

Report to:	STRATEGIC PLANNING AND CAPITAL MONITORING PANEL
Date:	5 July 2021
Executive Member:	Councillor Eleanor Wills – Executive Member (Health, Social Care and Population Health)
Reporting Officer	Stephanie Butterworth – Director of Adult Services
Subject:	ADULTS CAPITAL PLAN
Report Summary:	<p>This report provides an update of the developments in relation to the Adults Capital Programme for:</p> <ul style="list-style-type: none"> • schemes previously approved and still underway • the usage of the wider disabled facilities grant (DFG) including the housing adaptations budget
Recommendations:	That the Strategic Planning and Capital Monitoring Panel be recommended to ask Executive Cabinet to note the progress updates, and that the budget for Adaptations in 2020/21 is approved at £2.0m, to be funded from Disabled Facilities Grant.
Corporate Plan:	The proposals contained within this report support the delivery of the Corporate Plan.
Policy Implications:	In compliance with Council policy.
Financial Implications: (Authorised by the statutory Section 151 Officer & Chief Finance Officer)	<p>Background</p> <p>The current anticipated level of capital receipts of £15.3m is based on the disposal of surplus assets approved by Executive Cabinet in September 2020. The current approved capital investment programme requires a minimum of £22.219m of capital receipts or reserves. Additional Statutory Compliance works are also expected to be approved requiring a further £0.499m of receipts or reserves, bringing the total call on corporate resources to £22.718m. Any additional priority earmarked schemes that are approved by Executive Cabinet will increase the amount of corporate funding needed for the capital programme.</p>

Available Corporate Funding:	£000s
Capital Reserves	£14,593
Anticipated Capital Receipts	£15,300
Total	£29,893
Funding committed to approved schemes:	
2020/21 approved programme	£7,953
2021/22 approved programme	£14,266
Statutory Compliance earmarked pot	£499
Total	£22,718
Balance of forecast funding available	£7,175
Earmarked Schemes previously on capital programme*	£39,867
Shortfall in funding for earmarked schemes	-£32,692

Earmarked schemes previously included on the capital programme (reflected as * in the figures above) are almost £40m. Assuming that the planned disposals proceed there is a forecast balance of £7.175m of capital receipts to fund future earmarked capital schemes – a shortfall of more than £32m - meaning the broader capital ambition of the Council is currently unaffordable until such time as additional capital receipts are generated. Many of the earmarked schemes were identified in 2017/18 and therefore are now the subject of a detailed review and reprioritisation.

The Growth Directorate is reviewing the estate and developing a further pipeline of surplus sites for disposal, and a full refresh of the Capital Programme is being undertaken alongside this review of the estate. With the exception of the Statutory Compliance works, all other earmarked schemes will be removed from the programme and subject to review. A refreshed and reprioritised Capital Programme will then be proposed for Member approval in Summer 2021.

Drawdown of Disabled Facilities Grant

The total grant funding available for Adaptations for 2021-2022 is £3.934m, comprised of £2.849m in new grant, £0.641m brought forward from 20/21, and £0.444m held from previous years. The budget being requested for approval in 20/21 for Adaptations is £2.0m, based upon an assessment of likely demand and the constraints upon service delivery given the after-effects of lockdown. This request may be revisited later in the year depending on new demand and the service's capacity to deliver new works. The remaining balance of unspent Disabled Facilities Grant for 2021/22 may then be carried forward to underpin possible future reductions in funds or for new initiatives.

Financial Summary

The closing financial position of the Adults Capital Programme at the end of FY20/21 is summarised at Appendix 1. Overall, and inclusive of Disabled Facilities Grant, Adults Services incurred capital expenditure of £1.96m with activity to the value of £1.26m deferred into FY21/22. All schemes were within budget during the year. In addition to the re-profilings requested in previous reports, there are now additional requests for approval, of £58k for Disabled Facilities Grant, £10k for Housing Assistance, and £14k for Moving with Dignity.

Specific comments regarding individual projects are as follows:

1. Christ Church Community Developments (CCCD)

The final contribution was made in FY20/21, with the Council's total contribution over two years coming to £150,000 over two years, with expenditure of £120,000 in FY20/21. From a financial perspective the scheme is regarded as complete.

