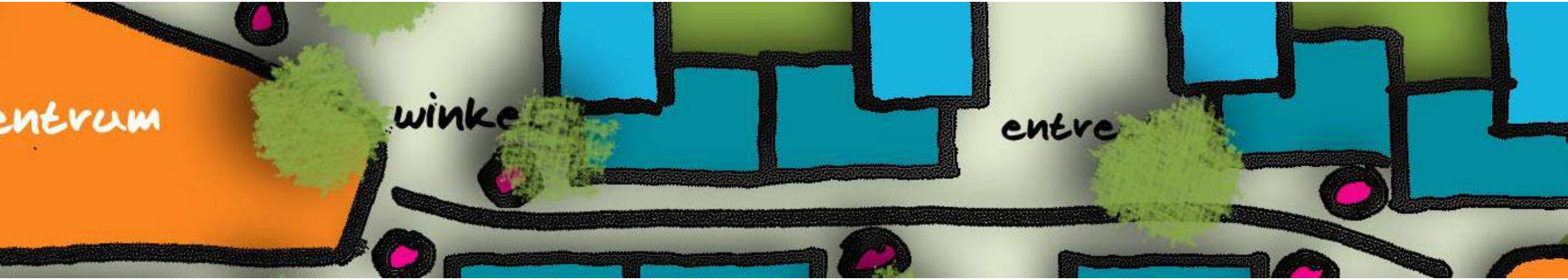
Dutch Hospital Design

NURSING HOME “DE BREEDE VLIET” ROTTERDAM, NL

A HOME FOR PEOPLE WITH DEMENTIA

MES 2018 - Kazan - Oct 4th - Arnold Burger, architect | director



Argos Zorggroep

Een leven met kleur

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4 important requirements of a healthcare building:

- functional
  (for an efficient organisation)
- a stimulating environment
  (for patient and staff)
- adaptable
  (so that it will remain efficient and pleasant)
- fits in its surroundings
  (in the broadest meaning of the word)

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DESIGNING A NURSING HOME

WITHOUT STIGMATIZING

Typical nursing homes

Typical nursing homes

Typical nursing homes

Who wants to live in an UFO?

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1. PEOPLE WANT TO LIVE IN A NORMAL ENVIRONMENT
2. DEMENTING PEOPLE ARE PEOPLE

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1. MEDICINE WILL DEVELOP RAPIDLY NEXT DECADE
2. WHAT IF A MEDICINE AGAINST DEMENTIA APPEARS?

Transforming care buildings to a typical Dutch street

typical care block

1 level less

splitting up

entrances

Care building as a traditional living environment

Adaptability supports mixed living and increases the asset value

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Senior social housing

Mix elderly and families (social housing)

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MODEL STUDY

SOME DIFFERENT APPROACHES

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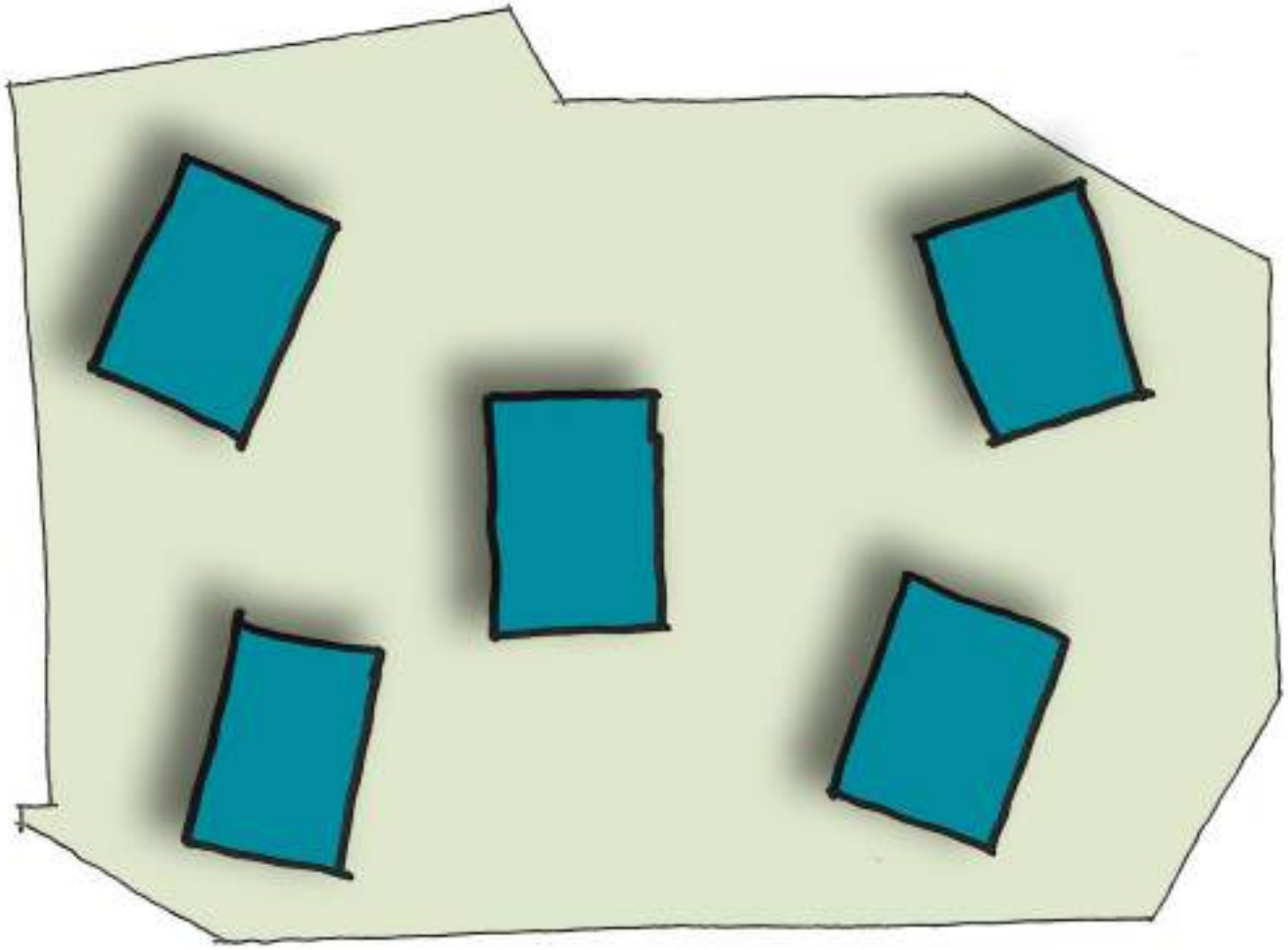
Een leven met kleur

Model 1: BLOCKS

Model BLOCKS offers separate residential blocks

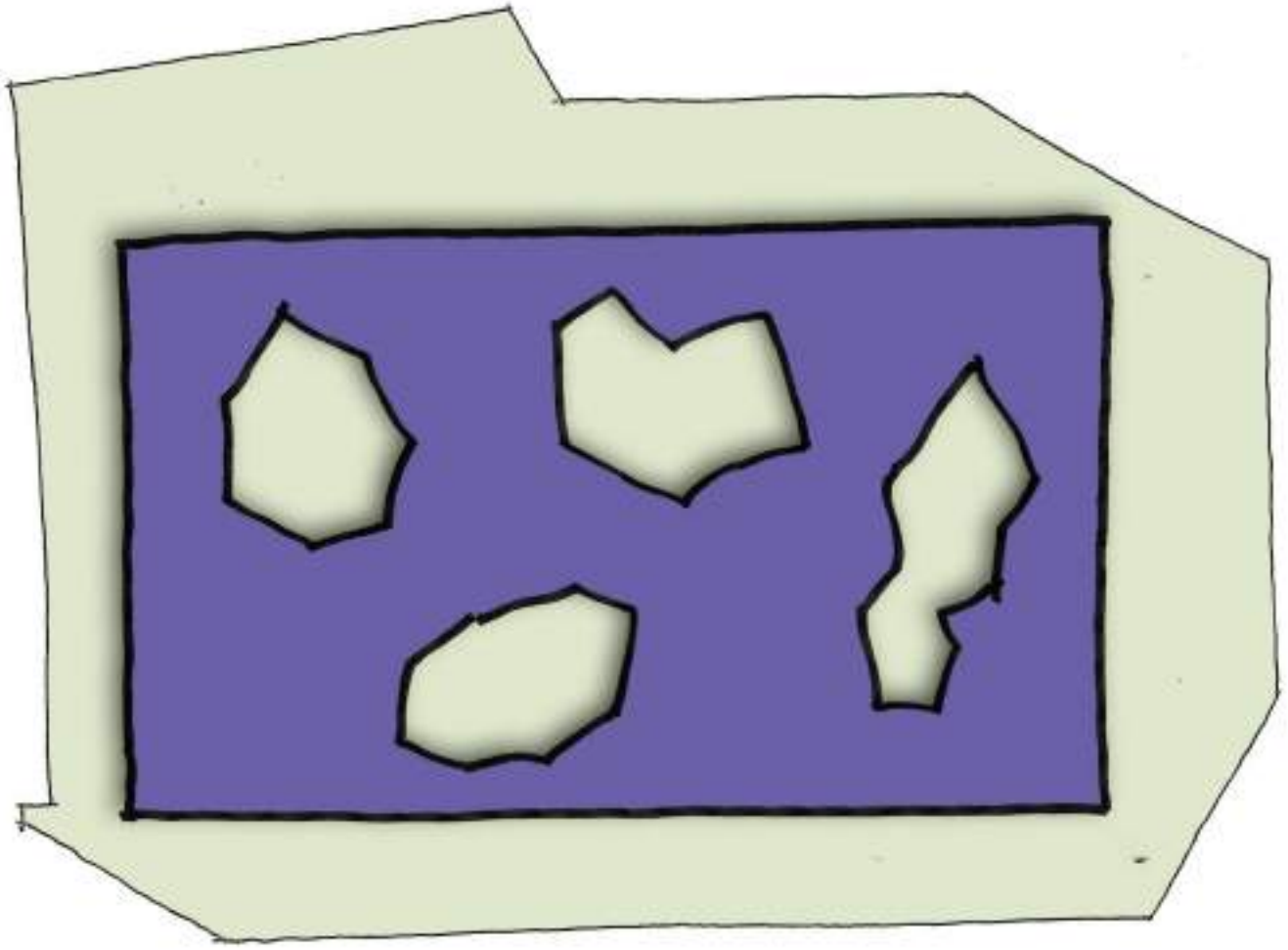
+ residential area
+ large gardens
+ views
+ convertible
– logistics (connections)
– min. 3 layers necessary
– need for fence or hedge (institutional)



