

ADULT AND PUBLIC HEALTH SERVICES PORTFOLIO DECISION SCHEDULE



Monday 10th April, 2006

at 9.30 am

in Committee Room "C"

Councillor R Waller, Cabinet Member responsible for Adult and Public Health Services will consider the following items.

1. KEY DECISIONS

1.1 None

2. OTHER ITEMS REQUIRING DECISION

2.1 Town Centre Health Development Consultation - *Director of Primary Care and Modernisation, Primary Care Trust*

3. ITEMS FOR INFORMATION

3.1 None

4. REPORTS FROM OVERVIEW OF SCRUTINY FORUMS

4.1 None

EXEMPT ITEMS

Under Section 100(A)(4) of the Local Government Act 1972, the press and public be excluded from the meeting for the following items of business on the grounds that it involves the likely disclosure of exempt information as defined in the paragraphs referred to below of Part 1 of Schedule 12A of the Local Government Act 1972 as amended by the Local Government (Access to Information) Act 1985

5. KEY DECISION

5.1 None

6. OTHER ITEMS REQUIRING DECISION

6.1 None

ADULT AND PUBLIC HEALTH SERVICES PORTFOLIO

Report To Portfolio Holder
10th April 2006



Report of: Director of Primary Care and Modernisation,
Primary Care Trust

Subject: TOWN CENTRE HEALTH DEVELOPMENT
CONSULTATION

SUMMARY

1.0 PURPOSE OF REPORT

The report describes the proposal for the development of a town centre health facility which is currently out to public consultation. It explains the background to this proposal and outlines the need for this development which would provide an enhanced range of high quality, accessible healthcare services based in the community.

2.0 SUMMARY OF CONTENTS

Hartlepool Primary Care Trust is proposing to develop a centrally located health facility, potentially on the site of the former Barlow's printing works (fronting onto Park Road), and the land immediately to the rear, (the former Stranton House and York Flatletts sites) subject to obtaining agreement on timescales, costs and the involvement of partner organisations.

The new facility could provide diagnostic and treatment facilities, and a range of community health services, including optometry, podiatry, physiotherapy and services for people with long term conditions. It would also have the potential to include a dentist, pharmacist and optician within the development. Four GP practices could also be involved in the new development.

This development is part of the Government's LIFT (Local Investment Finance Trust) programme, an independent 'not for profit' organisation and public sector partnership.

This consultation document has been produced in order to seek views on the proposals. It explains the role of the PCT in ensuring that health services are provided which meet the needs of the people in Hartlepool.

3.0 RELEVANCE TO PORTFOLIO MEMBER

Healthcare services are a key component of the Portfolio Member's responsibility.

