

Redwood Centre

Seclusion Suite Extension, Oak / Laurel Wards, Shrewsbury

Design and Access Statement



Contents

This Design Statement has been prepared to support the full planning application for the development of a Seclusion Suite at Oak Ward, The Redwoods Centre, Shrewsbury.

The application is being made on behalf of Midlands Partnership NHS Foundation Trust.

This document should be considered in conjunction with all associated documents and forms.

CLIENT ADDRESS

Midlands Partnership NHS Foundation Trust
Sommerby Drive
Bicton Heath
Shrewsbury
Shropshire
SY3 8DS

PROPOSED WORKS

Construction of a new seclusion suite extension to Oak and Laurel Wards connecting the two wards together with a link corridor. This corridor will be used as the entrance to the new seclusion suite including a dedicated seclusion garden, bedroom, ensuite and lounge; along with staff doffing area, observation room and a staff hand washing space. The development includes a flat roof access from the existing plant spaces in Oak and Laurel's roof space to a new plant room on the first floor over the Seclusion Suite.

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1.1 Project Context

1.1 Information & Client Brief

Site Address

Oak Ward,
The Redwoods Centre,
Sommerby Drive,
Shrewsbury
SY3 8DS

Size of Works

Site Area: 392m²
Proposed Seclusion Suite GEFA: 110m² (GFL)
Proposed Seclusion Suite GEFA: 68m² excluding the external flat roof (FFL)
Total GEFA: 178m²
Site Boundary: 0.0573674 Ha

Client Brief

The client brief was to extend the existing Oak and Laurel Wards, which are an Adult Acute and Older Adult. This was to provide the ward with a safe and compliant seclusion facility.

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1.2 Project Context

1.2 Project Need

The primary reason for this project was to improve the health and safety of Birch, Oak and Laurel Ward's service users and staff.

Currently, any service users in an escalating state and in need of de-escalation and seclusion must be taken off ward and placed in custody from there.

This has a number of negative effects upon the service users and staff, as stated below:

- Increased state of despair to the service user;
- Increased safety risk to staff members whilst escorting services users too and from distant seclusion spaces;
- Reduced staff numbers on the wards as a result of transfer off ward;
- Covid 19 related safety issues are increased;

Typical Seclusions Suite Features

- The seclusion facility should be robust enough to withstand determined attack;
- Seclusion facility should be in an area away from the main patient areas and bedrooms;
- It should be possible to regulate both room temperature and ventilation;
- The seclusion facility should be no less than 15m² (bedroom and ensuite combined);
- The seclusion door should be solid core design and no less than 55mm thick and open outwards;
- It should not be possible to reach any fixtures and fittings (including M+E) even when standing on the bed/mattress;
- Ceilings to be a minimum of 3m AFFL;
- The bed should not be moveable and should have padding which cannot be removed, is robust and easily cleaned;
- Patient to be observed and not allowed to position themselves unseen in the room;
- Secure drop off area for safe admission directly in to the seclusion suite.

1.3 Project Context

Site Analysis

Adjacencies

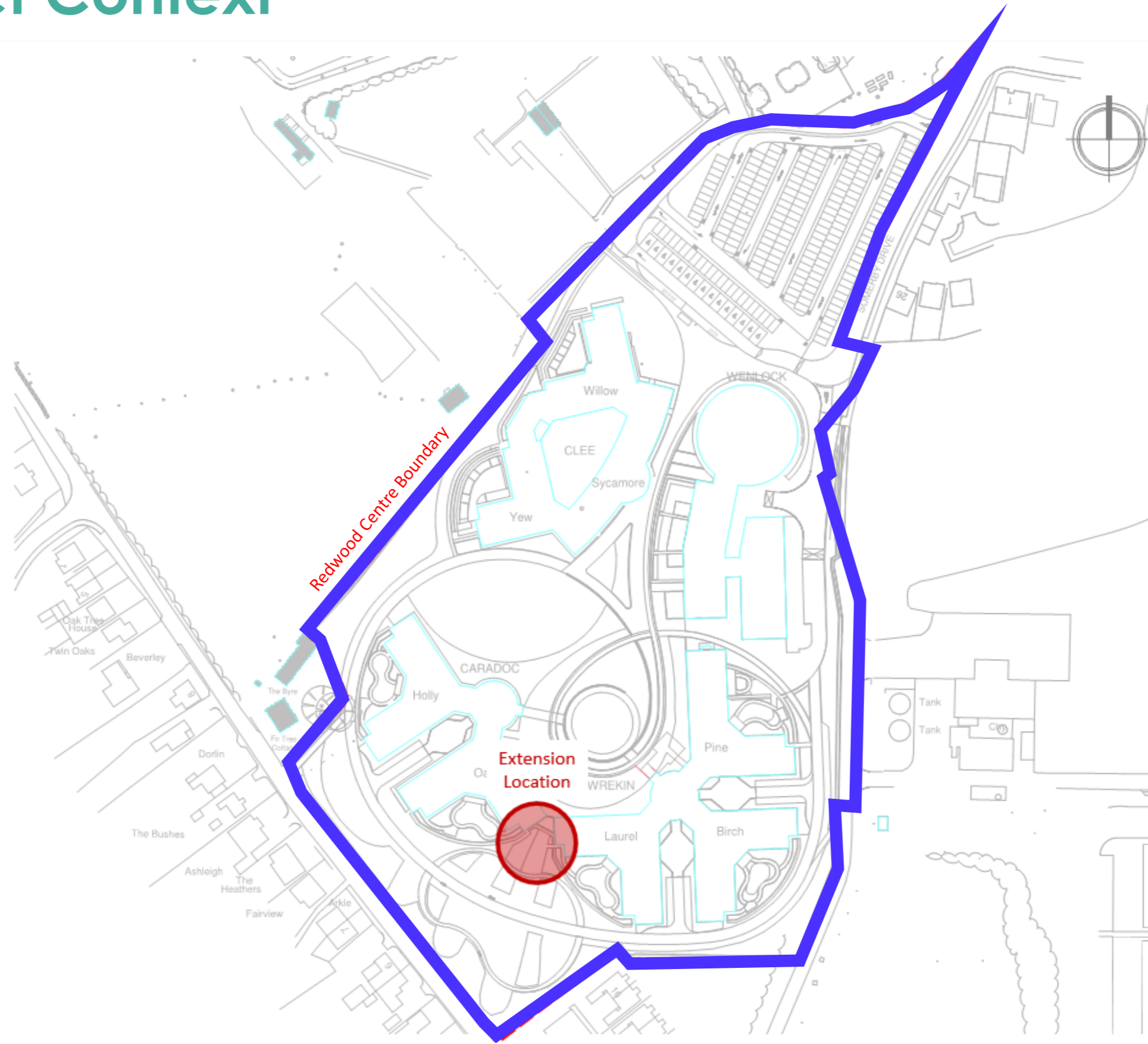
The proposed site is located on Somerby Drive, approximately two Miles West of the Centre of Shrewsbury.

