

CONCORD REPATRIATION GENERAL HOSPITAL – MENTAL HEALTH FACILITY

DESIGN STATEMENT - LANDSCAPE

16TH JANUARY 2024

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TO BE READ IN CONJUNCTION WITH:

- A. ARCHITECTURAL REF PLANS
- B. LANDSCAPE REF PLANS

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15/8/23	Draft Issue for Review	GN
31/8/23	Final	AO
15/11/23	Final - Amendment	BH
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1.1 BACKGROUND

The Concord Hospital, Forensic Mental Health Unit (CFMHU) project is part of the State Wide Mental Health Infrastructure Program (SWMHIP) which is part of a broader series of reforms across the state's mental health services. This project focuses on patient-centric models of care, engagement with consumers, carers and staff, and best practice service delivery with improve outcomes for consumers, carers, families and stakeholders.

The Concord Forensic Mental Health Unit will be located within the Concord Repatriation General Hospital (Concord Hospital) Campus. It is a large multifaceted health facility, located in the western sector of the Sydney Local Health District (SLHD). It is located in the City of Canada Bay Local Government Area (LGA) in Sydney, NSW. Concord Hospital operates as a general hospital, building on its proud heritage of caring for the Veteran community, it now services the local communities of Concord, Strathfield, Burwood and beyond.

As a 750-bed teaching hospital for the University of Sydney, the facility offers a comprehensive range of specialty and sub-specialty services, many of which are recognized as centers of excellence worldwide. Supported by these services is the Concord Centre for Mental Health, a modern purpose-built precinct for inpatient care with additional comprehensive patient support services including admission and assessment, acute and rehabilitation adult services, services for older people and extended adolescent care 24/7.

In addition, the ANZAC Health & Medical Research Institute is located onsite, undertaking research into disorders of lifestyle and aging. The Institute recognises the contribution that the nations Veteran's and War Widows have made in establishing the society we have today.

The building is to be named Burudyara which is the Dharug word for *butterfly*, symbolising transformation and new beginnings.

1.2 PROJECT SCOPE

The proposed project is a new purpose-built Low and Medium secure forensic mental health unit within the Sydney Local Health District. The proposal incorporates the Functional Brief and Model of care principles and is planned to have 18 Medium secure forensic beds, 24 low secure forensic beds, as well as clinical support spaces, outdoor secure courtyard spaces and amenities.

Comprised of Ground Floor, Level 1 and Level 2, the team identified locations for critical components of the program, testing adjacencies and the interrelationship of spaces within the following fundamental design decisions:

Ground Floor

- Front of House – Shared Entry
- Admissions Secure Entry
- Medium Inpatient Unit – including accommodation pods, General Consumer Area and Clinical Support Area
- Back of House
- North Active, Social Courtyard
- South Sensory, Therapeutic Courtyard

First Floor

- Centralised Clinical Support Area and General Consumer Areas
- Low Secure Inpatient Units arranged along perimeter of the building
- Proximity of staffed areas to entry from lift lobby to facilitate patient entry/ exit
- North and South Terrace Style Balconies

Second Floor

- Consolidated Shared Staff Zone Medium and Low (ABW) areas
- Engineering plant zone

1.3 DESIGN PROCESS

The primary intention for the design was to use the Model of Care to create a more meaningful, rehabilitative and supporting space for consumers, staff and family/visitors. The proposal also focused on connectivity to outdoor space for the consumers, particularly Medium Secure, considering their length of stay.

The key principals used throughout the design process (taken from the Functional Brief Section 7.2.1) include:

1. Enabling choice for the consumer e.g. between quiet and loud spaces, private and social spaces
2. Providing human scale or domestic-scale environments while maintaining observation
3. Accessible design for consumers, visitors, and staff with disabilities
4. Maintaining natural light throughout the unit in as many areas as possible such as activity and lounge areas where consumers will spend a significant amount of time.
5. Design for safety for all consumers with designated areas for female/or other vulnerable cohorts. Refer to NSW Health policies, directives and guidelines such as NSW Health Guidelines for promotion of Sexual Safety in NSW Mental Health.

The preferred master plan design option addressed all the key constraints identified above. The design maximised the connectivity to outdoor spaces for all the inpatient bedrooms through the wing design of the building.

The Concept Design and Schematic design development focused on the Project User Group and co-design with lived experience members, exploring the location and access of key spaces and the movement between zones for all users. Each area was discussed within the framework of the intended use and the flexibility it can offer.

The building is governed by design principles that create meaningful spaces for rehabilitation, including:

- A safe and therapeutic environment for return of health sufficient to enable the consumer to return to the community with appropriate support; access to living areas with cooking and laundry facilities etc.
- Spaces for the administration of medication, psychological and social approaches to managing symptoms and for the education of consumers, family and carers about the illness and recovery
- Capability to implement management strategies appropriate to the level of behavioural disturbance; access to sensory modulation room (retreat), de-escalation room and seclusion as a last resort within the medium secure IPU (Inpatient Unit)
- Interviewing/counselling spaces for consumer, families, carers, and staff
- A range of activity areas, including recreational facilities to provide a variety of programs based on clinical need that provide opportunities to manage diverse groups in separate environments. There will be a multifunctional group room, gym, activities/therapy room including a social kitchen
- Outdoor recreation areas will be designed to provide privacy for the consumers and their families. This area will offer opportunities for physical activity, social gatherings (built in BBQ) as well as access to quiet sitting areas. Fencing needs to be functional and designed to minimise the appearance of being 'high security' whilst still provide an inviting space.
- Outdoor space has been maximized, with a focus on good connection to living spaces and common areas, to improve the quality of stay – especially considering the potential long length of stay and restrictions on leave.
- Facilities to ensure continuity of care within a case management framework, involving liaison between inpatient and community or other services, pre and post admission including discharge planning.

The Draft Greener Places Design guideline is a document developed by the NSW Government's Department of Planning, Industry and Environment, which provides guidance for the design of sustainable and resilient public spaces. The guideline aims to support the creation of high-quality public spaces that enhance the health and wellbeing of local communities, support biodiversity, and mitigate the impacts of climate change.

The guideline is relevant to the Concord Hospital redevelopment project as it provides guidance on creating sustainable and resilient public spaces that support health and wellbeing. The Concord Hospital redevelopment project aims to create a new healthcare facility that not only meets the needs of patients but also contributes to the wellbeing of wider community. By incorporating the principles of the Draft Greener Places Design guideline into the design of the hospital and its surrounding spaces, the project can create a more sustainable and liveable environment for patients, staff, and visitors alike.

GANSW Guidelines	Guideline Description	Design Response
Open Space and Recreation	Open space refers to “open” (or not built upon) land that accommodates recreation or provides relief from the built environment.	<ul style="list-style-type: none">Design provides spaces that offer clear transitions between hospital facility buildings.Design provides a new public courtyard space available to use by all, where none existed before.Pavement types vary from smooth to rough providing a range of safe walking challengesFamily Courtyard is designed to be enclosed by a piped fence, providing privacy whilst allowing visual connection to adjacent planting areasThe internal courtyards act as a type of public open space for the longer-term residents.
Tree canopy	Urban trees have a critical role in creating healthy cities. They provide shade and shelter, improve air quality, absorb carbon and rainfall, cool local environments, and support wildlife	<ul style="list-style-type: none">25 new trees are being installed on site.Native species have been selected on site to support habitat values.3 trees are being retained to minimise loss of existing canopy.
Bushland and Waterways	Incorporation of Green infrastructure seeks to contribute to biodiversity conservation by providing habitats or establishing connections between habitats and populations.	<ul style="list-style-type: none">Surface materials selected to maintain permeabilityNative vegetation prioritized for cultural usagePlanting palette is low maintenance, drought-resistant, and native to the Concord regionLandscape incorporates mass plantings of local endemic species on areas that are disturbed during construction

