

## **INTERMEDIATE CARE FACILITY - SPA COURT**

### **1 SUMMARY**

- 1.1 Members to consider a progress report on the provision of an intermediate care facility at Spa Court, Hockley.

### **2 INTRODUCTION**

- 2.1 In March 2004 the Primary Care Trust (PCT) took a 12-month lease on a flat at Spa Court with a view to using it as an intermediate care facility. It was envisaged that the PCT, along with colleagues in ECC Social Services, would identify patients who might use the facility as a 'stepping off' point to return to independent living. The partnership arrangement between the two agencies and the Council was seen as a partial solution to dealing with problems associated with 'delayed release' patients.

#### **Availability**

- 2.2 Council agreed to spend around £9,500 in refitting the flat so as to be suitable for special needs tenants. The PCT paid one year's rent and Council Tax in advance. The tenancy commenced on 1 March 2004 just shortly after the refitting was completed. The PCT arranged furniture, carpets and curtains, and also equipped the flat for assisted living.
- 2.3 In September, the Head of Service reported that it had not been possible to identify a tenant and at Committee on 20 October 2004 representatives of the PCT were further questioned as to problems associated with tenancy. Members were advised that prospective tenants expressed a preference to go straight to their homes or into residential care when discharged from hospital.

### **3 LATEST POSITION**

- 3.1 The Head of Service met with representatives of PCT and ECC Social Services on 2 December 2004 when it was established that the position was unchanged. Although one case worker had identified a possible occupant, at the time of drafting this report the position was still unchanged with no occupation of the unit since handover on 1 March 2004.
- 3.2 The only other identified facilities in Essex are located in Basildon where two units are reserved for intermediate care. Basildon District Council have been contacted to establish the level of use and it appears that these units have been used but only sporadically.
- 3.3 As it had been difficult to identify 'delayed release' patients to occupy the flat other occupancy was explored at the meeting. This included:-
- respite care for an elderly cared-for person;

- carers in 'extreme distress';
- elderly person subject to a 'Place of Safety' Order;
- sheltered housing tenant with failing health awaiting a residential placement.

3.4 All of these options will be considered in the coming weeks, but the Head of Service is not confident on a suitable occupant being identified.

#### **4 LEASE ARRANGEMENTS**

4.1 As indicated earlier in this report, both rent and Council Tax has been covered until 28 February 2005. By 1 February the PCT will have to indicate their future need for this facility under the terms of the lease. A further partnership meeting has been arranged for 27 January.

#### **5 FINANCE AND RESOURCE IMPLICATIONS**

5.1 As far as the Council is concerned there are no other resource implications as rent and Council Tax are paid. However, concern has to be expressed about the £9,500 investment made by the Council in originally adapting the unit for this perceived need.

#### **6 RECOMMENDATION**

6.1 It is proposed that the Committee considers this report in conjunction with the Head of Service' verbal update on final negotiations concerning ongoing use of the flat.

Steve Clarkson

Head of Revenue and Housing Management

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#### **Background Papers:**

Lease Agreement

For further information please contact Steve Clarkson on:-

Tel:- 01702 318005

E-Mail:- [steve.Clarkson@rochford.gov.uk](mailto:steve.Clarkson@rochford.gov.uk)