



## Property Services

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## Norfolk and Waveney Clinical Commissioning Group

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Broadland Business Park  
Thorpe St Andrew  
Norwich  
NR7 0WG

25 June 2021

Mr Nick Rees  
Clerk  
Halesworth Town Council

### **Re: Patrick Stead and Rayner Green**

Dear Mr Rees,

We hope that this letter finds you well. We are writing in reference to plans for the future of Patrick Stead Hospital in your constituency.

As you may be aware, a decision was made in March 2018 by the then NHS Great Yarmouth and Waveney Clinical Commissioning Group (CCG) to invest in modern, permanent facilities for the provision of therapy and phlebotomy services in the Rayner Green building on the Patrick Stead Hospital site, following appropriate refurbishments.

The £819,000 works to improve the Rayner Green building were funded by the site's landlord, NHS Property Services (NHSPS). The refurbishment project consisted of the creation of a larger waiting room, multi-use consulting and treatment rooms as well as a physio area and a phlebotomy clinic were concluded some time ago, and both NHS Property Services and NHS Norfolk and Waveney CCG are preparing themselves for services to move from the Patrick Stead Hospital to the new site.

The Patrick Stead Hospital building, which has been closed for many years, has been released to NHSPS so that it can start the next stage of its life.

Both NHSPS and the CCG are aware that the Patrick Stead Hospital is listed as an Asset of Community Value and will of course abide by the requirements of the disposal process for this property designation. When NHSPS trigger the disposals process, community groups will have six weeks to declare an interest in acquiring the property and if any bid of this kind is received, they will have six months to raise the funds to buy the property at market value, as per NHSPS' duties under the Estates Code.

Please be assured, that the sale of the Patrick Stead Hospital is completely separate to service provision. Services in the area will not be impacted as a result of this, but in fact have been considerably improved thanks to this investment. The refurbishment has resulted in the development of permanent, modern facilities on the site, demonstrating NHSPS and the CCG's commitment to providing health services in Halesworth for local people. The sale of Patrick Stead Hospital has enabled NHSPS to invest in the refurbishment of the Rayner Green building, and we hope that the new facility will enable frontline clinicians to further enhance the delivery of patient care to the people of Halesworth.

We trust the above information is helpful. Should you have any questions, or wish to discuss this matter further, please do not hesitate to get in touch with us.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Ben Hogston', written over a horizontal line.

**Ben Hogston**  
**Associate Director of Primary Care Networks**  
**(Great Yarmouth and Waveney)**  
**NHS Norfolk and Waveney Clinical Commissioning Group**

A handwritten signature in black ink, appearing to read 'Paul Cross', written in a cursive style.

**Paul Cross MBA FCMI**  
**Regional Partnership Director**  
**East of England**  
**NHS Property Services**