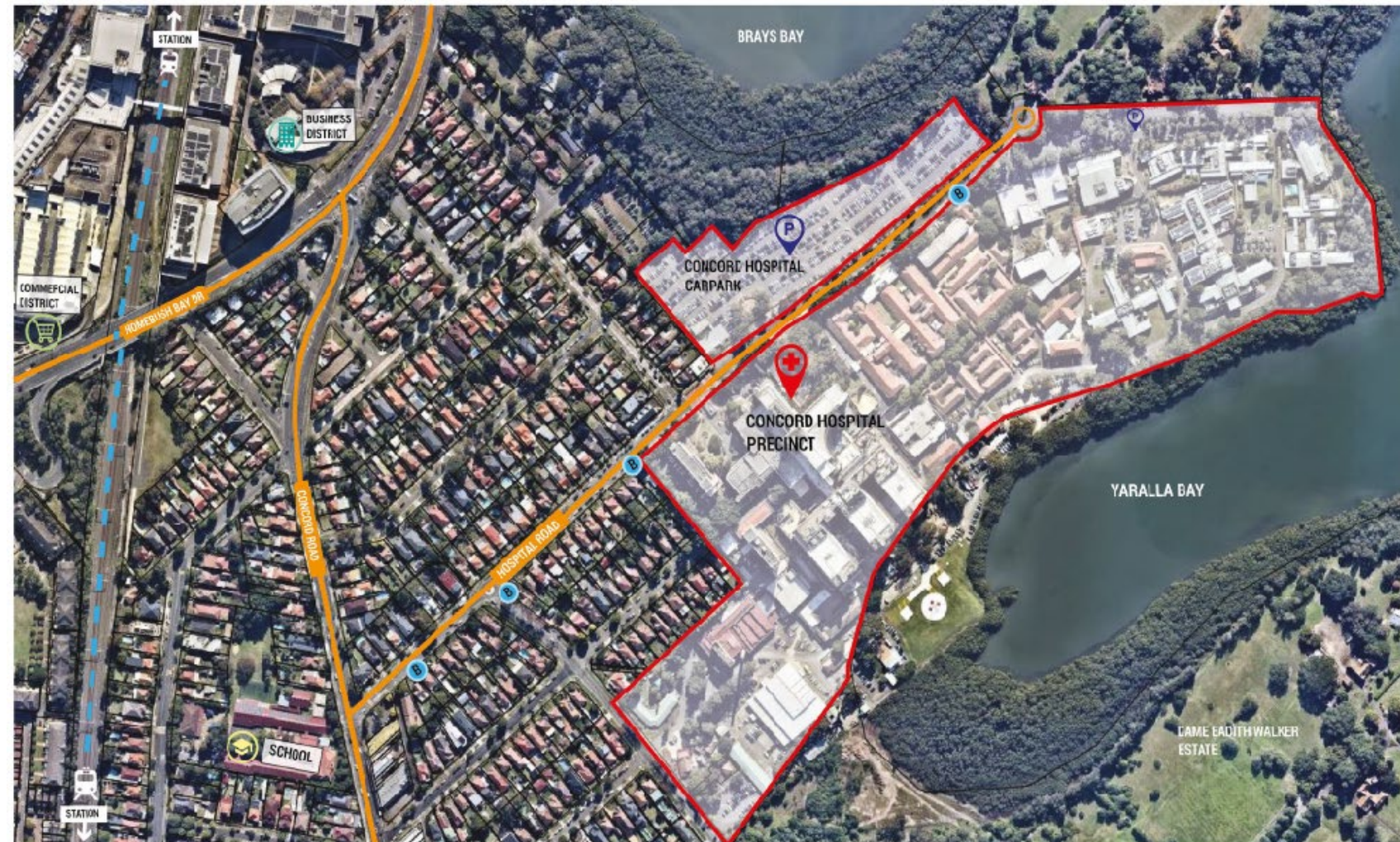
2.1 SITE LOCATION

Concord Repatriation General Hospital (CRGH) is located in the metropolitan suburb of Concord and is situated 15km north west of Sydney CBD. Concord Repatriation General Hospital is the main referral hospital in the Canada Bay LGA which covers an area of 20 square kilometres and a population 96,550. Concord Repatriation General Hospital is situated within the Sydney Local Health District which provides health services to 700,000 people in central and inner west Sydney. The hospital also provides services for residents in neighbouring LGAs, rural and interstate patients.

Concord is predominately a residential suburb with some industrial and commercial precincts. The hospital site is bounded by residential zones towards the western and north-western boundaries along Hospital Road, Nullawarra Avenue and Currawong Street. To the north of the hospital site is the Rivendell School and Adolescent Mental Health Unit within the historic Thomas Walker Convalescent Hospital. To the south east of the hospital site, on the other side of Yaralla Bay is the historic Dame Eadith Walker Hospital and estate. The hospital site is situated between Yaralla Bay to the south east and Brays Bay to the north west which connect to Parramatta River.

The Concord Repatriation General Hospital is accessible via major arterial roads including Homebush Bay Drive and Concord Road which connect to Hospital Road. Transport networks in the area include bus routes along Hospital Road, Rhodes Station 1.6 kilometres north west (20min walk) and Concord West station 2.0 kilometres south west.

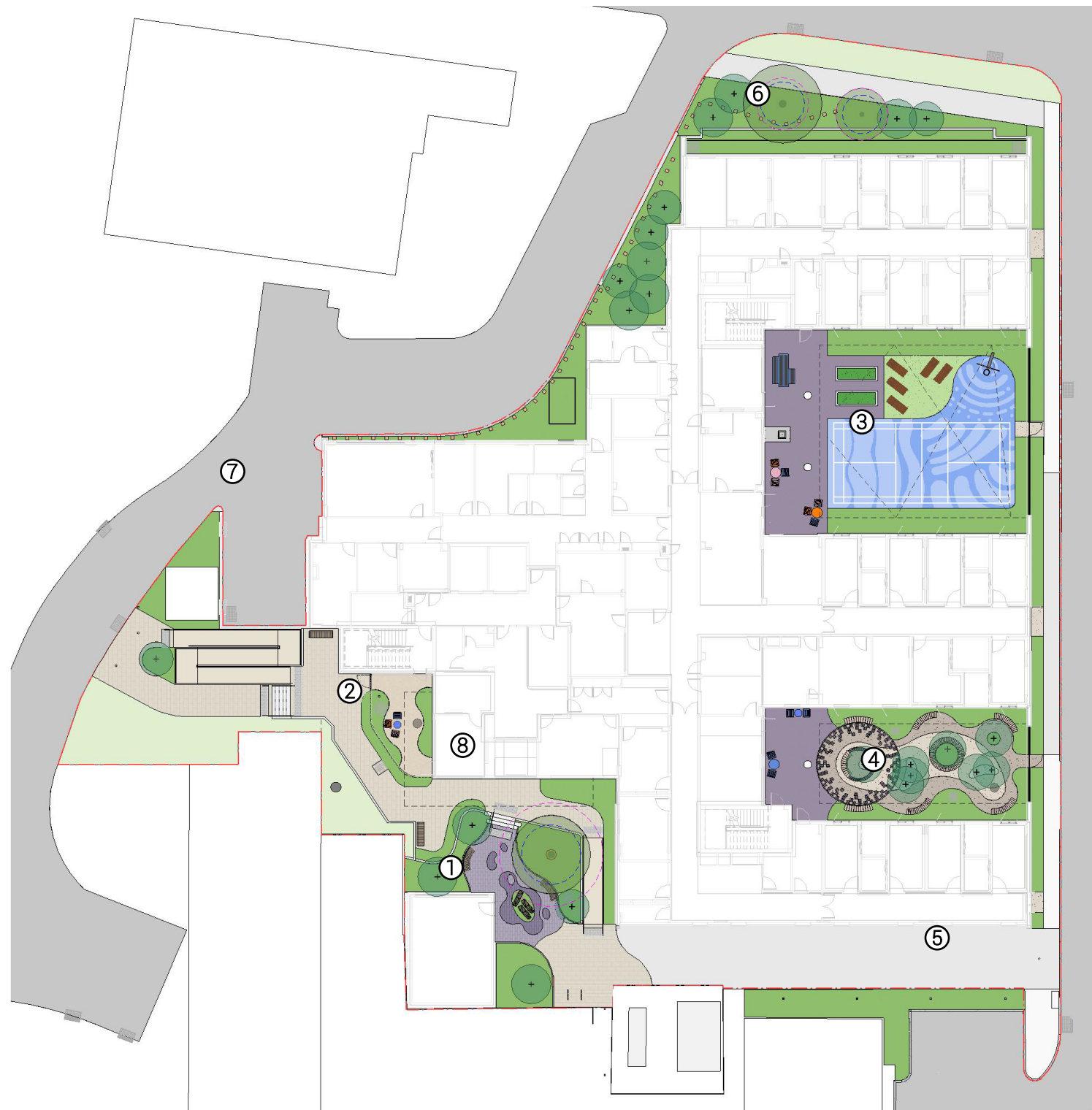
The Canada Bay LGA has a growing population, it is forecasted that across all age groups the population is expected to grow 39% between 2011- 2031 which is higher than the forecasted growth within the overall Inner West Sydney Catchment (32.7%) and NSW (27.8%). Large scale housing developments in the Rhodes and Breakfast Point areas and the consolidation of land within the Parramatta Road corridor have factored into the increased population growth in the area.



2.2 SITE SUMMARY

The site is located on land title DP 535257, in the Municipality of Concord.

The new Forensic Mental Health Building will be located within the Concord Precinct, Mental Health and Sub-Acute Precinct, and is accessed by Hospital Road.



Ground Floor Design Intent

There is strong evidence from existing medium secure inpatient units within Australia, that a variety of outdoor spaces are required to meet the complex needs of their consumers (Sax Institute. 2020)*. Structurally compartmentalised outdoor space can be comparable to the design principle as indoor spaces – that being compartmentalisation aids in reducing violence due to forced co-habitation and promote recovery through a variety of therapeutic options for treatment and care.

The project design team understands the need for quality and varied outdoor spaces, acknowledging that consumers length of stay can be lengthy. Consumers can have restrictions to accessing leave within the medium secure inpatient unit, resulting in landscaped areas needing to provide a varied range of user experiences for prolonged visitation.

The addition of adequate outdoor space in the Concord Medium Secure Unit will ensure that a variety of areas can be developed to enable specialist multidisciplinary Forensic Mental Health rehabilitation. These spaces can include sensory planting design, social spaces, exercise active areas and a dedicated locations for vocational activities (ie, cooking and gardening)

The focus of the landscape design is to compliment the internal fitout and act as an extension of the internal uses of the Concord Mental Health Facility. Providing staff and consumers with a varied range of amenities and varied environments to engage with.

The northern courtyard focuses on providing a social and physical activity areas, whilst the southern courtyard promotes quiet and reflective spaces, social seating areas.

The entry forecourt is designed to clearly define the main entrance and create a reprieve for visitors and staff. The forecourt also acts as a thoroughfare for the campus and facilitates maintenance requirements. The Family visit courtyard is also within this space, creating a shared space.

The planting palette for the site is intended to be low maintenance and native to the region, providing suitable species that can withstand local climate conditions.

1. Entry Forecourt
2. Family visit courtyard
3. North courtyard
4. South courtyard
5. Ausgrid maintenance access
6. North façade gardens
7. Admission entry
8. Building entry

3.2 LANDSCAPE DESIGN – 1F



First Level Design Intent

The first level terraces function as gathering spaces for the medium secure consumer groups.

The northern terrace focuses on large groups with a BBQ and long form seating while the southern terrace fits smaller groups surrounding the centre tree.

Both terraces feature a significant art screen that doubles as the security fence to the lower ground.

