

# NHS Healthy New Towns:

## Building-in health to planning and design

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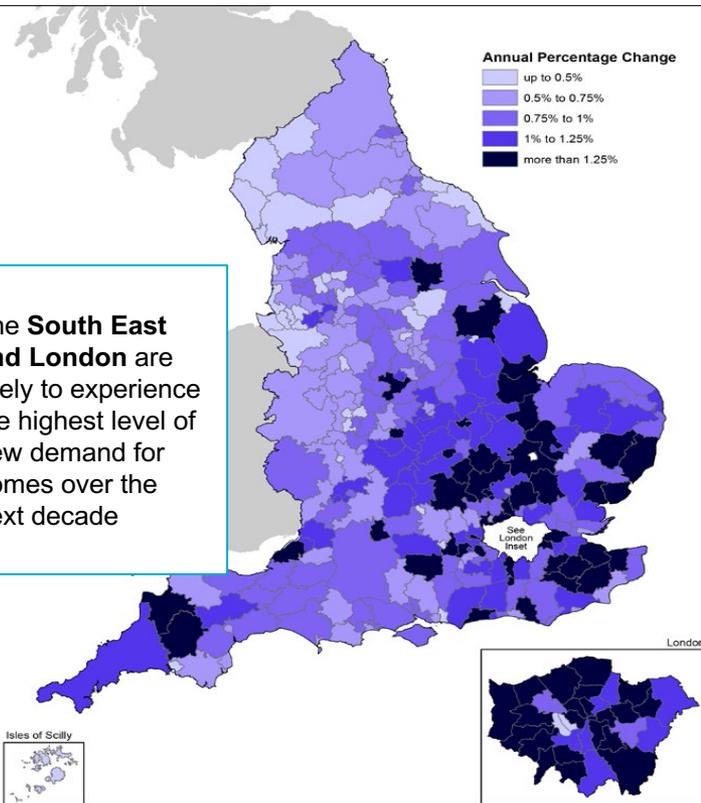
June 2017

#HealthyNewTowns

# The next 5 years will see an ever increasing demand for new housing alongside an ageing population

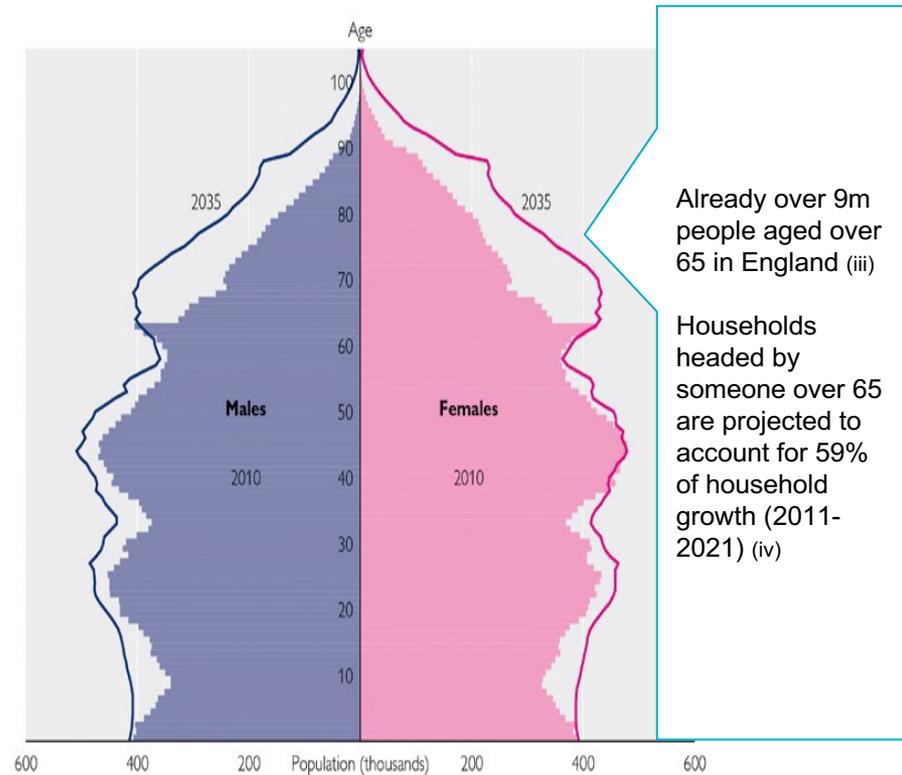
## Household growth

Projections for household growth to 2021<sup>(i)</sup>



## Ageing population

Estimated and projected age structure of the UK population (thousands), mid-2010 and mid-2035<sup>(ii)</sup>



