. Construct new car parks adjacent to and on sports ground and create access road onto hospital site. (To be used as staff and visitor parking and contractors access and parking) Commence construction of the mental health unit 	Completed with phase 2
2	<ul style="list-style-type: none"> Construct new loading bay, stores, waste transfer station, oil storage, VIE, link corridor and energy centre. Relocate helipad to temporary site on new sports ground car park (Maybe elsewhere). Close main car park and construct multi storey car park. Install temporary office accommodation, accessed from new link corridor on site of future car park (16 offices). Create temporary access road to rear of existing estates workshops. Commence radiology development under day surgery unit. Decant offices from west side of cash office and management corridor, and theatre manager to temporary offices. Decant stores, IV store, waste transfer station and external estates/gardeners stores. Divert oil supply to heating boilers and generators to new oil storage facility. 	16 months

Phase	Developments	Duration
3	<ul style="list-style-type: none"> • Construct all floors of woman and child unit, emergency care centre, inpatient theatres, CCU and wards. • Infill under new day Surgery Unit with basic radiology to replace existing. • Construct car park adjacent to W&C entrance and emergency centre. • Create interlinks to existing building at existing stores and two X-ray corridors. • During early/mid build phase 2 complete and occupy new mental health unit. • Decant all services from existing to new except for catering, pharmacy, estates workshops and radiology. • Decant audiology testing to offsite location. • Decant offices from temporary location to new. • Decant workshops to temporary offices. 	28 months
4	<ul style="list-style-type: none"> • Seal off existing areas from new except for catering, new radiology and pharmacy. • Complete construction of all remaining new build and refurbish/reconfigure existing. • Expand pharmacy, catering and radiology. • Construct new main entrance and atria. • Construct remaining car parking and access road to main entrance. • Transfer all services on site to their final locations. 	25 months