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Bwrdd Iechyd Prifysgol
Hywel Dda
University Health Board

Technical Appraisal Output Report

Output Report

July 2022 Final

0.7





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Section 1: Executive Summary

This report provides the Board with information and detail around the process undertaken and outputs from the Land Technical Appraisal work undertaken.

As part of the land selection process for the location of a site for the UHB's new Urgent and Planned Care Hospital a Land Team was set up in February 2021.

The Team's objective was to:

- Lead the process for site identification, identifying site options
- Facilitate the short listing process
- Manage the public and stakeholder communication and engagement
- Assess the technical and legal requirements

A task and finish group of the Land team members have met over the last 3 months to plan and facilitate the Technical Appraisal Workshops.

The full appraisal process followed to date is shown below:



Technical Land appraisal process



The process followed is based on advice received by the Consultation Institute and has followed best practice from other organisations such as NHS Lanarkshire.

Section 1: Executive Summary

The Board have, in line with best practice committed to endorse the “balanced room “ approach, ensuring votes from public stakeholders are in the majority as part of the process.

In line with best practice the two technical appraisal workshops for the weighting and scoring of the selected criteria, a 52% weighting was placed on the public scores.

The outcome of the scoring was as shown below

Site 7 Narberth	Site 12 Whitland	Site C Whitland	Site J St Clears	Site 17 St Clears
365	373	366	334	372

Section 2: Introduction and Background

Establishment of Land Team

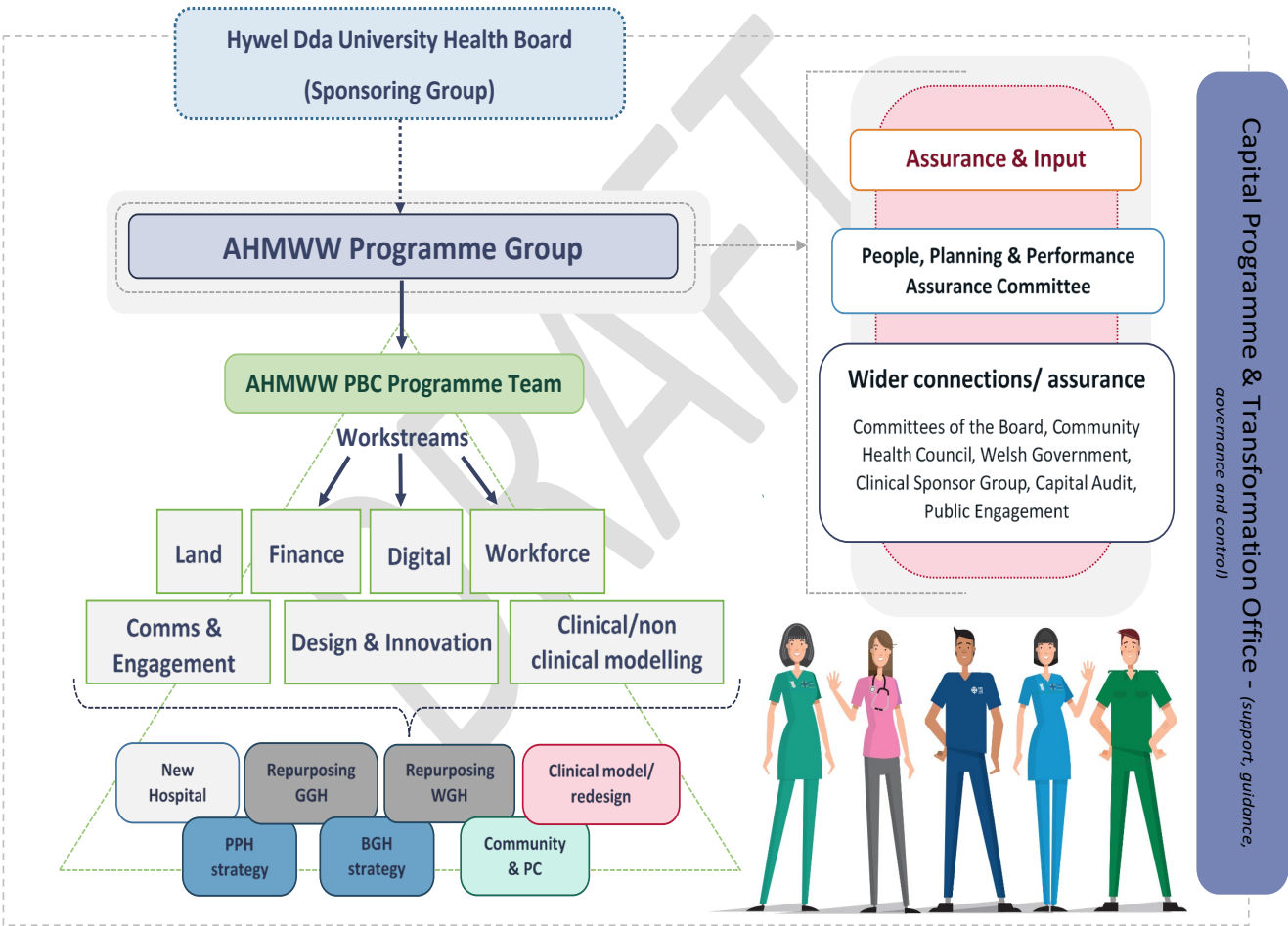
A Programme Business Case (PBC) Programme Group was constituted for the purpose of producing a PBC to deliver the Health Board’s Strategy “A Healthier Mid and West Wales”. Reporting to this group is, amongst others, the Programme Team which is supported by various groups.