**New developments will need to respond to the demand for housing, but also the needs of the population**

# The *Five Year Forward View* sets out our ambition to build healthier places



*“New town developments and the refurbishment of some urban areas offers the opportunity to design modern services from scratch, with fewer legacy constraints - integrating not only health and social care, but also other public services such as welfare, education and affordable housing.”*

Five Year Forward View

*“These areas would take a ‘first principles’ approach to **designing how health and wellbeing should be promoted, and how services should be delivered**, from rethinking the physical design of the infrastructure, to **embracing new technologies and encouraging the deep integration of health and care with supported housing and other public services.**”*

The Forward View into Action

# The Healthy New Towns programme

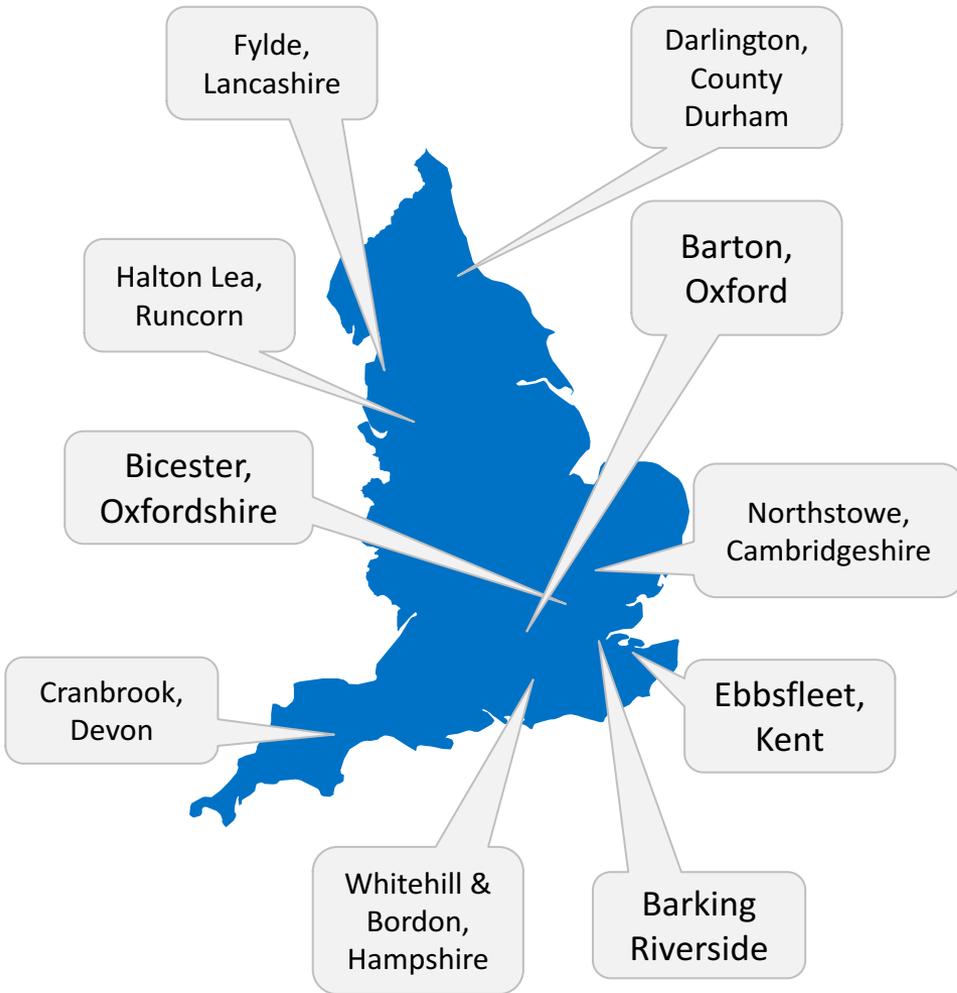
NHS England's Five Year Forward View set out ambitions to scale up prevention and deliver new models of care. New housing developments are an ideal opportunity to bring design the urban environment and service delivery from scratch.