2. Moving with Dignity

There is a request to re-profile a further £14k in funding, which was unspent at year-end largely due to delays in recruiting to posts on the team. The remaining funding allocated to the scheme is expected to be sufficient for the entirety of FY21/22. The team's work has already eliminated several hundred hours per week of Homecare packages, with a corresponding cost reduction.

3. Disability Assessment Centre

No construction work has taken place on the Disability Assessment Centre in FY20/21 and the allocation was re-profiled into FY21/22 per earlier reports.

As previously noted the department has yet to identify budget for the staffing and premises costs of the centre, although there is potential for Disabled Facilities Grant to fund some aspects of the running costs.

4. Replacement of ageing and obsolete equipment

No costs for this scheme were incurred during FY20/21, although the programme is expected to proceed into FY21/22, with staff salaries funded from Disabled Facilities Grant on the same principles as for the Moving with Dignity team.

5. Brain in Hand

Capital expenditure on this project was completed in FY19/20. Assessment and evaluation of this project continues, but as previously reported, it is thought unlikely that the pilot will identify direct savings to the Council or wider Health and Social Care economy.

6. Disabled Facilities Grant (DFG)

Further re-profilings of £58k for DFG e, with activity falling slightly short of what was anticipated in the previous report. As noted below complications arising from the pandemic have limited the amount of work that can be carried out, although the remaining allocation of £641k will be available for use in FY21/22. In the same vein, a further £10k re-profiling is requested for Housing Assistance where no works could be carried out due to resourcing issues.

Legal Implications: (Authorised by the Borough Solicitor)

The purpose of this report is to provide Members with a general oversight of the works being undertaken in the Adults Capital Plan.

The plan helps to underpin the council's statutory duty to deliver adults social care and to ensure that staff are also provided with the appropriate equipment to deliver the services safely for both them and our service users e.g. lifting equipment.

The covid pandemic has had an impact on the progress of some of the projects resulting in some reprofiling being undertaken and updates are provided in the main body of the report.

When considering this report Members need to give careful consideration to the financial implications in order to satisfy themselves that there is sufficient budget to fund the projects and that the projects themselves represent good value for the council and the residents of Tameside. In addition, the projects summarised in this report will also be subject to their own due diligence, governance and decision making as they progress. No decisions are being sought in relation to the individual projects in this report.

Risk Management:

Risks are contained within the body of the report.

Background Information:

The background papers relating to this report can be inspected by contacting Sandra Whitehead, Assistant Director Adults



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1. INTRODUCTION

1.1 This report seeks to provide an update on:

- The previously approved projects that are funded through capital monies and delivered through the Adults Directorate, noting progress since the last update to Strategic Planning and Capital Monitoring Panel (SPCMP) in March 2021.
- The usage of the wider disabled facilities grant (DFG) and other related adaptations funding.

1.2 The approved projects for 2020/21 include:

	Project	Total Funding Approved	20/21 Allocation	Projected Outturn	Re-profiling
1.	Christ Church Community Developments(CCCD)	£150k	£120k	£120k	£0k
2.	Moving with Dignity (Single Handed Care)	£375k DFG	£179k	£163k	£16k
3.	Disability Assessment Centre	£250k DFG	£250k	£0k	£250k
4.	Brain in Hand	£20k DFG	£0k	£0k	£0k
5.	Mount Street	£100k DFG	£100k	£100k	£0k

1.3 The replacement of ageing and obsolete equipment was also approved, however, it has been profiled with allocated funds in 2021/22 of £45,593 with on costs.

1.4 Details about the wider DFG and other related adaptation funding and discretionary non-adaptations funding are also contained within this report.

1.5 Works at Mount Street were completed as described in the previous report and no further costs are anticipated on this scheme.

1.6 Appendix 1 includes the full details of the Adult Services capital programme.

2. CHRIST CHURCH COMMUNITY DEVELOPMENTS (CCCD) - 4C COMMUNITY CENTRE

Progress Update

2.1 Work at the centre continues to be undertaken at a fast pace, with significant progress internally. A recent community painting day took place with support from the local community offering their time to help.

