



CASE STUDY: HEALTH

CAIA PARK PRIMARY CARE RESOURCE CENTRE





Facilities

- Generous reception and waiting areas with associated child's play area
- Examination and treatment rooms to provide GP and clinical facilities
- Nurses interview room, district nurse accommodation and 'outreach' facilities to support the local community
- Administration 'hub' for the Caia Park Partnership with separate access if required
- Management and clerical support accommodation for the resource centre, including the health and wellbeing services.
- Small dental surgery and associated facilities
- Staff common room, kitchen and changing facilities.

Sustainability Overview

- Development of contaminated brownfield land to provide a valuable local resource
- Sited within the local community to promote the use of sustainable means of transport to and from the site
- Bringing care and health services closer to the patient and seamlessly linking in with the local community
- Emphasis on sustainable method of transport with cycle racks and improved pedestrian routes to make the facilities more accessible to local people
- Maximising natural light where possible without compromising privacy or security
- Introduction of a number of trees on to the site will have a positive effect on the local ecology and will encourage biodiversity

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Name of Building

Caia Park Primary Care Resource Centre

Date Completed

October 2015

Project Cost

£2.5 million

Building Type

Health Centre

Location

Caia Park, Wrexham

Client

Betsi Cadwalader University Health Board &
Caia Park Partnership

Main Contractor and Developer

Castlemead Developments LTD

Building Overview

The Caia Park Primary Care Resource Centre will provide badly needed health facilities within the local community. The intended development brings together a number of Health Care and Community Facilities within the umbrella of a single building, providing a GP practice, consulting rooms and administration space for Betsi Cadwaladr University Health Board. Additionally the scheme provides a dental practice, accommodation for Inequalities in Health and administration space for the Caia Park Partnership.

The Caia Park site has been chosen for its excellent location within an existing residential area which allows a close relationship between the building and its users, encouraging local residents to walk, cycle or use public transport to access the building. Due to the use of the building, a careful and considered approach towards accessibility and level access has been taken.

The proposed layout of the development has been carefully planned with the context of the three adjoining community buildings forming the Caia Park Partnership. The main visitor / patient car parking will be kept to the north of the site, allowing the building to benefit from the south facing aspect onto the pedestrian courtyard entrance and links with the adjoining community facilities.

When completed the proposed new Community Resource Campus will provide premises that are fit for purpose, with pleasant surroundings for patients, service users and staff and the capacity to accommodate a number of services including, an enlarged Prince Charles health centre practice and a range of nursing, therapy and other practitioner services which will be provided either as practice attached or sessional visiting services.