The Healthy New Towns programme aims to:

- To shape new towns, neighbourhoods and communities to **promote health and wellbeing, prevent illness and keep people independent;**
- **To radically rethink delivery of health and care services** in areas free from legacy constraints, supporting learning about new models of deeply integrated care
- To **spread learning and good practice** to other local areas and other national programmes

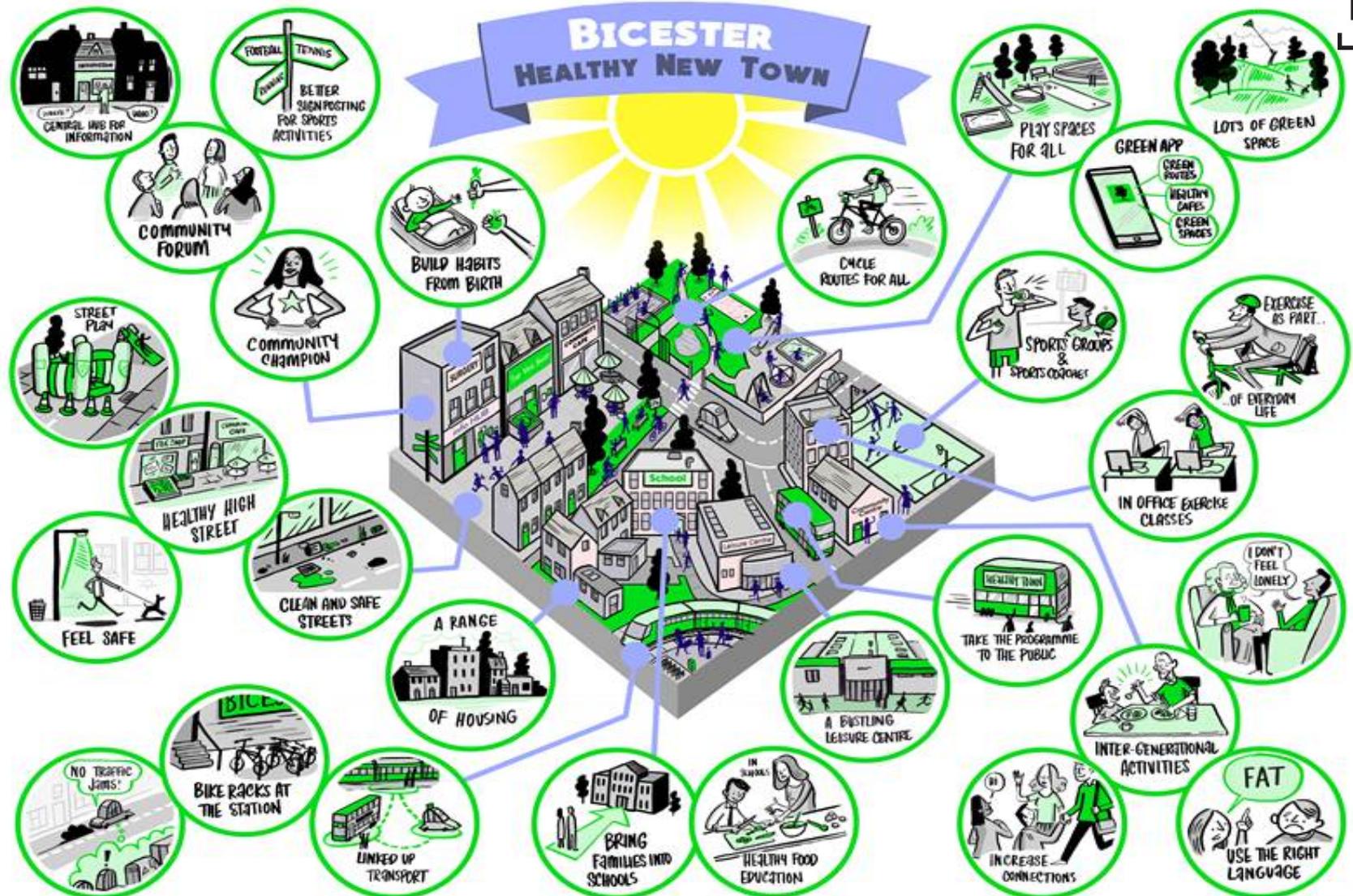
# Demonstrator Sites: the core of the programme