- 1. North Terrace
- 2. South Terrace
- 3. Balcony planting
- 4. Security screening

3.3 LANDSCAPE DESIGN – MATERIAL DESIGN

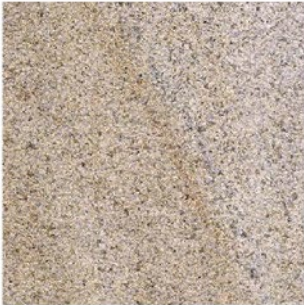
UNIT PAVERS



SUPPLIER: BOWRAL BRICKS
COLOUR: HAMLET BOWRAL BLUE
PATTERN: HERRINGBONE, RUNNING AND CUSTOM



SUPPLIER: BOWRAL BRICKS
COLOUR: HAMLET ASH
PATTERN: RUNNING AND HEADER COURSE



SUPPLIER: SAM THE PAVING MAN
COLOUR: HONEY JASPER GRANITE
PATTERN: TBC
FINISH: BUSH HAMMERED

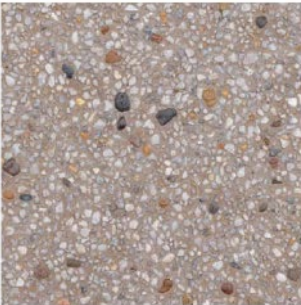


GOLD COMPACTED GRAVEL TO FAMILY
VISIT COURTYARD

CONCRETE

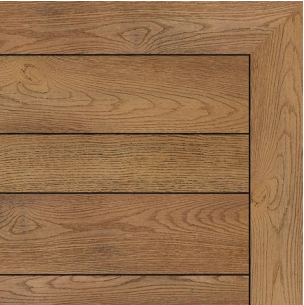


SUPPLIER: GEOSTONE
COLOUR: DAYDREAM
FINISH: EXPOSED AGGREGATE



SUPPLIER: GEOSTONE
COLOUR: MAKE PEACE
FINISH: EXPOSED AGGREGATE

DECKING



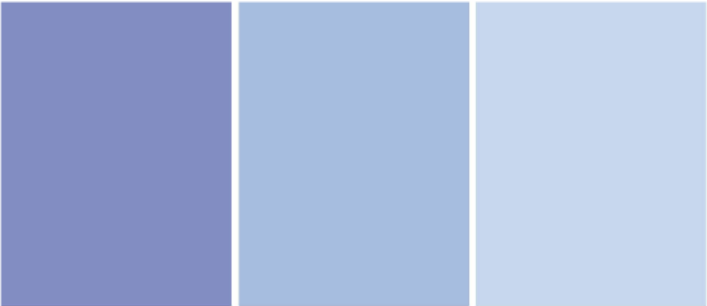
COMPOSITE TIMBER DECKING
COPPERED OAK
MILLBOARD

TURF



SUPPLIER: TBC
MATERIAL: NATURAL TURF ROLLS

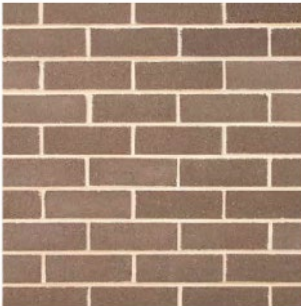
SPORT COURTS



SUPPLIER: TBC
COLOUR: THREE BLUES AND WHITE LINE MARKING
PATTERN: CUSTOM PATTERN

NOTE: INTENDED TO BE AN ART
COMPONENT. COLOURS MAY CHANGE

WALLS



SUPPLIER: BOWRAL BRICK
COLOUR: MURRAY GREY
PATTERN: SINGLE BRICK RUNNING
FINISH: TBC

Design Intent

The material palette has undertaken a stringent review from Project User Groups and Expert Resource Group sessions and have been facilitated to suit feedback.

Noted feedback was:

Security and safety concerns

All materials within the medium secure areas will be fixed and highly detailed to minimize removal or tampering. Fixtures and pit lids for example are anti-ligature, security locked and fixed.

Maintenance concerns

Within the unit typical timber has been substituted with composite timber. Battens fixed to the walls for seating will also be composite timber.

Urban heat

To reduce reflected heat and retained heat, warmer toned concretes and pavers have been selected. Most of the paved areas have been offset with planting areas, trees or shade sail fixings.

3.4 LANDSCAPE DESIGN – PLANTING DESIGN

NORTH COURTYARD AND TERRACE



TREES



FEATURE



GRASSES



HERBS



GROUND COVERS



SOUTH COURTYARD AND TERRACE

FERNS



STRAPPY LEAF



CASCADING



GROUND COVERS



Design Intent

The planting palette has undertaken a stringent review from Project User Groups and Expert Resource Group sessions and have been facilitated to suit feedback.

Noted feedback was:

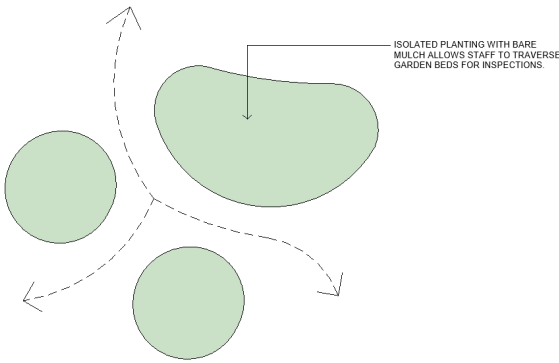
Security and safety concerns

The design team has noted significant valid concerns around planting selection. Key issues that have been designed out are:

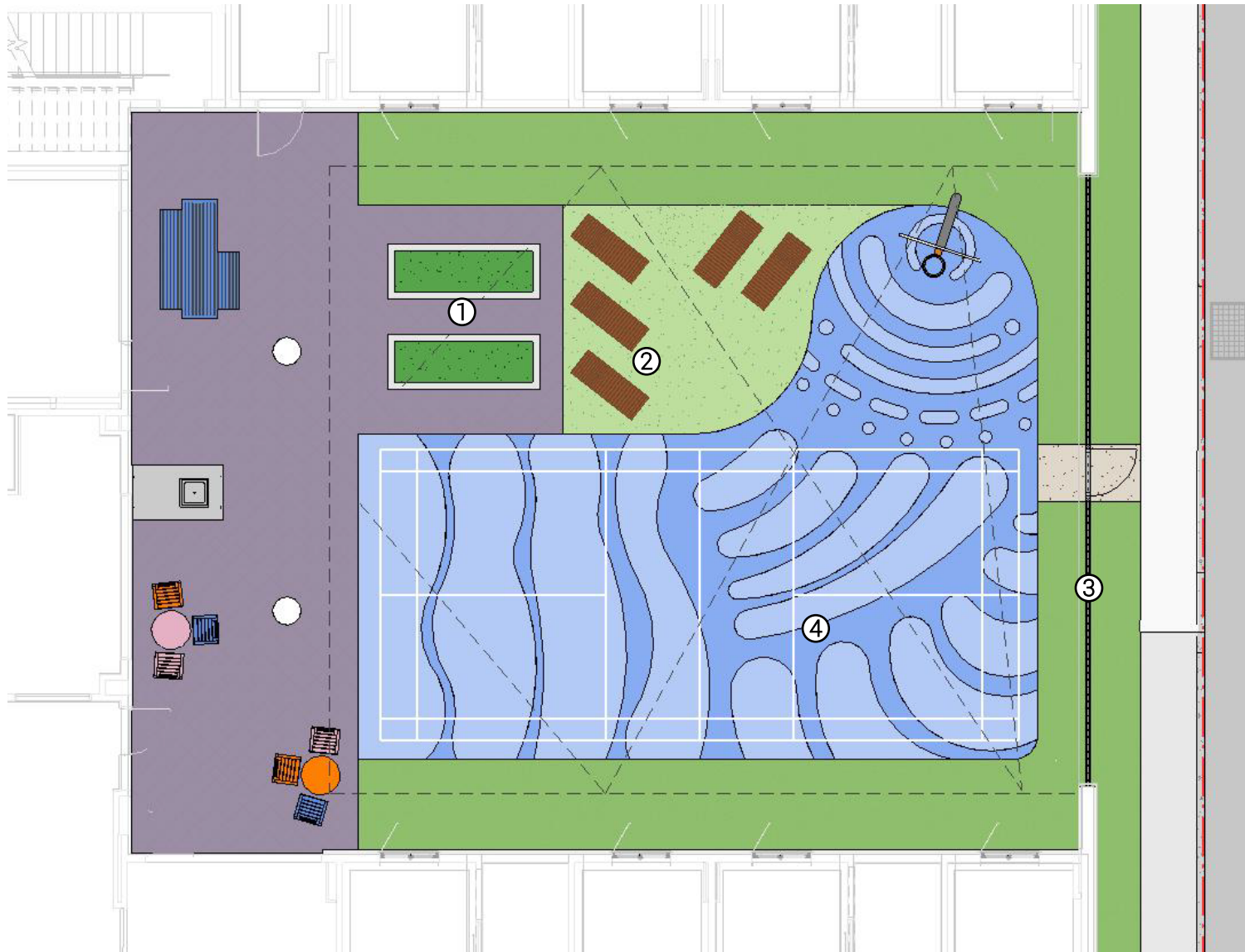
- Toxic plants
- Spikey or physically dangerous plants
- Non-climbable trees
- Plants that obscure visibility.

All plants selected have been reviewed against these criteria. The north courtyard has had the trees removed in favour of an allowance for a shade sail system.

The typical planting detail will allow for staff members to walk through the gardens to undertake inspections, as shown below.



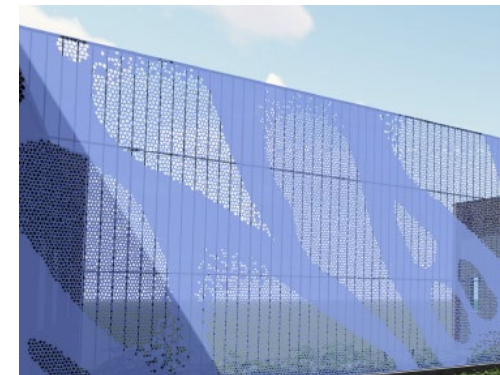
3.6 NORTH COURTYARD – MEDIUM SECURE ZONE



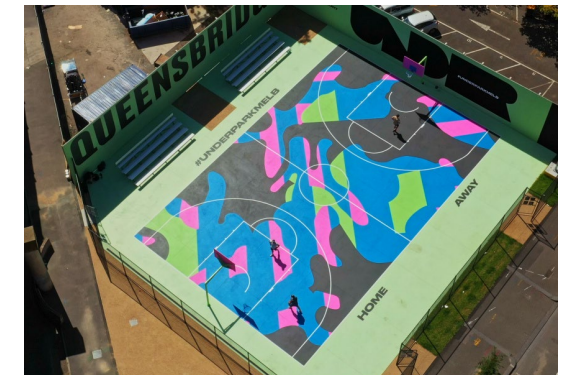
1. Veggie gardens for use by consumers.