Model 2: CHEESE

Model CHEESE is the inverse of model BLOCKS: everything is connected

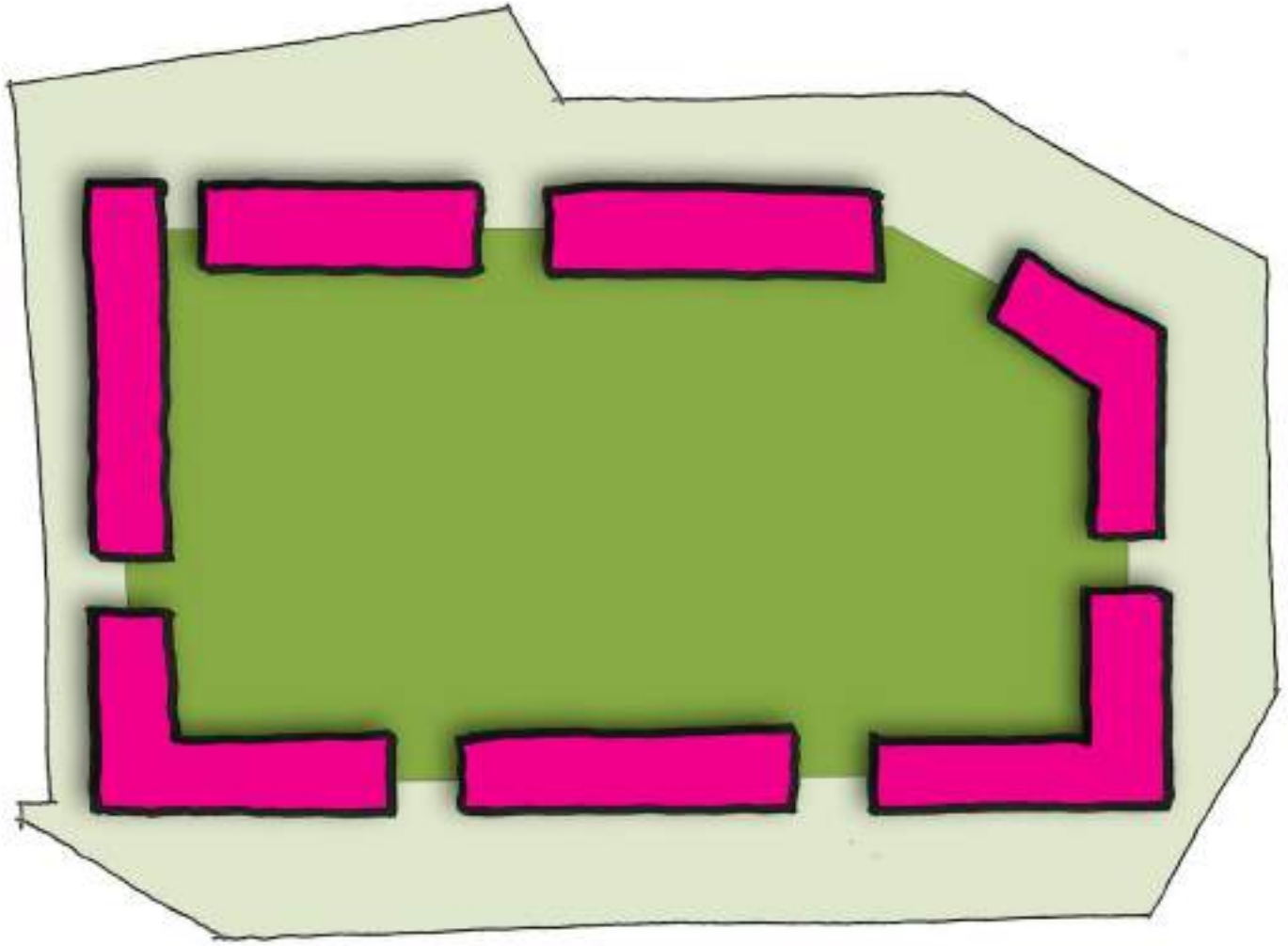
+ relative low
+ logistics
+ enclosed gardens
– almost not convertible
– orientation
– introvert



Model 3: RING

In model RING a common and enclosed garden arises

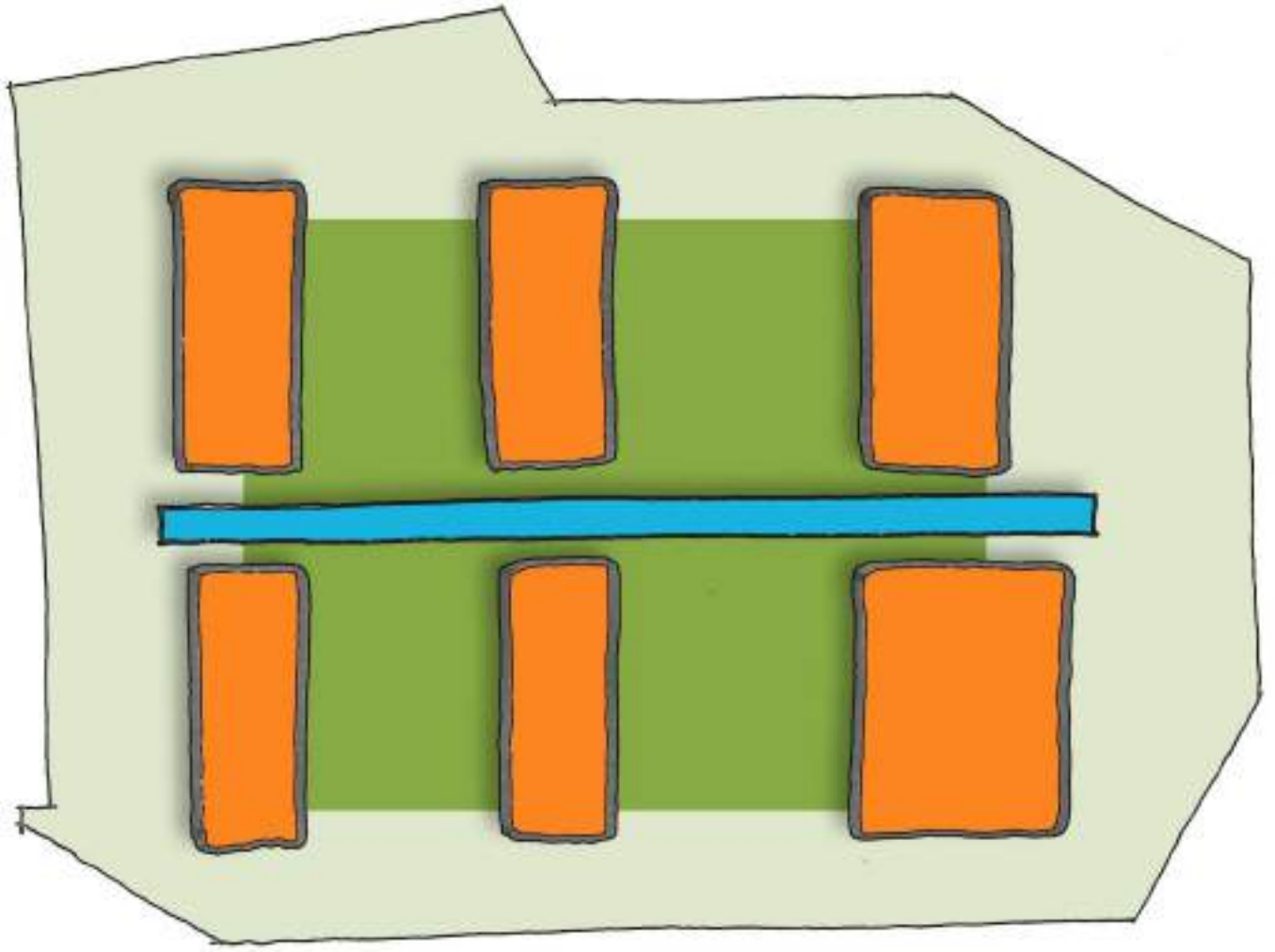
+ large garden
+ “a walk around"
– logistics (connections?)
– 3 layers
– introvert



Model 4: STREET

Model STREET searches for a combination

+ residential area
+ gardens
+ logistics
+ compact: 2 layers?
+ surrounded by nature
+ convertible
− no enclosed gardens (fences needed)



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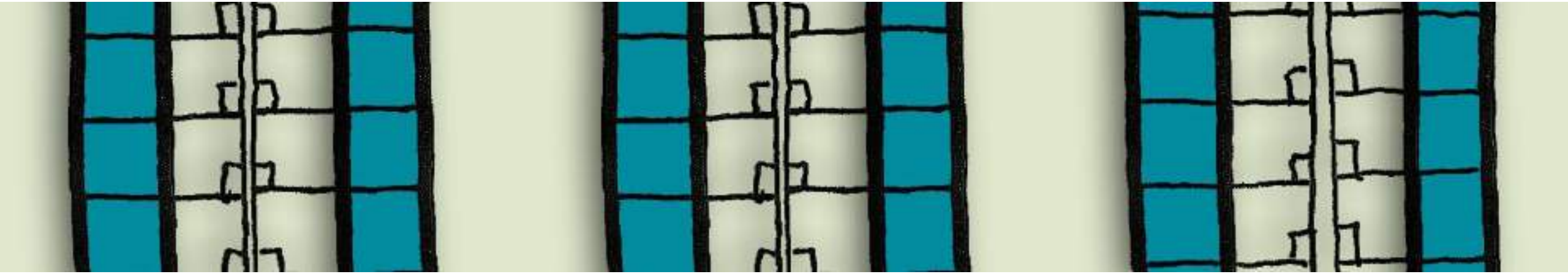
REVERSED DESIGNING