114 applications, 10 sites chosen



Site	Region	Approx. number of new homes	Type
Fylde	North	1,400	Greenfield
Darlington	North	2,500	Mixed
Halton	North	800	Brownfield
Bicester	South	6,000	Greenfield
Whitehill & Bordon	South	3,350	Brownfield
Cranbrook	South	8,000	Greenfield
Barking	London	10,800	Brownfield
Northstowe	East	10,000	Greenfield
Ebbsfleet	South	15,000	Brownfield
Barton	South	890	Greenfield

# Healthy New Towns radically rethink how the built environment benefits health



# Delivering outputs in line with the 5YFV and building healthier places...



Priority	Sub-themes	Delivering outputs (Not exhaustive)	When?
1 New Care Models	<b>Contracting &amp; Service Planning</b>	<ul style="list-style-type: none"> <li>• Business cases and contracting models</li> <li>• Service specifications and workforce models</li> </ul>	2018-19 Q4
	<b>Digital</b>	<ul style="list-style-type: none"> <li>• Predictive modelling for risk stratification and population health needs analysis</li> <li>• Digital deployments in new developments</li> </ul>	2017-18 Q4
	<b>Estates</b>	<ul style="list-style-type: none"> <li>• Designs of Health Campus/Hub buildings</li> <li>• Transitional arrangements while building is underway</li> </ul>	2018-19 Q1
2 Built Environment	<b>Planning Process</b>	<ul style="list-style-type: none"> <li>• Local Plans</li> <li>• S106 agreements, Masterplans</li> </ul>	2017-18 Q3
	<b>Housing Design</b>	<ul style="list-style-type: none"> <li>• Specification and specific examples of homes</li> <li>• Housing for high-risk groups in new developments</li> </ul>	2018-19 Q2
	<b>Public Realm &amp; Environment</b>	<ul style="list-style-type: none"> <li>• Public, green and blue space</li> <li>• Air quality and wider environment</li> </ul>	2018-19 Q3
	<b>Active Travel</b>	<ul style="list-style-type: none"> <li>• Public Transport</li> <li>• Cycling, walking and running</li> </ul>	2018-19 Q4
3 Community Engagement	<b>Behaviour Change</b>	<ul style="list-style-type: none"> <li>• Healthy Eating</li> <li>• Sports &amp; Exercise</li> </ul>	2018-19 Q1
	<b>Healthy Lifestyles</b>	<ul style="list-style-type: none"> <li>• Welcome packs &amp; communication</li> <li>• Voluntary sector engagement</li> </ul>	2018-19 Q2
	<b>Community Participation</b>	<ul style="list-style-type: none"> <li>• Schools &amp; employers</li> <li>• Community Groups</li> </ul>	2018-19 Q3

# Parallel to demonstrator sites: National programme work

## Engagement

### Built Environment engagement

- High level home builder discussions
- Working with TCPA on making the business case for healthy developments
- Design Council/BRE/NHF/HBF engagement and involvement in specific areas
- Developing a Masterplan review methodology in conjunction with HCA/DCLG
- Other relevant agencies

### Wider engagement

- 4 Journal Articles published
- Communications
- Ad-hoc meetings with potential partners and interested partners

## Delivery

### Economic analysis

- Specific business models
- Making the case and shaping the market

### Healthy New Towns portfolio/dossier

- Under the key aims, a range of examples of best practice will be gathered to spread learning

### Health & housing guideline

- Not to replicate but to add value
- Builds on existing guidance

### Design Challenge

- Ideas that expand innovation for HNTs, specifically in reference to home builders and NHS land

# The programme will also provide learning to enhance the NHS contribution to increased housing supply

## Use of NHS surplus land

- The Naylor Review (2017) recommends that improved guidance is developed on NHS Estates, planning and disposals.
- We will generate lessons that can be applied by the NHS; including scoping models for affordable housing for NHS staff.

