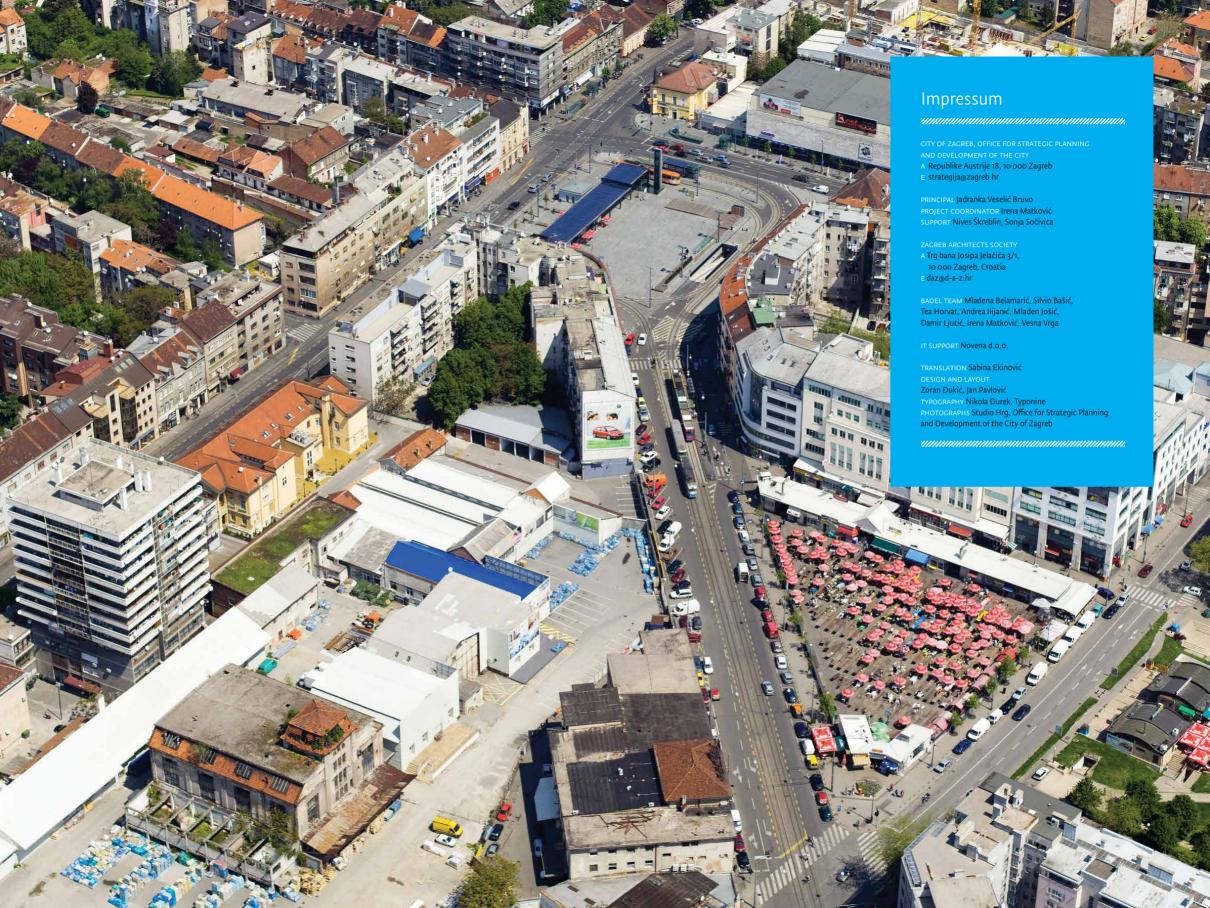
zgforum

BLOCK ZAGREB

JULY **2012.**



1 Purpose of the Competition

The Badel Block competition scope encompasses an urban area delineated by Vlaška Street, Kvaternikov Trg Square, and Šubićeva, Martićeva and Derenčinova Streets.

This is the only area in this part of the city which has not been fully developed and has no clearly determined urban structure and purpose, within which all layers since its construction in late 19th century are transparent. Although this area has been a subject of several competitions during the last 30 odd years, either individually or as a part of a larger project, none of selected solutions has been realized.

The City of Zagreb, as a majority owner of space within the project area, announces this competition in order to initiate a process of rehabilitation, construction and development of the entire area. The project is planned to be implemented by using one of possible public-private partnership models. Since there is no 'partner' interested in implementation of the planned Badel Block project at this time, the planned program is presented in principle and it will be amended, modified and tailored to the requirements once a 'partner' is selected. For that reason, an ideas competition has been selected as an adequate form of competition. It enables research into conceptual quidelines of the future block spatial development and, after a partner (investor) has been selected, a project competition could be organized based on the results of this competition and the amended program. An ultimate result would be background documentation for development of the Badel Block Detailed Development Plan. This competition aims at examination of possible concepts, amenities and capacities of this block, depending on limitations from the conservational quidelines, Master Plan and spatial capacities of the site.

The total block surface area is about 3 hectares, with the competition area boundary encompassing about 2 hectares.





2 The Competition Area

2A City of Zagreb

Zagreb is situated between the southern slopes of Mt. Medvednica and the Sava River course, at an elevation of 120 m above sea level (coordinates 45°48'N, 15°58'E). Its favourable geographic position in SW part of the Pannonian Basin provides an excellent traffic connection between Central Europe and the Adriatic Sea.

According to the latest census (2011) the City of Zagreb, the capital city and the cultural, scientific, 6 economic and administrative center of the Republic of Croatia, has approximately 792,900 inhabitants within the city boundaries. Approximately 1,100,000 people live in the Zagreb metropolitan area, which includes towns of Samobor, Velika Gorica and Zaprešić. Recent demographic processes point to more intensive settlement rates for the peripheral parts of the city and its suburbia, and stagnation or slight decline in population in the city core.

Zagreb represents a transit point towards the Adriatic coast, but also a travelling destination itself, for its magnificent heritage - numerous cultural monuments, and a plenty of green public space, all surrounded by three large nature parks (Medvednica, Žumberak-Samoborsko Gorje and Lonjsko Polje). Zagreb is comparatively rich in cultural institutions and it hosts numerous international annual/biennial cultural events.

Attractive natural surroundings, favourable transit location and developed municipal infrastructure, qualified labour force and large creative potential, various institutions, tradition in industrial production and performing services all represent essential potentials of the City of Zagreb development strategy. Zagreb aims to be an important international trade and business center, and a transport crossroad of Central and Eastern Europe.