Somerby Drive is accessed off Welshpool Road, that heads towards Shrewsbury centre, which also features a bus stop at the junction between Welshpool and Somerby. Immediately to the North is a new housing residential development. Both East and West are some large fields and open land. To the South is a sub urban build up.



1.3 Project Context

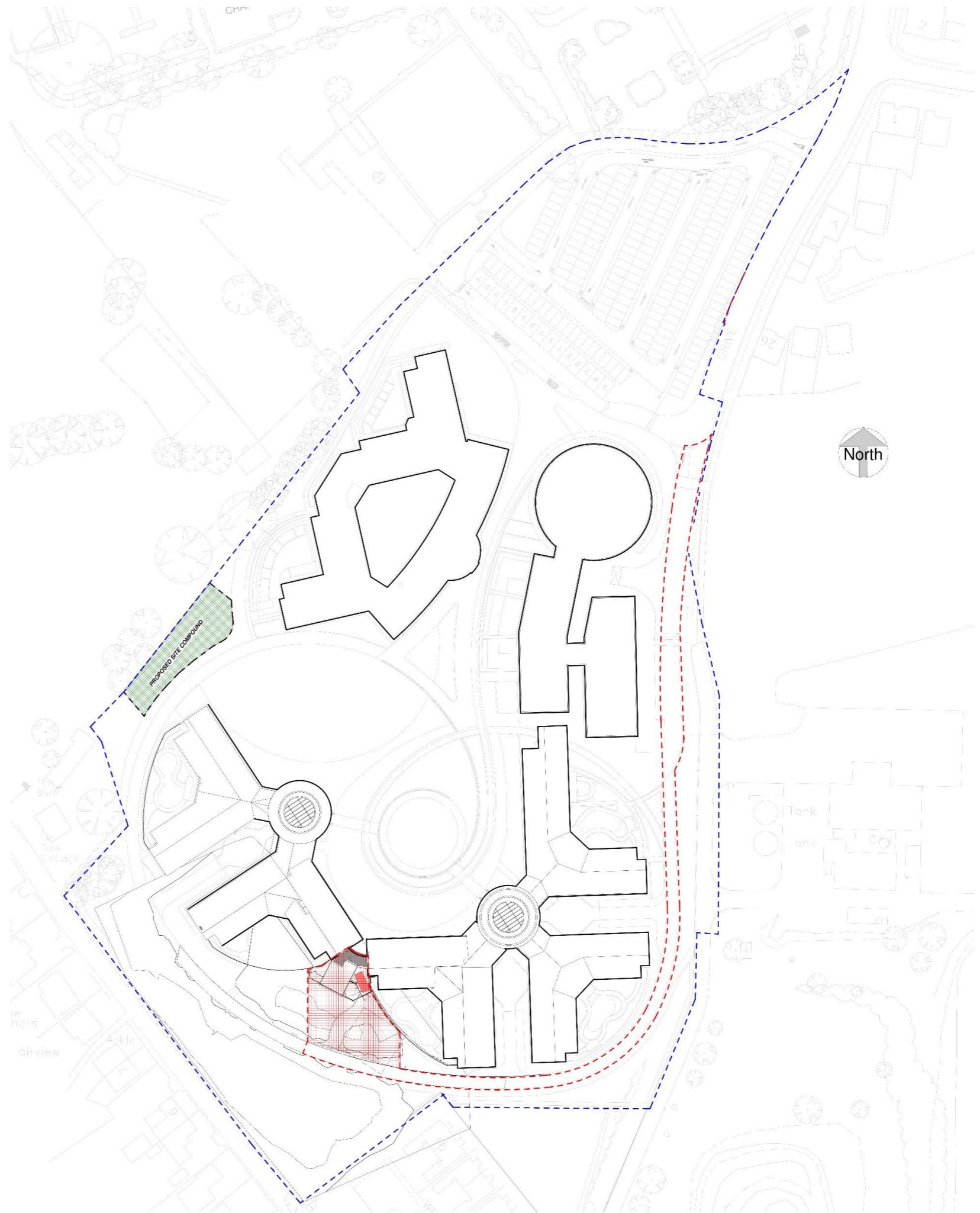
Site Analysis



1.3 Project Context

Site Analysis

- Site Area / Access 
- Site Ownership Boundary 



1.4 Existing Site Views

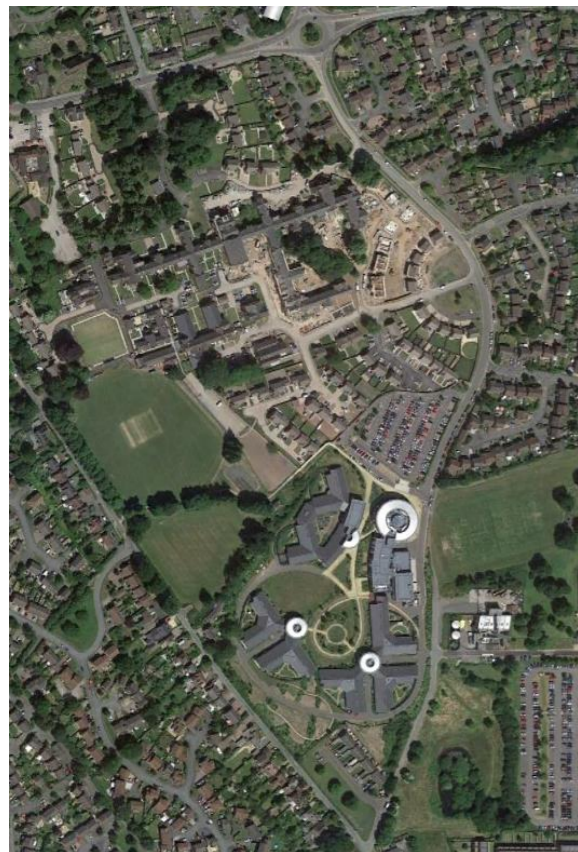
Site Context

Site to the rear of Oak and Laurel Ward. The existing site for the new seclusion suite extension is shown through these photographs showing the two gable walls that will be used to link together with the new seclusion suite.