SHIFTING THE FOCUS FROM LIVING TO NURSING



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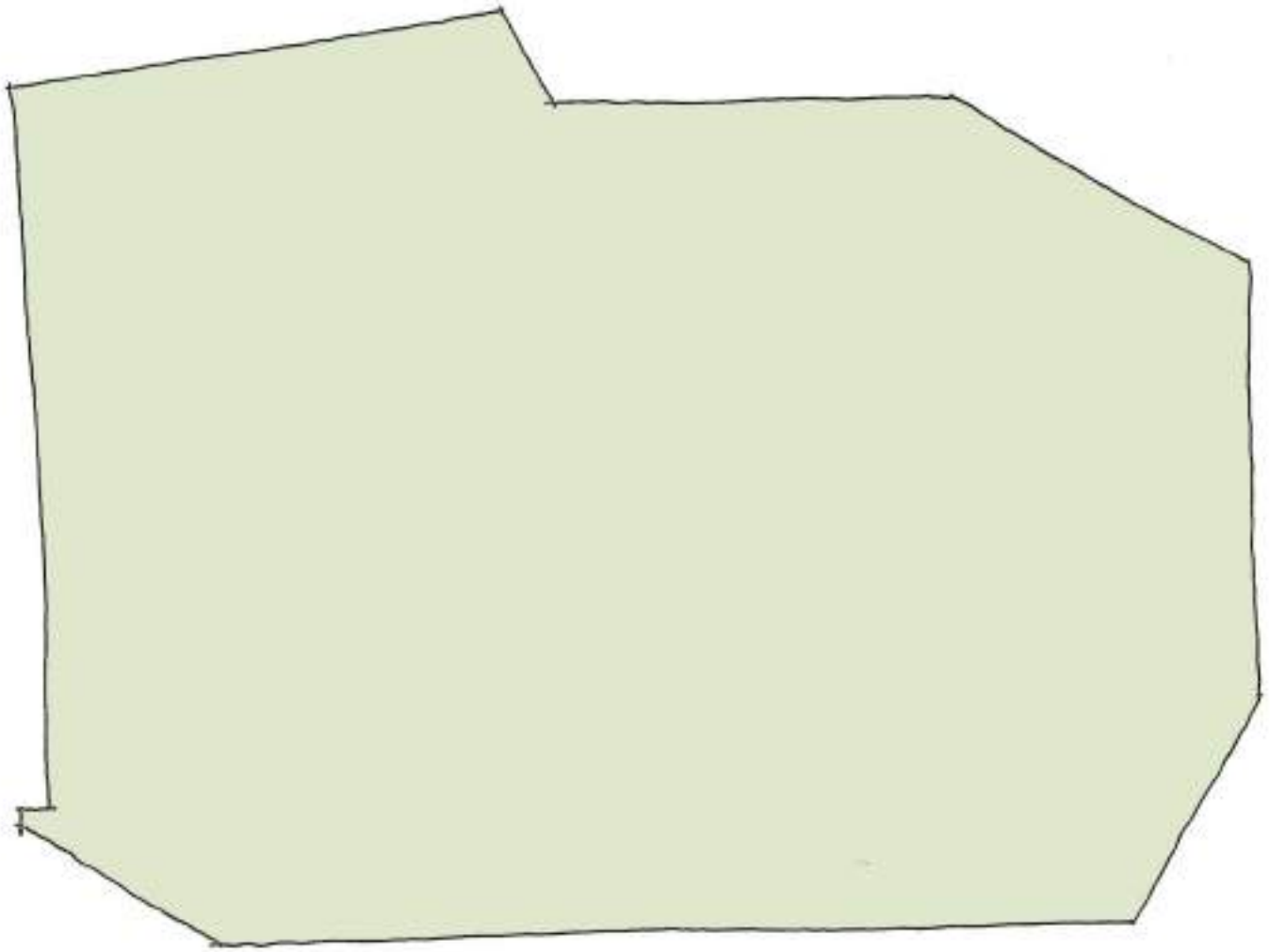
Een leven met kleur

Living area

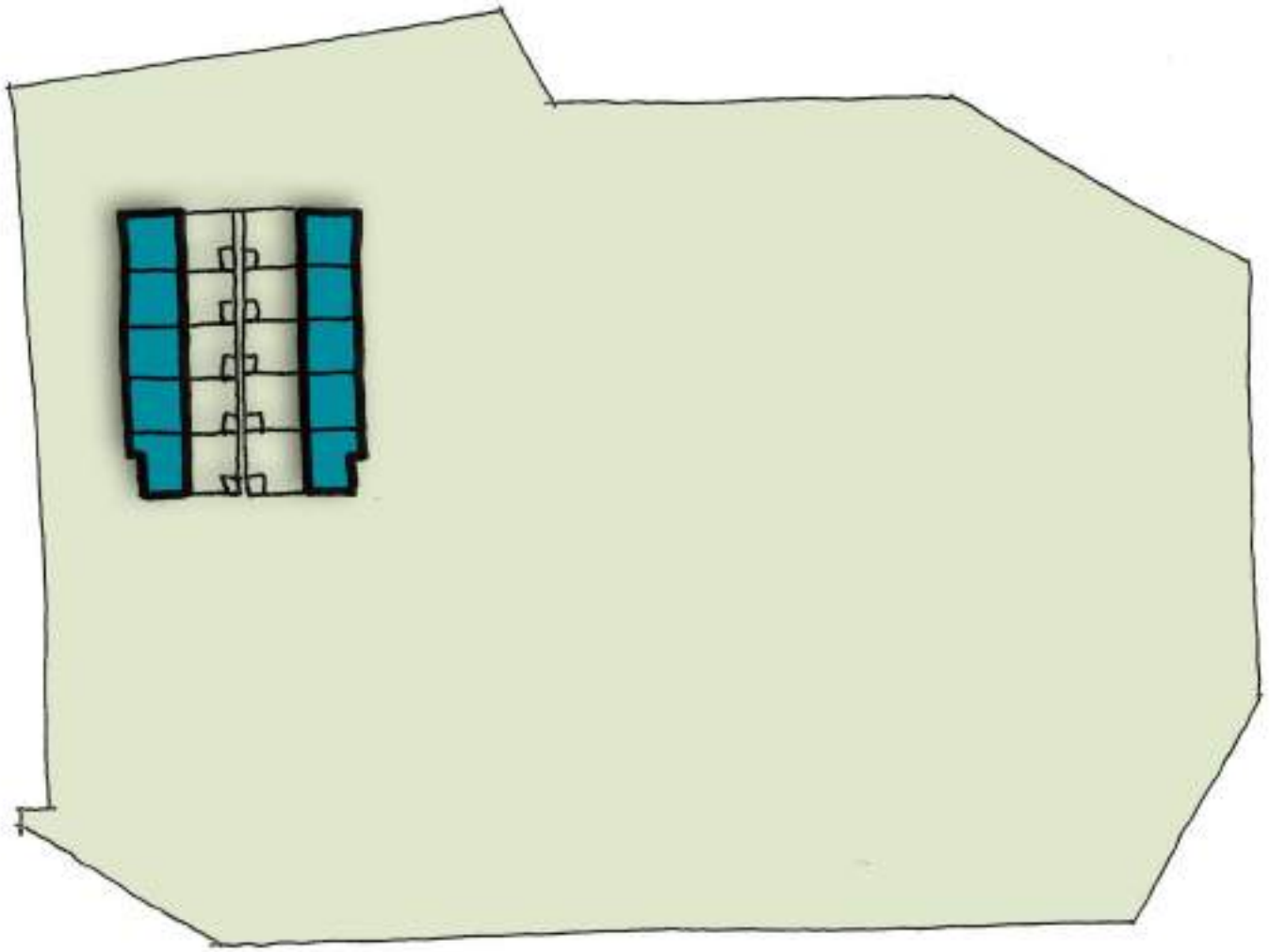
The district originates from the terrain



Living area

The district originates from the terrain

Then the houses come in.



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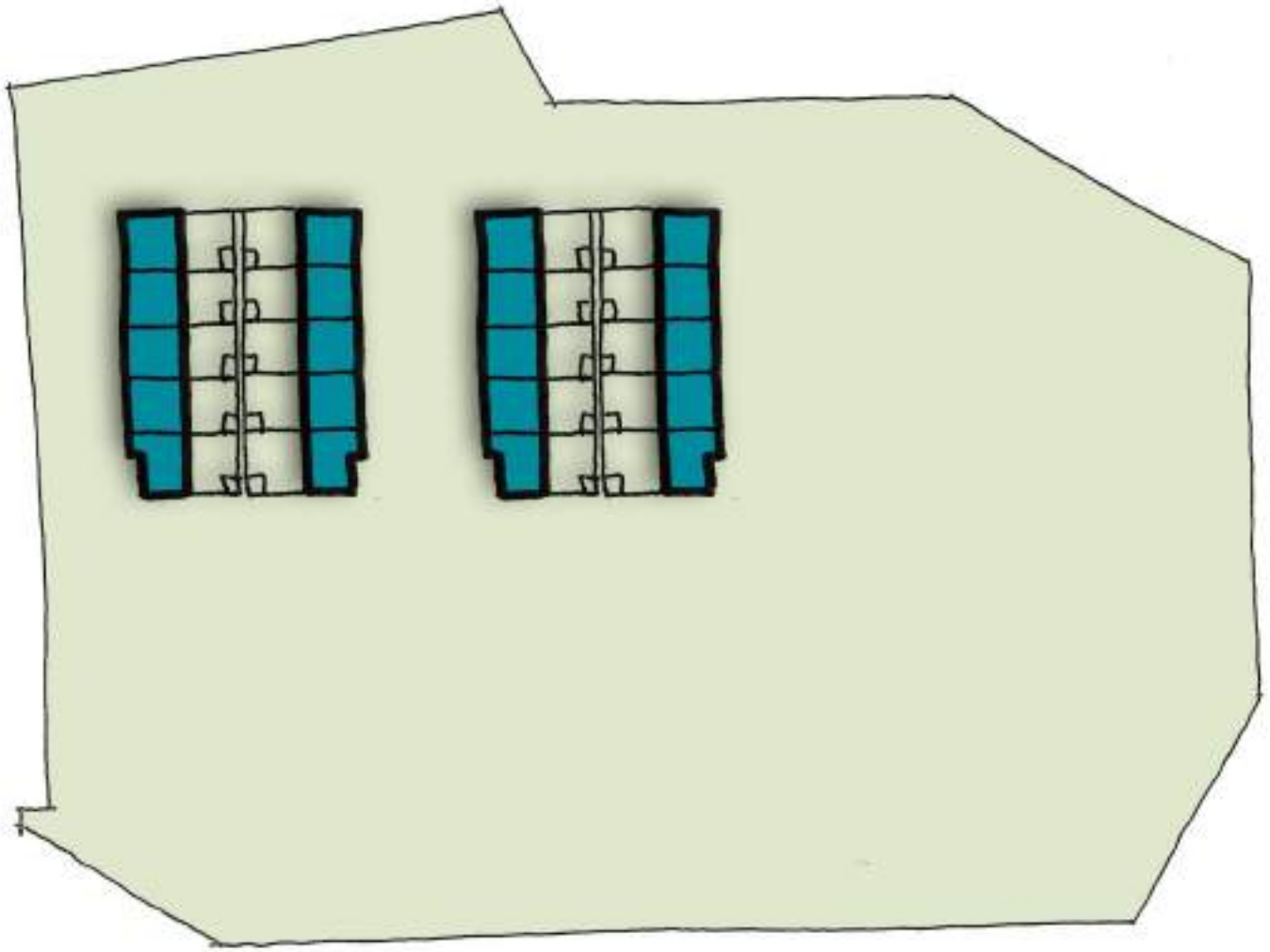