4.0 TYPE OF DECISION

Non key

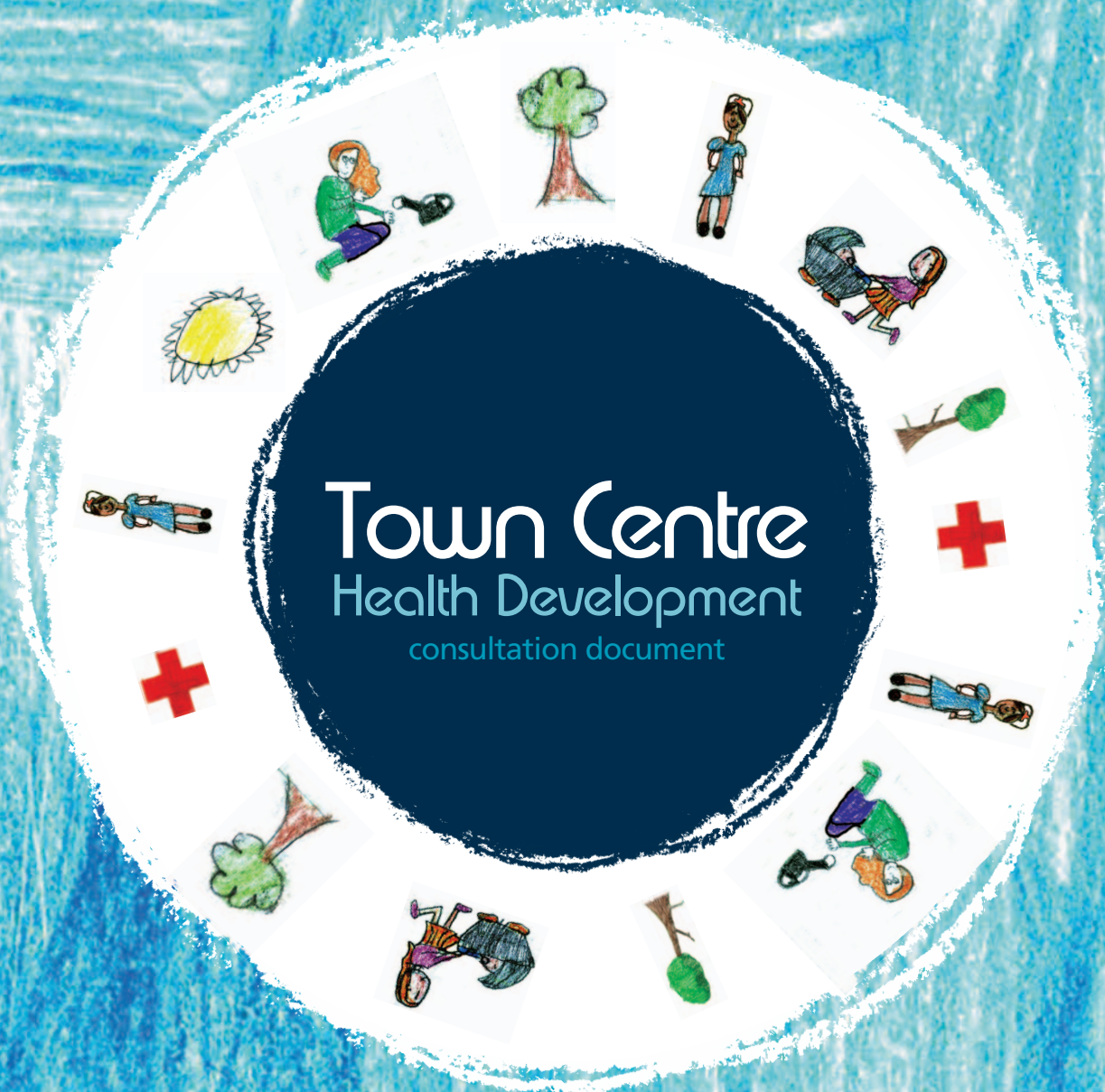
5.0 DECISION MAKING ROUTE

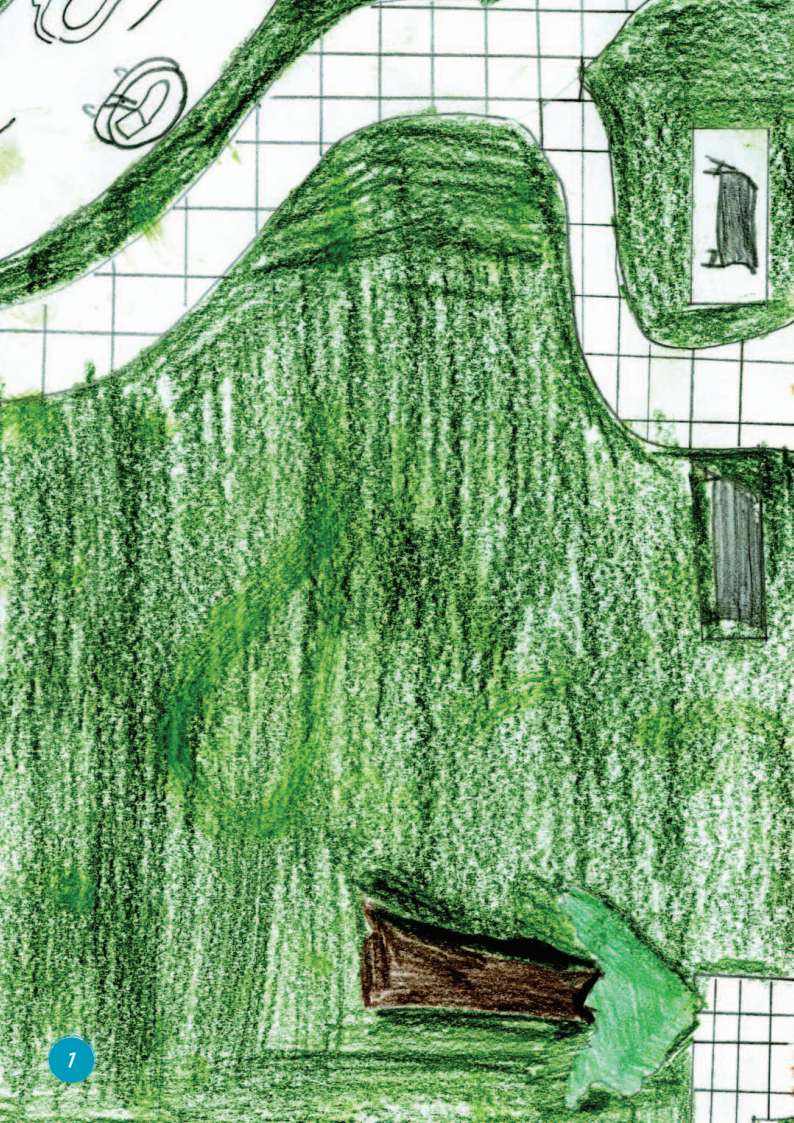
Portfolio holder

6.0 DECISION(S) REQUIRED

The Portfolio holder is asked to:

- Endorse the proposal
- Recommend the proposal to the Hartlepool Partnership









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Town Centre Health Development

Consultation document

This document has been produced as part of the consultation process for a proposed town centre health facility. The information provided explains the background to this proposal and outlines the need for this development. Your views on the health services planned for this development are very important.

As an NHS organisation, we must involve and consult everyone who may use these services, and give them an opportunity to influence these decisions. This is a legal duty under Section 11 of the Health and Social Care Act 2001.

We must involve people in:

- on-going planning of these services
- developing proposals for how these services will be delivered
- decisions that may affect the way these services will work



Executive Summary

Hartlepool Primary Care Trust is proposing to develop a centrally located health facility potentially on the site of the former Barlow's printing works (fronting onto Park Road), and the land immediately to the rear, (the former Stranton House and York Flatletts sites) subject to obtaining agreement on timescales, costs and the involvement of partner organisations

This is the second of several new developments planned for Hartlepool as part of the Government's LIFT (Local Investment Finance Trust) programme, an independent 'not for profit' organisation and public sector partnership.

Six local Primary Care Trusts including Hartlepool have joined together to deliver the LIFT programme. The developments within Hartlepool are being developed in order to support the modernisation of Primary Care health facilities across the town.

Other ways of going forward with these developments can be considered if the proposals through the LIFT partnership are unaffordable.

This consultation document has been produced in order to seek views on the proposals.

This document explains the role of the PCT in ensuring that health services are provided which meet the needs of the people in Hartlepool.