The first important expansion of the city happened in mid-19th century, when Zagreb became a regional capital ("Landeshauptstadt") within the Habsburg Empire, with various essential institutions located

8 / 9

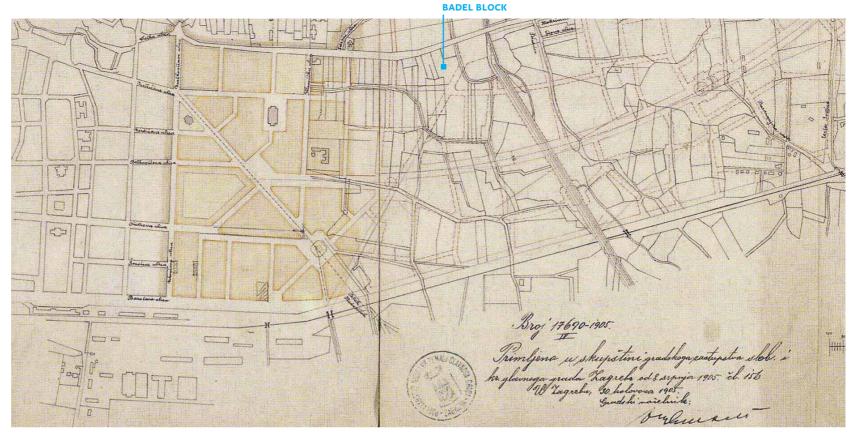
in the city. Another important expansion period happened after WW2, when people from rural areas left the countryside to get employment in the growing industrial sector. Till the mid-fifties, Zagreb extended only towards the northern Sava River bank, stretching towards east and west. Only then did the city cross the river, and large housing projects were built for new arrivals in the city whose industrial potential and consequently job potential grew rapidly. Latest significant transformation happened in early 1990s, when Zagreb became capital of the independent Republic of Croatia.

2B Lower City (Donji Grad)

The Lower Town, is the Zagreb downtown area and an urban and architectural entity planned, designed and built mostly during the second half of the 19th century and in early 20th century. Early descriptions of Zagreb from 17th century, its presentations and official documents from the 19th century all used the name of Lower Town for a vast and poorly developed, mostly agricultural area in the lowlands situated at the foothills of two medieval settlements, Gradec and Kaptol.

It will be a construction of the Southern Railway Station (today Western Railway Station) and the Zidani Most — Sisak railroad branching from the major Austrian Vienna—Trieste railroad in 1862 that will encourage plans for urban development of the Lower Town and its connection with urban cores created within the boundaries of historical jurisdictions integrated into a Royal Borough of Zagreb in 1850.

The Zagreb Regulatory Plan from 1865 planned for the Lower Town to accommodate new central functions and amenities that would ensure an integrated and harmonic development of Zagreb as a modern metropolis. The area encompassed by the Regulatory Plan was almost double in size compared to the than city territory, and it stretched to the planned railroad running from Budapest (open in 1869). An orthogonal street grid was planned creating rather large blocks, three major squares and a large city park along the railroad, and a planned central railway station. Another Zagreb Master Plan



from 1887 envisaged a considerable expansion of the city territory towards west, east and south using the same orthogonal grid with larger blocks, while the Lower Town was planned to have more public areas and larger concentration of public amenities and buildings for institutions to reflect modernization of the time.

The Lower Town has gradually embraced major amenities that could not be situated in the Upper Town for a long time because of insufficient space, including administrative, commercial, educational, cultural and social institutions which were assigned, based on their importance, adequate locations at the squares and in major streets. These were the buildings whose scale and style determined the architectural and representative value of the city's cultural identity.

The Lower Town also became the largest residential zone in the city, with mostly uniform scales and architectural style reflecting the period of its development — historicism - and all its varieties. Merging with art-deco and early modernism

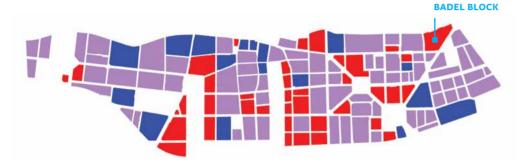
Δ FIGURE 03, REGULATORY PLAN OF THE EASTERN PART OF THE LOWER TOWN (1905.)



△ IMAGE 03, PART OF THE LOWER TOWN - AERIAL VIEW (2008.)



- △ FIGURE 05, LOWER TOWN —
 SURFACE AREA OF BLOCK INTERIOR
- < 5 000 M²</p>
- <10 000 M²
- < 17 500 M²
- > 17 500 M²



- △ IMAGE 06, LOWER TOWN —
 ACCESSIBILITY OF BLOCK INTERIOR
- **MOSTLY INACCESSIBLE BLOCKS**
- **MOSTLY ACCESSIBLE BLOCKS**
- **BLOCKS WITH PASSAGES**

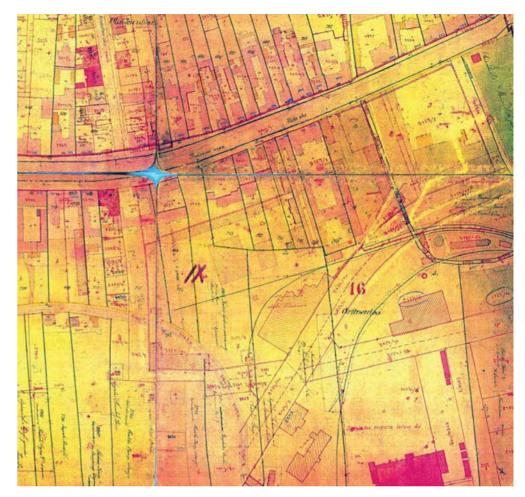
generates an integrated entity with numerous public spaces, squares and parks which had justifiably been valorized as cultural monuments marking birth of a middle-class society.

The Lower Town of today is a living museum of the Zagreb and Croatian architecture, a true Zagreb nucleus, a meeting point of its citizens and a treasury of its urban memory and culture.

Urban renewal of this Zagreb area, which is by many indicators the most consolidated area, should not impose restructuring and/or replacement of its urban morphology and use, but should rather follow selective application of strategic interventions or a number of operations that would comply with conclusions of an analysis of its major problems:

- degradation of city façades, its built tissue and interior of the blocks,
- w shrinking of commercial and services zones, with concentration of public and social life in an area around the central city square,
- saturation of street space with parking,
- stagnation / ageing of population,
- possible resistance of citizens against changes does not clearly reflecting public interest.

The majority of the 'completed' downtown blocks are proposed for an array of planning and typological solutions tailored to a specific block or street, with consideration of detailed programs, needs of the citizens and financial possibilities. The Badel Block belongs to a minor group of the downtown blocks that are considered 'not-completed' and which present a considerable spatial resource.



