

Letter on behalf of Granta Medical Practice

Stephen Kelly
Joint Director of Planning and Economic Development
Greater Cambridge
South Cambridgeshire Hall
Cambourne Business Park
Cambourne CB23 6EA

Date: 05 December 2021

Dear Mr Kelly

Re: Opportunity for the Provision of New Health Infrastructure at Cambridge Road, Linton

Granta Medical Practices is a Primary Care Home with one of its sites: Linton Health Centre, located at Coles Lane, Linton. The Linton Health Centre has traditionally served a patient population of 12,000. However as part of Granta Medical Practices, the wider patient population (45,000 across the Granta area) are potentially able to access urgent on-the-day appointments, routine GP and nurse appointments, as well as specialist clinics delivered by the clinical team at Linton.

The existing Health Centre was constructed in the 1970's. However due to the age of the building, the current layout, the severe constraints of the site and the increasing requirements for medical assistance, we are currently restricted in the full range of services we offer to our patients, which we feel our patients deserve.

With the planned growth of Cambridge and the development of land on the outskirts of the Granta catchment area, we also anticipate further growth in our patient numbers in the order of an additional 5,000 patients over the next 5-10 years. The existing building is however unlikely to accommodate the needs of these additionally forecast patients to the high quality service standards which we require.

Given the limitations of the current Linton Site, including severe limitations on clinical team and staff parking, Granta is therefore reviewing options to relocate to a new premises, whilst also being keen to its honour its commitment to retain a Health Centre in the village of Linton.

We understand that a Vision Document and Master Plan has been prepared by Bloor Homes and submitted to the Greater Cambridge Council, which articulates the new vision for the development of the Site and also the benefits of the enhanced new health infrastructure to the local community.

We have had productive discussions with Bloor Homes and share the common vision of the potential relocation the current Practice in Linton to a new high quality premises on the Cambridge Road Site. The proposed relocation would provide an opportunity to construct a new purpose-built facility which would allow Granta to deliver an outstanding quality of service to both current and future patients within the catchment area. Furthermore, in order to future proof the new facility, we have also had discussions regarding the possibility of safeguarding land for future expansion if required.

Granta Medical Practice is a teaching practice and so we are involved in the education of student doctors (medical students) as well as qualified doctors whom are in training to become future NHS General Practitioners. The opportunity to incorporate training facilities into the new premises to enable this critical area of work to be delivered effectively and efficiently is therefore important to Granta, which is simply not possible with the existing facility. The Practice is a highly valued community asset and so we are generally keen to expand our offering to meet growing needs. In this regard it has been suggested by local residents that there would be demand for additional community space, which we would be happy to also incorporate into any proposals.

Accordingly, we are supportive of the Bloor Homes proposals to incorporate a new medical facility into their proposed scheme on Cambridge Road, as set out in their Vision Document for the Site. Initial engagement with the Cambridgeshire and Peterborough Clinical Commissioning Group has also indicated that they are supportive of Granta Medical Practices exploring this relocation opportunity further with Bloor Homes.

In conclusion, the existing building at Coles Lane has reached its capacity limits and the age, general site constraints and construction of the building makes it unsuitable for further modification or enlargement, sufficient to meet anticipated future patient needs and the enhanced service aspirations of the Practice.

We therefore ask the Council to take this opportunity for the provision of greatly enhanced medical facilities at Linton and this letter of support from the partners of Granta Medical Practice fully into account when considering the suitability of the Cambridge Road Site for allocation as part of the emerging Greater Cambridge Local Plan.

We trust that this information is of assistance and we welcome the opportunity to discuss our proposals further with the Council in conjunction with Bloor Homes. In the interim, if you have any queries or would like any further information from the partners of Granta Medical Practices in connection with these proposals, please do not hesitate to contact me.

Yours sincerely

Tim Harrison
Chief Executive Officer