Unfortunately people living in Hartlepool experience more ill health and disability and higher death rates from diseases such as cancer, heart, circulatory and respiratory disease, than other areas of the country.

There is shorter life expectancy for both men and women, and nine of the seventeen Hartlepool wards are in the 10% most deprived wards in the country.

Whilst the PCT and our primary care providers (GPs, dentists, pharmacies, opticians) are delivering high quality health services, and have undoubtedly made many improvements over the last few years, there is an increasing need to change the way in which services are provided across the community.

We need to make changes because:

- There are still high levels of ill health in Hartlepool.
- People rightly expect to have more say in how and where we provide their services.
- GP practices need good quality, accessible, modern and fit for purpose accommodation from which they can develop the range and quality of services available to the people of Hartlepool.
- Many people admitted to hospital as emergency admissions could be treated closer to their homes.
- We need to make the best use of a range of resources, including our staff, by finding the most appropriate ways of delivering services.
- Improvements in health care technologies mean that we can deliver care in different ways, often outside of the acute (hospital) setting, making access to services easier and improving the patients' experience.

The new development in the town centre would allow the relocation of many services from the current base at Caroline Street, where the accommodation has become extremely restricted and often difficult for patients to access.

It would also allow four GP practices to re-locate to larger, more modern premises. It may also be possible to provide diagnostic and treatment facilities, a range of community health services and clinics, and the inclusion of other primary care services, for example a dentist, pharmacy and optician. Services provided by our partner organisations may also be available.



About the PCT

Hartlepool Primary Care Trust (PCT) is the organisation that provides your local primary and community health services. We look after the health of people living in Hartlepool.

Our main role is to improve health and make sure that when people are ill they have access to the best possible health care, whether that may be in hospital or from community facilities.



