



WELCOME

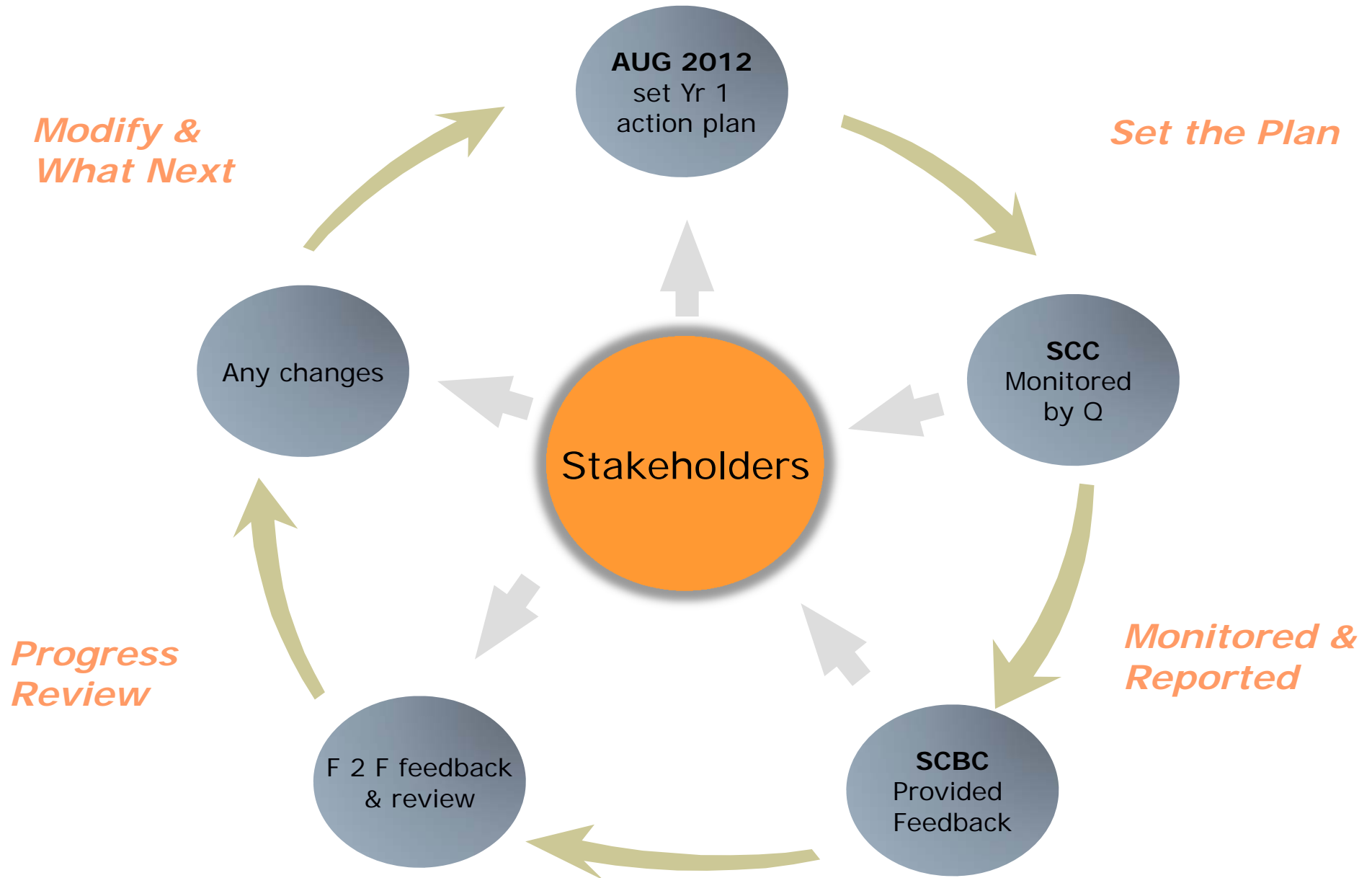
H & H Precinct 'Ripple Effect' Year 1 Action Plan Feedback

31 July 2013



SESSION OBJECTIVES

- **UPDATE**
- **REVIEW & DISCUSS**
- **DECIDE WHAT NEXT**





Reminder - What is the 'ripple effect'

Used in this context – describes opportunities that may be created across industries as a result of building or operating the hospital and health precinct, e.g. supplying or servicing the actual hospitals or ancillary services or the people who are employed to provide the services.

SCBC is interested in monitoring how this effect is benefiting the region in terms of employment and ultimately, wealth – over time.



