

### **Placed Based Approaches to Health and Wellbeing: An Update to the Health and Wellbeing Board**

In July officers brought a paper to the Health and Wellbeing Board (HWB) which outlined NHS Southwark's local estates strategy. This is a plan that seeks to respond to the significant population increases resulting from the regeneration programme across the north and centre of the borough, the health and wellbeing needs of the population, and the changing ways that health services will be delivered in the future.

The objectives of the plan include the development of general practice facilities as well as the development of three 'Community Health Hubs'. These hubs would provide both primary care services for the local population and a wider range of community-based health services for a larger population.

In the north of the borough we have identified the Elephant and Castle area and the SE end of the Old Kent Road as the places where the population increase is greatest and transport links are best, and where therefore there is a logic to locating the two northern community health hubs. We also plan to deliver two 'community health support hubs' – the emerging plans for a new Aylesbury Health Centre and a similar proposal for Canada Water. In the south the new Dulwich Health Centre development will form the third community health hub, with an expanded Lister Health Centre as the support hub.

The discussion at the HWB in July 2017 led us to reflect on our approach, and to look much more closely at the wider health and wellbeing agenda, to see how our estate plans can be part of a wider social regeneration programme which supports the development of healthy and happy communities. This comes at an opportune moment, taking into account three main factors:

1. The CCG and Council have made strong expressions of commitment about a much more developed partnership approach to furthering the health and wellbeing agenda in the borough; and this offers a practical opportunity to make decisions together about the use of important s106 investment in our shared community infrastructure
2. Along with other CCGs across London, Southwark CCG is being asked to refresh our estates strategy anyway, which allows us to work closely with Council colleagues and communities themselves to define the facilities we need in a locality (of which community health hubs are one example)
3. This is particularly important because many of the opportunities we've explored for our general concept of a 'Community Health Hub' have not converted into specific approved projects, yet the pressure from population growth is now beginning to materialise, and there are several time-sensitive

opportunities that we need to consider together (particularly in the north-west of the borough). To that end we have been working closely with the public health team and looking at a specific opportunity to explore how this might be taken forward. Members will be familiar with the work of Pembroke House, in Walworth, and they have been undertaking an exciting piece of qualitative research looking at social regeneration in that area. Building on that work the CCG has been working closely with partners to develop an expression of interest in the development of the Walworth Town Hall building. The proposal would create clinical facilities in the old Walworth Clinic building with some non-clinical space and group room space acting as an anchor tenant in the Town Hall development alongside a range of community, arts and cultural uses.

We need to broaden this specific piece of partnership work into something more comprehensive and systematic; and we would look to do this with Council colleagues with an intention to:

1. Describe the range of facilities that we expect to need in each locality in Southwark (beginning in those identified opportunity areas). This goes beyond specifying a community health hub and will be more like a taxonomy of estates types, including single GP surgeries, larger/co-located GPs as well as integrated health and wellbeing services.
2. Identify practical opportunities for estates development within each locality, taking a view across the types/taxonomy of estates that we will need, the credible development opportunities that are available, and the capital funding that needs to be mobilised to bring any/all of those into being.
3. We now want to work with Council colleagues to detail how best to approach this work together, so that we animate the concept of social regeneration and get the benefit of integrating the CCG's work with a 'whole council' approach to health and wellbeing.