

Report to:	Cabinet	Date of Meeting:	7 January 2021
Subject:	Parkhaven Court Maghull - Award of Contract for the provision of Extra Care		
Report of:	Executive Director of Adult Social Care and Health	Wards Affected:	(All Wards);
Portfolio:	Cabinet Member - Adult Social Care		
Is this a Key Decision:	Yes	Included in Forward Plan:	Yes
Exempt / Confidential Report:	No		

Summary:

To seek approval for a Direct Award of a Contract for the provision of Care and Support at Parkhaven Court Extra Care Scheme.

Recommendation(s):

- (1) Note that Parkhaven Trust were successful in their bid to access the Liverpool City Region (LCR) Pseudo Dynamic Purchasing System (PDPS) for the provision of care and support which members approved in March 2018;
- (2) Approve the award of a contract using the LCR PDPS Purchasing System which allows for the direct award of a contract in exceptional circumstances for the period of 2 years, with an option to extend for 1 further year, commencing on the 1st April 2021, to Parkhaven Trust for the provision of Care and Support at Parkhaven Court Extra Care Housing Scheme;
- (3) Delegate decisions with regards to the specification, contract terms and referral processes to the Executive Director for Adult Social Care and Health in consultation with the Cabinet Member for Adult Social Care. Such decisions will be made prior to the award; and
- (4) Delegate the decision with regards to the 1 year extension to the Executive Director for Adult Social Care and Health in consultation with the Cabinet Member for Adult Social Care.

Reasons for the Recommendation(s):

The land and buildings where the Parkhaven site sits are owned by the Parkhaven Trust, a charity going back many years in the area. Your Housing Group are the Landlord for the Extra Care Housing.

The site is dedicated to people living with Dementia and in addition to Extra Care housing the site has a day service, a brand-new nursing home, offices and a purpose-built respite unit. Parkhaven provide all the care and support across the whole site and provide the housing management function related to the Extra Care Scheme under an exclusive arrangement with the Landlord.

The LCR PDPS allows direct award of a contract to a provider on the PDPS in exceptional circumstances such as those described above, including “If the provider has a genuine existing exclusive arrangement with the landlord of the scheme” and “where the provider is already providing other services at the premises and it is impracticable / not commercially feasible for another provider to be appointed to the Individual Contract”. Parkhaven have a place on the LCR Extra Care PDPS and this was awarded through a competitive tendering exercise.

As part of the development of the Councils Strategic Approach to Extra Care Provision, the Cabinet Member for Adult Social Care and the Cabinet Member for Communities and Housing have approved an Extra Care Prospectus. This document will set the baseline and direction of travel for the development of Extra Care provision in the Borough and how we will seek to work with Extra Care Housing providers including any new schemes to be developed alongside existing schemes. This will ensure we enable consistency in our commissioning, alignment of specifications, contract terms, processes, pathways and utilise an agreed yet to be developed housing allocations policy. The Services at Parkhaven Court would be considered as part of this work and any future commissioning and procurement needs developed in accordance with the strategy developed.

The Prospectus recognises however that there will be different models and provider configurations which will require different commissioning and procurement approaches to ensure that communities in Sefton benefit from the opportunities these provide.

Alternative Options Considered and Rejected: (including any Risk Implications)

An open procurement process was considered for the contract for Extra Care services at Parkhaven Court but was rejected due to the need to ensure stable provision on site whilst further consideration is given to the longer-term arrangements for the provision of Extra care in the borough.

What will it cost and how will it be financed?

(A) Revenue Costs

£610,000 for the 2 year contract period and £915,000 including the 1 year extension option (subject to any annual rate increase).

Revenue costs will be met from existing Adult Social Care budgets.

Extra Care housing provides a cost-effective alternative to other current services, principally Residential care.