Update

SC University Private Hospital

Ms Kimberly Pierce, CEO



People caring for people

Sunshine Coast University Private Hospital

Kimberley Pierce

- Opening 4 November 2013
- Ability to treat up to 200 patients per day
 - Single ensuited inpatient rooms
 - Level 5 Intensive Care Unit
 - Day Chemotherapy
 - Day Surgery/Day Procedure Room
 - 6 Operating Theatres
 - Cardiac Catheter Laboratory
 - Radiology
 - Pathology
 - Medical Consulting Suites
 - Coffee Shop
 - Retail pharmacy

- From December 2013 to mid 2018, the private hospital will treat up to 110 beds worth of public patients under contract to the Sunshine Coast Hospital and Health Service, to assist in meeting demand whilst SCUH is built & commissioned
- Health care services to be provided to public patients:
 - General & respiratory medicine
 - General surgery
 - Orthopaedics
 - ENT (ear, nose & throat)
 - Gastroenterology
 - Urology

From 2017, the public hospital will open its doors and both hospitals will be located on the same site.

- Increase beds/availability for existing services
- Increase range of services available on the coast – new services
- Reduce need for travel out of the area for services
- Increase choice - Public/Private
- Attract a diverse & highly skilled workforce to region
- Integrated campus – shared infrastructure opportunities.

The Site – June 2013

People caring for people



People caring for people

The Site – June 2013

People caring for people



People caring for people

The Site – June 2013

People caring for people



People caring for people

Artist impression

People caring for people



People caring for people

Economic Benefit to Sunshine Coast Community

People caring for people



- Jobs, Jobs, Jobs
- Annual Wages Budget- \$67M
 - 450 new FTE positions with in excess of 700 people expected to fill them
 - An additional 100 jobs expected for associated businesses such as pathology, radiology, consulting suites, coffee shop
 - 95% applicants from local area

People caring for people

Economic Benefit to Sunshine Coast Community

People caring for people



- Hospital Expenditure – non wage related Supplies \$28M
 - In the vicinity of \$5M will be spent locally on food and other locally supplied products
- R&M Contracts
 - Maintenance contracts and general repairs expected to be around \$2M
- Utilities
 - In excess of \$1M annually

People caring for people

- Coffee Shop – Remedy Café
- Air-conditioning services
- Electrical services

Spin Off Benefits

- Medical Centre with 20 suites plus Radiology and Pathology which will generate another 100 jobs
- Creation of the medical precinct that will house a range of related business – eg sports medicine clinics, physios, dieticians, medical supply companies etc
- Enhancements to Nambour Selangor and Caloundra Private Hospitals that will create new jobs in Rehabilitation and Mental Health
- Our staff need accommodation, child care, education for children, recreational facilities

- Undergrad Plus Program
 - Bachelor of Nursing students
 - Enrolled Nurse TAFE students
- Ramsay Training Institute Perioperative Fundamentals Program
- TAFE partnership – health administration students

Thank You



Update

– SARC the Educational Perspective -

Prof Mike Hefferan, USC

Kawana Hospital and Health Precinct Skills, Academic and Research Centre (SARC)



Forum - 31 July 2013



University of the
Sunshine Coast
The best of both worlds

Professor Mike Hefferan
Pro Vice-Chancellor
(Engagement)
University of the Sunshine Coast

This section

1. The 'U' in SCUH
2. Skills, Academic and Research Centre
 - why critical?
 - where it is up to?
3. Recent developments
 - PPP progress
 - the Medical School
 - government market testing
4. USC's role
5. Some observations on the precinct
6. So what now?

1. The 'U' in SCUH

Why?

- Fundamental changes in medical science/demand
[success of!, complexity and cost, demographics, mix of research – clinical practices, equipment]
 - Key shifts by Queensland Health
[research/teaching links ... to match changing demand, regionalisation, networked, workforce/retraining, partnerships]
 - Different levels of care (new models)
[acute/research based/community based/non-clinical/preventative-wellness]
 - Cost/priorities
- [... and very difficult to 'refit' existing campus]

1. The 'U' in SCUH – cont'd

Models from overseas (especially with America)

Many examples:

McGill - Mayo - Mission Bay - San Francisco - Toronto - Illinois (Chicago)
(many others – long standing)

Based on:

▲ Clinical care integrated with research integrated with teaching/learning / training

▲ Deep partnerships

- co-location
- joint appointments
- research themes
- placements/graduates
- education
 - undergraduate
 - postgraduate
 - staff

2. Skills, Academic and Research Centre (SARC)

- △ The physical manifestation of a 'university hospital'
 - unique model in Australia
- △ \$61M facility integrated (best design)
- △ Unincorporated joint venture ... in place
 - intent to Lease/Lease plus management agreement
 - foundation partners (QLD Health (Skills), SCIT, USC & Medical School [to be named])
 - 25 years
- △ New models of teaching and learning (tutorial rooms, simulation labs, in ward/withdraw, access to labs, network back to Sippy Downs etc.[hub])

2. Skills, Academic and Research Centre (SARC) – cont'd

- △ No direct patient treatment in SARC
- △ Level of laboratory security?
- △ Layout
 - exclusive use areas (office, tutor rooms etc)
 - shared facilities (laboratories, simulation, conference)
 - balance of hospital immediately accessible
- △ Research
 - new facility/new approach
 - physical proximity of researchers
 - joint projects/theme/discipline area
 - clinical trials/regional trials

The Glen Campus, McGill University



The Glen Campus , McGill University



UCSF – Medical Centre at Mission Bay



3. Recent developments

Huge project! – always issues / evolution / sequencing

△ PPP

- ‘a finance/delivery system’
- best design/experienced group
- innovation
- progress good

△ Medical school

- must have!
- UQ’s decision
- interest/issues – medical students places
- may require some layout adjustment in SARC

△ Government proposals to market test

△ Time/project schedule ‘end of 2016’ is getting close!

