



Mr Ken O'Flynn, TD,
Dáil Éireann,
Leinster House,
Kildare Street
Dublin 2

3rd October 2025

PQ 47778/25* To ask the Minister for Health the total over expenditure on capital health projects in 2023-2025; the updated timeframes and costs for Cork University Hospital, the Mercy University Hospital, and St. Stephen's Hospital, Cork; and if she will make a statement on the matter. -Ken O'Flynn

Clarifications received from Deputy O'Flynn: *My intention is to establish a clear picture of the updated costs, revised timelines, and any over-expenditure associated with these projects. If it assists, this should include but not be limited to:*

- Any new ward or theatre developments,
- Critical care or diagnostic expansions,
- Emergency department upgrades,
- Any major refurbishment or replacement works approved under the HSE's Capital Plan.

The purpose of my question is to ensure transparency around the total capital health expenditure in Cork and how revised budgets and timelines are impacting patient care and service delivery locally. I would appreciate if the Department could provide as comprehensive a response as possible, covering all significant projects in the three hospitals.

Dear Deputy O'Flynn,

The Health Service Executive has been requested to reply directly to you in the context of the above Parliamentary Question, which you submitted to the Minister for Health for response.

Please see below information on capital projects for Cork University Hospital, Mercy University Hospital and St. Stephen's Hospital as captured in the HSE's infrastructural pipeline.

Table 1 lists projects at Cork University Hospital, Mercy University Hospital and St. Stephen's Hospital including those at ongoing design and construction stages. It does not include proposals which may be at earlier scoping stages. Projects which were completed at both these locations from 2022 to 2025 have also been included.

Estimated completion dates are given where available and based on the most recent information; please note that these are not definitive and subject to change based on a multitude of factors.

In relation to costs, as with all publicly funded bodies, the HSE adheres to strict National and EU public procurement procedures governed by EC Directive 2014/24/EU and the National Guidelines "Public Procurement Guidelines – Competitive Process" when undertaking any capital build works. In addition, the HSE complies with the Department of Public Expenditure, Infrastructure, Public Service Reform and Digitalisation's Capital Works Management Framework (CWMF). This CWMF is an integrated set of contract forms, guidance and standards that are available for the delivery of capital build public works.

Under the Capital Works Management Framework the Contract figure is a not fixed price, provision is made in the contract for claims where there may be scope changes to the project, service delivery, legislative or socio-economic issues which may impact on the delivery timelines and the outturn cost of the project such as inflation, poor weather events etc.

Through robust internal Project Management and the appointment of our Design Team partners and Employers Representatives the HSE carries out mandatory and robust management of these contracts aligned with the HSE Capital Projects Manual and Approvals Protocol to ensure the expenditure of the capital build programme is controlled. HSE Internal Audit and the Comptroller & Auditor General carry out audits on a number of capital projects each year which ensures that due diligence is carried out on all financial processes on capital projects.

Assuming that the Deputy's question refers only to final Capital projects accounts v's original works contract sums, Table 1 also indicates the contract award costs versus the contract outturn for those projects which are complete.

Yours sincerely

Micheál Conneely
Interim National Director
Capital & Estates

Table 1.

PQ 47778/25: Capital Health Projects in 2023-2025 - Cork University Hospital, Mercy University Hospital & St. Stephen's Hospital, Cork				
Facility	Project Name	Project Stage	Estimated Works Completion	Total Cost (€m)
CUH	Blood Science Project	Complete 2022	Complete 2022	Contract €6.68m Final Account** €7.92m
Mercy University Hospital	New Ward Block (30 Bed)	Complete 2022	Complete 2022	Contract €19.83m Final Account** €22.53m
CUH	Lift Replacement Programme	Complete 2022	Complete 2022	Contract €1.80m Final Account €1.74m
CUH	Repurposing of Existing OPD Accommodation to Create Dedicated Paediatric Area	Complete 2023	Complete 2023	Contract €4.21m Final Account €4.50m
CUH	Paediatric Amalgamation Project	Complete 2024	Complete 2024	Contract €1.37m Final Account €1.36m
CUH	Bed Capacity Project (Former Ophthalmology & Blackwater)	Complete 2025	Complete 2025	Contract €5.12m Final Account €5.12m
CUH	New Helipad incl Car Park (Phase 1 and Other Enabling Works)	Construction	2026 Q1	In Construction
CUH	Replacement of Cladding (Fire Safety), CRC (Cardiac Renal Centre) Building	Construction	2025 Q4	In Construction
CUH	New CT Scanner Room and Associated Facilities	Construction	2025 Q4	In Construction
CUH	Purchase and fit out of existing building (Curraheen, Cork)	Construction	2026 Q3	In Construction
CUH	Building Purchase and Refurb - Model Farm Rd	Construction	2025 Q4	In Construction
CUH	Surgical Hub for Cork	Construction	2026 Q2	In Construction
CUH	CUH Projects Enabling work	Construction	2025 Q4	In Construction
CUH	Property Purchase Wilton Rd	Tender	Completion timeline is set post Tender Stage	

Mercy University Hospital	2No. additional Endoscopy Rooms	Tender	Completion timeline is set post Tender Stage
CUH	Paediatric Department (Phase 2) Inpatient Bed Provision	Detailed Design	Completion timeline is set post Tender Stage
Mercy University Hospital	Bed Capacity Project - Former Paediatric Ward	Detailed Design	Completion timeline is set post Tender Stage
CUH	AMHU Window Replacement	Detailed Design	Completion timeline is set post Tender Stage
Mercy University Hospital	Refurbish and Upgrade Existing St. Michael's Ward	Design Feasibility	Completion timeline is set post Tender Stage
CUH	Development of a Teaching & Academic Centre in Conjunction with UCC	Design Feasibility	Completion timeline is set post Tender Stage
CUH	New Hybrid Theatre	Design Feasibility	Completion timeline is set post Tender Stage
St. Stephen's Hospital	New Elective Hospital	Design Feasibility	Completion timeline is set post Tender Stage
CUH	New Multi-Storey Carpark	Design Feasibility	Completion timeline is set post Tender Stage

**** Cost increase driven by: project scope changes, partly driven by COVID, design development, unforeseen works and inflation.***

***** Cost increases predominantly driven by ex-gratia payments as per Government Inflation Co-operation Framework in 2022***