

Whitehill & Bordon Health and Wellbeing Hub update

1. Purpose

- 1.1. This document provides a summary of the report (of the same name) which went to the Hampshire Adult and Social Care Committee on 10th July 2019 regarding the development of a health and wellbeing hub in Whitehill & Bordon.

2. Background

- 2.1. In September 2013 the last eight remaining beds at the Chase Community Hospital were closed and re-provided elsewhere in East Hampshire. The site had been earmarked for extensive redevelopment, with the intention co-locating two local GP practices into the vacant space. Despite a number of options for the facility being considered, the GP practices decided that they did not wish to relocate into the NHS Property Services owned building.
- 2.2. As a consequence of the protracted discussions around the future uses for the community hospital, the facility itself remained underutilised with approximately 40% of the building being completely unused.
- 2.3. In October 2016 South Eastern Hampshire Clinical Commissioning Group (CCG), in association with other partner organisations, including East Hampshire District Council (EHDC), local GP's and the Whitehill and Bordon Regeneration Company, bid for NHS England's Healthy New Town status and was successful in becoming one of the 10 national demonstrator sites. This enabled health partners and developers to work more closely together, and the opportunity of providing a fit for purpose Health and Wellbeing Hub in a town centre location.
- 2.4. In 2017 the CCG undertook a full utilisation survey of Chase Community Hospital to support the work already commissioned to identify a sustainable service strategy for existing and new population of Whitehill & Bordon. The results of this showed that whilst rooms were being used by service providers they were only being used 29% of the time. If the remaining unused elements of the hospital were included this gave the facility an utilisation of just 17.5% for the total hospital. We have since used this work to develop a schedule of accommodation which demonstrates that the existing services contained within the hospital could be provided from a much smaller footprint.
- 2.5. In 2018 NHS Property Services, (the hospital site owner) published its vacant space handback policy and the CCG handed back the unused space to NHS Property Services to find alternative use. The remaining space at the hospital has been secured for current and future health services.

NHS Property Services is still looking for new tenants who are potentially interested in renting some of the unused space within the hospital to provide services for local people. This could include community groups or local businesses that complement services already provided at the hospital site.

3. Development of a health hub

3.1. In June 2018 the CCG bid for national NHS England capital funding towards the build costs. In November 2018 the CCG was Informed that it had been unsuccessful, however the CCG continued to work with the local council (East Hampshire District Council) and the developer partner (Whitehill & Bordon Regeneration Company) to further develop accommodation plans for the new health hub.

3.2 In December 2018 Whitehill & Bordon Regeneration Company informed the health hub stakeholders, including the CCG, that the location of the hub had been moved to a more centralised location. It would no longer be a stand-alone building but part of a residential development. The impacts of this change of location were:

3.2.1 The Health Hub would no longer be a stand-alone, purpose built facility. Instead it would comprise of a seven-storey building with the first two floors for the Health Hub and five floors of residential above this

3.2.2 The Health Hub had to be redesigned to meet structural constraints, from the residential grid

3.1.3 The Health Hub has been sized to accommodate a population of 20,000, and expansion space must be designed, and provided from the outset

3.1.4 Parking would not be provided in dedicated car parks but as part of the wider town centre parking strategy with 120 spaces being allocated for use by the Health Hub. SEH CCG are working with Whitehill & Bordon Regeneration Company to ensure that patients do not have to pay parking charges while attending an appointment at the health hub.

3.1.5 Design workshops have been held to ensure the best possible use of space for all key tenants.

A plan of the new location is set out in appendix A.

3.2 In January 2019 a planning application submission from Whitehill & Bordon Regeneration Company was sent out for consultation by East Hampshire District Council. The application was for a Health Hub (with café and pharmacy) and 70 residential apartments with parking and access roads.

3.3 The design for the Health Hub was frozen in March 2019 to enable the project team to begin commercial conversations with all potential tenants.

4 Next Steps

- 4.1 The next steps are for the building tenants to agree the new schedule of accommodation, and decide between two new layouts.
- 4.2 Commercial and legal discussions are continuing and will be finalised once the layouts have been agreed.
- 4.3 Local stakeholder engagement continues with the Whitehill & Bordon Health and Care Stakeholder Board continuing to meet to discuss the progress of the Health Hub development. The CCG is aware that there remain some concerns about the future of Chase Community Hospital in the local community. There are no plans to close the hospital and it will remain open until a viable alternative is available.
- 4.4 Chase Community Hospital continues to provide a range of services including physiotherapy, baby and children's clinics, podiatry, speech and language therapy, sexual health, adult and older people's mental health, counselling and screening. A list of the services available and their frequency is detailed in Appendix B. All the services currently provided have been planned into the Health and Wellbeing hub.

Appendix A

Site Context - New Location



Appendix B

| Clinic | Frequency |
|---|---|
| AAA Screening | Monthly (Wednesday) |
| Baby Clinic - Health Visitor | Weekly (Tuesday) |
| CAMHS | Weekly (Monday - Wednesday) |
| Day Centre | Weekly (Monday, Wednesday and Friday) |
| Catheter & Wound Clinic | Ad Hoc |
| Echo clinic | Monthly |
| Substance Abuse clinic | Weekly (Thursday) |
| Heart Failure Clinic | Weekly (Wednesday) |
| Sexual Health walk in clinics | Weekly (Tuesday & Wednesday) |
| MSK - Physio | Weekly (Tuesday & Friday) |
| Occupational Health Services | Ad-hoc service provided at peak times for inoculations and flu vaccines |
| Oxygen Assessment - Community Respiratory Service | Monthly (Wednesday) |
| Physiotherapy - | Daily |
| Parkinson Clinic | Adhoc Monthly |
| Podiatry - | Weekly (Thursday & Friday) |
| Leg Ulcer Clinic (ICCT) | Weekly (Thursday to Sunday) |
| Diabetic Retinal Screening | Bi-monthly (Tuesday, Wednesday and Friday) |
| Paediatrics - Speech & Language | Weekly (Thursday) |
| I-Talk | Weekly (Monday, Tuesday and Thursday) |
| Health Visitors Clinic | Daily |
| Adult Mental Health Clinic | Tuesday |
| Memory Matters OPMH | Adhoc |
| Community Care Team (District Nurses) | Weekly |
| MS - Clinic | Adhoc |