The Land Team is one of several workstreams reporting to the Programme Team and was established as a Task and Finish group to:

- Lead the process for site identification, identifying site options
- Facilitate the short listing process
- Manage the public and stakeholder communication and engagement
- Assess the technical and legal requirements

in order to deliver a potential short list of sites for review and potentially a preferred optioned. The first meeting of this team was held on the 4th February 2021 and the Terms of Reference were approved on the 7th May 2021 by the Programme Group.

A HEALTHIER MID AND WEST WALES (AHMWW) INFRASTRUCTURE ENABLING PROGRAMME GOVERNANCE STRUCTURE



Section 2: Introduction and Background

Land Team Members

- Health Board representatives [Strategic Planning, Capital Planning, Property, Engagement, Communications]
- NWSSP SES Property Management
- Savills, property consultants
- BDP, architects
- Mace, project management
- Carmarthenshire County Council
- Pembrokeshire County Council
- Ceredigion County Council
- Other service leads and external consultancies would be added when required

Land Team Objective

The objective of the Land Team was to identify a preferred site for the new urgent and planned care hospital, to gain WG approval for this site and to enable the UHB to develop Outline and Final Business Cases for the new hospital including costs and risk mitigations for the specifics of the site.

The UHB had identified, through public consultation, a zone of land, between Narberth and St Clears, as the optimum location for the new facility and the team's objective was, through a defined selection process, to identify a short list of sites with a preferred site to be taken forward.

The team reviewed the process followed by NHS Lanarkshire in the identification of a site for a new hospital which gave the team the confidence that the approach to be taken was both robust and transparent and able to stand scrutiny. A key part of the process was public involvement and decision making to ensure that their voice was heard and their views included.

The Consultation Institute, which also advised NHS Lanarkshire, have provided advice to the team and have remained engaged to advise the UHB on best practice for the process and stakeholder engagement.

The proposed process of land identification and acquisition has been developed by the Land Team following advice from the Consultation Institute.



Section 3: Public Engagement

The Health Board recognised that engagement with the public was a fundamental requirement of the land identification process and have ensured that they have been involved at every major step.

The Land Team established a series of workshops to review progress, to agree outputs and confirm the next step to be taken and the Board endorsed this process following the submission of reports at each major stage:

- 10th May to 21st June 2021, invitation to the public to nominate potential sites for consideration and to state the 5 most important things to be considered regarding the location of the new facility
- 22nd October 2021, review of the initial list of sites to produce a Short list for further investigation
- 17th February 2022, confirmation of the Short list of sites
- 26th April 2022, review and agreement of the technical evaluation criteria
- 25th May 2022, weighting of the technical evaluation criteria
- 28th June 2022, scoring of the Short list of sites using the weighted criteria

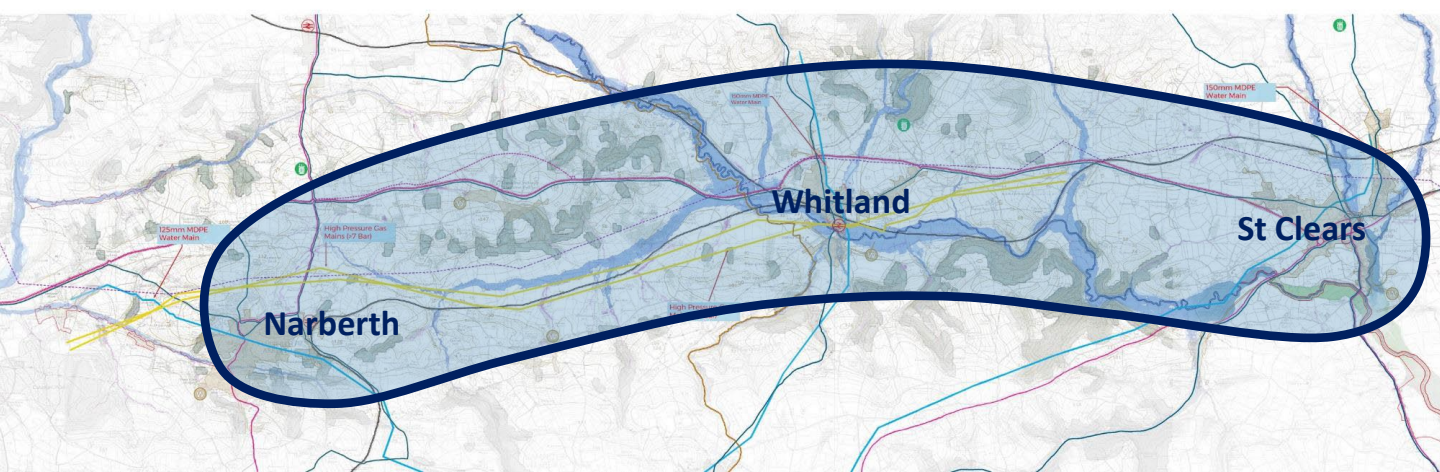
Invitation to nominate a site

The first public engagement exercise was to request the nomination of potential sites to locate the new hospital. This invitation was included with a document headed “Building a healthier future after COVID-19: Have your say” which requested feedback from the public against a stated questionnaire and was undertaken between the 10th May and 21st June 2021. The invitation also requested the public to state what, in their opinion, were the five most important things that should be considered when reviewing the location of the new hospital and to confirm if they wished to be informed about this work and further opportunities to have their say. To assist the public in identifying a site or sites a list of hurdle criteria were developed by the team and included within the documentation, these criteria were:

- The site should be within the identified zone [Narberth to St. Clears]
- The site must have a minimum of 35 acres of reasonably developable land
- The site must have realistic prospects of obtaining planning permission for a new hospital
- The site must have appropriate transport infrastructure for a major hospital site



Land Acquisition: Area of Investigation



Section 3: Public Engagement

As part of the response the public were also requested to confirm if they would wish to be kept informed of the progress made.

Eight sites were nominated by the public as a result of this invitation

A parallel desktop exercise was carried out by Savills, property consultants, to identify any sites within the identified zone that could be considered as potential locations. As a result further sites were identified within the zone. Technical members of the Land Team reviewed these sites against the agreed Hurdle Criteria and presented 3 of these sites for inclusion within the Long list of sites for review which were accepted by the Land and Programme Teams.

As a result of the public engagement and desktop review 11 sites were identified as forming a Long list of sites which now were to be reviewed.

The public's response to the request for the 5 most important things to be considered was reviewed and collated into themes during this period. A summary of these themes is detailed within the following three slides



Programme Business Case: What is important to people and what do we need to consider – top concerns

How will people get there?