4. USC's role

△ consistent

- established agreements (foundation partners)
- will be there in a significant way (must have it for placements/positions/ research)

△ USC medical school?

- USC graduates/courses

△ other programs?

△ importance of long term/'stream' ... not about opening day

△ research agenda

- will evolve/take time!
- will need to relate to the research interests of medical school

5. Some observations on the precinct

- △ the hospital site
- △ 'an integrated precinct' innovative design learn from others!
- △ physical/ICT links – to USC/other hospitals etc
- △ 'reservation' of land that will take longer to develop but will be critical – incentives
- △ promotion / external awareness.

6. So what now?

- △ medical school selection is 'critical path'
- △ proposed return visit – Emeritus Dean of Medicine, McGill University, Abe Fuks
- △ investment/occupant attraction/ regional profile
- △ firming up on research agenda and finer details on SARC etc
- △ government decision on outsourcing
- △ workforce planning, ICT – network.

END 2016 IS GETTING REALLY CLOSE!



Update

Workforce Development

Ms Leeza Boyce, CEO TAFE

Mr Kris McCue, Local Empl Coord



Australian Government

Kawana Hospital and Health Precinct

“Ripple Effect” Forum

Maximising the “ripple effect”

Workforce planning and development

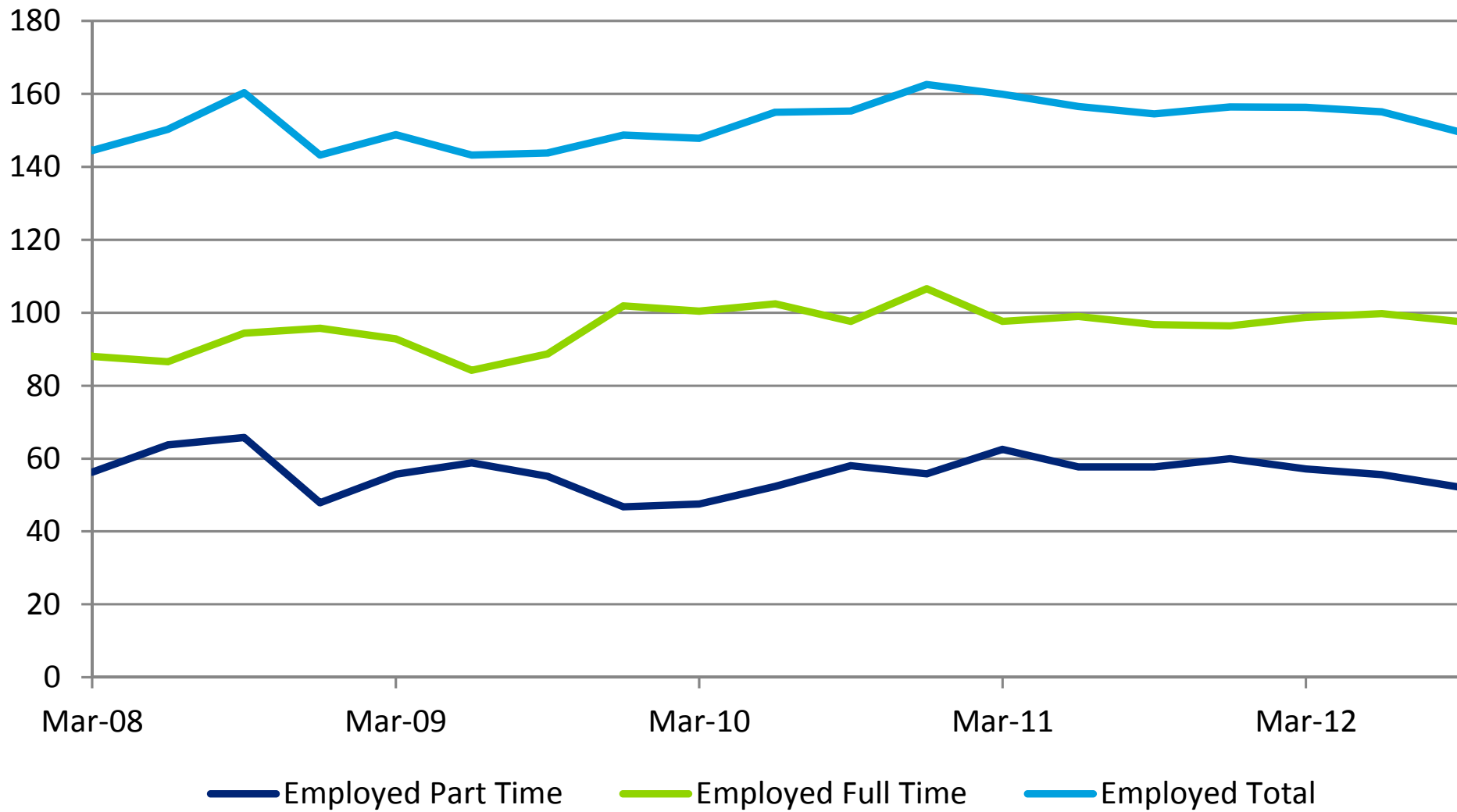
Workforce Planning Project

- expected Australian workforce trends
- recent labour force trends for the Sunshine Coast region
- expected size and structure of the labour force going forward
- a focus on key regional transformation projects and their potential workforce impacts
- resources sector opportunities, both for direct employment and for supplying businesses
- conclusions of the study