(B) Capital Costs

None

Implications of the Proposals:

Resource Implications (Financial, IT, Staffing and Assets):
none
Legal Implications:
Care Act 2014 Care and Support Statutory Guidance Public Contract Procedure Rules 2015 - The Provider completed a competitive tendering exercise and the contract has been awarded according to the terms set out in the tender documentation.
Equality Implications:
The equality Implications have been identified and mitigated.

Contribution to the Council's Core Purpose:

Protect the most vulnerable:
Parkhaven Court provides care and support in an Extra Care setting to people living with dementia assessed as requiring such services, thus ensuring that the Authority meets their assessed needs.
Facilitate confident and resilient communities:
Extra Care housing is a model of service which supports the maintenance of independence, including ensuring that Service Users remain as part of, and can continue to access their local community. The scheme enables the residents to retain as much independence as possible, by providing them with their own home in a safe and secure environment with support.
Commission, broker and provide core services:
The service will act as a key support for the person living with Dementia, helping coordinate their lives to retain independence for as long as possible in the least intrusive way.
Place – leadership and influencer:
The Extra Care scheme contributes positively to the local area, providing attractive buildings/sites and a wider variety of accommodation that enable people to remain as part of a community for longer. The service has a positive influence on the lives of people living with Dementia by having strategies in place to prevent neglect, through organising activities aligned to

their interests and proving care by consent with the service user exercising choice and control.
Drivers of change and reform: The service will ensure that people living with dementia can sustain living independently for as long as possible, and are fully aware and informed about the choices available exercising choice and control over their future.
Facilitate sustainable economic prosperity: N/A
Greater income for social investment: N/A
Cleaner Greener The scheme is set in a woodlands site and there are plots available for residents to grow their own fruit and veg and a gardening activity to learn the skill, join a group.

What consultations have taken place on the proposals and when?

(A) Internal Consultations

The Executive Director of Corporate Resources and Customer Services (FD.6221/20) and the Chief Legal and Democratic Officer (LD4413/20) have been consulted and any comments have been incorporated in the report.

Procurement colleagues have been consulted and confirmed that they are satisfied the recommendations of the report are compliant with Contract Procedure Rules and procurement legislation based upon the conditions contained within the PDPS.

(B) External Consultations

Consultation has taken place with LCR colleagues and also housing and care providers as part of the development of the Extra Care Strategic Approach and the Extra Care Housing Prospectus.

Implementation Date for the Decision

Following the expiry of the “call-in” period for the Minutes of the Cabinet Meeting

Contact Officer:	Alison Taylor
Telephone Number:	Tel: 0151 934 3936
Email Address:	alison.taylor@sefton.gov.uk

Appendices:

There are no appendices to this report

Background Papers:

There are no background papers available for inspection.

1. Introduction/Background

- 1.1 Parkhaven Court is an Extra Care Housing Scheme for people living with dementia.
- 1.2 The Parkhaven site consists of a unique facility which is dedicated to support people living with Dementia and in addition to the provision of Extra Care housing on the site there is a day service, a newly developed nursing home, offices and a purpose built respite unit.
- 1.3 The land where the facilities are located is owned by Parkhaven and over the years Parkhaven Trust have sold off portions of their land resources to support the development of its dementia specialist facilities, wanting to provide these locally for the benefit of communities in the area.
- 1.4 For the Extra Care provision, Parkhaven lease the proportion of the land where the scheme is located to Your Housing Group, who are the legal landlord.
- 1.5 The Extra Care scheme has 24 flats (12 one bedroom, 12 two bedroom) and accommodates single people, couples, friends and siblings enabling people to continue to live together even if only one of them needs care and support.
- 1.6 Parkhaven have provided 24/7 Care and Support and support funded through adult social care funding and the housing management function as part of a management agreement with Your Housing Group.
- 1.7 Funding arrangements for people within the scheme consists of a rent element, accessible through housing benefit where applicable, a service charge and the Care and Support contract.
- 1.8 The Care and Support model aims to maximise independence through the individual doing as much as they are able to do for themselves with the help of family and friends where possible.
- 1.9 Once a referral has been made by the Council, Parkhaven undertake an initial assessment to develop a support plan with the individual and their next of kin. This helps to establish the persons individual preferences and builds on past experiences, family history to ensure support is provided around how the individual wishes to live their life. The ethos is to support as much choice and control as possible around the persons needs and how they want services delivered.
- 1.10 To avoid social isolation various activities are in place and tenants are encouraged to engage, this includes gardening and a range of other group and individual based sessions, support accessing spiritual and cultural needs and activities which promote retaining of skills around movement and cognitive ability which aids with their dementia and enhances independence.
- 1.11 During the COVID -19 pandemic Tenants have been assisted to use electronic tablets to keep in touch with family and join in activities.
- 1.12 The service works closely with the community mental health and social work teams to support individual needs as they change and individuals are encouraged and supported to attend a local health services.
- 1.13 Feedback from Service Users and their families on the care and support offered is consistently good with the most recent CQC report rating the service as "Good" in January 2019.