Also shown in image 3. is the existing public footpath that would pass close by the new extension which has been taken in to account throughout the proposed design to provide privacy and dignity for the service user.

Shown in image 1. is an existing man hole cover / access which is to be retained with the extension being altered to ensure it does not obstruct the access.

Existing materiality of timber / white render to be recreated on the extension to be in keeping with the existing site and surrounding areas.



2.1 Building Design

Pre-Planning Consultation

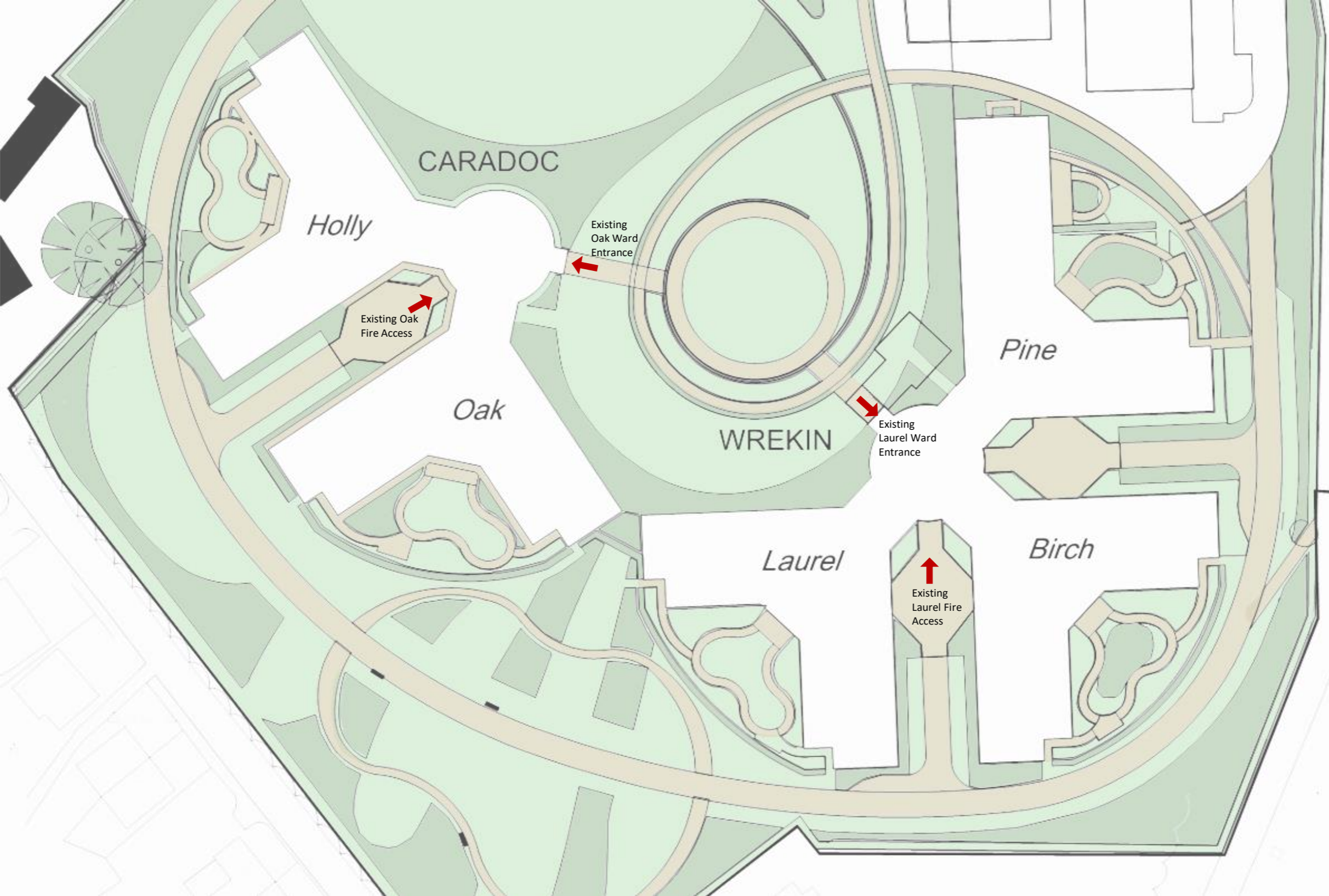
Consultations have been internal within the trust with advisors from clinical perspectives on the function of this design and its usefulness to the adjacent wards.



7.

2.2 Building Design

Existing Building



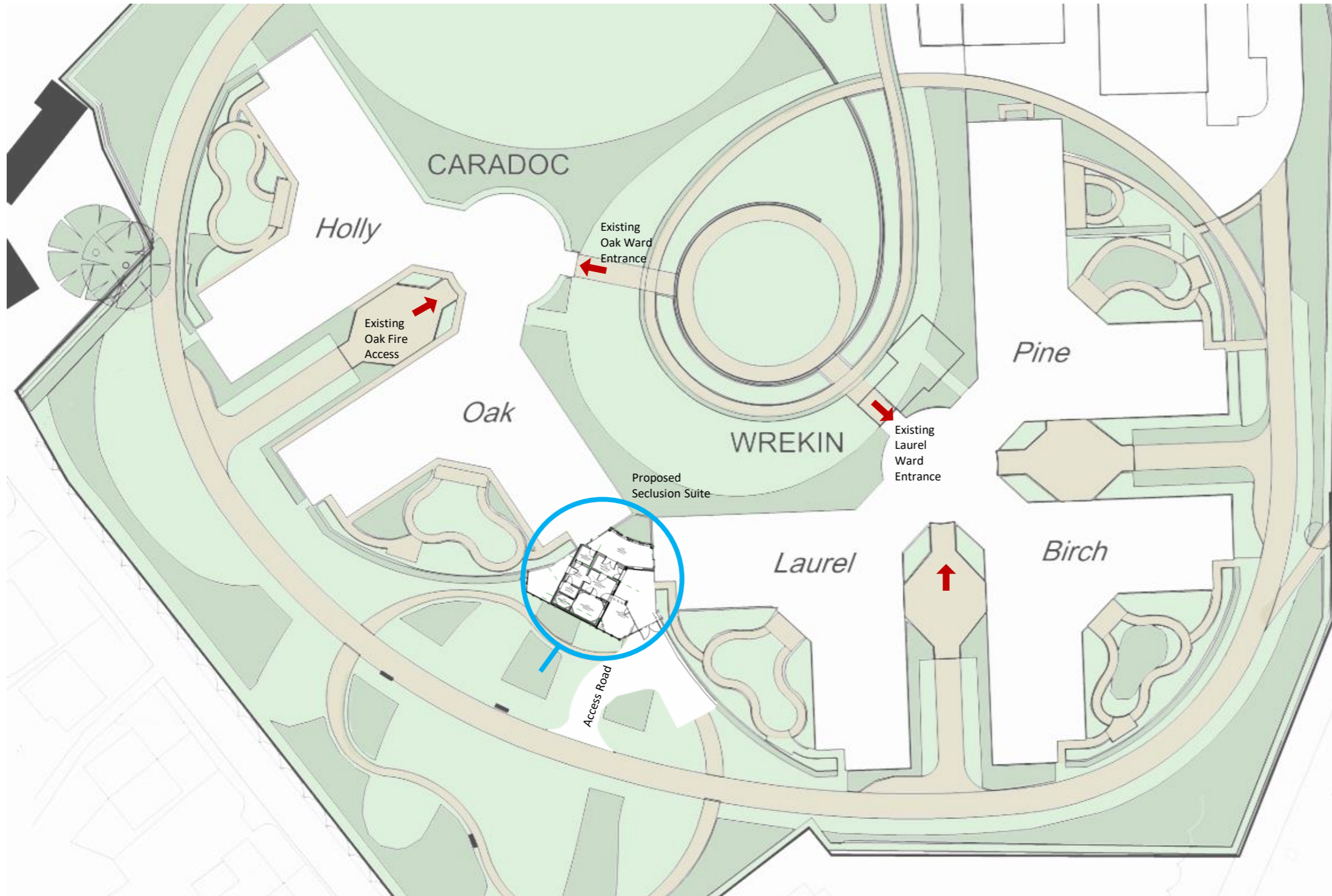
8.

2.3 Building Design

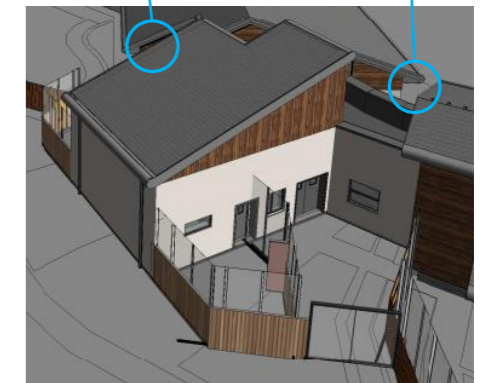
Layout, Amount & Scale

Proposed site plan showing the fit on site and the adjacent Laurel and Oak wards. Also shown below is a new access road connecting to the secure drop off area for new admissions. There will be some landscaping of the existing required to fulfil this requirement and necessary design has been taken to best fit the existing topography to minimise this landscaping for the new access road.

The building has been designed to be both functional and in keeping with the existing adjacent buildings to meet the fundamental requirements of clinical / operational / buildability and Health and Safety for future maintenance



Existing Scale & Massing



Proposed Scale & Massing

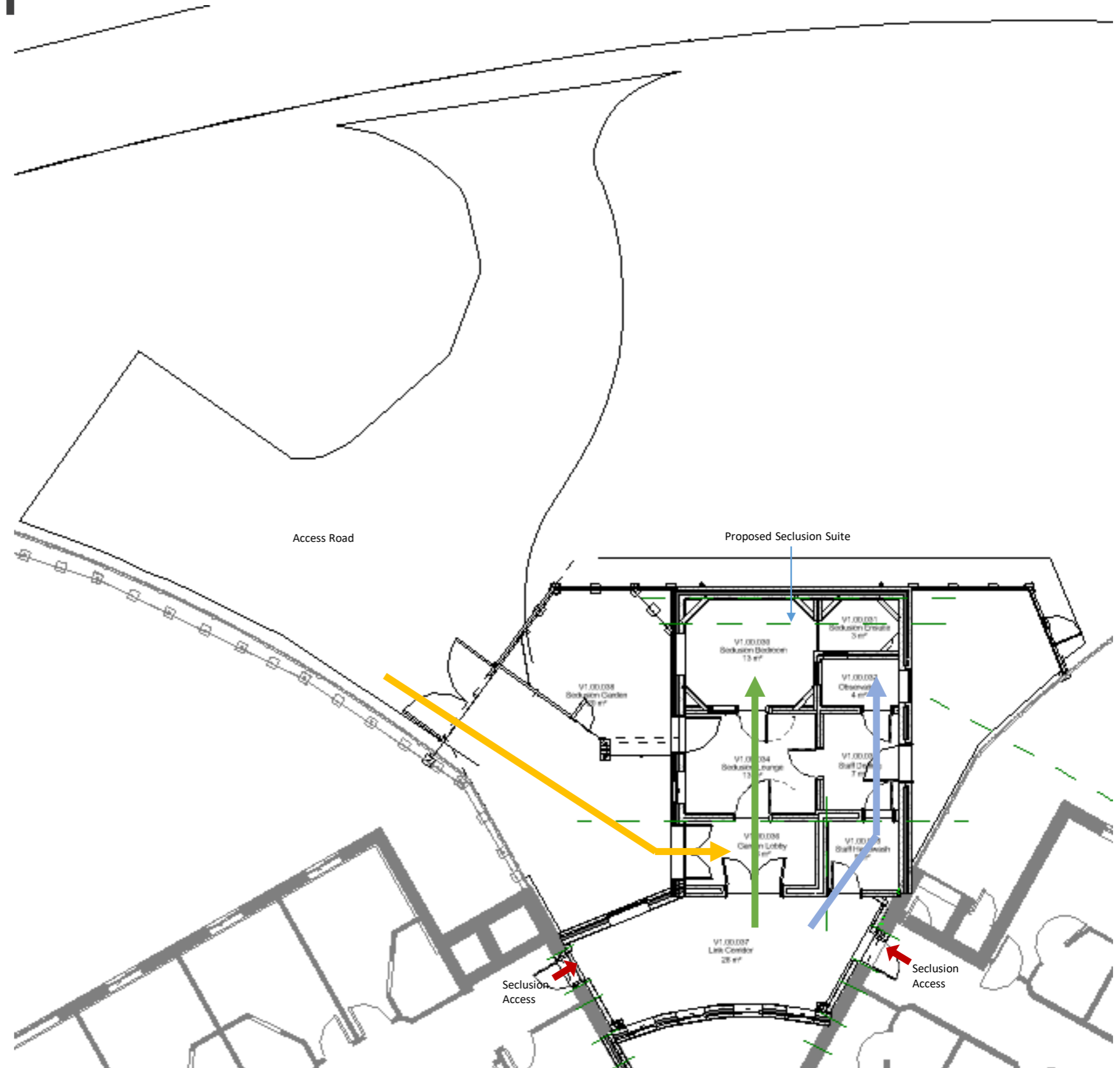
2.4 Building Design

Access

This drawing shows how access in to the seclusion suite areas is controlled:

- Two seclusion access doors added to the gables on Oak and Laurel Wards. This leads in to the link corridor between the two wards with access in to seclusion. Two entrances for the seclusion have been created, firstly a patient pathway through the lobbies in to the seclusion bedroom and a staff entrance for staff preparation and doffing in to the observation room.
- All other remaining entrances on to Oak and Laurel Wards to remain unchanged and the uses to be kept as the existing.
- The inclusion of a secure external drop off area shown by the yellow arrow.

-  Delivery Pathway
-  Service User Pathway
-  Staff Member Pathway



2.5 Building Design

Materiality - Existing



2.5 Building Design

Existing Building

Existing Materials

- Render Coloured White
- Timber Weatherboarding
- Timber fencing
- Green anti-climb mesh fencing
- Aluminium PPC Security Windows



① Existing North Facing Elevation
1 : 100



② Existing East Facing Elevation
1 : 100



③ Existing South Facing Elevation
1 : 100



⑤ Existing West Facing Elevation
1 : 100

2.5 Building Design

Materiality - Proposed

Proposed Materials

- Render Coloured White to match existing
- Timber Weatherboarding to match existing
- Timber fencing / 358 Anti-Climb mesh colour to match existing



② Proposed North Facing Elevation
1 : 100



① Proposed East Facing Elevation
1 : 100



③ Proposed South Facing Elevation
1 : 100



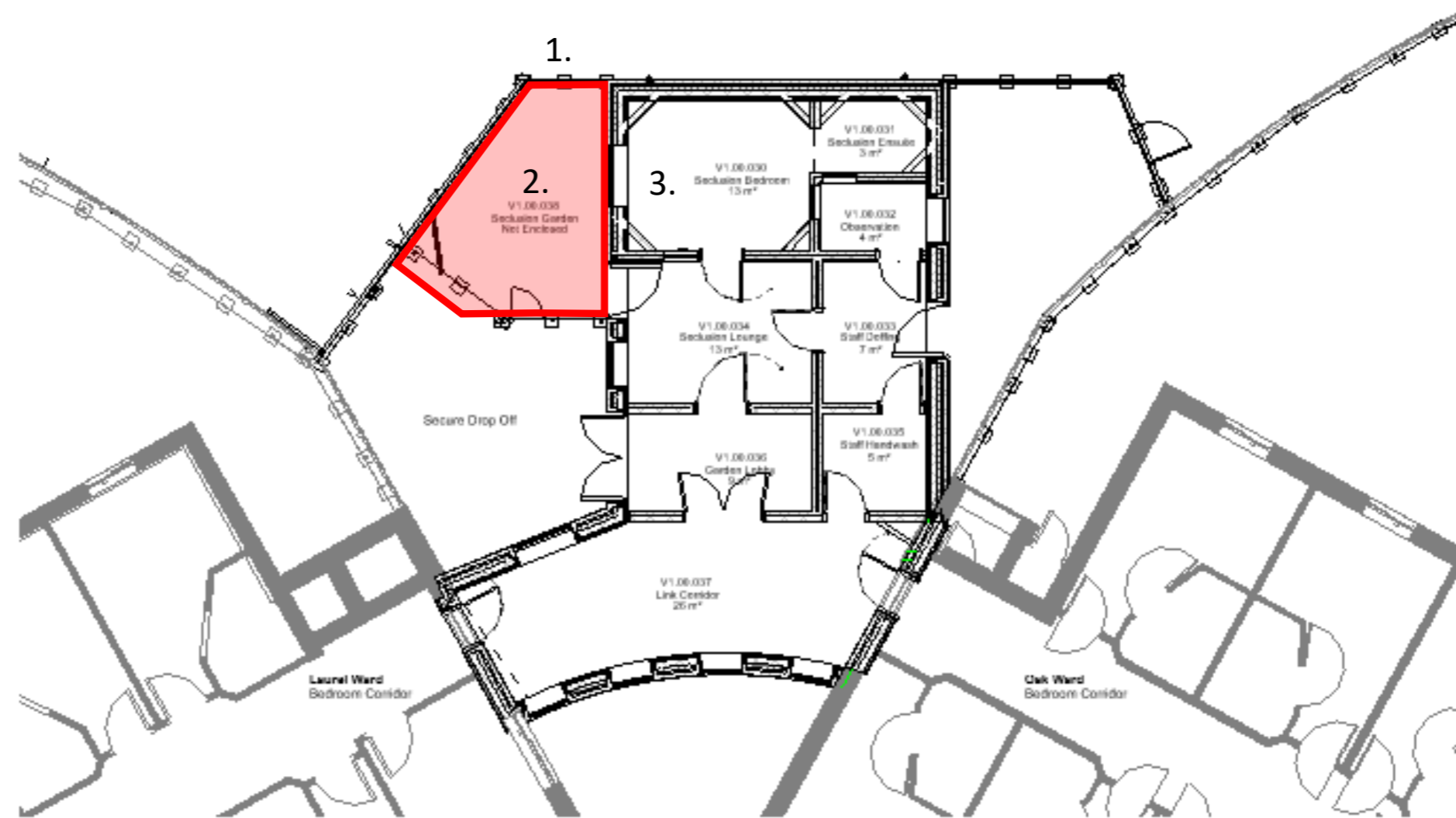
④ Proposed West Facing Elevation
1 : 100

3.0 Site

Design of the External Secure Area

Proposed Materials

1. Service-User Garden Boundaries (358 anti climb PPC mesh panels and posts. 3.5m high standard height to gardens / 5.2m high Anti-climb 358 mesh to building perimeter if required. Or render Anti-climb wall with secure capping;
2. Woodscape HW monolithic seating;
3. Sloping cill's to external windows to prevent climbing; Area to be Landscaped to accommodate new access road.



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3.1 Site

Sustainability

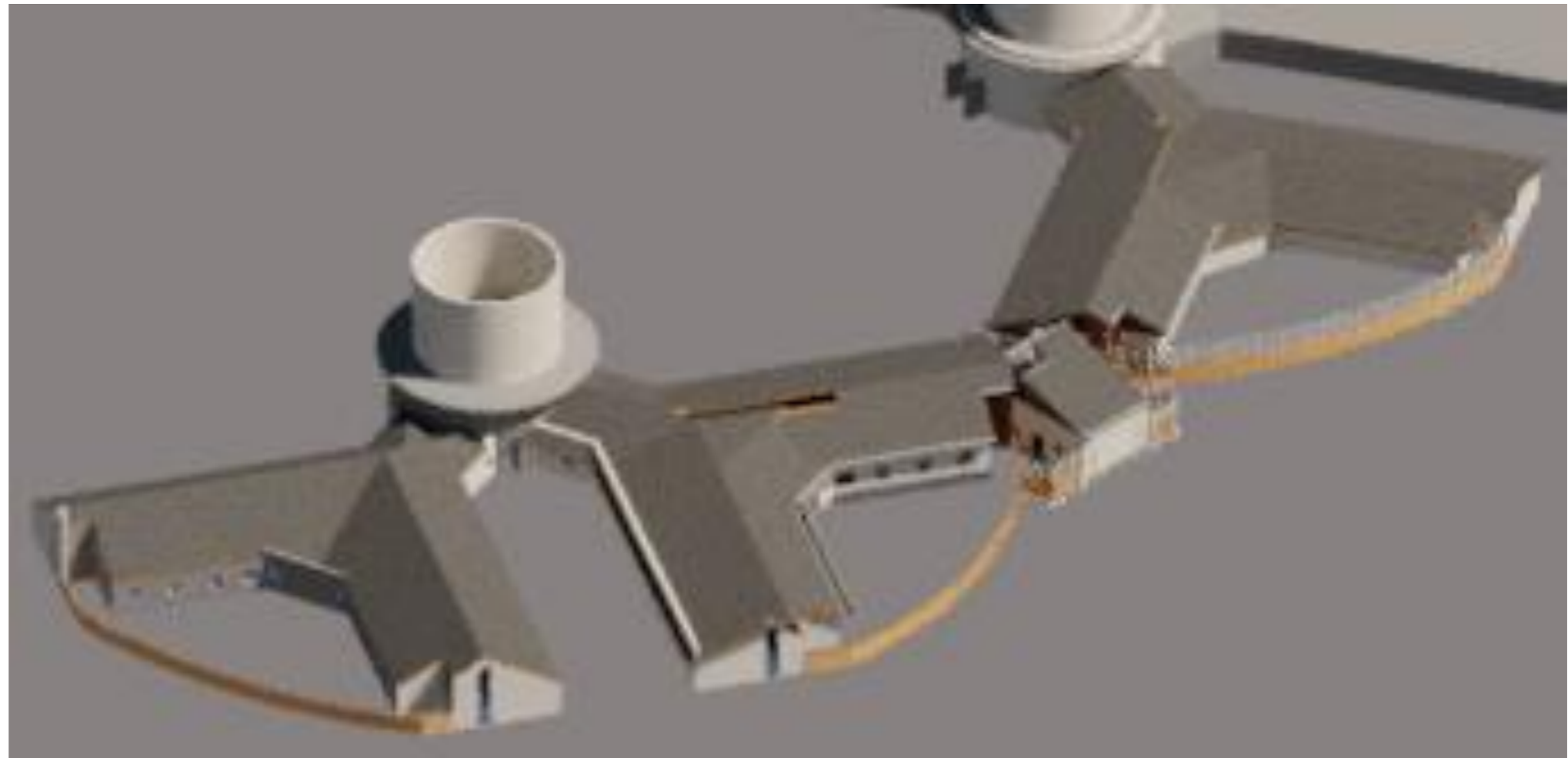
The scheme is to provide a small extension to an existing building which has existing storm and foul water drainage, which is connected into the general onsite drainage network.

The new accommodation will provide one additional toilet, these will be connected locally into the existing foul water sewer located adjacent to the building.

The proposed extension will provide a new mono-pitch roof, due to the small % increase in roof area the new rain-water down pipe will be connected into the existing storm drain located.

"The surface water drainage strategy follows the principles adopted across the existing overall Redwoods site (where restricted discharge and cellular storage are employed) and is an accepted form of sustainable drainage." Refer to separate sustainability report for more information.

New mechanical services to be installed in first floor roof space.



4.0 Visualisations

Proposed Visualisations

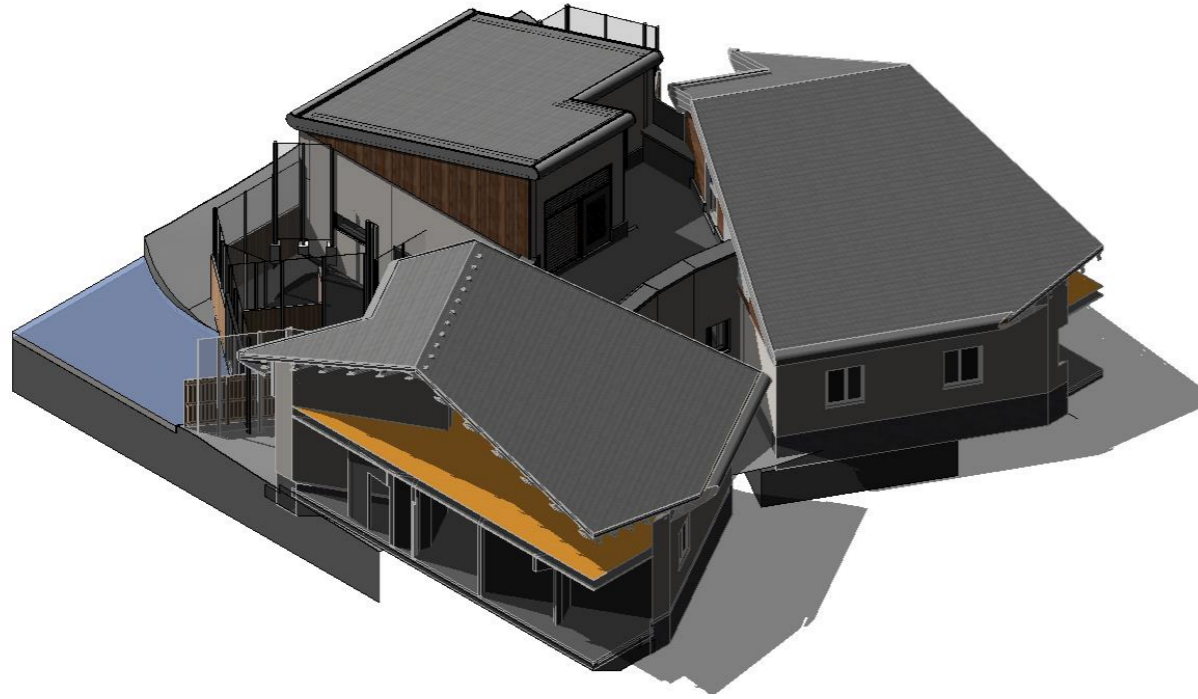


16.

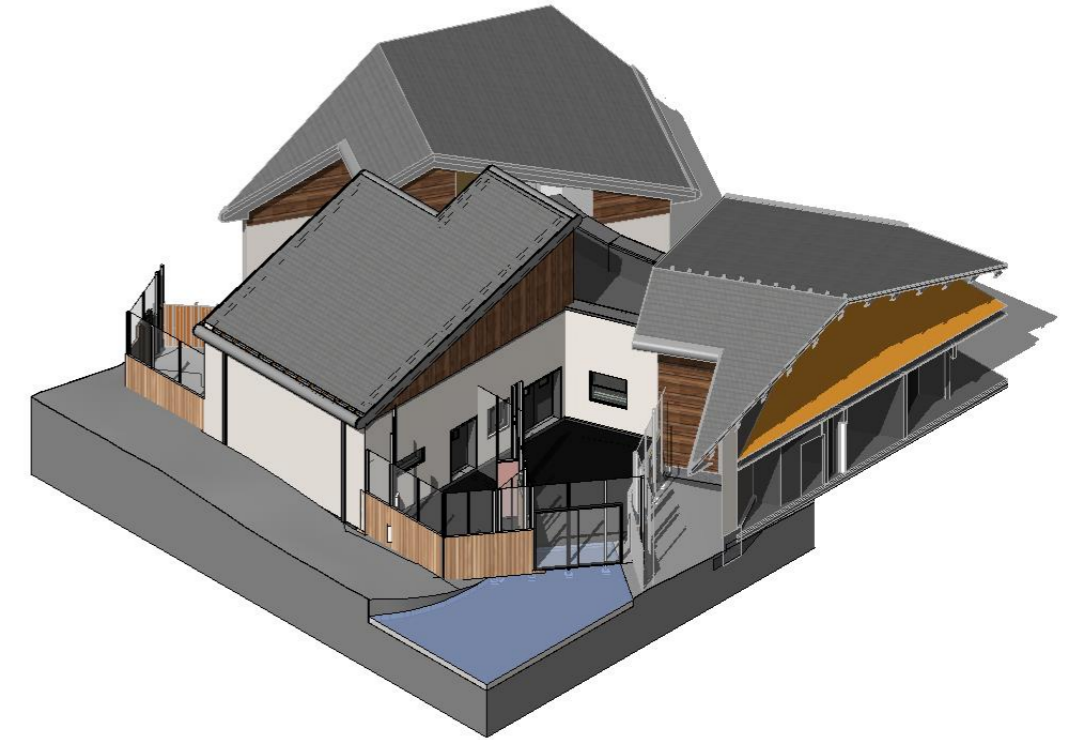
4.1 Visualisations

Existing & Proposed Axonometrics

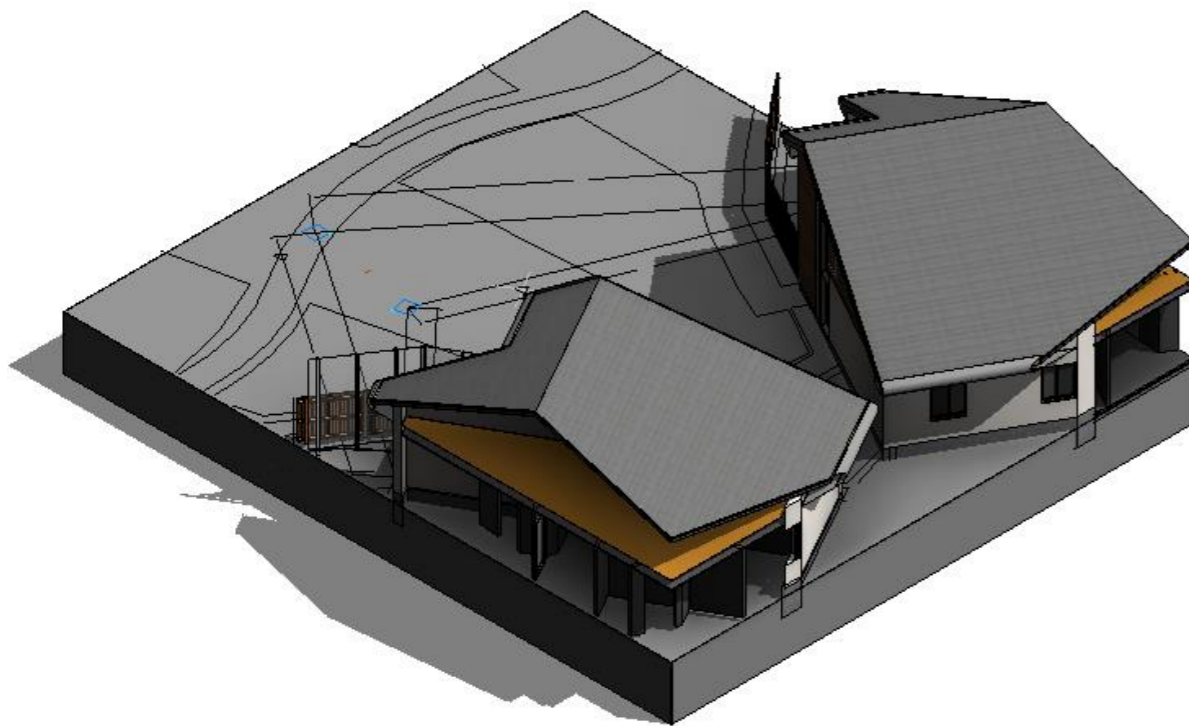
Proposed Axonometric A



Proposed Axonometric B



Existing Axonometric A



Existing Axonometric B