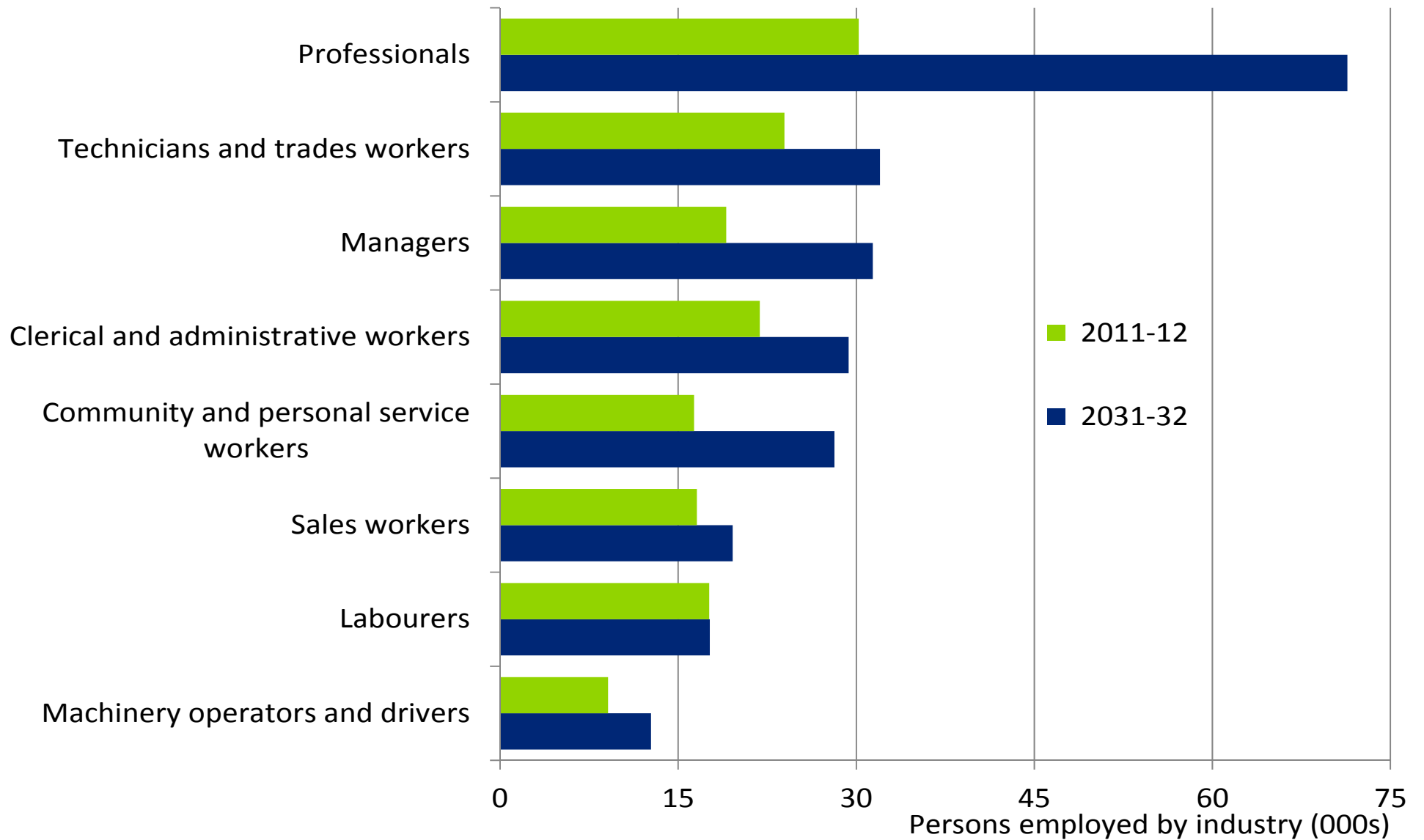


Sunshine Coast – employment trends

'000s persons



Future occupational structure



Employment by Industry

2011-12			2031-32		
Industry	Employment	Share	Industry	Employment	Share
Agriculture, forestry and fishing	3,105	2%	Agriculture, forestry and fishing	2,477	1%
Mining	2,504	2%	Mining	4,823	2%
Manufacturing	9,516	6%	Manufacturing	7,242	3%
Electricity, gas, water and waste services	1,442	1%	Electricity, gas, water and waste services	1,074	0%
Construction	20,597	13%	Construction	23,598	10%
Wholesale trade	3,641	2%	Wholesale trade	5,397	2%
Retail trade	18,836	12%	Retail trade	27,597	11%
Accommodation and food services	14,299	9%	Accommodation and food services	17,087	7%
Transport, postal and warehousing	5,211	3%	Transport, postal and warehousing	9,890	4%
Information media and telecommunications	1,402	1%	Information media and telecommunications	2,352	1%
Financial and insurance services	5,474	4%	Financial and insurance services	8,791	4%
Rental, hiring and real estate services	5,291	3%	Rental, hiring and real estate services	9,103	4%
Professional, scientific and technical services	9,117	6%	Professional, scientific and technical services	24,865	10%



Key Messages from the research

- Growth of 2.3% per year to 2031
- Workforce increasing from 154,000 to 242,000
- Additional 4,400 jobs per year on average added
- Healthcare, Education, Retail, Professional, Tourism & Construction top employing industries
- Transformational Infrastructure projects deliver an additional 3% boost to local workforce



Research conclusion

- Increased demand for labour may impact on the availability of skilled labour
- Ageing population
- Focus on skills development even in cyclical downturns
- Initial increase in construction – direct employment – over next four years
- Direct employment demand in health and social welfare nearly doubles over the period
- Ripple effect employment demand increases post 2016
- Demand for labour projected to outstrip supply in QLD by around 2022



Challenges going forward

- Reliance on continued population inflows for population responsive industries such as retail, construction industries
- Fundamentals that influence the attractiveness of the region remain important to growth
- Investment in infrastructure important
- Need to skill businesses to meet technological changes and digital disruption that is transforming traditional business and employment models



Where will the skilled labour come from?

- Enough lead time to educate and skill young people to take up direct and ripple effect employment opportunities
- Educate and skill up unemployed jobseekers
- University and TAFE graduates
- Expected faster rate of working-age population growth for the sunshine coast region
- Continued inflow of residents to the region



What do we need to do?

- Develop education and training pathways leading to industries and occupations projected to have higher demand
- Curriculum and qualifications delivered in schools meet industry requirements
