

From: Emily Wade <Emily.Wade@midsussex.gov.uk>
Sent: 15 July 2026 12:20:15 UTC+01:00
To: "Stefan Galyas" <Stefan.Galyas@midsussex.gov.uk>
Subject: DM/26/1063 Princess Royal Hospital, HH

Hi Stefan

Comments on the above planning application. My apologies for the delay in getting these to you, which has been caused by pressure of other work and a period of leave.

The Princess Royal is a purpose-built hospital complex dating from the second half of the 20th century. It is not listed, and is not located within a conservation area, but there are a couple of listed buildings within the vicinity of the site. This part of Haywards Heath has a historical association with health-care provision, and a short distance to the west is Southdowns Park, a substantial former county lunatic asylum dating from 1859, and its associated former chapel, both of which are Grade II listed. The water tower serving the asylum, also dating from 1859, is located just to the north west of the Princess Royal, and is also Grade II listed.

In practice, the distance and degree of screening between the hospital and Southdowns Park and its chapel are such that I do not consider that the current proposal will have a material impact on the settings of these buildings. The water tower however is closer to the site, and there will be intervisibility between the two. These comments therefore focus on the potential impact, through setting, on this heritage asset.

The current proposal s for the installation of a solar PV array to several areas of the roof to the building, concentrated mainly on the southern range, but including panels to the roof the northern range of the hospital complex, where they would be located variously to the top of what appears to be a plant housing, to a flat area concealed by a parapet, and in one area to the south facing roof slope.

The southern part of the hospital is likely to be largely screened in views from the direction of the water tower by the northern range of the building. Although works to this part of the building will have some impact on the wider context of the tower, given this and the modern nature of the existing hospital building, the addition of the proposal solar panels here is not considered to materially impact the contribution this part of the hospital makes to the setting of the tower.

The array to the northern part of the complex may in some instances be visible from the tower or its close setting, however fewer panels are proposed to this part of hospital, and they are sited to reduce their visibility from ground level, being either placed to the top of an existing roof top plant room, or located behind a parapet. Given this and the nature of the existing building, I do not consider that the array will adversely affect the contribution made by this part of the hospital to the setting and significance of the tower.

In summary therefore the proposal is considered to preserve the settings and significances of the adjacent listed buildings, meeting the requirements of District Plan Policy DP34 and the relevant paragraphs of the NPPF.

Thanks,

Emily

Please note that this advice is given at Officer level only and is without prejudice to the formal decision of the District Council.

Submit your planning application online.
<http://www.planningportal.gov.uk>

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