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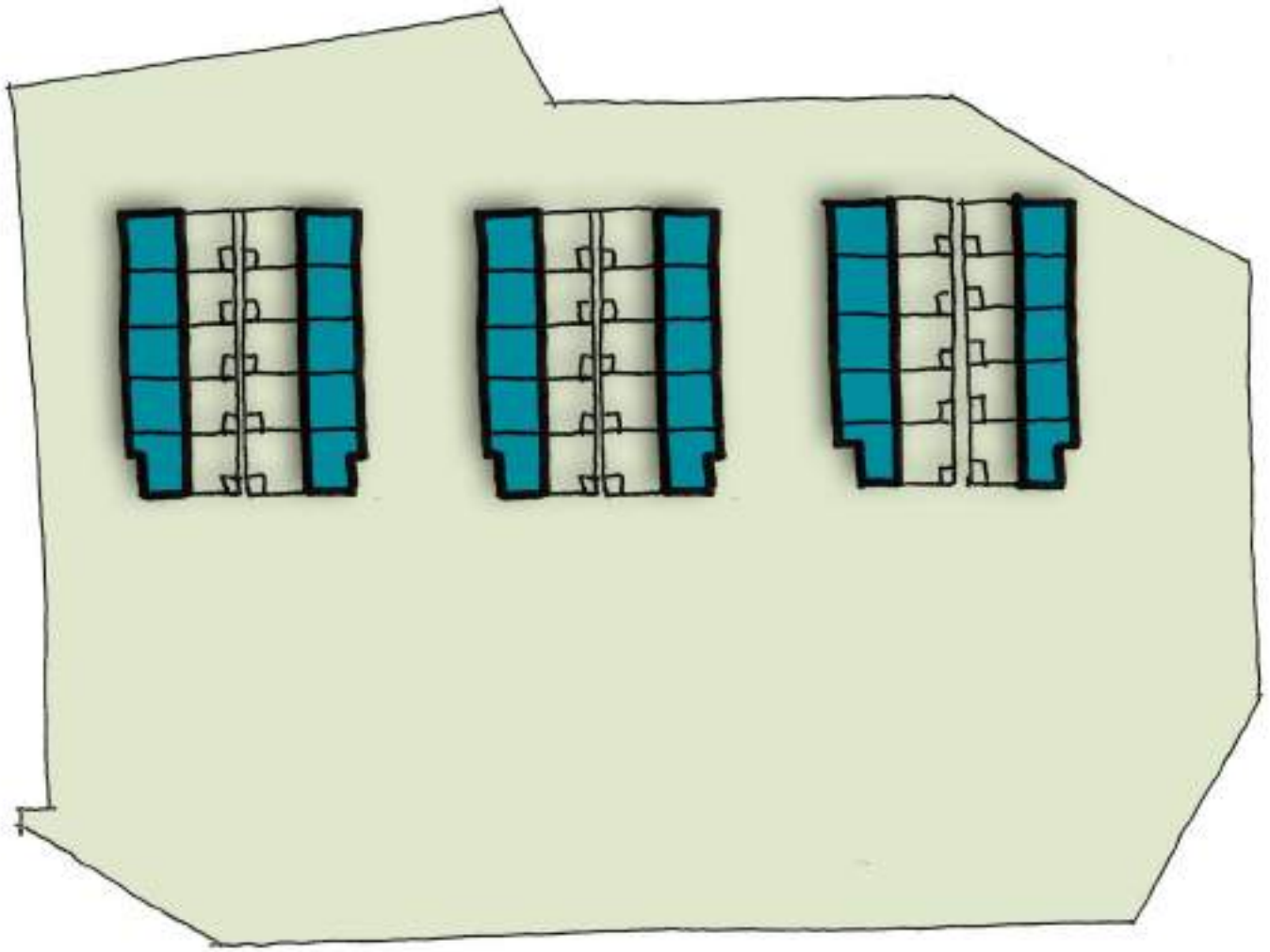

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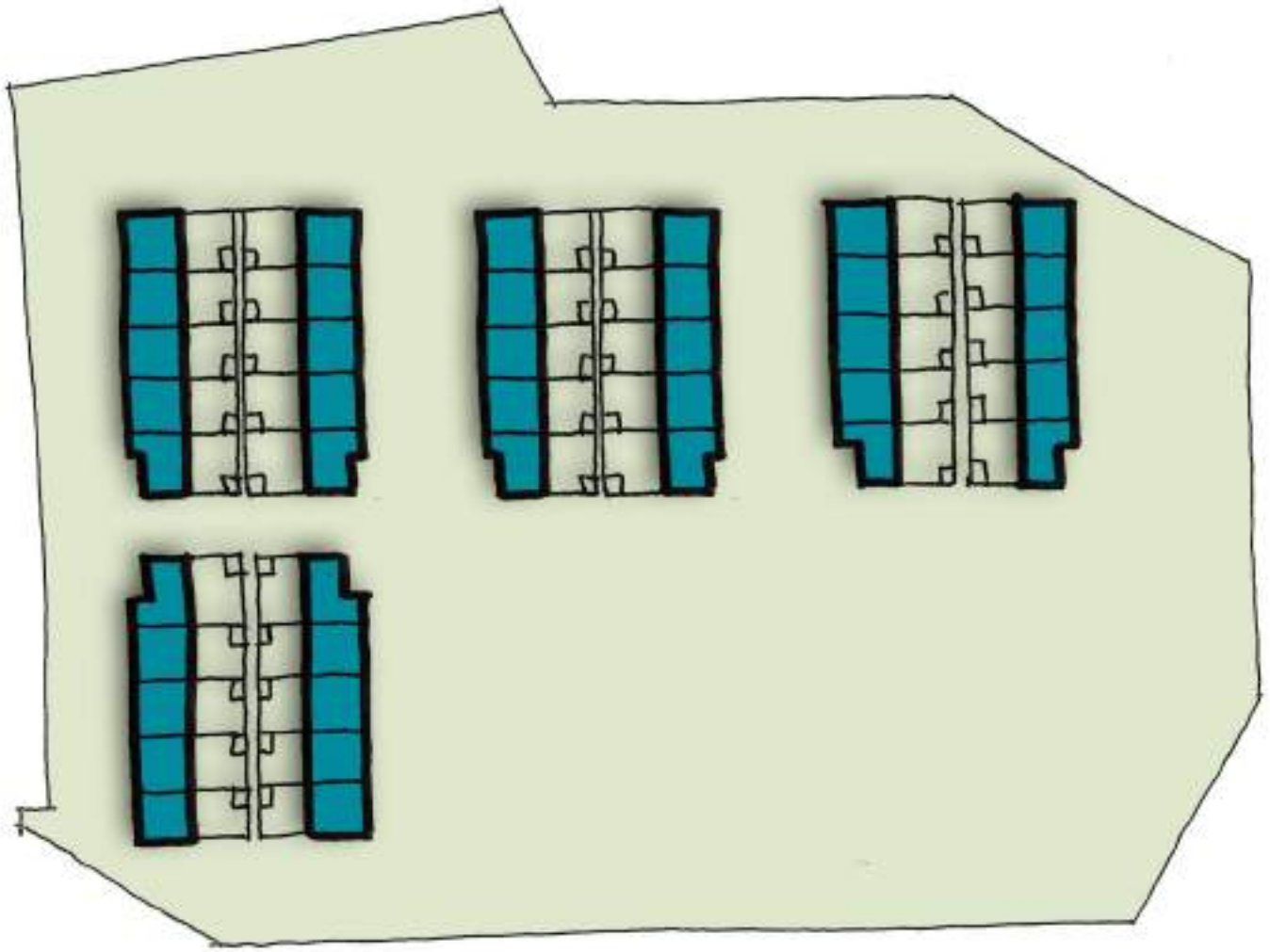