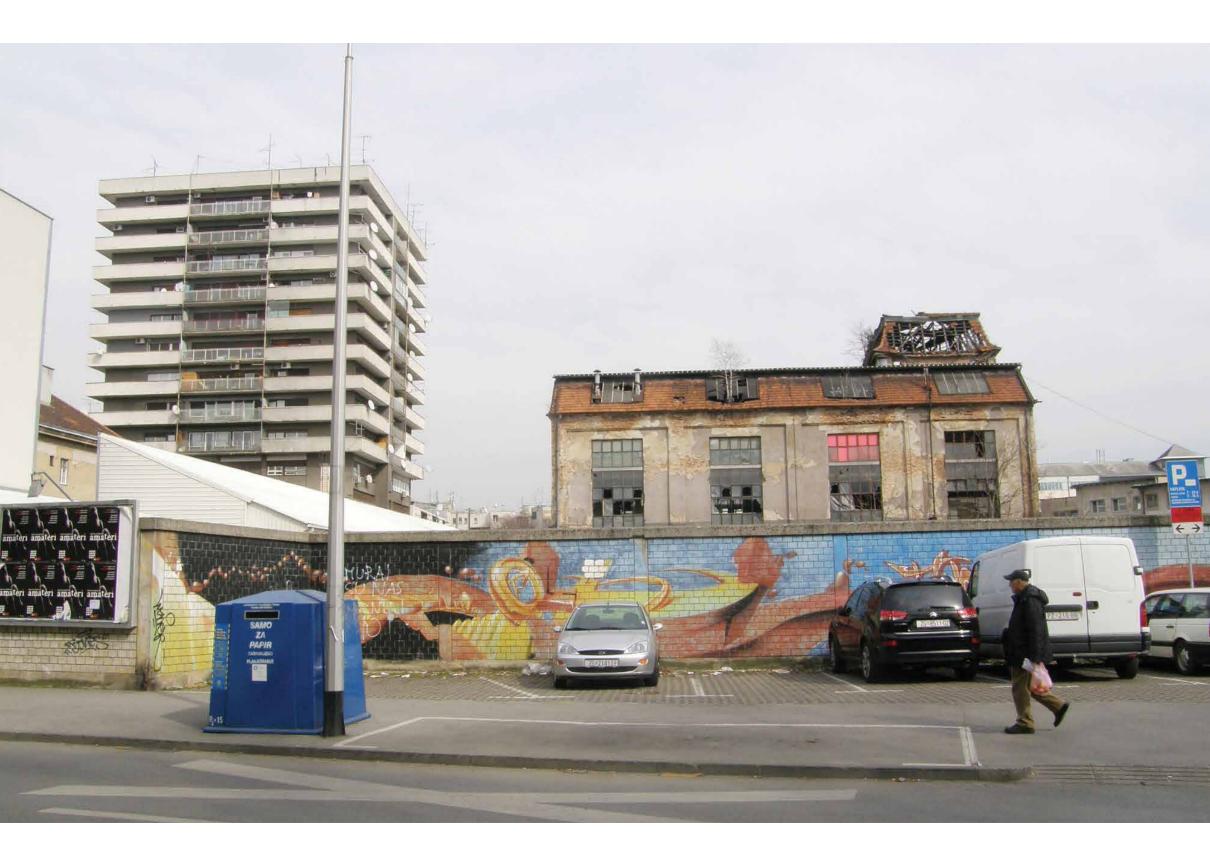
2C Badel Block

The block is situated nearby the Kvaternikov Trg Square, on the eastern edge of the Zagreb historical nucleus—the Lower Town. This was the city periphery until the 19th century and the today square was a city toll-gate—the city entrance gate. After the first horse tram rail connected the narrow city center (Ban Josip Jelačić Square) with a new city park—Maksimir, Vlaška and Maksimirska streets transformed from the city access roads into major city streets (as they are today). The square itself became a tram junction and terminal, while during the 20th century it was one of the major city open markets. A number of factories were built in

△ FIGURE 07, BADEL BLOCK SITE WITH INDUSTRIAL BUILDINGS (1913 CADASTRAL PLAN)

the area during an early period of the Zagreb industrial development at the turn of the 20th century. The present day block and its neighborhood accommodated Arco Liqueur and Vinegar Factory, Gorica Metal Cookware Factory and Elka Electrical Cables Factory.

Development of industrial facilities was atypical for a downtown block structure. This resulted in conflicting facilities and their uses within the block itself.



3 Competition Requirements

3A Ideas for the Urban Concept

The competition organizer wishes to highlight the block identity and its position within the greater Kvaternikov Trg Square area, as well as to establish a harmonic relation between the developed and undeveloped spaces and interrelation with the surrounding urban tissue. The fact that this is the last space earmarked for large construction in this part of the city center shall not be a reason for development driven by financial effects only, since it was generation of a new urban value that inspired purchase of this land by the City of Zagreb. This also refers to conservation of an industrial architectural heritage in compliance with the conservational quidelines, which, however, does not mean that the general feasibility analysis is not expected to be thought-out for the investment that would formulate an interest of potential actors (public/private) and increase chances for implementation of the project. The greater area of the Kvaternikov Trg Square is specific for the fact that it is located at the outskirts of the city center, it is an area of transformation from the once city gate, industrial district, and a part of a historical urban unit of major importance for the City of Zagreb. The citizens, however, mostly see it as a trading area since it accommodates the market and department stores occupying the surrounding streets and the Kvaternikov Trg itself.

It was already 20-30 years ago that sociological research into characteristic elements of urban physiognomy indicated an issue of rehabilitation of the Kvaternikov Trg and the surrounding space as one of ten most important problems facing the city. Reconstruction of the square itself has been finished. The market, present at the Kvaternikov Trg since 1925, has for some time been located opposite

◆ FIGURE 08, BADEL BLOCK – VIEW FROM DERENČINOVA STREET

the Badel Block, at the NE corner of Šubićeva and Martićeva streets. In competition with large and well stocked shopping centers the Zagreb traditional markets have remained very popular, not only as shopping spots offering local products, but as points of diverse social contacts. It is these social spaces – focal points for gathering and expressing human values through interrelations – that should be particularly considered in development of the project solution.

3A Respecting Limitations Imposed by the Existing Buildings

The historical buildings within the block shall be approached respecting the conservation documentation which defines them as monuments of particular value considering cultural, historical, spatial, architectural, engineering, building and craftsmanship aspects. The following buildings are characterized as cultural assets:

- 1 Today's administrative building, 116 Vlaška St. (Karl Grenier 1898, Ignjat Fischer 1915, 1918 and 1926), complete: the building has recently been renovated and it is occupied by the Badel Company management.
- 2 Yeast production factory building (distillery) with braced iron-concrete support structure, metal roof truss and façade as an example of the industrial standard of its age in the entirety of its structural and design concept: conservation and repair of the existing building and its structural elements in compliance with the original current state, with prior analysis of the structure and detailed architectural survey of the existing condition.. Restoration of design characteristics of the façade and roofing. Reconstruction within the existing overall dimensions in order to tailor the space to the new use.
- 3 Spirits refinery and distillery, later part of the Gorica Factory corner of Martićeva and Šubićeva streets, composition of the façade and advertisement display on the roof, which



△ FIGURE 09, BADEL BLOCK — VALUABLE BUILDINGS

together with its urban impostation and marking of the urban block contour creates a characteristic visual benchmark: possibility of partial removal provided preservation and rehabilitation is done based on the original drawings respecting characteristic classicist design of a part of the northern façade of the storehouse, and SE façade of the Gorica Factory building and integration within the structure of the new construction as a memory and an element of industrial archeology.

