

Written Submissions

Tuesday 15 September 2020

Item 5a – Dorset County Hospital, Williams Avenue, Dorchester, DT1 2JY

Tim Goodson and Dr Forbes Watson, Dorset CCG – Objecting to the recommendation to refuse

We are writing to strongly urge support for Dorset County Hospital NHS Foundation Trust's planning application that will kick-start a multi-million investment in our local NHS.

Multi-million pound investment in our local hospital

Every journey starts with its first step. This application is a vital first step in bringing to reality a once-in-lifetime opportunity to invest £62.5 million in our local hospital.

In summary:

- The plans will significantly expand the hospital's Emergency Department (ED) and Intensive Care Unit (ICU) and create an Integrated Care Hub on the Dorset County Hospital site in Dorchester - improving healthcare services for our population;
- The Emergency Department (ED) and Intensive Care Unit (ICU) have been a key part of the COVID-19 response, being temporarily expanded during the pandemic.
- This is a vital investment to secure the future of the hospital for a generation to come and support our hardworking NHS staff with the very best facilities and additional space to serve our community;
- This is part of a long-term project to deliver the recommendations of Dorset's clinically-led plans under the Clinical Services Review, to ensure continued and sustainable services for the west of the county;
- To enable this investment to take place and for this essential development to take place, a new multi-storey car park is required to free up space for the construction, make up for lost spaces, and improve parking for visitors, staff and patients;
- The hospital is committed to green travel and at the same time ensuring that people can access the hospital;
- If planning consent is not granted then this important project to invest in our local hospital and NHS will be delayed.

Approval for this application will be a significant milestone and is the first step in plans to deliver millions of investment into Dorset's NHS which will greatly improve local services for generations to come.

Cllr Stella Jones – Objecting to the recommendation to refuse

I strongly support the application for Dorset County Hospital , my reasons as follow

1. The officer's report states that there is no objection to the land use
The equality is adequate
Sustainable transport is acceptable
Economic impact is beneficial
Nature is a net gain
Highway concerns could be conditioned
Climate and amenity concerns could be mitigated
All good
2. However the main objection is because of an inadequate impact on the landscape
3. The impact on the local conservation area. The hospital is not in the conservation area, and as the report says the development would not directly impact on any listed building.
4. The grade 2 listed West station nearby has a very ugly industrial building next to it -The Range
5. Other conservation areas nearby have large buildings in them – Brewery Square impacts the Monmouth Road area {just stand at the top of Alfred Road and look at the flats) Bitter End flats overlooks Prince of Wales conservation area
6. Places like the Borough Gardens, Maumbury Rings, and St.Mary's Church would hardly be impacted
7. As it says in the report 'not all changes to the setting of a conservation area are harmful'
8. The report says the development would "be an incongruous element in the skyline "with long range views from Poundbury Hill Fort . Maiden Castle , Came Down , Bincombe Down ,and the Slyers Lane area .
The biggest blot on the landscape is Queen Mother Square in Poundbury, seen from all these areas . That was allowed with no problem and has less benefit to the town than the hospital development .
9. The lives of many people living in the streets around the hospital have been blighted for years by hospital parking in front of their properties , this car park would improve this.

Having spent over 40 years as a member of West Dorset District Council planning committee I have dealt with many controversial applications such as this

When the first phase of the hospital was built in the 1980s it was very contentious because of the red and blue colours on a modern design .The second phase in the 1990s even more so because of the size .

Both were built within this same conservation area . Both are now accepted as an important part of Dorchester.

The future of Dorset County Hospital is vital to the whole area .

Please support this application

Naomi Patterson - Objecting to the recommendation to refuse

Hello , I'm writing to you as a mother, campaigner, neighbour of DCH hospital & a DCH West Dorset Public Governor.