- Align vet purchasing arrangements with areas of projected high skill demand
- Ensure higher ed courses and VET qualifications meet areas high demand industry needs
- Increase career opportunities for young people – unlock the “hidden job market”
- Build business capacity
- Encourage (young) entrepreneurs to start businesses in industries that compliment areas of growth



What are we doing about it now?

- Education, training and employment consortium convened by education QLD
- Maximise regional education and training investment in terms of alignment with high demand occupations and industries
- Mapping the qualifications delivered in schools to future demand
- Facilitating engagement between schools and industry skills bodies
- Unemployed jobseekers are provided with skills relevant to high demand industries
- New investment in education infrastructure both vet and higher ed



Kawana Hospital & Health Precinct 'Ripple Effects' Feedback Forum





Update
Experiencing the Ripple Effect

Nicky Graham, Lend Lease

Sunshine Coast University Hospital (SCUH)

The Ripple Effects



**Lend Lease**

Local Industry Participation – We're doing the numbers!

- 1323 companies have registered interest in work packages via the ICN.
- A total of 86 contractors and local suppliers have been awarded work on the SCUH project.
- Prior to March 55% of companies working on the SCUH project were from the Sunshine Coast region.
- From March, this figure has now risen to 60% from the Sunshine Coast region and has included civil works, piling, formwork, concrete placing, electrical, general crane supply, sediment control and waste.



Construction
Employment & Skills
Strategy –
The Opportunity

A BUILDING
WITH A
CONSCIENCE

Overview of Construction Employment & Skills strategy

- At the peak of construction it is estimated that the SCUH project will employ between 1,800 – 2,000 construction workers. Currently we have approximately 98 workers on-site!
- Lend Lease is currently working on a four way partnership to implement an on-site employment centre that will operate over a three year period and coincide with the scheduled commencement and completion of construction.
- The SCUH Construction Employment Centre will provide a single point of contact and coordination for contractors, providers and jobseekers.
- By opening the employment centre, Lend Lease's vision is to bring together a fractured labour and training market and coordinate access to construction opportunities presented by the development of SCUH for the whole Sunshine Coast region!

Opportunity – Construction Employment & Skills strategy

The opportunity would see the following:

- Minimum of 830 per year local workers engaged in employment for construction of the SCUH project – total of 2,490.
- A minimum of 1,000 potential workers engaged each year for three years.
- Close engagement with all relevant stakeholders.
- Equal access for all labour markets, education and training providers.

Partner up!