The PCT provides a range of health services including:

- District Nursing
- Health Visitors
- Discharge Liaison Service
- School Nursing Service
- Speech and Language Therapy Service
- Rapid Response Care
- Podiatry Service
- Continence Advisory Service

- Child Protection
- McMillan Nursing Care
- Community Dentistry
- Audiology
- Sexual Health & Contraceptive services
- Low Vision
- Diabetes advice, screening & treatment
- Musculo-skeletal assessment and treatment
- A range of Community Clinics

We work with 16 GP practices and are also responsible for ensuring access to 12 dental practices, 17 community pharmacies and 9 optometrist practices.

We also work in partnership with other local organisations, including Social Services, housing, education, New Deal, Hartlepool Borough Council and also voluntary organisations.

Our vision for care

The 'Vision for Care' for Hartlepool was originally developed by Hartlepool Primary Care Trust and Hartlepool Social Services through the Health and Care Strategy Group, part of the Hartlepool Partnership.

This 'vision' set out the way we want health and social care services to be developed over the next few years. It was developed following discussions and consultations with many people and organisations in the town.

The Vision for Care aims to make sure support and care get to those most in need in the town by

- helping people to choose healthy lifestyles
- supporting people at vulnerable points in their life
- giving people information to make choices about their care
- involving people in planning of services

Care will be provided in convenient, accessible locations, often from directly within community localities provided it is safe and effective to do so. People should only be referred to hospitals where care cannot be provided in local centres.

About health in Hartlepool

The health of Hartlepool residents is improving; on average they are living healthier and longer lives. However, they still suffer more ill health and disability, higher death rates from diseases such as cancer, heart disease and respiratory disease and live shorter lives than in most other parts of the country. The life expectancy for men (2001) is 73.3 years compared with the national rate of 75.7 years and for women 79.0 years compared with nationally 80.4 years.

There is evidence to indicate that this 'health gap' is widening. There are also inequalities in the 'health experience' of communities within Hartlepool; the most deprived communities suffering significantly poorer health than the more affluent areas.

Ten Hartlepool wards are in the 10% most 'health deprived' in the country, and 8 of these in the 'top' 5%. This equates to 49% of the population of Hartlepool living in wards which are in the 5% most 'health deprived' in the country.

The big health issues in Hartlepool are heart and circulatory diseases and cancers.

- Heart and circulatory disease – death rates in Hartlepool are 19% higher than national rates.
- Cancer – Cancer death rates in Hartlepool are 23% higher than national rates.
- Risk factors for these diseases include smoking, lack of exercise, poor diet and obesity.



Why have a new health development in the town centre?

In order to deliver high quality services, our GP practices and community health services need high quality accommodation from which they can continue to develop and expand the range of high quality services available.

The existing facilities based at Caroline Street are in need of major investment in order to bring them to a standard which is fit to deliver 21st century services. The current accommodation is over used, parking is a major issue and the age of the building means that it is not energy efficient.

In addition, the accommodation is inflexible, expensive to maintain and provides poor access for a large number of patients who may require use of the services. It does not comply with many areas of the Disability Discrimination Act 1995.

Many GP practices have now outgrown their existing premises and are unable to either develop the range of services offered or expand their practice. They are simply not able to deliver the modern community health services needed now and into the future.

The older buildings are also difficult for patients to access and compliance with the Disability Discrimination Act 1995 is difficult.

The GP practices identified for relocation into the Town Centre development include:

Dr Ayre and Partners

The Health Centre, Victoria Road

Dr Brash and Partners

York Road Surgery

Dr Eaton and Partners

Grange House Surgery, Grange Road

Dr Stoney and Partners

Bank House Surgery, The Health Centre, Victoria Road

From the new centrally located development, these GPs could develop a wider range of services, including those normally provided in a hospital setting such as diagnostic tests, minor surgery, complementary therapies and health education.

They would have direct access to a range of additional services that would be available within the facility. This would make access to services more convenient for patients, and allow easier access to the right services at the right time through a 'pathway' of care.

More GPs and health professionals would be able to develop specialist skills, which supports the Government's aim of providing more health services locally.

The new purpose built development could also potentially provide multi-functional suites, diagnostic and treatment facilities and a range of community health services including:

- Optometry & Low Vision services
- Podiatry services
- Audiology
- Physiotherapy
- A wide range of community clinics
- Services for people with long term conditions
- Sexual health & contraceptive services
- Diabetes treatment & assessments
- Musculo-skeletal assessments & treatments
- Smoking cessation
- Dietary & lifestyle advice
- Minor surgery

There is also the potential for other primary care services to be delivered from the facility, including a dentist, pharmacist and optician.