4 Business and process section in front of the process buildings — with details of stylized portico on the northern façade and highlighted representative entrance: possibility of partial removal provided preservation and rehabilitation is done according to the original design drawings of the northern façade.

- 5 Rental residential building at the corner of 102 Vlaška and 1 Derenčinova streets.
- 6 Recent buildings along Derenčinova and Vlaška streets, Kvaternikov Trg Square and Šubićeva Street present the existing framework and limitation. The existing residential and commercial buildings that currently form the initial block concept shall be retained by the future solution. An author shall determine in the submitted concept whether this is to apply to their courtyards and buildings within them, although the solution implementation possibility should not depend on whether it is possible to gain proprietary rights on the land. It is recommended that new pedestrian accesses be examined, as well as increase in spatial quality of these courtyards.

3C Research Into the Possibility of New Construciton

New construction is planned at the southern unfinished part of the block, with surface area of about 2 hectares. The protected buildings and parts of the buildings (distillery, Gorica Factory façade, process section fasade) have to be integrated with in the new solution.

The program does not precisely determine specific zones for new construction - since this is an ideas competition, the competitors are free to determine such zones. It is recommended to maintain continuity of the existing construction line in Šubićeva and Derenčinova streets, which is determined by the existing residential buildings, to introduce pedestrian space from the block perimeter towards its internal space by designing indoor and outdoor spaces for public use, and offers an integral development of the street level plan.

3C-1 BUILDING HEIGHT

Height of the new buildings shall be tailored to the scale of the surrounding buildings at the block perimeter and in its immediate vicinity. The City of Zagreb Master Plan makes an exception for the Badel Block site and permits introduction of a vertical accent (according to the Zagreb urban planning rules, this is a building with more than 9 above ground floors).

3C-2 EXPECTED NEW CONSTRUCTION PURPOSES AND CAPACITIES

Kvaternikov Trq Square and its neighbourhood are held in local memory as a trading space with market and department stores, as well as numerous shops and a department store in the neighbouring streets. The economic crisis and generation of new points of interest resulted in slowing down of trade activities. The block shall be considered and approached within a context of the square and the stretches it occupies, mainly intended for residential purposes, with trading and catering amenities, banks, offices, administration, religious and medical institutions.

Good European experiences reveal that success of a solution often depends on diversity of amenities and harmony between residential and other space

The amenities intended for the local community, such as cultural, lifelong education, youth centers and, generally, comfortable spaces for informal gatherings as an important social ritual in Zagreb, whether they be pedestrian streets, squares or cultural centers, libraries, coffee houses, restaurants, clubs, etc., are currently absent. The market located nearby is a lively space, and part of that livelihood should spill over into the Badel Block space.

A possibility should be researched of this space accommodating a new building with gross (above ground) area of 65,000 m². The research result could help confirm or reject such an idea, by determining that carried out urban structure valorization 16 and conservational guidelines indicate that there is a possibility of development on a larger or smaller 17 surface area.

A part of space within the competition area boundary (25 - 30 %) should be earmarked for residential use. The commercial premises (offices, banks, and other) could participate with the same percent. This site is also suitable for a good city hotel. Retail shops could occupy about 25 % of the above ground area. Cultural and leisure amenities could participate with about 10%, and they would be a real contribution compared to the present offer in the greater area.. The above percentages are only provisional, and they could differ depending on a concept offered by each author.

The former distillery building is expected to be dedicated to public use, and become a spatial benchmark and an identification mark of the entire block since the rehabilitated distillery building could assume a role of a "meeting point" for cultural and educational programs. Thus, it is necessary to carefully elaborate its surroundings, create quality and well marked accesses, its prominent presence in the compound vistas, and the like.

3C-3 TRAFFIC

Since the block is situated at the eastern edge of the downtown zone, it is easily accessed by public transport. Trams are running along Vlaška Street, with a stop at Kvaternikov Trq Square. A tram line which



△ FIGURE 10, YEAST PRODUCTION FACTORY BUILDING (DISTILLERY)



A FIGURE 11, SPIRITS REFINERY AND DISTILLERY, LATER PART OF THE GORICA FACTORY



- SCOPE OF COMPETITION
- COMPETITION AREA BOUNDARY
- PROTECTED INDUSTRIAL HERITAGE —
 BUILDINGS AND BUILDING COMPONENTS

runs through Šubićeva Street (through the median belt) has one of the stops at the market. Taxi stops are placed in Šubićeva Street, while a bus terminal in Heinzelova Street is only about 200 m away. Traffic in Vlaška, Martićeva and Šubićeva streets goes in two directions, and Derenčinova is one-way street running from north towards south.

Necessary number of parking lots and garage slots (PLGS) is determined on the bases of a standard set up by the Zagreb Master Plan, i.e. on 1000 m2

- OTHER BUILDINGS THAT ARE RETAINED
- REMOVAL
- III POTENTITAL DRIVEWAY

of gross construction area, depending on a purpose of a specific space.

When a necessary number of PLGSs cannot be determined from the provisions of the regulations because of specific characteristics of an activity conducted, one PLGS shall be provided per:

- two rooms in hotels, hostels and pensions;
- 18 seats in theater, concert hall, cinema, etc.,
- w each classroom in schools and universities.

SPACE PURPOSE	AVERAGE VALUE
Residential	15 PLGS / 1000m² GBA or 1 PLGS / apartment (larger value to be used)
Shops	40 PLGS / 1000m² GBA
Other commercial premises	20 PLGS / 1000m² GBA
Restaurants and coffee shops	50 PLGS / 1000m² GBA

Parking requirements for the new construction shall be met at the project site. Although the Badel Block is situated in a highly consolidated area, its good traffic connections by public transport and the existing parking garages in the vicinity shall enable that less stringent criteria apply, consideration shall still be taken of the fact that parking space in the Lower Town is insufficient and that there is a trend of phasing out parking lots along the streets. The competition contributions shall be tolerated minor departures from the standard (10%), but only for public and social use and services (shops, restaurants, coffee shops), while a stipulated number of parking lots shall be provided for residential and commercial amenities.

Underground parking is recommended to be on maximum three underground storeys.