- We are currently in the process of negotiating partnerships with the Federal Government, Sunshine Coast Regional Council and Construction Skills Queensland.
- With over 200 form-workers due to commence on-site at the end of September, it is crucial for the project that the employment centre timelines are met, with all funding required by no later than 1 September so that the recruitment and training process starts from a local pool.
- Without the employment centre, the risks would be a missed opportunity to realise a lasting and significant impact on local unemployment. There is also a lack of skilled or semi-skilled workers on the Sunshine Coast so in simple terms, this would mean recruitment would therefore come from a wider catchment area.
- Lend Lease has committed funding to the employment centre and as a co-investment model, the proposal represents significant value for money with a lasting economic benefit for the region.



Update
Experiencing the Ripple Effect

Ms Melanie Jacobson, Kawana CC



Update
Experiencing the Ripple Effect

Mr Brad Moses, Shadforth



Update

SC University Public Hospital & SARC

Mr Kevin Hegerty, CEO



Update Future Plans

Mr Mark McMahon, Stockland

THERE'S A NEW PULSE
ON THE SUNSHINE COAST
CAN YOU FEEL IT?



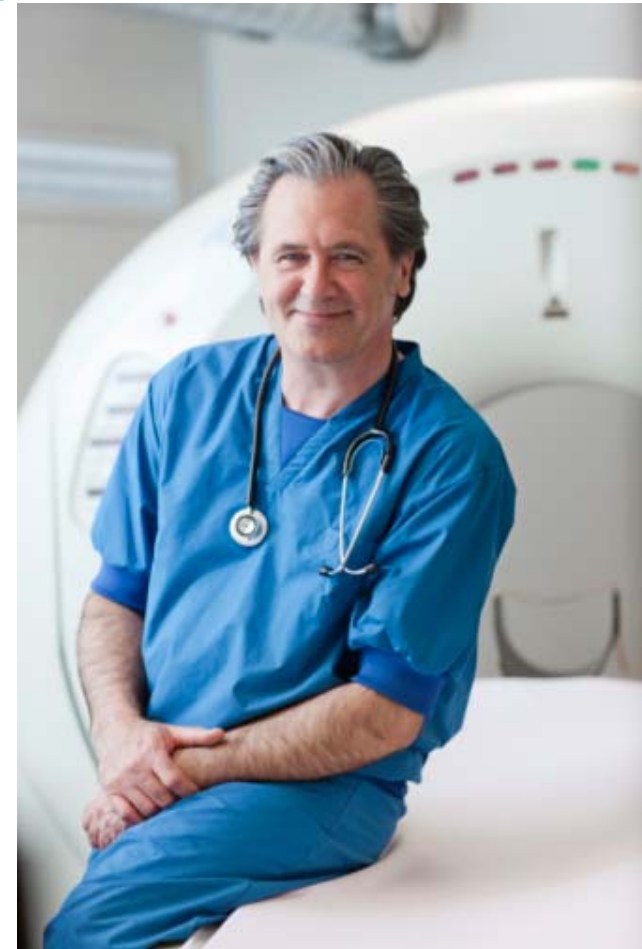
Stockland



OCEANSIDE
AUSTRALIA

Agenda

- Stockland Update
- Future Plans



Project Update – Health Hub

- 3 sites contracted – Health & Commercial uses
 - Planning process ongoing to bring these out of the ground



Marketing Update

Facebook - www.facebook.com/oceansidekawana

- 500 Likes in under 12 months
 - Majority of likes from Australia but also UK, USA, India, Germany, Taiwan and Egypt

Website - www.oceansidekawana.com.au

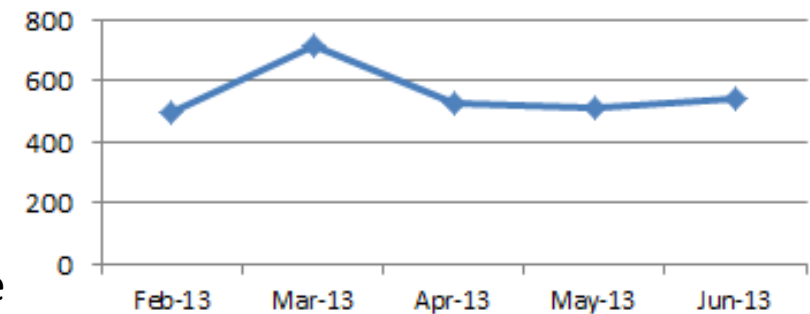
- Website visitation avg of 500+ per month
- Spikes with EOI enquiry for Health Hub sales or hospital announcements

Press

- Oceanside is mentioned in local media on average 5-6 time per week
- Strategy of proactive PR
 - Keep public informed; and
 - highlight economic drivers for the Sunshine Coast

