

CAPITA SYMONDS

the **best of health**

transforming health services through the efficient use of property

Capita Symonds is the UK's leading delivery partner for real estate and infrastructure solutions in the health sector. We are a major division of Capita.

Enhanced by our acquisition of Inventures, we offer a portfolio of services unmatched by our peers – fusing health, estates, property and strategic real estate expertise with cutting edge design, management, planning, engineering and business skills to support QIPP delivery; the best of health.

We achieve so much more when we work together and we believe that collaboration across the public, private and voluntary sectors will be key to meeting the massive challenges faced by public sector property over the next five years.

Our unparalleled expertise in clinical services redesign, coupled with the experience, motivation and insight inherent in the health sector, offers exciting opportunities for collaboration that can deliver transformation and lasting value to clinical services and the health estate.

the best of health

“The NHS must...maintain a relentless focus on achieving the £15-20bn efficiency savings over the next four years by improving quality and productivity so that this can be re-invested back into the service.”

Sir David Nicholson KCB CBE, NHS Chief Executive
Foreword: Revision to the Operating Framework for the NHS in England 2010/11

£35bn

estimated value of the health estate*, costing...

£6bn

per annum to run†



Using the central government estate more intensively could reduce its accommodation needs by **30%** saving **£1bn a year** *

Furthermore, slimming down the health estate by **20%** over the next ten years would cut running costs by **£1bn** a year

Efficient estate rationalisation will mean transforming the healthcare estate into more sustainable and appropriate accommodation to support the efficient delivery of healthcare services in combination with service co-location and transformation.

Through better utilisation alone the space that healthcare and support services occupy could be reduced from 25 million sqm to 22.5 million sqm – saving £0.5bn a year – not to mention subsequent billions of capital proceeds which could be realised and reinvested in reconfiguration and frontline services.

Delivering these savings will require transformational change of an unprecedented scale, focussed on service delivery, people and behaviour, rather than simply desk utilisation studies and furniture solutions. It will also require partners to the NHS to understand the service delivery equation, and be prepared to take on significant commercial risk positions to enable effective property value to be created and delivered.

Our integrated expertise covers the full property life cycle and can deliver real change



Opportunity identification

- estates mapping to assess co-location efficiencies
- identification of oversized / inefficient properties and portfolios
- identification of potential for shared accommodation
- evaluation of property services supply chain costs
- event driven opportunistic action



Advisory and feasibility

- stakeholder engagement and management
- service delivery process re-engineering
- occupational and operational strategy development
- benefits appraisal and value management strategies



Acquisition and property transfer

- transaction management and execution
- valuation of target assets and sites
- developer and landlord negotiations
- due diligence assessment of risks and liabilities



Design and development

- shared services and integrated management
- transforming community services
- 'New Ways of Working' development and implementation
- procurement and funding solutions
- transition design and delivery



Property and asset management

- building condition and compliance assurance
- integrated management models and managed solutions
- property and facilities service delivery
- lease re-gears, renewals and breaks
- maximising investment values

Disposal

- assessing and securing alternative use values and consents
- sales process management and execution
- sales value and gain share maximisation

built assets are the last to think about, but the longest to change...

www.capitasymonds.co.uk/health

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The logo for 'Inventures' features a stylized white graphic above the word 'Inventures' in a clean, sans-serif font. The graphic consists of three curved, overlapping shapes that suggest movement or a stylized letter 'I'.

Capita Symonds acquired Inventures in
February 2010, which is now an integral
part of Capita Symonds health offering.