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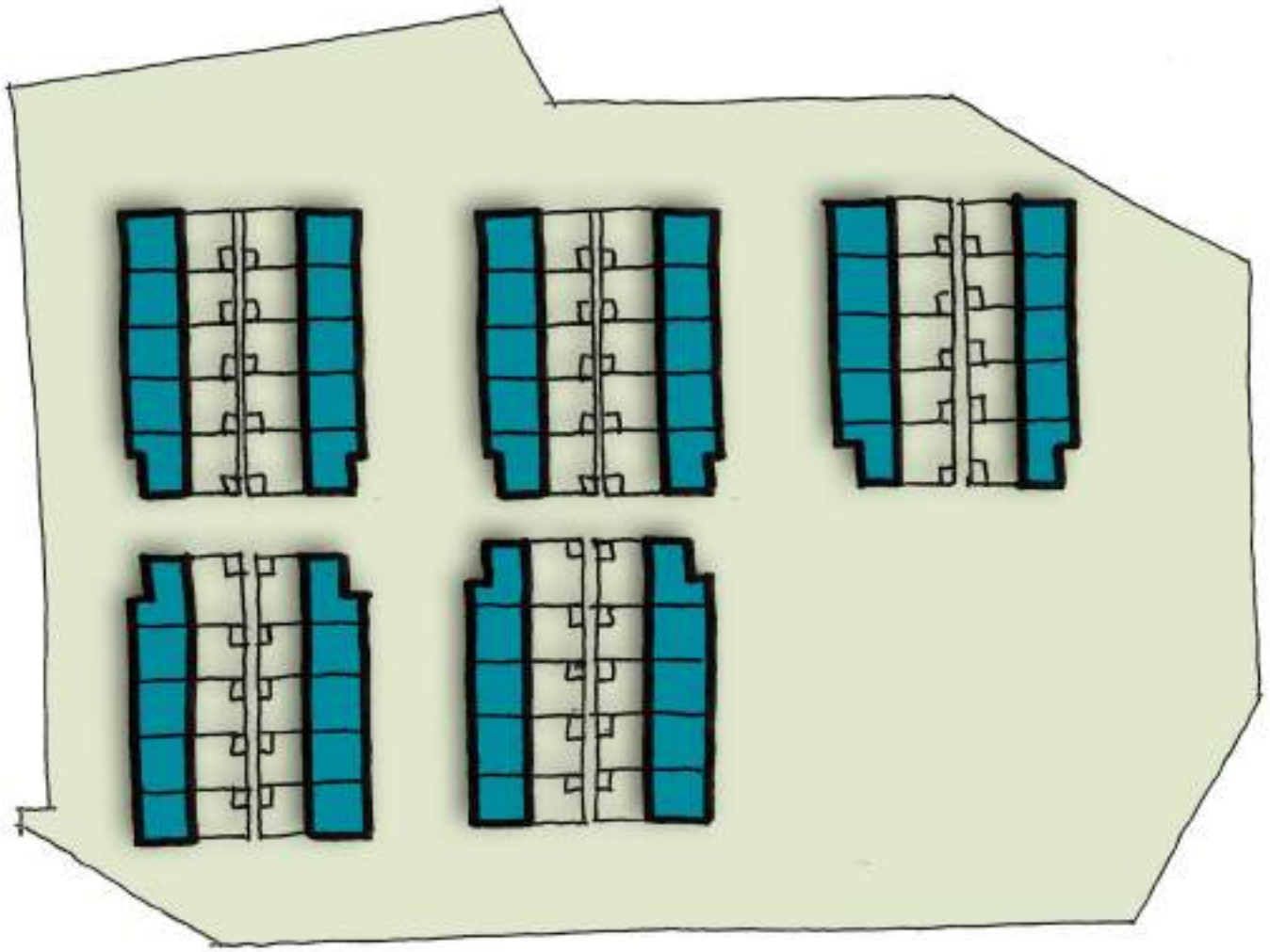

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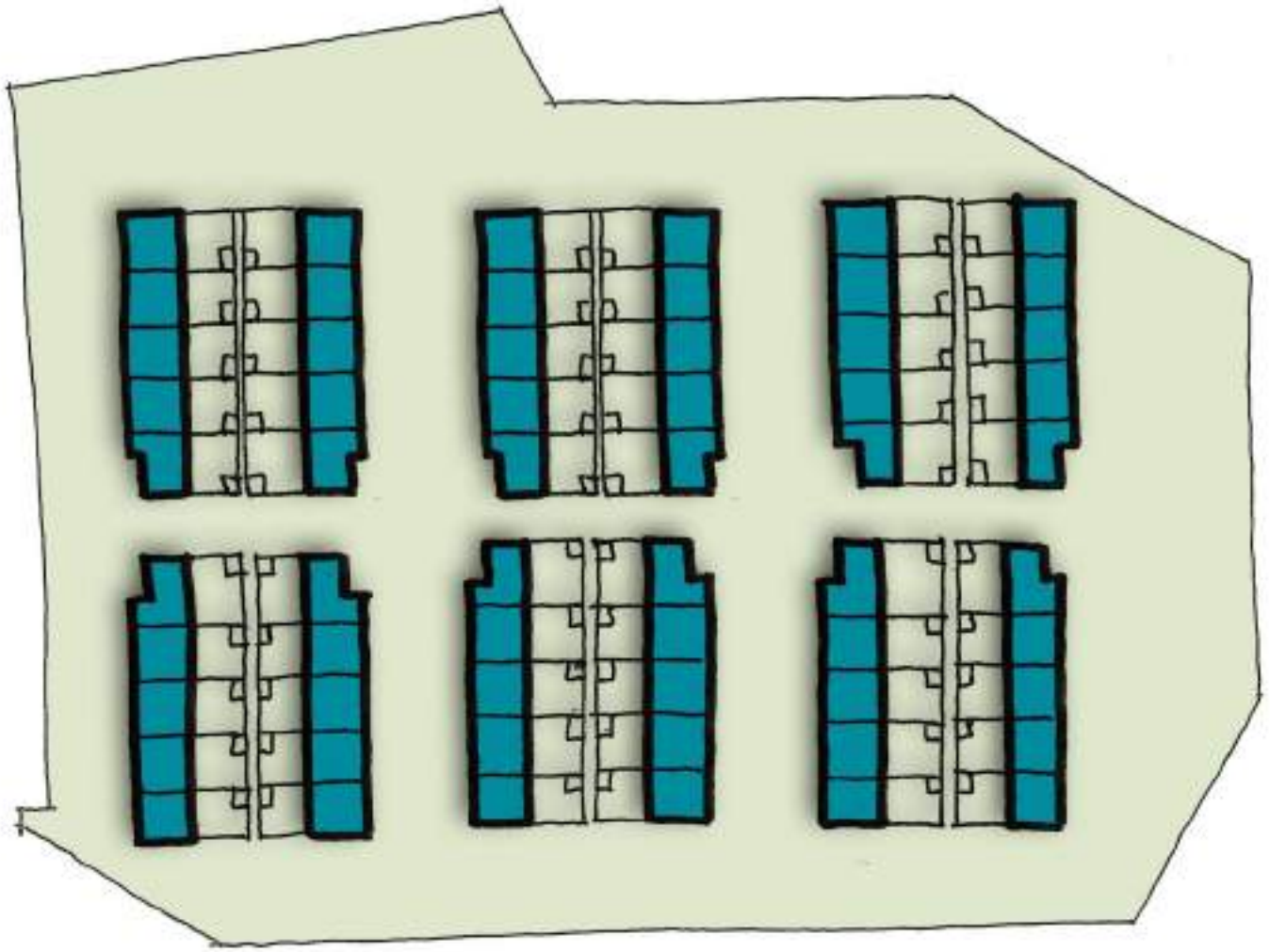

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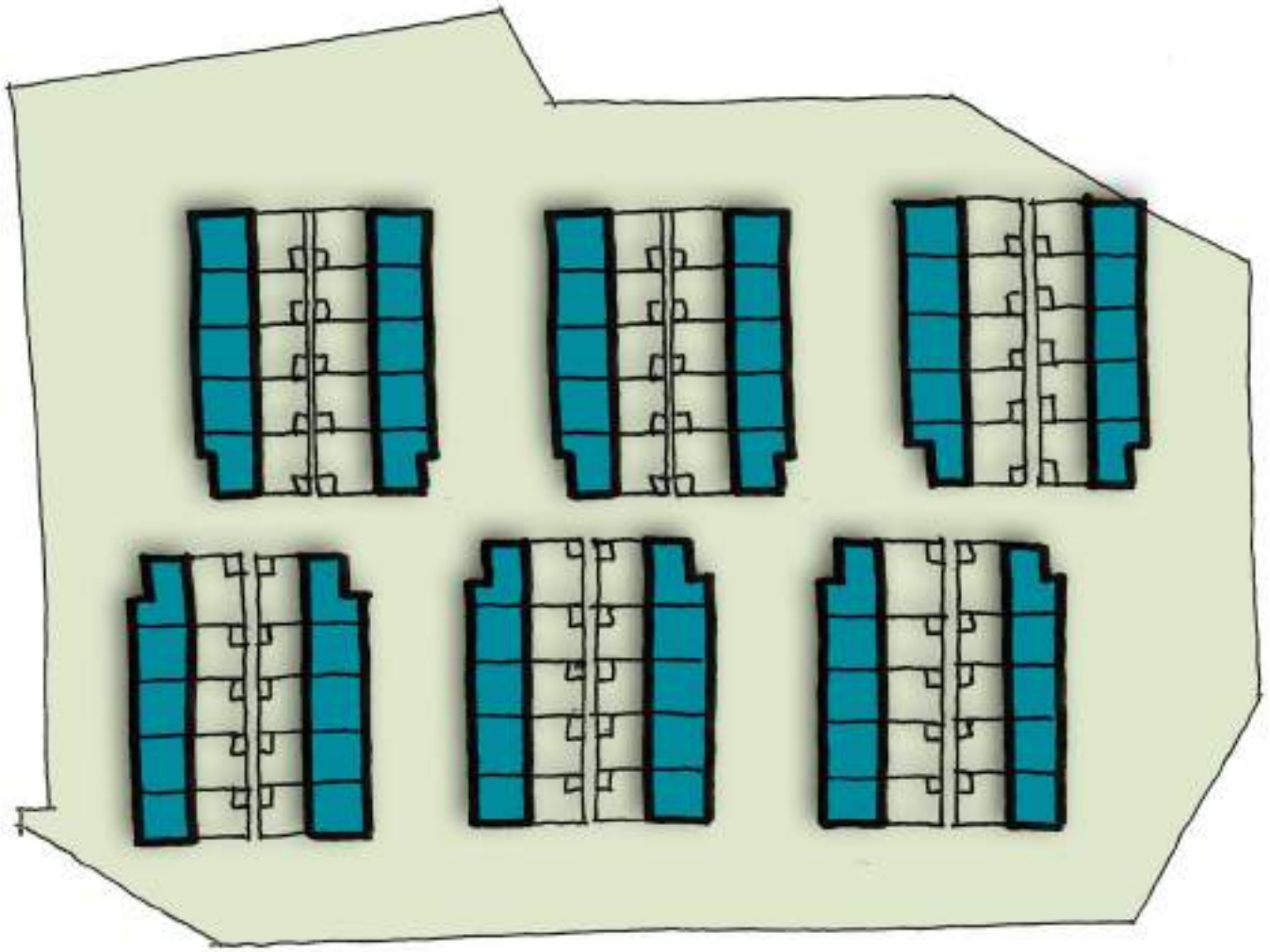
The blocks comply to the shape of the terrain.



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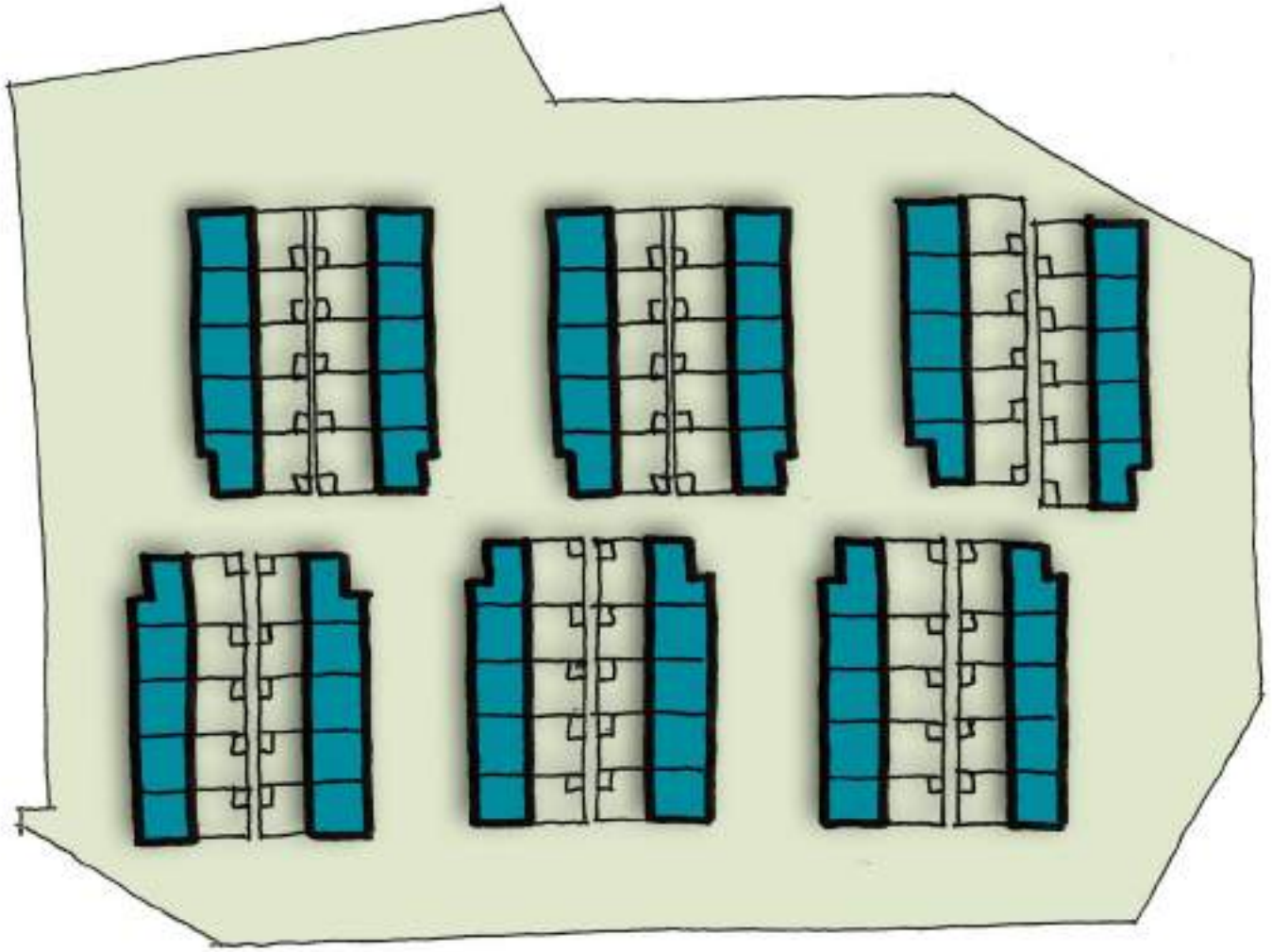

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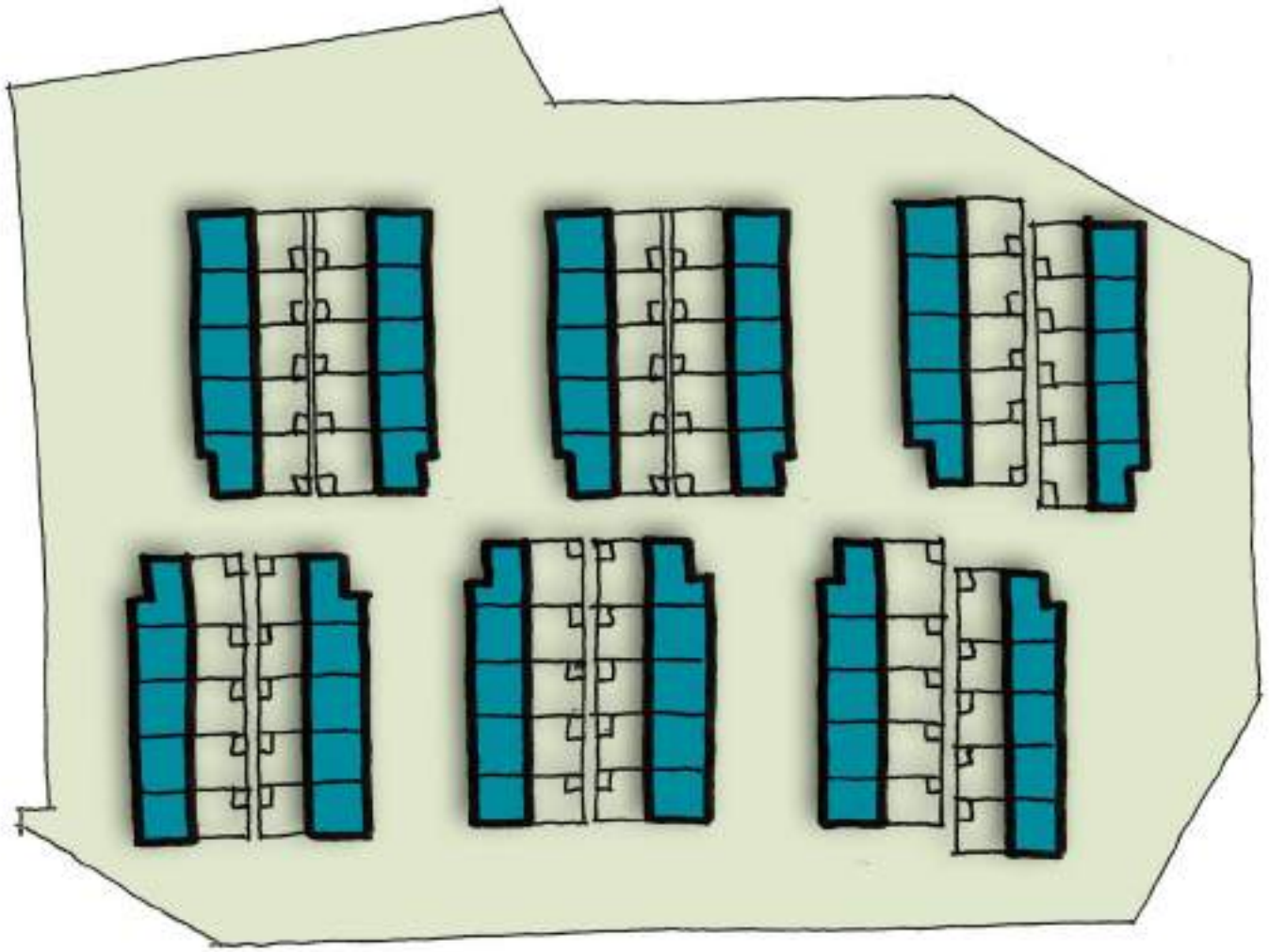

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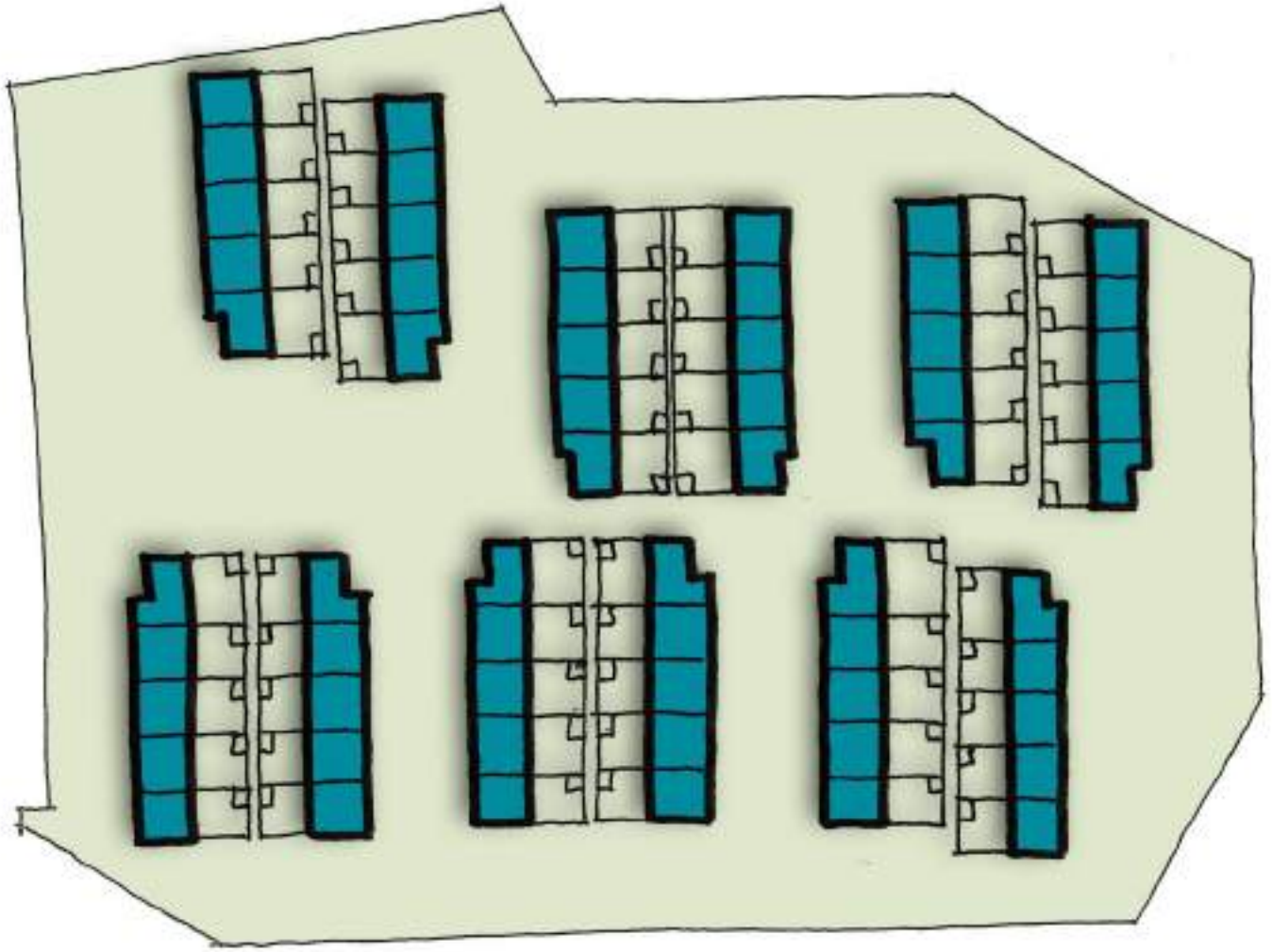

