

Case Study

Mossley Hill Mental Health Facility, Liverpool



Client: Mersey Care NHS Foundation Trust

Size (m2): 8,018m2

Capex: £53.9m

Project Status: In construction

Timescales: Due to be completed late 2024

Services Provided: Project Management

The new mental health facility which will sit on the Mossley Hill Hospital site, is part of Mersey Care's ambition to replace out-dated dormitory-style accommodation. The new state of the art, 80-bed adult mental health facility, will carry on a tradition of this site serving the people of Liverpool.

gbpartnerships manage, working on behalf of Liverpool Sefton Health Partnership (LSHP), is overseeing the construction phase of the new mental health facility. The team has an established track record in successfully delivering new generation, purpose-built, inpatient mental health facilities. The Mossley Hill development is the third mental health hospital gbpartnerships has been commissioned to deliver on behalf of Mersey Care – with Clock View Hospital and Hartley Hospital in Southport completed in 2015 and 2020 respectively.

When open, this state-of-the-art mental health facility will eradicate traditional shared dormitory-style mental health wards at Mersey Care by providing:

- single bedrooms with en-suite bathrooms to promote privacy and dignity
- therapeutic light and airy environments that include activity areas
- facilities that promote recovery such as family visiting and multi-faith spaces
- access to safe garden areas.



Our Role:

- Full project management services through the design and planning, contractors procurement and construction stages.
- The gbpartnerships team managed the design team (Gilling Dod Architects) through the planning submission, supported by Turley Planning, starting preliminary works on-site in March 2021.
- The early stages of the project saw our team navigate numerous challenges in the form of the Covid-19 pandemic, hyper inflation and labour shortages. To keep the project on track gbpartnerships led the client and professional team through a value engineering exercise to ensure it remained affordable.
- The gbpartnerships team managed procurement and oversight of the demolition works by Connell Brothers Demolition. This included removal of a significant quantity of potentially hazardous historical building materials while working in a residential area and on a site that is closely located to a listed building. The tree protection plan used entailed specially built frames or enclosures around the mature trees on site. This ensured trees were not damaged by heavy machinery involved in the demolition or future construction.
- The gbpartnerships team also lead on the procurement and tendering exercise, instructing the main contractor, Graham construction who were chosen as the preferred build partner.



Sustainability and Social Value:

- Demolition experts Connell Brothers achieved a 95 percent recycling rate, processing building rubble that was crushed for re use on site as future building materials.
- The design provides a biodiversity net gain through the inclusion of trees and gardens and encourages more sustainable travel modes through cycle parking and car charging points.
- The building will achieve the BREEAM Excellent environmental standard with air source heat pumps being used instead of fossil fuel burning gas boilers. High levels of insulation will be achieved through the use of Modern Methods of Construction – utilising precisely factory manufactured building components.



Impact:

- The scheme remained affordable thanks to the considered value management process undertaken by gbpartnerships and started on site in 2022 as a result.

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Artists impression of the new-look facility



Demolition was completed in early 2022



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