

# WHAT ABOUT LOCAL INFRASTRUCTURE?

A key message from the community so far is that we shouldn't just be looking at providing new homes and jobs but planning infrastructure improvements at the same time.

To make sure this happens we are talking to local service and infrastructure providers including those responsible for GP provision, new schools and transport. We would like your views on anything specific that you feel should be provided on the sites that have been put forward for consideration.

| Infrastructure overview - Borehamwood & Elstree                                    |        |
|--|--------|
| Population   | 36,500 |
| Increase since 2011  | +1,700 |
| Number of households   | 15,080 |
| Number of Businesses Units (offices, workshops, manufacturing and warehouses only) | 420    |
| Number of community services   |        |
| Primary Schools  | 11     |
| Secondary Schools/Colleges   | 3      |
| GP Practices   | 4      |
| Dental Surgeries   | 10     |
| Post Offices   | 3      |
| Pharmacies   | 9      |

## Key infrastructure needs



### Education

A site for a new primary school at Cowley Hill to meet existing needs has been agreed and Hertfordshire County Council advise that similar provision would be required for any future housing growth. Expansion potential exists at two schools (Kenilworth and Meryfield) but to enable flexibility in school place planning additional capacity to cover population fluctuations is advocated.

Hertfordshire County Council has there is scope for an extra form of entry at Hertswood Academy but an additional secondary school will be required to serve Borehamwood.



### Health

Herts Valleys Clinical Commissioning Group (CCG) is the NHS organisation responsible for commissioning health services on behalf of local people. Our own plan for the Elstree Way Corridor already identifies a site for a new health facility to serve Borehamwood and we continue to engage with the CCG to identify specific NHS requirements elsewhere in the town.

Fairbrook Surgery is operating in cramped conditions and the Grove Medical Centre is at capacity and the CCG has advised both sites have limited ability to accept new patients. The capacity of Theobald Medical Centre is also limited due to layout of the building and improvements or relocation will be necessary in order to accommodate further growth.



### Transport

Traffic modelling was undertaken to forecast changes in journey times across the road network. Depending on where new development is directed and without any public transport improvements, road journey times to Watford, St Albans and Barnet could increase by up to 9 minutes at peak times and up to 6 minutes at other times. This means development must be located close to local services and accompanied by significant investment in public transport and other initiatives such as car clubs.

Some investment has already taken place. Elstree and Borehamwood station has recently benefitted from platform extensions allowing for longer 12 car trains, additional train services and disabled access improvements. A £1.5m transformation scheme, including enlarged ticket office and additional cycle parking, is about to get underway.





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| Infrastructure overview - Bushey   |        |
|--|--------|
| Population   | 27,500 |
| Increase since 2011  | +1,750 |
| Number of households   | 11,120 |
| Number of Businesses Units (offices, workshops, manufacturing and warehouses only) | 150    |
| Number of community services   |        |
| Primary Schools  | 14     |
| Secondary Schools/Colleges   | 6      |
| GP Practices   | 5      |
| Dental Surgeries   | 6      |
| Post Offices   | 4      |
| Pharmacies   | 5      |

## Key infrastructure needs



### Education

There is a relationship between Rickmansworth, Watford and Bushey in terms of school place provision, given their geographic proximity and pupils move between them to attend secondary school. An increase in housing would require additional school places as there is no capacity within Bushey schools. A new school site will be needed to meet education need arising from any future housing proposals.



### Health

Herts Valleys Clinical Commissioning Group (CCG) is the NHS organisation responsible for commissioning (planning, designing and buying) health services on behalf of people who live across south west Hertfordshire. Attenborough and Manor View practices in Bushey recently relocated to new, purpose built premises and the CCG has advised the site can take on quite significant growth (approximately 5,000 patients) before reaching capacity. However, the Little Bushey and Schopwick practices located in Bushey Heath are operating in cramped conditions and are unable to absorb any further growth in the area.