## Opportunities for new housing models

- Developing viable models for the delivery of specialist housing where a direct link with NHS services is beneficial (for example, alternatives to care homes or step-up/down facilities)
- Exploring new commercial models that would enable NHS organisations to use land strategically, for example by delivering affordable housing for staff

## Opportunities to apply wider learning about healthy environments

- Using ownership of land to directly influence the design of developments to ensure healthy environments, for example by:
  - driving delivery of healthy food environments;
  - enforcing healthy housing standards; or
  - requiring incorporation of design features that encourage physical activity

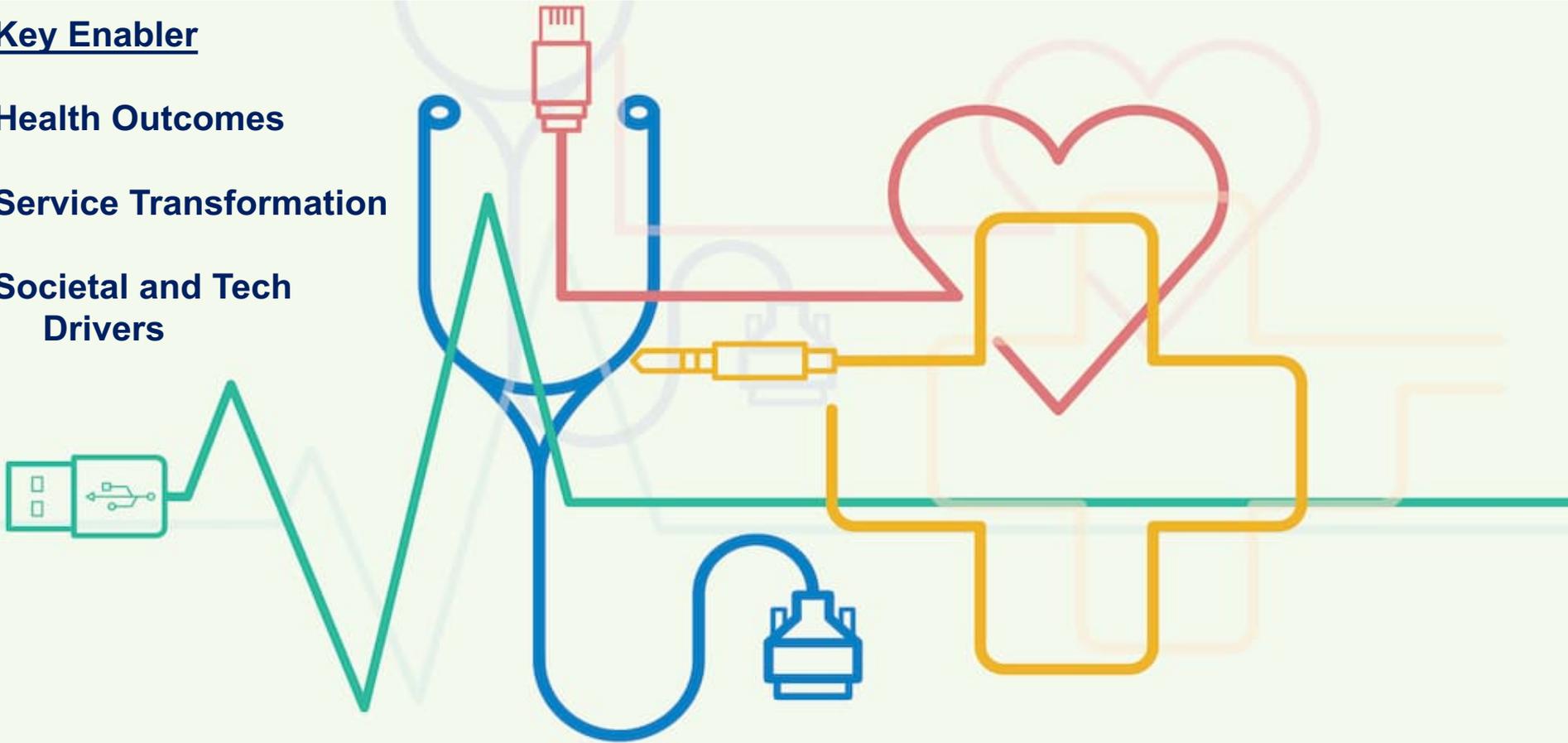
# Digital meets Design/ Design meets Digital...

