

Good Morning,

[APP/23/00665 | Erection of a 78 bed older persons care home \(Use class C2\) together with construction of new access road, car/cycle parking, drainage works, hard/soft landscaping and other associated infrastructure. | Land on the east side of Helmsley House, Bartons Road, and west of Normandy Way, Havant](#)

This application has been reviewed from a primary care perspective and the response has been informed by the Health Contributions Approach which was jointly prepared with NHS England.

The GP surgeries within the catchment area that this application would affect, currently have sufficient infrastructure capacity to absorb the population increase that this potential development would generate.

However, due to the nature of the planning process, please be advised that this response from NHS Hampshire and Isle of Wight is a snapshot of the infrastructure capacity assessment at the date of this letter. Should there be any change to this position, as a result of any current planning applications that may or may not affect the capacity of Homewell Curlew Practice, The Bosmere Medical Practice, Emsworth Medical Practice and Blossom Health (The Saunton Surgery) being approved prior to a final decision on this particular development, then this will potentially initiate a further review of the NHS's position. Such factors could include but are not limited to:

- Increases in the patient list size which then exceed the GP surgeries capacity during the period between this application being validated and prior to a planning decision
- Consideration for future 'consented or commenced' planning applications that lead to an increase in the patient list size which then exceed the existing GP surgeries capacity during the period between this application being validated and prior to a planning decision.

Therefore, at this stage, it is important to highlight the NHS reserve the right to re-assess and respond to this application at any time, as a result of any planning application(s) received and approved subsequently by the Council that will have an associated impact on the assessed GP surgeries linked to this application, which in turn, could have the potential to initiate an NHS contribution request in accordance to regulatory and legislative obligations.

With this in mind, whilst at this time there is no requirement for a Section 106 contribution towards NHS Primary Care infrastructure from this application, as a contingency, we would recommend you take this into consideration, factoring in an estimated sum of £680 per dwelling towards NHS Primary Care infrastructure to any viability assessments

**Kind regards,**

Mia

Mia Smith | LPAE Admin

**On behalf of NHS Hampshire Integrated Care Board (ICB)**