### Transport

Traffic modelling was undertaken to forecast changes in journey times across the road network. Depending on where new homes are built across the area and without public transport improvements, road journey times to Borehamwood, Watford or St Albans could increase by up to 10 minutes at peak times and up to 4 minutes at other times. This means any growth will need to be accompanied by significant investment in public transport and other initiatives such as car clubs.





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| Infrastructure overview - Potters Bar  |        |
|--|--------|
| Population   | 22,900 |
| Increase since 2011  | +1,050 |
| Number of households   | 9,260  |
| Number of Businesses Units (offices, workshops, manufacturing and warehouses only) | 430    |
| Number of community services   |        |
| Primary Schools  | 7      |
| Secondary Schools/Colleges   | 2      |
| GP Practices   | 4      |
| Dental Surgeries   | 7      |
| Post Offices   | 4      |
| Pharmacies   | 4      |

## Key infrastructure needs



### Education

An increase in housing would require additional school places as the schools in the town are currently at capacity. Current forecasts indicate a shortage of places in Potters Bar from 2022/23. There is some expansion potential at existing schools but they may not be well located for new development. To enable flexibility in school place planning, Hertfordshire County Council has advised that expansion potential to cover changes in population should be sought, regardless of where housing development occurs.



### Health

Herts Valleys Clinical Commissioning Group (CCG) is the NHS organisation responsible for commissioning (planning, designing and buying) health services on behalf of people who live across south west Hertfordshire. Annandale and Highview Surgeries have recently moved into new, purpose built premises and the CCG has advised the site have some capacity. Parkfield Surgery is also purpose built and can absorb some new growth. However, if significant housing development occurs, existing or additional facilities may be needed to maintain the levels of service.



### Transport

Traffic modelling was undertaken to forecast changes in journey times across the road network. Depending on where homes are built across the area, road journey times to Hatfield, St Albans and Barnet could increase by around 3 minutes at peak times and 2 minutes at other times. This means any growth will need to be significant accompanied by investment in public transport and other initiatives such as car clubs.





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| Infrastructure overview - Radlett  |       |
|--|-------|
| Population   | 8,300 |
| Increase since 2011  | +380  |
| Number of households   | 3,360 |
| Number of Businesses Units (offices, workshops, manufacturing and warehouses only) | 80    |
| Number of community services   |       |
| Primary Schools  | 3     |
| Secondary Schools/Colleges   | 0     |
| GP Practices   | 1     |
| Dental Surgeries   | 4     |
| Post Offices   | 2     |
| Pharmacies   | 2     |

## Key infrastructure needs



### Education

Hertfordshire County Council has advised there is sufficient primary school capacity within existing schools for the short term only. An increase in housing would require additional school places. As there is no expansion capacity within the town, a new school site would need to be found.



### Health

Herts Valleys Clinical Commissioning Group is the NHS organisation responsible for commissioning (planning, designing and buying) health services on behalf of people who live across south west Hertfordshire.

Radlett is served by the Red House practice's main surgery, which is the most constrained in Hertsmere Locality. Premises have been extended in the past and due to limited ability to expand further, new facilities will be required to cope with population increase.



### Transport

Traffic modelling was undertaken to forecast changes in journey times across the road network. Depending on where new development is located and without any public transport improvements, road journey times to Watford, St Albans and Barnet could increase by up to 4 minutes at peak times and up to 1 minute at other times. This means any growth will need to be accompanied by significant investment in public transport and other initiatives such as car clubs.

There have been some improvements to rail capacity as part of the Thameslink Programme with platform extensions allowing for longer 12 car trains. However, disabled access to all platforms does not exist with a passenger lift yet to be installed.





