



Birmingham Hospital

Birmingham, UK

Client:
University Hospital
Birmingham NHS
Foundation Trust and the
Birmingham and Solihull
Mental Health NHS Trust

Balfour Beatty
Companies Involved:
Balfour Beatty Capital,
Balfour Beatty
Construction, Haden
Young, Balfour Beatty
Construction Plant and
Fleet Services and
Balfour Beatty
WorkPlace

Value:
£553 Million

Staff:
10,600

Beds:
1,353

Financing Type:
Bond

Services:
Developer
Equity Provider
Facility Manager
Asset Manager

Project Description

- Consort Healthcare (Birmingham), the concession company awarded the 40-year, £553 million contract for Birmingham New Hospitals Project. Financial close was reached in June 2006.
- Balfour Beatty's shareholding is 40%. Our two shareholder partners are Royal Bank Projects 30% and HSBC Investment Management 30%. Balfour Beatty's total committed investment is £23 million which will be injected between 2009 and 2010.

Key Facts

- Relocates most of south Birmingham's key clinical and mental health facilities to a single site.
- Construction work is being undertaken through a joint venture between Balfour Beatty Construction and Haden Young over a 62 month period.
- Consort Healthcare (Birmingham) is responsible for the facilities management services at the hospitals. This has been subcontracted to Balfour Beatty WorkPlace, the Balfour Beatty group facilities management company.
- The PPP (also known as PFI) contract involves the design, construction, financing, maintenance and management of the lifecycle replacement of the new hospitals
- The concession is for 35 years, following completion of the five-year, two-month construction period
- The mental health facilities opened in 2008, followed by the main acute facilities in 2010
- Final completion is due in 2012, when the hospital will accommodate over 1,300 beds – 21% more than the facilities it will replace
- The construction work is being carried out by a joint venture between Balfour Beatty Construction and Haden Young
- Off-site construction is key to the timely delivery of this large and complex project. Pre-fabricated building components and modularised building services are bringing safety, programme and quality benefits
- Balfour Beatty Civil and Construction Plant Services provided temporary office and welfare facilities.