Driveway(s) and underground parking access shall depend on the author's concept. Driveways into the compound could be planned from Martićeva and Derenčinova streets, off the cross-roads and only in the existing traffic directions. An exception could be an entry from Šubićeva Street, with smaller capacity and for permanent users (owners) only, without public use, if that would suit the author's concept. The block needs to provide comfortable spaces for stay and movement of pedestrians. It could be new square, pedestrian streets, open or covered pedestrian zones of high quality design. It is necessary to create clear and transparent connections with the surrounding streets, the market and Kvaternikov Trg Square.

4 Evaluation Criteria

Evaluation of the contributions shall focus on evaluation of a degree in which general and particular goals of the competition have been achieved. The competition general goal is to obtain a quality urban planning solution for the new city center and to increase value of the greater space. Particular goals to be realized are:

- Mew urban value,
- Preservation of architectural heritage,
- Long-term sustainability of the project (social, economic, environmental).
- Functionality of the solution,
- Design and aesthetic value.

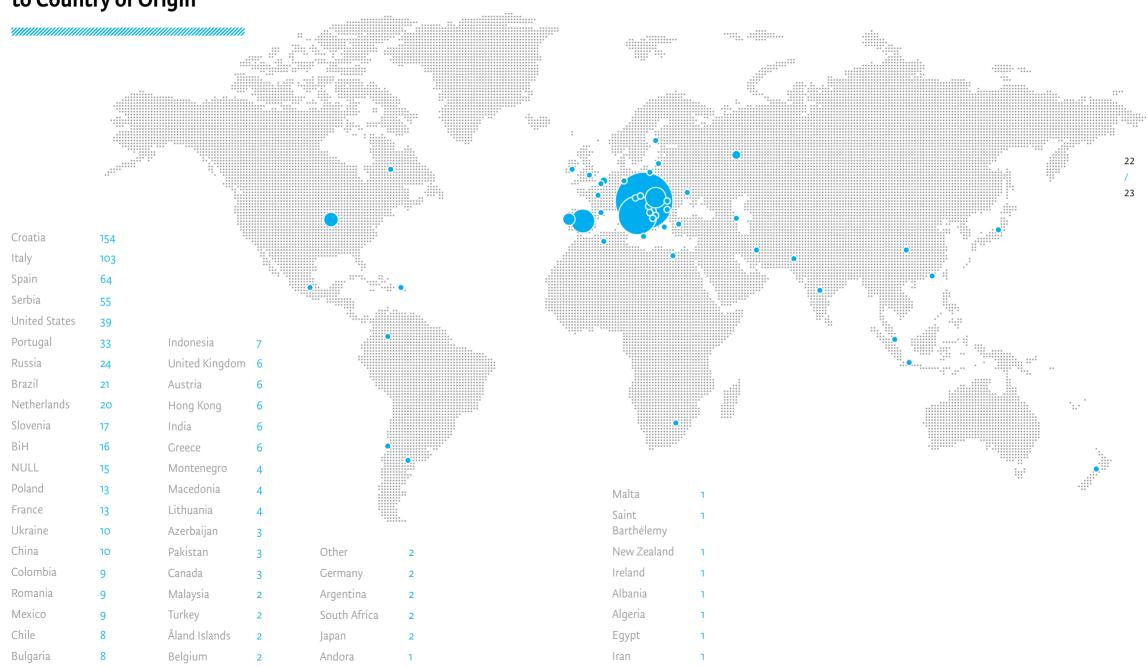
REFERENCES / SOURCES:

 Knežević, Snješka (2003.) Zagreb u središtu, in Croatian, pp 178, Barbat, Zagreb 19

- M Knežević, Snješka (2010.), Donji grad, in publication: Zagrebačke urbanističke promenade [editor. Doklestić, B.], in Croatian, Studio Hrg: pp. 39-46, Zagreb
- W Urban and architectural planning documentation for the Badel Block: Program za javni urbanističko-arhitektonski natječaj za urbanističko-arhitektonsko rješenje bloka Šubićeva-Martićeva-Derenčinova-Vlaška ("Blok Badel"), in Croatian, Office for the City of Zagreb Development Planning and Environmental Protection, 2004
- Conservational documentation: Konzervatorska podloga Badel Block (documentation for detailed development plan), in Croatian, City Institute for Conservation of Cultural Monuments and Heritage, 2002
- Study: Kvalitetno stanovanje u urbanom centru Hrvatske, in Croatian, Analog/ Platforma 9.81, 2010
- The Zagreb City Museum

ZAGREB **SOCIETY OF** ARCHITECTS JANUARY 10, 2012 -MAY 27, 2012

Competition Info Awarded projects 5 Number of Authors, Coauthors and Contributors According to Country of Origin



6 Competition Info

Open, on-line, one-stage, anonymous, ideas competition for the urban-architectural concept design for the BADEL SITE redevelopment was announced and officially opened for the participants from all over the World on January 10, 2012. Beside the international character, the special feature of the competition is that it was carried out completely on-line, for the first time in Croatian history of competitions.

To evaluate the entries submitted, the organizer has appointed the following seven (7) persons to be members of the Competition jury:

- Zoran Boševski, architect, Croatia, President of the Competition jury
- Jadranka Veselić Bruvo, architect, Croatia, Vice president of the Competition jury
- Prof. Tadej Glažar, architect, Slovenia
- Prof.ir. Francine Houben, architect, Netherlands
- Irena Matković, Msc, architect, Croatia
- Silvije Novak, prof., Croatia
- m Toma Plejić, architect, Croatia

DEPUTY OF A COMPETITION JURY MEMBER

Robert Jonathan Loher, architect, Croatia

EXPERT COLLABORATORS:

- Prof Anka Mišetić, PhD, sociologist, Croatia
- zamara Rogić, PhD, architect, Croatia

TECHNICAL COMMITTEE:

- M Ana Dana Beroš, architect, Croatia
- Azra Suljić, architect, Croatia
- marko Trzun, architect, Croatia

COMPETITION SECRETARY:

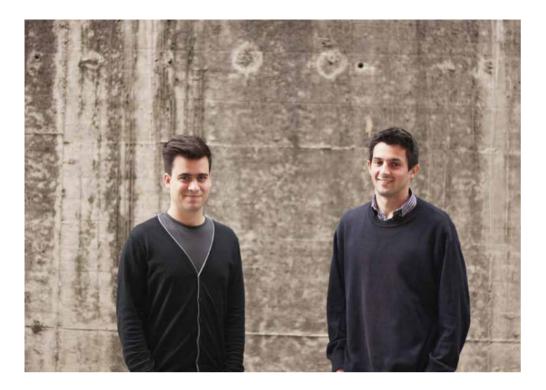
Sanja Cvjetko Jerković, architect, Croatia

Seminar and a site visit of Badel Block was organized by Zagreb Society of Architects, the competition manager, on February 7, 2012. The purpose of this seminar followed by the guided tour of the

site was to provide all interested candidates with more contextual and detailed information about this, for City of Zagreb, very significant location and help them better prepare their project proposals. The seminar addressed the competition programme, the challenges and best practices of industrial heritage revitalization, as well as investor's expectations and plans related to the site. Virtual guided tour through Badel block, narrated by Ms. Marina Bagarić, PhD, was provided on Zagreb Society of Architects' web-site. In total 2311 individuals from 99 countries showed their interes in Badel Block Competition by registering for the Competition. 242 entries were submitted, designed by 60 individual authors and 182 project teams, involving in total 735 participants. The largest number of participants came from Croatia (149), followed by: Italy, Spain, Serbia, United States, Portugal, Russia, Brazil...

The jury reached the decision about the award-winning and purchased entries unanimously, at the plenary session held on May 27, 2012.





1st prize, in the amount of 226.800,00 kn

▶13, 14, 15, 16, 17, 18, 19

ENTRY CODE 0007803553

PABLO PITA ARCHITECTS
LUÍS PEDRO DAS NEVES PEREIRA, ARCHITECT,
PORTUGAL

PABLO REBELO, ARCHITECT, PORTUGAL

△ FIGURE 13

CONCEPT

Key concept of the proposed Badel Block intervention is THE CORE. The existence of such a rich structure as the old distillery building defines the approach. That is the main character and it sets an opportunity to develop a new structure that enhances new urban routines as a strong new urban value. The Zagreb Lower Town has this characteristic urban stability, rooted in a well defined block morphology. The traditional European block, with its perimetric construction and center courtyard, that worked as a cell in the definition of a city.

The solution emerges where the two subjects overlap: the concept + the context. The sensibility to understand the urban morphology enhances the quality. A well defined mixed-use block with a cultural center and a park is the grounding principle. Green Core with pedestrian walkthroughs, with restaurants, commerce, culture...

JURY'S EXPLANATION

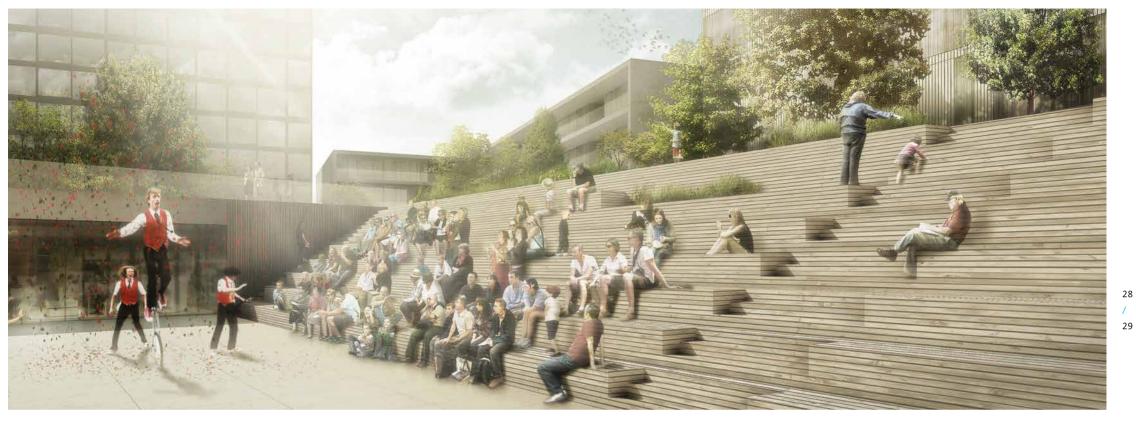
The entry was awarded the first prize due to the highest quality of urban design. The jury finds





△ FIGURE 14 ✓ FIGURE 15

the concept's sober architectural language in accordance with the character of Zagreb Lower town. The balance between the perimeter and two-leveled inner courtyards is well proportioned. Sequences of the passages are immaculately directed, both sensitive and overwhelming in experience. Achieved atmospheres vary from pastoral to hypermetropolitan, which makes this entry exceptional. Special balancing matrix has been achieved that provides possibilities of isolation and interaction, thus limiting and allowing intervention at the same time.







△ FIGURE 16 **◄ FIGURE 17**



28

△ FIGURE 18 **◄ FIGURE 19**



2nd prize, in the amount of 170.100,00 kn

▶20, 21, 22, 23, 24, 25, 26, 27, 28

ENTRY CODE 0007802929

FILTER Z.O.D.

NEDIM MUTEVELIC, ARCHITECT,
BOSNIA AND HERZEGOVINA
KENAN VATRENJAK, ARCHITECT,
BOSNIA AND HERZEGOVINA
VEDAD ISLAMBEGOVIC, ARCHITECT,
BOSNIA AND HERZEGOVINA
IBRICA JASAREVIC, ARCHITECT,
BOSNIA AND HERZEGOVINA
ASMIR MUTEVELIC, ARCHITECT,
BOSNIA AND HERZEGOVINA
VERNES CAUSEVIC, ARCHITECT,
UNITED KINGDOM

△ FIGURE 20

CONCEPT

Rather than making a typical block and playing Zagreb's same old game of interpolation and extrapolation, we decided to develop the idea of an UN-BLOCKED BLOCK; a type of urban morphology that sets a block boundary loose in order to make it more publicly accessible. In this manner we created a concept which consists of a series of public and semi-public carpet-like spaces, allowing pedestrian and visual access into and through the block.

The created morphology acts as a group form, consisting of free-standing objects aligned in the north-south direction, mirroring the 'Distelerija' and the existing building pattern at the site. The program is organised in two connected layers: the bottom layer—a network of semi-public and open-public space; the top layer—beginning with the semi-private roof terraces and ending with private space. The final result is an image of diversity, which recognizes an existing heterogeneity of the site and responds to it in a way that reveals the inherent Badel Block identity.



JURY'S EXPLANATION

The entry was awarded second prize due to proposal's achieved urban aspect. The jury finds the definition of proposals ground floor plan and heights well balanced, along with the overall volumetry. The interstitial spaces are well proportioned, thus creating a homogenous entity. The proposal's relationship towards preserved industrial buildings is skillfully articulated, as a realistic research of the historical identity's vitality in the new default conditions.

Multiplication of public spaces and removal of barriers to the existing surrounding public spaces (streets, square) create opportunities for the integration of the block in daily social rhythm. This is an incentive that encourages the creation of new social dynamics.

△ FIGURE 21





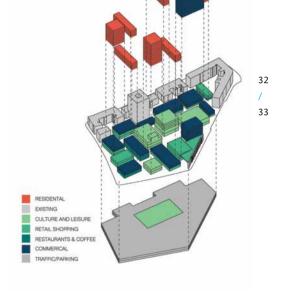
✓ FIGURE 23✓ FIGURE 26





◄ FIGURE 24





✓ FIGURE 27✓ FIGURE 28





3rd prize, in the amount of 113.400,00 kn

▶29, 30, 31, 32, 33, 34, 35, 36

ENTRY CODE 0007804520

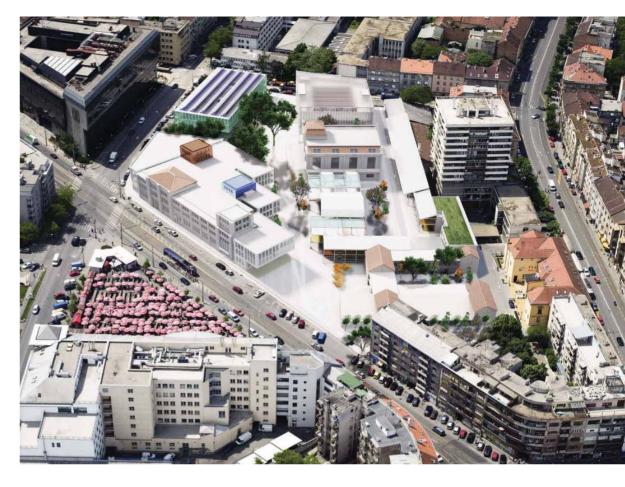
PLAC

ALESSANDRO BUA, ARCHITECT, ITALY ILARIA ARIOLFO, ARCHITECT, ITALY ANDREA ALESSIO, ARCHITECT, ITALY △ FIGURE 29

CONCEPT

The majority of large urban regeneration schemes fail to recognize the ambivalence of contemporary cities (global economy vs local users) and the schizophrenic mindset behind them. Post-socialist cities make no exception; continuous juxtapositions / overlaps, of both physical structures and social hierarchies, prevent us from approaching the peculiar conditions of citizens in a global economy. But behind the curtains of shopping malls and office boxes, the fundamental components of cities (people, communities) wait for recognition.

Zagreb and Badel are the perfect chance to implement an alternative model of urban regeneration, that is at the same time sensible to local conditions and open to extra-territorial economic dynamics: equality and balancing effect are key-qualities of what we will call the Coexistence strategy. Badel's basic elements: the industrial archaeologies, the residential blocks at the northern edge and the compounds of superfetations acting as interconnective tissue between them. When



△ FIGURE 30



△ FIGURE 31

reality is more complex and intriguing than anything you can imagine, then you can't avoid working with it. We measure the plot's capacity not in terms of maximum square meters for consumers but as optimization of the existing capacity and a coordinated volumetric upgrade.

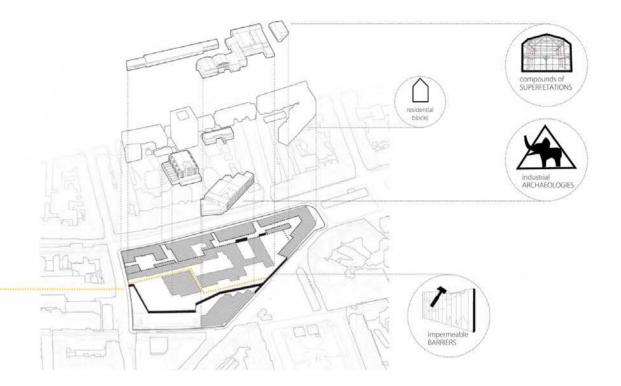
JURY'S EXPLANATION

The entry was awarded the 3rd prize due to proposal's achieved urban aspect. The project complies with the social sustainability criteria to

the fullest extent. It also refers to the historical identity. Social sustainability is considered as a dynamic concept which will change over time in a place. This combination of coexistence strategy and flexible concept leads to social interaction, inclusion and cohesion. The economic aspect is not achieved by interweaving public and private, as the universal formula of sustainability, but rather by introducing the distinction line and evaluating existing block's life frame as an imperative of the proposed solutions.



◄ FIGURE 32







△ FIGURE 34





△ FIGURE 35

△ FIGURE 33

Equivalent purchase prize, in the amount of 28.350,00 kn

▶ 37, 38, 39, 40

ENTRY CODE 0007803562

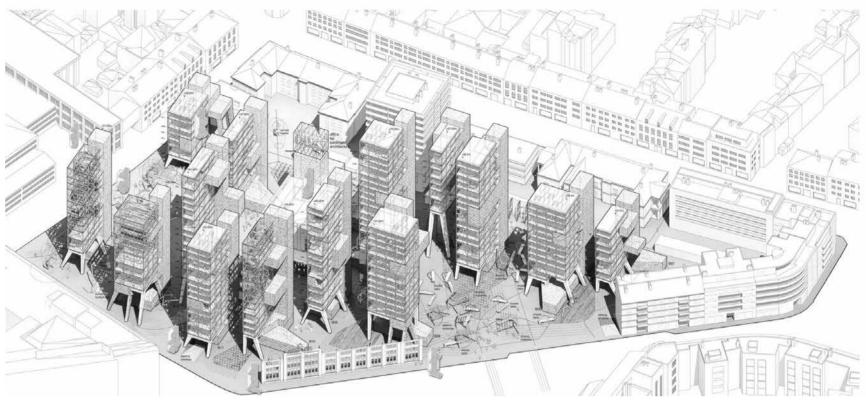
GONZALO DEL VAL, ARCHITECT, SPAIN
VALENTÍN SANZ, ARCHITECT, SPAIN
TONI GELABERT, ARCHITECT, SPAIN
SERGIO DEL CASTILLO, ARCHITECT, SPAIN
ÍÑIGO IÑI MACHIMBARRENA, ARCHITECT, SPAIN
ALEJANDRO LONDOÑO, ARCHITECT, SPAIN
GONZALO GUTIERREZ, ARCHITECT, SPAIN

CONCEPT

Uncertain environments in which architecture acts require contingent responses. Contingency determines the potential of architecture. It loads architecture with dormant ways-of-being whose appearance cannot be determined a priori. Contingency forces us to approach the project with the desire of uncovering the systems (structures and dynamics) that give us the possibility of being-different. Contingency is the framework for chance. Architecture should be able to deploy contingent structures capable of hosting chance and even encourage it. We propose a place as an open field which forces users acting and deciding as it deploys as an unstable system capable of promoting that chance; a system capable of promoting conditioned changes in its structure (gravitational, programmatic or expressive). This is the task we assume: creating links and letting new realities emerge through the establishment of these connections.

JURY'S EXPLANATION

The entry investigates the alternative theoretical framework to the established planning practises, that the jury recognized as highly valuable. Proposing a solution that is always in 'semiconflict', it loosens the tensions introduced by the evaluation through 'architectural discourse' (public—private, full—empty, high—low, etc.).