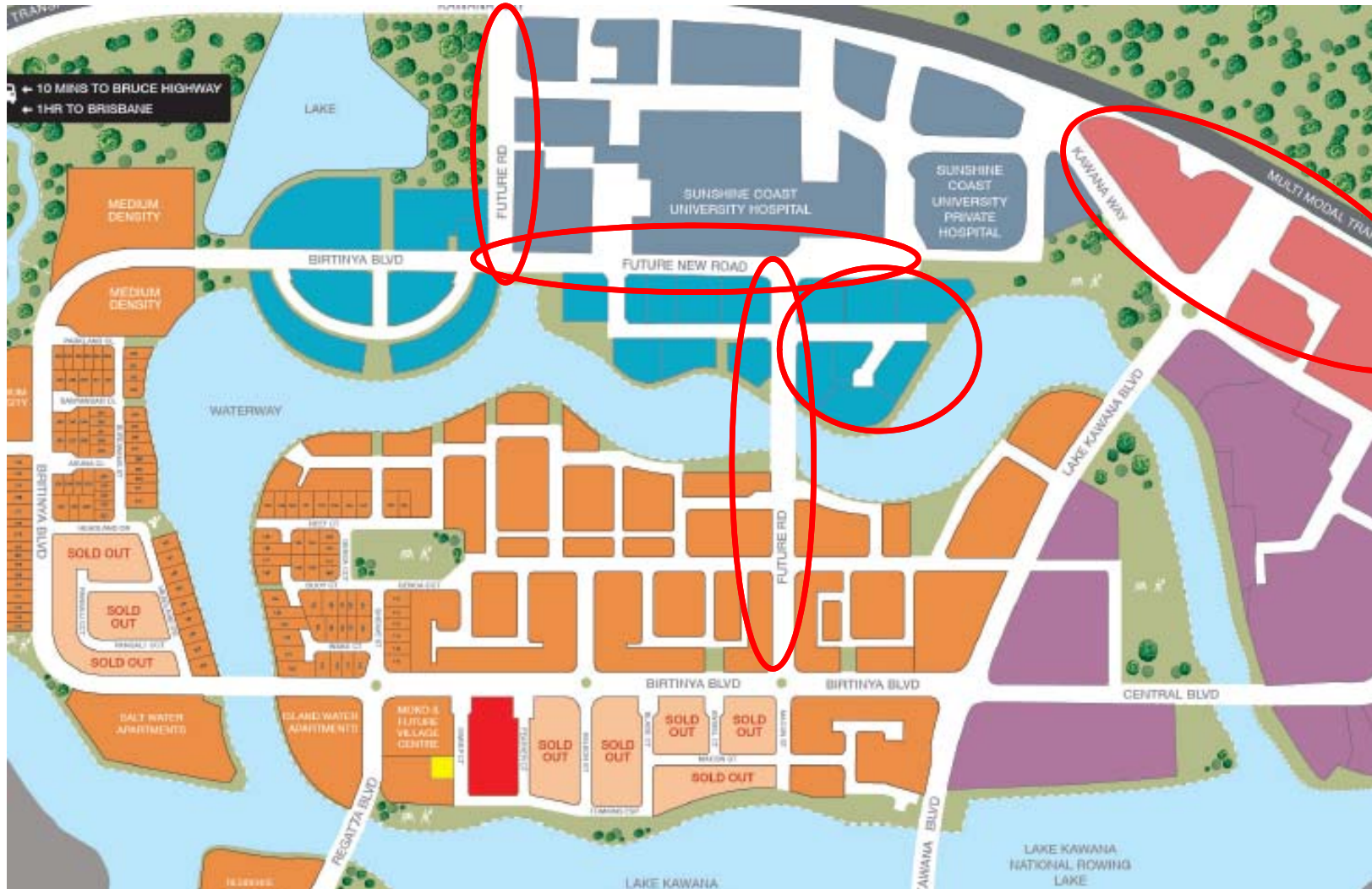


Website Visitation



Project Update - Construction

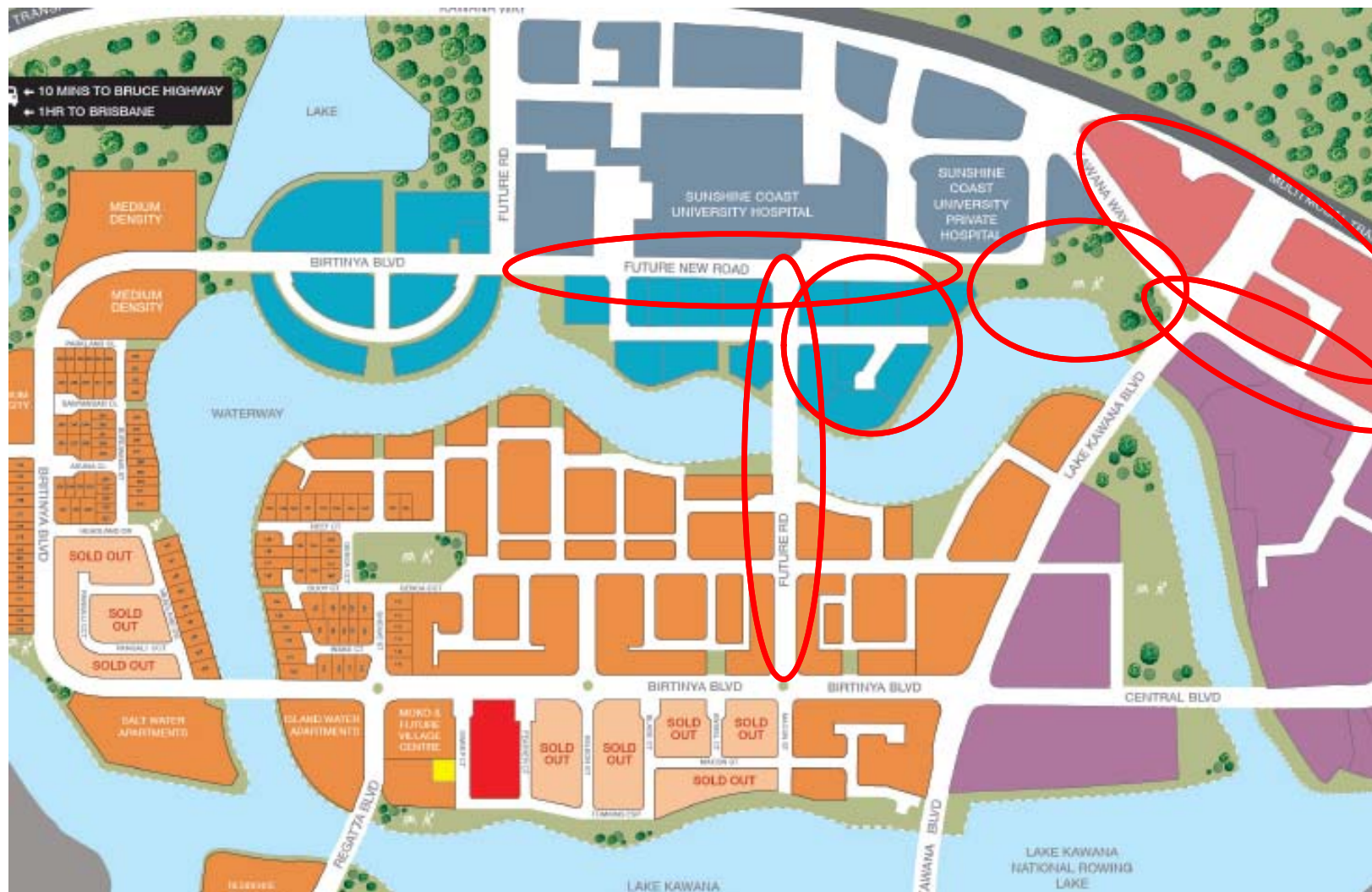
- **Complete** - Birtinya Blvd and South Street complete
- **Under Construction** - East- West Link Road, Health Hub Stage 1 and Transit Precinct earthworks under construction



Future Construction

Civil works – Kawana Way upgrade, Transit Precinct earthworks

Landscaping – East West Link Road, Birtinya Blvd, Village Park and Kawana Way



Update – Other Precincts

SOLD

- **Residential Land**
 - Currently 'sold out'
 - Master Planning for smaller, more affordable lots
 - Buyer profiles
- **Eastbank and Transit Precinct**
 - Commercial in Confidence negotiations are occurring on a number of sites since the Oceanside launch.

Future Plans - Development

- Continue to promote and attract investment
- Health Hub - Targeting complimentary uses including motel, gym, child care, aged care, car parking etc.
- Significant infrastructure delivery
- September relaunch of residential land

THERE'S A NEW PULSE
ON THE SUNSHINE COAST
CAN YOU FEEL IT?



Stockland



OCEANSIDE
AUSTRALIA



Update

Year 1 Action Plan & Next Steps

Mr Craig Matheson

DELIVERING **A NATURAL ADVANTAGE** TO BUSINESS

AUSTRALIA'S
SUNSHINE COAST, QUEENSLAND



KAWANA HOSPITAL AND HEALTH
PRECINCT
“RIPPLE EFFECT”
FEEDBACK FORUM



THE ACTION PLANNING JOURNEY

- Commenced in August 2012