Some care currently delivered from hospital facilities could then be delivered more quickly and conveniently in a community setting. There could be new ways of delivering services to help people (and their families and carers) in managing long term conditions such as diabetes, COPD, Asthma, CHD and

dementia. This would result in less unplanned admissions to hospital for people with long term conditions.

In addition to the health services, the development could provide linked services, for example Social Services, New Deal and voluntary sector organisations.

There would also be more opportunities for health professionals to promote healthy lifestyles.

In order to improve the health of the public in Hartlepool, we need to ensure that people are given support and opportunities to make the lifestyle changes required to improve their health, quality of life and well-being. This can only succeed if people have access to as wide a range of information, advice and support as possible.

Providing this range of services from one place would ensure that the people of Hartlepool have access to an efficient and health care system which meets all needs.

The proposed facility should belong to the community - people should make use of the wide range of services, information and support available at all times, as well as when they are ill.

For this to happen, the facility must be located where people can easily access.

How local views shaped this proposal

Whilst Hartlepool PCT believes in the delivery of high quality services close to where people live, it was important to seek the views of the community.

More than 700 local people, including staff, were asked for their views on the Vision for Care. There were many positive responses to the vision and a lot of interest in how services might look across neighbourhoods and communities.

During 2003 the PCT consulted widely across the town on the principles of the Hartlepool 'Vision for Care'. People's views were then fed into the wider consultation for a large review of how health care is provided to people on Teesside.

This review looked at how local hospitals and primary care and community services would need to change in order to provide the best possible health care across Teesside into the future.

In 2004 the PCT held a number of meetings and set up a local panel to gather the initial views of local people as part of this review of services. A number of groups, including Hartlepool representatives, then met to help shape ideas for change.

The main views and ideas raised by people about the way services are provided in the community were as follows:

- GPs will seldom be the first point of contact for the patient. This may be with a nurse, therapist, pharmacist or other primary care professional who will assess the patient.

- There will be a range of options for referral, not just to hospitals but to specialists within a community based setting.
- More diagnostic services will be available to GPs outside the hospital setting.
- A wider range of treatments will be available in the community, with most outpatient appointments in primary or community settings. The boundaries between care provided in the community and care provided in hospital will become less important.
- More out of hours services will be provided by professionals such as paramedics and nurse practitioners.
- Community services will be delivered in multi-professional teams.

In response to these views, the PCT developed a Plan for the development, improvement and modernisation of primary care services in Hartlepool over the next 5 years.

In this Plan we said that:

- We need to help patients to help themselves – more information, more choice, better access.
- We need to reinvest in primary care.

The town centre development is a key part of this Plan.

In order to develop a facility of this kind, it was important to identify a site of a suitable size which was in a central, accessible location.

We first considered the redevelopment of the Caroline Street site. At this stage, we found this was not large enough for this kind of development and did not provide central access.

The site of the former Co-op building on the corner of Park Road and Stockton Street (A689) was then considered. We found that this would not provide good enough access or parking space.

Whilst we are continuing to look at other possible sites in the town for a health development of this kind, our preferred option is the potential Barlow's site which covers the former Barlow's printing works together with the sites previously occupied by Stranton House and the York Flatletts. This was identified through the close partnership working between the PCT and Hartlepool Borough Council, and input from local land agents and LIFT programme partners.

It is 2.8 acres in size and is ideally located for all major bus routes across the town.

As part of the development, we would propose to open up the frontage of the site onto Park Road by the demolition of the Barlow's building, giving direct access from one of the main town centre routes with the Middleton Grange Shopping Centre directly opposite.

The development of this site will bring much needed investment to a part of the town with many empty buildings, and is likely to attract other investment to the area.



What do you think?

We need to know your views about this development.

What do you think of the proposal to build a new health centre in the town centre?

Do you agree, do you need more information; do you have questions you would want to ask us, do you disagree?

How you can comment

This document supports a formal consultation process that runs for 13 weeks from Monday 20th February to Friday 19th May 2006

During this time we will be actively seeking comments on our proposals.

You can comment in a number of different ways.

Leaflets are also being printed and distributed to GP surgeries, dentists, community centres and libraries in Hartlepool. You can complete the tear off sheet and sent it to the freepost address indicated.

Every patient registered with the practices affected will be contacted.

