

A partnership approach to rationalising the public sector estate

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The public sector needs to:

- Transform the way it delivers services
- Transform the way people work
- Protect front line services as much as possible
- Use property and land to help deliver transformation

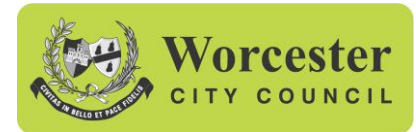
You can do so much more by working in Partnership

- Days of single service single occupancy buildings have now gone!
- In future our stock will be:
 - Multi-partner, multi-agency
 - Customer facing
 - Mix of public/private /voluntary sectors
 - Some will be community managed

Worcestershire Capital and Asset Partnership:

- A Transformational project – working with partners across the public and private sectors and with the community
- Driving and facilitating service transformation, regeneration, growth, development and jobs
- Saving money through rationalisation, co-location and sharing and service integration

Worcestershire CAP Partners





How did we get started - Critical Success Factors

- Build on existing Partnerships – mapped property
- Leadership
- Identify benefits
- Something in it for everyone
- Work with the Willing
- Share delivery & Resources
- Service transformation and property rationalisation
- One size does not fit all

In 2 years – the County Council has:

- Released 71 buildings – 47 freehold and 24 leasehold
- Over 30% of total floor area (32,000 m²)
- Saved £1m from administration buildings
- Saved £1m from service buildings
- Plans in place for a further £1m savings
- Raised £9m in capital receipts

Two Case Studies

Bromsgrove Parkside - Partners co-locating as a result of this project are:

- Worcestershire County Council
- Bromsgrove District Council
- Library Services
- Bromsgrove Customer Service Centre
- Registration Services
- Job Centre Plus
- The capital receipts are estimated to be in the region of £3,680,000

Stourport Civic Centre - Partners co-locating as a result of this project are:

- Coroner, Coroner's Court and Coroner Support Services
- West Mercia Police
- Stourport Library
- Stourport Customer Service Centre
- Age UK
- Stourport Town Council
- Local Businesses Units
- Community run theatre

How do we sustain Partnership working?

- Idea of combining expertise on strategic asset management in a wholly owned Joint Property Vehicle – A company limited by shares.
- Unique range of shareholders - Significant interest from Government
- Awarded £50k pathfinder for OBC
- Awarded £400k DCLG transformation fund to take to implementation

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