2. Day sun lounges – composite timber



3. Large format art security screen - Connecting with country art piece

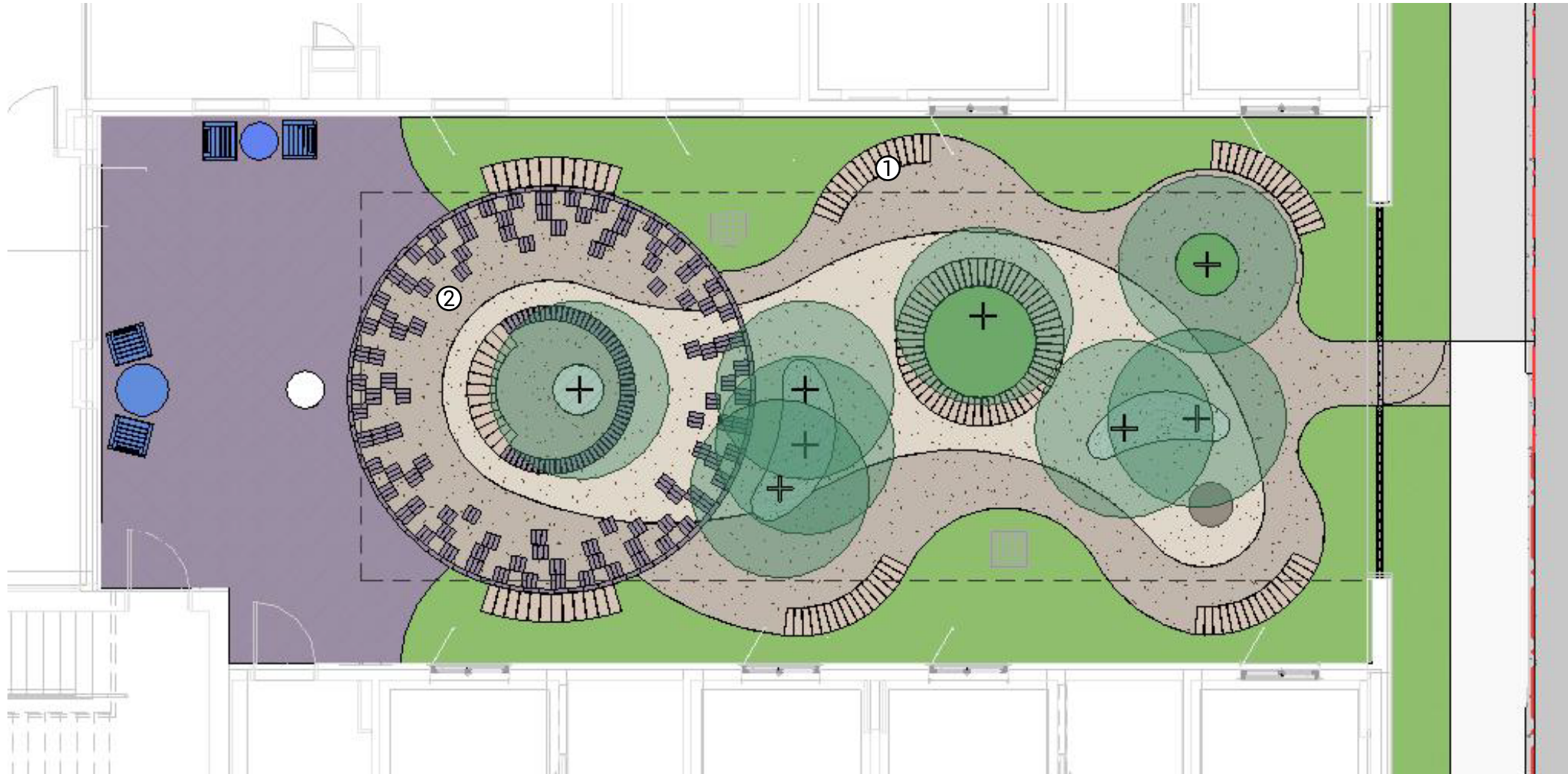


4. Painted multipurpose court – Connecting with country art piece

The Northern Courtyard focusses on providing social, sensory and physical activity spaces. The design includes:

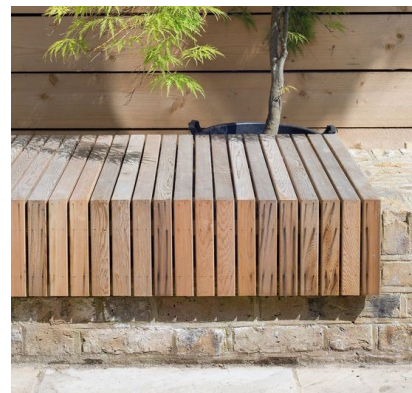
- Outdoor kitchen, immediately adjacent to the internal kitchen areas. Including an electric BBQ and veggie gardens (maintained as a program by consumers)
- Turfed (artificial) area with lay back reclined seats.
- Sensory garden planting
- Kitchen garden planting
- Multi use court (basketball ring and volleyball court) for flexible use of ball sports
- Fixed social furniture
- Buffer planting to the residences
- Allowance for the installation of shade sails to the building.

3.7 SOUTH COURTYARD – MEDIUM SECURE ZONE



The Southern Courtyard is a place of respite and gentle sensory experiences

- Lush rainforest planting palette
- Contrasting paving
- Social seating accommodates smaller groups of people on comfortable composite cladded walls
- Sensory water features
- Yarning circle and social gathering spaces – Connecting with Country engagement.
- Permeable granitic pavement surrounding trees for close movement.
- Integrated civil drainage design hidden in planting.