In writing

To the following address:

**Town Centre Health Development
Hartlepool Primary Care Trust
FREEPOST NAT7123
Hartlepool TS24 0BR.**

In person

Come along to one of our public meetings being held in March / April. Dates will be advertised in leaflets, the local press and community publications.

On the internet

Look at the Town Centre Consultation section on our website. www.hartlepoolpct.nhs.uk

By email

You can e-mail your views to:

hartlepoolpct@hartlepoolpct.nhs.uk

On request

If English is not your first language, or you use sign language or Braille we can arrange help with translation and other formats. Please contact the PALS Officer on **01429 287144**.

- Hartlepool Primary Care Trust Nursing Strategy
- Hartlepool Primary Care Trust Emergency Care Strategy
- Hartlepool Primary Care Trust, Primary Care Mental Health Strategy
- Strategic Services Development Plan
- Hartlepool Primary Care Trust Estate Strategy

These are available by contacting the PALS Officer on **01429 287144**.

List of consultees

A full list of the people and organisations being consulted is available by contacting the PALS Officer on **01429 287144**.

Supporting documents

The following documents support this consultation document:

- Presentation to Overview and Scrutiny Committee / Hartlepool Partnership
- Hartlepool Primary Care Trust Primary Care Strategy
- Hartlepool Primary Care Trust Public Health Strategy



Next steps

Below indicates some overall timescales within which the key activities indicated will be undertaken.

February 2006 – December 2006

- Consultation with the people of Hartlepool.
- Acquisition of the development site.
- Outline and detailed development of the scope and scale of services and occupier requirements.
- Development of draft building plans.
- Development of detailed construction plans.
- Consultation with building occupiers on building layout proposals.
- Formal Planning application
- Full scheme costing and assessment of value for money.
- Development of legal and financial documentation.
- Full scheme review by PCT Board, Strategic Partnering Board & Strategic Health Authority.

March 2007

- Scheme reaches financial close and contracts are signed

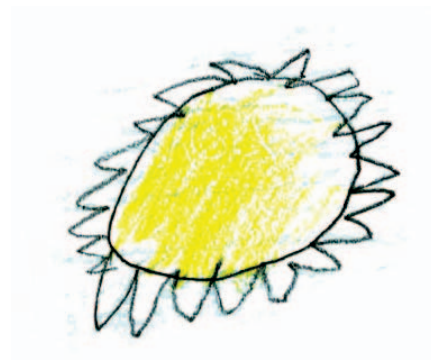
March 2007 – May 2007

- Construction Lead-in & site enabling works

May 2007 – November 2008

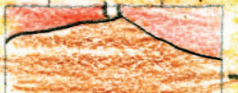
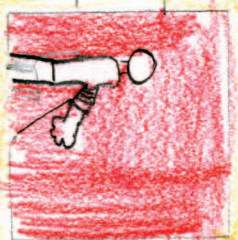
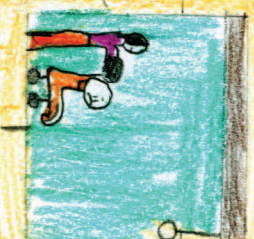
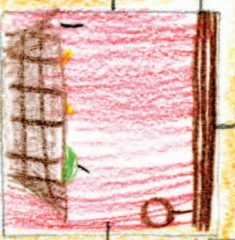
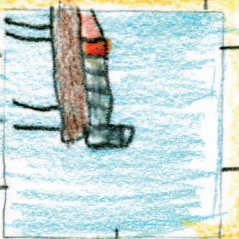
- Construction Period

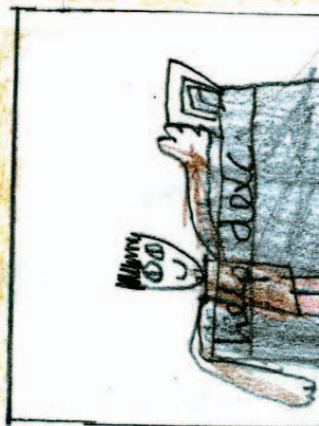
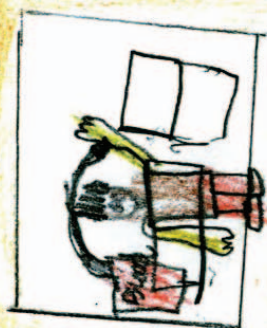
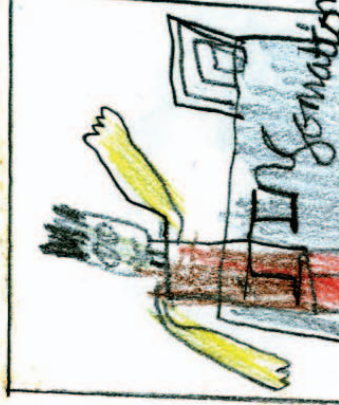
At this stage, it is anticipated that the facility should be operational at the end of November 2008.