- Released Action Plan in October 2012
- Progress Updates in January, May and July 2013
- Draft Sunshine Coast Economic Development Strategy
 - Game Changer Projects – including the SCUH and Health Precinct
 - High Value Industries



PROGRESS TO DATE

- Formation of Education, Training and Employment Consortium
- Secured funding for the Sunshine Coast Health and Social Wellbeing Learning Precinct
- Business and industry review and submission on draft Planning Scheme
- Raising awareness of investment opportunities:
 - Health Mission October 2012
 - Investment and Export Mission April 2013
 - Inbound Delegations



PROGRESS TO DATE

- Local business opportunities from the construction phase.
- Over 1200 local businesses directly engaged in information and training sessions on tendering opportunities
- Kawana Way
- Sunshine Coast University Private Hospital
 - Due to open by the end of 2013



WHAT'S NEXT?

- Supply Chain Research
- Procurement Strategy
- Sector Gap Analysis
- Business development and targeted investment sourcing
- Industry and Investment Plans
- Incorporate actions into Industry and Investment Plans
- Business Events and associated tourism opportunities





Status - Are we on track?

Mayor Mark Jamison

Sunshine Coast
Business Council
one vision one voice



| Sunshine Coast
Council

Patron Sponsor



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YOUR CONTRIBUTION TODAY**