

Decision Note – [Estates - NACF Refurbishment]



REQUEST FOR DECISION BY THE STAFFORDSHIRE COMMISSIONER

	Policing:	Crime:	Fire & Rescue:
This decision relates to:	X		

APPROVAL (for completion by Staffordshire Commissioner only)

Rationale for approval

The Commissioner and Deputy Commissioner have been briefed on this. This is a key site around business continuity. This piece of work has been ongoing for a while now, there is a lack of segregation and there are several health and safety risks within the site at present.

STAFFORDSHIRE COMMISSIONER

Signature

Date 06/02/2024

Date decision required by: 6th Feb

If an urgent approval is required, please state reasons:

The last HMICFRS custody thematic inspection was 2017, the Force are due another inspection imminently, and in the current round of custody inspections across the UK shows a number of common themes that this project will address.

The Force has a requirement to comply with safe detention standards and maintenance of a facility is key to this.

For completion by Staffordshire Commissioner's Office only:-

Decision Number: SCP/D/20232/011

Date Received: 22/03/2024

	Yes	No
Has the required decision been considered under the guidance of the Staffordshire Commissioner's Decision Making Policy?	x	
Has the required decision been deemed to be a Key Decision as defined within the Staffordshire Commissioner's Decision Making Policy?	x	
Who is empowered to make the required decision? Staffordshire Commissioner		

Title	NACF Refurbishment Project
<p>Summary:</p> <p>Following presentation of the business case at EMB on 30th Jan 2024 it was agreed the business case could then be presented to The Commissioner at SGB. The decision seeks to approve the business case and allow the project to be competitively tendered to ensure value for money is achieved.</p> <p>An independent NPEG survey was undertaken 21/22 and found the site wanting in a number of area's. Some area's classed as 'quick wins' were rectified at pace however there were a number of other area's which couldn't be undertaken without significant impact on site operations. It was decided that these area's should form part of a larger refurbishment project.</p> <p>Engagement with Commercial Services provided a route to market via a framework arrangement which allowed for Willmott Dixon to undertake a free of charge feasibility study and cost plan. Currently the cost plan provided by Willmott Dixon indicates a cost of £3.9m to deliver the project. The MTFS contained a core allowance of £3.7m and additional aligned budgets for items such as refs area and CCTV that are addressed within the £3.9m indicative cost.</p> <p>The investment into site will not only address NPEG concerns but provide modern, fit for purpose facilities for the staff onsite. Custody struggles to attract and retain staff due to the lack of facilities for onsite staff. The business case sets out the risks which are posed to the Force, which will be mitigated by undertaking and delivering this project.</p>	

Recommendation:

The Commissioner approves the business case to allow the project to proceed to a competitive tender stage.

Chief Executive

I hereby approve the recommendation for consideration.



Signature

Date 06/02/24

REPORT AND ADVICE TO THE STAFFORDSHIRE COMMISSIONER**1. Introduction and background**

The NACF Refurbishment is part of the main estates investment programme with activity prioritised as follows:

1. OPST
2. L&D Classrooms
3. Firearms Training Facility
4. NACF
5. Longton police Station

The business case was presented to EMB on 30th Jan 2024 where approval was given by the Board to allow the business case to be presented to the Commissioner at SGB. The Commissioner was briefed around the project pre Christmas

Following an independent survey undertaken by NPEG 21/22 the site was found wanting in a number of areas. These areas highlighted were mainly around bringing the facility up to a standard whereby it meets the current 'Custody Design Document' produced by the Ministry Of Justice.

Shortly after Willmott Dixon were approached via Commercial Services as part of the Procurement Hub Framework to undertake a free of charge feasibility study. This study looked at the points raised within the NPEG report, staff feedback and then provided a design solution which would encompass all these areas. As part of the feasibility study a cost plan was produced to enable a budget estimate to be established.

Consultation has been had and will continue to be had with all staff onsite as well as other internal interdependencies and external partners.

The site since its construction in 1993 has had little to none major investment and is in need of investment to ensure the facility can stay operational. The Force are overdue a thematic inspection by the HMICFRS as the last inspection was carried out in 2017. Though its unlikely this project will be completed prior to any

HMICFRS inspection it does provide the inspectorate with the confidence the Force has a plan to deal with the outstanding issues at site.

2. What other options have been considered?

2 other options have been considered but however ruled out at EMB(30th Jan24) as viable options.

Cancel the project and 'Repair if/when breaks'

Currently this approach is costing circa £150k of revenue spend per year and £200k capital spend and following the MEP(Mechanical Electrical Plumbing) survey undertaken a further £500k worth of investment to replace end of life plant will be needed in the coming years. As with any building as time goes on plant and fixtures fail which then require significant revenue spend. A reactive approach causes operational pressures and can severely hinder site operations, this then in turn can have wider impacts on the Force due to a lack of cell availability.

Delay the project

This option would see the project delayed to late summer time and then the appointment of Wilmott Dixon to begin design works to allow the construction period to commence February 2025 and complete prior to December 2025. This option would allow the busy Christmas period to be negated however would see an extension of around 6 months onto the project completion date. This option would potentially see changes in the current cost plan but then also delays the rectification of the risks highlighted previously.


3. Consultation and Engagement undertaken

The following parties have been engaged with either at the pre design phase or during the business case forming stage:

- Ch Insp Lucy Maskew (Custody)
- Russ Lawson (IT)
- Jasraj Purewal (Finance)
- Amy Vukovic (Commercial)
- Michell Ryan (Commissioners Office)
- CDO's and Sergeants

Report Implications

4. Monitoring Officer comments:

Signature  Date 06/02/24

5. Section 151 Officer comments:

This delivers on one of the key investment programmes within the Medium-Term Financial Strategy.

£3.7m of funding for the core project is contained within the MTFS. In addition, a number of other budgets for items such as CCTV replacement (not enhancement) and refreshed kitchens have been included in the MTFS (these would need doing regardless of the refurbishment) – these budgets will be aligned to the total requirement of £3.9m. However, given this project needs to be tendered the commissioner needs to be aware that these cost estimates are for planning purposes at this stage and cost certainty will come post tender.

This supports the wider requirement on the Force to ensure safer detention. The upgrades in CCTV should reduce the need to abstract front line officers to undertake individual cell watches increasing productivity and front line visibility.

Signature  Date 06/02/24

	Yes	No
Has legal advice (outside of that provided by the Monitoring Officer) been sought on the content of this report?		X
6. Legal Comments: Nothing applicable or relevant to the business case		
7. Equality Comments – Not Applicable		
8. Background/supporting paper –		
Please answer the following questions	Yes	No
9. Public access to information?		X
10. Does this decision involve the processing of personal data? (If yes please attach a completed Data Impact Assessment)		X
11. Is the publication of this form to be deferred? (If yes approx. how long?)		X
12. Does this form contain commercial or operationally sensitive information which is to be redacted? (If yes, please provide details with the submission of this note)		X

13. ORIGINATING OFFICER DECLARATION:

Author	Dan Lycett
Signed	Dan Lycett
Date	01/02/2024