

WESTER HAILES HEALTHY LIVING CENTRE





Hub South East Scotland Limited (Hubco) is a public-private partnership company, established by the public sector agencies in South East Scotland (including local authorities, NHS and emergency services) to develop modern and first class community facilities through long term partnership working.

We are involved in developing schools, health centres and other public buildings which encourage joint agency working and which make a real difference to the lives of people in the area.

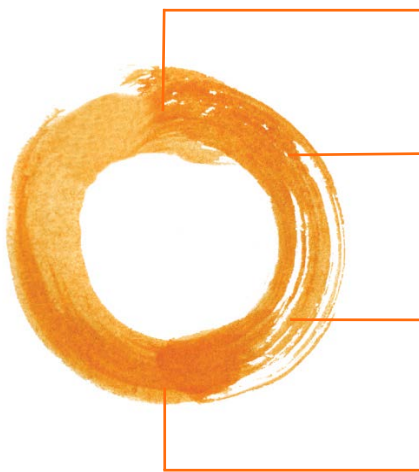
We have already successfully delivered several new community facilities for Territory Participants – on time and within budget.

We have the resources to help our partners with all of their development needs (including strategic asset planning, project finance, design, construction and facilities management) and, working in partnership, we are committed to delivering measurable continuous improvement and innovation.

Hub developments are proven to deliver more quickly and provide greater value for money than developments procured more traditionally.

The Wester Hailes Healthy Living Centre in Edinburgh, complete in 2012, is our first partnership project between NHS Lothian and the City of Edinburgh Council. We look forward to continuing this successful working relationship in the future.

Paul McGirk
Chief Executive - Hub South East Scotland Limited



LEAD PARTICIPANT: NHS Lothian



PARTNER PARTICIPANT: The City of Edinburgh Council

VALUE: £9.6m

PROCUREMENT ROUTE: Design and Build

TIER 1 CONTRACTOR: Morrison Construction





This shared facility is a unique collaborative approach, allowing the relocation of staff from NHS Lothian and the City of Edinburgh Council's Children and Families and Health and Social care department, as well as community facilities.

The design was aimed at encouraging inter agency working, enhancing the patient and client experience, and maximising the opportunities offered for the integration between statutory and voluntary to co-locate in a purpose built facility. The centre has space to accommodate consultant outreach clinics and decentralised diagnostic facilities, with around 100 practitioners and professional staff.

KEY DELIVERABLES:

- On budget
- Bettered the original programme by delivering the project 11 weeks early.



DELIVERING REAL COMMUNITY BENEFITS:

During construction, the project team was involved in the WHALE Arts Project. WHALE's Street Arts Team worked with more than 80 young people, aged 4-17 years old, from Wester Hailes. They took part in creative activities such as photography and art sessions, encouraging them to look at their environment in a different way, focussing specifically on the new Healthy Living Centre. They created a large mural on the site hoarding, which is now exhibited at the Centre. As well as developing the young people's life skills, helping them make positive life choices, and promoting community involvement, there was a noticeable reduction in vandalism and thefts from the site. In part, much of this was down to the arts project and how it provided young residents with a sense of belonging and pride in their area and in the potential offered by their new facility.

The Whale Arts Team also developed the world's first ever Digital Totem Pole. Designed with the input of over 40 local people and carved by Robin Wood, the pole hosts QR (Quick Response) codes. These digital codes, when scanned with a smart phone or tablet, link passing people to websites hosting social history, and images, as well as up to date news about the local area. It allows local people to get involved in talking about issues in their community. The pole is one of the outcomes of collaboration between Hubco, WHALE Arts, Prospect Community Housing, Wester Hailes Health Agency, Edinburgh College of Art, Heriot Watt University and the Royal Commission on the Ancient and Historical Monuments of Scotland (RCAHMS).

“A great example of how NHS Lothian, by working with healthcare partners, is leading the way in enabling local communities to access a vast range of integrated services all under one roof.”

Brian Houston, Chair, NHS Lothian.

“This is an excellent, state-of-the-art facility that will be of real benefit to the people of Wester Hailes and surrounding communities. As a ‘one-stop-shop’ for health and social care services, it will not only be convenient but will deliver a first-class level of care to people of all ages.”

Cllr Ricky Henderson, Health and Social Care Convenor, The City of Edinburgh Council.

ECONOMIC AND COMMUNITY BENEFITS:

Hubco is fully committed to maximising community and economic benefits so that local people and Small and Medium Enterprises (SMEs) have the opportunity to benefit from training, the creation of jobs and the potential for joining our supply chain. We set targets for each development in relation to community benefits and during the Wester Hailes Healthy Living Centre project, the following were all greatly exceeded:



- Work placement targets for 16-19 year olds exceeded
(36 v 20)

- Professional recruitment and apprentice targets exceeded
(7 v 2)

- New job targets exceeded
(15 v 2)



- Visits by schools exceeded
(727 v 50)

- Visits from or to Colleges and Universities exceeded
(443 v 30)



- Value of work awarded to Scottish SMEs - 94%

- Value of work awarded to local SMEs (within the South East Territory) - £1.5m

Find out More:

**Hub South East
Scotland Ltd**

55 Melville Street
Edinburgh
EH3 7HL

0131 226 0900

www.hubsoutheast.co.uk

