**Rowthorne, Swanwick**

Proposal is to refurbish. The rationale is as follows:

In consideration of the modelling in the Older People’s Housing, Accommodation and Support Commissioning Strategy it is clear that in order to effectively manage and support the wider residential care home market, in line with demographic trends, some Direct Care capacity will be required at least until 2025. With this in mind it is proposed that a programme of refurbishment is undertaken on three homes as soon as possible.

Summary of work required at Rowthorne is as follows:

Rewiring, kitchen ventilation, heating distribution, water services, lighting, fire alarm, emergency lighting and some internal fabric works. Some external/security works. Estimated cost £654,321 (for next 5 years).

Number of beds: 40

Current number of residents (as at 14/1/20): 40 (38 long term care and 2 short term care).

Total number of staff: 63

Independent sector homes in the local area with distance in miles from Rowthorne:

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| --- | --- |
| MEADOWS CARE HOME | 2.2 |
| WOODLANDS CARE HOME | 2.5 |
| HOLLYBANK HOUSE | 3.2 |
| BUTTERLEY HOUSE | 4.4 |
| CODNOR PARK | 4.4 |
| KING WILLIAM CARE HOME | 4.8 |
| FIRS CARE HOME | 5.7 |
| GLASSHOUSE HILL | 6 |
| HEANOR PARK | 6.6 |
| MILLINGTON SPRINGS CARE CENTRE | 7.6 |
| ASHFIELDS | 7.7 |
| OSMASTON GRANGE CARE HOME | 8 |
| COXBENCH HALL CARE HOME | 8.9 |
| KIDSLEY GRANGE CARE HOME | 9.3 |
| KILBURN | 9.6 |
| SHIPLEY HALL CARE HOME | 9.9 |
| HOLBROOK HALL CARE HOME | 10.1 |
| SPRINGWOOD HOUSE | 11 |
| MILFORD HOUSE | 11.1 |
| SPENCER GROVE | 11.2 |
| SMALLEY HALL | 11.2 |
| BANKWOOD CARE CENTRE | 13.3 |

Number of vacancies in these homes as at 21/1/20: 30

Number of vacancies in other Council homes in this locality as at 22/1/20: 4