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| Infrastructure overview - Shenley  |       |
|--|-------|
| Population   | 4,000 |
| Increase since 2011  | +200  |
| Number of households   | 2,150 |
| Number of Businesses Units (offices, workshops, manufacturing and warehouses only) | 20    |
| Number of community services   |       |
| Primary Schools  | 2     |
| Secondary Schools/Colleges   | 0     |
| GP Practices   | 1     |
| Dental Surgeries   | 1     |
| Post Offices   | 1     |
| Pharmacies   | 1     |

## Key infrastructure needs



### Education

There are two schools in the Shenley planning area, one of which is a Jewish faith school. Hertfordshire County Council has advised there is no expansion capacity within the village and a new school site would be needed to meet education need arising from any future housing proposals.



### Health

Herts Valleys Clinical Commissioning Group (CCG) is the NHS organisation responsible for commissioning (planning, designing and buying) health services on behalf of people who live across south west Hertfordshire. Shenley is served by the Red House practice's branch Gateways Surgery, which is constrained and the CCG has advised the site is unable to absorb any growth.



### Transport

Traffic modelling was undertaken to forecast changes in journey times across the road network. Depending on where development takes place and without public transport improvements, road journey times to Watford, St Albans and Barnet could increase by up to 9 minutes at peak times and up to 6 minutes at other times. This means any growth will need to be accompanied by significant investment in public transport and other initiatives such as car clubs.





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| Infrastructure overview - Elstree Village  |       |
|--|-------|
| Population   | 1,700 |
| Increase since 2011  | +100  |
| Number of households   | 1,880 |
| Number of Businesses Units (offices, workshops, manufacturing and warehouses only) | 20    |
| Number of community services   |       |
| Primary Schools  | 1     |
| Secondary Schools/Colleges   | 0     |
| GP Practices   | 1     |
| Dental Surgeries   | 1     |
| Post Offices   | 0     |
| Pharmacies   | 1     |

## Key infrastructure needs



### Education

St Nicholas CoE school serves Elstree but as it only has one form of entry, Hertfordshire County Council has advised that the school has limited scope to accommodate additional demand arising from new development in the village.



### Health

Herts Valleys Clinical Commissioning Group (CCG) is the NHS organisation responsible for commissioning (planning, designing and buying) health services on behalf of people who live across south west Hertfordshire. Schopwick surgery, which currently serves Elstree Village, has no physical space to expand to meet growth in the area.



### Transport

Traffic modelling was undertaken to forecast changes in journey times across the road network. Depending on where development takes place in the borough and in the absence of any public transport improvements, road journey times to Radlett, Watford, St Albans and Barnet could increase up to 6 minutes at peak times and up to 2 minutes other times. This means any growth will need to be accompanied by significant investment in public transport and other initiatives such as car clubs.





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| Infrastructure overview - South Mimms  |     |
|--|-----|
| Population   | 900 |
| Increase since 2011  | +50 |
| Number of households   | 345 |
| Number of Businesses Units (offices, workshops, manufacturing and warehouses only) | 3   |
| Number of community services   |     |
| Primary Schools  | 1   |
| Secondary Schools/Colleges   | 0   |
| GP Practices   | 0   |
| Dental Surgeries   | 0   |
| Post Offices   | 0   |
| Pharmacies   | 0   |

## Key infrastructure needs



### Education

South Mimms is currently served by St Giles C of E primary school. In the case of significant housing growth in the area, Hertfordshire County Council has advised additional school capacity would be required.



### Health

Herts Valleys Clinical Commissioning Group is the NHS organisation responsible for commissioning (planning, designing and buying) health services on behalf of people who live across south west Hertfordshire.

The area is served by GP practices in Potters Bar which currently have some capacity including the new purpose built premises for Annandale and Highview Surgeries. However, the CCG has advised that should significant housing development occur, existing or additional facilities may be required.



### Transport

Traffic modelling was undertaken to forecast changes in journey times across the road network. Depending on where development takes place, road journey times to Hatfield, St Albans and Barnet could increase by around 2 minutes at peak times. This means it will be necessary for growth to be accompanied by investment in local public transport and other initiatives such as car clubs.