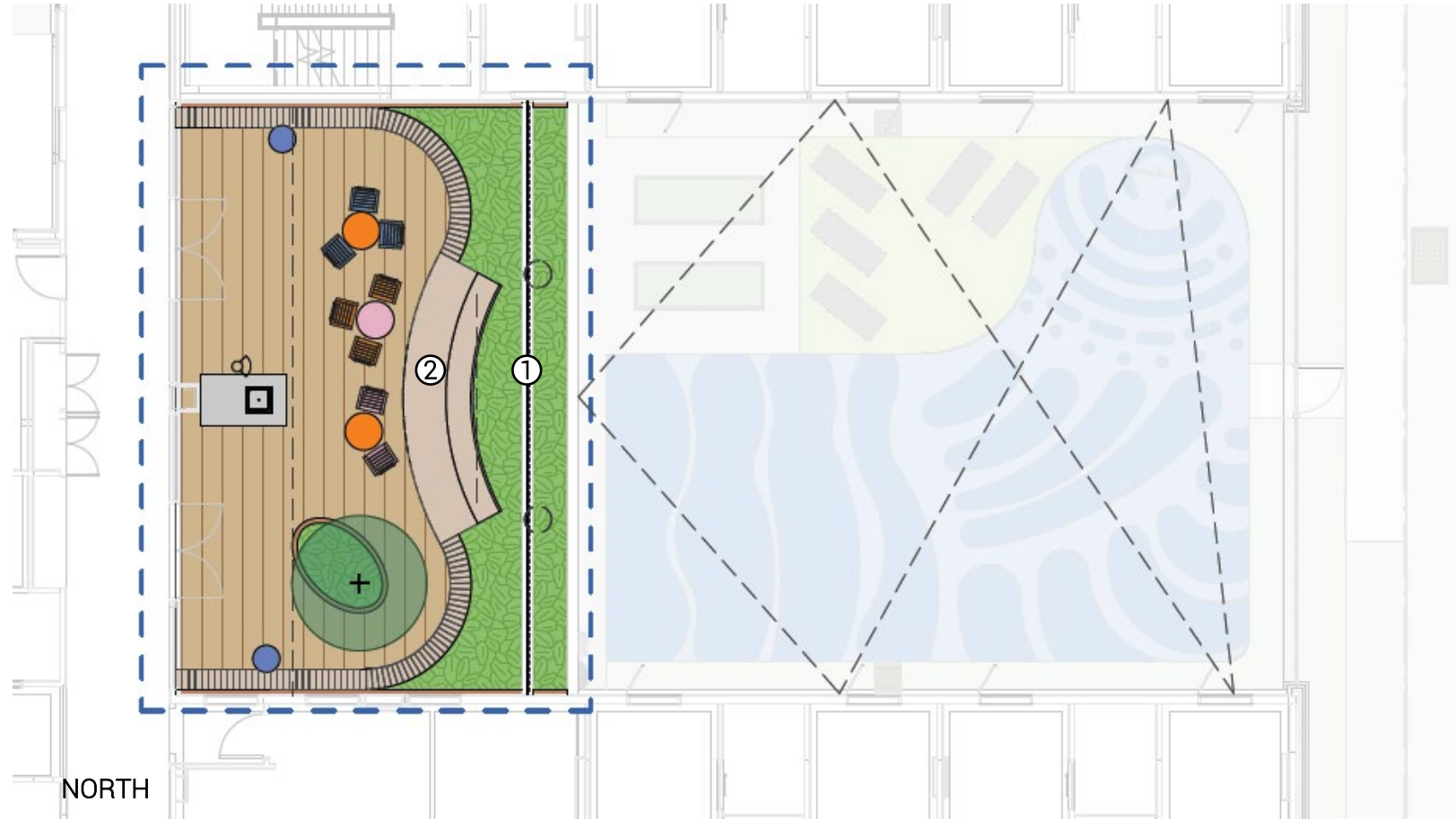


1. Composite timber cladded benches

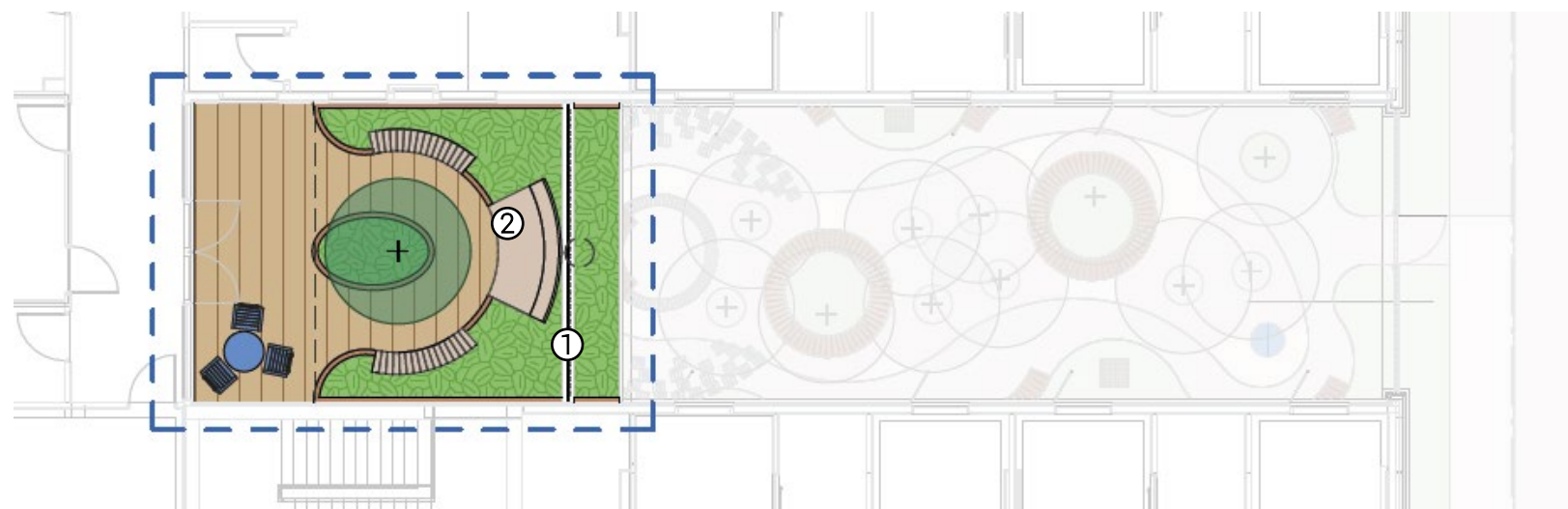


2. Yarning circle as part of connecting with country engagement.

3.8 TERRACES - LOW SECURITY



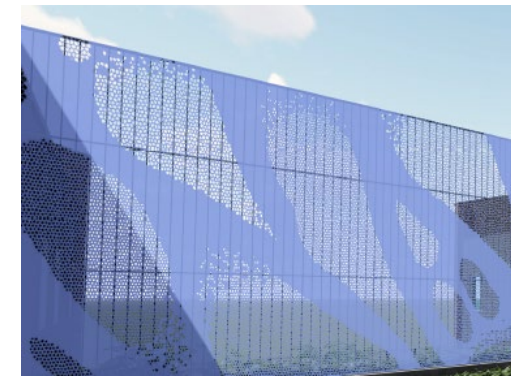
NORTH



SOUTH

The terraces provide the social spaces for the low security cohort of consumers. They are a smaller cohort who are allowed to freely leave and return to the unit. As such, the terraces facilitate group events primarily.

- BBQ
- Long custom composite timber benches.
- Custom day lounge layback benches.
- Fixed furniture
- Solitary iconic tree
- Raised planter beds
- Art screen



1. Large format art security screen - Connecting with country art piece



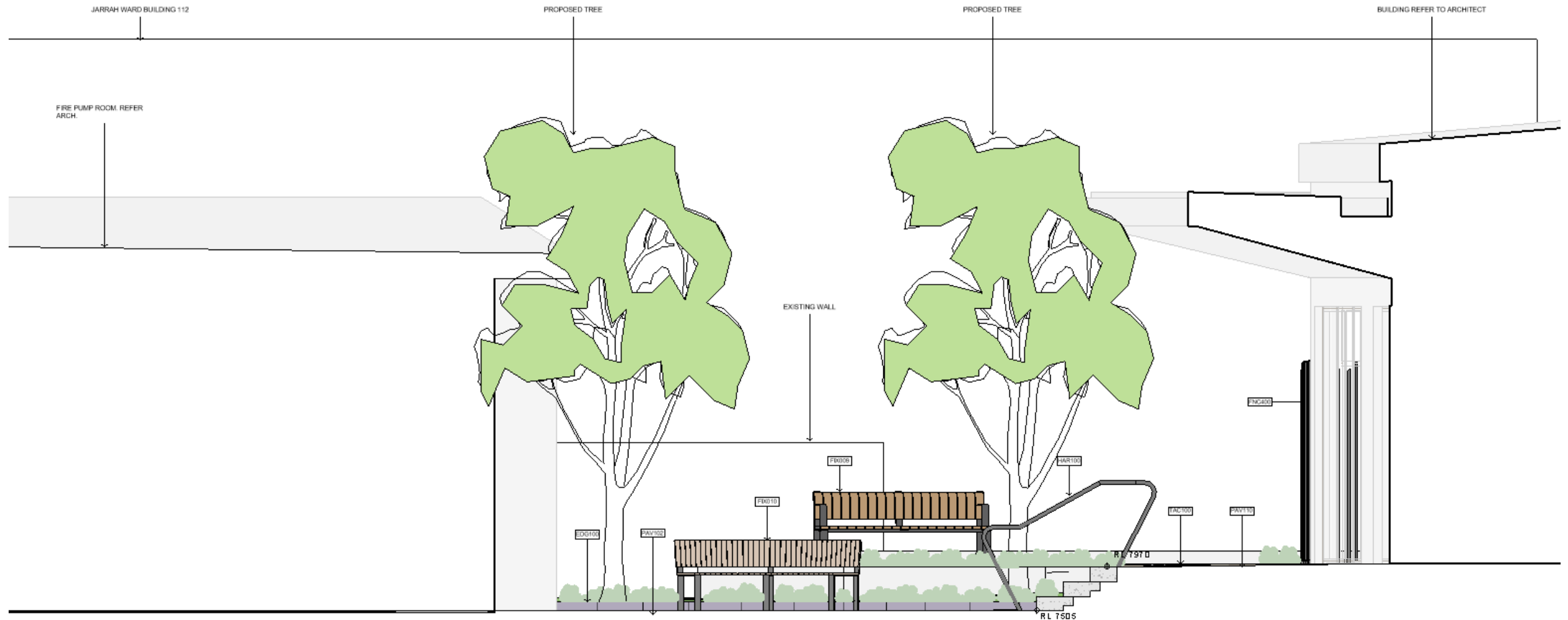
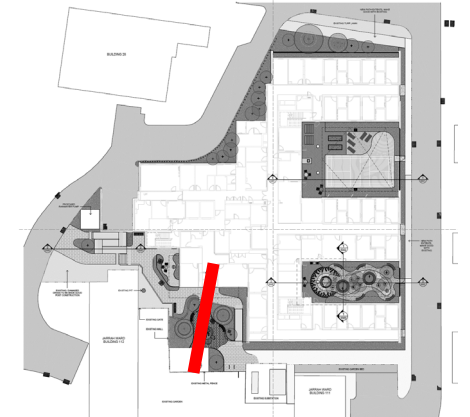
2. Large format custom lay back day lounges

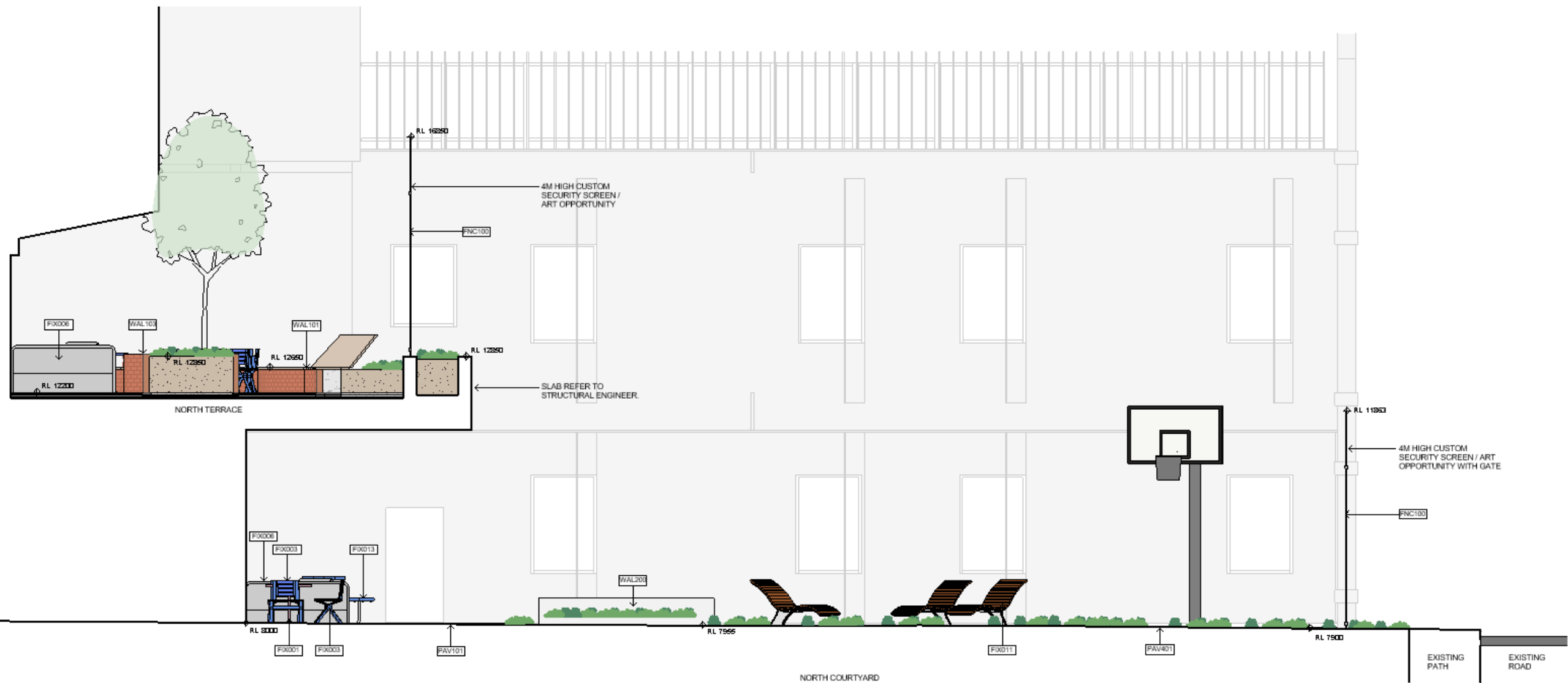
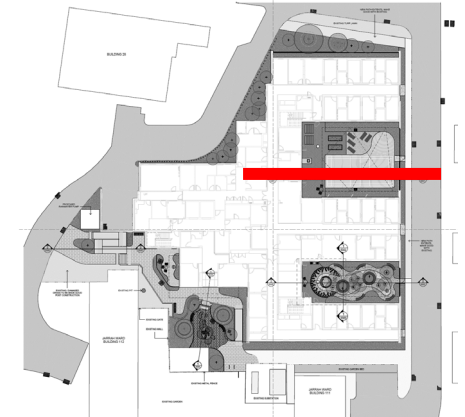
3.9 ENTRY FORECOURT – PUBLIC SPACE