2.2 4C have connected with the Council and the Multiple Sclerosis (MS) Society to prepare for the pending government funding to install a Changing Places facility in a collaborative bid with the Council.

2.3 The next steps are to implement the core offer for the community and this will be done in partnership with the Council to ensure that all offers are aligned with the joint vision of the centre.

- 2.4 Plans are being developed for the opening of the centre to coincide with the potential lifting of the last government restrictions in June 2021, if all the tests are met.

3. MOVING WITH DIGNITY (SINGLE HANDED CARE)

Progress update

- 3.1 The Moving with Dignity project continues to make positive progress. Along with reviewing existing double cover packages of care to assess for single-handed care, the service is also focusing on new packages of care, in order to avoid unnecessary double ups and cost avoidance.
- 3.2 The service is working closely with NHS colleagues both in acute services and Intermediate Care Services in order to promote and embed this practice. Further Single Handed Care Training sessions are to take place in May 2021. Colleagues from the private sector, NHS, Intermediate Care and the Integrated Care Team are booked to attend.
- 3.3 As Covid restrictions permit, the service is also recommencing Moving with Dignity drop-in training sessions to offer refresher training for all staff.
- 3.4 Assessment documents have been revised to streamline processes and provide one single assessment document to be used across the system (hospital and Community)
- 3.5 It has been agreed that the focus of the project now needs to move to new clients and assist with potential single-handed care assessments at the point of discharge from hospital.

4. DISABILITY ASSESSMENT CENTRE

Progress update

- 4.1 Having undertaken some more detailed consideration of Hyde Market Hall as a suitable location for the Disability Assessment Centre, it has been agreed that we will not progress with Hyde Market Hall as a site for the Centre. It is not felt that there are sufficient benefits to justify the investment.
- 4.2 Work is now being prioritised to identify further potential locations. Sites being considered include Loxley House, Rosscare and Ableworld Mobility Superstore in Hyde. Detailed investigation will be conducted at each of these in the same way it was undertaken at Hyde Market Hall. Until an alternative site is identified, it is difficult to make an assessment of the timescales or final cost of the project.
- 4.3 The demand for Occupational Therapy services remains high with an increase in complexity of cases. Adaptations play a crucial role in prevention and need to be delivered in a timely manner. We are currently carrying out a review of the service looking at different approaches to address assessment and delivery of adaptations. The review is focusing on the role of adaptations as a preventative intervention to support person-centred outcomes using an approach that makes the best use of the skills mix within the workforce. The Disability Assessment Centre will be central to this approach.

5. REPLACEMENT OF AGEING AND OBSOLETE EQUIPMENT

Progress update

- 5.1 This work is progressing at present with existing Occupational Therapy staff. The update is as follows:
- Up to end of March 2021 23 stair lifts have been replaced and 2 ceiling track hoists

- There are currently a further 17 stair lifts and 2 replacement ceiling track hoists on order
- There are referrals to replace 16 stair lifts, 3 ceiling track hoists and 1 through floor lift
- We are currently receiving new referrals for replacements at the rate of 2 per week.

5.2 As agreed, the service is in the process of recruiting an additional Occupational Therapy post for 12 months to carry out this pro-active piece of work to avoid potential unplanned costs.

6. BRAIN IN HAND

Progress update

- 6.1 Initial evaluation of this project is underway. It is anticipated the evaluation itself will take some time as it involves speaking to individuals, their family and carers, and support staff to complete questionnaires.
- 6.2 Should there be an additional request of capital funding to continue the project pending the outcome of the evaluation, a further request will be presented to this Panel.