Artwork produced by pupils from Eldon Grove Primary School, Hartlepool. Thanks are extended to the pupils and their teacher Karen Scorer for their hard work in producing artwork of an extremely high standard.

HEALTH CENTRE





Designed and Produced by Cynergy Healthcare Marketing www.cynergyhealthcare.com

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Produced by Hartlepool Primary Care Trust

Unfortunately people living in Hartlepool experience more ill health and disability and higher death rates from diseases such as cancer, heart, circulatory and respiratory disease, than other areas of the country.

There is shorter life expectancy for both men and women, and nine of the seventeen Hartlepool wards are in the 10% most deprived wards in the country.

We have to look at different ways of developing and delivering health services that will meet the needs of communities in Hartlepool.

The Proposal

Hartlepool Primary Care Trust is proposing to develop a centrally located health facility on the site of the former Barlow's printing works (fronting onto Park Road), and the land immediately to the rear, (the former Stranton House and York Flatletts sites).

The GP practices involved in this proposal include:

The Health Centre, Victoria Road
(Dr Ayre and Partners)

York Road Surgery
(Dr Brash and Partners)

Grange House Surgery, Grange Road
Dr Eaton and Partners

Bank House Surgery, The Health Centre, Victoria Road
Dr Stoney and Partners

The need for changes

Our GP practices and community health services need high quality accommodation from which they can continue to develop and expand the range of high quality services available.

Many GP practices have now outgrown their existing premises and are unable to either develop the range of services offered or expand their practice. They

are simply not able to deliver the modern community health services needed now and into the future.

The older buildings are also difficult for patients to access and compliance with the Disability Discrimination Act 1995 is extremely difficult.

The benefits of a Town Centre health development

Having a health development in the

town centre means that we can provide more health services in the community.

This could include diagnostic and treatment facilities, and a range of community health services, including optometry, podiatry, physiotherapy and services for people with long term conditions. It would also have the potential to include a dentist, pharmacist and optician within the development.

The facility in the town centre would mean that some treatments that are usually provided in hospital such as diagnostic tests, minor surgery, complementary therapies and health education could now be delivered more quickly and conveniently in a community setting, closer to where you live.

Another major benefit is the opportunity to provide health and care services that work much more closely together.

The development of this site will bring much needed investment to a part of the town with many empty buildings, and is likely to attract other investment to the area.

Why we are proposing the Barlow's site

The proposed facility should belong to the community - people should make use of the wide range of services, information and support available at all times, as well as when they are ill.

For this to happen, the facility must be located where people can easily access.

We have considered other sites. These included:

Caroline Street Health Centre

the old Co-op building on the corner of Park Road and Stockton Street (A689)

These were not large enough for this kind of development and did not provide good enough access or parking space.

The site now proposed was identified through the close partnership working between the PCT and Hartlepool Borough Council, together with input from local land agents and our LIFT programme partners.

The site area covers the former Barlow's printing works together with the sites previously occupied by Stranton House and the York Flatletts. It is around 3 acres in size and was also identified as being well serviced by road and public transport.

What other people have said

Over the last two years, people in Hartlepool have been asked for their views on how services might look across neighbourhoods and communities. This included a major review which looked at how local hospitals, and primary care and community services would need to change in order to provide the best possible health care into the future.

The main views and ideas raised by people were that a wider range of convenient services and treatments should be provided in the community by a range of health professionals.

In response to these views, the PCT's Plan for the development, improvement and modernisation of primary care services in Hartlepool over the next 5 years said that:

We need to help patients to help themselves – more information, more choice, better access.

We need to reinvest in primary care.

Tell us what you think



Male ☐ Female ☐

Age Range
Under 25 ☐ 26-35 ☐ 36-45 ☐
46-55 ☐ 56-65 ☐ over 65 ☐

Do you agree with this proposal ☐ yes ☐ *no ☐

*If you answered no could you please provide more details?

Any other comments?

Thank you for your feedback. If you would like us to respond to you directly please provide the following details

Name

Address

Contact Telephone No:

