

PR1319 - VANGUARD PRINCESS ROYAL HOSPITAL
DESIGN STATEMENT

DOCUMENT INFORMATION

Project Title	Princess Royal Hospital, Hayward’s Heath
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INTRODUCTION

Project Description

The proposed development at Princess Royal Hospital, Hayward's Heath, RH16 4EX consists of two mobile units and a staff welfare unit, to be used on a temporary basis. The objective is to maintain elective and urgent surgical capacity during refurbishment projects at the site. The facilities are not intended for use as intensive care or high dependency units.

The units will be single-storey. Together, they will provide wards and theatre areas along with supporting spaces, including staff offices, clean and dirty utility rooms, toilet facilities, change room, and plant areas.

CONTEXT

Site and Area

Site Location

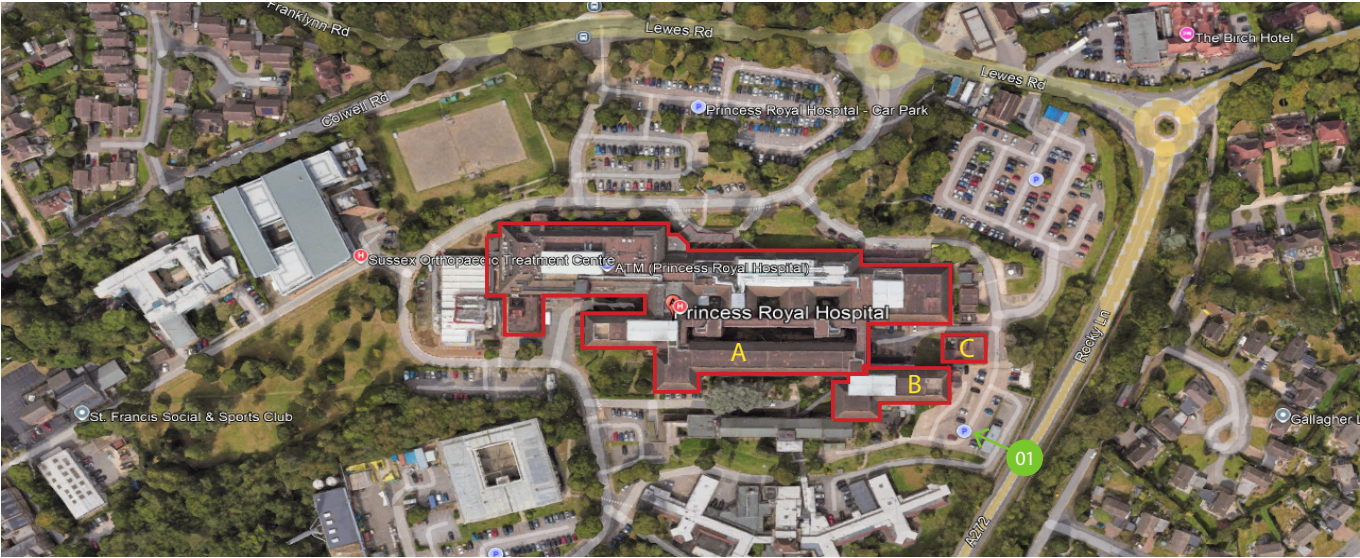
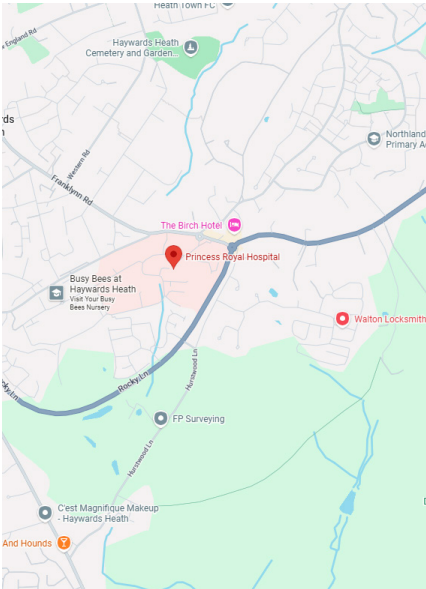
The site is located at:
Princess Royal Hospital
Lewes Rd, Haywards Heath
West Sussex
RH16 4EX

The local council is Mid Sussex District Council and the site is not located within a conservation area.

University Hospitals Sussex NHS Foundation Trust operates Princess Royal Hospital, which is an NHS District General Hospital.

Site Plan

Within the existing hospital boundary, the three areas (A, B & C), as shown in red on the aerial plan below, comprise Area A, the main building, while Areas B and C are the existing MRI Centre and Plant Room building, respectively, located towards the south-east side of the main campus. The proposed development will be situated on a hardstanding area adjacent to the MRI Centre and Plant Room building.



Aerial view from south-east (Google Earth Images; accessed 26.05.2026)

CONTEXT

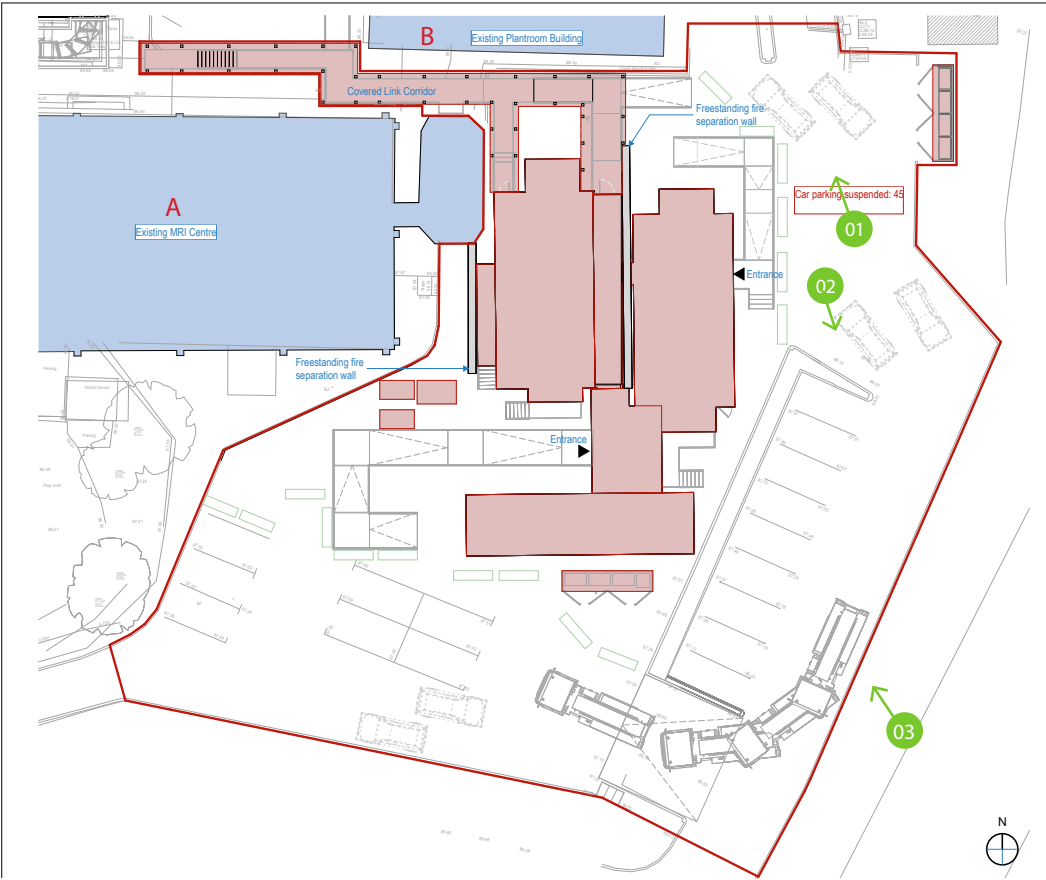
Site and Area



01 View of site entrance



02 View of existing car park



03 External view from Rocky Ln

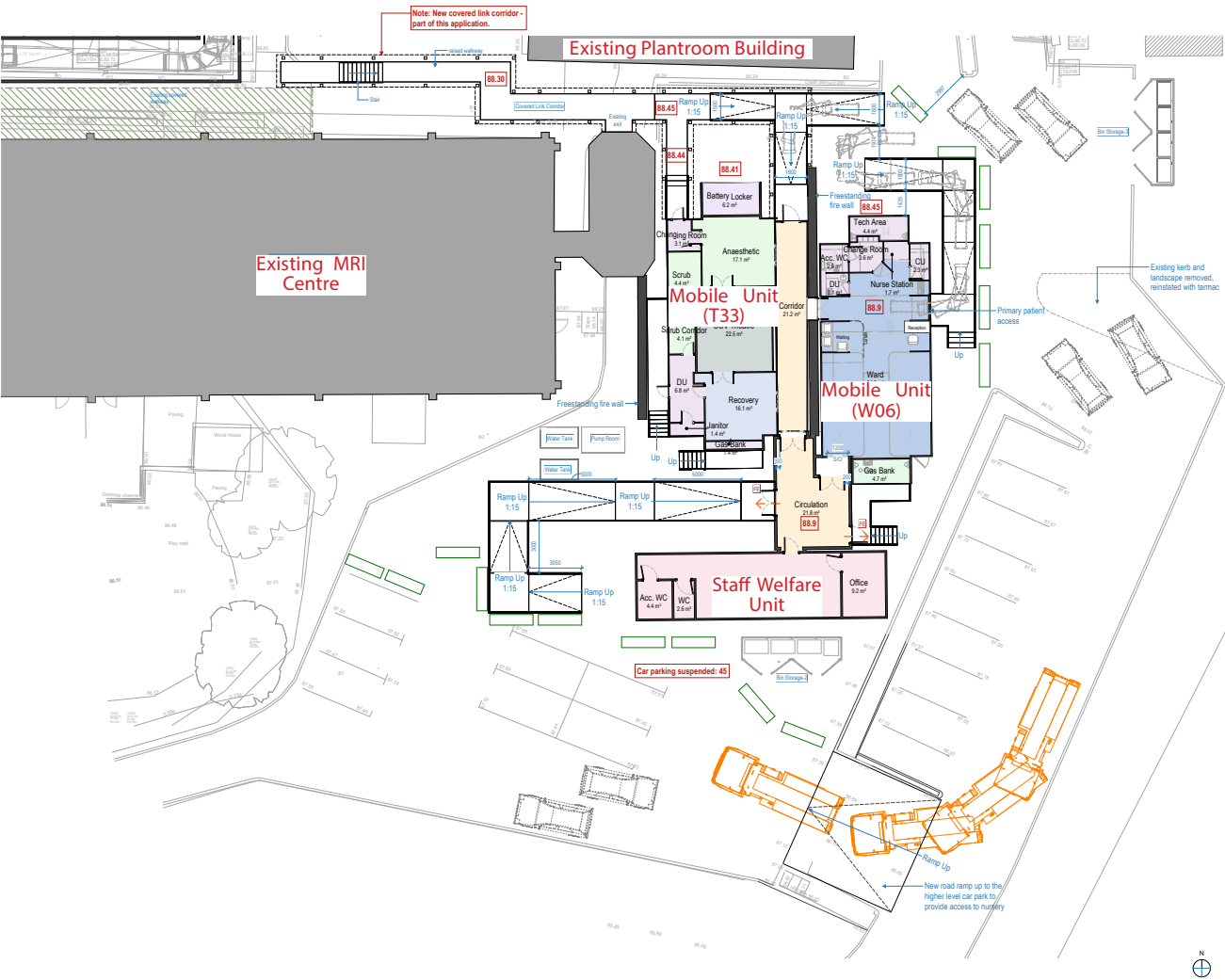
DESIGN

Use

The mobile units at Princess Royal Hospital will accommodate a limited number of patients, maintaining a high staff-to-patient ratio. Mobile Unit (W06) will provide 4 bays, Unit (T33) will house UCV theatre and recovery. Supporting areas, including staff offices, utility rooms, WCs, and plant spaces, will only be used on a temporary or intermittent basis and will not have permanent occupancy.

Drainage and service connections will connect into the existing infrastructure of the hospital site.

These mobile units will be powered from an electrical connection to an existing power source on site.



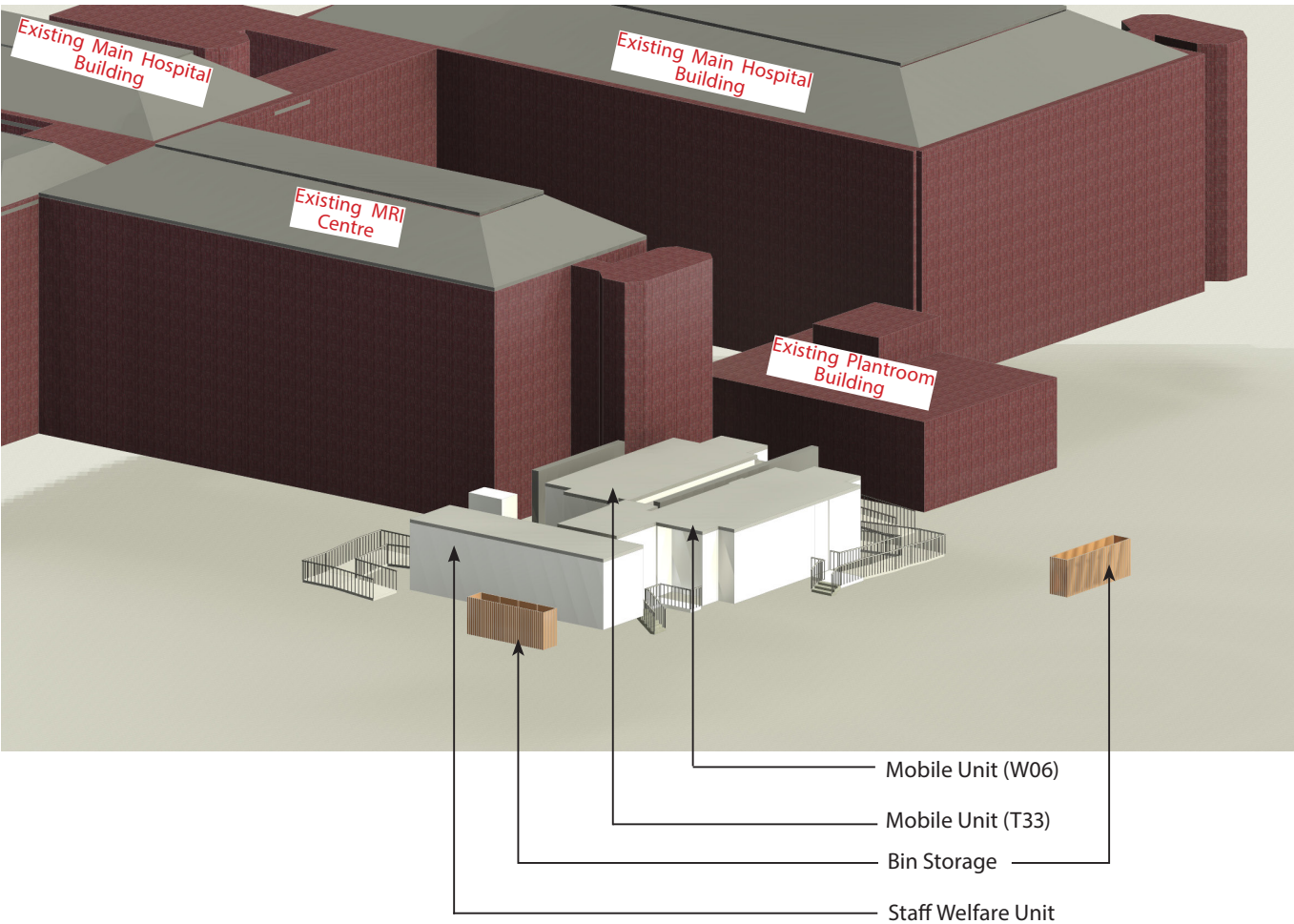
Ground Floor Plan

DESIGN

Character

The proposed mobile units are low in height and modest in scale. They are almost entirely one storey, with a corridor connecting mobile units and staff welfare unit.

New ramps to these mobile units are being provided to allow level access and to overcome level differences.



3D massing study

DESIGN

Character, continued

The existing hospital, is a mixture of red/brown facing brickwork, and grey tiled roofing.

The proposed units are to be clad with white PPC metal panels, please refer to proposed elevation drawings. Due to the raised FFL at ground level, the design includes a number of ramps and steps which will have black painted handrails and contrasting, tactile floors. The proposed fire separation walls will be slate grey.

Please see examples of Vanguard mobile units below.



Example mobile unit photos

DESIGN

Character, continued

Fire Separation Wall

A modular firewall design for use between mobile units and buildings where a 60-min fire separation is required, utilising a reuseable structure for efficiency and economy.



Example firewall photos

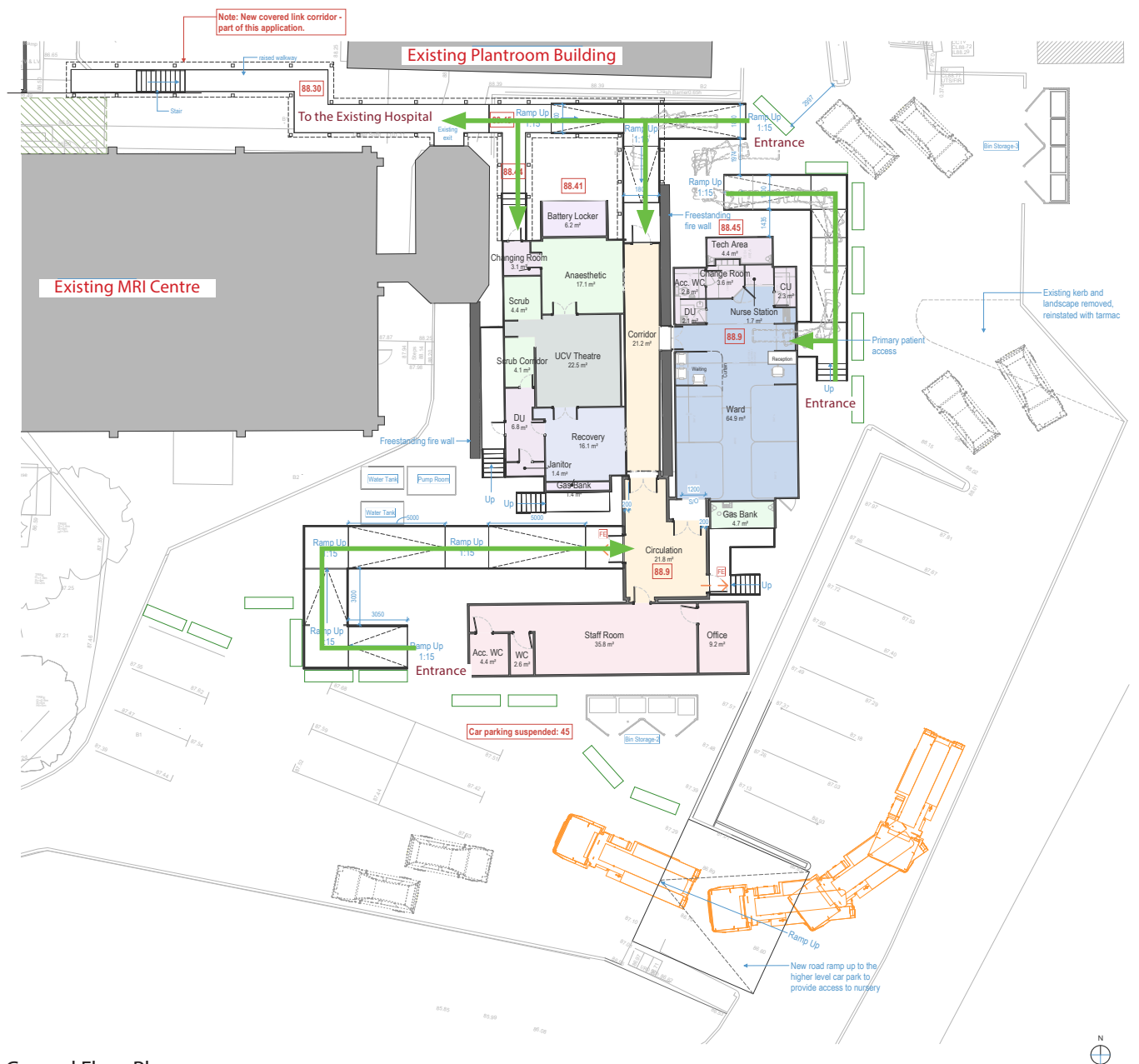
DESIGN

Access

- The development has considered accessibility for all, including non ambulant people.
- Mobile Unit W06 and the staff welfare unit are provided with accessible WCs.
- The nature of mobile build provides wide corridors for wheelchair users and trolley movement within clinical areas.

Movement

- Pedestrian access to the new units are via new ramps and steps. The ramps allow staff and patients to enter the existing hospital through proposed covered link corridor.
- Clinical and linen waste from the mobile wards will be temporarily stored in a secure external bin storage for collection.



Ground Floor Plan

SUMMARY

The proposed mobile units at Princess Royal Hospital are temporary mobile facilities designed to support the hospital's operations. Supporting spaces, including staff welfare unit, utility rooms, change rooms, WCs, and plant areas, will only be used on a temporary or intermittent basis.