



## Freedom of Information Request: Our Reference CTMUHB\_63\_26

### You asked:

#### 1. The estimated cost of repairs to Maesteg Hospital is said to be £5-6m, can you be more specific? And give details of the work needed

An estimated figure of £5-6m has been referenced regarding Maesteg Hospital, but this does not relate to repairs required at the site. This figure relates to estimated abnormal costs that would be incurred if proceeding with a full redevelopment of the Maesteg Hospital site. Abnormal costs in builds or refurbishments refer to additional or unusual costs that you might encounter when developing a particular site and, for Maesteg Hospital, this includes works in relation with retaining the existing original façade, demolition of parts of the building at the rear and highways / junctions / entrance improvements.

#### 2. The roof has been replaced but it still leaking, why is this not being addressed or the contractor not being recalled

Two elements of the roof were replaced at Maesteg Hospital in 2021. The complex design of the roof, alongside the condition of other elements of the building adjacent to the roof, has presented challenges in fully preventing water ingress in those areas.

#### 3. Is there an impact assessment associated with the ongoing use of the hospital because of these repairs not being addressed

Since 2019, CTM UHB has undertaken essential repairs, day-to-day and routine maintenance to maintain the delivery of safe, compliant services at Maesteg Hospital, including investment in a partial roof replacement and a new radiology suite.

#### 4. As above is there a risk assessment and health and safety report based the impact of not addressing the repair, and can it be made available as the hospital and surgery is still in use by health care workers and the public

As outlined, CTM UHB continue to undertake essential repairs, day-to-day and routine maintenance to maintain the delivery of safe services in a compliant manner at Maesteg Hospital.

#### 5. Finally why has it been allowed to get to this point of disrepair

When CTM UHB took responsibility for Maesteg Hospital in 2019, the building was graded as 'C – Poor.' The backlog maintenance position at that time was estimated at £3m.

CTM UHB has undertaken essential repairs, day-to-day and routine maintenance to continue to deliver safe, compliant services at Maesteg

Hospital, as well as capital investment of £1.4m since 2019. These investments include the partial roof replacement and a new radiology suite.