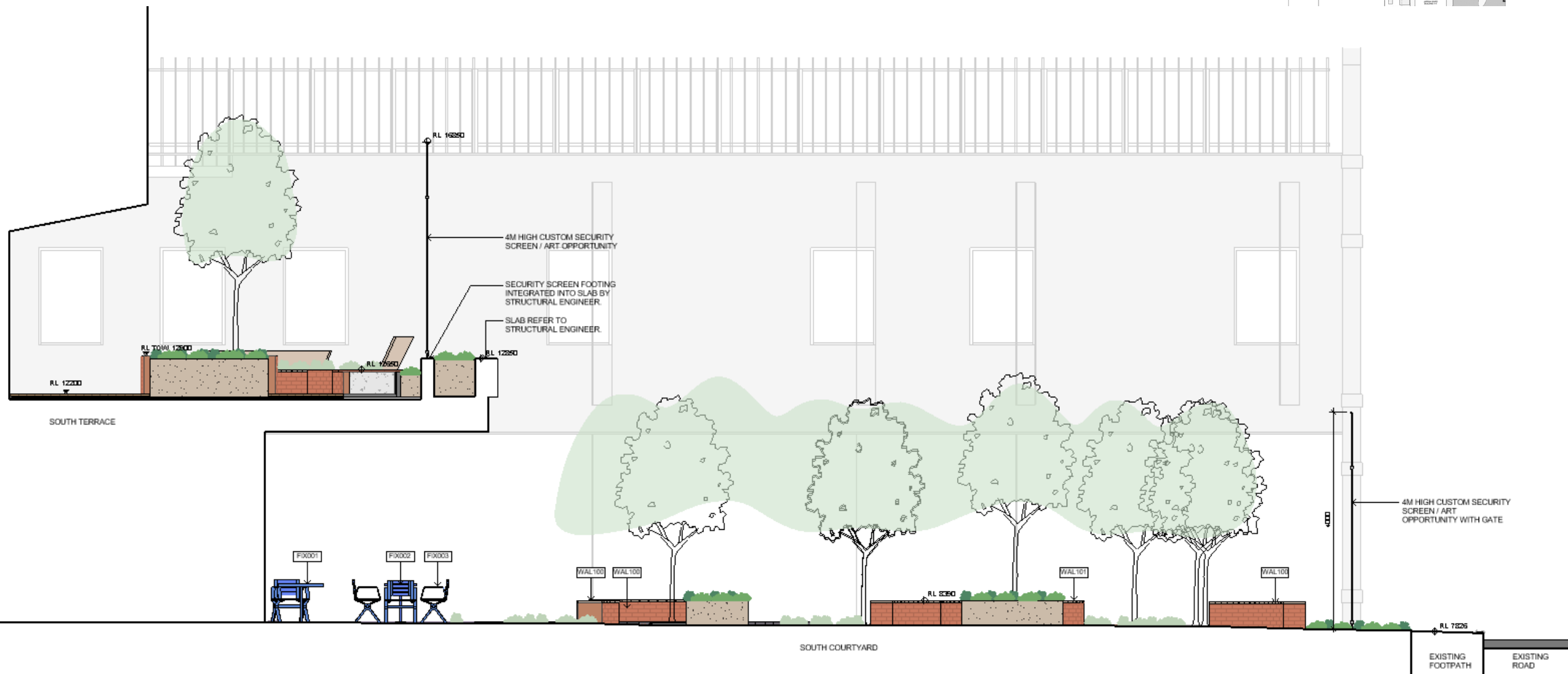
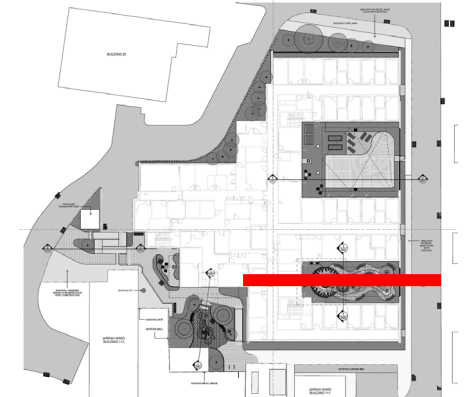


The entry forecourt is designed to clearly define the main entrance and create a reprieve for visitors and staff. The forecourt also acts as a thoroughfare for the campus and facilitates maintenance requirements. The Family visit courtyard is also within this space, creating a shared space.

1. Family visiting garden
2. Lower respite garden with connecting with country art opportunities.
3. Existing tree to be retained
4. Equitable access
5. Bike Parking
6. Building Entry







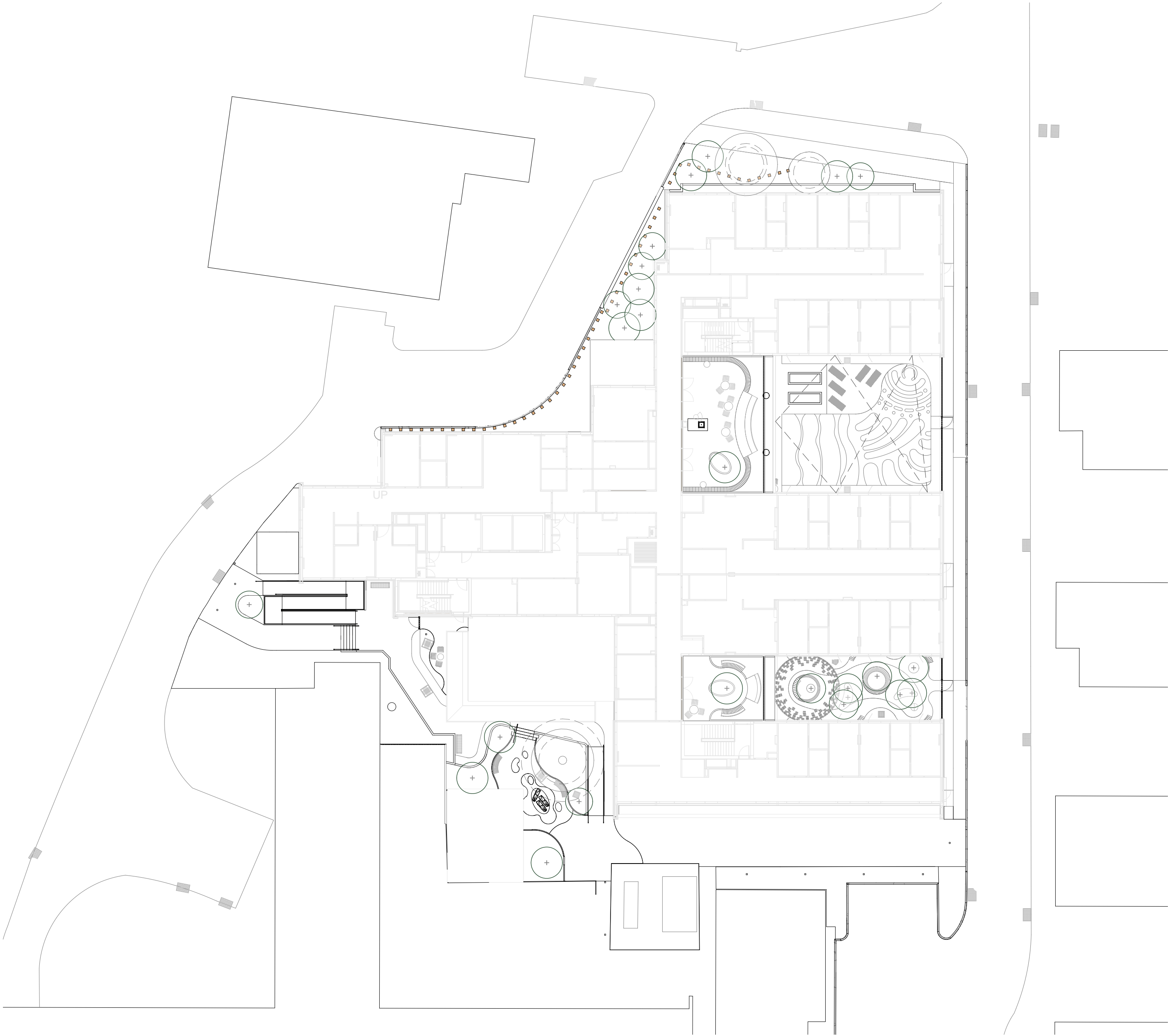
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CONCORD REPATRIATION GENERAL HOSPITAL

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REF DRAWING LIST				
Stage	Sheet Number	Sheet Name	Current Revision	Current Revision Date
REF	001	COVER SHEET	1	23/01/2024
REF	002	GENERAL ARRANGEMENT PLAN - GROUND LEVEL	1	23/01/2024
REF	003	GENERAL ARRANGEMENT PLAN - FIRST LEVEL	1	23/01/2024
REF	004	EXISTING TREE PLAN	1	23/01/2024
REF	005	DETAIL PLAN - ENTRY FORECOURT	1	23/01/2024
REF	006	DETAIL PLAN - NORTH COURTYARD	1	23/01/2024
REF	007	DETAIL PLAN - SOUTH COURTYARD	1	23/01/2024
REF	008	SITE SECTION 01	1	23/01/2024
REF	009	SITE SECTION 02	1	23/01/2024
REF	010	SITE SECTION 03	1	23/01/2024



Issue				
No.	Date	Description	Chkd	
1	23/01/2024	REF SUBMISSION	BH	

Changes to this Revision

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Drawing Title
COVER SHEET

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22071-NBRS-REF-DR-LA-001



Revision
1



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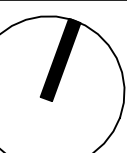
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 GROUND LEVEL