△ FIGURE 38



△ FIGURE 39

△ FIGURE 37



△ FIGURE 40



Equivalent purchase prize, in the amount of 28.350,00 kn

⊳ 41, 42

ENTRY CODE 0007803112

IÑIGO CORNAGO, ARCHITECT, SPAIN MIGUEL BELOQUI, ARCHITECT, SPAIN SERGIO RAMOS, ARCHITECT, SPAIN

CONCEPT

OPEN BADEL BLOCK

WHAT? We propose to implement the current development process with public participation. We think there is no optimal solution but a plenty of them. Therefore, we propose an open process to make sure the different sensibilities are taken into consideration in order to live in a city as complex and diverse as the society that lives in it. WHO? Not only the Municipality, a main private investor and the architects and urban experts should be able to express their hopes or ideas for the future of Badel Block. Also potential users such as small investors, business potential owners, local

△ FIGURE 41

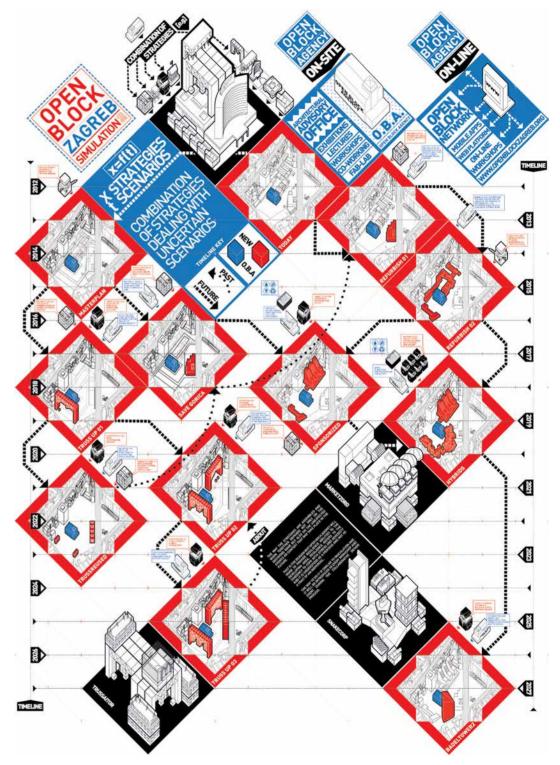
associations or citizens should have the chance to participate. In order to meet these unlinked agents we create the Open Block Agency.

WHY? We are used to closed design processes that show the architect as the oracle and the spaces or the buildings as finished objects. We understand the city as the ongoing result of complex and diverse dynamics, and the role of the architect as the manager of these energies always ready to operate on unexpected scenarios.

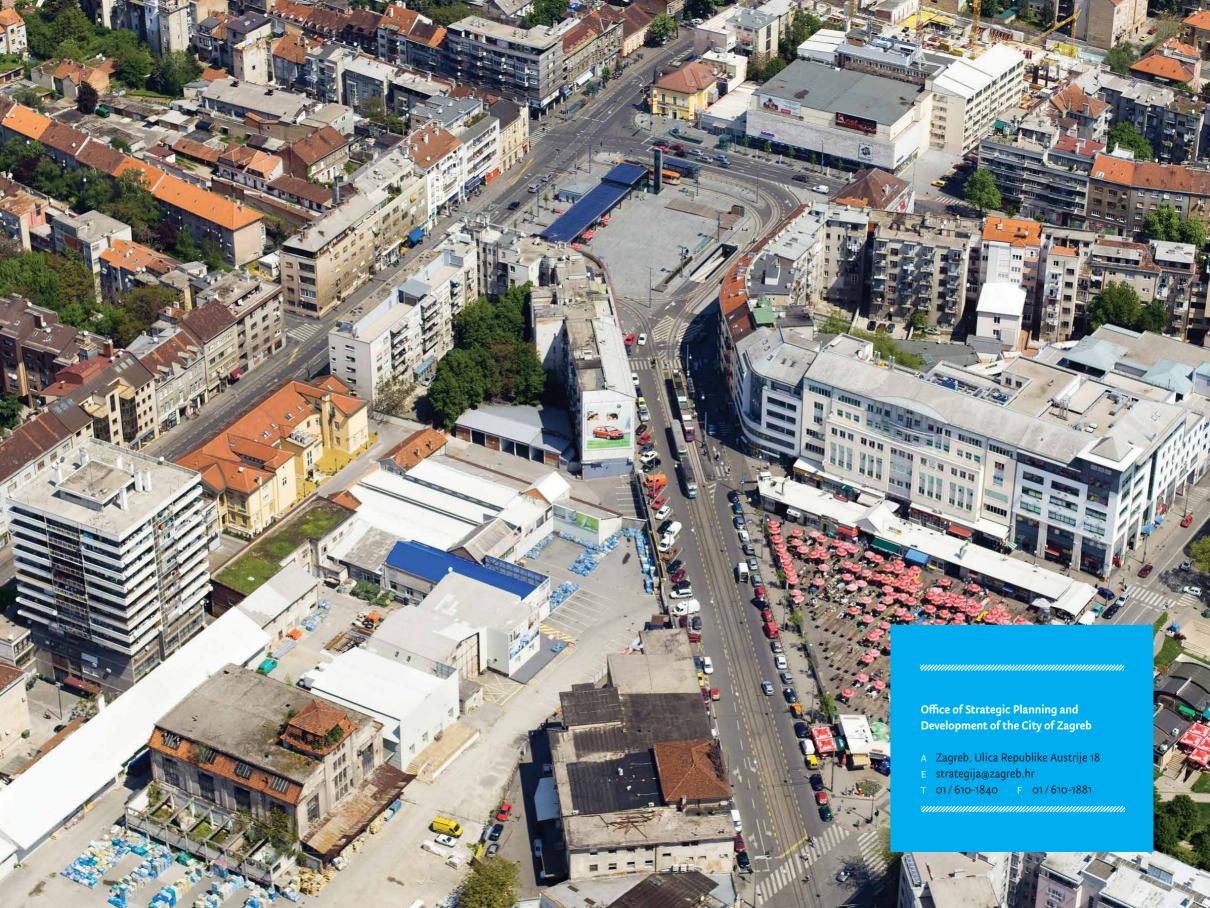
WHEN? The process is divided in three stages. The first one takes 12 months and the second one will last two more years. The third one is open to the uncertain future. This is one of the last opportunities of Zagreb to boldly take part in its centre. WHERE? We propose to refurbish the Distillery in order to use it as the office for the Open Block Agency and to hold the several events and workshops through the process. The agency also operates online.

JURY'S EXPLANATION

The entry proposes open participatory city planning pratices, that the jury recognized as highly valuable contribution to the entire competition theme.



△ FIGURE 42



ZGFORUMGAJEVA 27, 10 000 ZAGREB
T + 385 (0)1 6382 553, 6101 840
E zgforum@Zagreb.hr

MON-FRI: 1PM-6PM, SAT: 10AM-1PM OPEN