## Key Enabler

Health Outcomes

Service Transformation

Societal and Tech Drivers



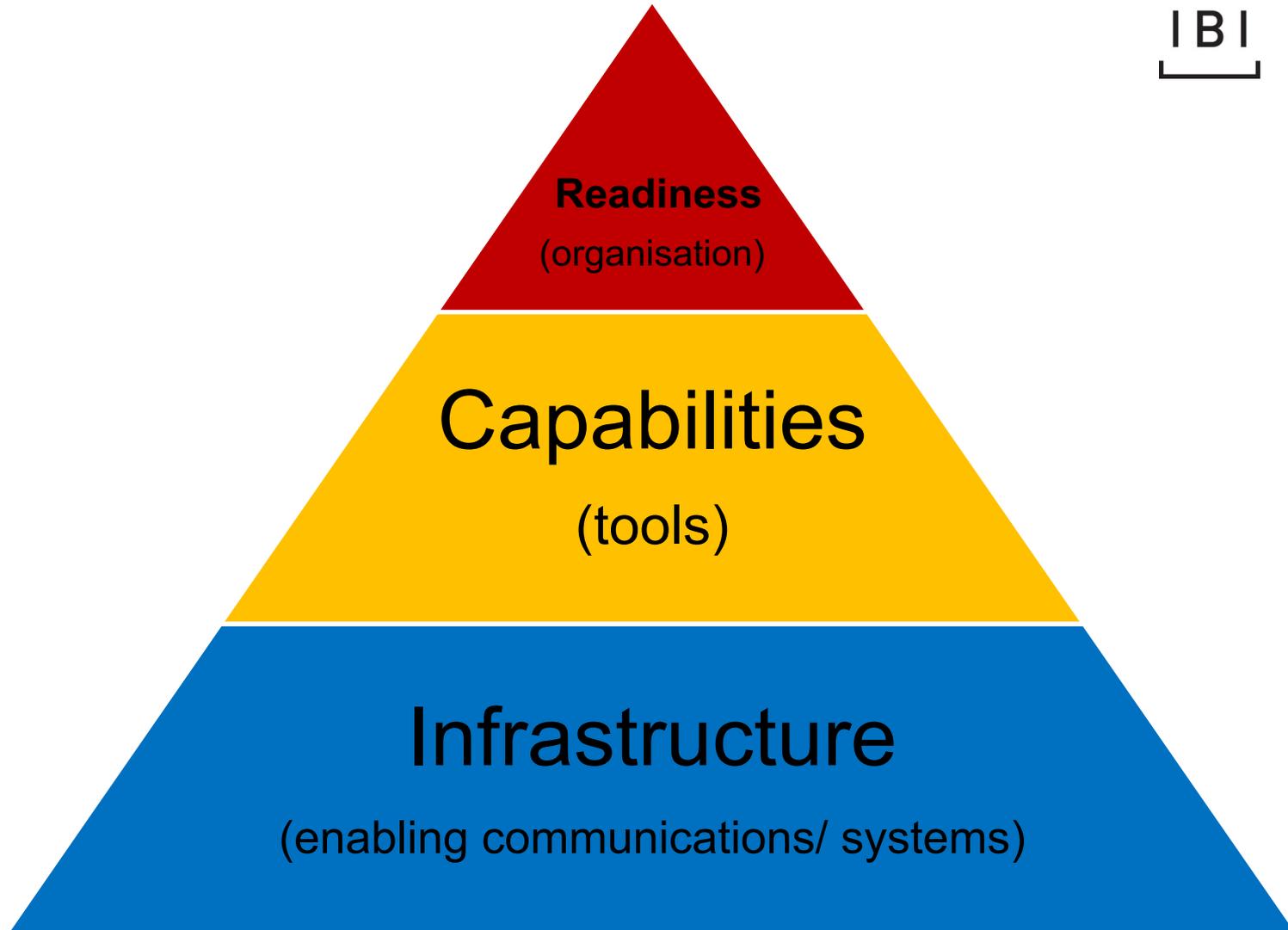
*“Building Communities from the Internet-Up” – Sidewalk Labs (Google)*