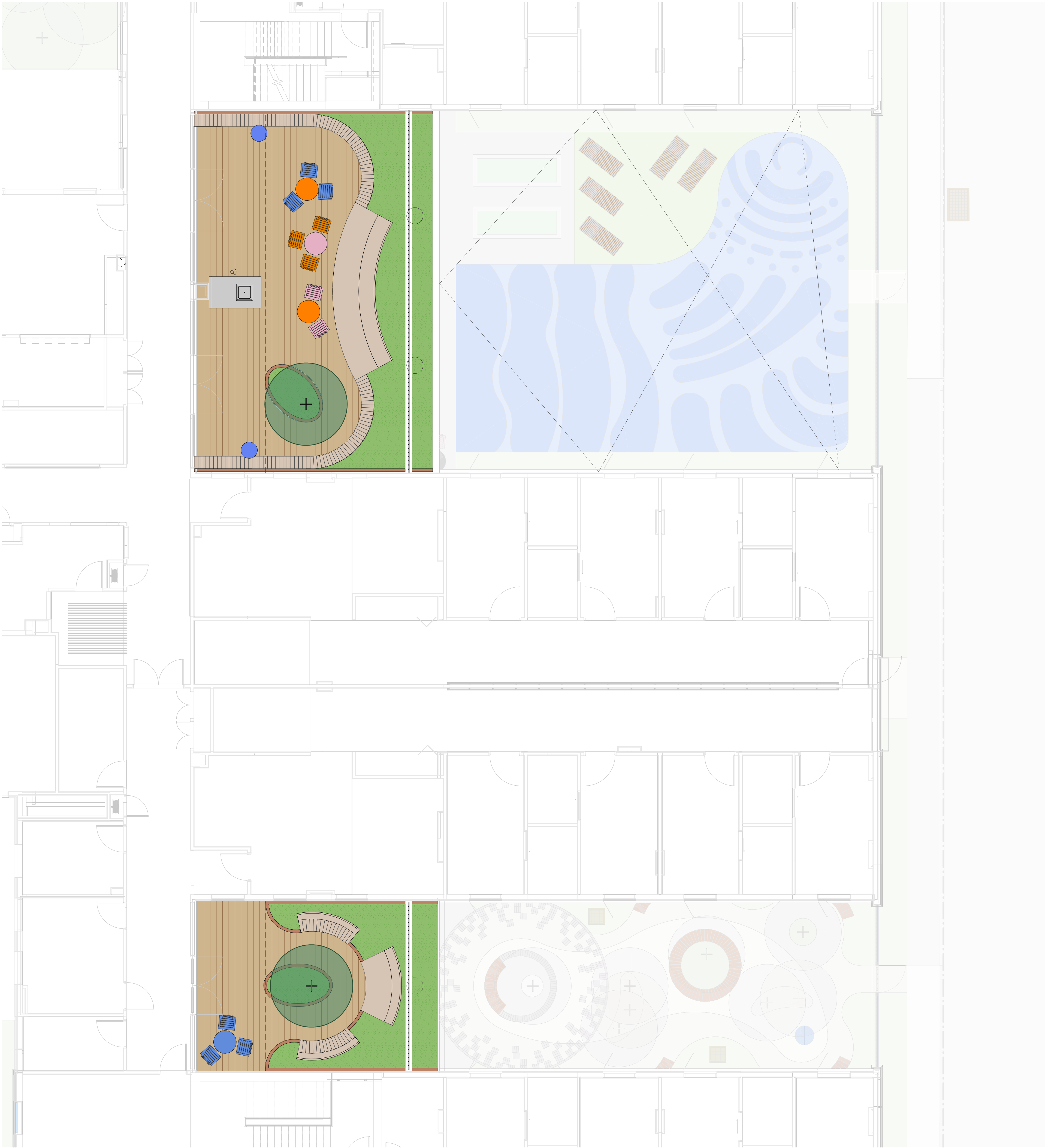
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Drawing Title
GENERAL ARRANGEMENT PLAN - FIRST
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LEGEND

TREE MARKED TO BE RETAINED

TPZ - TREE PROTECTION ZONE (PINK)

SRZ - STRUCTURAL ROOT ZONE (BLUE)

TREE MARKED TO BE REMOVED

8.37

5/0.5/13

SPOT ELEVATION AND TREE DIMENSIONS

NOTE: REFER ARBORIST REPORT.

Issue				
No.	Date	Description	Chkd	
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NBRS & Partners Pty Ltd VIC 51197

ABN 16 002 247 565

Project
Concord Repatriation General Hospital

at
109 Hospital Rd, Concord, NSW, 2139, Australia

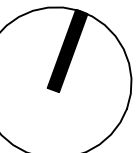
for
HINSW

Drawing Title
EXISTING TREE PLAN

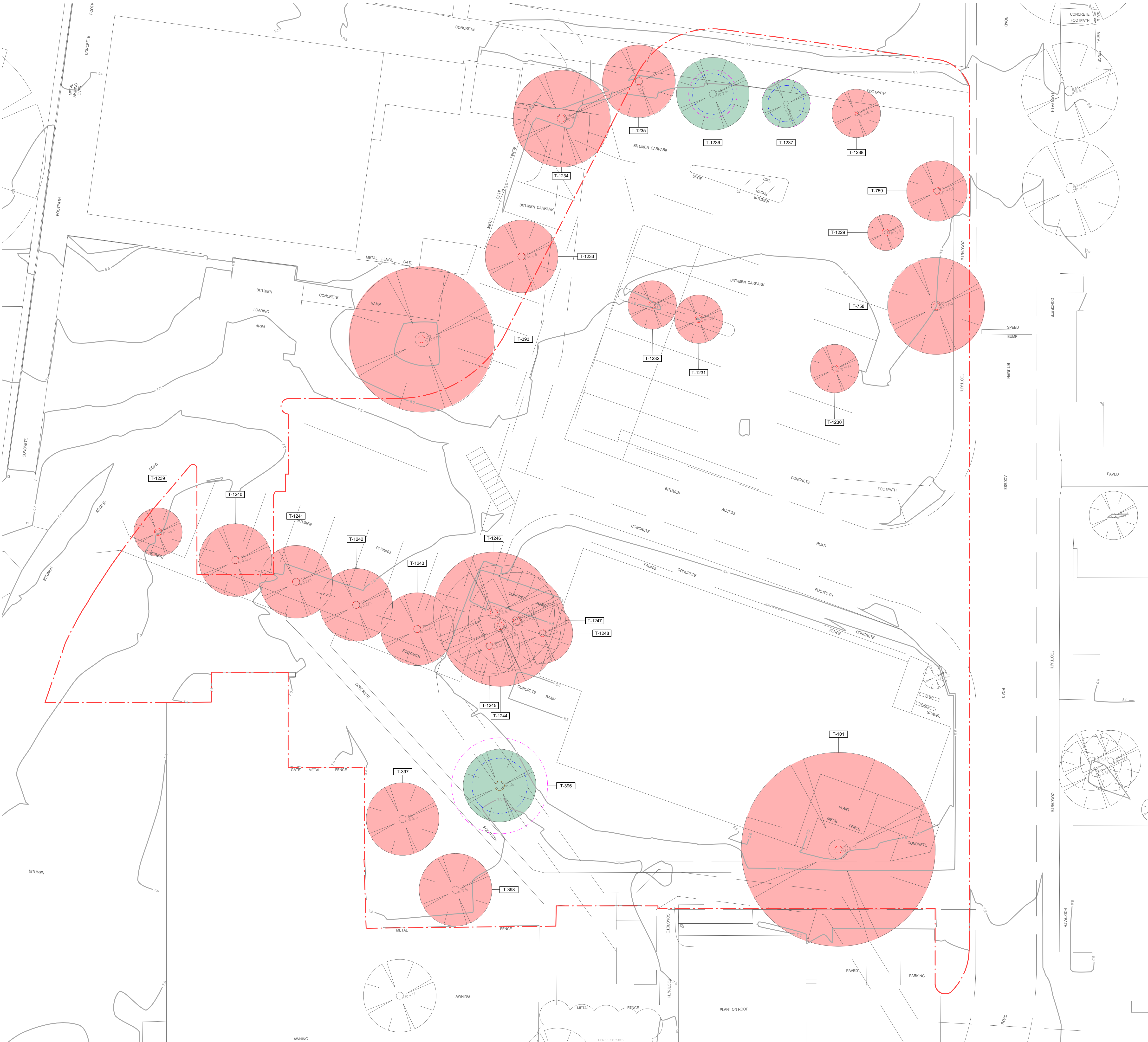
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Drawing Reference
22071-NBRS-REF-DR-LA-004

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Issue				
No.	Date	Description	Chkd	
1	23/01/2024	REF SUBMISSION	BH	