- Need to improve public transport links (bus and train) – suggestions for new stations; cost / expense of transport
- Concern about good road networks (take into consideration traffic and congestion)
- Concerns about emergency transport - air ambulance; EMRTs, needs a helipad
- Wider transport concerns: community transport; access for people living in rural areas, transport out of hours; cycle shelters

Where will the new hospital be located?

- Concerns about distance to hospital and how people would get there in a timely way; access to public transport;
- Fears about potential risk to lives, including some concerns expressed about the 'the golden hour';
- Worries about rurality of location - needs to be central and local and provide access for people living in rural areas
- Queries about the suitability of site (within zone), ensuring there is room for expansion and digital connectivity

Parking

- Pleas for free parking and plenty of it
- Requests for plenty of accessible parking
- Allow sufficient space for staff parking

Public transport to proposed site

- Concerns about public transport links (bus and train) to proposed site / zone, suggestions for new stations
- Worries about the costs of transport
- Issues of access for people living in rural areas, distance and challenges for older people, families etc.
- Concerns about the availability of transport out of hours

Road infrastructure for proposed site

- Major concerns about the suitability of the road network
- Worries about the traffic and congestion, particularly in the peak season summer months
- Acknowledgement the hospital needs to be close to the main road

How will people access services?

- Concerns about addressing accessibility for wheelchair users
- Worries about access around and to the hospital site
- Fears about access to services
- Concerns about access to the hospital for people from the east, west, south and north boundaries of the Health Board

What services are available?

- Lack of detail / information about what services will be available at the new hospital
- Lack of detail / information about what services will be provided from GGH and WGH
- What are the benefits of travelling this far to the new hospital?
- Need for visitor / patient accommodation

Attracting and retaining staff

- Noting the importance of affordable staff housing near the hospital site
- Identifying the importance of easy access for staff
- Stressing the importance of affordable transport for getting to / from work for all staff pay grades
- Queries about the recruitment of staff to rural areas

Cost

- Concerns about the cost of the new hospital and also the cost of the new site
- Queries as to who will be paying for the new hospital
- Worries about the financial implications for the Health Board
- Questions around whether or not it is cheaper to invest in existing sites and buildings

Comments on the new hospital

- Many negative responses about the proposed new hospital
- People provided a range of issues for consideration as proposals for the new hospital are developed
- Very small number of positive comments about the new hospital, also some neutral comments

Future proofing

- Stressing the need for expansion in the future
- Consideration of sustainability in the design, build and future development of services
- Explore the opportunities for relatives' accommodation for critical patients etc.

Impact on environment

- Avoid greenfield sites, areas at risk of flooding
- Consider carbon footprint, including the use of green technology, decarbonisation etc.
- Impact on wildlife and local environment
- Sustainability, including green spaces for patients and staff
- Encouraging staff to use public transport to reduce the carbon footprint

Impact on local community

- Consider the impact of the new hospital on the surrounding area – population, environment
- Consider the disruption to communities during the building process

Section 3: Public Engagement

Consultation Institute

The Consultation Institute have been advising the Health Board throughout the land identification process on best practice, processes and procedure. As part of this support they issued documents regarding the methodology which could be used for both the weighting of the evaluation criteria and the scoring. This information is based on previous experience and actual implementation which has been incorporated into the process adopted by the Health Board:

- Public and Stakeholder involvement Plan
- The Weighted Scoring Method
- Working with hurdle criteria
- Insight into the NHS Lanarkshire process which has been reviewed as the basis for the Health Boards approach

The Institute have been requested to carry out a Quality Assurance audit of the process adopted by the Health Board to give an independent view of its transparency and robustness against challenge from third parties. Their letter following this review is attached in Appendix A11.

Participants for the Technical Appraisal Workshops

The Board have, in line with best practice committed to endorse the “balanced room “ approach, ensuring votes from public stakeholders are in the majority as part of the process.

In preparation for the workshop, efforts were made to ensure sufficient public representation across a range of characteristics and geographical areas. These efforts included approaching residents who had submitted an expression of interest in being part of the process along with the stakeholder list identified by the Diversity and Inclusion Team to ensure representation from residents with protected characteristics. The Health Board wrote to groups representing the following stakeholders to try to ensure that the public representation reflected the diversity and make-up of the local communities across the three counties of Hywel Dda:

Age
Disability
Gender reassignment
Marriage and civil partnership
Pregnancy and maternity
Race
Religion or belief
Sex
Sexual orientation
Welsh language/ Welsh Speakers
Those living with socioeconomic disadvantage

Public participants were intended to make up 52% of the representation in both workshops. The remaining 48% were UHB invited participants (staff) and other stakeholders. In addition, there were stakeholders who would attend but not participate in scoring the weighting criteria. Consideration for staff representation was sought from a range of pay grades in Clinical, Corporate and Facilities departments based at WGH, BGH, PPH, GGH and Hafan Derwen.

Section 3: Public Engagement

Public Participants – June workshop

Very significant numbers of people and representative organisations were approached however the tables below show the no. of public participants who accepted the invitation to attend the workshop and were expected on the day alongside actual numbers who scored.

NB. Some members of the public despite attending, declined the invitation to score the shortlisted sites.

By County	Expected to attend	Scored
Ceredigion	6	6
Carmarthenshire	11	8
Pembrokeshire	16	13
Powys	1	1
Total	34	28

By Locality	Expected to attend	Scored
Tywi Taf	9	6
N. Pembs	9	8
S. Pembs	7	5
Llanelli	1	1
N. Ceredigion	2	2
S. Ceredigion	4	4
Powys	1	1
Amman Gwendraeth	1	1
Total	34	28

Staff Participants – June workshop

The tables below shows the number of staff participants that accepted the invitation to attend the workshop alongside actual numbers who scored.

Staff	Expected to attend	Scored
Total	39	29

Section 4: The Workshops

Longlist to Shortlist Workshop

Review of Long list of sites

This workshop, held on the 22nd October 2021, reviewed the long list of sites, made up of public nominations [which included County Councils] and the results of the desktop survey. The technical team, to assist the review of these sites, prepared an outline summary of information [SWOT] for each site which gave information on the following areas:

- Ownership
- Site characteristics
- Topography
- Geology
- Environment
- Flood risk
- Planning
- Public transport
- Road infrastructure
- Statutory services

This workshop was held at the Halliwell Centre in Carmarthen and representatives were invited to attend from:

- Local Authorities
- The CHC
- NHS Wales Shared Services Partnership
- Stakeholder Reference Group and Health Professionals Forum
- The Health Board's technical advisors
- The Chairs or representatives of the Partnership Forum
- Health Board representatives [including Director of Strategic and Operational Planning]

The event was facilitated by the Consultation Institute who advise the Health Board on good practice, process and procedure.

The workshop information was to be kept confidential given the sensitivity surrounding the subject matter and was conducted on a consensus basis gaining agreement from all participants on the actions taken.

From the public nomination process 8 sites had been submitted which together with 3 further sites from a desk top study gave 11 sites for the workshop to review.

The technical team had produced a matrix of the 11 sites against the 4 hurdle criteria, indicating a RAG assessment for each site/criterion. This matrix was reviewed first by the meeting and it was agreed that 2 sites should be withdrawn from the list.

A second review was then undertaken using the SWOT information to assist the workshop. The 9 sites were grouped into their geographical areas, 3 in the east [St Clears] 3 in the centre [Whitland] and 3 in the west [Narberth]. The sites within each area were discussed in turn and the "best" site or sites in each area would form the shortlist.

Section 4: The Workshops

The result of the workshop was that five sites would be included on the Short list

Two further sites were included subject to further investigation being carried out

The process adopted and results of the workshop were endorsed by the Programme Board [10th November 2021]

Technical team investigations

The technical team completed the further investigation work for the 2 sites identified, which included the possibility of constructing a new railway bridge, the purchase of additional land for access and the diversion of high-pressure gas mains. Late confirmation was received from a landowner that an identified site was now confirmed as nominated and, through dialogue with adjacent landowners, a new site had been nominated. The team prepared summary information for these sites in preparation for the Short list review workshop.

Review of Shortlist Workshop

Review of Short List – 17th February 2022

The output from the October 2021 workshop was a short list of 5 sites with 2 further sites requiring further investigation. The appropriate investigations and summary information had been prepared and a second workshop was held to review the information. Representatives from the Police, Fire department, WAST and the employee union, not able to attend the first workshop, were in attendance.

The team made every effort to ensure consistency of attendees between the initial workshop and this workshop in order to maintain the knowledge and learning gained to assist the process. As Covid 19 was still prevalent and due to only a small number of sites/information being required to be reviewed this workshop was held virtually.

The objective was to review the existing shortlisted sites, the additional information and the new site nomination and to confirm the final short listed sites. These final sites would be the best options located in the west, central and east of the zone.

The Consultation Institute again facilitated the workshop and explained that this was the second review process, as the result of further investigations and that, as before, all decisions would be made on a consensus basis.

The workshop was given a review of the initial information as discussed in the previous workshop and advised that the St. Clears region, in the east of the zone, now had 4 sites to be reviewed. 2 of these were from the initial workshop, 1 was the recently confirmed nomination of a previously reviewed site and 1 a new site nomination.

Section 4: The Workshops

Each site was reviewed against its SWOT information and then presented together to allow the attendees to make a comparison.

Following a discussion, the workshop agreed that 2 sites were to be retained - the recently nominated site and a site from the initial shortlist. The remaining 2 sites were to be disregarded. In the Whitland region 2 sites from the previous workshop were to be reviewed although no further information was available regarding the diversion of high pressure gas mains. Following a discussion the workshop agreed that both sites should be retained, with the site containing the gas mains only being retained if adjoining land, required for access, can be purchased and the previously identified site in the Narberth region was retained.

The meeting confirmed that the agreed Short list contained the following sites:

- Penllyne Court, St Clears [Site J]
- Land north of Tenby Road, St Clears [Site 17]
- Ty Newydd Farm, Whitland [Site C]
- Spring Gardens, Whitland [Site 12]
- Kiln Park Farm, Narberth [Site 7]

Criteria Agreement Workshop

Technical Evaluation Criteria Agreed – 26th April 2022

The objective of this workshop was to discuss and agree the number, headings and content of the proposed criteria to be used as part of the final scoring workshop. Draft criteria had been prepared by the technical team for review and agreement. The workshop was held virtually with each criterion being discussed in turn. During the discussion some sub-elements were agreed to be relocated under different headings, however the proposed headings were retained without amendment. Some minor changes to the sub-element descriptions were also made before the final details being agreed.

The agreed technical criteria are:

1. Site Conditions
2. Infrastructure, Access & Active Travel
3. Environment & Ecology
4. Efficiency of Design
5. Sustainability
6. Planning & Acquisition
7. Transport – Accessibility

Section 4: The Workshops

Technical Appraisal Workshop 1 - Criteria ‘Weighting’ Workshop

Weighting of the Technical Evaluation Criteria – 25th May 2022

This workshop's objective was to review each of the technical evaluation criteria and to weight them. These weighted criteria are used as a multiplier against the scores attributed to each site, resulting in a total score for each site which can then be ranked in importance. The workshop was again held virtually and was facilitated by the Consultation Institute. Following an explanation of the method of scoring the criteria, using an online App, each criterion was reviewed in turn together with its sub-elements. The attendees were encouraged to raise queries following which the App allowed the criterion to be scored before considering the next.

At the end of the discussion the workshop attendees were given a period of time to review all the criteria and alter or amend their scores before submitting them for collation. The App's function enabled the result of all the submitted scores to be portrayed as soon as the last score had been entered. These scores were then converted to percentages for future use.