My name is Naomi and I campaigned for over 4 years for the kingfisher Ward , maternity ward & SCBU , many people from Weymouth, Portland , Bridport , Dorchester and surrounding areas supported this campaign. During this campaign it was recognised by Dorset Council & The CCG that for the safety of local residents services was to stay in the west of the county . If those services went we would've seen a downgrade to our A&E I believe this would've cost lives .

I am very saddened to see you are thinking of stopping the plans for a multi-story car park as this will then have a knock on effect towards our Vital A&E as we could end up losing the funding for the extension altogether . If this happens it will undermine all the work that many locals fought for over the years and I fear you will be putting many locals at risk.

I see some are calling for A&E & ICU to be built first . I think if they did the hospital expansion first they would build this onto the existing car parking space, and hence lose spaces, hence by building the multi story first they don't lose any spaces when they do the main build. Plus the car park is relatively simple to design and build and is ready to go, designing the main hospital extension is much more complicated and there is a long way to go on that so its not ready. Plus the spaces are needed now. I live on Wessex road and every day I see cars either parking illegally just to get to their appointment, I even know people who

have missed appointments due to car parking , I have many emails from frustrated residents & staff due to car parking , I am asking you to reconsider rejecting these plans for the safety of local residents so the plans can be built.

This building work will already take up to 5 years to build and further delays will take even longer , the expansion of the services is needed ASAP as the A&E was built for 20,000 people and we already see twice that amount using A&E .

**Chris Loder MP - Objecting to the recommendation to refuse
(Statement attached)**

Jennifer Huelin – Supporting the recommendation to refuse

The construction of the proposed multi-storey car park in a residential area is unthinkable and unacceptable. The devastating impact it will have on the local area and the lives of the families that live opposite the south end of the car park must be recognised by the planning committee.

The proposed site is within metres of a Conservation zone that includes both heritage assets and beautiful Edwardian residential homes. The sheer scale – and especially the height - of this enormous structure will create an oppressive and overbearing visual impact totally out of keeping with the local area. A 'green wall' is simply not enough to disguise a car park of this magnitude. There is a promise to retain the trees along the south wall of the car park to act as a screen - but the structure would be considerably higher than even the tallest trees and they would not provide any cover at all for much of the year.

It would be devastating to lose the character of our beautiful, historic and partially wooded area that is currently a delight to live in. The abundant wildlife in the area - including owls and hedgehogs - would also suffer from the continuous noise and pollution.

The plans do not take into consideration the environmental and physical effects they will have on the local area and lives of residents in close proximity. The multi-storey car park currently proposed would destroy the character of our local area and overwhelm the homes of families just over the road.

The hospital has a great deal of land that could be used for car-parking or as the site for an additional multi-storey car park. Staff and visitor parking could be divided between sites.

The council needs to explore other parking options that would not have such a huge impact on the unique historical assets and beautiful character of the area.

I fully support our NHS and recognise the need for more parking at our hospital. However, the proposed multi-storey car park is not an acceptable solution given the proximity of the site to heritage buildings, homes and woodland. The negative impact on the landscape, local area, environment and well-being of wildlife and residents' lives is too great.

Simon Huelin – Supporting the recommendation to refuse

I can't believe Dorchester council is considering this proposed monstrosity of a car park in the middle of a residential part of this beautiful and historic county town.

Supposedly local residents will benefit from the car park as it will stop hospital workers from taking our roadside parking spaces, this is just not the case, the roads directly surrounding the hospital and in fact the majority of Victoria park have a residents parking permit scheme that doesn't allow for this anyway.

Damer's road is already a very busy and congested road particularly at peak times and this car parking suggestion will only worsen the situation creating knock on traffic issues heading further back into the town both on the Great western road/ Cornwall road junction and also on the Williams Avenue/ Bridport road junction.

Surely the solution would be to offer a regular, efficient and reliable public transport service that would bring the predicted 'vast' amount of new workers and visitors from an out of town car park to and from the hospital and to keep the existing parking spaces for essential workers and emergency staff only? I really think that the team that had come up with this ridiculous idea really doesn't know or understand Dorchester at all.

I have lived here for 45 years and have watched the town grow, evolve and flourish whilst still maintaining its historic and beautiful character which is fitting of the county town of Dorset. In all those years I never would have imagined that this would be the sort of town to consider such a building. I know there isn't a taller building in Dorchester therefore making this car park the most prominent and dominating landmark in this

little market town, moreover I never would have imagined it would be the view from my front room window just a few metres away.

I would never have considered buying this house had the car park already been there or planned to be there and to be honest I can't think of many people who would. Not only would the visual aspects be off putting but the noise and more importantly the pollution and health aspects.

Surely as a responsible council you should be encouraging cycle to work schemes, park and ride schemes, decongestion, cutting pollution, reducing traffic, planting not cutting down and most importantly keeping the County town the beautiful and unspoilt home to many that it has always been?

Philip Jordan – Supporting the recommendation to refuse

As patient, parent &/or relation/patient friend/DCH Trust member (+ retired NHS Estates professional)

can I congratulate DCH/staff on their “good” (24/7/365 ED/ICU etc/Planned) Healthcare record:

- led by a Chief Executive who inspires commitment/loyalty:
- vital to DCHFT's 21 Aug 20 email to Trust membership saying about continuing

“to deliver high quality care to everyone who needs DCH now & in the future” &

Even more vital post Recommendation to refuse WD/D/19/002627 MSCP etc /Masterplan Planning Permission

- + Application Documents/related “communications” inexactitudes
- + (though mandatory from 1990s) DCH's apparent Estates Strategy lack
- + Cumulative impact +significant issues the Application didn't mention/properly consider e.g.
- Accessibility
- Climate

All lead me to suggest:

- as NPPF 2.7 (echoing Dr Brundtland to 1987's UN General Assembly - including Thatcher):

“The purpose of the planning system is to contribute to the achievement of sustainable development.” & “the objective of sustainable development can be summarised as meeting the needs of the present without compromising the ability of future generations to meet their own needs

- **addressing patient (short-)long term (range/depth/scope etc) need, MSCP etc /Masterplan Application failure/s**

(& CCG's ***“not fit for purpose”*** CSR/related STP) **via thorough grounded Sustainable DCH Estates Strategy aligned**

with accurate/widely based Patient Need Review + thorough Survey/Analysis of (keep all under Review) existing

DCH Buildings/ adjacent spaces etc i.e. all DCH @ Williams Ave between existing boundaries apropos:

use/capacity/structure & services/condition/climate/access*/R&M etc + particular attention to include e.g.

- EW vehicular onsite accessibility maintenance/enhancement +

- Not extending Existing Buildings & thus blocking EW access

- How/what to do to replace Phase 1 +

- Access to all existing DCH (inc Damers) Bldgs +

- temp Trust HQ/Support Centre use of main Damers Bldg +

- potential in ***“Future of Mobility...”***, March 2019, HMG + UN SDGs/Nov 19 Emissions Gap Report e.g.

- What's DCH potential re *“Future of Mobility ”* &/or Renewable Energy?

Concurrent with urgently developing/implementing:

A) DCH 7 storey MSCP under former Playing Field (ideally future proofed with adjustable levels) & @ old School Building ground floor level install:

B) Passivhaus/ZedPOD type (re-useable) “shell” including (temporay) new ED/ICU & then

C) Existing ED convert to Primary Care Hub + assuming DCHFT HQ temp relocation

D) Further 7 storey MSCP under now vacant HQ etc (also ideally with adjustable levels) & ready on completion for e.g. Phase 1 temp relocation/Residential use & remember - post 10yrs+(25% of working

life) Austerity's impact on expertise/careers: this HMG's recent Infrastructure funding that DCH's attracting/needs, must mean (even without Covid/Climate Change/Brexit complications) likely material/cost inflation & restricted availability of relevant, experienced professional expertise – to replace those who produced the Application Recommended for refusal.

Cllr Robin Potter, Dorchester Town Council – Objecting to the recommendation to refuse

In addition to our submissions as shown in the officer's report, which we still hold to, by the way, I should like to make the following additional comments:

The Town Council recognises the great work that Dorset County Hospital is doing and is supportive of the extension works as part of the priority project in the National Health Infrastructure plan.

We consider that the multi-storey car park in this application will be necessary to facilitate the proper working of the hospital and for patients and visitors to access the buildings.

The positioning of the car park at the lowest point of the site will reduce the visual impact in views from further away, so that this is little or no worse than those of the existing Thomas Hardy Sports hall, the buildings of Brewery Square and of Poundbury. Ensuring that the existing mature trees are retained will mitigate the impact on the immediate street scene.

We would request that measures are conditioned to minimise these impacts and that the car park is made as attractive as possible from nearby, utilising measures such as those shown to the council's Planning & Environment committee with appropriate colouring and designs on the East and South faces.

Patricia Miller, Chief Executive, Dorset County Hospital, Applicant - Objecting to the recommendation to refuse

Dorset County Hospital NHS Foundation Trust is committed to providing outstanding care to our patients. In order to do so, and as part of the Dorset Clinical Services Review, the hospital has to change. There are a number of issues which, if not resolved now, will severely hamper the healthcare services provided to the residents of West Dorset in the future.

We have to expand our Emergency Department and Intensive Care Unit, which are inadequately sized for the current population, and establish an Integrated Care Hub. The hospital has been allocated £62.5million of Government Health Infrastructure Plan funding for the development of these clinical facilities as a national priority project.

We have developed a masterplan that centres on the social value of the hospital in Dorchester as an anchor institution. Staff recruitment and retention is crucial to maintaining high quality services and providing key worker housing is an important aspect of this.

We also need to help local people stay in their homes as long as possible by building homes in which 'extra care' can be delivered and a step-down care home to get patients out of a clinical environment and back home when they are ready.

However, all of this is not possible without freeing up space at the hospital currently used to park cars. We cannot simply lose the parking spaces - I'm sure you are all aware of the parking issues at the hospital. We promote green travel and will do more through a new green travel plan, but we have to recognise that for many patients and staff living in rural locations there is no alternative to travelling by car.

We understand the site constraints and the value of the Dorchester Conservation Area. We have worked with a team of specialists to ensure that what we are proposing is appropriate to the area and have tried to work with the Council planners to reach a position which is agreeable to all. We have sought to provide a car park building that is attractive and appropriate to the local area through the landscape artwork.

We are working closely with our contractors to make sure local people are employed and local suppliers used for our building projects to support the local economy. We have estimated a social value return in excess of £4m from the parking project alone.

Chair and Committee, as you can see, this planning application is not just about a car park. It is the future of Dorset County Hospital. This is a once-in-a-generation opportunity to improve the health services for the communities of Dorset, to ensure that we are still able to provide outstanding care for many years to come.

A number of further statements were received and have been circulated to members.

Cllr John Worth – Objecting to the recommendation to refuse

Dorset hospital serves a large rural area and as such is not easily accessible by public transport, parking has been an ongoing issue as there is limited on site parking, which puts pressure on the local road network with patients and visitors forced to use on street parking in the area. If the facility's for the hospital are to be improved and update to serve the ever growing population. Development has to start with improved car parking and a new multi story car park, will free up land currently used for parking, to allow further development of the hospital site to meet current and future needs of this area of Dorset.

Whilst I appreciate the concerns of the planning officer I feel that the majority of the residents of Dorset would support this application in order to have a local hospital fit for purpose.

I appreciate the opportunity to write to the members of the Northern area planning committee and sincerely hope that they will see the merits of this application and move to approve it.

Ben Print, Clinicians, DCH - Objecting to the recommendation to refuse

Our Emergency Department and Intensive Care Units have been under extreme pressure for most of 2020, but our teams responded incredibly well to the COVID-19 pandemic considering the constraints we have been working under.

We did not start from a comfortable position as we have been dealing with rising attendances and space constraints for many years. Normally, we see the number of patients increase in the winter and fall again in the spring. COVID hit us following what was already a peak in winter patient numbers. The number of patients attending ED did not fall during the summers of 2018 or 2019 and they continued to rise.

In 2018/19 the department saw a 7.2% increase on the previous year and in 2019/20 this increased by a further 2.8%. The department is now operating well in excess of double the number of attendees it was originally designed for. This is set to only increase further due to the reconfiguration of services in Poole and Bournemouth, which recently received planning permission for clinical expansion, including a new car park.

In spite of the pressures on the department, our ED continues to be one of the best performing in the country thanks to the efforts of our outstanding teams. The redevelopment of our clinical facilities has been recognised by the Government as a nationally important project with the

allocation of £62.5m for expansion from the Health Infrastructure Plan (HIP).

Responding to COVID has seen changes to the ED already. We had to start working out of temporary buildings for triaging patients - not the best environment for our patients or staff. Due to social distancing requirements, the number of temporary buildings is likely to have to increase as services are restarted. The only place that we can see these buildings located is on areas already used for car parking. This will further increase the parking pressures at DCH.

What the past two years has shown is that the ED cannot continue to operate effectively and safely without significant investment in the buildings that it operates within. The Government has recognised this through its Health Infrastructure Plan - however to make the space available, the parking situation at DCH must be improved. We fully support the planning application for the new multi-storey car park as this will allow the space for a new ED and

ICU to be built for the benefit of the Dorset population. Local people also back these plans - an online register of support that we launched had attracted over 2,400 responses from local residents at the time of writing this statement.

We ask that you support the planning application so that the much needed clinical improvements can be delivered.

Walter and Jane Brewster – Supporting the recommendation to refuse

My wife and I live opposite the location of the planned multi-storey car park and whilst we wholeheartedly support the need for new medical facilities within the hospital site we feel that the car park is the wrong solution to providing access for a number of reasons.

Visual – We feel that the proposed 7 storey building, above ground and in its planned location will be completely out of character with the surrounding residential housing. It will have a detrimental impact on the visual aesthetic in this area. The sheer size of the construction will impact permanently on this historically important part of Dorchester which features a number of older buildings retained within the hospital grounds.

Environmental – The well documented effect on the mature trees and wildlife will be significant. We understand that hedgehogs may be

particularly affected. Their numbers are already known to be reducing due to increased traffic through many of Dorset's villages. Pollution from existing diesel and petrol cars will continue to blight the lives of local residents until better technologies are in the ascendant. I doubt that anyone can identify any beautiful multi-storey car parks. They are usually structures communities are aiming to avoid and removal in many town centres has proved to be overdue and costly.

Damage to local properties– Residents in the nearest houses in Damers Rd are particularly concerned about damage to their properties during construction. Pile-driving may cause significant issues to many and we doubt this can be attenuated.

Lack of vision – We feel that this mid-20th century solution to a 21st century problem is seriously lacking in vision. Conventional vehicles are being discouraged and banned in other forward-looking towns and cities whilst this development seeks to ignore the issue and happily welcomes more cars into an already congested area. A construction such as this with the effect on its locality should have formed part of a whole town plan. If it had to be done it should have been situated underground as is done in many towns on the continent. We strongly suggest that this is lazy, conventional thinking based on requiring a short-term fix when society is moving quickly towards very different solutions. Our preference would be for a much fuller commitment to Park and Ride schemes and the links that could be put in place to bring all stakeholders to the hospital site. Done properly this will not only eliminate the need for more space, it would also remove the need for almost all present parking on the site.

Item 5b - West of Shaftesbury Road at Land South of Gillingham, Shaftesbury Road. Gillingham

No statements received