7. DISABLED FACILITIES GRANT AND OTHER RELATED ADAPTATIONS FUNDING

Progress update

- 7.1 Delivery of adaptations proved difficult during last year due to the pandemic, contractors placing staff on furlough, suppliers closing down in the first lockdown, residents not allowing access for surveys and works and works taking longer due to social distancing and cleaning processes.
- 7.2 As restrictions ease during 2021 it is anticipated residents will be willing to allow more access and contractors will be able to resume near-normal working.
- 7.3 One aspect of the pandemic is an increase in referrals for more complex cases resulting in more requests to extend properties. This is creating some issues with housing providers where contributions over the grant limit are likely. The maximum grant for DFG is £30,000.
- 7.4 Expenditure on adaptations was slightly lower than the revised in-year estimate but the actual number delivered was higher than anticipated. It is difficult to be precise with spend for adaptations due to the nature of the works (many small grants, variations, works completing quicker, or taking longer than anticipated, etc.). No works relating to Housing Assistance were carried out during the year due to resource issues.

Capital Scheme	2020/21 Budget	Future Year Budgets	2020/21 Outturn Position	2020/21 Outturn Variation	Re-profiling to be approved	Re-profiled Budgets 2020/21	Funding carried forward to 2021/22
	£000	£000	£000	£000	£000	£000	£000
DFG	1,649	583	1,591	58	58	1,591	641
Housing Assistance	10	168	-	10	10	0	178

7.5 As of 31 March 2021:

Referrals received in year	353	Urgent and Substantial	From Adults and Children's Services
Approved schemes	224	Urgent and Substantial	Including 55 carried over from 2019-20. There are 3 approvals on hold due to Covid19
Completions to date	216	Urgent and Substantial	
Scheme currently being worked on – not yet approved	104	Urgent and Substantial	Including 0 on hold due to Covid19 Number of Urgent cases increasing
Budget committed	£1,654,412	Value of schemes approved and ordered	Major and Minor Adaptations
Expenditure to date	£1,591,000	As per Agresso – includes minor works and fees	To end march 2021
Referrals awaiting allocation	43	Current waiting list for Substantial	Oldest referral is dated 25 June 2020
Referrals cancelled	39		Various reasons. Residents passing away, moving home, not willing to progress, failing to respond to enquiries.
Minor Adaptations Ordered	308	All tenures	Including 70 carried over from 2019-20
Minor Adaptations Completed	217	All tenures	9 cancelled

8. NON-ADAPTATION WORKS (DISCRETIONARY ASSISTANCE)

Progress update

- 8.1 This programme was placed on hold during the year due to the need to focus on delivery of adaptations during the pandemic. There is no immediate plan to resume this work. It has also been difficult to obtain contractors who are willing to provide prices due to an abundance of work in the residential sector. No enquiries are currently being invited due to resource issues. STAR recommend procuring contractors on a formal basis to carry out such works. We are in the process of putting together documents for a tender process. This area of work will be included in the documentation for the new Adaptations tender.

9. CONCLUSION

- 9.1 A number of projects are completed or due for completion shortly including Mount Street supported accommodation that is up and running, Day Services review which is a medium term piece of work, and Brain in Hand, whose contract expiration is at the end of May.
- 9.2 4C is due to open in line with the nation's roadmap proposed date of all restrictions easing towards the end of June, if all the tests are met.
- 9.3 This is a testament to the service, which continues its best to deliver projects and meet improved outcomes for people through challenging times.

- 9.4 All costs and benefits are being monitored and reviewed regularly taking into account people's changing needs and ensuring the right support is in place; whether that be assessment staff or adaptations to enable people to remain as independent as possible in their own homes.

10. RECOMMENDATIONS

- 10.1 As set out at the front of the report.

APPENDIX 1

Expenditure and Total Re-profiling on Adults Capital Programme FY2020/21

Adults Capital Programme						Re-profiled Budgets	
Capital Scheme	2020/21 Budget £000	Future Year Budgets £000	2020/21 Outturn Position £000	2020/21 Outturn Variation £000	Re-profiling to be approved £000	Re-profiled Budgets 2020/21 £000	Funding carried forward to 2021/22
Disabled Facilities Grant	1,649	583	1,591	58	58	1,591	641
Housing Assistance	10	168	-	10	10	0	178
4C Capital Grants Adults	120	-	120	-	-	120	0
Moving With Dignity	163	176	149	14	14	149	190
Disability Assessment Centre	-	250	-	-	-	0	250
Mount Street Hyde	100	-	100	-	-	100	0
Total	2,042	1,177	1,960	82	82	1,960	1,259