Living area

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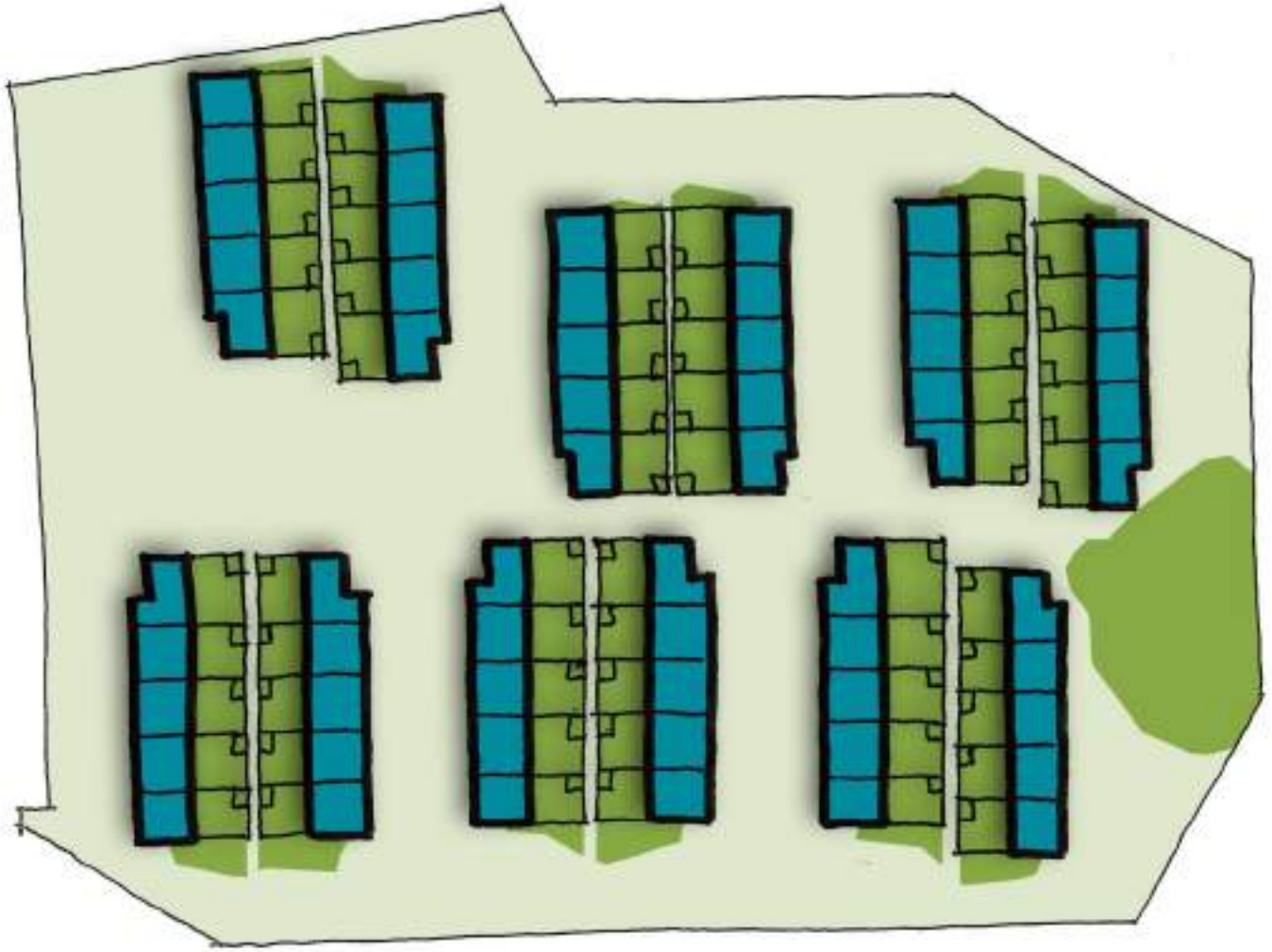
Then the houses come in.

The blocks comply to the shape of the terrain.

Gardens are added.



Living area

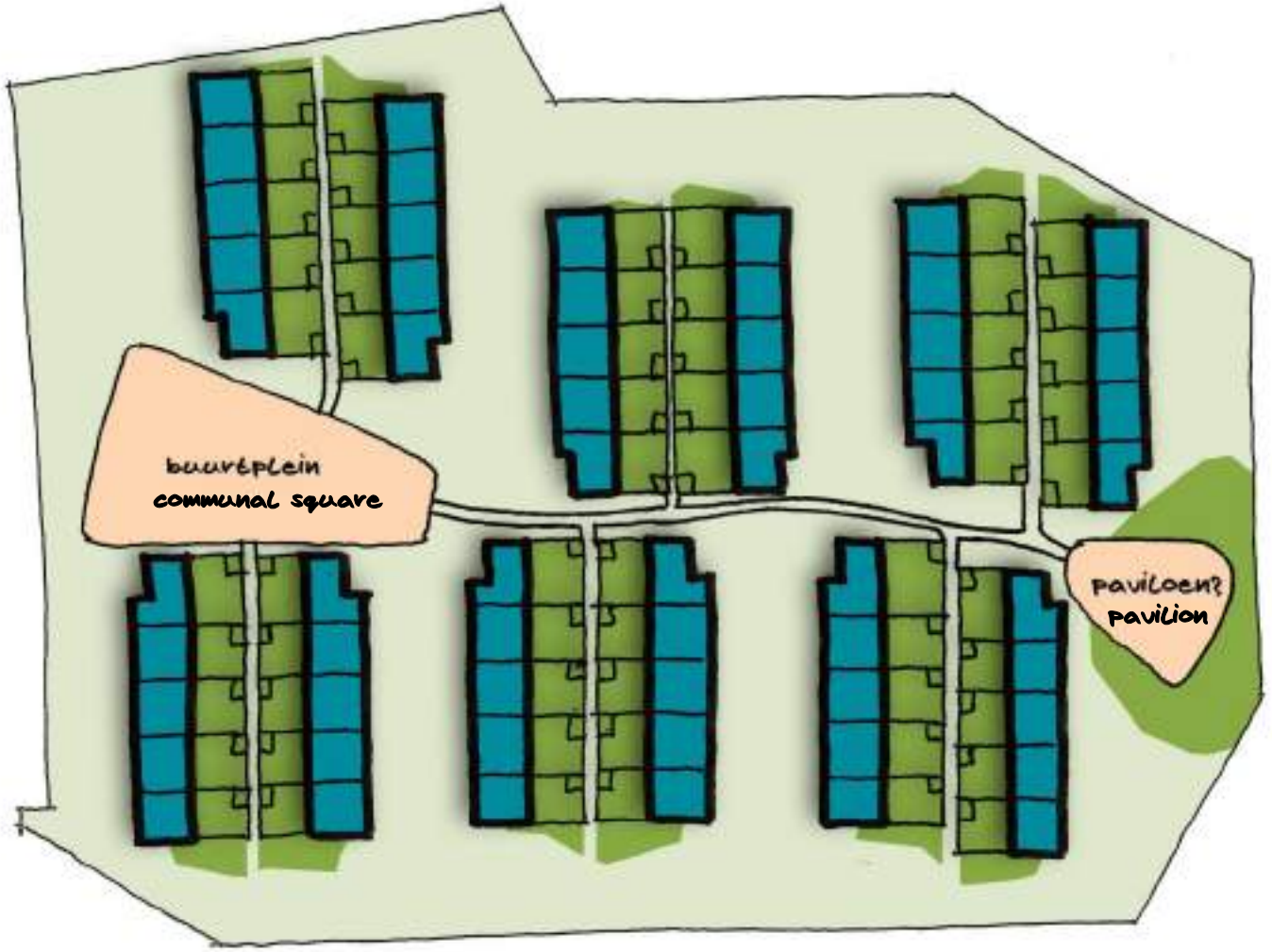
The district originates from the terrain

Then the houses come in.

The blocks comply to the shape of the terrain.

Gardens are added.

And public spaces to stay.



Living area

The district originates from the terrain

Then the houses come in.

The blocks comply to the shape of the terrain.

Gardens are added.

And public spaces to stay.

Roads make the houses accessible.

Living area

The district originates from the terrain

Then the houses come in.

The blocks comply to the shape of the terrain.

Gardens are added.

And public spaces to stay.

Roads make the houses accessible.

And trees accomplish the neighbourhood.

Care area

The Care area is based on the client (patient) groups with their living rooms and enclosed gardens.

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A street is created between the care areas starting with a district centre and ending in a pavilion.