The result of this review was:

1. Site Conditions	11.81%
2. Infrastructure, Access & Active Travel	15.70%
3. Environment & Ecology	11.65%
4. Efficiency of Design	14.65%
5. Sustainability	15.22%
6. Planning & Acquisition	11.13%
7. Transport – Accessibility	19.84%

This meeting was attended by members of the public, staff, key stakeholders and expert advisors with voting limited to the public and qualifying staff members. There were 22 public and 20 staff votes received, resulting in a 52.38% public representation in the vote. The workshop was reported to the Board within a report entitled “Implementing the Healthier Mid and West Wales Strategy – Technical appraisal of the shortlisted sites for the new Urgent and Planned Care Hospital” and reviewed at the meeting held on the 9th June 2022

Technical Appraisal Workshop 2 – ‘Scoring’ Workshop

The Site Scoring Workshop – 28th June 2022

This workshop was held at the Nant y Ffin Hotel in Llandisilo with attendees being in person and virtually present. An introduction was given by Dr Phil Kloer, Medical Director, setting the scene for the workshop against the medical need now and in the future. Paul Williams, Assistant Director of Strategic Planning, then gave a brief summary of the process carried out so far and was followed by Nicholas Duffin of the Consultation Institute who outlined the process to be followed during the workshop together with the scoring methodology to be used.

The workshop then was given a presentation of each site containing a summary of the technical information collated. A pack of information had been issued to all attendees prior to the workshop for review and the presentation reaffirmed this data.

Section 4: The Workshops

The attendees were encouraged to ask questions or seek clarifications both during and following the individual site presentations. The relationship between the content of the presentations and the evaluation criteria had been detailed with the issued information.

Each site was presented in turn and information presented which related to criteria 1 – 6 inclusive, the last presentation was one regarding transport and contained information relating to the five sites to allow for direct comparison.

This information included travel time analysis, using different modes of transport and travel times from various settlements to the regional areas [Narberth, Whitland or St. Clears]. Further transport information was presented by the ambulance service which detailed data relating to incidences and travel times for information.

Following the conclusion of the presentations and remaining questions the scoring exercise took place with each individual entering a score between 0 and 10 against each site for each criterion [35 scores in total]. The scores were entered into an App following the entering of a unique code relevant to the individual [to prevent miscellaneous scoring]. The App allowed the scores to be entered during the various presentations and reviews to be carried out throughout the day, but only allowed a single submission.

When all scores had been entered the App was able to quickly calculate the total, adjust by the weighted criteria score and deliver the result.

The scores detailed at the end of the workshop were as follows:

Site 7 Narberth	Site 12 Whitland	Site C Whitland	Site J St Clears	Site 17 St Clears
336	335	336	307	344

It became apparent the scores would need to be verified for late scorers and adjusted to ensure a minimum of 52% public representation within the results. One score which was entered with an incorrect unique identifier was also removed as it could not be ruled out as a duplicate score. This adjustment of scores is within accepted best practice and is approved by the Consultation Institute.

The adjusted scores are as follows:

Site 7 Narberth	Site 12 Whitland	Site C Whitland	Site J St Clears	Site 17 St Clears
365	373	366	334	372

Section 5: Other Information and work undertaken

Engagement with District Valuer

In addition to the workshops to identify a short list of sites contact has been made with the District Valuer to obtain a view as to the financial cost of acquiring the various sites. This view being only relevant to the nominated site area and does not include the cost of any additional land required for access to a site, the supply of services to the site or for any other reason. The valuer was sent outline information and site plans of the five sites which were used within the calculations.

The output of the District Valuers report will be included within a separate Commercial report which will also detail the aspiration of the land owner and a commercial view as expressed by Savills.

Pre Planning Submission

Links have been provided to the summary site reports shared for the technical appraisal workshops, but in addition to these detailed site reports have also been prepared for submission to the Local Authorities as part of the Pre-Planning process. The UHB is currently awaiting comments back from the planning authorities on these submissions.

Title Review

NHS Wales Shared Services Partnership - Legal & Risk Services have prepared a 'Report on Title' for each site

Section 6: Risks

A technical risk appraisal has been undertaken to support the financial and economic assessment being undertaken in parallel with this technical appraisal. The detail of this risk assessment is included in Appendix A of this report.

The comparative risk scores for each site called out is as follows

	Site 7 Narberth	Site 12 Whitland	Site C Whitland	Site J St Clears	Site 17 St Clears
Risk Score	164	145	144	171	145

The risks specific to the technical appraisal are called out in Appendix E of this report.

