

**Brief Summary of work involved with Option3**

- Alteration and extension of Llys Awelon Block B to accommodate residential care residents wishing to be decanted from Awelon Care Centre.
- Existing kitchen located in Canolfan Awelon to provide temporary dining facility.
- Demolition of the existing East and West Wings.
- New three-storey building comprising Canolfan Awelon and extra care apartments. New kitchen within Canolfan Awelon used as temporary dining facility. New plant and switch rooms.
- Demolition of Canolfan Awelon.
- Completion of new build East Wing.
- Completed development provides an additional 29 extra care apartments (8 one-bedroom and 21 two- bedroom), dining room, kitchen and shared communal facilities.
- Replacement Canolfan Awelon facility @ 360m2 at ground floor level with separate entrance.

**In summary Option 3 would provide:**

This option would deliver 29 new apartments with a number adapted to provide residential care for up to 8 relocated Awelon residents wishing to remain on site, to be converted later to extra care apartments. Shared communal facilities are provided and the new community centre is placed to the West with its own separate entrance. A new community centre, (Canolfan Awelon @ 360m2 similar to Option 2b) is provided to the West with its own separate entrance and parking facilities.

29 Extra Care Apartments

8 Temporary upgraded residential bedrooms

Replacement Canolfan Awelon facility of 360m2 with separate entrance

A five phase development over 120 weeks

**Estimate cost for Option 3 Works (excluding VAT) £7,035,000**

<b>Driving forces (pros)</b>	<b>Restraining forces (cons)</b>
<p>Remaining Awelon residents could be accommodated away from the building work</p>	<p>Increased size of Canolfan adding to costs to both the build and the Community Association at the detriment of additional accommodation</p> <p>Complex 5 phase development will have negative impact on well-being of existing Llys Awelon Tenants</p>