# Digital Maturity for Healthy New Towns

**Leadership/  
Governance**  
*Darlington  
Whitehill*

**Predictive  
Modelling/  
Apps**  
*Northstowe/  
Bicester/  
Barton*

**System  
Integration/  
5G**  
*Darlington/  
Ebbsfleet*



# 'Designing-in' Digital in Healthy New Towns

## *New Home Prospectus*



### **Digital Health Services**

Telecare

Telehealth

Telemedicine

E-health

### **Home Management**

Building /Security Systems

Heating / cooling, etc

### **Supportive Design Features**

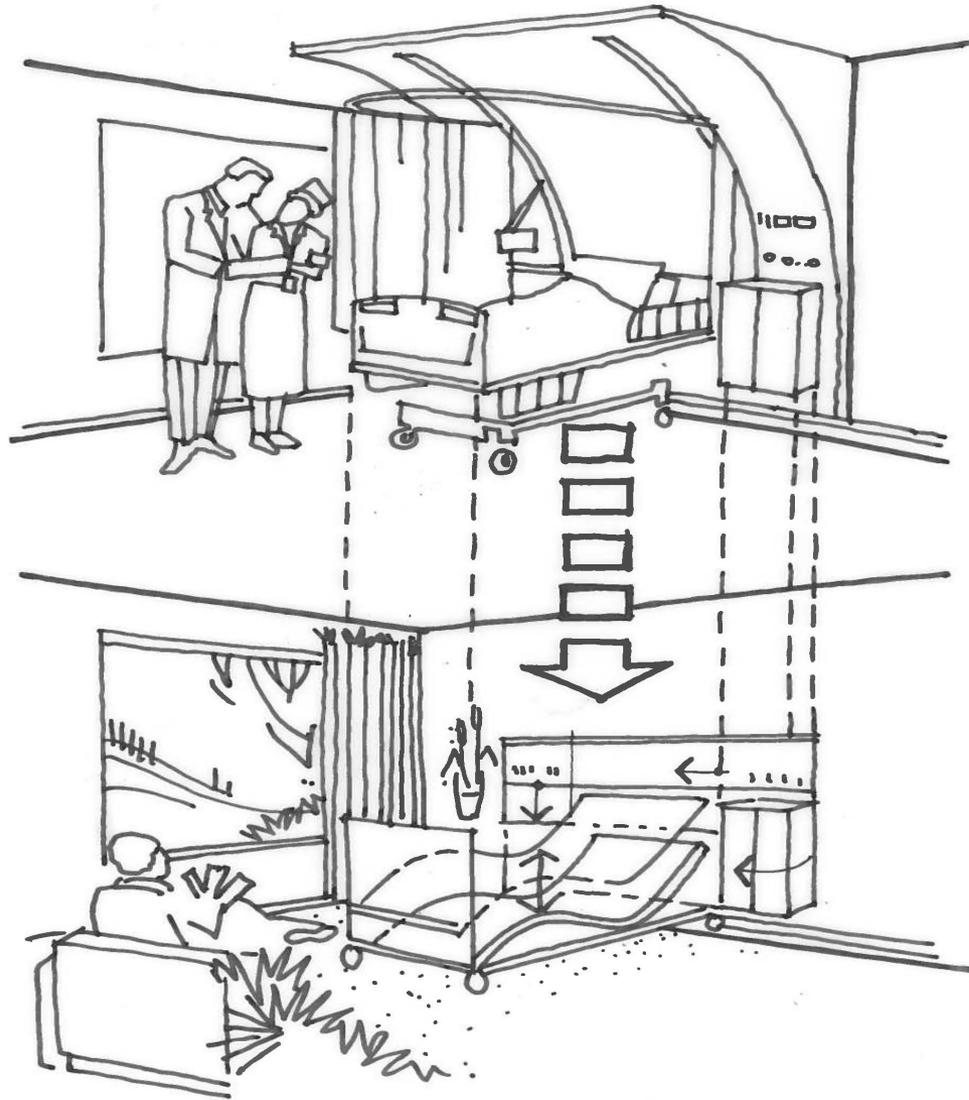
Home for life

'Bed Med'

# Bringing Health to the Home

Acute Care  
Setting  
(Hospital)

Home



# Thoughtful Design in moving care to the home



# Design of Digital Connectivity in the Home



## Example: Wiring Hub

- Centrally located
- Integrated wireless router

# Final Thoughts

Physical and Digital Design needs to be an integrated iterative design process

Double-down on the focus on the end user experience

Complex multi-stakeholder environment – continual engagement is essential

Work towards understanding how the pieces of the puzzle all fit together