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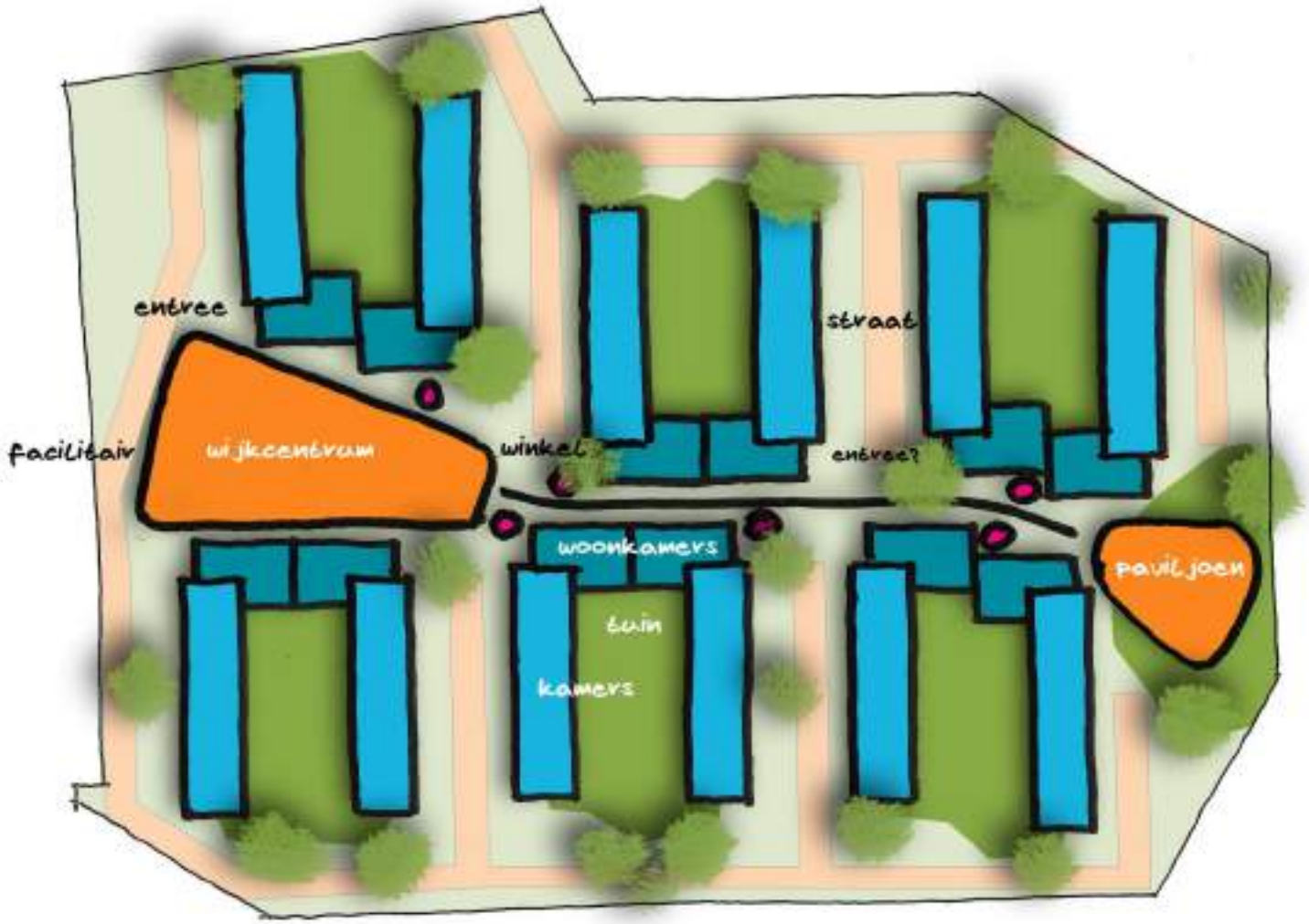
A street is created between the care areas starting with a district centre and ending in a pavilion.

The pavilion is connected to the public park. The district centre is connected to the surrounded living area. Here one can find the entrance. Space is created in the street for special locations such as shops.



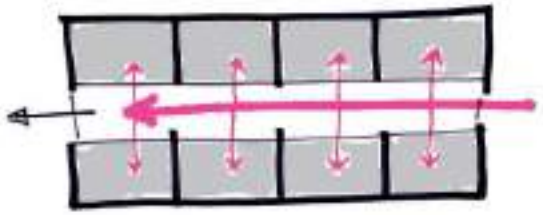
Care area

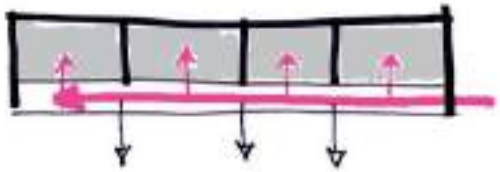
The Care area is connected to the surrounding

A covered street

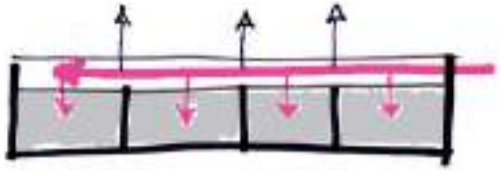
Street reference

Living group: 9 residents





single corridor – daylight and views!



Like a normal living area

Every group has its own street, garden and front door.

There is no main entrance of the building. It is just like in a normal living area.

One of the streets

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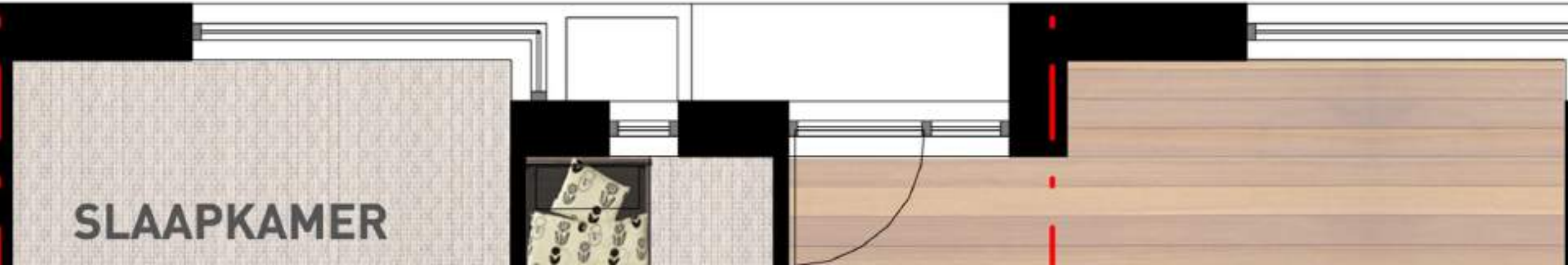
CONVERSION POSSIBILITIES

HOW TO MAKE HOMES OUT OF ROOMS



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Een leven met kleur

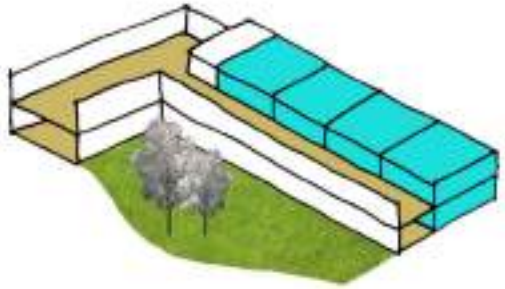
Urban exploration

A conversion has to lead in the first place to a good quality living area. Therefor several option have been explored.

From nursing to high-care

Combining two rooms results in an easy conversion to a high-care unit.

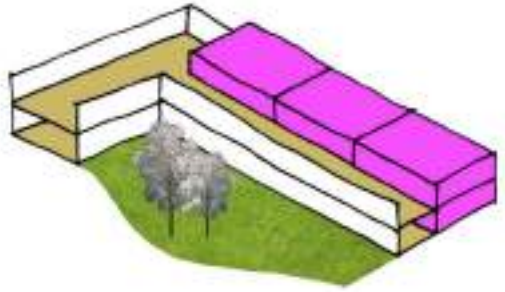
BASIS APPARTEMENTEN
28 m² bvo



From nursing to a 3-room apartment

3 rooms can make a 3-room apartment. The corridor will stay.

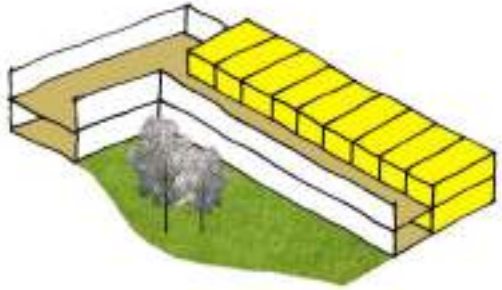
BASIS APPARTEMENTEN
28 m² bvo



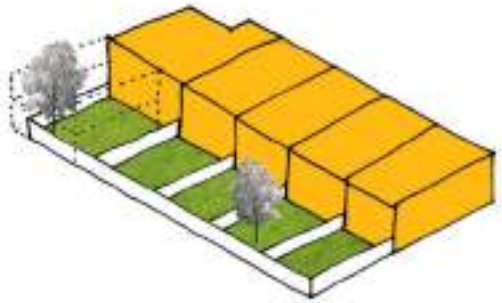
From nursing to a single family house

A combination of two times two rooms on top of each other can be converted into a two layer family house.

BASIS APPARTEMENTEN
28 m² bvo



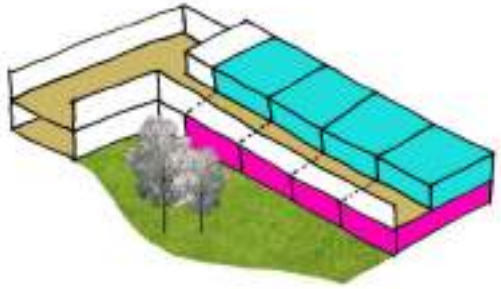
VERDIEPING GEZINSWONING
75 m² bvo



From nursing to larger apartments (corridor included)

The building can also be partly converted f.i. only the base floor. In that case the space of the corridor can be included in the apartment.

BASIS APPARTEMENTEN
28 m² bvo



Future value

We already explored the value of the converted houses. It learned us that this value equals the current investment!

This means that writing off the building does not need to exceed the conversion costs!

(VIRTUAL REALITY) IMAGES

District centre

Street with activity areas

Street with activity areas

Living room

Pavilion

Pavilion

A view on the restaurant

thank you for your interest!
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