Other risks to the Programme from this appraisal workstream have been identified and these are as follows:

Process Risk – There is a risk the appraisal process could be challenged as a result of sensitivity of the issues and the impact would be potential delay to the programme timelines. The mitigation is to seek to continue to employ best practice in the UHB processes including the quality assurance of the process to date through the Consultation Institute.

OBC Timeline Risk – There is a risk that the UHB might need to develop OBC level detail and planning applications for more than one new hospital site as a result of the need to manage commercial negotiations and comply with current WG capital guidance. The impact would be additional cost and probable time implications for the programme. The mitigation is continued dialogue with WG colleagues and to consider public consultation as a mechanism to help inform the decision making on a preferred site.

Land Availability Risk – There is a risk that land owners of the shortlisted sites might withdraw from the process or sell to property developers either reducing the sites available or making them commercially less viable. This could be a result of the public process and the impact would be to reduce the number of sites available and potential remove or make less attractive a favoured potential site. The mitigation is to keep close contact with landowners as part of a transparent process and to negotiate option to purchase agreements at the appropriate time.

Information Risk – There is a risk that further detailed surveys and investigations might impact on the deliverability of site solutions and potential cost consequences. This is because that work is incomplete at this stage and the impact could be on the selection of a final preferred option. The mitigation is maintain site alternatives for further investigation to minimise this risk.

Section 7: Equalities and Health Impact Assessment

The Programme has an overarching Equality and Health Impact Assessment (EHIA) that was submitted as part of the Programme Business Case to Welsh Government. [See link](#)

Further work has been undertaken to inform the EHIA which includes:

- **An online focus group with the public independently facilitated by the Consultation Institute held on the 14th June, 2022.**
 - The participants were a mix of public representatives from Pembrokeshire (6) Carmarthenshire (4) and Ceredigion (1). Participants were asked to consider actual or potential equality impacts.
- **A public questionnaire “Help us to understand how the location of the new urgent and planned care hospital may affect you” conducted between 1 June 2022- 14 June 2022.**
 - 775 responses were received. The link to the questionnaire was also picked up by the ‘Save Withybush Campaign’ which has resulted in more feedback received from Pembrokeshire residents, representing 89% of respondents.
- The Equality and Health Impact Assessment (EHIA) has also formed a part of the four appraisal workstreams.

Key themes from the public discussion forum and questionnaire responses

The themes identified are similar to those identified during the public consultation in 2018 and engagement exercise ‘Building a Healthier Future after COVID-19’ during from 10th May to 21st June 2021

- Concerns about travel and transport
 - Poor road infrastructure, poor transport networks, public transport inadequate, summer traffic.
 - People in the east of the area (Llanelli) concerned about distance to new hospital
 - People in Pembrokeshire concerned about the hospital moving further away
 - Wider transport concerns: community transport; access for people living in rural areas
 - Effects of poverty or reduced income on being able to travel to the new hospital
- Concern about ambulance services and their capacity
- Appetite for more detail about which services will be delivered at the new hospital in order to be able to further identify any negative or positive impacts

It was positive that the Discussion Group participants and questionnaire respondents were interested in continuing to engage with us to help further inform the EHIA.

Section 8: Conclusion

Following the second technical appraisal workshop notification has been sent to the workshop participants advising them of the final scoring and a press release with the same information was issued on the 1st July.

Site 7 Narberth	Site 12 Whitland	Site C Whitland	Site J St Clears	Site 17 St Clears
365	373	366	334	372

Appendix A1 – A2. Information sent to attendees of Scoring workshop

Information Pack – Appendix A1

Scoring Sheet – Appendix A2

Summary Technical Reports -

[Technical land appraisal - Hywel Dda University Health Board
\(nhs.wales\)](#)



Appendix A3-A9. Slide packs as used in Scoring workshop

- Site 7 – Appendix A3
- Site 12 – Appendix A4
- Site C – Appendix A5
- Site J – Appendix A6
- Site 17 – Appendix A7
- 5 Site Travel Information – Appendix A8
- WAST Travel Information – Appendix A9



Appendix A10. Risk

Site Development Comparative Risks – Appendix A10