2 The Contract

- 2.1 The annual value of the Care and Support Contract is £305k per annum.
- 2.2 The contract provides for 20000 hours of support annually including night cover, for which each individual can access the services to meet their needs in a flexible way.

- 2.2 The current Contract with Parkhaven is due to expire 31st March 2021 so there is a need to ensure contractual arrangements are in place for the service for the period commencing 01 April 2021.
- 2.3 Cabinet approved Sefton joining the LCR Pseudo Dynamic Purchasing System (PDPS) in March 2018 and using it to procure Extra Care Housing, Care and Support provision when it was established that this approach would meet Sefton's needs.
- 2.4 The PDPS is hosted by Liverpool and served Knowsley, Liverpool and Sefton with Wirral added recently.
- 2.5 Parkhaven Trust were successful in accessing the PDPS in November 2020.
- 2.6 The PDPS allows for the direct award of a contract to a provider in exceptional circumstances.
- 2.7 The circumstances as outlined above, have considered the stability of the current service, whilst ongoing work is in place to develop the Strategic Approach to the development of Extra Care provision in Sefton, alongside the commissioning, referral and procurement processes required to ensure consistent and sustainable care and support provision is in place.
- 2.8 The service is part of a wider portfolio of provision for people living with dementia on the site owned by Parkhaven Trust where the Trust invested significantly in the development of the Extra Care scheme and entered into leasing arrangements with a housing provider to enable the scheme to be registered as an Extra Care provision.
- 2.9 All of the care delivery on the site and across all services is provided by the Trust enabling continuity of care and the ability to deliver wrap around or enhanced support and where necessary enable people to move between services as their needs change however being supported by the same provider.
- 2.10 This reduces the impact of changes to people living with dementia and provides an opportunity for all their needs to be met by one trusted organisation.
- 2.11 It would be difficult to procure an alternative provider given the structure in place and the Trusts portfolio on the one site.
- 2.12 It was recognised within the development of the LCR PDPS that there would be a range of models for Extra Care provision and therefore commissioning arrangements required to support this. In this case the direct award to Parkhaven Trust would support this as an exceptional circumstance and enable the council to benefit from using the scheme and other services on the site for the benefit of Sefton residents with adult social care needs. If such commissioning arrangements were not agreed the Trust would look to use the scheme to provide services outside of the Sefton commissioning arrangements.

3 Conclusion

- 3.1 Cabinet are therefore asked to approve the award of the contract to Parkhaven Trust for the provision of Extra Care on the site as this is consistent with the procurement processes enabled through the LCR PDPS and the exceptional circumstances contained within this. This will also provide continuity of provision for people living with dementia on the site. The work which will continue with regards to the strategic approach and development of Extra Care in Sefton recognises the need to have a range of provisions to meet the needs of people in Sefton and Parkhaven Trust will be engaged as part of this ongoing process.