Changes to this Revision

+61 2 9922 2344
Nominated Architect:
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nbrs.com.au
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Project
Concord Repatriation General Hospital

at
109 Hospital Rd, Concord, NSW, 2139, Australia

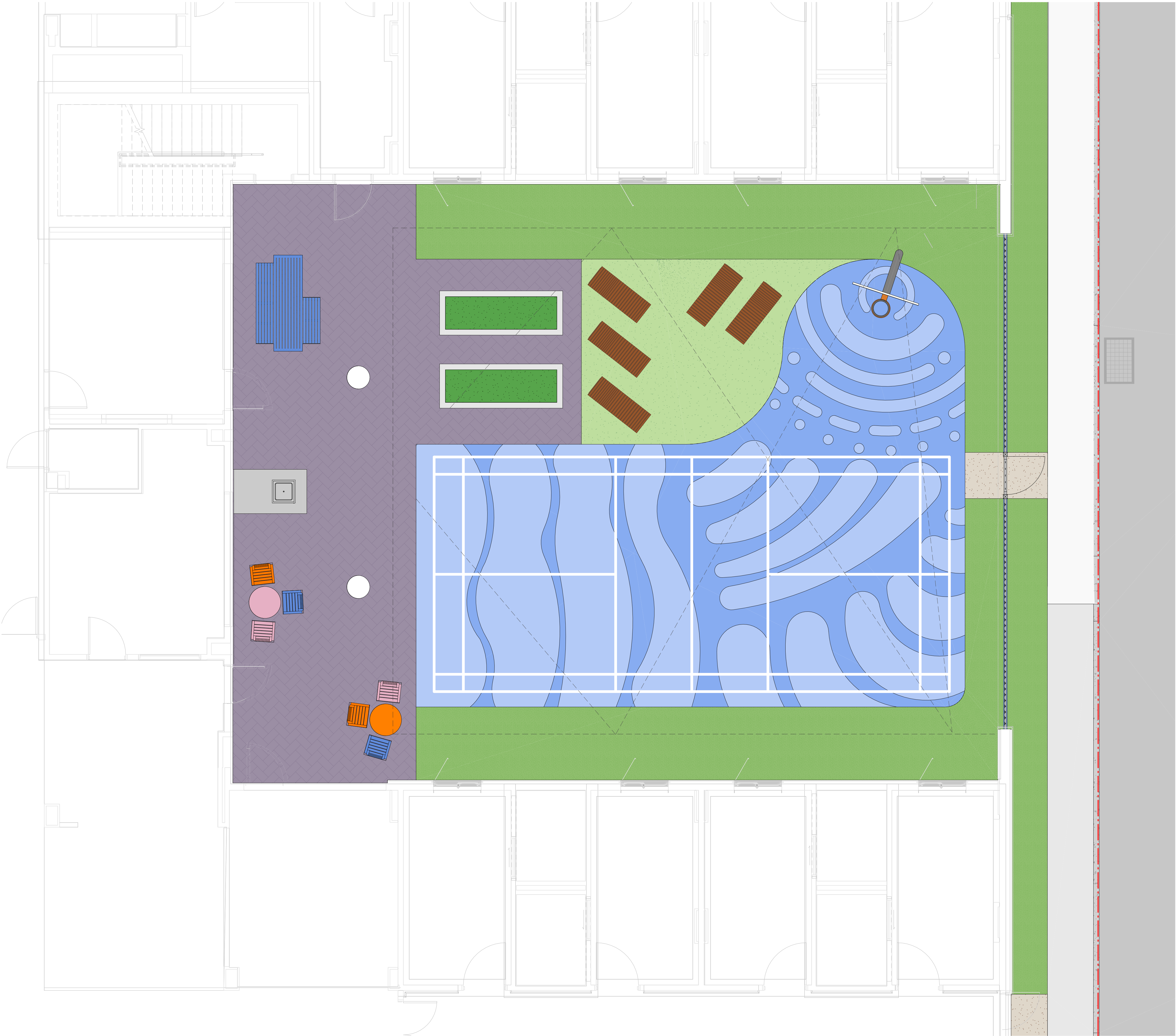
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Drawing Title
DETAIL PLAN - ENTRY FORECOURT

Date 23/01/2024 9:47:41 AM
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Drawing Reference
22071-NBRS-REF-DR-LA-005
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1

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Concord Repatriation General Hospital

at
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for
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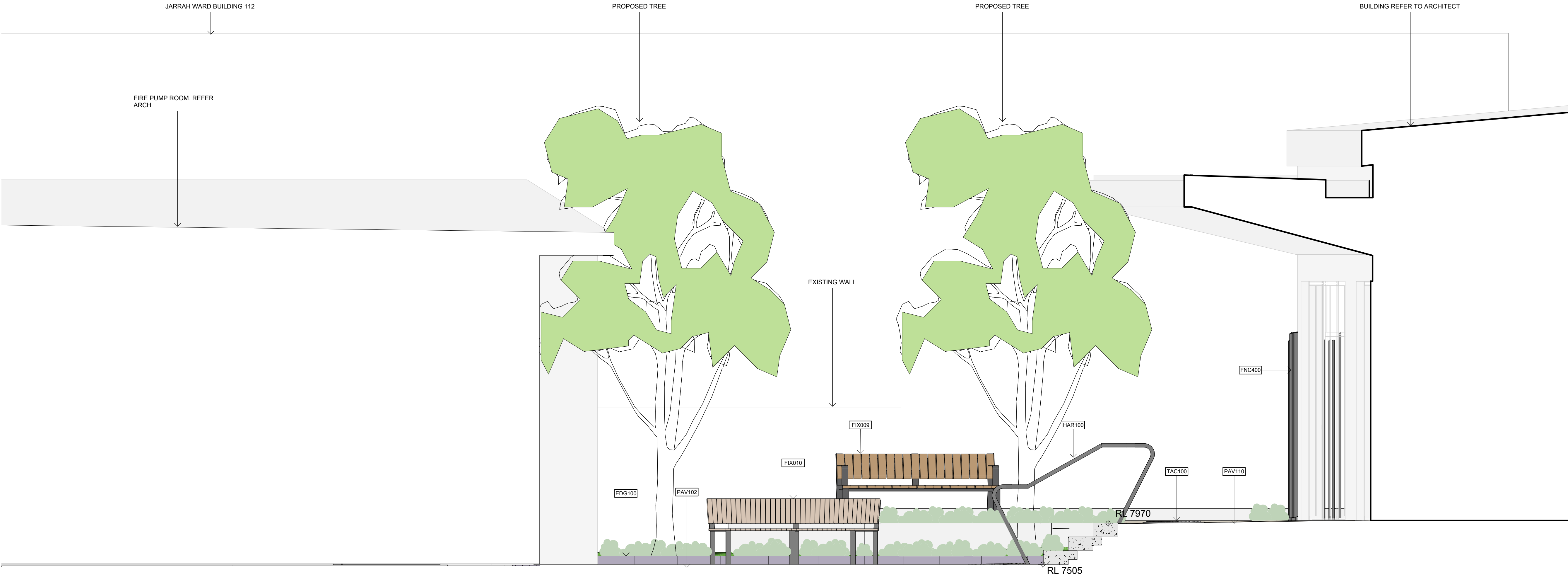
Drawing Title
DETAIL PLAN - NORTH COURTYARD

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Drawing Reference
22071-NBRS-REF-DR-LA-006

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Project

Concord Repatriation General Hospital

at

109 Hospital Rd, Concord, NSW, 2139, Australia

for

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Drawing Title

SITE SECTION 01

Date 23/01/2024 10:03:54 AM

Scale 1 : 25 @ A1

Drawing Reference

22071-NBRS-REF-DR-LA-008

Revision

1



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1	23/01/2024	REF SUBMISSION	BH	

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Project
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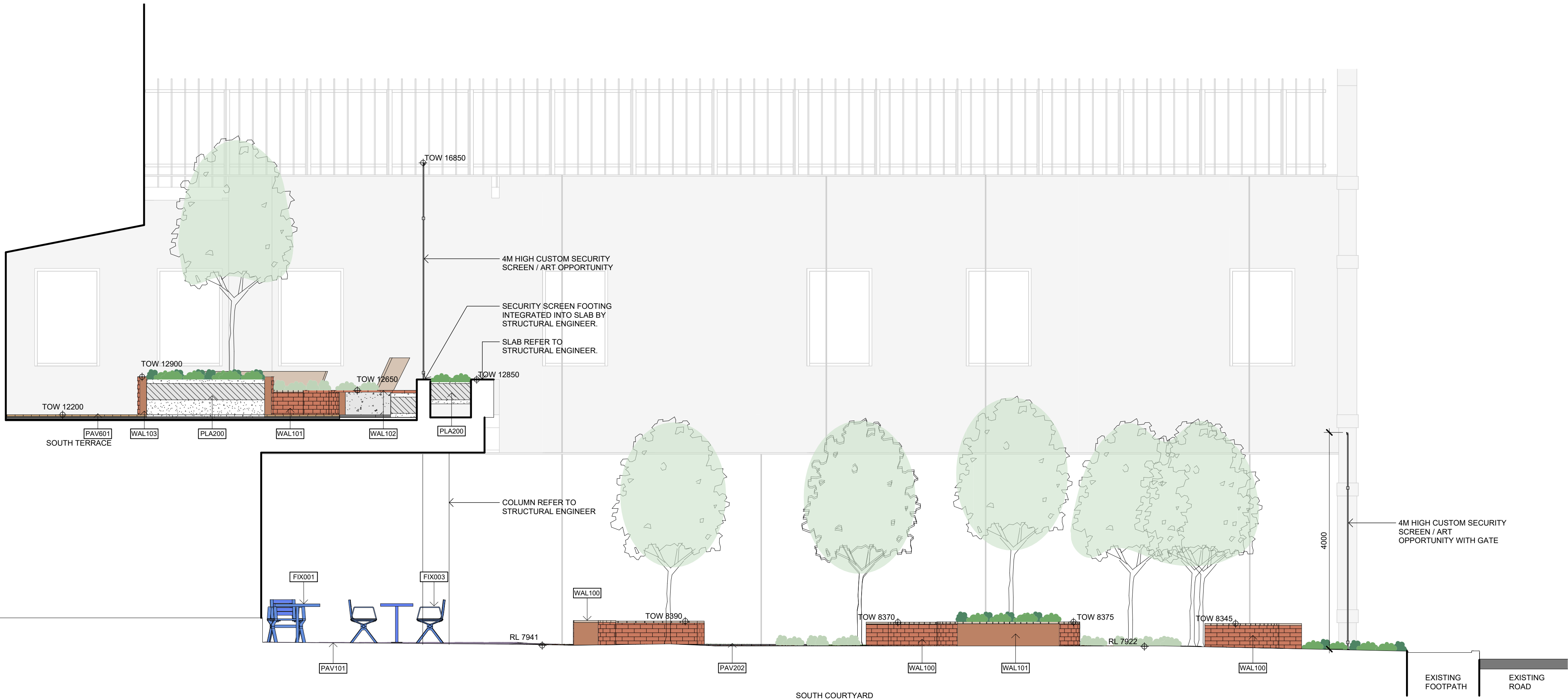
at
 109 Hospital Rd, Concord, NSW, 2139, Australia

for
 HINSW

Drawing Title
 SITE SECTION 02

Date 23/01/2024 10:04:09 AM
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Drawing Reference Revision
 22071-NBRS-REF-DR-LA-009 1



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No.	Date	Description	Chkd	
1	23/01/2024	REF SUBMISSION	BH	

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at
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Drawing Title
SITE SECTION 03

Date 23/01/2024 10:04:13 AM
Scale 1 : 50 @ A1

Drawing Reference
22071-NBRS-REF-DR-LA-010
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